



LAS VEGAS CITY COUNCIL

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December 14, 2011

Mr. Don Ahern
DFA, LLC
1401 Mineral Avenue
Las Vegas, Nevada 89016

**RE: SUP-43897 - SPECIAL USE PERMIT
PLANNING COMMISSION MEETING OF DECEMBER 13, 2011**

Dear Mr. Ahern:

Your request for a Special Use Permit FOR A PROPOSED AUTO REPAIR GARAGE, MAJOR at 4655 North Rancho Drive (APN 138-02-101-009), C-2 (General Commercial) Zone, Ward 6 (Ross), was considered by the Planning Commission on December 13, 2011.

The Planning Commission voted to **APPROVE** your request, subject to the following:

Planning

1. Conformance to all Minimum Requirements under LVMC Title 19.12 for an Auto Repair Garage, Major use.
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. Prior to occupancy, all necessary 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 permits.
5. 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

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This action by the Planning Commission on **December 13, 2011** is final unless a written appeal is filed with the City Clerk within ten days of the date of the Planning Commission's decision as allowed by code or there is a review action filed by the City Council within the same time period. For additional information on appeals or review requests please access <http://www.lasvegasnevada.gov/CheckStatus/DevelopmentApp.htm>, or contact the Department of Planning and Development at 702.229.6301 after **January 3, 2012**. No building permits or business licenses related to these items shall be issued prior to the expiration of the required ten day waiting period, or until any filed appeal is resolved pursuant to LVMC Title 19.18.

Sincerely,



Steve Gebeke, AICP
Planning Supervisor
Case Planning Division

SG:clb

cc: Ms. Marie Gross
Cox Commercial Fleet Services, LLC
6205 Peachtree Dunwoody Road
Atlanta, Georgia 30328

Ms. Jennifer Lazovich
Kaempfer Crowell Renshaw Gronauer & Fiorentino
8345 West Sunset Road, Suite #250
Las Vegas, Nevada 89113