



# Community Services Department Planning & Development Division

## Early Application Waiver

I, Brandon Lee Applicant / Applicant representative  
(Print name) (circle one)

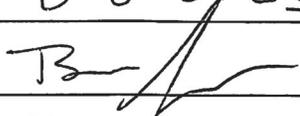
understand that for the privilege and convenience of submitting my application before the scheduled application date, I am waiving my right to claim that the county has failed to process my application in a timely matter, as required by NRS 278.02327. I understand that my application will be assigned to a staff planner and processed during the next application cycle, and the County will conform to the State and Washoe County Development Code mandated processing requirements as of the date of that application cycle.

Application Type and Case No Amendment of Conditions

Property address or APN 15280 Kivett Lane

Date Submitted 6-6-2023

Application Date 6-8-2023

Signature 

Print Name Brandon Lee

- I am applying for an Administrative Permit and will attempt to obtain all the required surrounding property owner signatures prior to the application date. If I do not obtain all the signatures by the application cycle date I shall contact Planning and Development Division at 328-6100 on the application date to requesting that my case be scheduled to be heard by the Board of Adjustment/Planning Commission.

## Washoe County Development Application

Your entire application is a public record. If you have a concern about releasing personal information, please contact Planning and Building staff at 775.328.6100.

<b>Project Information</b>		Staff Assigned Case No.: <u>WADMIN21-0002</u>	
Project Name: <b>Lee Garage</b>			
Project Description: Install 2,000 SF detached accesorry structure that is larger than the existing 924 SF Main Structure			
Project Address: 15280 Kivett Lane, Reno NV 89521			
Project Area (acres or square feet): 2,000 SF			
Project Location (with point of reference to major cross streets <b>AND</b> area locator): <b>Southeast Truckee Meadows off of Geiger Grade Rd</b>			
Assessor's Parcel No.(s):	Parcel Acreage:	Assessor's Parcel No.(s):	Parcel Acreage:
017-123-22	0.78		
<b>Indicate any previous Washoe County approvals associated with this application:</b> Case No.(s). WADMIN21-0002			
<b>Applicant Information</b> (attach additional sheets if necessary)			
<b>Property Owner:</b>		<b>Professional Consultant:</b>	
Name: Brandon Lee		Name:	
Address: 10431 Blockade Drive		Address:	
Reno	Zip: 89521		Zip:
Phone: 775-828-9660	Fax:	Phone:	Fax:
Email: brandonleep51@gmail.com		Email:	
Cell:	Other:	Cell:	Other:
Contact Person:		Contact Person:	
<b>Applicant/Developer:</b>		<b>Other Persons to be Contacted:</b>	
Name: Brandon Lee		Name:	
Address: 10431 Blockade Drive		Address:	
Reno	Zip: 89521		Zip:
Phone: 775-828-9660	Fax:	Phone:	Fax:
Email: brandonleep51@gmail.com		Email:	
Cell:	Other:	Cell:	Other:
Contact Person:		Contact Person:	
<b>For Office Use Only</b>			
Date Received:	Initial:	Planning Area:	
County Commission District:		Master Plan Designation(s):	
CAB(s):		Regulatory Zoning(s):	

# Amendment of Conditions Application Supplemental Information

(All required Information may be separately attached)

