



*City of Las Vegas*

Agenda Item No.: 82.

**AGENDA SUMMARY PAGE PLANNING & DEVELOPMENT  
CITY COUNCIL MEETING OF: MAY 2, 2007**

DEPARTMENT: PLANNING & DEVELOPMENT  
DIRECTOR: M. MARGO WHEELER

Consent  Discussion

SUBJECT: SITE DEVELOPMENT PLAN REVIEW RELATED TO ZON-18208 AND SUP-19129

SDR-18206 PUBLIC HEARING - APPLICANT: FLETCHER JONES MANAGEMENT GROUP, INC. OWNER: FLETCHER JONES, SR TRUST - Request for a Site Development Plan Review for a 23,669 SQUARE FOOT EXPANSION OF AN EXISTING AUTOMOBILE SERVICE FACILITY WITH WAIVERS OF THE PERIMETER LANDSCAPING REQUIREMENT TO ALLOW NO LANDSCAPING ALONG THE EAST PROPERTY LINE AND ALONG A PORTION OF THE SOUTH PROPERTY LINE WHERE AN EIGHT FOOT WIDE BUFFER IS REQUIRED; TO ALLOW A FIVE FOOT WIDE BUFFER ALONG A PORTION OF THE SOUTH PROPERTY LINE WHERE EIGHT FEET IS REQUIRED; TO ALLOW A SIX FOOT WIDE BUFFER ALONG THE WEST PROPERTY LINE WHERE EIGHT FEET IS REQUIRED; AND TO ALLOW A ONE FOOT WIDE BUFFER ALONG THE NORTH PROPERTY LINE WHERE 15 FEET IS REQUIRED ADJACENT TO A PUBLIC RIGHT OF WAY on 9.34 acres at 400 South Decatur Boulevard (APN 138-36-601-002), R-1 (Single Family Residential) Zone and C-2 (General Commercial) Zone [PROPOSED: C-2 (General Commercial)], Ward 1 (Tarkanian). NOTE: THIS APPLICATION IS BEING AMENDED TO ALLOW A 12-FOOT WIDE BUFFER ALONG THE NORTH PROPERTY LINE WHERE 15 FEET IS REQUIRED ADJACENT TO A PUBLIC RIGHT OF WAY. The Planning Commission (4-1-1 vote) and staff recommend DENIAL

**PROTESTS RECEIVED BEFORE:**

**APPROVALS RECEIVED BEFORE:**

<b>Planning Commission Mtg.</b>	<b>1</b>	<b>Planning Commission Mtg.</b>	<b>0</b>
<b>City Council Meeting</b>	<b>0</b>	<b>City Council Meeting</b>	<b>0</b>

**RECOMMENDATION:**

The Planning Commission (4-1-1 vote) and staff recommend DENIAL.

**BACKUP DOCUMENTATION:**

1. Location Map
2. Conditions and Staff Report
3. Supporting Documentation
4. Justification Letter
5. Revised Site Plan dated 04-13-07
6. Revised Landscape Plan dated 04-13-07
7. Backup referenced from the 02-22-07 Planning Commission Meeting Item 23

**CITY COUNCIL MEETING OF: May 2, 2007**

Motion made by GARY REESE to Hold in Abeyance Items 79 and 83 to 5/16/2007; Items 67-69, 80-82 and 85 to 6/6/2007; Strike Item 66 and Withdraw Without Prejudice Item 73

Passed For: 7; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 0  
BRENDA J. WILLIAMS, LARRY BROWN, LOIS TARKANIAN, STEVE WOLFSON,  
OSCAR B. GOODMAN, GARY REESE, STEVEN D. ROSS; (Against-None); (Abstain-None);  
(Did Not Vote-None); (Excused-None)

Minutes:  
See Item 63 for related discussion.

