



**LAS VEGAS
CITY COUNCIL**

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DEPARTMENT OF PLANNING

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DIRECTOR OF
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cityoflasvegas
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October 19, 2022

Angel Miranda
6929 Raleigh Avenue
Las Vegas, Nevada 89108

**RE: 22-0337-VAR1
CITY COUNCIL MEETING OF OCTOBER 19, 2022**

Dear Applicant:

The City Council at a regular meeting held on **October 19, 2022** voted to **APPROVE** the following Land Use Entitlement project request TO ALLOW A ONE-FOOT REAR AND SIDE YARD SETBACK WHERE THREE FEET IS REQUIRED FOR TWO EXISTING ACCESSORY STRUCTURES (CLASS II) [SHEDS]; AND TO ALLOW A TOTAL ACCESSORY STRUCTURE COVERAGE OF 88 PERCENT OF THE PRIMARY DWELLING FLOOR AREA WHERE 50 PERCENT IS THE MAXIMUM ALLOWED on 0.26 acres at 6929 Raleigh Avenue, (APN 138-10-511-020) R-PD6 (Residential Planned Development - 6 Units per Acre) Zone, Ward 5 (Crear)

This approval is subject to the following conditions:

Planning

1. A Variance is hereby approved to allow a one-foot rear and side yard setback where three feet is required for two existing Accessory Structures (Class II) [sheds]; and to allow a total accessory structure coverage of 88 percent of the primary dwelling floor area where 50 percent is the maximum allowed.
2. This approval shall be void two years from the date of final approval, unless exercised pursuant to the provisions of LVMC Title 19.16. An Extension of Time may be filed for consideration by the City of Las Vegas.
3. All necessary building permits shall be obtained and final inspections shall be completed in compliance with Title 19 and all codes as required by the Department of Building and Safety.
4. These Conditions of Approval shall be affixed to the cover sheet of any plan set submitted for building permit.
5. All City Code requirements and design standards of all City departments must be satisfied, except as modified herein.

The Notice of Final Action was filed with the Las Vegas City Clerk on October 19, 2022.

Sincerely,

A handwritten signature in black ink, appearing to read 'S. Floyd', with a stylized flourish at the end.

Seth T. Floyd
Director of Community Development
Department of Planning

STF:PL:ew