



City of Las Vegas

Agenda Item No.: 45.

**AGENDA SUMMARY PAGE PLANNING & DEVELOPMENT
PLANNING COMMISSION MEETING OF: SEPTEMBER 25, 2008**

DEPARTMENT: PLANNING & DEVELOPMENT
DIRECTOR: M. MARGO WHEELER

Consent Discussion

SUBJECT:
DR-2832 - SITE DEVELOPMENT PLAN REVIEW - PUBLIC HEARING -
APPLICANT OWNER: CHABATH BROWN CENTER - Request for a Site Development
Plan Review FOR A PROPOSED SHURIN HOUSE OF WORSHIP (SYNAGOGUE)
CONSISTING OF TWO (2), 800 SQUARE-FOOT, ONE-STORY MODULAR BUILDINGS on
2.15 acres on the southeast side of Vegas Drive, approximately 1,100 feet west of Durango Drive
(APN 138-29-501-009) (Civic) Zone, Ward 4 (Brown)

P.C.: FINAL ACTION Unless Appeared Within 10 Days)

PROTESTS RECEIVED BEFORE:

APPROVALS RECEIVED BEFORE:

Planning Commission Mtg.	16	Planning Commission Mtg.	26
City Council Meeting	0	City Council Meeting	0

RECOMMENDATION:

DENIAL

BACKUP DOCUMENTATION:

1. Location and Aerial Maps
2. Conditions and Staff Report
3. Supporting Documentation
4. Photos
5. Justification Letter
6. Protest/Support Postcards
7. Submitted after Final Agenda Revised Conditions and Staff Report and Protest/Support Postcards
8. Submitted after Meeting Protest Postcard and Recordation Notice of Planning Commission Action and Conditions of Approval

Motion made by GLENN TROWBRIDGE to Approve subject to conditions, deleting Condition 5 and amending the following conditions as read for the record:

1. This approval shall be void five years from the date of final approval, unless a building permit has been issued for the principal building on the site. An Extension of Time may be filed for consideration by the City of Las Vegas.
2. All development shall be in conformance with the site plan, landscape plan, and building elevations, date stamped 08/18/08, except as amended by conditions herein.

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and adding the following condition as read for the record:

A. The temporary structures shall be removed five years from date of final approval.

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

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

Minutes:

CHAIR GOYNES declared the Public Hearing open.

PETER LOWENSTEIN, Planning and Development Department, noted that a revised staff report had been submitted. He stated that the proposed development is not harmonious with the surrounding development and recommended denial. If the application were approved, he requested that Condition 4 be deleted and that Conditions 1 and 2 be amended and he read the amended conditions for the record. He also noted that additional protest and support postcards had been received.

MARC LEMOINE, 9034 West Sahara Avenue, appeared on behalf of the applicant. He stated the intention was to build a permanent facility, but would like to begin with a temporary structure because the cost was so prohibitive. He noted that the parking lot would be fully improved and that the temporary structures would have stucco and a tile roof.

TODD FARLOW, 240 North 19th Street, wondered how long the temporary buildings would remain on the site.

MR. LEMOINE stated the temporary buildings would be used for five years while the funds to acquire buildings for permanent facility were acquired.

COMMISSIONER TROWBRIDGE observed that modular buildings are part of the development process for houses of worship. He expressed his support, noting the synagogue has a great reputation in the community.

CHAIR GOYNES declared the Public Hearing closed.