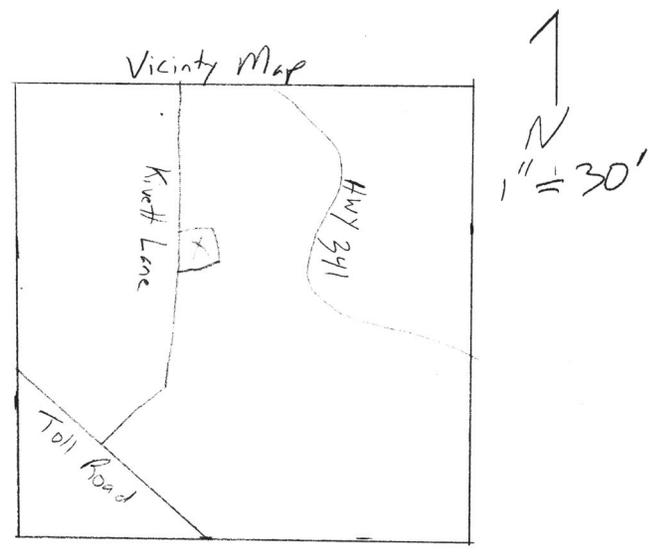
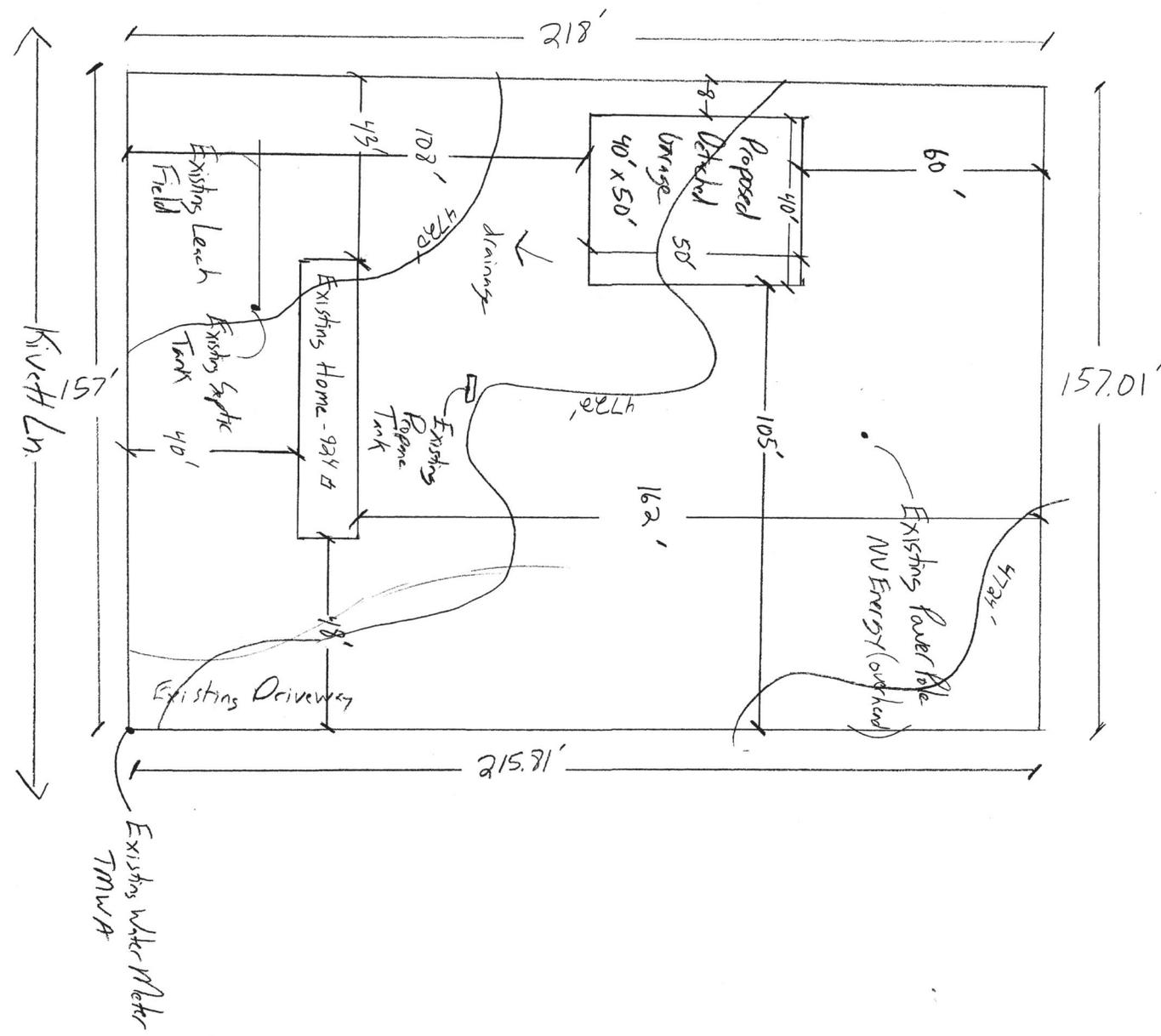
## Required Information

