



City of Las Vegas

Agenda Item No.: 11.

**AGENDA SUMMARY PAGE PLANNING & DEVELOPMENT
PLANNING COMMISSION MEETING OF: FEBRUARY 25, 2010**

DEPARTMENT: PLANNING & DEVELOPMENT
DIRECTOR: M. MARGO WHEELER

☐ Consent ☒ Discussion

SUBJECT:
VAR-3729 - A VARIANCE - PUBLIC HEARING - APPLICANT/OWNER: WINNER PROPERTIES, LLC - Request for a variance to ALLOW NO ADDITIONAL PARKING SPACES WHERE 36 ADDITIONAL SPACES ARE REQUIRED on 36.8 acres at the northwest corner of Fort Apache Road and Sahara Avenue (APNs 163-06-816-002 through 005, 007, 009, 011, 013, 015, 017, 019 through 021, 024, through 027, 029 through 034, 036 through 038), C-1 (Limited Commercial) Zone, Ward 2 (Wolfson)

C.C.: 04/07/2010

PROTESTS RECEIVED BEFORE:

Planning Commission Mtg.

5

City Council Meeting

0

APPROVALS RECEIVED BEFORE:

Planning Commission Mtg.

6

City Council Meeting

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RECOMMENDATION:

Staff recommends DENIAL, if approved 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. Submitted after Final Agenda - Protest/Support Postcards for Items 11 and 12

Motion made by GLENN TROWBRIDGE to Approve subject to conditions with the deletion of Condition 2

Passed For: 7; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 0

GLENN TROWBRIDGE, VICKI QUINN, BYRON GOYNES, RICHARD TRUESDELL, KEEN ELLSWORTH, STEVEN EVANS, GUS FLANGAS; (Against-None); (Abstain-None); (Did Not Vote-None); (Excused-None)

Minutes:

CHAIR TRUESDELL declared the Public Hearing open for Items 11-13.

STEVE GEBEKE, Planning and Development Department, indicated the request is to expand an existing supper club located within a larger commercial center. The additional building area will

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result in the need for a variance for the increased number of required parking spaces that cannot be accommodated on the site. Also required are exceptions to Title 19.10 parking lot landscaping requirements for the number of trees and for a buffer between the parking lot and the building. Staff recommended denial, as the request is inconsistent with the requirement to Title 19, and the applicant has not provided any evidence of unique or extraordinary circumstances. If denied the site will remain as previously approved. If approved, Condition 2 of VAR-37295 should be deleted.

CHAIR TRUESDELL informed TODD FARLOW, Las Vegas resident, that the existing operation seems to function well with the amount of parking spaces available.

ANTONIO ACCORNERO, President of Winner Properties, LLC, 9601 Orient Express Court, and DWAYNE ESHENBAUGH were present. MR. ESHENBAUGH agreed with all conditions.

CHAIR TRUESDELL declared the Public Hearing closed for Item 11.03.

