



Legal Notices Transmittal and Scanning Separator Sheet

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Meeting Date: 4/6/2011

Meeting Type: City Council <=>

Date of Letter: 4/7/2011

Case Number(s): SUP-40771 <=>

Subject of Notice: Rodo, LLC/J & L Property Leasing, LLC - 5600 West Sahara Avenue <=>

Record Series: Legal Notices

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File By: Meeting Date



Prepared By: [Signature]
Scanned By: [Signature]
QC By:
APR 11 2011
SCANNED



April 7, 2011

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

ELIZABETH N. FRETWELL
CITY MANAGER

Mr. Stephen M. Rice
J&L Property Leasing, LLC
3960 Howard Hughes Parkway, Suite #700
Las Vegas, Nevada 89169

RE: SUP-40771 - SPECIAL USE PERMIT
CITY COUNCIL MEETING OF APRIL 6, 2011

Dear Mr. Rice:

The City Council at a regular meeting held April 6, 2011, APPROVED the request for a Special Use Permit FOR AN 11,361 SQUARE-FOOT MOTOR VEHICLE SALES (USED) USE at 5600 West Sahara Avenue (APNs 163-01-404-014 and 021), C-2 (General Commercial) Zone. The Notice of Final Action was filed with the Las Vegas City Clerk on April 7, 2011. This approval is subject to:

Planning

1. The business shall be closed on Sundays.
2. Hours of operation shall be six days per week, Monday through Saturday, 7:00 am to 9:00 pm.
3. No vehicles shall be displayed for sale in the south or west landscape areas at any time.
4. The loading and unloading of vehicles for delivery to and from the subject site shall be accommodated on site. No such activity shall be allowed in the public right-of-way.
5. Employee parking spaces shall be designated on the site.
6. An administrative Required Review shall be required one year after issuance of a business license.
7. Conformance to all Minimum Requirements under LVMC Title 19.04.010 for a Motor Vehicle Sales (Used) use.
8. Conformance to the approved conditions for Rezoning (Z-0051-95), Rezoning (Z-0001-97) and Plot Plan Review (Z-0051-95).

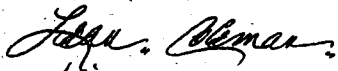
CITY OF LAS VEGAS
400 STEWART AVENUE
LAS VEGAS, NEVADA 89101

VOICE 702.229.6011
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Mr. Stephen M. Rice
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9. 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.
10. The applicant shall coordinate with the City Surveyor and other city staff to determine the most appropriate mapping action necessary to consolidate the existing lots. The mapping action shall be completed and recorded prior to the issuance of a business license.
11. Prior to issuance of a business license, a revised site plan shall be submitted to the Department of Planning depicting at least one van accessible handicapped parking space pursuant to the standards of Title 19.10.
12. Pursuant to Title 19.10.030, a Test Driving Route Plan shall be submitted for approval to the City of Las Vegas Department of Planning prior to issuance of a business license.
13. Prior to occupancy, 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.
14. These Conditions of Approval shall be affixed to the cover sheet of any plan set submitted for building permit.
15. No temporary signs such as banners, pennants, inflatable objects, streamers, flags, or other similar attention gaining item or devices shall be displayed upon the subject property or a vehicle displayed for sale in the parking lot of the subject property without the appropriate permits.
16. All City Code requirements and design standards of all City departments must be satisfied, except as modified herein.

Sincerely,



Lean Coleman
Deputy City Clerk II for
Beverly K. Bridges, MMC, City Clerk

cc: Mr. Louis Rodophele
RODA, LLC
9123 Sienna Vista Drive
Las Vegas, Nevada 89117

Mr. Don Martin
Fennemore Craig, PC
300 South Fourth Street, Suite #1400
Las Vegas, Nevada 89101