



003665

October 30, 2000

Ms. Judy A. Lokken
Rodney D. and Judy A. Lokken Family Trust, et al
1783 Pandora Drive
Las Vegas, Nevada 89123

RE: Z-0065-00(1) - SITE DEVELOPMENT PLAN REVIEW
CITY COUNCIL MEETING OF OCTOBER 4, 2000
RELATED TO Z-0065-00 AND Z-0024-99(7)

Dear Ms. Lokken:

The City Council at a regular meeting held October 4, 2000 APPROVED the request for a Site Development Plan Review FOR A PROPOSED 33 LOT SINGLE-FAMILY DEVELOPMENT on 7.04 acres located south of the Craig Road alignment, approximately 660 feet east of the future Spine Road alignment (APN: 137-01-301-007, 008 and 009), U (Undeveloped) Zone, [PCD (Planned Community Development) General Plan Designation] [PROPOSED: PD (Planned Development) Zone]. The Notice of Final Action was filed with the Las Vegas City Clerk on October 5, 2000. This approval is subject to:

Planning and Development

1. The landscape plan shall be revised to depict the Beltway Trail adjacent to the site, in compliance with the Lone Mountain West Master Development Plan Typical Multi-Purpose Cross Section, and pedestrian connections to the Beltway Trail.
2. The setbacks for this development shall be 18 feet in the front (16 feet when on a cul-de-sac), five feet on the side, 10 feet on a corner side yard, and 15 feet in the rear.

Public Works

3. Site development to comply with the Conditions of Approval for Rezoning Application Z-0065-00 and all other site-related actions.
4. The final layout of this subdivision shall be determined with the approval of the Tentative Map.

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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5. All City Code requirements and design standards of all City departments must be satisfied.

Sincerely,



BARBARA JO RONEMUS
City Clerk

/da

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

Mr. Kenneth R. Cox
Ocotillo Revocable Family Trust
P. O. Box 34268
Las Vegas, Nevada 89113

Ms. Athena Allen
Concordia Homes of Nevada
6360 South Pecos Road, Suite G
Las Vegas, Nevada 89120

Ms. Athena Allen
6280 South Valley View Blvd., Ste #200
Las Vegas, Nevada 89118