



City of Las Vegas

Agenda Item No.: 24.

**AGENDA SUMMARY PAGE PLANNING & DEVELOPMENT
PLANNING COMMISSION MEETING OF: DECEMBER 4, 2008**

DEPARTMENT: PLANNING & DEVELOPMENT
DIRECTOR: M. MARGO WHEELER

Consent Discussion

SUBJECT: SUP-3136 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT: NOE ZUBIA - OWNER: MARIO PENA PENA - Request for a Special Use Permit FOR AUTO REPAIR GARAGE, MINOR, WITH SERVICE BAY DOORS FACING THE RIGHT-OF-WAY at 1550 North Rancho Blvd. (APN 159-297419-120), C-1 (Limited Commercial) Zone, Ward 5 (Barlow)

C.C. 01/07/2009

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

PROTESTS RECEIVED BEFORE:

APPROVALS RECEIVED BEFORE:

Planning Commission Mtg.	3	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
3. Supporting Documentation
4. Photos
5. Justification Letter
6. Submitted after Final Agenda Protest Postcard and Telephone Support Log

Motion made by RICHARD TRUESDELL to Deny

Passed For: 6; Against: 1; Abstain: 0; Did Not Vote: 0; Excused: 0
DAVID STEINMAN, STEVEN EVANS, VICKI QUINN, BYRON GOYNES, GLENN TROWBRIDGE, RICHARD TRUESDELL; (Against-KEEN ELLSWORTH); (Abstain-None); (Did Not Vote-None); (Excused-None)

Minutes:

CHAIR GOYNES declared the Public Hearing open.

DOUG RANKIN, Planning and Development, stated the site is not physically suitable for such an intense land use. In addition, the use would not be compatible with the surrounding area, so staff recommended denial.

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JUAN PENA, 5990 Lindell Road, appeared with the applicant, MARIO PENA, and stated that the use would be a tire shop and no mechanical work will be done. He recalled staff was concerned about the doors facing the street and suggested having two additional bay areas.

TODD FARLOW, 240 North 19th Street, agreed with staff's recommendation.

COMMISSIONER TRUESDELL stated the issue is the facility is adjacent to residential, which can create noise issues. Staff's recommendation for denial is appropriate.

CHAIR GOYNES declared the Public Hearing closed.