

## **CITY COUNCIL AGENDA**

**COUNCIL CHAMBERS · 495 SOUTH MAIN STREET · PHONE 702-229-6011**

**CITY OF LAS VEGAS INTERNET ADDRESS: [www.lasvegasnevada.gov](http://www.lasvegasnevada.gov)**

**COUNCIL MEMBERS: CAROLYN G. GOODMAN, MAYOR (At-Large)**

**COUNCILMAN STEVEN D. ROSS, MAYOR PRO TEM (Ward 6)**

**LOIS TARKANIAN (Ward 1), RICKI Y. BARLOW (Ward 5), STAVROS S. ANTHONY (Ward 4)**

**BOB COFFIN (Ward 3), BOB BEERS (Ward 2)**

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Facilities are provided throughout City Hall for convenience of persons with disabilities. For meetings held in the Council Chambers, sound equipment is available for persons with hearing impairments. Reasonable efforts will be made to assist and accommodate persons with disabilities or impairments. If you need an accommodation to attend and participate in this meeting, please call the City Clerks office at 702-229-6311 and advise of your need at least 48 hours in advance of the meeting. Dial 7-1-1 for Relay Nevada.

**October 19, 2016**

**Morning Session begins at 9:00 a.m.**

**Afternoon Session begins at 1:00 p.m.**

ITEMS LISTED ON THE AGENDA MAY BE TAKEN OUT OF THE ORDER PRESENTED; TWO OR MORE AGENDA ITEMS FOR CONSIDERATION MAY BE COMBINED; AND ANY ITEM ON THE AGENDA MAY BE REMOVED OR RELATED DISCUSSION MAY BE DELAYED AT ANY TIME. BACKUP MATERIAL FOR THIS AGENDA MAY BE OBTAINED FROM LUANN D. HOLMES, CITY CLERK, AT THE CITY CLERKS OFFICE AT 495 SOUTH MAIN STREET, 2<sup>ND</sup> FLOOR OR ON THE CITYS WEBPAGE AT [www.lasvegasnevada.gov](http://www.lasvegasnevada.gov).

**THE MAYOR AND CITY COUNCIL WELCOME YOUR ATTENDANCE, PUBLIC COMMENT RELATED TO THE ITEMS ON THE AGENDA AND CITIZEN PARTICIPATION ON ITEMS UNDER THE JURISDICTION OF THE CITY COUNCIL AT THIS MEETING. IF YOU WISH TO SPEAK, WE RESPECTFULLY ASK YOU TO COMPLETE AND SUBMIT A SPEAKER CARD TO THE CITY CLERK. CARDS ARE AVAILABLE ONLINE, IN THE CLERKS OFFICE OR AT THE FRONT OF THE CHAMBERS AS YOU ENTER.**

THESE PROCEEDINGS ARE BEING VIDEO RECORDED AS WELL AS PRESENTED LIVE ON KCLV, CABLE CHANNEL 2, AND ARE CLOSED CAPTIONED FOR OUR HEARING IMPAIRED VIEWERS. PLEASE NOTE CUSTOMERS OF CENTURYLINK CAN VIEW THIS PROGRAM IN HIGH DEFINITION ON CHANNEL 1002, AND SOME CUSTOMERS OF COX COMMUNICATIONS WHO DO NOT HAVE A CABLE BOX CAN VIEW THIS MEETING ON DIGITAL CHANNEL 69.9. THE COUNCIL MEETING, AS WELL AS ALL OTHER KCLV PROGRAMMING, CAN BE VIEWED ON THE INTERNET AT [www.lasvegasnevada.gov](http://www.lasvegasnevada.gov). THE PROCEEDINGS WILL BE REBROADCAST ON KCLV CHANNEL 2 AND THE WEB THE WEDNESDAY OF THE MEETING AT 8:00 PM, AND ALSO ON FRIDAY AT 4:00 AM, SATURDAY AT 7:00 PM, SUNDAY AT 7:00 AM AND THE FOLLOWING MONDAY AT 5:00 PM.

NOTE: CELLULAR PHONES ARE TO BE TURNED OFF DURING THE COUNCIL MEETING.