1. The following information is required for an Amendment of Conditions:
  - a. Provide a written explanation of the proposed amendment, why you are asking for the amendment, and how the amendment will modify the approval.
  - b. Identify the specific Condition or Conditions that you are requesting to amend.
  - c. Provide the requested amendment language to each Condition or Conditions, and provide both the **existing** and **proposed condition(s)**.

I am seeking an extension of the existing Administrative Permit. Covid added challenges to getting the garage installed. I could not get the fabrication done, and most people in the construction industry were not available during the time frame of the Administrative Permit due to labor shortages.  
I am only seeking to extend the time frame of the existing Administrative Permit.

2. Describe any potential impacts to public health, safety, or welfare that could result from granting the amendment. Describe how the amendment affects the required findings as approved.

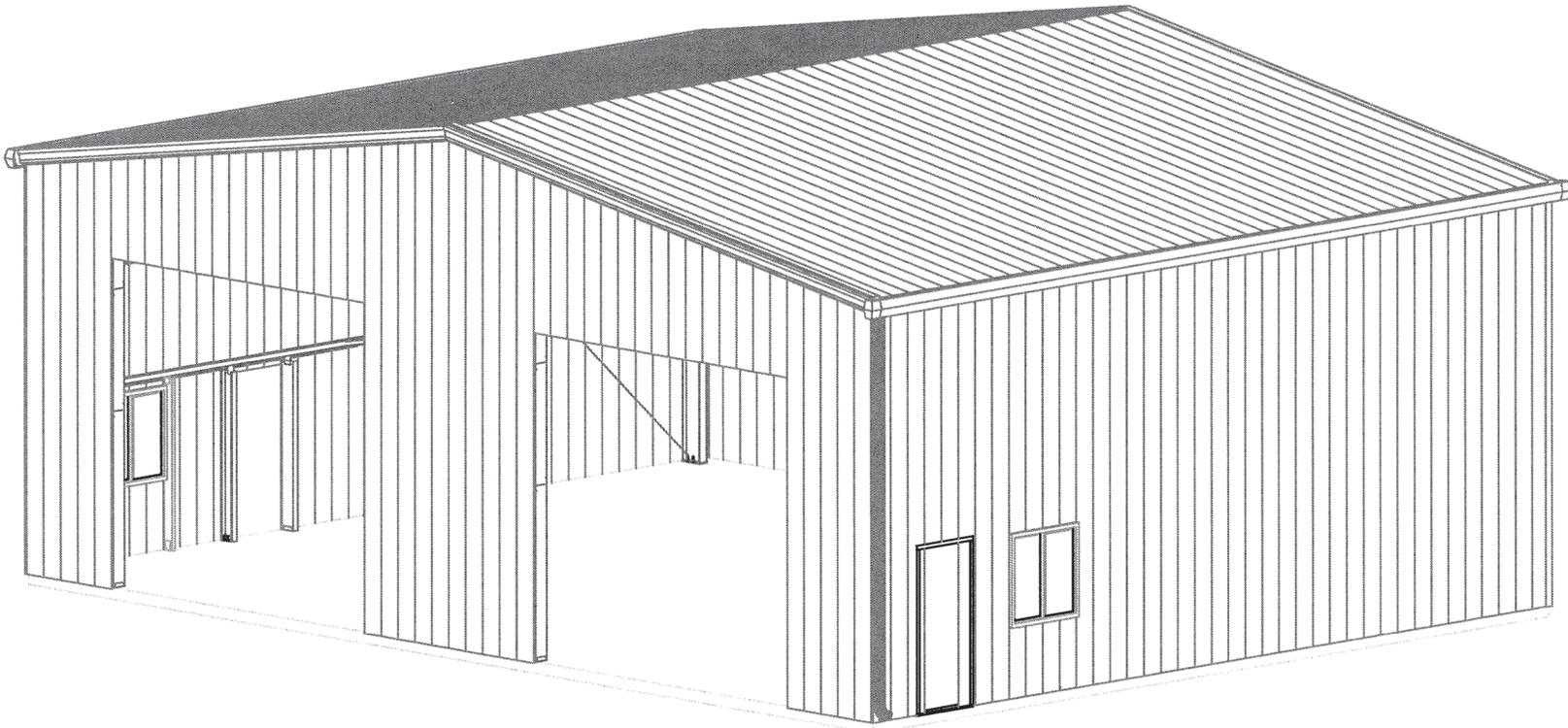
This extension of the existing administrative permit should not have any potential impacts to public health, safety, or welfare.



