

February 25, 2025

Land Development & Community Services
City of North Las Vegas
2250 Las Vegas Blvd. North, #114

***Re: Letter Of Intent Application for
Special Use Permit for APN: 124-26-816-003***

To Whom It May Concern:

Please be advised this represents Zhi Hua Dong and MEA168 LLC, the business owner in the above-referenced matter (hereinafter the "Applicant"). The Applicant is applying for a Special Use Permit for her proposing a massage establishment project on approximately 1,192 gross square feet that includes 4 massage rooms and operates from 9 am to 9 pm daily base in a multiple-tenant commercial shopping center, generally located at 5725 Losee Road #115 in North Las Vegas, Nevada 89081, more particularly described as APN: 124-26-816-003 (the Site). The Site is currently zoned PUD (Planned Unit Development District).

The Site front is along Losee Road. Cross street to the east is an existing general commercial shopping center, zoned C-1. To the south next is an existing gasoline station that, zoned C-1. To west and north is an existing residential community, zoned SFR, but this residential community is built a wall around the whole community that blocked the people to go directly from the residential community to the shopping center and they have to drive around from the community entrances that are at least over 2,000 feet from the Site.

Thank you in advance for your consideration of these applications. If you have any questions or need additional information, please let me know.

Sincerely



Franklin Liu
Representative
MEA168 LLC
702-742-2373
Frankliuc21@gmail.com

OWNER :

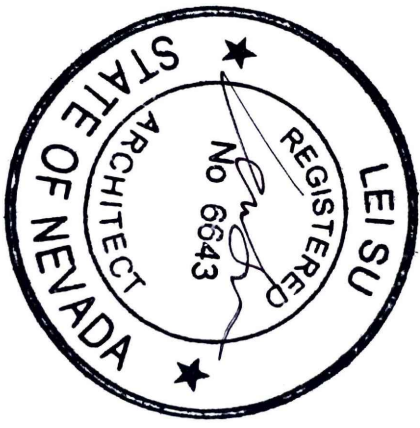
MEA 168 /
NORTHERN STAR
5725 LOSEE ROAD, #115
NORTH LAS VEGAS, NV, 89081
Phone: (702) 742-2373

ARCHITECT :

LS
ARCHITECTURE,
LLC

3651 Lindell Road, Suite D1078
Las Vegas, NV, 89205
Phone: (702) 232-8916

SEAL :



CONSULTANT :



MESSAGE
5725 LOSEE ROAD, #115
NORTH LAS VEGAS, NV, 89081

PROJECT :

REVISIONS :

