



Legal Notices Transmittal and Scanning Separator Sheet

Legal Notice Type: Action Letter

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Meeting Date: 3/16/2011

Meeting Type: \Leftrightarrow Council

Date of Letter: 4/5/2011

Case Number(s): SUP-40520 \Leftrightarrow

Subject of Notice: FREMONT PLACE, LLC - at 228 North Las Vegas Boulevard \Leftrightarrow

Record Series: Legal Notices

LRDA Number: 2007-1717

Retention: Permanent

File By: Meeting Date



Prepared By: *[Signature]*

Scanned By: *[Signature]*

QC By: _____

SCANNED

APR - 6 - 2011



April 5, 2011

Mr. Nissan Koroghli
Fremont Place, LLC
11007 Fishers Island Street
Las Vegas, Nevada 89141

LAS VEGAS CITY COUNCIL

OSCAR B. GOODMAN
MAYOR

GARY REESE
MAYOR PRO TEM

STEVE WOLFSON
LOIS TARKANIAN

STEVEN D. ROSS
RICKI Y. BARLOW

STAVROS S. ANTHONY

RE: SUP-40520 – SPECIAL USE PERMIT
CITY COUNCIL MEETING OF MARCH 16, 2011

Dear Mr. Koroghli:

The City Council at a regular meeting held March 16, 2011, APPROVED the request for a Special Use Permit FOR A 100 SQUARE-FOOT ACCESSORY PACKAGE LIQUOR, OFF-SALE ESTABLISHMENT IN CONJUNCTION WITH AN EXISTING 3,553 SQUARE-FOOT CONVENIENCE STORE at 228 North Las Vegas Boulevard (APN 139-34-501-016), C-2 (General Commercial) Zone. The Notice of Final Action was filed with the Las Vegas City Clerk on March 17, 2011. This approval is subject to:

Added Conditions

- A. The Beer/Wine/Cooler Off-Sale Use shall be permitted as an accessory to the convenience store use as defined in LVMC Title 19.04.010 and in accordance with the floor plan submitted with this application, date stamped 12/17/2010.
- B. A landscape plan shall be submitted to the Department of Planning for review and approval prior to the issuance of Certificate of Occupancy for the business.

Planning

1. Conformance to all Minimum Requirements under LVMC Title 19.04.010 for a Beer/Wine/Cooler Off-Sale Establishment Use.
2. Conformance to the approved conditions for Rezoning (Z-0100-64), Special Use Permit (U-0234-94) and Plot Plan Review [U-0234-90(1)].
3. This approval shall be void two years from the date of final approval, unless a business license has been issued to conduct the activity. An Extension of Time may be filed for consideration by the City of Las Vegas.
4. Prior to issuance of a business license, all necessary building permits shall be obtained and final inspections shall be completed in compliance with Title 19 and all codes as required by the Building and Safety Department.

CITY OF LAS VEGAS
400 STEWART AVENUE
LAS VEGAS, NEVADA 89101


VOICE 702.229.6011
TTY 702.386.9108

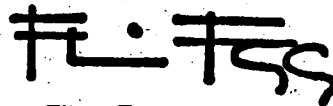
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5. Approval of this Special Use Permit does not constitute approval of a liquor license.
6. This business shall operate in conformance to Chapter 6.50 of the City of Las Vegas Municipal Code.
7. All beer and wine coolers shall remain in the original manufacturer's configuration intended for resale.
8. The sale of single beers, malt beverages, or wine coolers of any size with alcohol by volume greater than 6% shall be prohibited. The sale of wines with an alcohol by volume of greater than 16% shall be prohibited.
9. All City Code requirements and design standards of all City departments must be satisfied, except as modified herein.

Sincerely,


Gabriela Portillo-Brenner
Deputy City Clerk II for
Beverly K. Bridges, MMC, City Clerk



Flinn Fagg
Acting Director
Planning Department