

Subject: Document information

From: Intimate Dealings Manager <info@intimatedealings.com>

Date: 5/9/23, 13:59

To: Assessorsoffice@whitepinecountynv.gov

Hello,

I was wondering if there is a way I could view document #396600 for parcel ID [001-161-02](#) ?

Russell Greer

Intimate Dealings LLC

NV Business ID: NV20222429675

info@intimatedealings.com

[\(623\) 335-2646](tel:(623)335-2646)

<http://www.intimatedealings.com/>

Subject: Building Code Question
From: Intimate Dealings Manager <info@intimatedealings.com>
Date: 5/16/23, 18:28
To: jdrew@whitepinecountynv.gov, Christopher Wilson
<iamchristopherwilson@gmail.com>

Hi, Jennifer

I am with a company that is possibly going to build a brothel in Ely on land parcel [001-143-04](#) . We also are trying to buy the shuttered Green Lantern.

Can you please tell me if there are any height limits with brothels in Ely? I can't find it in your city code.

Thanks.

Russell

Intimate Dealings LLC
NV Business ID: NV20222429675
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[\(623\) 335-2646](tel:(623)335-2646)
<http://www.intimatedealings.com/>

Subject: Parcel question

From: Intimate Dealings Manager <info@intimatedealings.com>

Date: 6/6/23, 15:26

To: Assessorsoffice@whitepinecountynv.gov

Good afternoon,

I am with an LLC looking to purchase land to start a brothel in Ely.

I contacted the person who owns Lots 6-10 in Block X. His name is Michael. Per the Ely City Brothel zoning Code, it says brothels can only be near the intersections of High Street and some specific blocks, one of which is Block X. However, when I look at the land on the assessor site, the designated parcel land use says it's vacant and is for residential use.

So I guess I'm confused. Why does Ely City Code 5-1-16 say that brothels can only be in this designated area, but one of the designated areas per the assessor site is residential use? Or am I just reading too much into this and it's just simply a website description?

Russell

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Subject: Re: Parcel question

From: Intimate Dealings Manager <info@intimatedealings.com>

Date: 6/14/23, 17:28

To: Burton Hilton <BHilton@whitepinecountynv.gov>

Hi Burton.

I appreciate the info. I will reach out to them.

Best,

Russell

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On Jun 14, 2023, at 4:21 PM, Burton Hilton <BHilton@whitepinecountynv.gov> wrote:

Unfortunately we don't have any in Ely anymore. There are some that come here and do appraisals.

Janelle Wright
janelle@jswanv.com
775-762-9732

Kevin Willard
Willard123@comnett.net
702-281-4354

Burton

From: Intimate Dealings Manager <info@intimatedealings.com>

Sent: Wednesday, June 14, 2023 4:14 PM

To: Burton Hilton <BHilton@whitepinecountynv.gov>

Cc: Assessor's Office <Assessorsoffice@whitepinecountynv.gov>

Subject: Re: Parcel question

Hi, Burton.

Do you know of any private land appraisers in Ely?

Thanks.

Russell

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On Jun 14, 2023, at 11:58 AM, Intimate Dealings Manager
<info@intimatedealings.com> wrote:

Hi, Burton

My company is actually talking with the owners of the former Green Lantern at 95 High Street. The owner

Russell

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On Jun 6, 2023, at 3:40 PM, Burton Hilton
<BHilton@whitepinecountynv.gov> wrote:

Hi Russell,

The land use codes you see are just a coding system that we use internally in our office. They do not have anything to do with the zoning or what the city code states. If a brothel were to built in on those lots, we would change the land use code that we use to a 400 which is commercial. We appraise for taxes what is on a parcel, regardless of where it is located. Basically we are just saying that it is currently vacant land and not making any distinction to what the zoning or code allow for.

For any questions on building a brothel you should contact the Building/Planning Department at 775-289-6500.

