



*City of Las Vegas*

Agenda Item No.: 97.

**AGENDA SUMMARY PAGE PLANNING & DEVELOPMENT  
CITY COUNCIL MEETING OF: JULY 19, 2006**

DEPARTMENT: PLANNING & DEVELOPMENT  
DIRECTOR: M. MARGO WHEELER

Consent  Discussion

SUBJECT: SITE DEVELOPMENT PLAN REVIEW

SDR-13496 PUBLIC HEARING - APPLICANT: RICK LASWELL - OWNER: MOUNTAIN VIEW ASSEMBLY - LEGOD. Request for a Site Development Plan Review FOR THE PROPOSED ADDITION OF THREE TEMPORARY MODULAR BUILDINGS TO AN EXISTING SCHOOL on 2.94 acres at 3850 East Bonanza Road (APN 140-30-401-011), C-V (Civic) Zone, Ward 3 (Reese). The Planning Commission (7-0 vote) recommends DENIAL. Staff recommends APPROVAL.

**PROTESTS RECEIVED BEFORE:**

**APPROVALS RECEIVED BEFORE:**

Planning Commission Mtg.	0	Planning Commission Mtg.	0
City Council Meeting	0	City Council Meeting	0

**RECOMMENDATION:**

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

**BACKUP DOCUMENTATION:**

1. Location Map
2. Conditions For This Application
3. Staff Report
4. Justification Letter

Motion made by GARY REESE to Approve subject to conditions and amending Condition 8 as read for the record as follows:

8. A revised landscape plan shall be submitted and approved by the Planning Department prior to issuance of Building Permits. The landscape plan shall indicate an eight foot landscape buffer adjacent to the proposed and existing modular buildings, which are located along the east property line. The landscape buffer planter shall include trees planted 20 feet on-center with five (5) shrubs planted per tree. Additionally, landscaping shall be provided along the side of the proposed and existing modular buildings adjacent to the property.

Passed For: 6; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 1  
LAWRENCE WEEKLY, LARRY BROWN, OSCAR B. GOODMAN, GARY REESE, STEVE WOLFSON, STEVEN D. ROSS; (Against-None); (Abstain-None); (Did Not Vote-None); (Excused-LOIS TARKANIAN)

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NOTE: MAYOR GOODMAN disclosed that his wife is involved with the Meadows School, which is a private school, but she has no proprietary interest in the school. DEPUTY CITY ATTORNEY JAMES LEWIS advised he could vote on the item.

Minutes:

MAYOR GOODMAN declared the Public Hearing open.

CRYSTAL VAN KEMPEN McKLANAHAN and GENE MARTIN appeared on behalf of Mountain View Assembly and Mountain View Christian School. MS. VAN KEMPEN McKLANAHAN indicated that the request is for three modulars to accommodate the growth of the church and school.

JEFF SPRIGGS, 6845 East Washington Avenue, stated that his two children attend the school and supported the request.

COUNCILMAN REESE noted that he has been through the school and clarified that the modulars will be temporary. He asked that the litter be removed. He appreciates the applicant working with his office and the Las Vegas Metropolitan Police (Metro) on addressing some issues and acknowledged the applicant installing security cameras as per Metro's recommendation. He has not received any complaints from the residents to the east. MS. VAN KEMPEN McKLANAHAN replied that the litter has been removed.

MARGO WHEELER, Director of Planning and Development Department, recommended that the last two sentences in Condition 8 should read that landscaping shall be provided along the side of the proposed and existing modular buildings adjacent to the east property. MS. VAN KEMPEN agreed with the amendment.

MAYOR GOODMAN declared the Public Hearing closed.