



LAS VEGAS
CITY COUNCIL

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CITY MANAGER

September 11, 2013

Mr. and Mrs. Jim Morgan
7881 Dana Point Court
Las Vegas, Nevada 89117

RE: VAR-50486 - VARIANCE
PLANNING COMMISSION MEETING OF SEPTEMBER 10, 2013

Dear Mr. and Mrs. Morgan:

Your request for possible action on a request for a Variance TO ALLOW A THREE-FOOT SIDE AND REAR SETBACK WHERE 10 FEET IS THE MINIMUM REQUIRED FOR A PROPOSED ACCESSORY STRUCTURE (CLASS II) (GAZEBO) on 0.46 acres at 7881 Dana Point Court (APN 163-04-811-007), R-E (Residential Estates) Zone, Ward 1 (Tarkanian), was considered by the Planning Commission on September 10, 2013.

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

Planning

1. Conformance to the Site Plan and Elevations date stamped 07/25/13, except as modified herein.
2. 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.
3. 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.
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.

CITY OF LAS VEGAS
DEPARTMENT OF PLANNING
BUSINESS LICENSING DIVISION
DEVELOPMENT SERVICES CENTER
333 NORTH RANCHO DRIVE
6TH FLOOR
LAS VEGAS, NEVADA 89106

VOICE 702.229.6281

FAX 702.382.6642

TTY 702.386.9108

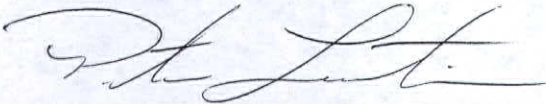
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This action by the Planning Commission on **September 10, 2013** is final unless a written appeal is filed with the City Clerk within ten days of the date of the Planning Commission's decision as allowed by code or there is a review action filed by 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 **September 23, 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

cc: Mr. Dave Mills
Reliabuilt Construction Company
5840 West Craig Road, Suite #120-252
Las Vegas, Nevada 89130