



City of Las Vegas

Agenda Item No.: 11.

**AGENDA SUMMARY PAGE PLANNING & DEVELOPMENT
PLANNING COMMISSION MEETING OF: SEPTEMBER 23, 2010**

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

☐ Consent ☒ Discussion

SUBJECT: MP-3908 - TENTATIVE MAP CLIFF'S EDGE PLOT 201 AND 203 UNIT 5 -
APPLICANT/OWNER: KB HOME NEVADA, INC. - Request for a Tentative Map FOR A 52-
LOT SINGLE FAMILY RESIDENTIAL SUBDIVISION on 8.06 acres adjacent to the southeast
corner of Puhar Road and Grant Teton Drive (APNs 126-13-110-016, 126-13-118-039 and 041),
PD (Planned Development) Zone [ML (Medium-Low Density Residential) Cliff's Edge Special
Land Use Designation], Ward 6 (Ross). Staff recommends APPROVAL.

**MAY GO TO CITY COUNCIL ON 10/20/10 OR MAY BE FINAL ACTION
(Unless Appealed Within Seven Days)**

PROTESTS RECEIVED BEFORE:

Planning Commission Mtg.

0

City Council Meeting

0

APPROVALS RECEIVED BEFORE:

Planning Commission Mtg.

0

City Council Meeting

0

RECOMMENDATION:

Staff recommends APPROVAL, subject to conditions:

BACKUP DOCUMENTATION:

1. Location and Aerial Maps
2. Consolidated Backup
3. Supporting Documentation
4. Condition Confirmation Letter

Motion made by STEVEN EVANS to Approve subject to conditions and the adding the following conditions as read for the record:

A. The lot depicted south of lot 339 on the east side of Leyland Street shall be developed as a private park and fully constructed prior to the issuance of a building permit for the 27th residence in the subdivision. The park shall be maintained by the homeowner's association.

Passed For: 3; Against: 2; Abstain: 0; Did Not Vote: 1; Excused: 1

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

NOTE: COMMISSIONER GOYNES disclosed that he owns a KB Home and he is in the process of addressing some issues; therefore, he would abstain from voting.

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Minutes:

See Item 6 for related discussion and Item 10 for related backup and discussion.

