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April 24, 2000

Mr. Chris Hagen, Regional Manager  
Las Vegas Meadows Limited  
2900 South Valley View Boulevard  
Las Vegas, Nevada 89102

RE: V-94-99 - VARIANCE

Dear Mr. Hagen:

The City Council at a regular meeting held April 5, 2000 considered the Appeal filed by Kummer Kaempfer Bonner & Renshaw from the Denial by the Board of Zoning Adjustment of a request by Las Vegas Meadows, Limited for a Variance on property located at 2900 South Valley View Boulevard TO ALLOW THREE FOOT SIDE YARD SETBACKS WHERE FIVE FEET IS THE MINIMUM SIDE YARD SETBACK ALLOWED FOR MOBILE HOME LOTS, R-MHP (Residential-Mobile Home Park) Zone, Ward 1 (McDonald), APN: 162-08-201-003.

The City Council granted the Appeal; thereby APPROVING the Variance. The Notice of Final Action was filed with the Las Vegas City Clerk on April 6, 2000. This approval is subject to:

1. In no case shall the distance between the main exterior walls of adjacent units be less than 16 feet and in no case shall the distance between any attached accessory structures be less than three feet from the nearest mobile home lot line.
2. The reduction in side yard setback is limited to carports, patio covers, and similar structures, which may have the support poles encroach to the requested three feet.
3. All development must be in conformance with the plot plans and elevations.
4. Las Vegas City Code requirements and design standards of all City departments must be satisfied.
5. The Las Vegas Fire Department shall conduct an inspection prior to 4/19/2000 and if any violations are found, report them to the City Council on 4/19/2000.

Sincerely,

DP

BARBARA JO RONEMUS  
City Clerk

/ac

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

Mr. Chris Hagen  
10100 Santa Monica Boulevard, Ste 2400  
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