



**LAS VEGAS
CITY COUNCIL**

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CITY MANAGER

June 10, 2015

Mr. Craig Johnson
P.O. Box 751132
Las Vegas, Nevada 89136

**RE: WVR-59211 [PRJ-58883] - WAIVER RELATED TO VAR-59029 AND VAR-59031
PLANNING COMMISSION MEETING OF JUNE 9, 2015**

Dear Applicant:

Your request for a Waiver TO ALLOW NO STREETLIGHTS WHERE SUCH ARE REQUIRED on 0.91 acres at the northeast corner of Tropical Parkway and Monte Cristo Way (APN 125-27-203-011), R-E (Residence Estates) Zone, Ward 6 (Ross) [PRJ-58883], was considered by the Planning Commission on June 9, 2015.

The Planning Commission voted to recommend **APPROVAL** of your request, subject to the following:

Planning

1. This approval shall be void two (2) 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.
2. 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.
3. A Waiver from of Title 19.02.240 to allow no street lighting where such is required is approved.
4. These Conditions of Approval shall be affixed to the cover sheet of any plan set submitted for building permit.
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

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Public Works

6. Sign a Covenant Running with Land agreement for the possible future installation of half-street improvements per City Standards (including curb and gutter, sidewalks, permanent paving, streetlights and possibly fire hydrants and sewers) on Tropical Parkway and Monti Cristo Way adjacent to this site. The Covenant agreement must be recorded with the County Recorder and a copy of the recorded document must be provided to the prior to the issuance of a certificate of occupancy for this site.

This item will be considered by the City Council on July 15, 2015, at 1:00 P.M. in the Council Chambers of City Hall, 495 South Main Street, Las Vegas, Nevada. ***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,



Peter Lowenstein, AICP
Planning Section Manager
Case Planning Division

PL:nl