Burton Hilton
White Pine County Assessor
297 Nevada Northern Rail Way, Suite 3
Ely, NV 89301
775-293-6542

From: Intimate Dealings Manager <info@intimatedealings.com>
Sent: Tuesday, June 6, 2023 3:27 PM
To: Assessor's Office <Assessorsoffice@whitepinecountynv.gov>
Subject: Parcel question

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Subject: Re: Parcel question

From: Intimate Dealings Manager <info@intimatedealings.com>

Date: 6/14/23, 16:14

To: Burton Hilton <BHilton@whitepinecountynv.gov>

CC: Assessor's Office <Assessorsoffice@whitepinecountynv.gov>

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Subject: List of renovation contractors
From: Intimate Dealings Manager <info@intimatedealings.com>
Date: 6/15/23, 10:37
To: Jennifer Drew <jdrew@whitepinecountynv.gov>

Hi, Jennifer.

I was just seeing if the White Pine County building/planning has a list of renovation contractors who work in Ely who could provide me a building renovation estimate?

Thanks.
Russell

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Subject: Re: Parcel question

From: Intimate Dealings Manager <info@intimatedealings.com>

Date: 6/19/23, 00:20

To: Burton Hilton <BHilton@whitepinecountynv.gov>

CC: Assessor's Office <Assessorsoffice@whitepinecountynv.gov>

Hi, Burton

One more question: I realize on your site, you have converted sketches of buildings. Do you know if White Pine County has detailed floor plans of buildings on file? Like an in-depth lay out of rooms, etc, when buildings are first built or remodeled? If so, which department would I contact to get those?

My LLC is in negotiations with buying a building in Ely and I'm not sure if the current owners have the floor plans on them and I can't imagine the County not having that kind of document. So just seeing who I contact for that.

Russell

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On Jun 14, 2023, at 10:53 PM, Intimate Dealings Manager
<info@intimatedealings.com> wrote:

Subject: Re: Parcel question

From: Intimate Dealings Manager <info@intimatedealings.com>

Date: 6/20/23, 08:14

To: Melanie Cato <MCato@whitepinecountynv.gov>

CC: Burton Hilton <BHilton@whitepinecountynv.gov>, Assessor's Office <Assessorsoffice@whitepinecountynv.gov>, Christopher Wilson <iamchristopherwilson@gmail.com>

Ok, thank you, Melanie.

Russell

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<http://www.intimatedealings.com/>

On Jun 20, 2023, at 8:09 AM, Melanie Cato <MCato@whitepinecountynv.gov> wrote:

Russell,

If there is floor plans, it would be the building department. Their number is 775-289-6500.

From: Intimate Dealings Manager <info@intimatedealings.com>

Sent: Monday, June 19, 2023 12:21 AM

To: Burton Hilton <BHilton@whitepinecountynv.gov>

Cc: Assessor's Office <Assessorsoffice@whitepinecountynv.gov>

Subject: Re: Parcel question

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Re: Parcel question

<http://www.intimatedealings.com/>

On Jun 14, 2023, at 10:53 PM, Intimate Dealings Manager
<info@intimatedealings.com> wrote:

Subject: Re: Parcel question

From: Intimate Dealings Manager <info@intimatedealings.com>

Date: 6/20/23, 10:34

To: Melanie Cato <MCato@whitepinecountynv.gov>

CC: Burton Hilton <BHilton@whitepinecountynv.gov>, Assessor's Office <Assessorsoffice@whitepinecountynv.gov>, Christopher Wilson <iamchristopherwilson@gmail.com>

Hi,

I called the planning and building department and they don't have floor plans either.

The building in question is 95 High Street (the former Green Lantern brothel). My LLC is in talks of purchasing the land/property. The owner is allowing me to do appraisals/renovation estimates and so a floor plan would make it easier for us to know where everything is. So now we will have to go in manually to look at and map out every room.

I did notice on March 2023, your office did a rendering of the building. Can you help me understand your measurements? Do you know how many rooms are in each building/trailer?

Can you help me understand what WEP and CFW stands for?

image0.jpeg

Russell

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On Jun 20, 2023, at 8:14 AM, Intimate Dealings Manager <info@intimatedealings.com> wrote:

Ok, thank you, Melanie.

