



**LAS VEGAS  
CITY COUNCIL**

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cityoflasvegas  
lasvegasnevada.gov

March 18, 2026

Rene Escrontias  
Alfonso Arellano-Lopez  
1417 South 16th Street  
Las Vegas, Nevada 89104

**RE: 25-0600 [VAR1 AND ZON1]  
CITY COUNCIL MEETING OF MARCH 18, 2026**

Dear Applicant:

The City Council at a regular meeting held on *March 18, 2026* voted to **WITHDRAW WITHOUT PREJUDICE** the following Land Use Entitlement project requests on 0.68 acres at the northeast corner of Peyton Drive and Eastern Avenue (APNs Multiple), Ward 3 (Diaz). The Planning Commission (6-0 vote) and Staff recommends DENIAL on the entire Land Use Entitlement project.

**25-0600-VAR1 - VARIANCE - TO ALLOW A ZERO-FOOT CORNER SIDE YARD SETBACK WHERE 10 FEET IS REQUIRED [APN 162-01-110-040]**

**25-0600-ZON1 - REZONING - FROM: P-R (PROFESSIONAL OFFICE AND PARKING) AND R-1 (SINGLE FAMILY RESIDENTIAL) TO: C-1 (LIMITED COMMERCIAL) [APNS 162-01-110-040, 041 AND 162-01-110-052 AND 053]**

The Notice of Final Action was filed with the Las Vegas City Clerk on March 19, 2026.

Sincerely,

Seth T. Floyd  
Director of Community Development  
Department of Planning

STF:PL:jr

cc:  
Blayne Soule P.E.  
Dwyer Engineering  
333 North Rancho Drive Suite 500  
Las Vegas, Nevada 89106