

PLANNING & DEVELOPMENT



DEVELOPMENT SERVICES CENTER

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December 7, 2007

Mr. Steve Ayres
Ms. Janine Ayres
1495 Red Rock Street
Las Vegas, Nevada 89146

RE: VAR-25257 - VARIANCE

Dear Mr. Ayres:

Your Request for a Variance TO ALLOW A FIVE-FOOT REAR YARD SETBACK WHERE EIGHT FEET IS REQUIRED FOR AN EXISTING ACCESSORY STRUCTURE on 0.17 acres at 804 South Jones Boulevard (APN 138-36-401-003), R-1 (Single Family Residential) Zone under Resolution of Intent to P-R (Professional Office and Parking) Zone, Ward 1 (Tarkanian), was considered by the Planning Commission on December 6, 2007.

The Planning Commission voted to recommend **APPROVAL** of your request, subject to the following:

Planning and Development

1. Conformance to the conditions for Rezoning (Z-0018-91) and Site Development Plan Review (SDR-25256) if approved.
2. This approval shall be void one year from the date of final approval, unless a business license has been issued to conduct the activity, if required, or upon approval of a final inspection. An Extension of Time may be filed for consideration by the City of Las Vegas.

This item will be considered by the City Council on **January 9, 2008**, at 1:00 P.M. in the Council Chambers of City Hall, 400 Stewart Avenue, 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,

Andrew P. Reed, AICP
Planning Supervisor
Current Planning Division

AR:dm

cc: Mr. Robert Genzer
Genzer Consulting
9612 Hawksbill Court
Las Vegas, Nevada 89117

Mayor
Oscar B. Goodman

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