Russell

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To: Burton Hilton <BHilton@whitepinecountynv.gov>
Cc: Assessor's Office <Assessorsoffice@whitepinecountynv.gov>
Subject: Re: Parcel question

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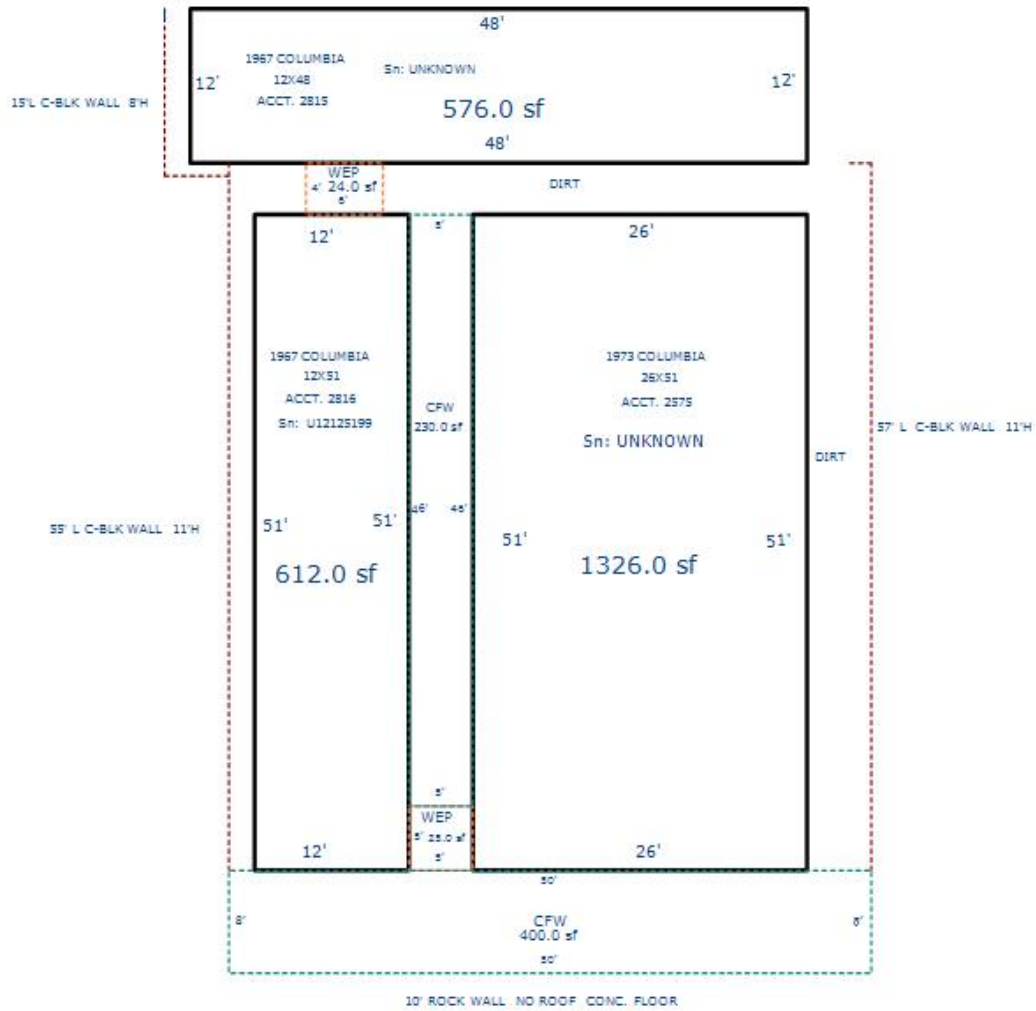
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On Jun 14, 2023, at 10:53 PM, Intimate Dealings Manager
<info@intimatedealings.com> wrote:

—image0.jpeg—

Re: Parcel question



—Attachments:—

image0.jpeg

35.7 KB

Subject: Ely Brothel building questions

From: Intimate Dealings Manager <info@intimatedealings.com>

Date: 7/17/23, 11:23

To: jdrew@whitepinecountynv.gov

CC: Haley Potter <hfactordesignstudio@gmail.com>

Hi, Jennifer

I briefly called you this morning about design requirements for building brothels there in Ely and you asked me to email you. I have CC'd Haley, who will be drafting the floor plans.

My LLC is in the process of purchasing 95 High Street. It is the site of the former Green Lantern. So it's in correctly zoned property.

A contractor and myself, with the permission of the current owners, examined the site this last weekend and it is absolutely a disaster and we would be demolishing and building brand new.

