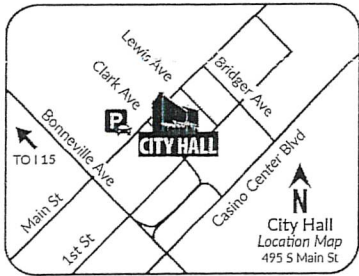


City of Las Vegas, Department of Community Development
495 South Main Street
Las Vegas, Nevada 89101

Return Service Requested
Official Notice of Public Hearing



Scan or go to:

www.lasvegasnevada.gov/meetings

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Dept of Planning
City of Las Vegas

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**

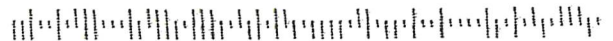
24-0033-VAR1
16201311018
KURTZ TRACY
2304 E OAKLEY BLVD
LAS VEGAS NV 89104

Submitted after final agenda

Hem 28

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93 BRDFNP1 69104



Application Information

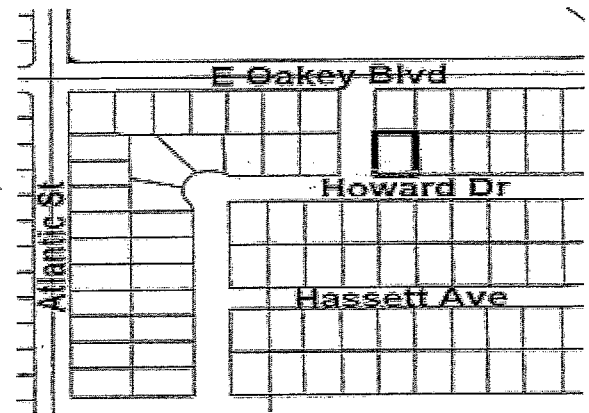
24-0033-VAR1 - VARIANCE - PUBLIC HEARING - APPLICANT/OWNER: IVAN SANCHEZ - For possible action on a Land Use Entitlement project request TO ALLOW A 12-FOOT CORNER SIDE YARD SETBACK WHERE 15 FEET IS REQUIRED, A TWO-FOOT SEPARATION FROM THE PRIMARY DWELLING WHERE SIX FEET IS REQUIRED, A ZERO-FOOT REAR 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