

JUSTIFICATION LETTER

Applicant wishes to obtain a variance to allow a habitable accessory structure in to be more than 50% of the primary structure for a parcel located at 5413 Hickam Ave., Las Vegas, Nevada APN 138-01-303-003. The proposed development shall not adversely affect the public health, safety, and general welfare of the community surrounding the application site, and the proposed development shall be consistent with the character of other comparable developments in the immediate area.

Applicant agrees to abide by all of the requirements and guidelines mandated by the City of Las Vegas and guarantees that the prospective and future use complies with all pertinent Las Vegas Regulations.

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JUL 31 2007

VAR-23598
09/27/07 PC