

MAYOR
JAN LAVERTY JONES

COUNCILMEN
ARNIE ADAMSEN
MICHAEL J. McDONALD
GARY REESE
LARRY BROWN

CITY MANAGER
VIRGINIA VALENTINE



005892

CITY of LAS VEGAS

December 29, 1998

Oxford Technology, Incorporated
5010 South Valley View Boulevard
Las Vegas, Nevada 89118

RE: U-123-98 - SPECIAL USE PERMIT (Related to Z-70-98)

Dear Applicant:

The City Council at a regular meeting held December 7, 1998 APPROVED the request for a Special Use Permit on property located at 2310 Las Vegas Boulevard South FOR A NON-RESTRICTED GAMING ESTABLISHMENT IN CONJUNCTION WITH A PROPOSED 322,226 SQUARE FOOT HOTEL AND CASINO, R-4 (High Density Residential) (proposed C-2) and C-2 (General Commercial) Zones. The Notice of Final Action was filed with the Las Vegas City Clerk on December 8, 1998. This approval is subject to:

1. This approval shall expire on December 7, 2001.
2. The developer will request from the Nevada Department of Transportation that there be left turns allowed from the east bound lanes of Sahara Avenue to Fairfield Avenue as required by the Department of Public Works.
3. The developer shall coordinate the required Traffic Impact Study with the one being done for the Hotel-Casino on the southwest corner of Sahara Avenue and Las Vegas Boulevard as required by the Department of Public Works.
4. The developer shall participate in the construction of pedestrian overpasses at the intersection of Las Vegas Boulevard and Sahara Avenue, as determined by the approved Traffic Impact Study.
5. The Traffic Impact Analysis shall be reviewed by the City Council at a public hearing and shall address both the pedestrian overpasses and future monorail or mass transit system alternatives.
6. This action does not constitute approval of a gaming license.

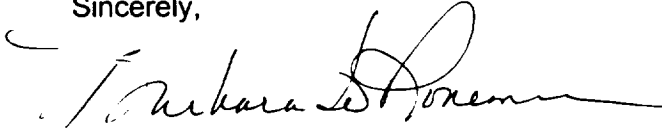
400 E. STEWART AVENUE • LAS VEGAS, NEVADA 89101-2986
(702) 229-6011 (VOICE) • (702) 386-9108 (TDD)
www.ci.las-vegas.nv.us (WEBSITE)



Oxford Technology, Incorporated
Page Two -- U-123-98
December 29, 1998

7. Conformance to the Conditions of Approval of Z-70-98.
8. All City Code requirements and design standards of all City departments must be satisfied.

Sincerely,


BARBARA JO RONEMUS
City Clerk *RJR*

/ac

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

Mr. Greg Jensen
Jones Vargas
3773 Howard Hughes Parkway
Las Vegas, Nevada 89109