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CITY of LAS VEGAS

December 29, 1998

Sean Khapik and Elana M. Labaro
1532 Odette Lane
Las Vegas, Nevada 89117

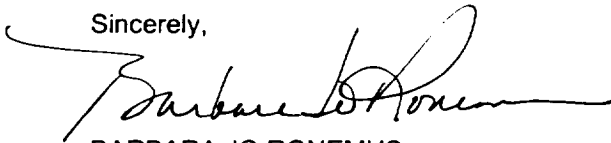
RE: V-83-98 - VARIANCE

Dear Mr. Khapik and Ms. Labaro:

The City Council at a regular meeting held December 21, 1998 APPROVED the request for a Variance on property located on 8697 Ledge View Court TO ALLOW A 1.85 FOOT OVERHANG SETBACK ON AN EXISTING SINGLE FAMILY DWELLING WHERE 3 FEET IS THE MINIMUM SETBACK REQUIRED, U (Undeveloped) Zone [L (Low Density Residential) General Plan Designation] under Resolution of Intent to R-1 (Single Family Residential) Zone. The Notice of Final Action was filed with the Las Vegas City Clerk on December 22, 1998. This approval is subject to:

1. Submit complete building plans to the Building and Safety Department for review and permit.
2. All development must be in conformance with the plot plan and elevations.
3. City Code requirements and design standards of all City departments must be satisfied.

Sincerely,



BARBARA JO RONEMUS
City Clerk

/ac

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

Mr. Robert Hibbetts
Bailey & McGah
1532 Odette Lane
Las Vegas, Nevada 89117

Ms. Liz Ainsworth
Pentacore Engineering
6763 West Charleston Boulevard
Las Vegas, Nevada 89146

