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(INTERIM)

ELIZABETH N. FRETWELL
CITY MANAGER

March 13, 2009

Ms. Elizabeth N. Fretwell
City of Las Vegas
400 E. Stewart Avenue
Las Vegas, Nevada 89101

RE: SDR-33365 - SITE DEVELOPMENT PLAN REVIEW

Dear Ms. Fretwell:

Your request for a Site Development Plan Review FOR THE PROPOSED RELOCATION OF A UTILITY TRANSMISSION LINE ROUTE in the Main Street right-of-way between Garces Avenue on the south and Lewis Avenue on the north (APNs 139-34-210-005, 139-34-310-001 and 002, 139-34-299-002, 139-34-399-002), Ward 3 (Reese) and Ward 5 (Barlow), was considered by the Planning Commission on March 12, 2009.

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

1. This approval shall be void two years from the date of final approval, unless a building permit has been issued for the principal building on the site. An Extension of Time may be filed for consideration by the City of Las Vegas.
2. All development shall be in conformance with the site plan and elevations, date stamped 02/06/09, except as amended by conditions herein.
3. Any utility boxes exceeding 27 cubic feet in size installed in conjunction with this project shall meet the standards of LVMC Title 19.12.040.
4. The temporary installation of the transmission line towers shall not require the development of trail facilities along the west side of Main Street as currently shown in the Downtown Centennial Plan. Trail facilities shall be required at such time as properties along Main Street are developed in accordance with code requirements.

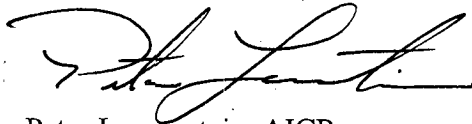
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This action by the Planning Commission on **March 12, 2009** is final unless a written appeal is filed within the City Clerk within 10 days of the date of the Planning Commission's decision or there is a review action filed by the City Council within the same time period. The Notice of Final Action was filed with the Las Vegas City Clerk on **March 13, 2009**.

Sincerely,



Peter Lowenstein, AICP
Planning Supervisor
Case Planning Division

PL:nl

cc: Ms. Michelle Baltz
NV Energy
6226 W. Sahara Avenue, MS#19
Las Vegas, Nevada 89151

Mr. Jorge Cervantes
Department of Public Works
400 E. Stewart Avenue
Las Vegas, Nevada 89101