The questions I have for any prospective building are:

1. Is the current setback up to code or would we need to push the building further back?
2. What is the maximum height of a brothel? And would that height maximum also include any light fixtures (like a colorful light put on top of the building)?
3. Would Ely allow brothels to have second floors?
4. Would Ely allow lights on top of a brothel? I notice the casinos there have lights. Is there a light requirement?
4. What is the maximum marquee height? I notice there's already an empty marquee pole there that I would guess is 15 feet tall. Would Ely allow taller so it can be seen from the Highway? And is there any marquee requirements regarding color, design, etc?
5. What is required for the sex workers' rooms? A sex worker at one of the other brothels in Ely told me each sex worker room must have a sink. What minimum size must the rooms be?
6. Where in the building must fire sprinklers be?
7. Any Brothel bar requirements?
8. Any exit/entrance requirements?
9. Can the Brothel be built out of any material?

10. We were thinking of putting a cafe inside of the brothel building, but it would essentially be its own separate business with separate entrance and a wall separating it from the actual Brothel. Would this be allowed? I included concept art I had an artist draw to illustrate what I mean.

Lastly: What is the current turn-around time for granting building permits? Does Ely allow an expedited process?

Thank you for your consideration and I hope to hear from you soon.

Russell

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<http://www.intimatedealings.com/>

<https://www.crunchbase.com/organization/intimate-dealings-llc>

<https://www.linkedin.com/in/russellgreerutah26>

Subject: Re: Ely Brothel building questions
From: Intimate Dealings Manager <info@intimatedealings.com>
Date: 7/19/23, 18:06
To: Craig Peterson <BuildingOfficial@cityofelynv.gov>
CC: Jennifer Drew <JDrew@whitepinecountynv.gov>, Haley Potter <hfactordesignstudio@gmail.com>

PS
Would you be so kind as to tell us if 001-143-04 has sewage, electric and water connections on it? And please confirm it's also in brothel zoned land. The Ely code says the land falls under brothel zoned area.

Russell

Intimate Dealings LLC
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<https://www.crunchbase.com/organization/intimate-dealings-llc>
<https://www.linkedin.com/in/russellgreerutah26>

On Jul 19, 2023, at 4:22 PM, Intimate Dealings Manager <info@intimatedealings.com> wrote:

Craig

We greatly appreciate the answers. Please keep us informed. We are happy to make a presentation to the city council too.

Russell

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On Jul 19, 2023, at 3:55 PM, Craig Peterson <BuildingOfficial@cityofelynv.gov> wrote:

Also,

3-6-8: IMPOSITION OF OTHER RESTRICTIONS:

The council may, in its discretion and to promote the health, safety and welfare of the people of the city and to promote the orderly conduct of the operation, impose additional restrictions, including, but not limited to, the following:

- A. Limit Number Of Prostitutes: Limitation of the number of prostitutes that may be working in an operation;
- B. Limit Type, Signing And Size Of Building: Limitation on the type, signing and size of building in which an operation may be conducted;
- C. Time Of Imposition: The council may impose restrictions pursuant to this section prior, or after issuance of license.

The proposed building and signage may need to go in front of the prostitution board for approval, ill find out, if so it will add at least 2 weeks to the process.

From: Intimate Dealings Manager <info@intimatedealings.com>
Sent: Wednesday, July 19, 2023 11:10 AM
To: Jennifer Drew <JDrew@whitepinecountynv.gov>
Cc: Haley Potter <hfactordesignstudio@gmail.com>; Craig Peterson <BuildingOfficial@cityofelynv.gov>
Subject: Re: Ely Brothel building questions

Hey, I appreciate it so much, Jennifer. We are just wanting to make sure we design and build it correctly because I know a person at the Stardust brothel was telling me they can't utilize some of their rooms since they don't meet Ely building code, so obviously, we want to avoid that and be fully compliant. 😊

Looking forward to the answers.

Best,

Russell

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On Jul 19, 2023, at 10:35 AM, Jennifer Drew <JDrew@whitepinecountynv.gov> wrote:

Hi Russell,
Craig is working on the list of questions. He will forward the information to you, once he has all of the answers for you.
Thank you,

Jennifer Drew-LESHER
Administrative Assistant
White Pine County/City of Ely Building Dept
501 Mill Street
Ely, NV 89301
Phone (775) 289-6500 Ext. 214
Fax (775) 289-1463

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I was just following up to see if you found the answers to these questions? I also have additional questions:

