City of Las Vegas

Agenda Item No.: **6.**

AGENDA SUMMARY PAGE - PLANNING
PLANNING COMMISSION MEETING OF: MAY 10, 2011

DEPARTMENT: PLANNING
DIRECTOR: FLINN FAGG, Acting

☐ **Consent** ☒ **Discussion**

SUBJECT:
EOT-4131[illegible] - EXTENSION OF TIME - SITE DEVELOPMENT PLAN REVIEW - APPLICANT/OWNER: VALLEY HEALTH SYSTEMS, LLC - Request for an Extension of Time of an approved Site Development Plan Review (SDR-34997) FOR A PROPOSED 248 SPACE PARKING LOT (COMMERCIAL) WITH WAIVERS OF THE LAS VEGAS MEDICAL DISTRICT LANDSCAPING REQUIREMENTS TO ALLOW A THREE-FOOT LANDSCAPE BUFFER WHERE SIX FEET IS REQUIRED AND A TWO-FOOT SIX-INCH BLOCK WALL WHERE THREE FEET IS REQUIRED AND TO ALLOW A ZERO-FOOT LANDSCAPE BUFFER ALONG THE SOUTH PROPERTY LINE WHERE EIGHT FEET IS REQUIRED on 2.42 acres on the east side of Tonopah Drive, approximately 315 feet south of Pinto Lane (APN 139-33-302-035), PD (Planned Development) Zone [MD-1 (Medical Support) Las Vegas Medical District Special Land Use Designation], Ward 5 (Barlow). Staff recommends APPROVAL.

P.C.: FINAL ACTION

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
2. Conditions and Staff Report
3. Supporting Documentation
4. Planning Commission Approval letter for SDR-34997
5. Justification Letter
6. Condition Confirmation Letter

Motion made by GLENN TROWBRIDGE 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 6-13.

City of Las Vegas

Agenda Item No.: **6.**

PLANNING COMMISSION MEETING OF: MAY 10, 2011

Regarding Item 6, TODD FARLOW questioned the type of foliage that might grow within a three-foot area. Because STEVE GEBEKE, Planning, could not respond without reviewing the Site Development Plan Review, which was previously approved, CHAIR EVANS, at the suggestion of ASSISTANT CITY ATTORNEY BRYAN SCOTT, opted to pull Item 6 from the One Motion/One Vote section of the Agenda for discussion after the vote on Items 7-13.

MR. GEBEKE reported that due to the anemic economy, the applicant on Item 6 requested a two -year extension of time, and staff recommended approval of a one-year extension.

NED COLE, A.I.A. Architect, Inc., representing the applicant on Item 6, explained that the request for the three-foot buffer is due to the varying widths of the existing landscaping, which would be difficult to make changes to. COMMISSIONER TROWBRIDGE interjected that one of the conditions on the Site Development Plan Review calls for pre- and post-planning landscape inspections.

COMMISSIONER TROWBRIDGE pointed out that Item 11 involves an insignificant request for five rental cars, and Item 12 involves a waiver of a distance separation from a public park, which is the Angel Park Golf Course and Club. He [illegible] matters.

CHAIR EVANS declared the Public Hearing closed for Items 7-13.