

PLANNING COMMISSION AGENDA
COUNCIL CHAMBERS · 400 STEWART AVENUE · PHONE 229-6011
CITY OF LAS VEGAS INTERNET ADDRESS: www.lasvegasnevada.gov

LAS VEGAS CITY COUNCIL

Mayor Oscar B Goodman, (At-Large)
Mayor Pro-Tem Gary Reese, (Ward 3)
Councilman Steve Wolfson, (Ward 2)
Councilwoman Lois Tarkanian, (Ward 1)
Councilman Steven D. Ross, (Ward 6)
Councilman Ricki Y. Barlow (Ward 5)
Councilman David W. Steinman, (Ward 4 - Interim)
City Manager Elizabeth N. Fretwell

COMMISSIONERS

Glenn E. Trowbridge, Chair
Richard Truesdell, Vice Chair
Byron Goynes
Steven Evans
Vicki Quinn
Keen Ellsworth
Michael E. Buckley

Facilities are provided throughout City Hall for convenience of persons with disabilities. For meetings held in the Council Chambers, sound equipment is available for persons with hearing impairments. If you need an accommodation to attend and participate in this meeting, please call the DEPARTMENT DESIGNEE at (702) 229-6301 and advise of your need at least 48 hours in advance of the meeting. The City's TDD number is (702) 386-9108.

April 9, 2009
6:00 PM

ALL ITEMS ON THIS AGENDA ARE SCHEDULED FOR ACTION UNLESS SPECIFICALLY NOTED OTHERWISE. UNLESS OTHERWISE STATED, ITEMS MAY BE TAKEN OUT OF THE ORDER PRESENTED AT THE DISCRETION OF THE CHAIRPERSON.

NOTICE: This meeting has been properly noticed and posted at the following locations:

City Clerks Bulletin Board, City Hall Plaza, 2nd Floor Skybridge
Clark County Government Center, 500 South Grand Central Parkway
Las Vegas Library, 833 Las Vegas Boulevard North
Grant Sawyer Building, 555 East Washington Avenue
Bulletin Board, City Hall Plaza (next to Metro Records)

ACTIONS: ALL ACTIONS ON TENTATIVE AND FINAL SUBDIVISION MAPS ARE FINAL UNLESS AN APPEAL IS FILED BY THE APPLICANT OR AN AGGRIEVED PERSON, OR A REVIEW IS REQUESTED BY A MEMBER OF THE CITY COUNCIL WITHIN SEVEN DAYS OF THE DATE NOTICE IS SENT TO THE APPLICANT. UNLESS OTHERWISE INDICATED DURING THE MEETING, ALL OTHER ACTIONS BY THE PLANNING COMMISSION ARE RECOMMENDATIONS TO THE CITY COUNCIL, IN WHICH CASE ALL FINAL DECISIONS, CONDITIONS, STIPULATIONS OR LIMITATIONS ARE MADE BY THE CITY COUNCIL.

ANY ITEM LISTED IN THIS AGENDA MAY BE TAKEN OUT OF ORDER IF SO REQUESTED BY THE APPLICANT, STAFF, OR A MEMBER OF THE PLANNING COMMISSION. THE PLANNING COMMISSION MAY IMPOSE TIME LIMITATIONS, AS NECESSARY, ON THOSE PERSONS WISHING TO BE HEARD ON ANY AGENDAED ITEM.

PLANNING COMMISSION MEETING RULES OF CONDUCT:

1. Staff will present each item to the Commission in order as shown on the agenda, along with a recommendation and suggested conditions of approval, if appropriate.
2. The applicant is asked to be at the public microphone during the staff presentation. When the staff presentation is complete, the applicant should state his name and address, and indicate whether or not he accepts staffs conditions of approval.
3. If areas of concern are known in advance, or if the applicant does not accept staffs condition, the applicant or his representative is invited to make a brief presentation of his item with emphasis on any items of concern.
4. Persons other than the applicant who support the request are invited to make brief statements after the applicant. If more than one supporter is present, comments should not be repetitive. A representative is welcome to speak and indicate that he speaks for others in the audience who share his view.
5. Objectors to the item will be heard after the applicant and any other supporters. All who wish to speak will be heard, but in the interest of time it is suggested that representatives be selected who can summarize the views of any groups of interested parties.
6. After all objectors input has been received; the applicant will be invited to respond to any new issues raised.
7. Following the applicants response, the public hearing will be closed; Commissioners will discuss the item amongst themselves, ask any questions they feel are appropriate, and proceed to a motion and decision on the matter.
8. Letters, petitions, photographs and other submissions to the Commission will be retained for the record. Large maps, models and other materials may be displayed to the Commission from the microphone area, but need not be handed in for the record unless requested by the Commission.

