



August 2, 1999



011678

Mr. Larry Miller
Nevada Legacy 14 Limited Liability Company
851 South Rampart Boulevard
Las Vegas, Nevada 89128

RE: Z-43-98(2) - MODIFICATION OF QUEENSRIDGE SPORTS CENTRE
DESIGN CRITERIA GUIDELINES

MAYOR
OSCAR B. GOODMAN

CITY COUNCIL
MICHAEL J. McDONALD
(MAYOR PRO-TEM)
GARY REESE
LARRY BROWN
LYNETTE B. McDONALD

CITY MANAGER
VIRGINIA VALENTINE

Dear Mr. Miller:

The City Council at a regular meeting held July 26, 1999 APPROVED the request for a Modification of the Queensridge Sports Centre Design Criteria Guidelines on property located on the southwest corner of Alta Drive and Clubhouse Drive TO ALLOW 5-STORY BUILDINGS, WITH A MAXIMUM HEIGHT OF 100 FEET FOR ARCHITECTURAL FEATURES WHERE 3-STORIES ARE THE MAXIMUM ALLOWED, U (Undeveloped) Zone [TC (Tourist Commercial) General Plan Designation] under Resolution of Intent to PD (Planned Development), Ward 2 (L. B. McDonald). The Notice of Final Action was filed with the Las Vegas City Clerk on July 27, 1999. This approval is subject to:

1. The maximum building heights of 100 feet or five stories shall be allowed only for the two elevator lobby 'penthouses' and to maintain the roofline height of the building where the site slopes downward within the timeshare condominium buildings.
2. External illumination of the roof architectural elements shall be prohibited.
3. Building exterior materials and colors used on the roof architectural elements shall be the same as the exterior materials and colors used on the adjoining top condominium floor.

Sincerely,


BARBARA JO RONEMUS
City Clerk

/bb

See Attached List

CITY OF LAS VEGAS
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Mr. Larry Miller
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cc: Planning and Development Department
Planning Coordination-DPW
Department of Fire & Rescue
Land Development Services

Mr. Larry Miller
Peccole Nevada Corporation
851 South Rampart Boulevard
Las Vegas, Nevada 89128

Ms. Dena Darling
Pentacore Engineering
6763 West Charleston Boulevard
Las Vegas, Nevada 89146