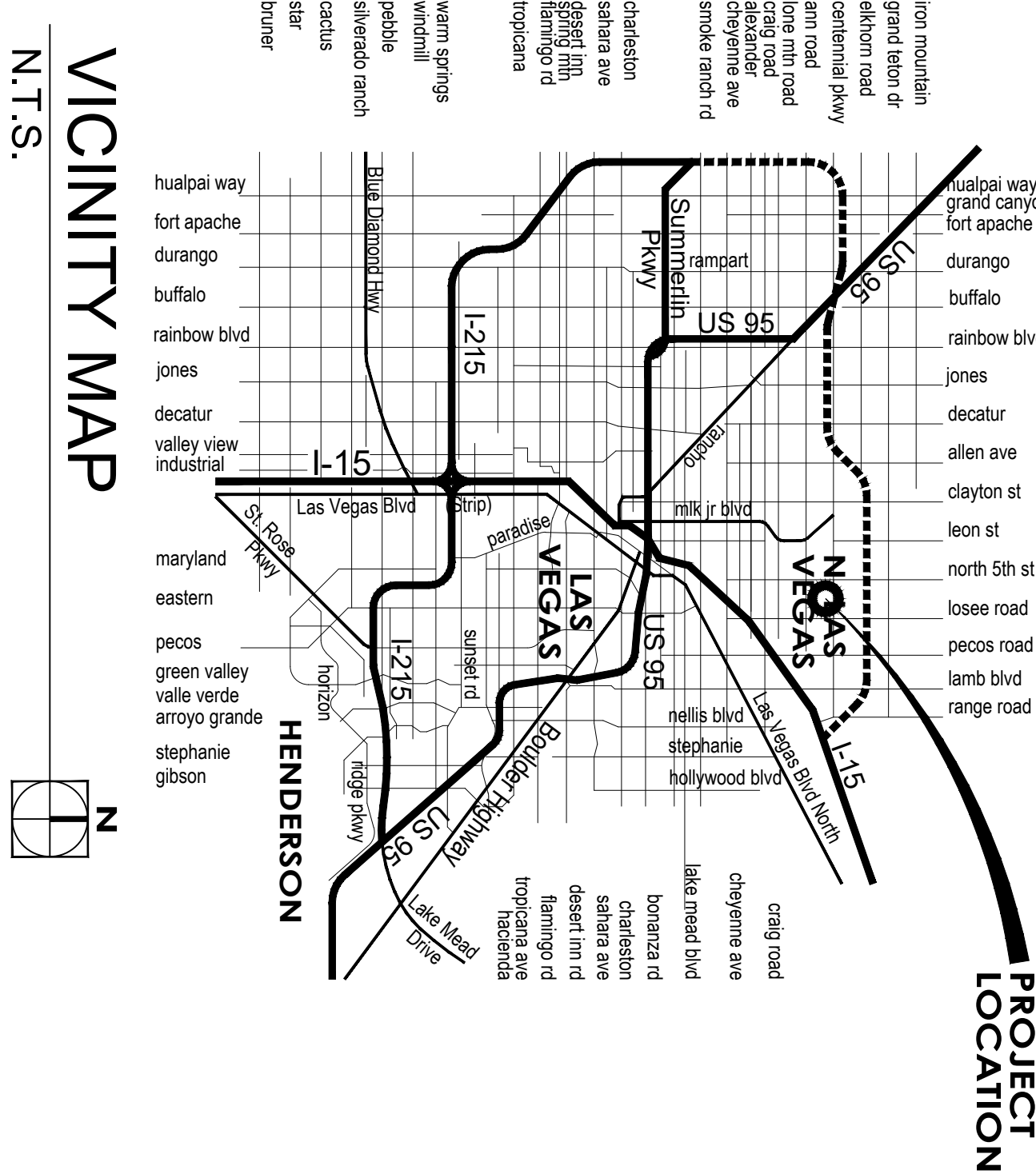
NO.	DATE	ISSUE

DRAWING TITLE :

SITE PLAN

PROJECT NO. 2530
DATE 02/25/2025
SHEET NUMBER

VICINITY MAP:



