



June 9, 2006

LAS VEGAS CITY COUNCIL

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CITY MANAGER

Mr. David Bramlett
Maple Development, LLC
7881 West Charleston Boulevard, Suite #110
Las Vegas, Nevada 89117

RE: VAR-12382 - VARIANCE
CITY COUNCIL MEETING OF JUNE 7, 2006
RELATED TO GPA-12378, ZON-12379 AND SDR-12380

Dear Mr. Bramlett:

The City Council at a regular meeting held June 7, 2006 APPROVED the request for a Variance TO ALLOW A RESIDENTIAL ADJACENCY SETBACK OF 30 FEET WHERE 51 FEET IS THE MINIMUM SETBACK REQUIRED on 3.21 acres at 5500, 5510, and 5520 Leggett Road (APNs 125-28-801-014, 016, and 018), R-E (Residence Estates) Zone [PROPOSED: O (Office) Zone]. The Notice of Final Action was filed with the Las Vegas City Clerk on June 8, 2006. This approval is subject to:

Planning and Development

1. Approval of and conformance to the Conditions of Approval for General Plan Amendment (GPA-12378), Rezoning (ZON-12379), and Site Development Plan Review (SDR-12380) shall be required.
2. This approval shall be void two years from the date of final approval, unless a certificate of occupancy has been issued or upon approval of a final inspection. An Extension of Time may be filed for consideration by the City of Las Vegas.

Sincerely,

Angela Croffi
Deputy City Clerk II for
Barbara Jo Ronemus, City Clerk

cc: Planning and Development Dept.
Development Coordination-DPW
Dept. of Fire Services

Mr. Bob Gronauer
KKBR&F
3800 Howard Hughes Parkway, 7th Floor
Las Vegas, Nevada 89109

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