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February 1, 2017

Buron Inc.
2133-1177 W. Hastings Street
Vancouver, BC V6E 2K3

**RE: SDR-68221 [PRJ-67852] – ADMINISTRATIVE SITE DEVELOPMENT
PLAN REVIEW
ADMINISTRATIVE CYCLE – JANUARY 2017**

Dear Applicant:

Your request for a Minor Amendment of an approved Site Development Plan Review (SDR-60377) FOR A 103 SQUARE-FOOT EXPANSION OF AN APPROVED CONVALESCENT CARE FACILITY/NURSING HOME, ASSISTED LIVING APARTMENTS AND SENIOR CITIZEN APARTMENTS DEVELOPMENT, WITH ASSOCIATED CHANGES TO PERIMETER LANDSCAPING, PERIMETER WALLS, PARKING CONFIGURATION, SITE ACCESS AND BUILDING ELEVATIONS on 5.62 acres on the east side of Rock Springs Drive, approximately 630 feet south of Lake Mead Boulevard (APN 138-22-702-002), R-3 (Medium Density Residential) Zone, Ward 1 (Tarkanian) [PRJ-67852], 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. 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.
2. All development shall be in conformance with the site plan, landscape plan, and building elevations, date stamped 01/05/17, except as amended by conditions herein.
3. 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.
4. These Conditions of Approval shall be affixed to the cover sheet of any plan set submitted for building permit.

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5. A fully operational fire protection system, including fire apparatus roads, fire hydrants and water supply, shall be installed and shall be functioning prior to construction of any combustible structures.
6. All City Code requirements and design standards of all City Departments must be satisfied, except as modified herein.

Public Works

7. Site development to comply with all applicable conditions of approval for SDR-60377, SDR-65235, and all other applicable site-related actions.

This action by the Department of Planning staff on February 1, 2017 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