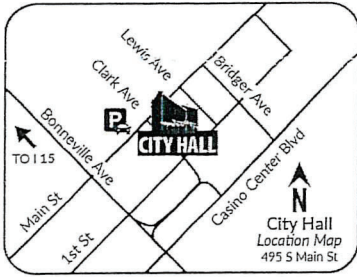


City of Las Vegas, Department of Community Development
495 South Main Street
Las Vegas, Nevada 89101

Return Service Requested
Official Notice of Public Hearing



Scan or go to:

www.lasvegasnevada.gov/meetings

For additional information, scan the QR Code, select the meeting date shown below and then find the referenced project. To file your protest or support on this request, check one box below and return this card in an envelope with postage to the Department of Community Development at the above address, fax this side of this card to (702) 464-7499 or make your comments at www.lasvegasnevada.gov. To contact your Council Representative, please call (702) 229-6405.



I SUPPORT
this Request



I OPPOSE
this Request

Please use available blank space on card for your comments.

24-0033-VAR1

Planning Commission Meeting of **03/12/2024**

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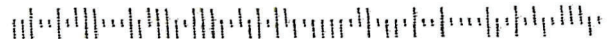
Dept of Planning
City of Las Vegas

24-0033-VAR1
16201311018
KURTZ TRACY
2304 E OAKLEY BLVD
LAS VEGAS NV 89104

Submitted after final agenda

Hem 28
P

SS BRDFNP1 89104



Application Information

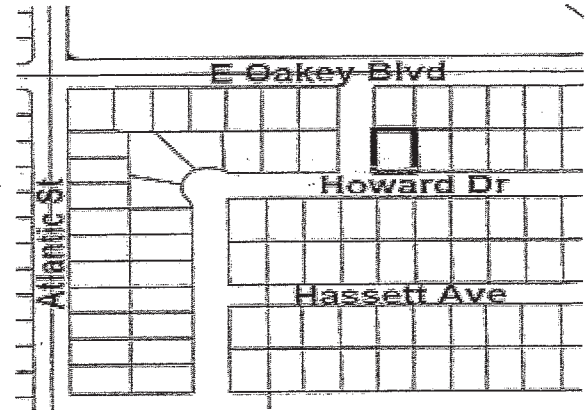
24-0033-VAR1 - VARIANCE - PUBLIC HEARING - APPLICANT/OWNER: IVAN SANCHEZ - For possible action on a Land Use Entitlement project request TO ALLOW A 12-FOOT CORNER SIDE YARD SETBACK WHERE 15 FEET IS REQUIRED, A TWO-FOOT SEPARATION FROM THE PRIMARY DWELLING WHERE SIX FEET IS REQUIRED, A ZERO-FOOT REAR YARD SETBACK WHERE THREE FEET IS REQUIRED FOR AN EXISTING RESIDENTIAL ACCESSORY STRUCTURE [CASITA]; A ZERO-FOOT REAR YARD SETBACK WHERE THREE FEET IS REQUIRED FOR AN EXISTING RESIDENTIAL ACCESSORY STRUCTURE [SHED]; A ZERO-FOOT REAR YARD SETBACK WHERE THREE FEET IS REQUIRED, AND A ZERO-FOOT SIDE YARD SETBACK WHERE THREE FEET IS REQUIRED FOR AN EXISTING RESIDENTIAL ACCESSORY STRUCTURE [CHICKEN COOP]; AND A TOTAL ACCESSORY STRUCTURE COVERAGE OF 63 PERCENT OF THE PRIMARY DWELLING FLOOR AREA WHERE 50 PERCENT IS THE MAXIMUM ALLOWED, AND TO ALLOW RESIDENTIAL ACCESSORY STRUCTURES [CASITA, SHED, AND CHICKEN COOP] TO NOT BE AESTHETICALLY COMPATIBLE WITH THE PRINCIPAL DWELLING UNIT WHERE SUCH IS REQUIRED on 0.15 acres at 2401 Howard Drive (APN 162-01-311-043), R-1 (Single Family Residential) Zone, Ward 3 (Diaz).

No too much animal waste in an already dirty neighborhood.

Any and all interested persons may appear before the City Planning Commission either in person or by representative and object to or express approval of this request, or may, prior to this meeting, file a written objection thereto or approval thereof with the Department of Community Development, 495 South Main Street, 3rd Floor, Las Vegas, Nevada 89101. Final Action on General Plan Amendments and Rezonings will be determined by the City Council. Other public hearing items may be deemed Final Action by the Planning Commission or forwarded to the City Council. The date of the City Council meeting, if applicable, will be announced at the Planning Commission meeting after the discussion of the item. For more information, including the full staff report, please call (702) 229-6301 (TTY 7-1-1) or go to www.lasvegasnevada.gov/meetings.

It's going to STINK!

Application Location



The proposed project may not pertain to the entire highlighted project site.

Public Hearing Information

Meeting: Planning Commission
Date: 03/12/2024
Time: 6:00 PM
Location: Council Chambers
495 South Main St, 2nd Fl.
Las Vegas, Nevada

March 1, 2024

Gabriel & Carmen Vazquez

2330 Howard Dr

Las Vegas, NV 89104

702.217.2344

I am kindly seeking your consent for the approval of my completed patio structure. The project has improved the value of my home and furthermore the neighborhood.

Your consent would be greatly appreciated, and it will help expedite the process of obtaining the necessary permits.

Thank you for your time and consideration.

Sincerely,

Submitted at Planning Commission

Date 3/12/24 Item 28
by Ivan Sanchez

Gabriel & Carmen Vazquez

I am kindly seeking your consent for the approval of my completed patio structure. The project has improved the value of my home and furthermore the neighborhood.

Your consent would be greatly appreciated, and it will help expedite the process of obtaining the necessary permits.

Thank you for your time and consideration.

Sincerely,

- Cepeda Paez

Neighbor Signature (1)

Neighbor Address

- ALFREDO SANCHEZ

- 2409 HOWARD DR.

- LAS VEGAS, NV. 89104. PH.# 702-641-7390

Gabriel Varquez

Neighbor Signature (2)

Neighbor Address

- Gabriel Varquez

- 2330 Howard Dr

- Las Vegas NV 89104 (702) 217-2344

Neighbor Signature (3)

Neighbor Address

Neighbor Signature (4)

Neighbor Address

Neighbor Signature (5)

Neighbor Address

Neighbor Signature (6)

Neighbor Address



WWW.LVSUPERBOWLHC.COM | @LVSUPERBOWLHC

Garic Willigans
2405 Howard Dr.
To Have no problem with I-Ven's
Storage/Car Port.

IT'S
HAPPENING
HERE

Christie S. Stanton
2400 E. Oakley Blvd
4 Eucalyptus 89104

I am the next door neighbor
to Ivan and I do not
have any problem with
any of his property.

Christie Stanton