



City of Las Vegas

Agenda Item No.: 29.

**AGENDA SUMMARY PAGE - PLANNING
PLANNING COMMISSION MEETING OF: APRIL 12, 2011**

DEPARTMENT: PLANNING
DIRECTOR: FLINN BAUGH, Acting

Consent Discussion

SUBJECT: VAR-41197 - VARIANCE - PUBLIC HEARING - APPLICANT: OVATION DEVELOPMENT
OWNER: ONE MOUNTAIN PARKMENTS I, LLC - Request for a Variance TO ALLOW
55 PARKING SPACES WHERE 5 ARE REQUIRED on 1.77 acres at the southeast corner of
Rainbow Boulevard and Lone Mountain Road (APN 178-02-101-015), C-1 (Limited Commercial)
Zone, Ward 6 (Request for Staff recommends APPROVAL).

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

PROTESTS RECEIVED BEFORE:

APPROVALS RECEIVED BEFORE:

Planning Commission Mtg.	0	Planning Commission Mtg.	0
City Council Meeting	0	City Council Meeting	0

RECOMMENDATION:

Staff recommends APPROVAL, subject to conditions:

BACKUP DOCUMENTATION:

1. Location and Aerial Maps - VAR-41197, SUP-41039 and SDR-41043
2. Conditions and Staff Report - VAR-41197, SUP-41039 and SDR-41043
3. Supporting Documentation
4. Photos - VAR-41197, SUP-41039 and SDR-41043
5. Justification Letter - VAR-41197, SUP-41039 and SDR-41043
6. Supplemental Plans VAR-41197, SUP-41039 and SDR-41043

Motion made by TODD L. MOODY to Approve subject to conditions

Passed For: 7; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 0
GUS FLANGAS, BYRON GOYNES, RICHARD TRUESDELL, STEVEN EVANS, GLENN
TROWBRIDGE, VICKI QUINN, TODD L. MOODY; (Against-None); (Abstain-None); (Did
Not Vote-None); (Excused-None)

Minutes:

CHAIR EVANS declared the Public Hearing open for Items 29-31.

DOUG RANKIN, Planning, indicated this project is being reduced from a previously approved 152-unit complex to function on a smaller, irregular shaped site. Staff supports the parking variance, the perimeter landscape buffer waiver and the several exceptions requested, as the complex is compatible with development in the area. He read an amended Condition 4 for SDR-41043.

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PETE LAAS, Impulse Engineering, representing the applicant, stated the variance is for one parking space. The exceptions on the landscape buffer are specifically in the southeast corner due to the odd-shaped parcel. He concurred with the conditions.

JUANITA CLARK, representing Charleston Neighborhood Preservation, asked why the reduction in size, to which MR. LAAS replied that the owner of the other property withdrew from the project.

CHAIR EVANS declared the Public Hearing closed for Items 29-31.

