

PLANNING & DEVELOPMENT



DEVELOPMENT SERVICES CENTER

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www.lasvegasnevada.gov



061732

May 18, 2006

Mr. David Moon
TR Boulders Investments, LLC
160 Newport Center Drive
Newport Beach, California 92660

RE: FMP-13556 - The Boulders

Dear Mr. Moon:

Your request for a Final Map Technical Review was considered by the Planning and Development Department on May 18, 2006.

The Planning Development Department Staff has administratively **APPROVED** your request, subject to the following:

Planning and Development

1. The Amended Final Map Mylar shall be in conformance with all applicable Conditions of Approval for the original Final Map of The Boulders (FMP-6052).
2. The Final Map shall be revised in accordance with the corrections noted on the attached map as required by the Planning and Development Department prior to the submittal of the original Mylar for signature by the City. These revisions include the following:
 - a. On each sheet, the file number "FMP-13556" should be placed above the box at the lower right hand corner.
 - b. The buildings should be numbered and in the sequence shown on the attached map.

Public Works

3. We have no objection to this Amended Final Map request to correct (amend) building numbers, garage space numbers, unit numbers that were mislabeled, and unit numbers omitted on the recorded Final Map as long as all previous conditions of approval for The Boulders subdivision and all related actions are ultimately complied with.
4. On sheet 1, revise the City Engineer's signature to read: Jorge Cervantes, P.E. #13977, P.T.O.E.

Mayor
Oscar B. Goodman

City Council
Gary Reese
(Mayor Pro Tem)
Larry Brown
Lawrence Weekly
Steve Wolfson
Lois Tarkanian
Steven D. Ross

City Manager
Douglas A. Selby

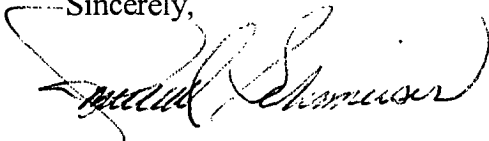


Mr. David Moon
FMP-13556 - Page Two
May 18, 2006

5. Prior to recordation, this amended Final Map must show all required easements and right-of-way dedications, must coincide with the approved drainage plan/study and construction plans, and the Owner's Certificate must make specific reference to all easements and right-of-ways noted/offered for public use. Appropriate site visibility restriction zones, if applicable, are also required to be shown on this amended final map at all interior intersections, at all perimeter intersections abutting this subdivision site, at all intersections where an interior subdivision street connects with an abutting public street and at all other locations as required by the Traffic Engineer.

This action by the Planning and Development Department on May 18, 2006 is final unless a written appeal is filed with the Director of Planning and Development within seven days of receiving written notice of the decision. A nonrefundable fee must accompany the appeal. The Planning Commission shall hear the appeal within 30 days after the appeal is filed with the Director.

Sincerely,



Donald Schmeiser, AICP
Senior Planner
Current Planning Division
Planning and Development Department

DS:clb

cc: Ms. Frances Wilson
Stanley Consultants, Inc.
5820 South Eastern Avenue, Suite #280
Las Vegas, Nevada 89119



061731



May 19, 2006

Mr. Kes Narbotas
Portico Properties
457 Minna St., 2nd Floor
San Francisco, CA 94103

LAS VEGAS CITY COUNCIL

OSCAR B. GOODMAN
MAYOR

GARY REESE
MAYOR PRO TEM

LARRY BROWN
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LOIS TARKANIAN
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RE: SDR-12165 - SITE DEVELOPMENT PLAN REVIEW
CITY COUNCIL MEETING OF MAY 17, 2006
RELATED TO GPA-12164, ZON-12167 AND VAR-12168

DOUGLAS A. SELBY
CITY MANAGER

Dear Mr. Narbotas:

The City Council at a regular meeting held May 17, 2006 HELD IN ABEYANCE the request for a Site Plan Review FOR THE CONVERSION OF A 2,500 SQUARE FOOT STORAGE BUILDING TO SIX RESIDENTIAL UNITS IN AN EXISTING APARTMENT COMPLEX, on 8.6 acres at 2301 Valley View Boulevard (APN 162-05-401-001), R-3 (Medium Density Residential) Zone, PROPOSED: R-4 (High Density Residential).

This item will be heard during the 1:00 p.m. Planning and Development discussion portion of the June 7, 2006 City Council Meeting. It is recommended that you or your representative be in attendance at this meeting. If you or your representative chooses not to attend, the City Council may act in your absence without your input.

Sincerely,

Ydoleena Yturralde
Deputy City Clerk II for
Barbara Jo Ronemus, City Clerk

cc: See Attached List

cc: Planning and Development Dept.
Development Coordination-DPW
Dept. of Fire Services

Mr. Oscar Okeefe
3792 Falcon Springs
Las Vegas, Nevada 89147

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