



City of Las Vegas

Agenda Item No.: 105.

**AGENDA SUMMARY PAGE PLANNING & DEVELOPMENT
CITY COUNCIL MEETING OF: OCTOBER 1, 2008**

DEPARTMENT: PLANNING & DEVELOPMENT
DIRECTOR: M. MARGO WHEELER

Consent Discussion

SUBJECT:
CON-2898 - REZONING - PUBLIC HEARING - APPLICANT/OWNER: BONANZA-MARION, LLC - Request for a Rezoning FROM: R-E (RESIDENCE ESTATES) TO: C-1 (LIMITED COMMERCIAL) on 5.342 acres at the northeast corner of Bonanza Road and Marion Drive (APN 154-02-001-004) Ward 3 (Reese). The Planning Commission (7-0 vote) and staff recommend APPROVAL.

PROTESTS RECEIVED BEFORE:

APPROVALS RECEIVED BEFORE:

Planning Commission Mtg.	3	Planning Commission Mtg.	3
City Council Meeting	5	City Council Meeting	1

RECOMMENDATION:

The Planning Commission (7-0 vote) and staff recommend APPROVAL.

BACKUP DOCUMENTATION:

1. Location and Aerial Maps
2. Conditions (Not Applicable) and Staff Report
3. Supporting Documentation
4. Photos
5. Justification Letter
6. Protest/Support Postcards
7. Submitted after Final Agenda Protest Postcards for Items 105-107
8. Backup Referenced from the 08-28-2008 Planning Commission Meeting Item 20

Motion made by GARY REESE to Approve

Passed For: 7; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 0
RICKI Y. BARLOW, LOIS TARKANIAN, LARRY BROWN, OSCAR B. GOODMAN,
GARY REESE, STEVE WOLFSON, STEVEN D. ROSS; (Against-None); (Abstain-None);
(Did Not Vote-None); (Excused-None)

Minutes:

MAYOR GOODMAN declared the Public Hearing open for Items 105-107.

VICTOR HECKER, Managing Partner, 9900 Deer Court, agreed to the conditions. He explained that although the application expired, he intends to develop the property as originally planned, noting that some of the delay was due to economic conditions and the banks unwillingness to lend money.

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COUNCILMAN REESE questioned the two-year timeframe, and MARGO WHEELER, Director of Planning and Development, explained that a longer timeframe could be allowed on the Site Development Plan Review (Item 107), but the Special Use Permit (Item 106) was limited by Code to two years. COUNCILMAN REESE motioned for approval of Item 107 as amended; however, subsequent to the meeting, it was determined that the amendment was not necessary as the timeframe was addressed in Condition 2.

Concerning the landscape buffer amendment under Item 107, MS. WHEELER explained that it was not a new condition. The language was missed in the notification and the applicant had not revised the plan. MR. BECKER pointed out that the trail system runs along the eastern perimeter of his property.

MAYOR GOODMAN declared the Public Hearing closed for Items 105-107.

