

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



015675

February 20, 1998

CORRECTED LETTER

Ms. Jill Mozer  
Pacific American Property Exchange Corporation  
2390 East Camelback Road, Suite #330  
Phoenix, Arizona 85016

RE: U-139-97 - SPECIAL USE PERMIT

Dear Ms. Mozer:

Your request for a Special Use Permit on property located at 618 Las Vegas Boulevard South FOR A BAIL BOND SERVICE, C-2 (General Commercial) Zone, Ward 3 (Reese), APN: 139-34-311-142, was considered by the Planning Commission on February 12, 1998.

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

1. The Special Use Permit shall be subject to any amortization schedule related to this use (Bail Bonds) which is located on Las Vegas Boulevard. Additionally, the Applicant and all successors in interest to the use specified in this Special Use Permit further agree to comply with any future amortization schedule imposed on this business **in compliance with the City of Las Vegas Municipal Code when adopted**. (Therefore, the applicant is on notice that at some future time this Special Use Permit will be terminated).
2. The bail bond use shall be permitted only in the northern most building and shall not be permitted in the southernmost building.
3. All signage associated with this use shall be reviewed and approved by the Planning and Development Department.
4. Any expansion or alteration of the bail bond use shall be subject to review by the City Council.
5. Dedicate an additional 5 feet of right-of-way for a total half-street width of 45 feet on Las Vegas Boulevard adjacent to this site prior to occupancy of this site. A lesser width dedication shall be allowed for those portions of this site where existing buildings or other private improvements would encroach into the required 5 foot wide additional right-of-way as required by the Department of Public Works.

Mayor  
Jan Laverty Jones

Councilmen  
Arnie Adamsen  
Michael J. McDonald  
Gary Reese  
Larry Brown

City Manager  
Larry K. Barton

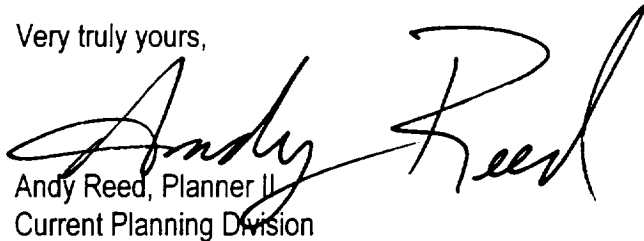


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6. All development shall be in conformance with the plot plan and building elevations.
7. All City Code requirements and design standards of all City departments must be satisfied.
8. Provide plans showing accessible exterior routes from public transportation stops, accessible parking, passenger loading zones and public sidewalks to the accessible building entrance(s) with submittal of plans for building permits as required by the Planning and Development Department. Accessible routes shall have running slopes and cross slopes in accordance with the applicable code.

This item will be considered by the City Council on March 9, 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,



Andy Reed, Planner II  
Current Planning Division

AR:sd

cc: Mr. Don Vincent  
516 South Las Vegas Boulevard  
Las Vegas, Nevada 89101

Mr. Harold Foster  
3230 Polaris Avenue, Suite #23  
Las Vegas, Nevada 89102