



**LAS VEGAS
CITY COUNCIL**

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MICHELE FIORE

SCOTT D. ADAMS
City Manager

October 11, 2017

Mr. Nathan Chow/Jonathan Park
Dragon 7 Henderson Properties LLC
2700 Las Vegas Blvd. South, Ste. 1811
Las Vegas, Nevada 89109

**RE: SUP-71552 [PRJ-71460] - SPECIAL USE PERMIT RELATED TO SDR-71554
PLANNING COMMISSION MEETING OF OCTOBER 10, 2017**

Dear Applicant:

Your request for a Special Use Permit FOR A BEER/WINE/COOLER OFF-SALE ESTABLISHMENT USE at the southwest corner of Washington Avenue and Martin L. King Boulevard (APN 139-28-313-001), C-1 (Limited Commercial) Zone, Ward 5 (Barlow) [PRJ-71460], was considered by the Planning Commission on October 10, 2017.

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 Beer, Wine, Cooler Off-Sale Establishment use.
2. Approval of and conformance to the Conditions of Approval for Site Development Plan Review (SDR-71554) shall be required.
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 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.
5. 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.

**DEVELOPMENT
SERVICES CENTER**
DEPARTMENT OF PLANNING
333 N. RANCHO DRIVE
3RD FLOOR
LAS VEGAS, NV 89106
702.229.6301 | VOICE
702.474.7463 | FAX
711 | TTY

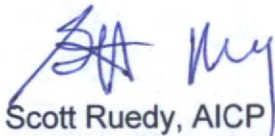


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6. Approval of this Special Use Permit does not constitute approval of a liquor license.
7. This business shall operate in conformance to Chapter 6.50 of the City of Las Vegas Municipal Code.
8. All City Code requirements and design standards of all City departments must be satisfied, except as modified herein.

This action by the Planning Commission on **October 10, 2017** 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 23, 2017**. 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,



Scott Ruedy, AICP
Sr. Management Analyst
Case Planning Division

SR:nl

cc:

Mr. Blake Megdal
Elliot Megdal & Associates
1875 Century Park E., Ste. 1840
Los Angeles, California 90067

Mr. George Garcia
G.C. Garcia, Inc.
1055 Whitney Ranch Dr., Ste. 210
Henderson, Nevada 89104