



004672

CORRECTED LETTER



February 1, 2001

Mr. Mike Bryne
Howard Hughes Properties, Inc.
10000 West Charleston Boulevard, Suite #200
Las Vegas, Nevada 89135

RE: U-0170-00 - SPECIAL USE PERMIT
CITY COUNCIL MEETING OF DECEMBER 20, 2000
Related to U-0171-00 & U-0172-00

Dear Mr. Bryne:

The City Council at a regular meeting held December 20, 2000 APPROVED the request for a Special Use Permit FOR GASOLINE SALES IN CONJUNCTION WITH A PROPOSED COSTCO WHOLESALE STORE on 16.95 acres at the northwest corner of the intersection of Charleston Boulevard and Pavilion Center Drive (APN: 137-35-811-001), PC (Planned Community) Zone. The Notice of Final Action was filed with the Las Vegas City Clerk on December 21, 2000. This approval is subject to:

1. The Hours of Operation shall be as follows: Monday through Friday, 6 a.m. to 10 p.m., Saturday and Sunday 6 a.m. to 8 p.m. Any review of this condition shall be conducted as a public hearing by the City Council.
2. One year review of the hours of operation effective from the time Costco opens.
3. Relative to the northern driveway, this will be a service only entrance to the northern portion of the site going onto Pavilion Center.
4. Conformance to the Conditions of Approval for Site Development Plan Review of SV-0022-00 as provided in a corrected letter dated December 11, 2000.
5. Underground fuel storage tanks and associated pipelines shall be of double-wall construction or shall incorporate a form of "secondary containment" to limit the potential releases of fuel to the environment.
6. The gas station shall also incorporate a continuous leak detection system to monitor for potential fuel releases.

MAYOR
OSCAR B. GOODMAN

CITY COUNCIL
GARY REESE
(MAYOR PRO-TEM)

MICHAEL J. McDONALD
LARRY BROWN
LYNETTE B. McDONALD
LAWRENCE WEEKLY
MICHAEL MACK

CITY MANAGER
VIRGINIA VALENTINE

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

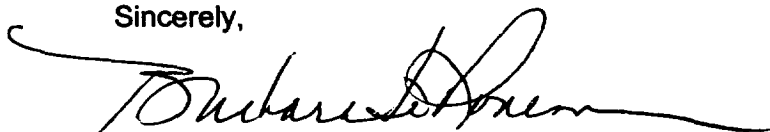
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7. If this Special Use Permit is not exercised within two years of the approval, this Special Use Permit shall be void unless an Extension of Time is granted.
8. All City Code requirements and all City departments' design standards shall be met.
9. The delivery of gasoline shall be between the hours of 7:00 a.m. and 8:00 p.m. only.
10. This approval is for COSTCO or similar "BIG BOX" retailer only.

Sincerely,



BARBARA JO RONEMUS
CITY CLERK

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

Mr. Peter Kahn
COSTCO Wholesale
999 Lake Drive
Issaquah, Washington 98027

Mr. Greg Borgel
Mendenhall Moreno & Associates
300 South Fourth Street, Suite #1500
Las Vegas, Nevada 89101