Lee Detached Garage

<u>Owner/Preparer</u>	
Brandon Lee	3/30/21
PO Box 21444	
Reno, NV 89515	
775-828-9660	
<u>Project</u>	
15280 Kivett Lane	
Reno, NV 89521	
APN# 017-123-22	
.78 acres	
Sheet 1 of 1	





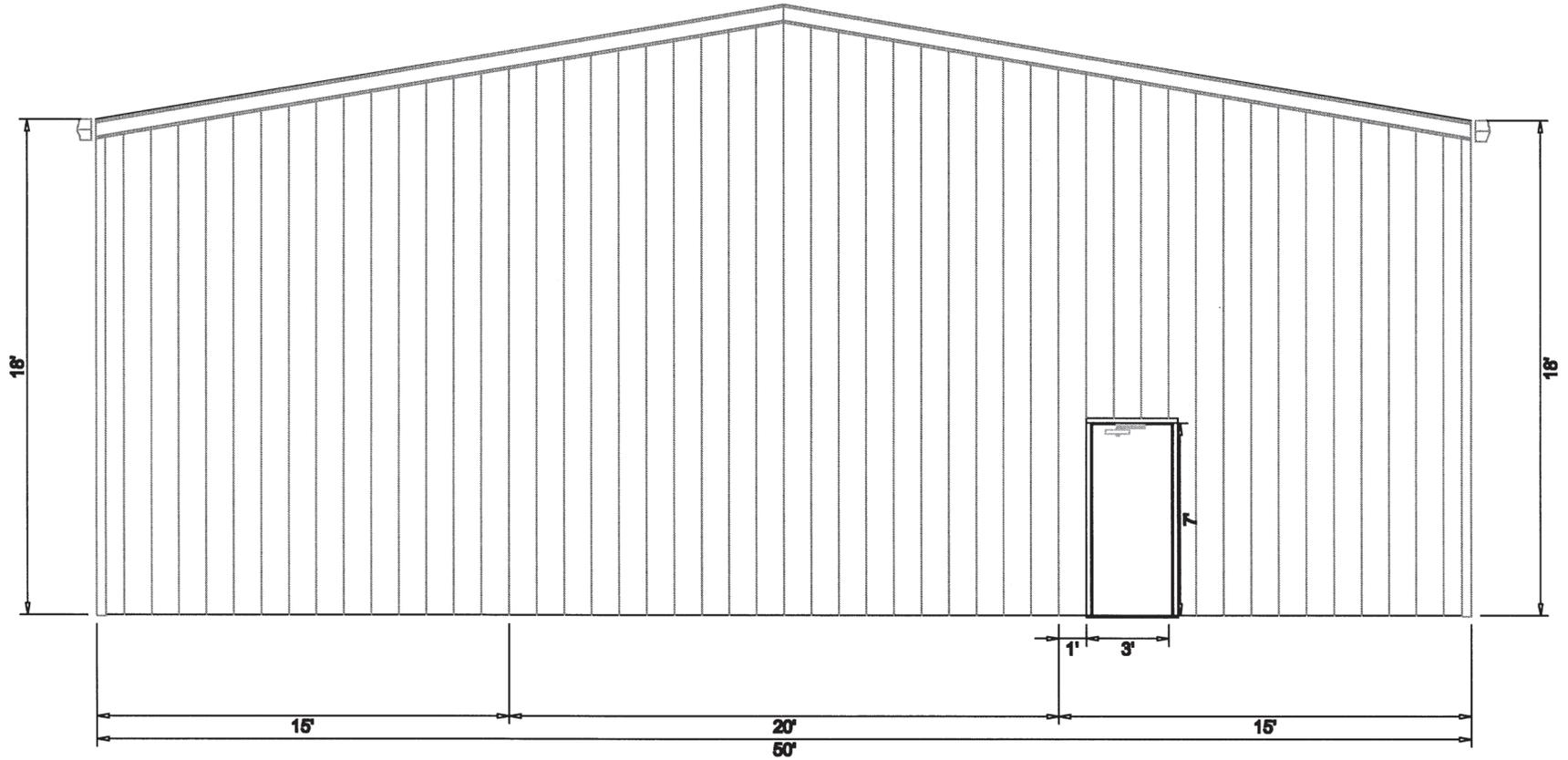
Project  
 15280 Kivett Lane, Reno, NV 89521  
 APN# 017-123-22  
 Elevation Sheet 1 of 5

