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June 16, 2016

Lane Smith
Smith Plastic Surgery Bldg, LLC
8871 West Sahara Avenue
Las Vegas, Nevada 89117

**RE: SDR-63985 [PRJ-63926] - SITE DEVELOPMENT PLAN REVIEW
RELATED TO VAR-63984
CITY COUNCIL MEETING OF JUNE 15, 2016**

Dear Applicant:

The City Council at a regular meeting held on June 15, 2016 **APPROVED** a request for a Major Amendment to a previously approved Plot Plan Review (Z-0102-96) FOR A PROPOSED 4,800 SQUARE-FOOT BUILDING ADDITION AND PARKING LOT RECONFIGURATION FOR A PROPOSED MEDICAL OFFICE AND CLINIC on 1.20 acres at 7650 West Sahara Avenue (APN 163-03-415-009), C-1 (Limited Commercial) Zone, Ward 1 (Tarkanian) [PRJ-63926].

This approval is subject to the following conditions:

Planning

1. Approval of and conformance to the Conditions of Approval for Variance (VAR-63984) shall be required.
2. Conformance to the Conditions of Approval for approved Plot Plan Review (Z-0102-96) shall be required, if approved.
3. 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.
4. All development shall be in conformance with the site plan date stamped 04/07/16 and building elevations and floor plans date stamped 03/29/16, except as amended by conditions herein.
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.

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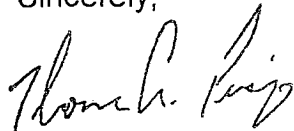
6. These Conditions of Approval shall be affixed to the cover sheet of any plan set submitted for building permit.
7. A fully operational fire protection system, including fire apparatus roads, fire hydrants and water supply, shall be installed and shall be functioning prior to construction of any combustible structures.
8. All City Code requirements and design standards of all City Departments must be satisfied, except as modified herein.

Public Works

9. Correct all American's with Disabilities Act (ADA) deficiencies on the sidewalks and sidewalk ramps adjacent to this site, if any, in accordance with code requirements of Title 13.56.040 to the satisfaction of the City Engineer concurrent with development of this site.
10. An update to the previously approved Drainage Plan and Technical Drainage Study must be submitted to and approved by the Department of Public Works prior to the issuance of any grading or building permits, submittal of construction drawings or the submittal of a Final Map for this site, whichever may occur first. Provide and improve all drainageways as recommended in the approved drainage plan study.

The Notice of Final Action was filed with the Las Vegas City Clerk on June 16, 2016.

Sincerely,



Thomas A. Perrigo
Director
Department of Planning

TAP:clb

cc: Mr. Ben Girardin
10 Nine Design Group
801 Las Vegas Boulevard South, Suite #150
Las Vegas, Nevada 89101