



019462

July 27, 2001

Dr. Roger Gehring
New Horizons Center for Learning
2393 Potosi Street
Las Vegas, Nevada 89146-3344

MAYOR
OSCAR B. GOODMAN

CITY COUNCIL
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(MAYOR PRO-TEM)
MICHAEL J. McDONALD
LARRY BROWN
LYNETTE B. McDONALD
LAWRENCE WEEKLY
MICHAEL MACK

CITY MANAGER
VIRGINIA VALENTINE

RE: Z-0081-99(1) - SITE DEVELOPMENT PLAN REVIEW
CITY COUNCIL MEETING OF JULY 18, 2001

Dear Dr. Gehring:

The City Council at a regular meeting held July 18, 2001 APPROVED the request for a Site Development Plan Review FOR A PROPOSED 768 SQUARE FOOT MODULAR TRAILER AND THE CONTINUED USE OF TWO EXISTING 1,440 SQUARE FOOT MODULAR TRAILERS at 6701 West Charleston Boulevard (APN: 163-02-103-001), U (Undeveloped) Zone [M (Medium Density Residential) General Plan Designation] under Resolution of Intent to C-V (Civic). The Notice of Final Action was filed with the Las Vegas City Clerk on July 19, 2001. This approval is subject to:

Planning and Development

1. The applicant shall maintain the landscaping in front of the property.
2. All modular buildings shall be removed from the site within three years of approval of the Certificate of Occupancy for the subject modular building.
3. The applicant shall provide four 5 foot by 5 foot planter boxes along the north side of the new modular building. Each planter shall contain one 24-inch box tree and ground cover.
4. This Site Development Plan Review shall expire two years from date of final approval unless it is exercised or an Extension of Time is granted by the City Council.
5. All development shall be in conformance with the site plan and building elevations, except as amended by conditions herein.
6. All mechanical equipment, air conditioners and trash areas shall be fully screened in views from the abutting streets

CITY OF LAS VEGAS
400 STEWART AVENUE
LAS VEGAS, NEVADA 89101

VOICE 702.229.6011
TDD 702.386.9108
www.ci.las-vegas.nv.us

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7. A fully operational fire protection system, including fire apparatus roads, fire hydrants and water supply, shall be installed and shall be functioning prior to construction of any combustible structures.
8. All City Code requirements and design standards of all City Departments must be satisfied.

Sincerely,



CPG
ANGELA CROLLI
DEPUTY CITY CLERK II for
BARBARA JO RONEMUS, CITY CLERK

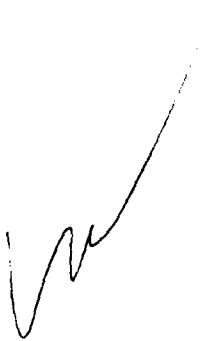
cc: Planning and Development Dept.
Development Coordination-DPW
Dept. of Fire Services

Dr. Roger Gehring
6701 West Charleston Boulevard
Las Vegas, Nevada 89146

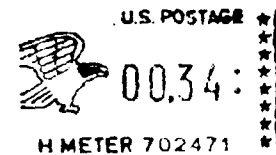
CITY of LAS VEGAS

OFFICE OF THE CITY CLERK
CITY HALL
400 STEWART AVENUE
LAS VEGAS, NEVADA 89101-2986

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Las Vegas, Nevada 89146-3344



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