



October 16, 2012

Cane Clark Agenda, LLC
APZION, LLC
3273 East Warm Springs Road
Las Vegas, Nevada 89120

**RE: SDR-47072 - SITE DEVELOPMENT PLAN REVIEW
ADMINISTRATIVE CYCLE - OCTOBER 2012**

LAS VEGAS
CITY COUNCIL

CAROLYN G. GOODMAN
MAYOR

STAVROS S. ANTHONY
MAYOR PRO TEM

LOIS TARKANIAN
STEVEN D. ROSS
RICKI Y. BARLOW
BOB COFFIN
BOB BEERS

ELIZABETH N. FRETWELL
CITY MANAGER

Dear Applicant:

Your request for a Minor Amendment to Site Development Plan Review (SDR-3657) TO INSTALL AN EMERGENCY POWER GENERATOR on 0.76 acres at 7175 North Durango Drive (APN: 125-20-117-006), T-C (Town Center) Zone [UC-TC (Urban Center Mixed Use - Town Center Special Land Use Designation)], Ward 6 (Ross), has been considered administratively by the Department of Planning staff.

The Department of Planning has administratively **APPROVED** your request, subject to the following:

Planning

1. Conformance to the Conditions of Approval for Site Development Plan Reviews (SDR-3657) and (SDR-4935), except as modified herein shall be required.
2. This approval shall be void two years from the date of final approval, unless exercised pursuant to the provisions of LVMC Title 19.16. An Extension of Time may be filed for consideration by the City of Las Vegas.
3. All development shall be in conformance with the site plan, landscape plan, and elevations, date stamped 10/03/12, except as amended by conditions herein.
4. 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 Department of Building and Safety.
5. These Conditions of Approval shall be affixed to the cover sheet of any plan set submitted for building permit.

CITY OF LAS VEGAS
DEPARTMENT OF PLANNING
BUSINESS LICENSING DIVISION
DEVELOPMENT SERVICES CENTER
333 NORTH RANCHO DRIVE
6TH FLOOR
LAS VEGAS, NEVADA 89106

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6. All City Code requirements and design standards of all City Departments must be satisfied, except as modified herein.

Public Works

7. Meet with the Flood Control Section of the Department of Public Works for assistance with establishing finished floor elevations and drainage patterns for this site prior to submittal of construction plans or the issuance of any building or grading permits, whichever may occur first. Provide and improve all drainageways as recommended.

This action by the Department of Planning staff on October 16, 2012 is final unless a written appeal is filed with the Director of the Department of Planning within ten days of the date of this letter.

Sincerely,



Steve Gebeke, AICP
Senior Planner
Case Planning Division

SG:clb

cc: Spring Valley Surgery Center, LLC
3273 East Warm Springs Road
Las Vegas, Nevada 89120

Mr. Nathan Goodman
KGA Architecture
9075 West Diablo Drive
Las Vegas, Nevada 89148