



*City of Las Vegas*

Agenda Item No.: 33.

**AGENDA SUMMARY PAGE PLANNING & DEVELOPMENT  
PLANNING COMMISSION MEETING OF: AUGUST 28, 2008**

DEPARTMENT: PLANNING & DEVELOPMENT  
DIRECTOR: M. MARGO WHEELER

Consent  Discussion

**SUBJECT:** SUP-2883 - SPECIAL USE PERMIT PUBLIC HEARING - APPLICANT: Z'TEJAS AP, LLC - OWNER: CONTINENTAL PROPERTIES, LLC - Request for a Special Use Permit FOR PROPOSED SUPPER CLUB WITH A WAIVER TO ALLOW A ZERO-FOOT DISTANCES FROM FRONT FROM A CHURCH/HOUSE OF WORSHIP WHERE 400 FEET IS REQUIRED at 950 West Sahara Avenue (APN 163-06-816-025), C-1 (Limited Commercial) Zone, Ward 2 (Wolfson)

IF APPROVED, P.C.: 10/01/2008  
IF DENIED, P.C.: FINAL ACTION (Unless Appealed Within 10 Days)

**PROTESTS RECEIVED BEFORE:**

**APPROVALS RECEIVED BEFORE:**

Planning Commission Mtg.	<input type="text" value="20"/>	Planning Commission Mtg.	<input type="text" value="10"/>
City Council Meeting	<input type="text" value="0"/>	City Council Meeting	<input type="text" value="0"/>

**RECOMMENDATION:**  
**DENIAL**

**BACKUP DOCUMENTATION:**

1. Location, Aerial and Special Maps
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
8. Submitted at Meeting Submitted at Meeting Support Letter by Jon Vornsand

Motion made by STEVEN EVANS 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)

Minutes:  
CHAIR GOYNES declared the Public Hearing open.

**PLANNING COMMISSION MEETING OF: AUGUST 28, 2008**

DOUG RANKIN, Planning and Development Department, stated the requested waiver could not be supported and recommended denial. He noted that additional notices of protest and support had been received.

JOHN VORNSAND, 2564 Wigwam Parkway, appeared on behalf of the applicant. He explained that the applicant had vacated the premises in November 2008 and was seeking the Special Use Permit in an effort to protect the site for a future tenant. He pointed out that the affected church was in the same commercial development but the two uses would be separated by 370 feet. He noted that he had met with the church's rabbi, who had no objection to re-establishing the supper club and he also submitted a letter of support from the church. He requested approval.

CHAIR GOYNE declared the Public Hearing closed.

