



City of Las Vegas

Agenda Item No.: 38.

**AGENDA SUMMARY PAGE - PLANNING
PLANNING COMMISSION MEETING OF: AUGUST 9, 2011**

**DEPARTMENT: PLANNING
DIRECTOR: FLINN RAGG**

☐ Consent ☒ Discussion

SUBJECT: DR-4177 - SITE DEVELOPMENT LA REVIEW - PUBLIC HEARING - APPLICANT:
SOK J. LIM, OWNER, JWE NEVADA INVESTMENT SERIES C, LLC - For possible action on
a request for Site Development Plan Review FOR THE CONVERSION OF A SINGLE
FAMILY RESIDENCE TO A 1,492 SQUARE-FOOT TUTORING CENTER, WITH WAIVERS
TO ALLOW LANDSCAPE BUFFER WIDTHS OF ZERO FEET ALONG A PORTION OF THE
NORTH AND SOUTH PERIMETERS WHERE FIVE FEET IS REQUIRED, AND SEVEN
FEET ALONG THE WEST PERIMETER WHERE 15 FEET IS REQUIRED on 0.13 acres at 404
South Jones Boulevard (APN 3835-10-017), P-R (Professional Office and Parking) Zone,
Ward 1 (Tarkanian). Staff recommends APPROVAL.

C. C: 09/07/2011

PROTESTS RECEIVED BEFORE:

Planning Commission Mtg.

2

City Council Meeting

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APPROVALS RECEIVED BEFORE:

Planning Commission Mtg.

2

City Council Meeting

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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. Protest/Support Postcards

Motion made by RICHARD TRUESDELL to Approve subject to conditions

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

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

Minutes:

CHAIR TROWBRIDGE declared the Public Hearing open.

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DOUG RANKIN, Planning, stated staff supports the waivers as the use would be compatible with the surrounding area. On behalf of SOK LIM and MRS. LIM, MATTHEW CHUNG confirmed their acceptance of the conditions.

COMMISSIONER GOYNES verified that MR. LIM is the owner of the property and that this will be a school for children who have difficulty with English. They intend to hire four teachers.

CHAIR TROWBRIDGE declared the Public Hearing closed.

