



**AGENDA SUMMARY PAGE PLANNING & DEVELOPMENT  
PLANNING COMMISSION MEETING OF: JANUARY 24, 2008**

DEPARTMENT: PLANNING & DEVELOPMENT  
DIRECTOR: M. MARGO WHEELER

Consent  Discussion

**SUBJECT:**  
**DR-2548 SITE DEVELOPMENT PLAN REVIEW - PUBLIC HEARING -**  
**APPLICANT: NEVADA H.A.N.D., INC. - OWNER: CITY OF LAS VEGAS -** Request for a Major Amendment to approve Site Development Plan Review (SDR-18642) FOR AN INCREASE IN HEIGHT TO 4 FEET FOR AN APPROVED JUNI ASSISTED LIVING APARTMENT COMPLEX AND THE ADDITION OF A PROPOSED SENIOR CITIZEN APARTMENT COMPLEX CONSISTING OF TWO 35-FOOT, THREE-STORY, 75-UNIT BUILDINGS WITH WAIVERS TO ALLOW A RESIDENTIAL ADJACENCY SETBACK OF 70 FEET WHERE 195 FEET IS REQUIRED AT THE SOUTH AND WEST PROPERTY LINES on 9.45 acres at the southwest corner of Decatur Boulevard and Deer Springs Way (APN 125-24-701-040) R-E (Residence Estates) Zone under Resolution of Intent to R-5 (Medium Density Residential), Ward 6 (Ross)

**P.C.: FINAL ACTION (Unless Appealed Within 30 Days)**

PROTESTS RECEIVED BEFORE:	APPROVALS RECEIVED BEFORE:
Planning Commission Mtg. 23	Planning Commission Mtg. <input type="text" value="2"/>
City Council Meeting	City Council Meeting <input type="text" value="0"/>

**RECOMMENDATION:**  
**APPROVAL**

**BACKUP DOCUMENTATION:**

1. Location and Aerial Map
2. Conditions and Staff Report
3. Supporting Documentation
4. Photos
5. Justification Letter
6. Protest/Support Postcards
7. Submitted after final agenda Protest/Support Postcards, Protest Letters and E-Mail Protest
8. Submitted after meeting Recordation notice of Planning action and conditions of approval

Motion made by GLENN TROWBRIDGE to Approve subject to conditions

Passed For: 7; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 0  
SAM DUNNAM, DAVID STEINMAN, RICHARD TRUESDELL, BYRON GOYNES,  
GLENN TROWBRIDGE, STEVEN EVANS, VICKI QUINN; (Against-None); (Abstain-None);  
(Did Not Vote-None); (Excused-None)

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Minutes:

CHAIRMAN GOYNES declared the Public Hearing open.

ANDY REED, Planning and Development Department, stated the application is compatible with existing development and recommended approval.

JACQUE HAAS, 295 East Warm Springs Road, appeared on behalf of the applicant and agreed with staff's recommendation.

CHAIRMAN GOYNES declared the Public Hearing closed.