### **CEREMONIAL MATTERS**

1. [CALL TO ORDER](#)
2. [ANNOUNCEMENT RE: COMPLIANCE WITH OPEN MEETING LAW](#)
3. [INVOCATION - PASTOR BENNY JAQUES, VICTORY OUTREACH LAS VEGAS](#)
4. [PLEDGE OF ALLEGIANCE](#)
5. [RECOGNITION OF THE EMPLOYEE OF THE MONTH](#)
6. [RECOGNITION OF THE LIGHTS ON AFTER SCHOOL PROGRAM](#)



7. [RECOGNITION OF THE 85th ANNIVERSARY OF THE MUSICIANS UNION LOCAL 369](#)
8. [RECOGNITION OF THE COMPASSIONATE CITIES AWARD WINNERS](#)

### **BUSINESS ITEMS - MORNING**

#### **PUBLIC COMMENT**

9. [PUBLIC COMMENT DURING THIS PORTION OF THE AGENDA MUST BE LIMITED TO MATTERS ON THE AGENDA FOR ACTION. IF YOU WISH TO BE HEARD, COME TO THE PODIUM AND GIVE YOUR NAME FOR THE RECORD. THE AMOUNT OF DISCUSSION, AS WELL AS THE AMOUNT OF TIME ANY SINGLE SPEAKER IS ALLOWED, MAY BE LIMITED](#)

#### **BUSINESS ITEMS**

10. [For Possible Action - Any items that the Council, staff and/or the applicant wish to be stricken, tabled, withdrawn or held in abeyance to a future meeting may be brought forward and acted upon at this time](#)
11. [For possible action to approve the Final Minutes by reference of the September 7, 2016 Regular City Council Meeting](#)

### **CONSENT AGENDA**

MATTERS LISTED ON THE CONSENT AGENDA ARE CONSIDERED TO BE ROUTINE AND HAVE BEEN RECOMMENDED FOR APPROVAL BY THE SUBMITTING DEPARTMENTS. ALL ITEMS ON THE CONSENT AGENDA MAY BE APPROVED IN A SINGLE MOTION. HOWEVER, IF A COUNCIL MEMBER SO REQUESTS, ANY CONSENT ITEM MAY BE MOVED TO THE DISCUSSION PORTION OF THE AGENDA AND OTHER ACTION, INCLUDING POSTPONEMENT OR DENIAL OF THE ITEM, MAY TAKE PLACE.

#### **CITY ATTORNEY - CONSENT**

12. [For possible action to approve a business impact statement regarding a proposed ordinance to authorize new connections to the City's municipal sewage disposal system from properties located outside the system's service area under certain circumstances. \(This item is related to Bill No. 2016-64, which is located later on this agenda under New Bills\)](#)

#### **FINANCE - PURCHASING & CONTRACTS CONSENT**

13. [For possible action to approve award of Bid No. 16.61090-TF, Summerlin Parkway Traffic Capacity and Safety Improvements, Phase 2 located on Summerlin Parkway from Buffalo Drive to CC215 and the construction conflicts and contingency reserve set by Finance - Department of Public Works - Award recommended to: LAS VEGAS PAVING CORPORATION \(\\$2,956,000 - Road and Flood Capital Projects Fund\) - Wards 1 and 2 \(Tarkanian and Beers\)](#)
14. [For possible action to approve award of Contract No. 170045-TF, Prime Design Services Contract for Traffic Signal Improvements - Lake Mead Boulevard/Comstock Drive/Stella Lake Street and Hualapai Way/Crestdale Lane - Department of Public Works - Award recommended to: SLATER HANIFAN GROUP \(\\$164,000 - Traffic Improvements Capital Projects Fund\) - Wards 2 and 5 \(Beers and Barlow\)](#)
15. [For possible action to approve award of Contracts No. 160163-CB-A, -B, -C, -E, -F, -G and -H, Professional Services Contracts for Temporary Staffing Services - Multiple Departments - Award Recommended to Manpower Inc. of Southern Nevada, Marathon Staffing Group, 22nd Century Technologies, Inc., Amtec, Link Tech, LLC dba Link Technologies, Robert Half Nevada Staff, Inc. dba OfficeTeam and Robert Half Nevada Staff, Inc. dba Robert Half Technology \(Not-to-Exceed \\$3,000,000 with four one-year options to renew - General Fund\) - All Wards](#)
16. [For possible action to approve award of Contract No. 170030-JL, Microsoft Enterprise Agreement and Volume Licensing - Department of Information Technologies - Award recommended to: SHI INTERNATIONAL CORP \(\\$1,984,035 - Computer Services Internal Services Fund\) - All Wards](#)

