



**LAS VEGAS
CITY COUNCIL**

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September 13, 2023

Rossitza Pamoukova
Dilyana Sto., LLC
1343 Silver Perch Avenue
Las Vegas, Nevada 89123

**RE: 23-0275-VAR1
PLANNING COMMISSION MEETING OF SEPTEMBER 12, 2023**

Dear Applicant:

The Planning Commission at a regular meeting held on *September 12, 2023* voted to **APPROVE** a request TO ALLOW AN EXISTING RESIDENTIAL ACCESSORY STRUCTURE [CASITA] TO HAVE A ZERO-FOOT SEPARATION FROM THE PRIMARY DWELLING WHERE SIX FEET IS REQUIRED on 0.13 acres at 2112 Beverly Way (APN 162-03-420-008), R-1 (Single Family Residential) Zone, Ward 3 (Diaz).

This approval is subject to the following amended conditions:

Planning

1. A Variance is hereby approved to allow an existing residential accessory structure to have a zero-foot separation from the primary dwelling where six feet is the minimum 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 Building and Safety Division.
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.



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This action by the Planning Commission on **September 12, 2023** is final unless a written appeal is filed with the City Clerk within ten days of the date of the Planning Commission's decision as allowed by code or there is a review action filed by the City Council within the same time period. For additional information on appeals or review requests submitted please access <https://www.lasvegasnevada.gov/Business/Permits-Licenses/Building-Permits/Permit-Application-Status>, or contact the Department of Community Development at 702.229.6301 after September 25, 2023. No building permits or business licenses related to these items shall be issued prior to the expiration of the required ten day waiting period, or until any filed appeal is resolved pursuant to LVMC Title 19.18.

Sincerely,



Nicole Eddowes
Community Development Coordinator
Case Planning Division

NE:nl

cc:

Stoil Pamoukov
8315 Lodge Haven Street
Las Vegas, Nevada 89123