As a courtesy, we would ask those not speaking to be seated and not interrupt the speaker or the Commission. We appreciate your courtesy and hope you will help us make your visit with the Commission a good and fair experience.

BUSINESS ITEMS:

1. [CALL TO ORDER](#)
2. [ANNOUNCEMENT: COMPLIANCE WITH OPEN MEETING LAW](#)
3. [ROLL CALL](#)
4. [MINUTES](#)
5. [Any Items from the Planning Commission, staff and/or the applicant wish to be stricken or held in abeyance to a future meeting may be brought forward and acted upon at this time.](#)

CONSENT ITEMS:

CONSENT ITEMS ARE CONSIDERED ROUTINE BY THE PLANNING COMMISSION AND MAY BE ENACTED BY ONE MOTION. HOWEVER, ANY ITEM MAY BE DISCUSSED IF A COMMISSION MEMBER OR APPLICANT SO DESIRES.

ONE MOTION - ONE VOTE

THE FOLLOWING ARE ITEMS THAT MAY BE CONSIDERED IN ONE MOTION/ONE VOTE. THEY ARE CONSIDERED ROUTINE NON-PUBLIC AND PUBLIC HEARING ITEMS. ALL PUBLIC HEARINGS AND NON-PUBLIC HEARINGS WILL BE OPENED AT ONE TIME. ANY PERSON REPRESENTING AN APPLICATION OR A MEMBER OF THE PUBLIC OR A MEMBER OF THE PLANNING COMMISSION NOT IN AGREEMENT WITH THE CONDITIONS AND ALL STANDARD CONDITIONS FOR THE APPLICATION RECOMMENDED BY STAFF, SHOULD REQUEST TO HAVE THAT ITEM REMOVED FROM THIS PART OF THE AGENDA.

6. **SUP-33491 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT: LAPTOP XCHANGE - OWNER: CENTENNIAL GATEWAY LLC** - Request for a Special Use Permit FOR A SECONDHAND DEALER at 5765 Centennial Center, Suite #160 (APN 125-27-411-013), [SC-TC (Service Commercial-Town Center) Special Land Use Designation] Zone, Ward 6 (Ross)
7. **SUP-33584 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT: BUZZ BBQ - OWNER: CRAIG MARKETPLACE, LLC** - Request for a Special Use Permit FOR A BEER/WINE/COOLER ON-SALE ESTABLISHMENT WITHIN AN EXISTING RESTAURANT at 7121 West Craig Road, Suite #101 (APN 138-03-715-007), C-1 (Limited Commercial) Zone, Ward 4 (Steinman)
8. **VAC-33475 - VACATION - PUBLIC HEARING - APPLICANT: CITY OF LAS VEGAS - OWNER: WEINGARTEN NOSTAT, INC.** - Petition to Vacate a 100-foot wide drainage easement generally located at the southeast corner of Decatur Boulevard and Charleston Boulevard, Ward 1 (Tarkanian)

