



# Legal Notices Transmittal and Scanning Separator Sheet

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## Legal Notice Type: Action Letter

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Date of Transfer to ERM: 9/27/2010

Page Count: 2

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Meeting Date: 9/23/2010

Meeting Type: Planning Commission <=>

Date of Letter: 9/24/2010

Case Number(s): VAR-39068 <=>

Subject of Notice: Bill Spaulding and Roxanne Sheridan, 0.54 acres at 2281 South Pioneer Way <=>

Record Series: Legal Notices

LRDA Number: 2007-1717

Retention: Permanent

File By: Meeting Date

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Prepared By: gportillo

Scanned By: \_\_\_\_\_

QC By: \_\_\_\_\_

# PLANNING & DEVELOPMENT



DEVELOPMENT SERVICES CENTER

731 S. Fourth Street  
Las Vegas, NV 89101

Voice: 702-229-6301  
Fax: 702-474-0352  
TTY: 702-386-9108

[www.lasvegasnevada.gov](http://www.lasvegasnevada.gov)

September 24, 2010

Mr. Bill Spaulding  
Ms. Roxanne Sheridan  
2281 South Pioneer Way  
Las Vegas, Nevada 89117

**RE: VAR-39068 - VARIANCE RELATED TO SUP-39069  
PLANNING COMMISSION MEETING OF SEPTEMBER 23, 2010**

Dear Applicant:

Your request for a Variance TO ALLOW A ZERO-FOOT SIDE YARD SETBACK WHERE THREE FEET IS REQUIRED on 0.54 acres at 2281 South Pioneer Way (APN 163-03-402-007), R-E (Residence Estates) Zone, Ward 1 (Tarkanian), was considered by the Planning Commission on September 23, 2010.

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

### Planning and Development

1. Approval of and conformance to the Conditions of Approval for Special Use Permit (SUP-39069) shall be required, if approved.
2. This approval shall be void two years from the date of final approval, unless a final inspection has been approved. An Extension of Time may be filed for consideration by the City of Las Vegas.
3. Prior to occupancy, all necessary building permits for all structures on the site shall be obtained and final inspections shall be completed in compliance with Title 19 and all codes as required by the Building and Safety Department.
4. These Conditions of Approval shall be affixed to the cover sheet of any plan set submitted for building permit.
5. All City Code requirements and design standards of all City departments must be satisfied, except as modified herein.

Mayor  
Oscar B. Goodman

City Council  
Gary Reese  
(Mayor Pro Tem)  
Steve Wolfson  
Lois Tarkanian  
Steven D. Ross  
Ricki Y. Barlow  
Stavros S. Anthony

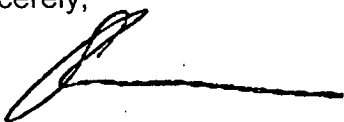
City Manager  
Elizabeth N. Fretwell



Mr. Bill Spaulding  
Ms. Roxanne Sheridan  
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This item will be considered by the City Council on **October 20, 2010**, 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,



Steve Gebeke  
Planning Supervisor  
Case Planning Division

SG:clb

cc: Mr. Bill Spaulding  
39610 87th Street West  
Leona Valley, California 93551