

PLANNING & DEVELOPMENT



DEVELOPMENT SERVICES CENTER

731 S. Fourth Street
Las Vegas, NV 89101

Voice: 702-229-6301
Fax: 702-474-0352
TTY: 702-386-9108

www.lasvegasnevada.gov

January 25, 2008

Mr. Richard Brooks
5780 Speaking Rock Avenue
Las Vegas, Nevada 89131

RE: VAR-25967 - VARIANCE

Dear Mr. Brooks:

Your request for a Variance TO ALLOW A SIX-FOOT, 10-INCH REAR YARD SETBACK WHERE A 20-FOOT REAR YARD SETBACK IS REQUIRED FOR A PROPOSED 1,435 SQUARE FOOT ADDITION TO AN EXISTING SINGLE FAMILY RESIDENCE on 0.28 acres at 5780 Speaking Rock Avenue (APN 125-13-414-012), R-PD3 (Residential Planned Development - 3 Units Per Acre) Zone, Ward 6 (Ross), was considered by the Planning Commission on January 24, 2008.

The Planning Commission voted to **APPROVE** your request, subject to the following:

Planning and Development

1. This approval shall be void one year from the date of final approval, unless a business license has been issued to conduct the activity, if required, or upon approval of a final inspection. An Extension of Time may be filed for consideration by the City of Las Vegas.
2. The addition area shall not be rented and shall not contain a kitchen.

This action by the Planning Commission is final. The notice of final action was filed with the City Clerk on **January 25, 2008**.

Sincerely,

Andrew P. Reed, AICP
Planning Supervisor
Current Planning Division

AR:clb

RECEIVED
JAN 27 2010

Mayor
Oscar B. Goodman

City Council
Gary Reese
(Mayor Pro Tem)

Larry Brown
Steve Wolfson
Lois Tarkanian
Steven D. Ross
Ricki Y. Barlow

City Manager
Douglas A. Selby



EOT-37243
02/25/10 PC