

March 09, 2023

RE: Justification Letter – APPLICATION# 23-0113

City of Las Vegas
Planning Department

Dear Sir/Ma'am,

I am respectfully submitting the enclosed application for property rezone.

The subject property is 0.46 acres on 6010 MOONLIGHT DR for Future Subdivision.

Site is currently underdeveloped and zoned RE (Residence Estates with R (Rural) land use designation.

I would like to request to rezone my property from R-E to R-1 because we are wanting to subdivide the land into 2 properties, Our Intention is 2 build 2 separate house for myself and my daughter.

The project meets and supports the minimum standard requirement for R-1 as follows:

- Property A – Left side front facing Tropical Parkway at 10,062 Sq Ft
- Property B – Right side front facing Tropical Parkway at 10,061 Sq Ft

*Each property meets all setback requirements for R-1

We have attached the proposed Subdivision Drawings and Proposed House Floor Plan.

I am hopeful that this letter clarifies my intent. If you have additional questions or require additional information, please feel free to reach out.

Sincerely,



Evelyn A Sienda

23-0113
03/16/2023

