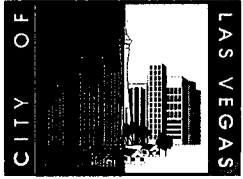


PLANNING &
DEVELOPMENT



Development
Services Center

731 S. Fourth Street
Las Vegas, NV 89101

TTY 702-386-9108

Voice:

Administration 229-6353
Comp Planning 229-6022
Current Planning 229-6301
www.lasvegasnevada.gov



040551

December 5, 2003

Mr. Charles Varney
1820 Wincanton Drive
Las Vegas, Nevada 89134

RE: VAR-3246 - VARIANCE

Dear Mr. Varney:

Your request for a Variance TO ALLOW A PROPOSED SIX FOOT WALL WHERE FOUR FEET (TOP TWO FEET 50% OPEN) IS THE MAXIMUM HEIGHT ALLOWED on 1.9 acres at 9511 Kings Gate Court (APN: 138-31-710-001), R-PD7 (Residential Planned Development - 7 Units per Acre), Ward 2 (L.B. McDonald), was considered by the Planning Commission on December 4, 2003.

The Planning Commission voted to **APPROVE** your request, subject to the following:

Planning and Development

1. This Variance shall expire two years from the date of final approval, unless it is exercised or an Extension of Time is granted by the City Council.

This action by the Planning Commission is final. The notice of final action was filed with the City Clerk on December 5, 2003.

Sincerely,

Gary M. Leobold, Senior Planner
Planning and Development Department
Current Planning Division

GML:clc

cc: Mr. Richard Luke
Richard Luke Architects
9061 West Sahara Avenue
Las Vegas, Nevada 89117

Mayor
Oscar B. Goodman

City Council
Gary Reese
(Mayor Pro-Tem)
Larry Brown
Lynette Boggs McDonald
Lawrence Weekly
Michael Mack
Janet Moncrief

City Manager
Douglas A. Selby

