

# PLANNING & DEVELOPMENT



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065304

December 22, 2006

SF Investments, Inc.  
4366 West Cheyenne Avenue  
North Las Vegas, Nevada 89032

**RE: ABEYANCE - VAR-17732 - VARIANCE**

Dear Applicant:

Your request for a Variance TO ALLOW A PROPOSED BUILDING 20 FEET FROM THE REAR PROPERTY LINE WHERE RESIDENTIAL ADJACENCY STANDARDS REQUIRE A MINIMUM SETBACK OF 60 FEET; AND TO ALLOW TWO PROPOSED TRASH ENCLOSURES 10 FEET FROM THE REAR PROPERTY LINE WHERE 50 FEET IS THE MINIMUM SETBACK REQUIRED on 2.56 acres at 4700 North Rancho Drive (APN 138-02-102-014), C-2 (General Commercial) Zone, Ward 6 (Ross), was considered by the Planning Commission on December 21, 2006.

The Planning Commission voted to hold this item in **ABEYANCE** in an effort to provide the applicant an opportunity to submit revised site plans.

This item is scheduled to be heard again at the **January 11, 2007** Planning Commission meeting which will be held at 6:00 P.M. in the Council Chambers of City Hall, 400 Stewart Avenue, Las Vegas, Nevada. The Planning Commission requires that you or your representative be present at this meeting. If you or your representative chooses not to attend, the Planning Commission may act in your absence without your input.

Sincerely,

Douglas J. Rankin, Current Planning Manager  
Planning and Development Department  
Current Planning Division

DJR:clb

cc: Ms. Mary Venable  
Ms. Maria Guzman  
Perkowitz and Ruth, Architect  
3980 Howard Hughes Parkway, Suite #450  
Las Vegas, Nevada 89169

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