



**LAS VEGAS
CITY COUNCIL**

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SCOTT D. ADAMS
City Manager

March 27, 2019

L'Chaim 24 Fremont Property, LLC
6130 W. Flamingo Road, #402
Las Vegas, Nevada 89103

**RE: SUP-75722 [PRJ-75666] - SPECIAL USE PERMIT
PLANNING COMMISSION MEETING OF MARCH 26, 2019**

Dear Applicant:

The Planning Commission at a regular meeting held on March 26, 2019 voted to recommend **APPROVAL** of a request for a Special Use Permit FOR A PROPOSED 3,600 SQUARE-FOOT MARIJUANA DISPENSARY USE in a portion of 2424 South Las Vegas Boulevard (APN 162-04-812-002), C-2 (General Commercial) Zone, Ward 3 (Coffin) [PRJ-75666].

This approval is subject to the following conditions:

Planning

1. Conformance to all Minimum Requirements under LVMC Title 19.12 for a Marijuana Dispensary use.
2. This Special Use Permit shall be reviewed biennially concurrently with the associated business license, at which time the City Council may require the termination of the use. The applicant shall be responsible for notification costs of the review. Failure to pay the City for these costs may result in a requirement that the use be removed.
3. 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. Approval from the DDRRC-ARC is required for proposed signage prior to submitting for sign permits.

DEPARTMENT OF PLANNING

ROBERT SUMMERFIELD

DIRECTOR

**DEVELOPMENT
SERVICES CENTER**

DEPARTMENT OF PLANNING

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5. All development shall be in conformance with the site plan and floor plan date stamped 02/04/19, except as amended by conditions herein. Any modification of the premises of a marijuana establishment shall be filed 60 days in advance of any proposed construction. A full and complete copy of all architectural and building plans shall be filed with the Director for a review of compliance with Title 6.95 and Title 19. The Director shall review the plans and approve any modifications in compliance with this chapter prior to the commencing of any construction of modifications.
6. 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.
7. 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.
8. The presence of minors on the premises of a marijuana establishment is prohibited unless the minor is a qualified patient on the premises of a dispensary and is accompanied by his or her parent or legal guardian.
9. No temporary signs such as banners, pennants, inflatable objects, streamers, flags, or other similar attention gaining item or devices shall be displayed upon the subject property or a vehicle displaying advertisement in the parking lot of the subject property without the appropriate permits.
10. Approval of this Special Use Permit does not constitute approval of a Marijuana Dispensary license.
11. A Marijuana Dispensary shall obtain all required approvals from the State of Nevada to operate such a facility prior to the Special Use Permit being exercised pursuant to LVMC 19.16.110.
12. This business shall operate in conformance to Chapter 6.95 of the City of Las Vegas Municipal Code.
13. Conformance to all regulations pertaining to a Marijuana establishment found within Nevada Revised Statute (NRS) 453A and 453D, and Nevada Administrative Code (NAC) 453A and 453D.
14. There shall be no on-premise consumption (the use, smoking, ingestion or consumption of any marijuana, edible marijuana or marijuana infused product) on the licensed premises.

15. All City Code requirements and design standards of all City departments must be satisfied, except as modified herein.

This item will be considered by the City Council on **May 1, 2019** in the Council Chambers of City Hall, 495 South Main Street, Las Vegas, Nevada and is not to be heard before 11:00 A.M. ***The Council requires that you or your representative be present at this meeting.*** If you or your representative chooses not to attend, the City Council may act in your absence without your input.

Sincerely,



Eric McCammond
Senior Management Analyst
Case Planning Division

EM:nl

cc:

Mr. Brian Padgett
CWNV1, LLC
611 S. 6th Street, 2nd Floor
Las Vegas, Nevada 89101

Mr. Chris Kaempfer
Kaempfer Crowell
1980 Festival Plaza Drive, Ste. 650
Las Vegas, Nevada 89135