



January 9, 2013

Mr. George R. Higgins
River of Life Ministries Inc.
5300 N. Rainbow Boulevard
Las Vegas, Nevada 89130

**RE: SDR-47831 - SITE DEVELOPMENT PLAN REVIEW
ADMINISTRATIVE CYCLE - JANUARY 2013**

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 Mr. Velotta:

Your request for a Minor Amendment to a previously approved Site Development Plan Review (SDR-34254) TO ADD 42 PARKING SPACES TO AN EXISTING CHURCH/HOUSE OF WORSHIP on 3.52 acres at 5300 North Rainbow Boulevard (APN 125-35-201-006), R-E (Residence Estates) Zone, Ward 4 (Anthony), 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 Review (SDR-34254) shall be required, except as modified herein.
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 building elevations, date stamped 12/20/12, except as amended by conditions herein.
4. An Exception from Title 19.08.110(C)(12) is hereby approved, to allow eight Landscape Islands where ten Landscape Islands are required.
5. 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.
6. These Conditions of Approval shall be affixed to the cover sheet of any plan set submitted for building permit.
7. All City Code requirements and design standards of all City Departments must be satisfied, except as modified herein.

CITY OF LAS VEGAS
DEPARTMENT OF PLANNING
DEVELOPMENT SERVICES CENTER
333 NORTH RANCHO DRIVE
3RD FLOOR
LAS VEGAS, NEVADA 89106

VOICE 702.229.6301

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Public Works

8. Meet with the Flood Control Section of the Department of Public Works for assistance with establishing finished floor elevations and drainage paths for this site prior to submittal of construction plans, the issuance of any building or grading permits or the submittal of a map for this site, whichever may occur first. Provide and improve all drainage ways as recommended.
9. Comply with all previous conditions of approval for SDR-34254 and all other subsequent site development review actions.

This action by the Department of Planning staff on January 9, 2013 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
Planning Supervisor
Case Planning Division

SG:nl

cc:

Mr. George Higgins
3310 S. Nellis Boulevard, Suite 22
Las Vegas, Nevada 89121