



039025

September 4, 2003

Mr. Barry Greene  
Milton Schwartz  
2293 Duneville Street  
Las Vegas, Nevada 89146

RE: VAR-2371 - VARIANCE  
CITY COUNCIL MEETING OF SEPTEMBER 3, 2003  
Related to VAR-2370 and SDR-2372

Dear Mr. Greene:

The City Council at a regular meeting held September 3, 2003 APPROVED the request for a Variance TO ALLOW ONE FOOT SIDE YARD SETBACK WHERE 10 FEET IS THE MINIMUM REQUIRED AND A ONE FOOT REAR YARD SETBACK WHERE 15 FEET IS THE MINIMUM REQUIRED FOR A PROPOSED RETAIL/OFFICE BUILDING AND TO ALLOW A 10 FOOT REAR YARD SETBACK WHERE 15 FEET IS THE MINIMUM REQUIRED AND TO ALLOW 4-STORY, 40 FOOT HIGH BUILDINGS WHERE 2-STORY AND 35 FEET IS THE MAXIMUM PERMITTED FOR A PROPOSED APARTMENT COMPLEX BUILDING adjacent to the west side of Tonopah Drive approximately 120 feet south of Palomino Lane (APN: 139-32-803-005, 006, 007, and 008), PD (Planned Development) Zone. The Notice of Final Action was filed with the Las Vegas City Clerk on September 4, 2003. This approval is subject to:

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 City Council.
2. Approval of and conformance to the conditions of approval for the associated Site Development Plan (SDR-2372).
3. Approval shall be for a four-story, 50-foot structure.

Public Works

4. Structures shall not be located within existing or proposed public sewer or drainage easements.

Sincerely,

*Diana Davis*  
Diana Davis  
Deputy City Clerk I for  
Barbara Jo Ronemus, City Clerk

cc: See Attached List

MAYOR  
OSCAR B. GOODMAN

CITY COUNCIL  
GARY REESE  
(MAYOR PRO-TEM)  
LARRY BROWN  
LYNETTE B. McDONALD  
LAWRENCE WEEKLY  
MICHAEL MACK  
JANET MONCRIEF

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Mr. Barry Greene  
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VAR-2371 – Page 2  
September 4, 2003

cc: Planning and Development Dept.  
Development Coordination-DPW  
Dept. Of Fire Services

Mr. Jack Gallardo  
401 Mark Laney Drive, Suite #2  
Henderson, Nevada 89015