PUBLIC HEARING ITEMS

9. **ABEYANCE - SDR-32534 - SITE DEVELOPMENT PLAN REVIEW - PUBLIC HEARING - APPLICANT/OWNER: MFE, INC.** - Request for a Major Amendment to an approved Site Development Plan Review (SDR-5893) FOR A PROPOSED 3,600 SQUARE-FOOT CONVENIENCE STORE WITH FUEL PUMPS AND 1,300 SQUARE FEET OF RETAIL WITH A WAIVER OF TOWN CENTER COMMERCIAL DEVELOPMENT STANDARDS WHERE A 3,500 SQUARE-FOOT CONVENIENCE STORE WITH FUEL PUMPS WAS APPROVED on 1.12 acres at the southwest corner of Tenaya Way and Azure Drive (APN 125-27-222-009), T-C (Town Center) Zone [SX-TC (Suburban Mixed Use - Town Center) Special Land Use Designation], Ward 6 (Ross)
10. **ABEYANCE - GPA-32550 - GENERAL PLAN AMENDMENT - PUBLIC HEARING - APPLICANT/OWNER: SMOKE RANCH DEVELOPMENT, LLC** - Request to Amend a portion of the Southwest Sector Plan of the General Plan FROM: O (OFFICE) TO: SC (SERVICE COMMERCIAL) on 2.63 acres adjacent to the south side of Smoke Ranch Road, approximately 1,300 feet east of Buffalo Drive (APN 138-22-102-004), Ward 4 (Steinman)
11. **ABEYANCE - ZON-32551 - REZONING RELATED TO GPA-32550 - PUBLIC HEARING - APPLICANT/OWNER: SMOKE RANCH DEVELOPMENT, LLC** - Request for a Rezoning FROM: U (UNDEVELOPED) [O (OFFICE) GENERAL PLAN DESIGNATION] UNDER RESOLUTION OF INTENT TO P-R (PROFESSIONAL OFFICE AND PARKING) TO: N-S (NEIGHBORHOOD SERVICE) on 2.63 acres adjacent to the south side of Smoke Ranch Road, approximately 1,300 feet east of Buffalo Drive (APN 138-22-102-004), Ward 4 (Steinman)
12. **ABEYANCE - VAR-32553 - VARIANCE RELATED TO GPA-32550 AND ZON-32551 - PUBLIC HEARING - APPLICANT/OWNER: SMOKE RANCH DEVELOPMENT, LLC** - Request for a Variance TO ALLOW A ONE-FOOT SETBACK ALONG THE SOUTH PERIMETER WHERE 25 FEET IS REQUIRED; TO ALLOW A ONE-FOOT SETBACK ALONG PORTIONS OF THE NORTH AND WEST PERIMETERS WHERE 10 FEET IS REQUIRED; TO ALLOW A FIVE-FOOT SETBACK ALONG A PORTION OF THE EAST PERIMETER; TO ALLOW A LOT COVERAGE OF 59% WHERE 30% IS THE MAXIMUM PERMITTED; AND TO ALLOW A 60-FOOT WIDE LOT WHERE 100 FEET IS THE MINIMUM REQUIRED on 2.63 acres adjacent to the south side of Smoke Ranch Road, approximately 1,300 feet east of Buffalo Drive (APN 138-22-102-004), U (Undeveloped) Zone [O (Office) General Plan Designation] under Resolution of Intent to P-R (Professional Office and Parking) Zone [PROPOSED: N-S (Neighborhood Service)], Ward 4 (Steinman)

