



*City of Las Vegas*

Agenda Item No.: 84.

**AGENDA SUMMARY PAGE PLANNING & DEVELOPMENT  
CITY COUNCIL MEETING OF DECEMBER 3, 2008**

DEPARTMENT: PLANNING & DEVELOPMENT  
DIRECTOR: M. MARGO WHEELER

Consent  Discussion

**SUBJECT:** DR-2548 STABLED ITEM - PUBLIC HEARING - APPLICANT/OWNER: NORTHWEST STATES, LLC, ET AL - Request for a Minor Amendment to an approved Site Development Plan Review (SDR M188) TO REPLACE A PORTION OF A 308-LOT SINGLE FAMILY RESIDENTIAL DEVELOPMENT WITH A 296-UNIT MULTI-FAMILY RESIDENTIAL DEVELOPMENT on 2.4 acres at the southeast corner of Lone Mountain Road and Puli Road (APNs 137-01-101-001 and 009, 137-01-201-001 and 002), PD (Planned Development) Zone [ML (Medium-Low Density Residential) Lone Mountain West Special Land Use Designation], Ward 4 (Brown). The Planning Commission (4-3 vote) and staff recommend DENIAL

**PROTESTS RECEIVED BEFORE:**

**APPROVALS RECEIVED BEFORE:**

Planning Commission Mtg.

Planning Commission Mtg.

City Council Meeting

City Council Meeting

**RECOMMENDATION:**

The Planning Commission (4-3 vote) and staff recommend DENIAL.

**BACKUP DOCUMENTATION:**

1. Location and Aerial Maps
2. Conditions and Staff Report
3. Supporting Documentation
4. Photos
5. Justification Letter
6. Backup referenced from the 02-14-08 Planning Commission Meeting Item 23

Motion made by LARRY BROWN to Approve subject to conditions, amending Condition 9 and adding the following condition as read for the record:

9. Parking lot lighting standards shall be no more than 30 feet in height and shall utilize downward-directed lights with full cut-off luminaries. Lighting on the exterior of buildings shall be shielded and shall be downward-directed. Non-residential property lighting shall be directed away from residential property or screened, and shall not create fugitive lighting on adjacent properties. No freestanding light poles along the eastern property line.

A. Unless otherwise allowed by the City Engineer, the proposed access to Peaceful Dawn Avenue shall be emergency access only.

Passed For: 5; Against: 0; Abstain: 0; Did Not Vote: 2; Excused: 0  
RICKI Y. BARLOW, LARRY BROWN, GARY REESE, STEVE WOLFSON, STEVEN D. ROSS; (Against-None); (Abstain-None); (Did Not Vote-LOIS TARKANIAN, OSCAR B. GOODMAN); (Excused-None)

Minutes:  
See Item 83 for related discussion.