



City of Las Vegas

Agenda Item No.: 158.

**AGENDA SUMMARY PAGE PLANNING & DEVELOPMENT
CITY COUNCIL MEETING OF: JUNE 20, 2007**

DEPARTMENT: PLANNING & DEVELOPMENT
DIRECTOR: M. MARGO WHEELER

Consent Discussion

SUBJECT:
GENERAL PLAN AMENDMENT

CPA-20474 PUBLIC HEARING APPLICANT: FAIRFIELD RESIDENTIAL, LLC -
OWNER: PMA Request to amend a portion of the Centennial Hills Sector Plan of the
General Plan FROM: ZD (PLANNED COMMERCIAL DEVELOPMENT) TO: H (HIGH
DENSITY RESIDENTIAL) on 5.54 acres on the south side of Centennial Parkway,
approximately 350 feet east of Puli Road (APNs 126-25-101-001, 002, and 005), Ward 6 (Ross).
Staff recommends DENIAL. The Planning Commission (6-0 vote) recommends APPROVAL

PROTESTS RECEIVED BEFORE:

APPROVALS RECEIVED BEFORE:

Planning Commission Mtg.	0	Planning Commission Mtg.	1
City Council Meeting	0	City Council Meeting	0

RECOMMENDATION:

Staff recommends DENIAL. The Planning Commission (6-0 vote) recommends APPROVAL.

BACKUP DOCUMENTATION:

1. Location and Aerial Maps
2. Conditions (Not Applicable) and Staff Report
3. Supporting Documentation
4. Justification Letter

Motion made by STEVEN D. ROSS to Approve

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

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

Minutes:

MAYOR GOODMAN declared the Public Hearing open for Items 158-161.

ATTORNEY CHRIS KAEMPFER, 3800 Howard Hughes Parkway, appeared on behalf of the
applicant. He described the project and the surrounding area/uses and believed the proposed
development is appropriate for the area. Meetings took place with representatives from
Providence; neighborhood meeting was held and residents east of the 215 Beltway were present
but not in opposition; there was no opposition at the Planning Commission (PC) meeting; and the

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PC unanimously approved the request. The neighbors are in complete support of the proposal, and apartments are critically needed in the City and the County. The subject location is perfect for the development, as it has no impact on any single family detached residential development and meets all criteria. ATTORNEY KAEMPFER respectfully requested approval of all applications.

COUNCILMAN ROSS noted that to the south of this proposed development will be the proposed Snow Mountain Beltway interchange and a multi-purpose area for the City of Las Vegas and others. He wholeheartedly agreed that the proposal fits in the area.

MARGO WHEELER, Director of Planning and Development, verified that changes to the conditions have already been incorporated, so there are no amendments. There is an additional condition on Item 161 which she read into the record and ATTORNEY KAEMPFER concurred with the addition.

ATTORNEY KAEMPFER welcomed COUNCILMAN PATTEN to the Council.

MAYOR GOODMAN declared the Public Hearing closed for items 158-161.