13. [ABEYANCE - SUP-32552 - SPECIAL USE PERMIT RELATED TO GPA-32550, ZON-32551 AND VAR-32553 - PUBLIC HEARING - APPLICANT/OWNER: SMOKE RANCH DEVELOPMENT, LLC - Request for a Special Use Permit FOR A PROPOSED MINI-STORAGE FACILITY adjacent to the south side of Smoke Ranch Road, approximately 1,300 feet east of Buffalo Drive \(APN 138-22-102-004\), U \(Undeveloped\) Zone \[O \(Office\) General Plan Designation\] under Resolution of Intent to P-R \(Professional Office and Parking\) Zone \[PROPOSED: N-S \(Neighborhood Service\)\], Ward 4 \(Steinman\)](#)
14. [ABEYANCE - SDR-32555 - SITE DEVELOPMENT PLAN REVIEW RELATED TO GPA-32550, ZON-32551, VAR-32553 AND SUP-32552 - PUBLIC HEARING - APPLICANT/OWNER: SMOKE RANCH DEVELOPMENT, LLC - Request for a Site Development Plan Review FOR A PROPOSED 99,549 SQUARE-FOOT MINI-STORAGE FACILITY WITH A WAIVER TO ALLOW A ZERO-FOOT LANDSCAPE BUFFER ALONG THE EAST, SOUTH, NORTH AND A PORTION OF THE WEST PERIMETER WHERE EIGHT FEET IS REQUIRED on 2.63 acres adjacent to the south side of Smoke Ranch Road, approximately 1,300 feet east of Buffalo Drive \(APN 138-22-102-004\), U \(Undeveloped\) Zone \[O \(Office\) General Plan Designation\] under Resolution of Intent to P-R \(Professional Office and Parking\) Zone \[PROPOSED: N-S \(Neighborhood Service\)\], Ward 4 \(Steinman\)](#)
15. [ABEYANCE - RQR-31529 - REQUIRED REVIEW - PUBLIC HEARING - APPLICANT/OWNER: GOLDEN ARCH LP - Required Review of an approved Special Use Permit \(U-53-87\) FOR A 40-FOOT, 14-FOOT BY 48-FOOT OFF-PREMISE SIGN \(BILLBOARD\) at 4400 East Charleston Boulevard \(APN 140-32-401-004\), C-1 \(Limited Commercial\) Zone, Ward 3 \(Reese\)](#)
16. [ABEYANCE - GPA-32139 - GENERAL PLAN AMENDMENT - PUBLIC HEARING - APPLICANT/OWNER: MESQUITE CLUB, INC - Request to Amend a portion of the Southeast Sector Plan of the General Plan FROM: L \(LOW DENSITY RESIDENTIAL\) TO: PF \(PUBLIC FACILITIES\) on 1.13 acres at 702 East St. Louis Avenue \(APN 162-03-801-002\), Ward 3 \(Reese\)](#)
17. [ABEYANCE - ZON-32142 - REZONING RELATED TO GPA 32139 - PUBLIC HEARING - APPLICANT/OWNER: MESQUITE CLUB, INC - Request for a Rezoning FROM: R-1 \(SINGLE FAMILY RESIDENTIAL\) TO: C-V \(CIVIC\) on 1.13 acres at 702 East St. Louis Avenue \(APN 162-03-801-002\), Ward 3 \(Reese\)](#)
18. [ABEYANCE - SUP-32816 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT: CLEARWIRE US, LLC - OWNER: ROBERT HANDAL - Request for a Special Use Permit FOR A PROPOSED 70-FOOT TALL WIRELESS COMMUNICATION FACILITY, STEALTH DESIGN \(FLAGPOLE\) at 8550 West Sahara Avenue \(163-04-405-003\), C-1 \(Limited Commercial\) Zone, Ward 2 \(Wolfson\)](#)
19. [ABEYANCE - SDR-33063 - SITE DEVELOPMENT PLAN REVIEW - PUBLIC HEARING - APPLICANT: WAT LAO PUTHAMSEY ASSOCIATION OF LV, INC. - OWNER: WAT LAO PUTHAMSEY ASSOCIATION OF LV, INC., AND WAT LAO BUDDHAMIXAY - Request for a Site Development Plan Review FOR A PROPOSED 1,126 SQUARE-FOOT ADDITION TO AN EXISTING 1,475 SQUARE-FOOT MONASTERY WITH WAVIERS TO ALLOW A ZERO-FOOT LANDSCAPE BUFFER ALONG THE NORTH, EAST AND SOUTH PERIMETERS WHERE SIX FEET IS REQUIRED AND TO ALLOW A FIVE-FOOT LANDSCAPE BUFFER ALONG THE WEST PERIMETER WHERE 10 FEET IS REQUIRED on 0.46 acres at 360 and 366 North 14th Street \(APNs 139-35-212-121, 032 and 033\), R-3 \(Medium Density Residential\) Zone, Ward 5 \(Barlow\)](#)
20. [ABEYANCE - VAC-30172 - VACATION - PUBLIC HEARING - APPLICANT: FOREST CITY COMMERCIAL DEV, INC. - OWNER: LIVEWORK, LLC., ET AL - Petition to Vacate an 80-foot wide portion of First Street between Bonneville Avenue and Garces Avenue, Ward 3 \(Reese\)](#)
21. [GPA-32424 - GENERAL PLAN AMENDMENT - PUBLIC HEARING - APPLICANT/OWNER: GARNON LLC - Request to Amend a portion of the Southeast Sector Plan of the General Plan FROM: SC \(SERVICE COMMERCIAL\) TO: GC \(GENERAL COMMERCIAL\) on 0.35 acres at 4201 West Charleston Boulevard \(APN 162-06-510-004\), Ward 1 \(Tarkanian\)](#)
22. [SUP-30693 - SPECIAL USE PERMIT RELATED TO GPA-32424 - PUBLIC HEARING - APPLICANT/OWNER: GARNON, LLC - Request for a Special Use Permit FOR A PROPOSED AUTO REPAIR GARAGE \(MAJOR\) WITH A WAIVER TO ALLOW THE OPENINGS OF THE SERVICE BAYS TO FACE THE PUBLIC RIGHT-OF-WAY at 4201 West Charleston Boulevard \(APN 162-06-510-004\), C-2 \(General Commercial\) Zone, Ward 1 \(Tarkanian\)](#)

