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DOUGLAS A. SELBY



038543

August 8, 2003

Mr. Bruce Barton
Territory, Inc.
7448 West Sahara Avenue, Suite #101
Las Vegas, Nevada 89117

RE: SUP-2209 - SPECIAL USE PERMIT
CITY COUNCIL MEETING OF AUGUST 6, 2003
Related to SDR-2208, SUP-2211, SUP-2212, SUP-2214, SUP-2215,
SUP-2216, SUP-2217, VAC-2204, VAC-2205 and VAC-2206

Dear Mr. Barton:

The City Council at a regular meeting held August 6, 2003 APPROVED the request for a Special Use Permit FOR OUTDOOR SALES in conjunction with a commercial development adjacent to the northeast and northwest corner of Ann Road and Centennial Center Boulevard (APN: 125-27-401-009 and 010), T-C (Town Center) Zone. The Notice of Final Action was filed with the Las Vegas City Clerk on August 7, 2003. This approval is subject to:

Planning and Development

1. This Special Use Permit shall expire two years from the date of final approval, unless it is exercised or an Extension of Time is granted by the City Council.
2. Approval is limited to Outdoor Sales only. Any Outdoor Storage will require an additional Special Use Permit.
3. Only retail items may be displayed outdoors.
4. Outdoor sale areas shall not be used for the permanent display of products. All retail items displayed outdoors shall be made available for sale.
5. Tenants within the commercial development are the only businesses authorized to conduct outdoor sales. Tenants that participate in outdoor sales shall only offer products that the business is currently licensed to sell. Tenants shall not contract with a third-party to conduct an outdoor sale for products that the tenant is not licensed to sell.
6. All other temporary uses or special community events shall be subject to the Temporary Commercial Permit requirements within the Town Center Development Standards manual and Title 19.

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7. Temporary signage in conjunction with outdoor sales shall be subject to the requirements within in the Town Center Development Standards manual and Title 19.
8. The display of retail items shall not impede vehicular or pedestrian traffic.
9. Approval and conformance to the Conditions of Approval for Site Development Plan Review (SDR-2208).
10. Additional conditions pertaining to this use may be imposed under future Site Development Plan Reviews for each pad site.
11. All City Code requirements and design standards of all City departments must be satisfied.

Sincerely,



Diana Davis
Deputy City Clerk I for
Barbara Jo Ronemus, City Clerk

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

Ms. Jennifer Lazovich
KKB&R
3800 Howard Hughes Pkwy, 7th Floor
Las Vegas, Nevada 89109