1. What are the ADA requirements we would need to adhere to in regards to any public restrooms, entrances/exits, hallway widths, bar counter height?
2. Are signs with sexual innuendos (like a road sign depicting two silhouettes having sex) allowed on the property? If not, would any suggestive signage be allowed? I know one Brothel says, "girls, girls, girls."
3. If we were to have a stripper room (mini strip lounge area/DJ event room) area in the brothel, could that area be within the Brothel or would it have to have its own entrance and separate, connected building

Russell

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<https://www.linkedin.com/in/russellgreerutah26>

Subject: Re: Ely Brothel building questions
From: Intimate Dealings Manager <info@intimatedealings.com>
Date: 7/19/23, 11:10
To: Jennifer Drew <JDrew@whitepinecountynv.gov>
CC: Haley Potter <hfactordesignstudio@gmail.com>, Craig Peterson <BuildingOfficial@cityofelynv.gov>

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<https://www.linkedin.com/in/russellgreerutah26>

On Jul 17, 2023, at 11:23 AM, Intimate Dealings Manager <info@intimatedealings.com> wrote:

Hi, Jennifer

I briefly called you this morning about design requirements for building brothels there in Ely and you asked me to email you. I have CC'd Haley, who will be drafting the floor plans.

My LLC is in the process of purchasing 95 High Street. It is the site of the former Green Lantern. So it's in correctly zoned property.

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3. Would Ely allow brothels to have second floors?

4. Would Ely allow lights on top of a brothel? I notice the casinos there have lights. Is there a light requirement?

4. What is the maximum marquee height? I notice there's already an empty marquee pole there that I would guess is 15 feet tall. Would Ely allow taller so it can be seen from the Highway? And is there any marquee requirements regarding color, design, etc?

5. What is required for the sex workers' rooms? A sex worker at one of the other brothels in Ely told me each sex worker room must have a sink. What minimum size must the rooms be?

6. Where in the building must fire sprinklers be?

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9. Can the Brothel be built out of any material?

10. We were thinking of putting a cafe inside of the brothel building, but it would essentially be its own separate business with separate entrance and a wall separating it from the actual Brothel. Would this be allowed? I included concept art I had an artist draw to illustrate what I mean.

Lastly: What is the current turn-around time for granting building permits? Does Ely allow an expedited process?

Thank you for your consideration and I hope to hear from you soon.

Russell

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Subject: Re: Ely Brothel building questions
From: Intimate Dealings Manager <info@intimatedealings.com>
Date: 7/19/23, 16:22
To: Craig Peterson <BuildingOfficial@cityofelynv.gov>
CC: Jennifer Drew <JDrew@whitepinecountynv.gov>, Haley Potter <hfactordesignstudio@gmail.com>

Craig

We greatly appreciate the answers. Please keep us informed. We are happy to make a presentation to the city council too.

Russell

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On Jul 19, 2023, at 3:55 PM, Craig Peterson <BuildingOfficial@cityofelynv.gov> wrote:

Also,

3-6-8: IMPOSITION OF OTHER RESTRICTIONS:

The council may, in its discretion and to promote the health, safety and welfare of the people of the city and to promote the orderly conduct of the operation, impose additional restrictions, including, but not limited to, the following:

- A. Limit Number Of Prostitutes: Limitation of the number of prostitutes that may be working in an operation;
- B. Limit Type, Signing And Size Of Building: Limitation on the type, signing and size of building in which an operation may be conducted;
- C. Time Of Imposition: The council may impose restrictions pursuant to this section prior, or after issuance of license.

The proposed building and signage may need to go in front of the prostitution board for approval, ill find out, if so it will add at least 2 weeks to the process.

From: Intimate Dealings Manager <info@intimatedealings.com>
Sent: Wednesday, July 19, 2023 11:10 AM
To: Jennifer Drew <JDrew@whitepinecountynv.gov>
Cc: Haley Potter <hfactordesignstudio@gmail.com>; Craig Peterson

<BuildingOfficial@cityofelynv.gov>

Subject: Re: Ely Brothel building questions

Hey, I appreciate it so much, Jennifer. We are just wanting to make sure we design and build it correctly because I know a person at the Stardust brothel was telling me they can't utilize some of their rooms since they don't meet Ely building code, so obviously, we want to avoid that and be fully compliant. 😊

Looking forward to the answers.