### Overall Elevation

Lee Detached Garage  
 Brandon Lee  
 PO Box 21449, Reno NV 89515  
 775-828-9660

<p>8800 SOUTH INTERSTATE 35                  OKLAHOMA CITY, OK 73149                  (405) 836-2010</p> <p><b>ASTAR BUILDING SYSTEMS</b></p> <p>Builder: 1000 South Rock-Sale, G                  Reno, NV 89509</p>		<p>Customer:                  21 Park Center                  Reno, NV 89521</p>
<p>CONTACT:                  COUNTY: Washoe</p>		<p><input type="checkbox"/> For Construction Permit  <input type="checkbox"/> For Director Notification</p>
<p>Scale: <b>NOT TO SCALE</b></p>		<p><input type="checkbox"/> For Invoice  <input type="checkbox"/> For Approval</p>
<p>VERSION                  SBS 11.5 sp11</p>	<p>PAPER SIZE                  22x34</p>	
<p>ESTIMATOR                  KJ</p>	<p>DATE                  4/7/21</p>	
<p>JOB NAME</p>		
<p>MEMBER</p>		
<p><b>MBMA</b></p> <p>The engineer whose seal appears hereon is an employee for the manufacturer for the materials described herein. Said seal or certification is limited to the products designed and manufactured by manufacturer only. The undersigned engineer is not the overall engineer of record for this project.</p>		





Project  
 15280 Kivett Lane, Reno, NV 89521  
 APN# 017-123-22  
 Elevation Sheet 3 of 5

North Elevation

Lee Detached Garage  
 Brandon Lee  
 PO Box 21449, Reno NV 89515  
 775-828-9660

