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DIRECTOR

**DEVELOPMENT  
SERVICES CENTER**

DEPARTMENT OF PLANNING

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cityoflasvegas  
lasvegasnevada.gov

November 26, 2018

Mr. Vince Schettler  
Investor Equity Homes, LLC  
3960 Howard Hughes Parkway, Suite #150  
Las Vegas, Nevada 89169

**RE: VAR-74344 [PRJ-74213] - VARIANCE RELATED TO GPA-74340,  
ZON-74341 AND TMP-74347  
CITY COUNCIL MEETING OF NOVEMBER 21, 2018**

Dear Mr. Schettler:

The City Council at a regular meeting held on November 21, 2018 voted to **APPROVE** a request for a Variance TO ALLOW NO AMENITY ZONE AND TO ALLOW A PRIVATE STREET WITHOUT A GATE TO NOT BE DEVELOPED TO COMPLETE STREET STANDARDS WHERE SUCH IS REQUIRED FOR A PROPOSED RESIDENTIAL SUBDIVISION on 4.04 acres at the southwest corner of Racel Street and Tenaya Way (APNs 125-10-404-001 and 002), R-E (Residence Estates) [PROPOSED: R-D (Single Family Residential-Restricted)], Ward 6 (Fiore) [PRJ-74213].

This approval is subject to the following conditions:

**Planning**

1. This approval shall be void two years from the date of final approval, unless exercised pursuant to the provisions of LVMC Title 19.16. An Extension of Time may be filed for consideration by the City of Las Vegas.
2. All necessary building permits shall be obtained and final inspections shall be completed in compliance with Title 19 and all codes as required by the Department of Building and Safety.
3. These Conditions of Approval shall be affixed to the cover sheet of any plan set submitted for building permit.
4. All City Code requirements and design standards of all City departments must be satisfied, except as modified herein.

Mr. Vince Schettler  
Investor Equity Homes, LLC  
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The Notice of Final Action was filed with the Las Vegas City Clerk on November 26, 2018.

Sincerely,

A handwritten signature in black ink that reads "Robert Summerfield". The signature is written in a cursive style with a large initial "R".

Robert Summerfield, AICP<sup>®</sup>  
Director  
Department of Planning

RTS:PL:clb

cc: Ms. Amber Dolce  
RCI Engineering  
500 South Rancho Drive, Suite #17  
Las Vegas, Nevada 89106