



June 10, 2014

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Ms. Heather Shaffer
Day Dawn HOA
6655 South Cimarron Road, Suite #200
Las Vegas, Nevada 89113

RE: ROC-53347 - REVIEW OF CONDITION
CITY COUNCIL MEETING OF MAY 7, 2014

Dear Ms. Shaffer:

The City Council at a regular meeting held May 7, 2014, APPROVED the request for a Review of Condition TO AMEND CONDITION #3 OF SITE DEVELOPMENT PLAN REVIEW (SDR-4375) "TO ALLOW NO LANDSCAPING IN COMMON LOT C" AND TO DELETE CONDITION #15 WHICH STATE "NO LOTS ABUTTING THE EQUESTRIAN TRAIL SHALL BE ALLOWED TO HAVE WALLS ADJACENT TO THE TRAIL THAT EXTEND FORWARD FROM THE FRONT OF THE HOUSE. NO COMMON LOT MAY HAVE A WALL ADJACENT TO THE TRAIL. THE APPLICANT SHALL ENSURE THAT THE CC&R'S FOR THE DEVELOPMENT PREVENT FUTURE CONSTRUCTION OF SUCH WALLS, AND THAT THE HOA AND PURCHASERS OF THESE LOTS ARE SPECIFICALLY ADVISED OF THIS CONDITION" on 0.59 acres at the northeast corner of Durango Drive and Grand Teton Drive (APNs 125-09-413-051 and 052), R-PD7 (Residential Planned Development - 7 Units Per Acre) Zone. The Notice of Final Action was filed with the Las Vegas City Clerk on May 8, 2014. This approval is subject to:

Planning

1. Condition #3 of Site Development Plan Review (SDR-4375) shall be amended to allow no landscaping in common lot C.
2. Condition #15 of Site Development Plan Review (SDR-4375) shall be deleted.
3. Deleted at City Council.

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4. Conformance to the conditions of approval of Site Development Plan Review (SDR-4375) and all other site related actions as required by the Department of Planning and Department of Public Works.

Sincerely,



Debra A. Outland
Deputy City Clerk for
Beverly K. Bridges, MMC, City Clerk



Flinn Fagg
Planning Director

cc: Mr. Victor Rameker
Desert Wind Homes
1 East Liberty Street
Reno, Nevada 89501