



City of Las Vegas

Agenda Item No.: 66.

**AGENDA SUMMARY PAGE PLANNING & DEVELOPMENT
CITY COUNCIL MEETING OF OCTOBER 21, 2009**

**DEPARTMENT: PLANNING & DEVELOPMENT
DIRECTOR: M. MARGO WHEELER**

☐ Consent ☒ Discussion

SUBJECT: DR-3263 HABEYANCE ITEM SITE DEVELOPMENT PLAN REVIEW RELATED TO
VAR-3264 VAR-33015 AND SUR-3442 - PUBLIC HEARING - APPLICANT:
METROPOLITAN HOMES - OWNER: RAZIA AND SARIHAN GUNAY - Request for
a Site Development Plan Review FOR A PROPOSED THREE-STORY, 44-FOOT TALL, 151-
UNIT SENIOR CARE APARTMENT COMPLEX WITH 5,460 SQUARE FEET OF
COMMERCIAL SPACE on 2.16 acres adjacent to the west side of Decatur Boulevard,
approximately 1,000 feet south of Lake Mead Boulevard (APN 138-24-703-006), U
(Undeveloped) Zone [C Service (Commercial) General Plan Designation] under Resolution of
Intent to C-1 (Limited Commercial), Ward 5 (Barlow). Staff recommends DENIAL. The
Planning Commission (7-0 vote) recommends APPROVAL

PROTESTS RECEIVED BEFORE:

Planning Commission Mtg.

4

City Council Meeting

0

APPROVALS RECEIVED BEFORE:

Planning Commission Mtg.

3

City Council Meeting

4

RECOMMENDATION:

Staff recommends DENIAL. The Planning Commission (7-0 vote) recommends APPROVAL,
subject to conditions.

BACKUP DOCUMENTATION:

1. Location and Aerial Maps
2. Conditions and Staff Report
3. Supporting Documentation
4. Photos
5. Justification Letter
6. Protest/Support Postcards
7. Backup Referenced from the 03-12-2009 Planning Commission Meeting Item 18

Motion made by RICKI Y. BARLOW to Approve subject to conditions and amending
Conditions 3 and 6 as read for the record:

3. All development shall be in conformance with the site plan, landscape, building elevations
and floor plans, date stamped 10/14/2009, except as amended by conditions herein.

6. A technical landscape plan, signed and sealed by a Registered Architect, Landscape Architect,
Residential Designer or Civil Engineer, must be submitted prior to or at the same time
application is made for a building permit. A permanent underground sprinkler system is
required, and shall be permanently maintained in a satisfactory manner; the landscape plan shall

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include irrigation specifications. The technical landscape plan shall include the following changes from the conceptual landscape plan: The parking islands on the east and west sides of the property shall have a minimum of one tree per island and for every required tree on property, four-5 gallon shrubs are required.

Passed For: 6; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 1
RICKI Y. BARLOW, LUIS PARKANIAN, STEVE WOLFSON, GARY REESE, STEVEN D.
ROSS, STAVROS S. ANTHONY (Against-None); Abstain-None; (Did Not Vote-None);
(Excused-OSCAR B. GOODMAN)

Minutes:

See Item 63 for related backup and discussion.

