

PLANNING &
DEVELOPMENT



Development
Services Center
731 S. Fourth Street
Las Vegas, NV 89101

TDD 702-386-9108
Voice:
Administration 229-6353
Comp Planning 229-6022
Current Planning 229-6301
Permits & Inspections 229-6251



010939

March 13, 1998

Ms. Daisy O. Waddell, Trustee
Temple 1991 Revocable Trust
3017 West Charleston Boulevard, Suite 90
Las Vegas, Nevada 89102

RE: Z-96-76(1) - REVIEW OF CONDITION

Dear Ms. Waddell:

Your request for a Review of Condition on property located at 600 East Bonanza Road TO REMOVE A SIX FOOT MASONRY WALL ALONG THE SOUTH PROPERTY LINE THAT WAS REQUIRED PER CONDITION No. 5 OF THE ORIGINAL ZONING CASE, C-2 (General Commercial) Zone, Size: 1.46 Acres, Ward 3 (Reese), APN: 139-27-804-002, was considered by the Planning Commission on March 12, 1998.

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

1. There shall be no razor or barbed wire placed on top of the chain link fence.
2. Dedicate an additional 10 feet of right-of-way adjacent to this site for Bonanza Road for a total half-street width of 50 feet as required by the Department of Public Works. This requirement is per original condition #2 of Zoning Application Z-96-76.
3. Landscape and maintain all unimproved right-of-way on Bonanza Road adjacent to this site as required by the Department of Public Works.
4. Submit an Encroachment Agreement for all landscaping and private improvements located in the Bonanza Road public right-of-way adjacent to this site prior to occupancy of this site as required by the Department of Public Works.
5. All City Code requirements and design standards of all City departments must be satisfied.
6. All damage to the existing street improvements resulting from this development must be repaired as required by the Department of Public Works.

Mayor
Jan Lavery Jones

Councilmen
Arnie Adamsen
Michael J. McDonald
Gary Reese
Larry Brown

City Manager
Larry K. Barton



Ms. Daisy O. Waddell, Trustee
March 13, 1998
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This item will be considered by the City Council on April 13, 1998, at 2:00 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.

Very truly yours,

A handwritten signature in black ink that reads "Andrew P. Reed". The signature is written in a cursive, flowing style.

Andrew P. Reed, Planner II
Current Planning Division

APR:sd

cc: Mr. John Hallquist
Nevcon Enterprises
3017 West Charleston Boulevard, Suite 90B
Las Vegas, Nevada 89102