



**LAS VEGAS  
CITY COUNCIL**

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DEPARTMENT OF PLANNING

**ROBERT SUMMERFIELD**  
DIRECTOR

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cityoflasvegas  
lasvegasnevada.gov

March 5, 2020

Mr. Darren Petersen  
Downtown Sanchez, LLC  
5052 South Jones Boulevard, Suite #110  
Las Vegas, Nevada 89118

**RE: VAR-78073 [PRJ-77823] - VARIANCE  
CITY COUNCIL MEETING OF MARCH 18, 2020**

Dear Applicant:

Please be advised the Las Vegas City Council at its regular meeting on **March 18, 2020** as referred to above will consider an aAppeal of the Denial by the Planning Commission on a request for a Variance TO ALLOW A ZERO-FOOT FRONT YARD SETBACK WHERE 20 FEET IS REQUIRED; A ZERO-FOOT DISTANCE SEPARATION FROM THE MAIN BUILDING WHERE SIX FEET IS REQUIRED; AN ACCESSORY STRUCTURE THAT IS NOT AESTHETICALLY COMPATIBLE AND IN FRONT OF THE MAIN BUILDING WHERE SUCH IS PROHIBITED FOR A PROPOSED 237 SQUARE-FOOT ACCESSORY STRUCTURE (CLASS II) [CARPORT] on 0.14 acres at 1425 Norman Avenue (APN 162-02-115-071), R-1 (Single Family Residential) Zone, Ward 3 (Diaz) [PRJ-77823]. This meeting will be held at 9:00 A. M. at the Council Chambers of City Hall, 495 South Main Street, Las Vegas, Nevada.

A copy of staff's recommendations, any conditions related to your application and the **final agenda** will available on-line on **Wednesday, March 11, 2020** at [www.lasvegasnevada.gov](http://www.lasvegasnevada.gov). If you do not have access to the Internet and would prefer receiving hard copies of the documentation, please call the Case Planning Division at (702) 229-6301 or come into the Development Services Center at 333 North Rancho Drive, 3<sup>rd</sup> Floor, Las Vegas, Nevada 89106 to request your copies.

The City Council requires that you or your representative be present at this meeting.

Sincerely,

Robert Summerfield, AICP  
Director  
Department of Planning

RTS:PL:clb

cc: Mr. Zach Broyles  
IZ Design Studio  
7229 West Sahara Avenue, Suite #120  
Las Vegas, Nevada 89117