**STAR**  
 BUILDING SYSTEMS  
 8600 SOUTH INTERSTATE 35  
 OKLAHOMA CITY, OK 73149  
 (405) 858-2010

**Builder:**  
 1020 South Rock State G  
 Reno, NV 89509

**Customer:**  
 81 Peck Court  
 Reno, NV 89521

**CONTACT:**  
 COUNTY: Washoe  
 DISTRICT: 1

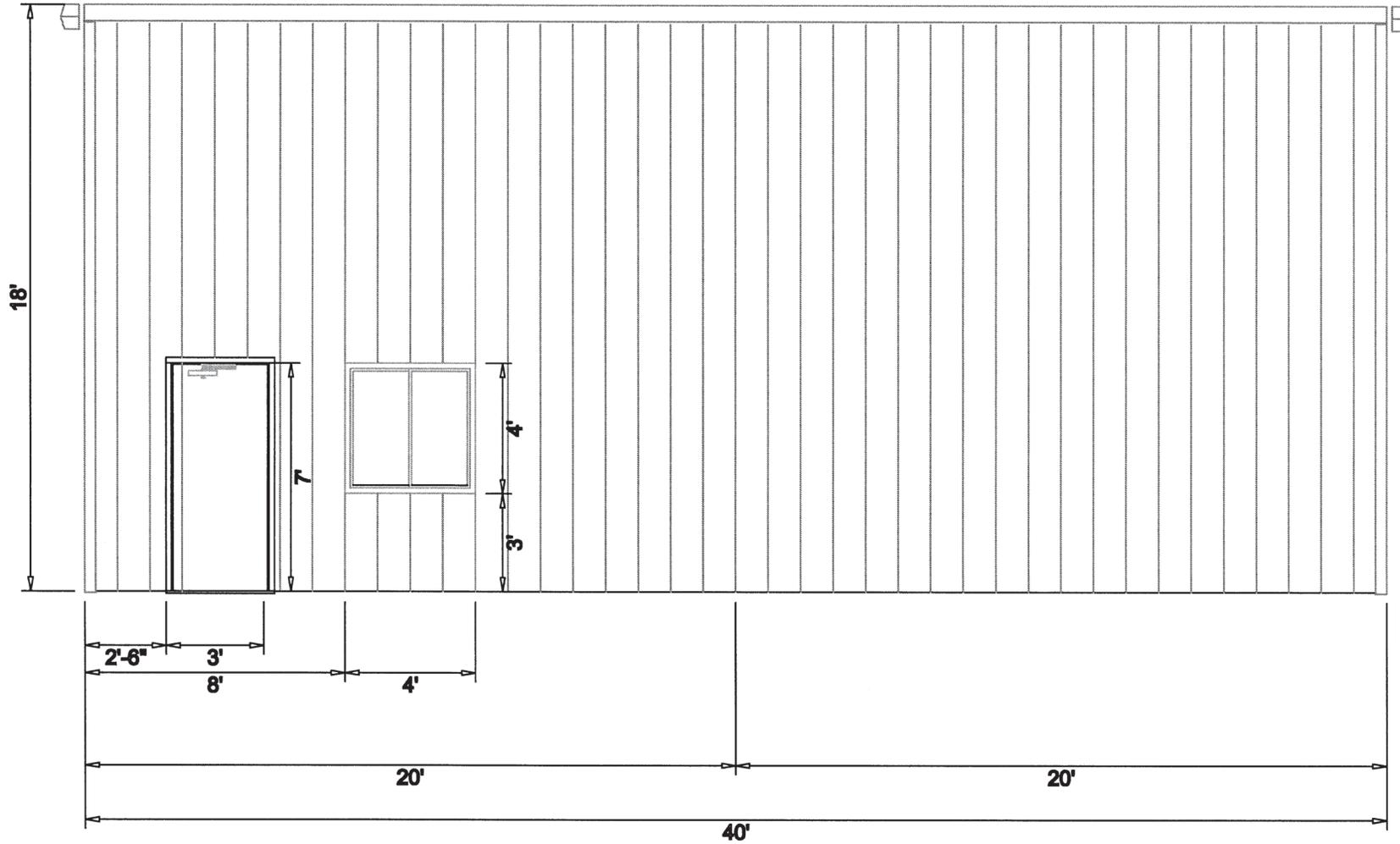
Drawing Shows  Distribution  For Approval  For Construction Permit  For Enclosure Installation

Scale: <b>NOT TO SCALE</b>	
VERSION	PAPER SIZE
	22x34
ESTIMATOR	DATE
KJ	4/7/21
JOB NAME	

MEMBER

**MBMA**

The engineer whose seal appears hereon is an engineer for the manufacturer for the materials described herein. Said seal or certification is limited to the products designed and manufactured by manufacturer only. The undersigned engineer is not the overall engineer of record for this project.



