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CITY MANAGER

October 14, 2015

Mr. Edward Underhill
Gary Underhill Grand Invest. LLC
P.O. Box 2322
Pahrump, Nevada 89041

**RE: SUP-60990 [PRJ-60532] - SPECIAL USE PERMIT
PLANNING COMMISSION MEETING OF OCTOBER 13, 2015**

Dear Applicant:

Your request for a Special Use Permit FOR A PROPOSED 21,890 SQUARE-FOOT TAVERN-LIMITED ESTABLISHMENT USE WITH 2,343 SQUARE FEET OF OUTDOOR SEATING AREA at 1711 South Main Street (APN 162-03-302-001), C-2 (General Commercial) Zone, Ward 3 (Coffin) [PRJ-60532], was considered by the Planning Commission on October 13, 2015.

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 a Tavern-Limited Establishment 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. 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, as well as submitted as part of any business license application.
5. Minors shall only be permitted in such areas wherein spirituous, malt or fermented liquors or wines are served only in conjunction with regular meals and where dining tables or booths are provided separate from the bar in conformance with Title 6.50.
6. Approval of this Special Use Permit does not constitute approval of a liquor license.

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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/city of las vegas

7. This business shall operate in conformance to Chapter 6.50 of the City of Las Vegas Municipal Code.
8. All City Code requirements and design standards of all City departments must be satisfied, except as modified herein.

This action by the Planning Commission on **October 13, 2015** 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 submitted please access <http://www.lasvegasnevada.gov/CheckStatus/DevelopmentApp.htm>, or contact the Department of Planning and Development at 702.229.6301 after **October 26, 2015**. 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,



Peter Lowenstein, AICP
Planning Manager
Case Planning Division

PL:nl

cc:

Ly Dao
White Cross Foodhall
817 S. Main Street
Las Vegas, Nevada 89101