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July 18, 2023

Ms. Brenda Perez, Planner
Comprehensive Planning Department
City of Las Vegas
495 S Main St
Las Vegas, NV 89101

RE: 138-02-113-001/4660 N Rancho DR./PRJ 23-0371

Dear Ms. Perez:

This is the site of the proposed TEACH Las Vegas Charter School Expansion is to be generally located 4660 N Rancho DR on 6.42 acres at the site of the current TEACH Las Vegas Charter School facility. The TEACH Las Vegas Charter School currently serves approximately 333 students in Grades K-8 and is planned to serve 975 students in Grades K-12, with the proposed expansion.

We are requesting a Site Development Review (SDR) to allow temporary trailers as permanent buildings. Two buildings are proposed adjacent to Rancho, however, they are screened from view from Rancho by intense landscaping. There are two additional buildings proposed for the elementary school, with additional restroom buildings located throughout the site. There are 22 existing elementary/middle school classrooms, and we are adding 8 additional classrooms in the modular. Additional recreational areas are being added and we are requesting a use permit for a high school. A recreation field is being added for the high school. The high school is proposed as a two story, 16,690 square foot building with 11 classrooms. There are currently 191 parking spaces, and 189 parking spaces are

23-0371
07/19/2023

required with the expansion. The parking lot will remain the same, however, two spaces being removed.

The TEACH Las Vegas Charter School plans to operate with two arrival/dismissal times with drop-off at 7:40 AM and 8:10 AM and dismissal at 2:35 PM and 3:05 PM to comply with the required 30-minute separation between bell times.

Student pick-up locations are planned to be provided on the north and west side of the existing building providing approximately 2,600 feet of queuing on-site.

REQUESTED APPLICATIONS:

SDR for new structures/recreation space
SUP for a new high school

We believe this is a good location for the expansion of the school, there is plenty of room for the high school plus additional recreational space is being added, providing for an attractive appearance. We respectfully request your approval.

Yours truly,

Lucy Stewart

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23-0371
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