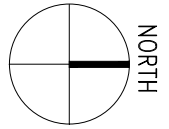
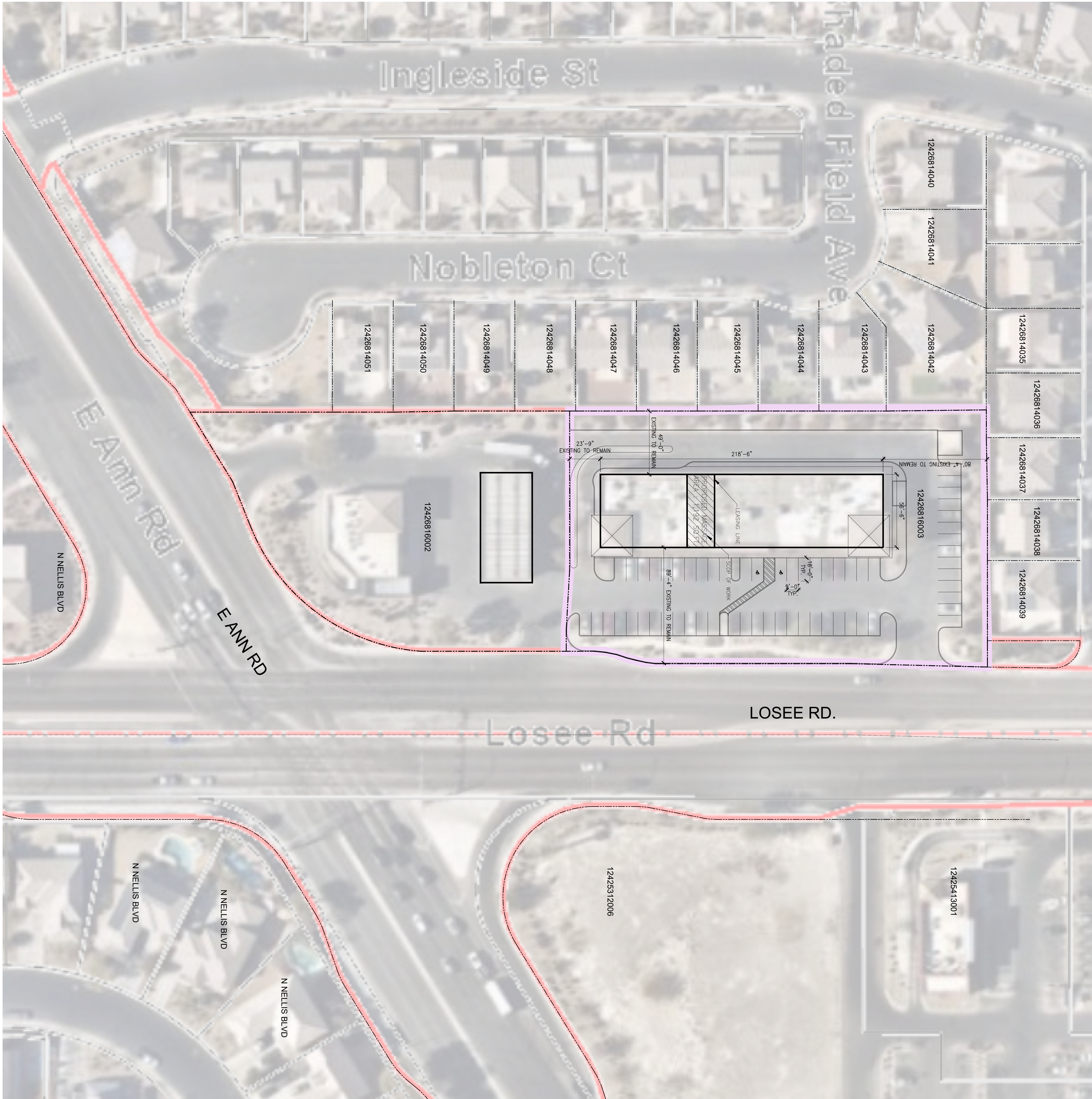
SITE INFORMATION

APN: 124-26-816-003
Zoning Type: R10
Site Area: 1.44 Acres
Lot Coverage: 12,303 / 62,728 = 20%

BUILDING AREA: 12,303 SQ. FT.

PARKING CALCULATIONS:

THE WHOLE PARKING SPACE WILL BE KEPT AS IS.





BARBER SHOP

• FADES • FLAT TOPS
• RAZOR FADES • BOWL CUTS
• CAESAR CUTS • BLOW OUTS

NORTH STAR
BARBER SHOP

• STRAIGHT • BEARD &
• RAZOR • MUSTACHE
• SHAVING • TRIM

110

115

NEVADA
H3A2P
UFC
MADE BY UFC

No liability is assumed for the accuracy of the data delineated herein. Information on roads and other non-assessed parcels may be obtained from the Road Document Listing in the Assessor's Office.



- | | | | | | | | | | |
|-----|-----|-----|----|----|----|----|----|----|----|
| 100 | 101 | 102 | 10 | 6 | 5 | 4 | 3 | 2 | 1 |
| 125 | 124 | 123 | 12 | 7 | 8 | 9 | 10 | 11 | 12 |
| | | | | 18 | 17 | 16 | 15 | 14 | 13 |
| 138 | 139 | 140 | 14 | 19 | 20 | 21 | 22 | 23 | 24 |
| 162 | 161 | 160 | 16 | 30 | 29 | 28 | 27 | 26 | 25 |
| | | | | 31 | 32 | 33 | 34 | 35 | 36 |
- Scale: 1" = 200'
- Rev: 1/8/2019

