



City of Las Vegas

Agenda Item No.: 31.

**AGENDA SUMMARY PAGE PLANNING & DEVELOPMENT  
PLANNING COMMISSION MEETING OF: DECEMBER 20, 2007**

DEPARTMENT: PLANNING & DEVELOPMENT  
DIRECTOR: M. MARGO WHEELER

Consent  Discussion

**SUBJECT:**  
**DR-2544 SITE DEVELOPMENT PLAN REVIEW - PUBLIC HEARING -**  
**APPLICANT: BRIZIO BENITEZ OWNER: BUYERS SYNDICATE** - Request for a Site Development Plan Review FOR A 305 SQUARE FOOT CAR WASH, FULL SERVICE WITH WASHERS TO ALLOW NO LANDSCAPE BUFFER ALONG A 434-FOOT PORTION OF THE SOUTHERN PERIMETER, NO LANDSCAPE BUFFER ALONG A 214-FOOT PORTION OF THE NORTHERN PERIMETER, AND NO LANDSCAPE BUFFER ALONG A 230-FOOT PORTION OF THE WESTERN PERIMETER WHERE EIGHT FEET ARE REQUIRED AND TO ALLOW NO LANDSCAPE BUFFER ALONG A 195-FOOT PORTION OF THE NORTHERN PERIMETER AND TO ALLOW A FIVE-FOOT WIDE LANDSCAPE BUFFER ALONG THE EASTERN PERIMETER WHERE 15 FEET ARE REQUIRED on 2.84 acres at 1411 North Eastern Avenue (APN 139-26-508-006), C-1 (Limited Commercial) Zone, Ward 3 (Reese)

***APPLICANT REQUESTS THIS ITEM BE HELD IN ABEYANCE TO THE  
JANUARY 24, 2008 PLANNING COMMISSION MEETING***

**PROTESTS RECEIVED BEFORE:**

**APPROVALS RECEIVED BEFORE:**

|                          |   |                          |   |
|--------------------------|---|--------------------------|---|
| Planning Commission Mtg. | 2 | Planning Commission Mtg. | 0 |
| City Council Meeting     | 0 | City Council Meeting     | 0 |

**RECOMMENDATION:**

**DENIAL**

**BACKUP DOCUMENTATION:**

1. Location and Aerial Maps
2. Conditions and Staff Report (Not Applicable)
3. Supporting Documentation
4. Photos
5. Justification Letter
6. Protest Postcard
7. Submitted after final agenda Protest Postcard

Motion made by DAVID STEINMAN to Hold In Abeyance Items 15-17 and 29 to 1/10/08; Item 31 to 1/24/08; and Item 14 to 2/14/08

Passed For: 5; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 1

**PLANNING COMMISSION MEETING OF: DECEMBER 20, 2007**

GLENN TROWBRIDGE, DAVID STEINMAN, BYRON GOYNES, STEVEN EVANS, SAM DUNNAM; (Against-None); (Abstain-None); (Did Not Vote-None); (Excused-RICHARD TRUESDELL)

Minutes:

See Item 5 for related discussion.

