

LAS VEGAS OFFICE  
1980 Festival Plaza Drive, Suite 650  
Las Vegas, NV 89135  
T: 702.792.7000  
F: 702.796.7181

KAEMPFER

CROWELL

ELISABETH E. OLSON  
[eolson@kcnvlaw.com](mailto:eolson@kcnvlaw.com)  
D: 702.792.7039

March 7, 2024

VIA EMAIL

Mr. Peter Lowenstein  
City of Las Vegas Planning Dept.  
495 S. Main Street  
Las Vegas, NV 89101  
[plowenstein@lasvegasnevada.gov](mailto:plowenstein@lasvegasnevada.gov)

**Re: Request for Hold  
Schulman Properties, LLC - Charleston/Grand Central Parkway  
23-0661 (SUP1, SUP2, VAC1 & SDR1) - Item No. 21**

Dear Mr. Lowenstein:

Please be advised that this office represents the Applicant in the above-referenced matter. This item is scheduled to be heard at the Las Vegas Planning Commission hearing on **March 12, 2024**. We respectfully request it be held in abeyance for 30 days or until the **April 9, 2024** Las Vegas Planning Commission hearing. This request is to allow for coordination with Public Works as it relates to the public improvement project for the railroad.

Thank you for your kind consideration and please reach out to our office should you have any questions or concerns.

Sincerely,

KAEMPFER CROWELL



Elisabeth E. Olson

EEO/jcm

Submitted after final agenda

ITEMS 21a-d  
RECEIVED 03/07/24  
03/12/24 PC MEETING



Real Property Management  
1180 Military Tribute Place  
Henderson, NV 89074

# School Development Tracking Form

<http://facilities.ccsd.net/departments/real-property-management/>

Date Filed 03/08/2024 Application Number 23-0661-SDR1 Entity LV

Company Name Kaempfer Crowell

Contact Name \_\_\_\_\_

Contact Mailing Address \_\_\_\_\_

City \_\_\_\_\_ State \_\_\_\_\_ Zip Code \_\_\_\_\_

Phone (702) 792-7000 Mobile \_\_\_\_\_ Fax \_\_\_\_\_ Email \_\_\_\_\_

Project Name Illumina Midtown

Project Description Charleston Blvd. & Grand Central Pkwy.  
275 Multi-Family units

APN's 139-33-810-003 & 004

Student Yield	Elementary School	Middle School	High School
Single-Family Units (1)	x 0.142 = 0	x 0.080 = 0	x 0.130 = 0
Multi-Family Units (2) 275	x 0.124 = 35	x 0.061 = 17	x 0.080 = 22
Resort Condo Units (3)			
<b>Total</b>	<b>35</b>	<b>17</b>	<b>22</b>

(1) Single Family unit is defined as single family detached home, mobile home, and townhouse.

(2) Multi-Family unit is defined as apartment, multiplexes, and condominiums.

(3) Resort Condominium units for tracking purposes only.

\* To be completed by CCSD

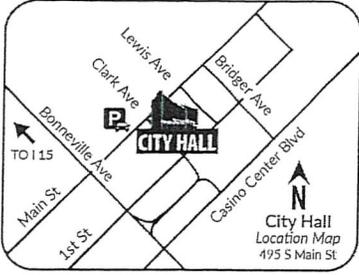
Schools Serving the Area*					
Name	Address	Grade	Capacity	Enrollment	Site Date
Wasden ES	2831 Palomino Ln.	K-5	717	451	02/01/2024
Martin MS	200 N. 28th St.	6-8	1,697	1,202	02/01/2024
Rancho HS	1900 Seales Ave.	9-12	2,368	2,907	02/01/2024

\* **CCSD Comments** Rancho HS is over capacity for the 2023-2024 school year. Rancho HS is at 122.76% of program capacity.