23. [**GPA-33478 - GENERAL PLAN AMENDMENT - PUBLIC HEARING - APPLICANT/OWNER: CITY OF LAS VEGAS** - Request to amend a portion of the Southeast Sector Plan of the General Plan FROM: ML \(MEDIUM LOW DENSITY RESIDENTIAL\) TO: PR-OS \(PARKS/RECREATION/OPEN SPACE\) on 0.16 acres located north of the Las Vegas Wash at the southwest end of Sandhill Road \(APN 140-30-296-001\) Ward 3 \(Reese\)](#)
24. [**ZON-33479 - REZONING RELATED TO GPA-33478 - PUBLIC HEARING - APPLICANT/OWNER: CITY OF LAS VEGAS** - Request for a Rezoning TO: C-V \(CIVIC\) on 4.06 acres located at the intersection of the Las Vegas Wash and Sandhill Road \(APN 140-30-296-001 thru 003\), Ward 3 \(Reese\)](#)
25. [**WVR-33480 - WAIVER RELATED TO GPA-33478 AND ZON-33479 - PUBLIC HEARING - APPLICANT/OWNER: CITY OF LAS VEGAS** - Request for a Waiver of the TITLE 18.12.130 REQUIREMENT TO ALLOW PUBLIC STREETS TO NOT TERMINATE IN A CUL-DE-SAC on 8.78 acres located at the intersection of the Las Vegas Wash and Sandhill Road \(APN 140-30-296-001, 003 and 140-30-601-001\), \[Proposed: C-V \(Civic\)\], Ward 3 \(Reese\)](#)
26. [**SDR-33481 - SITE DEVELOPMENT PLAN REVIEW RELATED TO GPA-33478, ZON-33479, AND WVR-33480 - PUBLIC HEARING - APPLICANT/OWNER: CITY OF LAS VEGAS** - Request for a Site Development Plan Review FOR A PROPOSED CITY PARK on 8.92 acres located at the intersection of the Las Vegas Wash and Sandhill Road \(APN 140-30-296-001 thru 003 and 140-30-601-001\), \[Proposed: C-V \(Civic\)\], Ward 3 \(Reese\)](#)
27. [**GPA-33542 - GENERAL PLAN AMENDMENT - PUBLIC HEARING - APPLICANT/OWNER: RED CARD, LLC** - Request to Amend a portion of the Southwest Sector Plan of the General Plan FROM: SC \(SERVICE COMMERCIAL\) TO: GC \(GENERAL COMMERCIAL\) on 0.87 acres at 8490 Westcliff Drive \(APN 138-28-401-009\), Ward 2 \(Wolfson\)](#)
28. [**ZON-33543 - REZONING RELATED TO GPA-33542 - PUBLIC HEARING - APPLICANT/OWNER: RED CARD, LLC** - Request for a Rezoning FROM: C-1 \(LIMITED COMMERCIAL\) TO: C-2 \(GENERAL COMMERCIAL\) on 0.87 acres at 8490 Westcliff Drive \(APN 138-28-401-009\), Ward 2 \(Wolfson\)](#)
29. [**SUP-33544 - SPECIAL USE PERMIT RELATED TO GPA-33542 AND ZON-33543 - PUBLIC HEARING - APPLICANT/OWNER: RED CARD, LLC** - Request for a Special Use Permit FOR A TRUCK RENTAL ESTABLISHMENT at 8490 Westcliff Drive \(APN 138-28-401-009\), C-1 \(Limited Commercial\) Zone \[PROPOSED: C-2 \(General Commercial\)\], Ward 2 \(Wolfson\)](#)
30. [**SDR-33546 - SITE DEVELOPMENT PLAN REVIEW RELATED TO GPA-33542, ZON-33543 AND SUP-33544 - PUBLIC HEARING - APPLICANT/OWNER: RED CARD, LLC** - Request for a Major Amendment to an approved Site Development Plan Review \(Z-0110-90\) TO ELIMINATE REQUIRED LANDSCAPE AND TO ADD TRUCK STORAGE FOR A PROPOSED TRUCK RENTAL ESTABLISHMENT IN CONJUNCTION WITH AN EXISTING CONVENIENCE STORE AND RESTAURANT at 8490 Westcliff Drive \(APN 138-28-401-009\), C-1 \(Limited Commercial\) Zone \[PROPOSED: C-2 \(General Commercial\)\], Ward 2 \(Wolfson\)](#)
31. [**GPA-33597 - GENERAL PLAN AMENDMENT - PUBLIC HEARING - APPLICANT: LAKES CONGREGATION OF JEHOVAH'S WITNESSES, LAS VEGAS, NEVADA - OWNER: ARMONDO TULLY** - Request to Amend a portion of the Southwest Sector Plan of the General Plan FROM: DR \(DESERT RURAL DENSITY RESIDENTIAL\) TO: PF \(PUBLIC FACILITIES\) on 1.49 acres at the northeast corner of O'Bannon Drive and Lisa Lane \(APN 163-04-305-006\), Ward 2 \(Wolfson\)](#)
32. [**ZON-33598 - REZONING RELATED TO GPA-33597 - PUBLIC HEARING - APPLICANT: LAKES CONGREGATION OF JEHOVAH'S WITNESSES, LAS VEGAS, NEVADA - OWNER: ARMONDO TULLY** - Request for a Rezoning FROM: U \(UNDEVELOPED\) \[DR \(DESERT RURAL DENSITY RESIDENTIAL\) GENERAL PLAN DESIGNATION\] TO: C-V \(CIVIC\) on 1.49 acres at the northeast corner of O'Bannon Drive and Lisa Lane \(APN 163-04-305-006\), Ward 2 \(Wolfson\)](#)