5 | 1 | 5 | 1

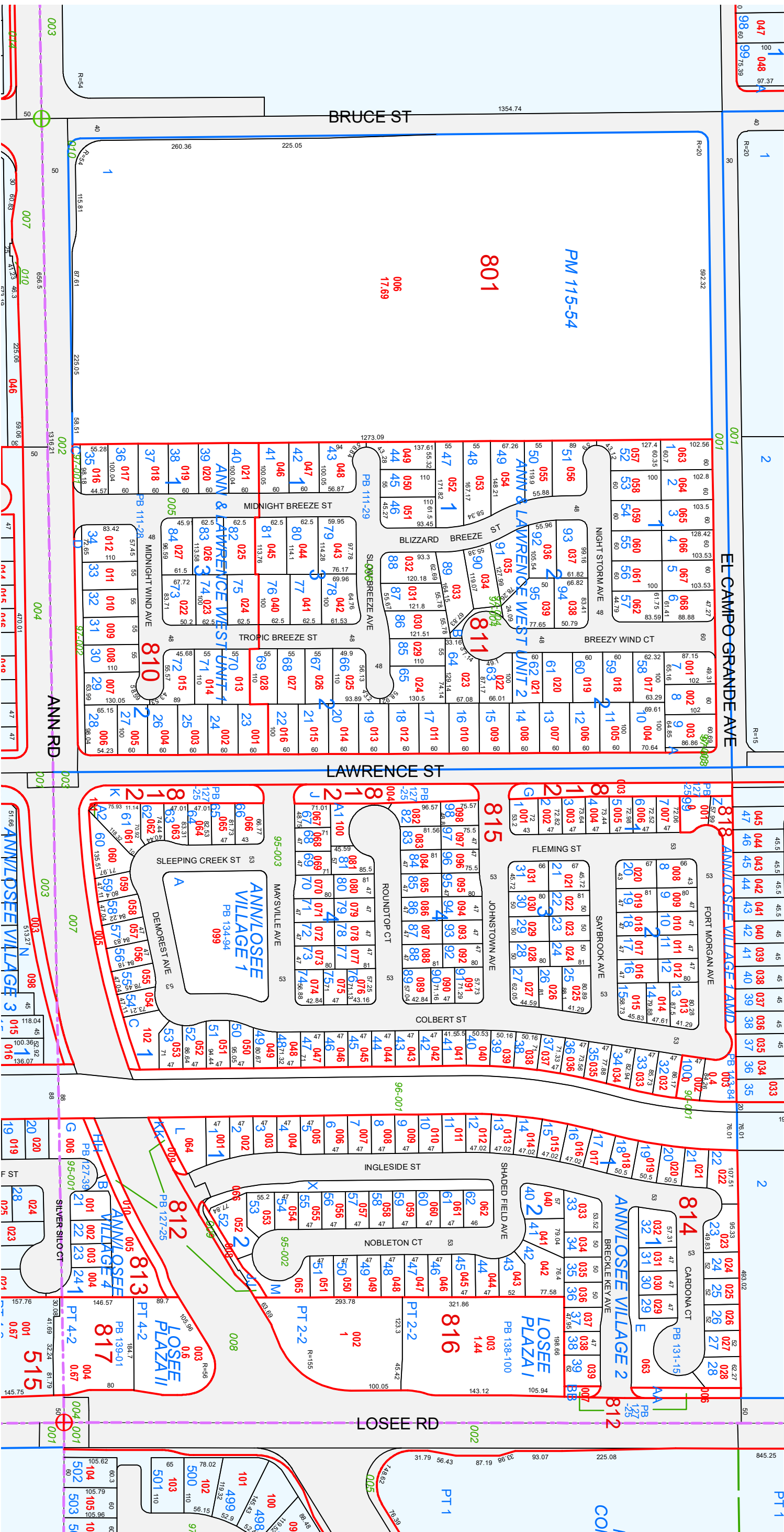


T19S R61E

SEC. 26

MAP
S 2 SE 4

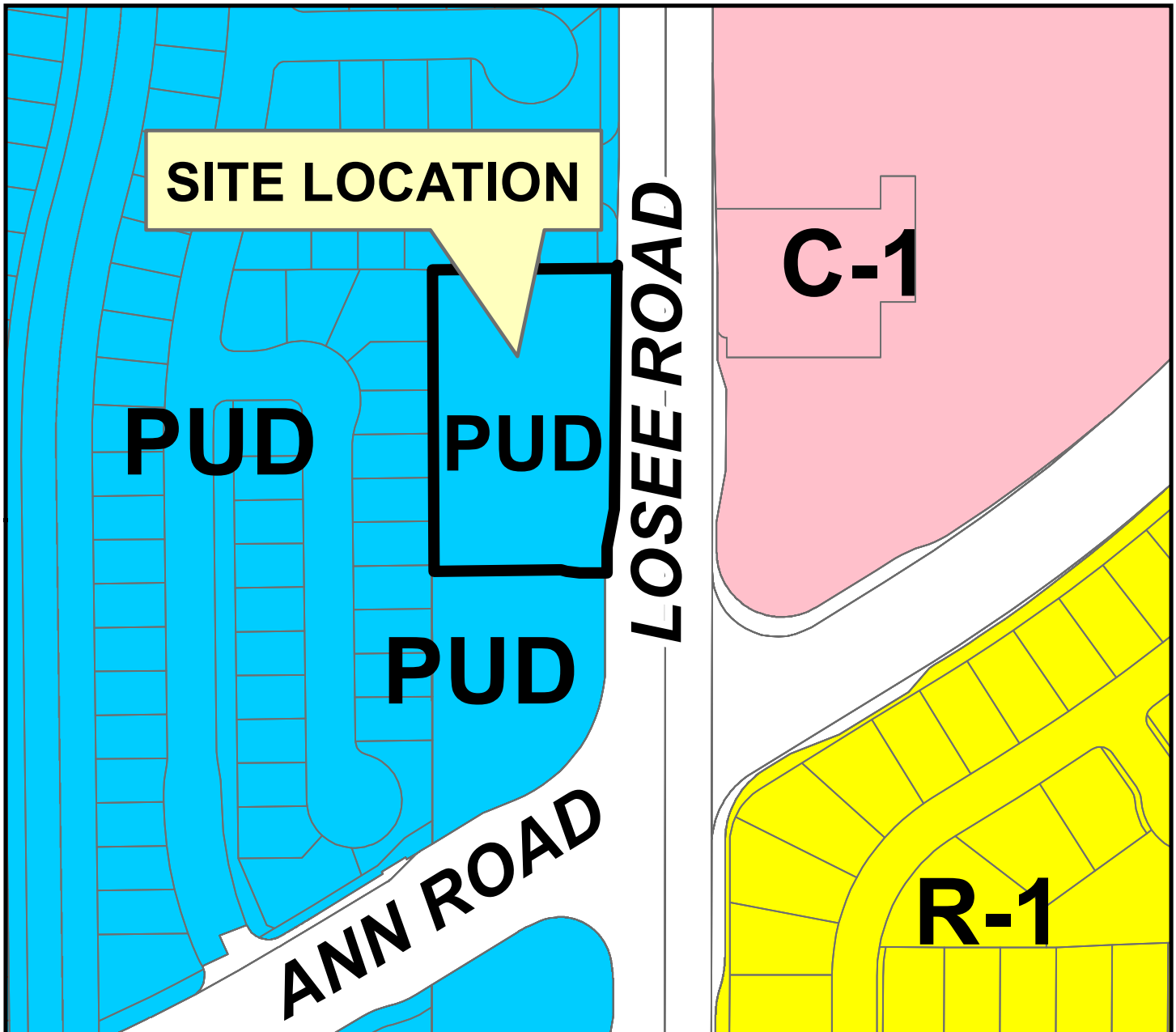
124-26-8





THE CITY OF NORTH LAS VEGAS

Location & Zoning Map



Applicant: Mea 168 LLC
Application Type: Special Use Permit
Request: To Allow a Massage Establishment
Project Info: 5725 Losee Road Suite 115
Case Number: SUP-03-2025

03/04/2025

