



**LAS VEGAS  
CITY COUNCIL**

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May 10, 2023

Evelyn Sienda  
7740 Alder Landing Street  
Las Vegas, Nevada 89113

**RE: 23-0113 [VAR1 AND ZON1]  
PLANNING COMMISSION MEETING OF MAY 9, 2023**

Dear Applicant:

The Planning Commission at a regular meeting held on *May 9, 2023* voted to recommend **APPROVAL** of the following Land Use Entitlement project requests on 0.46 acres at 6010 Moonlight Drive (APN 125-27-610-056), Ward 6 (Brune)

**23-0113-VAR1 - VARIANCE - TO ALLOW VEHICULAR ACCESS FROM A PRIMARY OR SECONDARY THOROUGHFARE WHERE SUCH IS PROHIBITED AND A 96-FOOT LOT WIDTH ADJACENT TO A PRIMARY OR SECONDARY THOROUGHFARE WHERE 100 FEET IS REQUIRED**

**23-0113-ZON1 - REZONING - FROM: R-E (RESIDENCE ESTATES) TO: R-1 (SINGLE FAMILY RESIDENTIAL)**

This approval is subject to the following conditions:

**23-0113-VAR1 Conditions:**

**Planning**

1. A Variance is hereby approved to allow Vehicular Access from a Primary or Secondary Thoroughfare (West Tropical Parkway) where such is prohibited and have 96 feet lot width adjacent to a primary or secondary thoroughfare where 100 feet is required.
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.

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5. These Conditions of Approval shall be affixed to the cover sheet of any plan set submitted for building permit.
6. All City Code requirements and design standards of all City departments must be satisfied, except as modified herein.

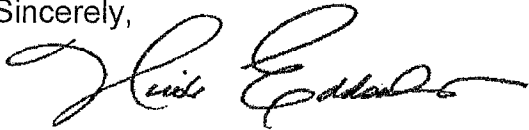
**Public Works**

7. Driveways facing Master Plan Streets (Tropical Parkway) must be circular or have enough room on property to allow vehicles to turn around and exit in the forward facing position. Backing onto or off from Tropical Parkway is prohibited.

**23-0113-ZON1 is approved with no conditions.**

This item will be considered by the City Council on June 21, 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,



Nicole Eddowes  
Community Development Coordinator  
Case Planning Division

NE:ew

cc:

Joselito Feliciano  
7740 Alder Landing Street  
Las Vegas, Nevada 89113