



City of Las Vegas

Agenda Item No.: 27.

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

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

☐ Consent ☒ Discussion

SUBJECT:
IDR-3721 - SITE DEVELOPMENT PLAN REVIEW - PUBLIC HEARING -
APPLICANT/OWNER: 702 S. 6TH STREET LLC - Request for a Site Development Plan
Review FOR PROPOSED TWO-STORY 11,302 SQUARE-FOOT OFFICE BUILDING on
0.6 acres at 702 South 6th Street (APN 159-34-410-187), C-1 (Limited Commercial) Zone, Ward
3 (Peeze)

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

PROTESTS RECEIVED BEFORE:

APPROVALS RECEIVED BEFORE:

Planning Commission Mtg.

1

Planning Commission Mtg.

4

City Council Meeting

0

City Council Meeting

0

RECOMMENDATION:

Staff 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. Support Postcards
7. Submitted after Final Agenda - Protest/Support Postcards
8. Submitted after Meeting Recordation Notice of Planning Commission Action and Conditions of Approval

Motion made by STEVEN EVANS to Approve subject to conditions

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.

STEVE GEBEKE, Planning and Development, stated that the proposed site is in substantial compliance with Title 19 and the Downtown Centennial Plan standards, with the exception of undergrounding of utilities and alleyway treatment, which are required via condition of approval to be provided through a recorded Covenant Running with the Land Agreement. Staff recommended approval. If denied, the site will remain undeveloped and a new Site Development Plan Review will be required for future development.

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LANDON CHRISTOPHERSON appeared on behalf of the applicant and indicated this is a snafu that came about while working through financing. This would allow the applicant to move forward and apply for the permits. He agreed with all conditions.

CHAIR TRUESDELL declared the Public Hearing closed.

