



*City of Las Vegas*

Agenda Item No.: 142.

**AGENDA SUMMARY PAGE PLANNING & DEVELOPMENT  
CITY COUNCIL MEETING OF: SEPTEMBER 6, 2006**

DEPARTMENT: PLANNING & DEVELOPMENT  
DIRECTOR: M. MARGO WHEELER

Consent  Discussion

SUBJECT: SITE DEVELOPMENT PLAN REVIEW RELATED TO GPA-14417 AND ZON-14420

SDR-14423 PUBLIC HEARING - APPLICANT: WALKER LANDSCAPE - OWNER: CARL UNGER, ET AL. Request for Site Development Plan Review FOR A PROPOSED 58,400 SQUARE-FOOT OFFICE DEVELOPMENT on 5.0 acres at 9040 and 9092 West Cheyenne Avenue (APNs 138-08-101-008 and 009 ), U (Undeveloped) Zone [ML (Medium-Low Density Residential) Master Plan Designation under Resolution of Intent to R-PD7 (Residential Planned Development - 7 Units Per Acre) Zone [PROPOSED: O (Office) Zone], Ward 4 (Brown). The Planning Commission (5-0 vote) and staff recommend APPROVAL

**PROTESTS RECEIVED BEFORE:**

**APPROVALS RECEIVED BEFORE:**

Planning Commission Mtg.

Planning Commission Mtg.

City Council Meeting

City Council Meeting

**RECOMMENDATION:**

The Planning Commission (5-0 vote) and staff recommend APPROVAL, subject to conditions.

**BACKUP DOCUMENTATION:**

1. Location Map
2. Conditions and Staff Report
3. Supporting documentation
4. Justification Letter

Motion made by LARRY BROWN to Approve Subject to Conditions amending Condition 11 and adding the following conditions as read for the record as follows:

11. Parking lot lighting standards shall be no more than 20 feet in height and shall utilize downward-directed lights with full cut-off luminaries. Lighting on the exterior of buildings shall be shielded and shall be downward-directed. Non-residential property lighting shall be directed away from residential property or screened, and shall not create fugitive lighting on adjacent properties.

A. No open space shall be permitted between two parallel walls that are less than 3 feet inside face to inside face, except as approved by the Building Official. If construction of a double wall is necessary to meet wall height requirements along the northern boundary of this site, such a double wall shall be constructed as close as physically possible to the existing wall, and the intervening gap shall be capped with a material acceptable to the Building and Safety Department of the City, to prevent the accumulation of water, refuse and other debris within the

**CITY COUNCIL MEETING OF: September 06, 2006**

gap.

Passed For: 0; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 0  
None; (Against-None); (Abstain-None); (Did Not Vote-None); (Excused-None)

Minutes:

See Item 140 for related discussion.