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November 16, 2023

VIA ELECTRONIC UPLOAD

CITY OF LAS VEGAS
DEPARTMENT OF PLANNING
495 Main Street, 3rd Floor
Las Vegas, NV 89101

***Re: Justification Letter – Special Use Permit for Package Alcohol, Off-Premise
Marketon - APN: 138-01-312-002 5831 Craig Road***

To Whom It May Concern:

Please be advised this office represents Marketon (the “Applicant”) in the above-referenced matter. The project is located within an existing shopping center, near W Craig Road and N. Jones Boulevard, more particularly described as Assessor’s Parcel Number (APN) 138-01-312-002 (“Site”). The Site is zoned C-1. The Applicant is requesting a special use permit for package alcohol, off premise sales in conjunction with a proposed grocery store.

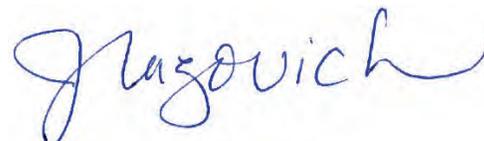
SPECIAL USE PERMIT

Within C-1 zoning, a special use permit is required for package alcohol, off premise. The Applicant’s primary business is a 26,917 square foot grocery store and the sale of alcohol for off-premise consumption is standard within most grocery stores. The Site otherwise remains unchanged. This use is harmonious and compatible with the other uses in the center and will not negatively impact the area.

Thank you in advance for your consideration of this project, and please do not hesitate to contact Ann Pierce or me with any questions.

Sincerely,

KAEMPFER CROWELL



Jennifer Lazovich

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23-0588
11/16/2023