Best,

Russell

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On Jul 19, 2023, at 10:35 AM, Jennifer Drew <JDrew@whitepinecountynv.gov> wrote:

Hi Russell,

Craig is working on the list of questions. He will forward the information to you, once he has all of the answers for you.

Thank you,

Jennifer Drew-LESHER

Administrative Assistant

White Pine County/City of Ely Building Dept

501 Mill Street

Ely, NV 89301

Phone (775) 289-6500 Ext. 214

Fax (775) 289-1463

From: Intimate Dealings Manager <info@intimatedealings.com>

Sent: Wednesday, July 19, 2023 10:19 AM

To: Jennifer Drew <JDrew@whitepinecountynv.gov>

Cc: Haley Potter <hfactordesignstudio@gmail.com>

Subject: Re: Ely Brothel building questions

Hi, Jennifer

I was just following up to see if you found the answers to these questions? I also have additional questions:

Re: Ely Brothel building questions

1. What are the ADA requirements we would need to adhere to in regards to any public restrooms, entrances/exits, hallway widths, bar counter height?
2. Are signs with sexual innuendos (like a road sign depicting two silhouettes having sex) allowed on the property? If not, would any suggestive signage be allowed? I know one Brothel says, "girls, girls, girls."
3. If we were to have a stripper room (mini strip lounge area/DJ event room) area in the brothel, could that area be within the Brothel or would it have to have its own entrance and separate, connected building

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Subject: Re: Ely Brothel building questions
From: Intimate Dealings Manager <info@intimatedealings.com>
Date: 7/19/23, 10:18
To: jdrew@whitepinecountynv.gov
CC: Haley Potter <hfactordesignstudio@gmail.com>

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Subject: Re: Ely Brothel building questions
From: Intimate Dealings Manager <info@intimatedealings.com>
Date: 7/21/23, 15:46
To: Craig Peterson <BuildingOfficial@cityofelynv.gov>
CC: Jennifer Drew <JDrew@whitepinecountynv.gov>, Haley Potter <hfactordesignstudio@gmail.com>

Hi, Craig

I just tried calling but my phone cut out. I was just following up to see if you know if land parcel [001-143-04](#) has sewage, water and electric on it? I ask because we are looking at purchasing it too.

Thanks.

Russell

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On Jul 19, 2023, at 6:06 PM, Intimate Dealings Manager
<info@intimatedealings.com> wrote:

001-143-04

Subject: Re: Ely Brothel building questions
From: Intimate Dealings Manager <info@intimatedealings.com>
Date: 7/21/23, 16:26
To: Craig Peterson <BuildingOfficial@cityofelynv.gov>
CC: Jennifer Drew <JDrew@whitepinecountynv.gov>, Haley Potter <hfactordesignstudio@gmail.com>

Hey Craig. Sounds good. I appreciate the info. And then can you lastly confirm if that land parcel is zoned to have a brothel? The city code says it is. Just making sure.

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On Jul 21, 2023, at 3:48 PM, Craig Peterson <BuildingOfficial@cityofelynv.gov> wrote:

I don't know, the public works director Mike Cracraft would be the contact on that as I don't believe there is power to the property and Mt Wheeler would be in the know on that, weather or not they could disclose that to you would be up to them

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001-143-04

Subject: Re: Ely Brothel building questions
From: Intimate Dealings Manager <info@intimatedealings.com>
Date: 8/31/23, 12:48
To: Craig Peterson <BuildingOfficial@cityofelynv.gov>
CC: Jennifer Drew <JDrew@whitepinecountynv.gov>

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On Jul 21, 2023, at 4:37 PM, Craig Peterson <BuildingOfficial@cityofelynv.gov> wrote:

It is in the overlay district that allows brothels and other adult entertainment

Craig Peterson, Building Official
City of Ely | White Pine County
501 Mill Street
Ely, Nevada 89301
Office: [\(775\) 289-2430](tel:(775)289-2430)
Mobile: [\(775\) 296-0122](tel:(775)296-0122)
buildingofficial@cityofelynv.gov

From: Intimate Dealings Manager <info@intimatedealings.com>
Sent: Friday, July 21, 2023 4:26:36 PM
To: Craig Peterson <BuildingOfficial@cityofelynv.gov>
Cc: Jennifer Drew <JDrew@whitepinecountynv.gov>; Haley Potter <hfactordesignstudio@gmail.com>
Subject: Re: Ely Brothel building questions

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001-143-04

Subject: Re: Ely Brothel building questions
From: Intimate Dealings Manager <info@intimatedealings.com>
Date: 8/31/23, 13:49
To: Craig Peterson <BuildingOfficial@cityofelynv.gov>
CC: Jennifer Drew <JDrew@whitepinecountynv.gov>

Thank you for the reply. I will contact the city clerk. I thought you had said you would. Maybe I misunderstood.