Project  
 15280 Kivett Lane, Reno, NV 89521  
 APN# 017-123-22  
 Elevation Sheet 4 of 5

### East Elevation

Lee Detached Garage  
 Brandon Lee  
 PO Box 21449, Reno NV 89515  
 775-828-9660

<p><b>STAR BUILDING SYSTEMS</b>                  8000 SOUTH INTERSTATE 35                  OKLAHOMA CITY, OK 73149                  (405) 636-2010</p>	
<p><b>Customer:</b>                  B1 Park Center                  Reno, NV 89521</p>	<p><b>CONTACT:</b>                  COUNTY: Washoe                  1020 South Rock Sale G                  Reno, NV 89509</p>
<p><input type="checkbox"/> <b>Drawings</b></p>	<p><input type="checkbox"/> <b>Permit</b></p>
<p><input type="checkbox"/> <b>Construction Permit</b></p>	<p><input type="checkbox"/> <b>Final Inspection</b></p>
<p><b>Scale:</b> NOT TO SCALE</p>	<p><b>VERSION:</b> 22-34</p>
<p><b>ESTIMATOR:</b> KJ</p>	<p><b>DATE:</b> 4/7/21</p>
<p><b>JOB NAME:</b></p>	
<p><b>MEMBER</b></p>	
<p><b>MBMA</b></p>	
<p><small>The engineer whose seal appears hereon is an employee for the manufacturer for the materials described herein. Said seal or certification is limited to the products designed and manufactured by manufacturer only. The undersigned engineer is not the overall engineer of record for this project.</small></p>	



**From:** [Brandon Lee](#)  
**To:** [Olander, Julee](#)  
**Subject:** Re: WAC23-0008  
**Date:** Wednesday, June 14, 2023 8:06:55 AM

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[**NOTICE:** This message originated outside of Washoe County -- **DO NOT CLICK** on **links** or open **attachments** unless you are sure the content is safe.]

Yes, let's do 2 years.  
Thank you  
Brandon

Sent from my iPhone

On Jun 14, 2023, at 7:53 AM, Olander, Julee <[JOlander@washoecounty.gov](mailto:JOlander@washoecounty.gov)> wrote:

Do you want to go with 2 years. Please confirm that is what you are requesting.  
Thank you,

<image001.png>

**Julee Olander, Planner**

[jolander@washoecounty.gov](mailto:jolander@washoecounty.gov) | Direct Line: 775.328.3627

My working hours: Monday-Friday 8:00am to 4:30pm

Visit us first online: [www.washoecounty.gov/csd](http://www.washoecounty.gov/csd)

Planning Division: 775.328.6100 | [Planning@washoecounty.gov](mailto:Planning@washoecounty.gov)

CSD Office Hours: Monday-Friday 8:00am to 4:00pm

1001 East Ninth Street, Reno, NV 89512

[<image002.png>](#)

[<image003.png>](#)

[<image004.png>](#)

[<image005.png>](#)

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**From:** Brandon Lee <[brandonleep51@gmail.com](mailto:brandonleep51@gmail.com)>  
**Sent:** Tuesday, June 13, 2023 4:51 PM  
**To:** Olander, Julee <[JOlander@washoecounty.gov](mailto:JOlander@washoecounty.gov)>  
**Subject:** Re: WAC23-0008

[**NOTICE:** This message originated outside of Washoe County -- **DO NOT CLICK** on **links** or open **attachments** unless you are sure the content is safe.]