## **MUNICIPAL COURT - CONSENT**

17. [For possible action to approve a grant award from the Substance Abuse and Mental Health Services Administration \(SAMHSA\) for the receipt of funds from the BJA Drug Court 2016 Grant for federal fiscal year 2017 in the amount of \\$323,450 for the purpose of establishing an enhanced screening and identification process for the earliest possible identification of individuals eligible for inclusion in one of the Municipal Courts six Specialty Court Programs, and the provision of treatment services to newly identified defendants - All Wards](#)
18. [For possible action to approve a grant award from the U.S. Department of Justice, Office of Justice Programs for the receipt of funds from the Bureau of Justice Assistance \(BJA\) FY16 Joint Adult Drug Court Solicitation to Enhance Services, Coordination, and Treatment for federal fiscal years 2017-2019 in the amount of \\$354,852 to provide screening and identification of potential Specialty Court candidates, provide treatment services to newly identified participants, and conduct an evaluation of the program \(\\$126,252 cost match - General Fund\) - All Wards](#)
19. [For possible action to approve a grant award from the Nevada Department of Public Safety, Office of Criminal Justice Assistance for the receipt of funds from the Justice Assistance Grant \(JAG\) program for federal fiscal year 2017 in the amount of \\$116,702 for the purpose of implementing a new Pretrial Risk Assessment protocol, and providing electronic monitoring as a condition of pretrial release for appropriate defendants - All Wards](#)

## **PARKS AND RECREATION - CONSENT**

20. [For possible action to approve a grant agreement between the Nevada Department of Veterans Services \(NDVS\) and the City of Las Vegas to receive \\$10,000 \(Grant Funds\) to provide adaptive sports opportunities for disabled veterans and disabled members of the armed services - All Wards](#)

## **PLANNING - BUSINESS LICENSING CONSENT**

21. [For possible action to approve a Medical Marijuana Production Establishment License CWNEVADA NEVADA, LLC dba CWNEVADA, LLC at 4145 West Ali Baba Lane - Clark County](#)
22. [For possible action to approve a Temporary Tavern-Limited License RTB, INC. dba RED at 512 Fremont Street - Ward 3 \(Coffin\)](#)
23. [For possible action to approve a Tavern License PKWY SUMMERLIN, LLC dba PKWY RAMPART at 450 South Rampart Boulevard, Suite #120 - Ward 2 \(Beers\)](#)
24. [For possible action to approve a Temporary Beer/Wine/Cooler Off-Sale License for a Change of Ownership FROM: SAINTS RESOURCES, INC. TO: SHAUBZADA, LLC dba ORCHID STOP & SHOP at 6101 Vegas Drive \[Mohammed Naiem Shaubzada, Managing Member\] - Ward 5 \(Barlow\)](#)
25. [For possible action to approve a Beer/Wine/Cooler Off-Sale License for a Change of Ownership FROM: ANC ASSOCIATES, LLC TO: TERRIBLE HERBST, INC. dba TERRIBLES #335 at 1591 North Decatur Boulevard - Ward 5 \(Barlow\)](#)
26. [For possible action to approve a Temporary Beer/Wine/Cooler On-Sale License MONTELIMAR, INC dba OHLALA FRENCH BISTRO at 2120 North Rampart Boulevard, Suite #150 - Ward 2 \(Beers\)](#)
27. [For possible action to approve a Beer/Wine/Cooler Off-Sale License for a Change of Ownership FROM: 7-ELEVEN OF NEVADA, INC. TO: JMI JUDGE IV, INC. dba 7-ELEVEN STORE #16896E at 875 North Lamb Boulevard \[Inderdeep S. Judge, President, Secretary, Treasurer, Director\] - Ward 3 \(Coffin\)](#)
28. [For possible action to approve a Wholesale General License for a Change of Ownership FROM: SOUTHERN WINE & SPIRITS OF AMERICA, INC. TO: SOUTHERN GLAZERS WINE AND SPIRITS, LLC dba SOUTHERN GLAZERS OF NV at 8400 South Jones Boulevard - Clark County](#)
29. [For possible action to approve a Restricted Gaming License NEVADA GAMING PARTNERS, LLC db at THE ARTISAN at 1501 West Sahara Avenue - Ward 1 \(Tarkanian\)](#)
30. [For possible action to approve a Restricted Gaming License VBNA ENTERPRISES, LLC db at ALLSTAR MINI MART at 2339 North Jones Boulevard \[Ayad Mansoor, Managing Member\] - Ward 5 \(Barlow\)](#)