33. [**SDR-33599 - SITE DEVELOPMENT PLAN REVIEW RELATED TO GPA-33597 AND ZON-33598 - PUBLIC HEARING - APPLICANT: LAKES CONGREGATION OF JEHOVAH'S WITNESSES, LAS VEGAS, NEVADA - OWNER: ARMONDO TULLY** - Request for a Site Development Plan Review FOR A PROPOSED ONE-STORY, 18-FOOT TALL 4,576 SQUARE-FOOT CHURCH/HOUSE OF WORSHIP on 1.49 acres at the northeast corner of O'Bannon Drive and Lisa Lane \(APN 163-04-305-006\), U \(Undeveloped\) Zone \[DR \(Desert Rural Density Residential\) General Plan Designation\] Zone \[PROPOSED: C-V \(Civic\)\], Ward 2 \(Wolfson\)](#)
34. [**GPA-33607 - GENERAL PLAN AMENDMENT - PUBLIC HEARING - APPLICANT/OWNER: REZAI E FAMILY TRUST** - Request to Amend a portion of the Southeast Sector Plan of the General Plan FROM: O \(OFFICE\) TO: SC \(SERVICE COMMERCIAL\) on 0.16 acres at 1580 East Sahara Avenue \(APN 162-02-411-025\), Ward 3 \(Reese\)](#)
35. [**ZON-29221 - REZONING - PUBLIC HEARING - APPLICANT/OWNER: ANNE AND KENNY WONG** - Request for a Rezoning FROM: R-1 \(SINGLE FAMILY RESIDENTIAL\) TO: P-R \(PROFESSIONAL OFFICE AND PARKING\) on 0.10 acres at 1413 South Eastern Avenue \(APN 162-01-210-039\), Ward 3 \(Reese\)](#)
36. [**SDR-29281 - SITE DEVELOPMENT PLAN REVIEW RELATED TO ZON-29221 - PUBLIC HEARING - APPLICANT/OWNER: ANNE AND KENNY WONG** - Request for a Site Development Plan Review FOR THE CONVERSION OF AN EXISTING 1,038 SQUARE-FOOT RESIDENCE INTO AN OFFICE WITH WAIVERS OF THE PERIMETER LANDSCAPE BUFFER STANDARDS TO ALLOW BUFFERS OF ONE-FOOT ALONG THE WEST PERIMETER WHERE 15 FEET IS REQUIRED; ZERO FEET ALONG THE EAST PERIMETER WHERE EIGHT FEET IS REQUIRED; ONE-FOOT ALONG THE NORTH PERIMETER WHERE FIVE FEET IS REQUIRED; AND ZERO FEET ALONG THE SOUTH PERIMETER WHERE FIVE FEET IS REQUIRED on 0.10 acres at 1413 South Eastern Avenue \(APN 162-01-210-039\), Ward 3 \(Reese\)](#)
37. [**ZON-33588 - REZONING - PUBLIC HEARING - APPLICANT: LV LAND PARTNERS - OWNER: OEHLER 1992 TRUST** - Request for a Rezoning FROM: R-4 \(HIGH DENSITY RESIDENTIAL\) TO: C-1 \(LIMITED COMMERCIAL\) on 0.32 acres generally located along the east alignment of 3rd Street approximately 210 feet south of Charleston Boulevard \(APNs 162-03-110-003 and 004\), Ward 3 \(Reese\)](#)
38. [**VAR-33522 - VARIANCE - PUBLIC HEARING - APPLICANT/OWNER: DENNIS WHITE AND SUSAN SCHAFF** - Request for a Variance TO ALLOW A SEVEN-INCH SIDE YARD SETBACK WHERE FIVE FEET IS REQUIRED FOR EXISTING ADDITIONS ALONG THE EAST PERIMETER AND A ZERO-FOOT SIDE YARD SETBACK ALONG THE WEST PERIMETER WHERE THREE FEET IS REQUIRED FOR AN EXISTING ACCESSORY STRUCTURE \(CLASS II\) on 0.16 acres at 4601 Evergreen Place \(APN 139-31-410-010\), R-1 \(Single Family Residential\) Zone, Ward 1 \(Tarkanian\)](#)
39. [**VAR-33848 - VARIANCE - PUBLIC HEARING - APPLICANT: CLEARWIRE US, LLC - OWNER: NELLIS WFT, LLC** - Request for a Variance TO ALLOW 26 PARKING SPACES WHERE 27 ARE REQUIRED on 0.38 acres at 1511 North Nellis Boulevard \(APN 140-29-510-026\), C-2 \(General Commercial\) Zone, Ward 3 \(Reese\)](#)
40. [**SUP-33253 - SPECIAL USE PERMIT RELATED TO VAR-33848 - PUBLIC HEARING - APPLICANT: CLEARWIRE US, LLC - OWNER: NELLIS WFT, LLC** - Request for a Special Use Permit FOR A PROPOSED 70-FOOT WIRELESS COMMUNICATION FACILITY, NON-STEALTH DESIGN \(SLIMLINE MONOPOLE\) at 1511 North Nellis Boulevard \(APN 140-29-510-026\), C-2 \(General Commercial\) Zone, Ward 3 \(Reese\)](#)
41. [**SUP-33536 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT: JING YAO LI - OWNER: GVIDAS NORTHRIDGE PLAZA LLC** - Request for a Special Use Permit FOR A PROPOSED 1,382 SQUARE-FOOT MASSAGE ESTABLISHMENT WITH A WAIVER TO ALLOW THE MASSAGE ESTABLISHMENT APPROXIMATELY 360 FEET FROM RESIDENTIALLY ZONED PROPERTY WHERE 400 FEET IS REQUIRED at 3900 North Rancho Drive, Suite #107 \(138-12-110-012\), C-2 \(General Commercial\) Zone, Ward 6 \(Ross\)](#)
42. [**SUP-33604 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT: ANNIE PHILLIPS - OWNER: QUAIL VALLEY VIEW LLC** - Request for a Special Use Permit FOR AN ASTROLOGER, HYPNOTIST, OR PSYCHIC ART AND SCIENCE at 2801 South Valley View Boulevard, Suite #13 \(APN 162-07-601-001\) P-R \(Professional Office and Parking\) Zone, Ward 1 \(Tarkanian\)](#)

