

**AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT  
PLANNING COMMISSION MEETING OF: OCTOBER 11, 2007**

**DEPARTMENT: PLANNING & DEVELOPMENT**

**DIRECTOR: M. MARGO WHEELER**

Consent  Discussion

**SUBJECT:**

**SDR-24023 - SITE DEVELOPMENT PLAN REVIEW - PUBLIC HEARING -  
APPLICANT/OWNER: WATER STREET CENTER, LLC - Request for a Site Development  
Plan Review FOR A 3,350 SQUARE FOOT COMMERCIAL BUILDING COMPRISED OF  
2,450 SQUARE FEET OF RETAIL FLOOR SPACE AND A 600 SQUARE FOOT  
RESTAURANT on 0.41 acres located on the south side of Bonanza Road, approximately 460 feet  
east of Pecos Road (APN 140-31-121-007), C-1 (Limited Commercial) Zone, Ward 3 (Reese)**

**C.C.: 11/07/2007**

**PROTECTIONS RECEIVED BEFORE:**

Planning Commission Mtg.

City Council Meeting

**APPROVALS RECEIVED BEFORE:**

Planning Commission Mtg.

City Council Meeting

**RECOMMENDATION:**

**APPROVAL**

**BACKUP DOCUMENTATION:**

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

Motion made by DAVID STEINMAN to Approve subject to conditions

Passed For: 5; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 2  
STEVEN EVANS, SAM DUNNAM, LEO DAVENPORT, BYRON GOYNES, DAVID  
STEINMAN; (Against-None); (Abstain-None); (Did Not Vote-None); (Excused-GLENN  
TROWBRIDGE, RICHARD TRUESDELL)

**Minutes:**

CHAIRMAN DAVENPORT declared the Public Hearing open.

ANDY REED, Planning and Development Department, remarked that the project is compatible  
with the pattern of development occurring along Bonanza Road and recommended approval.

LUIS GUITERREZ, 7500 West Lake Mead Boulevard, agreed to all conditions.

CHAIRMAN DAVENPORT declared the Public Hearing closed.