Thanks.

Russell

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On Aug 31, 2023, at 1:34 PM, Craig Peterson <BuildingOfficial@cityofelynv.gov> wrote:

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From: Intimate Dealings Manager <info@intimatedealings.com>
Sent: Thursday, August 31, 2023 12:48:15 PM
To: Craig Peterson <BuildingOfficial@cityofelynv.gov>
Cc: Jennifer Drew <JDrew@whitepinecountynv.gov>
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001-143-04

Subject: Re: Ely Brothel building questions
From: Intimate Dealings Manager <info@intimatedealings.com>
Date: 9/11/23, 15:22
To: Craig Peterson <BuildingOfficial@cityofelynv.gov>
CC: Jennifer Drew <JDrew@whitepinecountynv.gov>

Hi, Craig.

I sent feelers out to the city council.

The Ely Code doesn't specify what kind of buildings can/can't be used for brothels. Currently, the buildings at 95 High are run down manufactured homes. One option we are exploring is demolishing and putting in new manufactured homes (mostly as a cost saver since the Ely brothel market appears mixed and also no local contractors want to touch a brothel, so it would be even more expensive hauling Vegas area construction workers over, to add to the costs of building). Would manufactured homes be allowed as a brothel and what specifically would we need in the building to pass inspection. I just ask because my LLC is talking with a manufacture home builder.

Russell

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<hfactordesignstudio@gmail.com>

Subject: Re: Ely Brothel building questions

Hey Craig. Sounds good. I appreciate the info. And then can you lastly confirm if that land parcel is zoned to have a brothel? The city code says it is. Just making sure.

Russell

Intimate Dealings LLC
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(623) 335-2646

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<https://www.crunchbase.com/organization/intimate-dealings-llc>
<https://www.linkedin.com/in/russellgreerutah26>

On Jul 21, 2023, at 3:48 PM, Craig Peterson
<BuildingOfficial@cityofelynv.gov> wrote:

I don't know, the public works director Mike Cracraft would be the contact on that as I don't believe there is power to the property and Mt Wheeler would be in the know on that, weather or not they could disclose that to you would be up to them


From: Intimate Dealings Manager <info@intimatedealings.com>
Sent: Friday, July 21, 2023 3:46 PM
To: Craig Peterson <BuildingOfficial@cityofelynv.gov>
Cc: Jennifer Drew <JDrew@whitepinecountynv.gov>; Haley Potter
<hfactordesignstudio@gmail.com>
Subject: Re: Ely Brothel building questions

Hi, Craig

I just tried calling but my phone cut out. I was just following up to see if you know if land parcel [001-143-04](#) has sewage, water and electric on it? I ask because we are looking at purchasing it too.

Thanks.
Russell

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On Jul 19, 2023, at 6:06 PM, Intimate Dealings Manager
<info@intimatedealings.com> wrote:

001-143-04

Subject: Re: Ely Brothel building questions
From: Intimate Dealings Manager <info@intimatedealings.com>
Date: 9/12/23, 12:45
To: Craig Peterson <BuildingOfficial@cityofelynv.gov>
CC: Jennifer Drew <JDrew@whitepinecountynv.gov>

So either way, the property buildings would have to be demolished because they're manufactured homes and trying to renovate the manufactured homes wouldn't be enough to open the property?

Once my LLC purchases the property, can we be approved for a license prior to building or putting property on that lot? Or does the building have to be completed to be approved for a license? Just seeing if there is anyway to obtain preliminary approval before construction starts.

Russell

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On Sep 12, 2023, at 12:06 PM, Craig Peterson <BuildingOfficial@cityofelynv.gov> wrote:

From a building code and zoning perspective manufactured structures can be used if placed on a permanent foundation and meet all applicable building codes. Weather the brothel board would approve a license for a place wanting to use manufactured buildings I do not know but suspect not.

