

PLANNING & DEVELOPMENT



Development
Services Center

731 S. Fourth Street
Las Vegas, NV 89101

TTY 702-386-9108

Voice:

Administration 229-6353

Comp Planning 229-6022

Current Planning 229-6301

www.ci.las-vegas.nv.us



040002

October 14, 2003

Mr. Robert Marshall
550 East Charleston Boulevard, Suite B
Las Vegas, Nevada 89104

RE: FMP-3118 - 8TH STREET AND GARCES AVENUE

Dear Mr. Marshall:

Your request for a Final Map Technical Review was considered by the Planning and Development Department on October 14, 2003.

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

Planning and Development

1. The Reversionary Final Map shall be revised in accordance with the corrections as required by the Planning and Development Department prior to the submittal of the original mylar for signature by the City.
2. At the time of recordation of the Reversionary Final Map Mylar a blueline copy of the recorded Map Mylar shall be submitted to the Planning and Development Records Department

Public Works

3. Modify the Owner's Certificate to reflect the correct property owners as shown on the vesting deed for this property.
4. Comply with all previous conditions of approval for Site Development Plan Review SDR-2146 and all other subsequent site-related actions.
5. Prior to recordation, this Reversionary 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.

Mayor
Oscar B. Goodman

City Council
Gary Reese
(Mayor Pro-Tem)
Larry Brown
Lynette Boggs McDonald
Lawrence Weekly
Michael Mack
Janet Moncrief

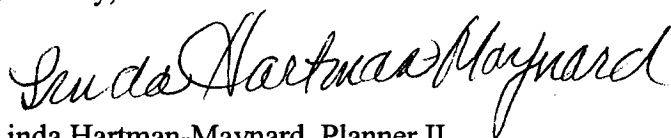
City Manager
Douglas A. Selby



Mr. Robert Marshall
FMP-3118 - Page Two
October 14, 2003

This action by the Planning and Development Department on October 14, 2003 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,

A handwritten signature in cursive script that reads "Linda Hartman-Maynard".

Linda Hartman-Maynard, Planner II
Planning and Development Department
Current Planning Division

LHM:sd

cc: Mr. Boyd Nelson
Sher-Rich, Enterprises
2383 Gateway Road
Las Vegas, Nevada 89115