



**LAS VEGAS
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**DEVELOPMENT
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cityoflasvegas
lasvegasnevada.gov

January 2, 2020

Mr. Noah Allison
CM Sagebrush 1-3082, LLC
3191 East Warm Springs Road
Las Vegas, Nevada 89120

**RE: SDR-77630 [PRJ-77555] - SITE DEVELOPMENT PLAN REVIEW
RELATED TO ZON-77627, SUP-77628, SUP-77629 AND TMP-77631
CITY COUNCIL MEETING OF JANUARY 15, 2020**

Dear Mr. Allison:

Please be advised the Las Vegas City Council at its regular meeting on *January 15, 2020* as referred to above, will consider your request for a Site Development Plan Review FOR A PROPOSED COMMERCIAL DEVELOPMENT CONSISTING OF A 3,000 SQUARE-FOOT RESTAURANT WITH DRIVE THROUGH; A 3,000 SQUARE-FOOT CONVENIENCE STORE WITH FUEL PUMPS AND CANOPY; AND A 5,500 SQUARE-FOOT LIQUOR ESTABLISHMENT (TAVERN) WITH WAIVERS OF THE PERIMETER LANDSCAPE BUFFER REQUIREMENTS AND TO NOT ORIENT THE BUILDING TO THE CORNER AND STREET FRONTAGE WHERE SUCH IS REQUIRED on 2.61 acres at the southwest corner of Kyle Canyon Road and Oso Blanca Road (APNs 126-01-702-007 and 008), C-1 (Limited Commercial) and U (Undeveloped) Zones [PROPOSED: C-1 (Limited Commercial)], Ward 6 (Fiore) [PRJ-77555]. This meeting will be held at 9:00 A. M. at the Council Chambers of City Hall, 495 South Main Street, Las Vegas, Nevada.

A copy of staff's recommendations, any conditions related to your application and the **final agenda** will available on-line on *Thursday, January 9, 2020* at www.lasvegasnevada.gov. If you do not have access to the Internet and would prefer receiving hard copies of the documentation, please call the Case Planning Division at (702) 229-6301 or come into the Development Services Center at 333 North Rancho Drive, 3rd Floor, Las Vegas, Nevada 89106 to request your copies.

The City Council requires that you or your representative be present at this meeting.

Sincerely,

Robert Summerfield, AICP
Director
Department of Planning

RTS:PL:clb

cc: Mr. Raffi Tufenkjian
Series of Oxylus, LLC
3333 East Serene Avenue, Suite #150
Henderson, Nevada 89074

Ms. Elisha Scrogum
Taney Engineering
6030 South Jones Boulevard
Las Vegas, Nevada 89118