From: Intimate Dealings Manager <info@intimatedealings.com>
Sent: Monday, September 11, 2023 3:22 PM
To: Craig Peterson <BuildingOfficial@cityofelynv.gov>
Cc: Jennifer Drew <JDrew@whitepinecountynv.gov>
Subject: Re: Ely Brothel building questions

Hi, Craig.

I sent feelers out to the city council.

The Ely Code doesn't specify what kind of buildings can/can't be used for brothels. Currently, the buildings at 95 High are run down manufactured homes. One option we are exploring is

demolishing and putting in new manufactured homes (mostly as a cost saver since the Ely brothel market appears mixed and also no local contractors want to touch a brothel, so it would be even more expensive hauling Vegas area construction workers over, to add to the costs of building). Would manufactured homes be allowed as a brothel and what specifically would we need in the building to pass inspection. I just ask because my LLC is talking with a manufacture home builder.

Russell

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On Aug 31, 2023, at 1:49 PM, Intimate Dealings Manager
<info@intimatedealings.com> wrote:

Thank you for the reply. I will contact the city clerk. I thought you had said you would. Maybe I misunderstood.

Thanks.

Russell

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On Aug 31, 2023, at 1:34 PM, Craig Peterson
<BuildingOfficial@cityofelynv.gov> wrote:

The city council which acts as the prostitution board has wide discretionary authority in this realm, it's highly advised you get some sort of feeling on their positions on this matter via a presentation. You certainly don't have to and they can't take action without an application but I'm my opinion it would be worthwhile

City of Ely | White Pine County
501 Mill Street
Ely, Nevada 89301
Office: [\(775\) 289-2430](tel:7752892430)
Mobile: [\(775\) 296-0122](tel:7752960122)
buildingofficial@cityofelynv.gov

From: Intimate Dealings Manager <info@intimatedealings.com>
Sent: Thursday, August 31, 2023 12:48:15 PM
To: Craig Peterson <BuildingOfficial@cityofelynv.gov>
Cc: Jennifer Drew <JDrew@whitepinecountynv.gov>
Subject: Re: Ely Brothel building questions

Hi, Craig.

I was just following up to see if you talked to anybody about if the Green Lantern could reopen or if my LLC needs to make a pitch to the city council.

Thanks.

Russell

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On Jul 21, 2023, at 4:37 PM, Craig Peterson
<BuildingOfficial@cityofelynv.gov> wrote:

It is in the overlay district that allows brothels and other adult entertainment

Craig Peterson, Building Official
City of Ely | White Pine County
501 Mill Street

Ely, Nevada 89301
Office: [\(775\) 289-2430](tel:(775)289-2430)
Mobile: [\(775\) 296-0122](tel:(775)296-0122)
buildingofficial@cityofelynv.gov

From: Intimate Dealings Manager
<info@intimatedealings.com>
Sent: Friday, July 21, 2023 4:26:36 PM
To: Craig Peterson <BuildingOfficial@cityofelynv.gov>
Cc: Jennifer Drew <JDrew@whitepinecountynv.gov>; Haley Potter <hfactordesignstudio@gmail.com>
Subject: Re: Ely Brothel building questions

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<info@intimatedealings.com>
Sent: Friday, July 21, 2023 3:46 PM
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Cc: Jennifer Drew
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Subject: Re: Ely Brothel building questions

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On Jul 19, 2023, at 6:06 PM, Intimate Dealings Manager

<info@intimatedealings.com> wrote:

001-143-04

Subject: FFN Question
From: Intimate Dealings Manager <info@intimatedealings.com>
Date: 12/5/23, 05:57
To: wpclerk@whitepinecountynv.gov

Hey, Nichole

On the FFN, I only see options for general partnership and a trust for business being conducted as. Since we are an LLC, could we just select "general partnership"?

Once I get an answer from you, I will have a notary sign and then I will FedEx you the form with the \$25.00 check/return-SASE.

Russell

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Subject: Re: FFN Question

From: Intimate Dealings Manager <info@intimatedealings.com>

Date: 12/21/23, 12:07

To: wpclerk@whitepinecountynv.gov

Hi just following up.

Thanks.

Russell

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On Dec 5, 2023, at 5:58 AM, Intimate Dealings Manager
<info@intimatedealings.com> wrote:

Hey, Nichole

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