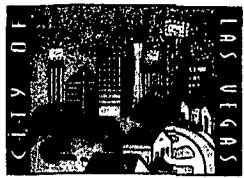


# PLANNING & DEVELOPMENT



DEVELOPMENT SERVICES CENTER

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September 28, 2007

Ms. Barbara Perez  
Ms. Gladys Flores  
4484 East Flamingo Road  
Las Vegas, Nevada 89121

**RE: SDR-23671 - SITE DEVELOPMENT PLAN REVIEW**

Dear Applicant:

Your request for a Site Development Plan Review FOR THE CONVERSION OF A TWO-STORY, 1,660 SQUARE-FOOT RESIDENCE TO PROFESSIONAL OFFICE WITH A WAIVER TO ALLOW NO LANDSCAPE BUFFER ALONG A 22-FOOT PORTION OF THE FRONT PROPERTY LINE AND TO ALLOW A 14-FOOT WIDE LANDSCAPE BUFFER ALONG A 65-FOOT PORTION OF THE WEST PROPERTY LINE WHERE A 15-FOOT WIDE BUFFER IS REQUIRED on 0.15 acres at 1650 South Eastern Avenue (APN 162-02-713-001), R-1 (Single Family Residential) Zone, Ward 3 (Reese), was considered by the Planning Commission on September 27, 2007.

The Planning Commission voted to recommend **DENIAL** of your request as it was felt that the proposed development would be too intense for the site.

This item will be considered by the City Council on **November 7, 2007**, 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:clb

cc: Mr. Oscar O'Keefe  
3792 Falcon Springs  
Las Vegas, Nevada 89147

Mayor  
Oscar B Goodman

City Council  
Gary Reese  
(Mayor Pro Tem)

Larry Brown  
Steve Wolfson  
Lois Tarkanian  
Steven D Ross  
Rick Y Barlow

City Manager  
Douglas A Selby