43. [**RQR-33320 - REQUIRED REVIEW - PUBLIC HEARING - APPLICANT/OWNER: MAYNARD J. WEINS JR ETAL** - Required Review of an approved Special Use Permit \(U-0030-91\) FOR A 55-FOOT TALL, 14-FOOT BY 48-FOOT OFF-PREMISE SIGN \(BILLBOARD\) on property located at 2750 North Decatur Boulevard \(APN 139-18-302-002\), C-2 \(General Commercial\) Zone, Ward 5 \(Barlow\)](#)
44. [**RQR-33332 - REQUIRED REVIEW - PUBLIC HEARING - APPLICANT/OWNER: SCHMONIES LLC** - Required Review of an approved Special Use Permit \(U-0074-95\) FOR A 40-FOOT TALL, 14-FOOT BY 48-FOOT OFF-PREMISE SIGN \(BILLBOARD\) on property located at 7200 West Lake Mead Boulevard \(APN 138-22-610-002\), C-1 \(Limited Commercial\) Zone, Ward 1 \(Tarkanian\)](#)
45. [**RQR-33341 - REQUIRED REVIEW - PUBLIC HEARING - APPLICANT: CLEAR CHANNEL OUTDOOR - OWNER: CHARLES RICHARD HART JR. FAMILY TRUST** - Required Review of an approved Special Use Permit \(U-0029-96\) FOR A 40-FOOT TALL, 14-FOOT BY 48-FOOT OFF-PREMISE SIGN \(BILLBOARD\) on property located at 2151 North Rancho Drive \(APN 139-19-103-002\), C-2 \(General Commercial\) Zone, Ward 5 \(Barlow\)](#)
46. [**RQR-33344 - REQUIRED REVIEW - PUBLIC HEARING - APPLICANT: CLEAR CHANNEL OUTDOOR - OWNER: RONALD M. HIRAHARA ETAL** - Required Review of an approved Special Use Permit \(U-0086-86\) FOR A 65-FOOT TALL, 14-FOOT BY 48-FOOT OFF-PREMISE SIGN \(BILLBOARD\) on property located at 831 West Bonanza Road \(APN 139-28-801-010\), M \(Industrial\) Zone, Ward 5 \(Barlow\)](#)
47. [**RQR-33351- REQUIRED REVIEW - PUBLIC HEARING - APPLICANT: LAMAR CENTRAL OUTDOOR - OWNER: VEGAS OUTDOOR ADVERTISING INC** - Required Review of an approved Special Use Permit \(U-0322-94\) FOR A 70-FOOT TALL, 14-FOOT BY 48-FOOT OFF-PREMISE SIGN \(BILLBOARD\) on property located at 369 North 13th Street \(APN 139-35-101-001\), C-1 \(Limited Commercial\) Zone, Ward 5 \(Barlow\)](#)
48. [**RQR-33487 - REQUIRED REVIEW - PUBLIC HEARING - APPLICANT: LUTHERAN SOCIAL SERVICES OF NEVADA - OWNER: HARSCH INVESTMENT PROPERTIES - NEVADA, LLC** - Request for a Required Review of an approved Special Use Permit \(SUP-26576\) FOR A SOCIAL SERVICE PROVIDER at 51 North Pecos Road, Suite #109 \(APN 139-36-811-010\), M \(Industrial\) Zone, Ward 3 \(Reese\)](#)
