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October 9, 2013

Mr. Jeffrey D. Payson
7065 West Ann Road, Suite 130-512
Las Vegas, Nevada 89130

**RE: SUP-50820 - SPECIAL USE PERMIT
PLANNING COMMISSION MEETING OF OCTOBER 8, 2013**

Dear Mr. Payson:

Your request for possible action on a request for a Special Use Permit FOR A PROPOSED ACCESSORY STRUCTURE (CLASS I) at 4720 Windy Hollow Street (APN 138-02-513-004), R-PD2 (Residential Planned Development - 2 Units per Acre) Zone, Ward 4 (Anthony), was considered by the Planning Commission on October 8, 2013.

The Planning Commission voted to **APPROVE** your request, subject to the following:

Planning

1. The accessory structure shall not be rented out separately at any time.
2. Conformance to all Minimum Requirements under LVMC Title 19.12 for an Accessory Structure (Class I) use.
3. A final inspection shall be completed for the principal dwelling unit on this site prior to the final inspection for the Class I Accessory Structure.
4. 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.
5. 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.

CITY OF LAS VEGAS
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6. These Conditions of Approval shall be affixed to the cover sheet of any plan set submitted for building permit, as well as submitted as part of any business license application.
7. All City Code requirements and design standards of all City departments must be satisfied, except as modified herein.

This action by the Planning Commission on **October 8, 2013** is final unless a written appeal is filed with the City Clerk within ten days of the date of the Planning Commission's decision as allowed by code or there is a review action filed by the City Council within the same time period. For additional information on appeals or review requests please access <http://www.lasvegasnevada.gov/CheckStatus/DevelopmentApp.htm>, or contact the Department of Planning and Development at 702.229.6301 after **October 21, 2013**. No building permits or business licenses related to these items shall be issued prior to the expiration of the required ten day waiting period, or until any filed appeal is resolved pursuant to LVMC Title 19.18.

Sincerely,



Peter Lowenstein, AICP
Planning Supervisor
Case Planning Division

PL:clb