



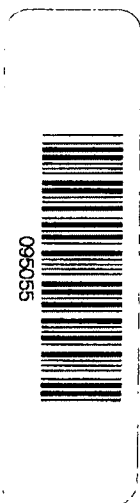
LAS VEGAS CITY COUNCIL

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October 19, 2007

Mr. Bradley Hofland, President
Wayward Properties, Inc.
4495 South Pecos Road, Suite A
Las Vegas, Nevada 89121

RE: VAR-18924 - VARIANCE
CITY COUNCIL MEETING OF OCTOBER 17, 2007
RELATED TO ZON-18923, VAR-19609 AND SDR-18925

Dear Mr. Hofland:

The City Council at a regular meeting held October 17, 2007 APPROVED the request for a Variance TO ALLOW SEVEN PARKING SPACES WHERE 11 ARE REQUIRED FOR A PROPOSED TWO STORY, 3,218 SQUARE-FOOT OFFICE BUILDING on 0.16 acres at 514 South Seventh Street (APN 139-34-710-024), R-1 (Single Family Residential) Zone [PROPOSED: P-R (Professional Office and Parking) Zone]. NOTE: THIS APPLICATION HAS BEEN AMENDED FROM SEVEN PARKING SPACES TO SIX PARKING SPACES AND FROM 3,218 SQUARE FEET TO 3,299 SQUARE FEET. The Notice of Final Action was filed with the Las Vegas City Clerk on October 18, 2007. This approval is subject to:

Planning & Development

1. Conformance to the conditions for Rezoning (ZON-18923), Variance (VAR-19609) and Site Development Plan Review (SDR-18925) if approved.
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.
3. This Variance is revised to allow six parking spaces where 11 are required.

Sincerely,

Angela Crolli
Deputy City Clerk II for
Beverly K. Bridges, CMC, City Clerk

cc: See Attached List

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

Mr. George Rogers
6325 South Jones Boulevard, Suite #100
Las Vegas, Nevada 89118

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