



*City of Las Vegas*

Agenda Item No.: 110.

**AGENDA SUMMARY PAGE PLANNING & DEVELOPMENT  
CITY COUNCIL MEETING OF NOVEMBER 1, 2006**

DEPARTMENT: PLANNING & DEVELOPMENT  
DIRECTOR: M. MARGO WHEELER

Consent  Discussion

SUBJECT:  
VARIANCE

VAR-16161 PUBLIC HEARING APPLICANT: BOB AUJLA; OWNER: BP WEST COAST PROPERTIES, LLC. Request for a Variance TO ALLOW A 3.5 FOOT REAR YARD SETBACK WHERE A 20 FOOT SETBACK IS REQUIRED on 0.69 acres at 1625 South Decatur Boulevard (APN: 201-003), C-1 (Limited Commercial) Zone, Ward 1 (Tarkanian). Staff recommends DENIAL. The Planning Commission (7-0 vote) recommends APPROVAL.

**PROTESTS RECEIVED BEFORE:**

**APPROVALS RECEIVED BEFORE:**

Planning Commission Mtg.

Planning Commission Mtg.

City Council Meeting

City Council Meeting

**RECOMMENDATION:**

Staff recommends DENIAL. The Planning Commission (7-0 vote) recommends APPROVAL, subject to conditions.

**BACKUP DOCUMENTATION:**

1. Location and Aerial Maps
2. Conditions and Staff Report
3. Supporting Documentation
4. Justification Letter

Motion made by LOIS TARKANIAN to Approve Subject to Conditions

Passed For: 6; Against: 0; Abstain: 0; Did Not Vote: 1; Excused: 0

LOIS TARKANIAN, LAWRENCE WEEKLY, OSCAR B. GOODMAN, GARY REESE, STEVE WOLFSON, STEVEN D. ROSS; (Against-None); (Abstain-None); (Did Not Vote-LARRY BROWN); (Excused-None)

Minutes:

MAYOR GOODMAN declared the Public Hearing open for Item 110 [VAR-16161], Item 111 [SUP-16160] and Item 112 [SDR-16158].

KEN BALLARD, 1950 East Warm Springs Road, explained the desire of the application is to demolish existing structures and develop a new building while replacing all fuel canopies. To provide better circulation throughout the site, MR. BALLARD stated that drive cuts would be replaced with landscaping. He noted the Variance needed is minimal and requested approval of

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all items.

COUNCILWOMAN TARKANIAN stated she would not normally support a Variance request but concurred that the impact is minimal. She inquired about the reason to request the sale of liquor as the applicant is already licensed to sell beer. MR. BALLARD indicated he was satisfied with the conditions set forth at the Planning Commission meeting for single, packaged sales. He also noted a correction to Condition 2 of Item 111 [SUP-16160] to reflect the correct Variance of [VAR-16161] and MARGO WHEELER, Director of Planning and Development, agreed to the amendment.

MAYOR GOODMAN declared the Public Hearing closed for Item 110 [VAR-16161], Item 111 [SUP-16160] and Item 112 [SDR-16158].

