



MAYOR
OSCAR B. GOODMAN

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

CITY MANAGER
VIRGINIA VALENTINE



July 27, 1999

Mr. Harry Sidhu
HJN, Limited
2395 North Rancho Drive
Las Vegas, Nevada 89130

RE: SD-19-99 - SITE DEVELOPMENT PLAN REVIEW


Dear Mr. Sidhu:

Your request for a Site Development Plan Review on property located at 2395 North Rancho Drive FOR A SMOG CHECK KIOSK ON AN EXISTING CONVENIENCE STORE SITE, C-2 (General Commercial) Size: 0.71 Acres, Ward 4 (Brown), APN: 139-19-102-001, was considered by the Planning Commission on July 22, 1999.

The Planning Commission unanimously voted to recommend **APPROVAL** of your request, subject to the following:

1. The elevations of the proposed kiosk building exterior shall be revised to depict finish in stucco and painted metal roof facia to match or compliment the colors of the existing convenience store on the site.
2. Submit an application to vacate the existing 60 foot right-of-way radius adjacent to this parcel on Smoke Ranch Road west of Rancho Drive prior to the issuance of any permits for this site as required by the Department of Public Works. Coordinate with the Right-of-Way Section of the Department of Public Works for assistance in preparing the vacation documents, unless such vacation is later deemed unnecessary by the City Planning Engineer.
3. Site development to comply with all applicable Conditions of Approval for AR-21-95 and all other site-related actions as required by the Department of Public Works.

This item will be considered by the City Council on Wednesday, September 1, 1999 at 1:00 P.M. in the Council Chambers of City Hall, 400 Stewart Avenue, Las Vegas, Nevada. **The Council requires that you or your representative be present at this meeting.** If you or your representative choose not to attend, the City Council may act in your absence without your input.

Sincerely,

Chris Glore, Senior Planner
Current Planning Division

CG:cl

cc: Mr. Rick DiMarzio
Kalb Construction Company
5670 Wynn Road
Las Vegas, Nevada 89118

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