

**Rody Yousif - Sole Member**  
**Platinum Management Group 8 LLC**

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December 2, 2025

Clark County Business License  
500 South Grand Central Parkway  
Las Vegas, NV 89155

RE: Request for Waiver of 1,500-Foot Distance Separation Requirement  
3525 S Fort Apache Rd, Las Vegas, Nevada

To Whom It May Concern:

I, Rody Yousif, am the sole member and authorized representative of Platinum Management Group 8 LLC, the applicant for a business license at 3525 S Fort Apache Rd, Las Vegas, Nevada. Our application is being represented by Jay Brown, Esq. of Brown, Brown & Premsrirut.

In accordance with Clark County Code, we respectfully submit this formal request for a waiver of the 1,500-foot distance separation requirement from a school.

**Distance Separation Details**

According to the Certified Evidence of Separation Distance Survey prepared by HMC Land Surveying, LLC, dated October 24, 2025, and included with this request:

- The only school located within the 1,500-foot analysis area is Hayes Elementary School, 9620 W Twain Ave, Las Vegas, NV 89147
- Based on the certified survey measurements, the distance from the nearest entrance of Hayes Elementary School to the proposed business location at 3525 S Fort Apache Rd is 1,398 feet (measured to the school's northern-most driveway).

The survey confirms that the measurement was performed in accordance with Nevada Revised Statutes and Clark County requirements, using the required pedestrian-travel method from the school entrance along approved pathways.

### **Basis for Waiver Request**

Because the certified measurement identifies a distance of 1,398 feet, which is 102 feet short of the 1,500-foot requirement, Platinum Management Group 8 LLC is respectfully requesting a waiver based on the following compelling justification:

1. The separation deficiency is minimal and does not indicate any direct conflict or exposure risk to the school.
2. The school entrance used for measurement is a bus-only directional driveway, limiting public pedestrian access, thus reducing practical proximity concerns.
3. All operations of the applying business will comply fully with Clark County laws, security requirements, age-restricted product control, and operating conditions.
4. The applicant has a long and compliant operating history in Clark County with no adverse licensing actions.

### **Request**

Platinum Management Group 8 LLC respectfully requests that Clark County Business Licensing grant a waiver of the 1,500-foot school distance separation requirement for the property located at 3525 S Fort Apache Rd based on the documented certified distance, the nature of the school entrance, and the minimal variance from code requirements.

Should the Department require any additional documentation, appearance, or supplemental explanation, please feel free to contact me.

Sincerely,

Rody Yousif

A handwritten signature in black ink, appearing to read 'Rody Yousif', with a stylized, flowing script.