



**LAS VEGAS  
CITY COUNCIL**

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DEPARTMENT OF  
COMMUNITY DEVELOPMENT

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cityoflasvegas  
lasvegasnevada.gov

January 11, 2023

Roberto Camacho  
409 North Bruce Street  
Las Vegas, Nevada 89101

**RE: 22-0659-VAR1  
PLANNING COMMISSION MEETING OF JANUARY 10, 2023**

Dear Applicant:

The Planning Commission at a regular meeting held on *January 10, 2023* voted to recommend **APPROVAL** of the following Land Use Entitlement project request TO ALLOW AN EXISTING NINE-FOOT BLOCK WALL IN THE FRONT YARD SETBACK WHERE TWO FEET OF BLOCK WALL IS THE MAXIMUM ALLOWED on 0.27 acres at 409 Bruce Street (APN 139-35-111-162), R-1 (Single Family Residential) Zone, Ward 5 (Crear)

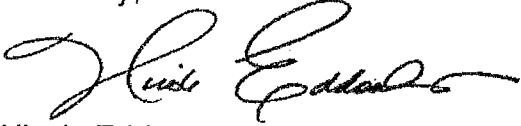
This approval is subject to the following conditions:

**Planning**

1. A Variance is hereby approved to allow a nine-foot tall solid block wall in the front yard setback where two feet of solid block wall 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.

This item will be considered by the City Council on February 15, 2023. This meeting will be held at 9:00 A.M. at the Council Chambers of City Hall, 495 South Main Street, Las Vegas, Nevada. The Council requires that you or your representative be present at this meeting. If you or your representative chooses not to attend, the City Council may act in your absence without your input.

Sincerely,

A handwritten signature in black ink, appearing to read "Nicole Eddowes". The signature is fluid and cursive, with the first name "Nicole" written in a larger, more prominent script than the last name "Eddowes".

Nicole Eddowes  
Community Development Coordinator  
Case Planning Division

NE:ew