49. [**RQR-33583 - REQUIRED REVIEW - PUBLIC HEARING - APPLICANT: MASSAGE ENVY - OWNER: SHADOW MOUNTAIN MARKETPLACE, LLC** - Required Review of an approved Special Use Permit \(SUP-23093\) FOR A 3,270 SQUARE-FOOT MASSAGE ESTABLISHMENT WITH A WAIVER OF THE HOURS OF OPERATION LIMITATION TO ALLOW BUSINESS HOURS FROM 8:00 A.M. to 10:00 P.M. WHERE BUSINESS HOURS ARE RESTRICTED TO 8:00 A.M. to 9:00 P.M.; A WAIVER OF THE 400-FOOT MINIMUM DISTANCE SEPARATION REQUIREMENTS TO ALLOW A 67-FOOT DISTANCE SEPARATION FROM A CITY PARK; AND A WAIVER OF THE 1,000-FOOT DISTANCE SEPARATION REQUIREMENT TO ALLOW A 130-FOOT DISTANCE SEPARATION FROM ANOTHER MASSAGE ESTABLISHMENT at 6475 North Decatur Boulevard, Suite #160 and #165 \(APN 125-24-811-003\), C-1 \(Limited Commercial\) Zone, Ward 1 \(Tarkanian\)](#)
50. [**SDR-33576 - SITE DEVELOPMENT PLAN REVIEW - PUBLIC HEARING - APPLICANT/OWNER: GATEWAY MOTEL INC.** - Request for a Site Development Plan Review FOR A PROPOSED FOUR-STORY, 45-FOOT TALL, 114-ROOM HOTEL AND 2,964 SQUARE FEET OF COMMERCIAL SPACE WITH A WAIVER OF THE DOWNTOWN CENTENNIAL PLAN REQUIREMENTS TO ALLOW A ZERO-FOOT LANDSCAPE SETBACK WHERE 10 FEET IS REQUIRED on 1.23 acres adjacent to the northwest corner of Charleston Boulevard and Las Vegas Boulevard \(APN 139-34-410-139 and 165\), C-2 \(General Commercial\) Zone, Ward 3 \(Reese\)](#)
51. [**ROC-33625 - REVIEW OF CONDITION - PUBLIC HEARING - APPLICANT: THE SIEGEL GROUP - OWNERS: PLUG IT INN II, LLC AND GOLD SPIKE HOLDINGS, LLC** - Request for a Review of Condition of an approved Site Development Plan Review \(SDR-29662\) TO DELETE CONDITION NUMBER 19 WHICH REQUIRES THE REMOVAL OF THE SOUTHERNMOST DRIVEWAY ALONG LAS VEGAS BOULEVARD AND TO CONSTRUCT THE NORTHERNMOST DRIVEWAY TO DOWNTOWN CENTENNIAL PLAN STANDARDS at the northwest corner of Ogden Avenue and Las Vegas Boulevard \(139-34-501-013 through 015, 139-34-510-034 and 043\), C-2 \(General Commercial\) Zone, Ward 5 \(Barlow\)](#)

DIRECTOR'S BUSINESS:

52. DIR-33801 - DIRECTOR'S BUSINESS - NON-PUBLIC HEARING - APPLICANT/OWNER: CITY OF LAS VEGAS - Appointment of two Planning Commission members to the Downtown Design Review Committee (DDRC)

CITIZENS PARTICIPATION:

53. CITIZENS PARTICIPATION: PUBLIC COMMENT DURING THIS PORTION OF THE AGENDA MUST BE LIMITED TO MATTERS WITHIN THE JURISDICTION OF THE PLANNING COMMISSION. NO SUBJECT MAY BE ACTED UPON BY THE PLANNING COMMISSION UNLESS THAT SUBJECT IS ON THE AGENDA AND IS SCHEDULED FOR ACTION. IF YOU WISH TO BE HEARD, COME TO THE PODIUM AND GIVE YOUR NAME FOR THE RECORD. THE AMOUNT OF DISCUSSION ON ANY SINGLE SUBJECT, AS WELL AS THE AMOUNT OF TIME ANY SINGLE SPEAKER IS ALLOWED, MAY BE LIMITED