



February 12, 2014

Mr. Aaron Hansen
Mary Bartsas 13, LLC
601 Rancho Drive, Suite C23
Las Vegas, Nevada 89106

LAS VEGAS
CITY COUNCIL

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MAYOR PRO TEM

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ELIZABETH N. FRETWELL
CITY MANAGER

**RE: ABEYANCE - VAR-50841 [PRJ-50625] - VARIANCE RELATED TO VAR-50842
AND SDR-50840
PLANNING COMMISSION MEETING OF FEBRUARY 11, 2014**

Dear Applicant:

Your request for a Variance TO ALLOW A ZERO-FOOT SIDE YARD SETBACK WHERE A 10-FOOT SIDE YARD SETBACK IS REQUIRED AND TO ALLOW A FIVE-FOOT REAR YARD SETBACK WHERE A 20-FOOT SETBACK IS REQUIRED on 1 acre at the northwest corner of Rancho Drive and Michael Way (APN 138-12-301-016), C-2 (General Commercial) Zone, Ward 5 (Barlow) [PRJ-50625], was considered by the Planning Commission on February 11, 2014.

The Planning Commission voted to recommend **APPROVAL** of your request, subject to the following:

Planning

1. Approval of and conformance to the Conditions of Approval for Site Development Plan Review (SDR-50840) shall be required, if approved.
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
DEVELOPMENT SERVICES CENTER
333 NORTH RANCHO DRIVE
3RD FLOOR
LAS VEGAS, NEVADA 89106

VOICE 702.229.6301

FAX 702.474.0352

TTY 702.386.9108

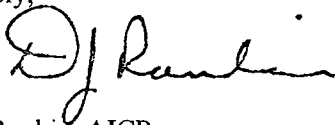
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This item will be considered by the City Council on March 19, 2014, at 1:00 P.M. in the Council Chambers of City Hall, 495 South Main Street, Las Vegas, Nevada. ***The Council requires that you or your representative be present at this meeting.*** If you or your representative chooses not to attend, the City Council may act in your absence without your input.

Sincerely,



Doug Rankin, AICP
Planning Manager
Case Planning Division

DR:nl

cc:

Mr. Frank Veilleux
V&V Tack and Feed
3696 North Rancho Drive
Las Vegas, Nevada 89130

Chi-Ying Seto
Zone Engineering
4550 West Oakey Boulevard, Suite #102
Las Vegas, Nevada 89102