



architecture • interior design

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02.16.11
planning & development
development services center
city of las vegas

re: variance (var-32448)
de castroverde law
las vegas, nv
apn: 162.02.115.134

this submittal is to request an extension of time for the approved variance from the residential adjacency standard and building setback requirements for a two story office building at the above referenced site. we are requesting this extension in light of the current economic environment. its affect on our client's ability to secure financing for this project is the main reason for not pursuing the development at this time. our client is determined to resume the construction of the new office building once the economic health of this area rebounds. their unwillingness to abandon this project is a clear indication of their dedication to the huntridge neighborhood and to the city of las vegas. if approved, this project will greatly contribute to the viability of their business and the surrounding properties for years to come.

the proposed use complies with applicable provisions of the general plan; is compatible with adjacent uses in terms of scale, site design and operating characteristics; and will not cause substantial diminution of the value of other properties in the area it is located. public safety, transportation and utility facilities/services will be available to the subject property having no effect on the availability of the same services to existing adjacent development.

please call if you have any questions or need additional information

thank you,

j. david ellertsen

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