Approved  Disapproved

City of Las Vegas, Department of Community Development  
495 South Main Street  
Las Vegas, Nevada 89101

**Return Service Requested**  
**Official Notice of Public Hearing**



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I SUPPORT  
this Request



I OPPOSE  
this Request

Please use available blank space on card for your comments.  
**23-0661 and 23-0661-SUP1 and 23-0661-SUP2 and 23-0661-SDR1**  
Planning Commission Meeting of **03/12/2024**

93 89DFNP1 89104

*Return to Sender*  
*City of Las Vegas*  
*495 S main*  
*LV NV 89101*

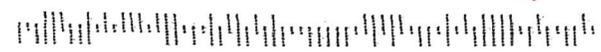
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MAR 11 2024  
Dept of Planning  
City of Las Vegas

PRSR  
FIRST CLASS MAIL  
U.S. Postage  
PAID  
Las Vegas, NV  
Permit No. 1630

23-0661  
16203105009  
197 E CALIFORNIA STREET LLC  
197 E CALIFORNIA AVE STE 201  
LAS VEGAS NV 89104

OFFICE OF THE CITY CLERK  
2024 MAR 7 PM 12:05  
RECEIVED

*Item 21*  
*A*

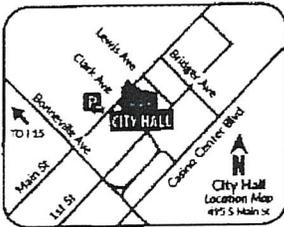


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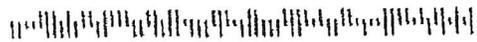
23-0661  
16203101002  
STICKY 2 L L C  
2118 EDGEWOOD AVE  
LAS VEGAS NV 89102

I SUPPORT  
this Request

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**23-0661 and 23-0661-SUP1 and 23-0661-SUP2 and 23-0661-SDR1**  
Planning Commission Meeting of 03/12/2024

09 BROFNPI 09102



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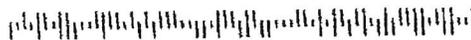
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Planning Commission Meeting of 03/12/2024

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LAS VEGAS NV 89102

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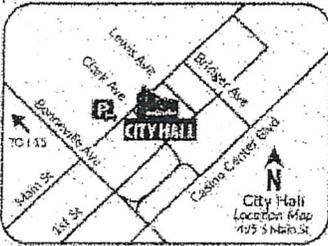


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23-0661  
16203110076  
L & J INVESTMENT L L C  
625 NORTH WEST KNOLL DR  
WEST HOLLYWOOD CA 90069



I SUPPORT  
this Request

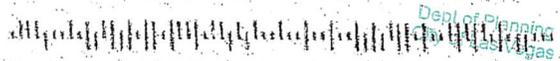


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Planning Commission Meeting of 03/12/2024

Hem 21  
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Las Vegas

46 BPDFN1 9069



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23-0661  
16203110141  
ART DISTRICT PARTNERS INVESTMENT  
FUNDS L L C  
625 N WEST KNOLL DR  
WEST HOLLYWOOD CA 90069



I SUPPORT  
this Request

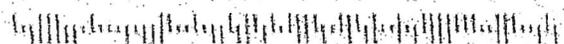


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Planning Commission Meeting of 03/12/2024

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## Planning Comments

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**From:** noreply@formstack.com  
**Sent:** Monday, March 4, 2024 11:53 AM  
**To:** Planning Comments  
**Subject:** Planning Application Comments Form

**CAUTION:** This email originated from an **External Source**. Please **use caution** before opening attachments, clicking links, or responding to this email. **Do not sign-in with your City of Las Vegas account credentials.**



### Formstack Submission For: Planning App Comments Submitted at 03/04/24 11:52 AM

**Meeting Date:** Tuesday, March 12, 2024

**Project Number:** 23-0661

**Position:** I support the project but OPPOSE a related application

**Planning Application Number(s):** 23-0661

**Name:** Becky Miller

**Residential or Business Address:** 1235 S. Main St  
Las Vegas, NV 89104

**Phone:** (702) 592-0929

**Email:** 18b.becky@gmail.com

**Comments:**

I actually support this project IF they have adequate parking for all of the residents and for all of the mixed use retail, bars and restaurants and IF they do not build right up to the property line because we need landscaping visible to drive by traffic.

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