



DEVELOPMENT SERVICES CENTER

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063822

September 8, 2006

Mr. Robert Groesbeck
5820 Pecos Road
Las Vegas, Nevada 89103

RE: VAR-16049 - VARIANCE

Dear Mr. Groesbeck:

Your request for a Variance TO ALLOW A PROPOSED 10-FOOT HIGH BLOCK WALL WHERE EIGHT FEET IS THE MAXIMUM ALLOWED on 20.53 acres at the northeast corner of Bonanza Road and Clarkway Drive (APNs 139-28-302-013, 017 through 026, and 033), R-E (Residence Estates) Zone, R-E (Residence Estates) Zone under Resolution of Intent to C-1 (Limited Commercial) Zone, R-3 (Medium Density Residential) Zone, and C-1 (Limited Commercial) Zone [PROPOSED: C-2 (General Commercial) Zone], Ward 5 (Weekly), was considered by the Planning Commission on September 7, 2006.

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

Planning and Development

1. Conformance to the Conditions for Rezoning (ZON-13837), Variance (VAR-14320), Special Use Permit (SUP-13836), Special Use Permit (SUP-14324), Special Use Permit (SUP-14329), and Site Development Plan Review (SDR-13833) if approved.
2. This approval shall be void two years from the date of final approval, unless a certificate of occupancy has been issued or upon approval of a final inspection. An Extension of Time may be filed for consideration by the City of Las Vegas.

Mayor
Oscar B. Goodman

City Council
Gary Reese
(Mayor Pro Tem)
Larry Brown
Lawrence Weekly
Steve Wolfson
Lois Tarkanian
Steven D. Ross

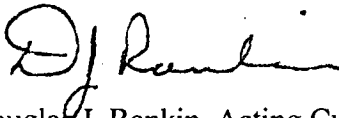
City Manager
Douglas A. Selby



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This item will be considered by the City Council on **October 4, 2006**, 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,



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

DJR:dm

cc: Mr. Robert Groesbeck
Ahern Rentals
4241 South Arville
Las Vegas, Nevada 89103

Mr. Don Ahern
DFA-LLC
4241 South Arville
Las Vegas, Nevada 89103