



January 11, 2023

Saul Regalado  
601 Biltmore Drive  
Las Vegas, Nevada 89101

**LAS VEGAS  
CITY COUNCIL**

**RE: 22-0667-VAR1  
PLANNING COMMISSION MEETING OF JANUARY 10, 2023**

CAROLYN G. GOODMAN  
Mayor

BRIAN KNUDSEN  
Mayor Pro Tem

VICTORIA SEAMAN  
OLIVIA DIAZ

FRANCIS ALLEN-PALENSKE  
CEDRIC CREAR  
NANCY E. BRUNE

JORGE CERVANTES  
City Manager

Dear Applicant:

DEPARTMENT OF  
COMMUNITY DEVELOPMENT

**SETH T. FLOYD**  
DIRECTOR

The Planning Commission at a regular meeting held on *January 10, 2023* voted to **HOLD IN ABEYANCE** the following Land Use Entitlement project request TO ALLOW A ZERO-FOOT SIDE YARD SETBACK WHERE FIVE FEET IS REQUIRED, A 14-FOOT FRONT YARD SETBACK WHERE 20 FEET IS REQUIRED, A ZERO-FOOT SEPARATION TO THE MAIN DWELLING UNIT WHERE SIX FEET IS REQUIRED AND TO BE LOCATED WITHIN THE FRONT YARD SETBACK AREA WHERE SUCH IS NOT ALLOWED FOR AN EXISTING ACCESSORY STRUCTURE (CLASS II) [GARAGE]; AND AN EXISTING ACCESSORY STRUCTURE (CLASS II) [CARPORT] TO BE LOCATED IN THE FRONT YARD SETBACK AREA WHERE SUCH IS NOT ALLOWED, WITH A THREE-FOOT CORNER SIDE YARD SETBACK WHERE FIVE FEET IS REQUIRED, A 10-FOOT FRONT YARD SETBACK WHERE 20 FEET IS REQUIRED AND A ZERO-FOOT SEPARATION TO THE MAIN DWELLING UNIT WHERE SIX FEET IS REQUIRED on 0.15 acres at 601 Biltmore Drive, (APN 139-27-810-010), R-1 (Single Family Residential) Zone, Ward 5 (Crear)

This item is scheduled to be heard again at the February 14, 2023 Planning Commission meeting which will be held at 6:00 PM in the Council Chambers of City Hall, 495 South Main Street, Las Vegas, Nevada. The Planning Commission requires that you or your representative be present at this meeting. If you or your representative chooses not to attend, the Planning Commission may act in your absence without your input.

**CITY HALL**  
495 S. MAIN ST.  
3RD FLOOR  
LAS VEGAS, NV 89101  
702.229.6301 | VOICE  
702.464.2545 | FAX  
711 | TTY

Sincerely,

Nicole Eddowes  
Community Development Coordinator  
Case Planning Division

NE:ew

cc:



cityoflasvegas  
lasvegasnevada.gov