31. [For possible action to approve a Massage Establishment License ON POINT MASSAGE, LLC dba ON POINT MASSAGE at 7398 Smoke Ranch Road, Suite #210 \[Kathryn Hollars, Managing Member\] - Ward 1 \(Tarkanian\)](#)

#### **PUBLIC WORKS - CONSENT**

32. [For possible action to approve a Temporary Public Sewer Easement from Pardee Homes of Nevada to the City of Las Vegas in support of the Skye Canyon Parcel 1.2 Development Project located in the vicinity of Grand Canyon Drive and Eagle Canyon Avenue - Ward 6 \(Ross\)](#)
33. [For possible action to authorize staff to negotiate and purchase real property for the Sidewalk Infill Medical District Project bounded by Rancho Drive, Shadow Lane, Alta Drive and Charleston Boulevard \(\\$100,000 - Road and Flood Capital Project Fund \[CPF\]\) - Ward 1 \(Tarkanian\)](#)
34. [For possible action to approve an Interlocal Contract between the City of Las Vegas, the Clark County Regional Flood Control District \(CCRFC\), City of North Las Vegas, City of Henderson and Clark County to assist with implementation of the National Pollutant Discharge Elimination System \(NPDES\) permits required to regulate and control discharge of pollutants from municipal separate storm sewer system \(MS4\) permits - All Wards and Clark County](#)
35. [For possible action to approve Amendment No. 1 to Cooperative \(Local Public Agency\) Agreement P234-16-063 between the City of Las Vegas and the State of Nevada Department of Transportation \(NDOT\) to increase project funding in the amount of \\$800,000 for design and construction of the Harris Avenue Safe Routes to School project located along East Harris Avenue from North Bruce Street to North Wardelle Street \(\\$800,000 - Road and Flood Capital Project Fund \[CPF\]\) - Ward 3 \(Coffin\)](#)
36. [For possible action to approve two Interlocal Agreements between Clark County and the City of Las Vegas for Maintenance of 215 Beltway Corridor Infrastructure Improvements and Sanitary Sewer and Storm Drain Infrastructure Improvements - All Wards and Clark County](#)

#### **RESOLUTIONS - CONSENT**

37. [R-42-2016 - For possible action to approve a Resolution transferring \\$10,350,000 in Private Activity Bond Volume Cap to Community Development Partners for the acquisition and rehabilitation of a 201-unit affordable multi-family housing development at 316 West Baltimore Avenue - Ward 3 \(Coffin\)](#)

#### **YOUTH DEVELOPMENT AND SOCIAL INNOVATION - CONSENT**

38. [For possible action to approve a first amendment to an agreement between the City of Las Vegas and Communities in Schools of Nevada to provide wraparound services and link at-risk students to community resources \(\\$60,000 - General Fund\) - Wards 3 and 5 \(Coffin and Barlow\)](#)
39. [For possible action to approve the Interlocal Contract Between Clark County, Clark County School District, Las Vegas Metropolitan Police Department, City of Las Vegas, and the Eighth Judicial District Court for the creation and operation of a Juvenile Assessment Center, to be known as The Harbor \(\\$25,000 - General Fund\) - All Wards](#)

### **DISCUSSION/ACTION ITEMS**

#### **ADMINISTRATIVE - DISCUSSION**

40. [Report on the 2016 Life is Beautiful Music & Art Festival, held September 23-26, 2016, in downtown Las Vegas from Justin Weniger, CEO, Life is Beautiful - Wards 3 and 5 \(Coffin and Barlow\)](#)
41. [Report by City staff regarding Batteries Included mobile app designed by students to provide resources for area youth - All Wards](#)
42. [Public hearing and discussion for possible action regarding a new three-year contract agreement between the International Association of Fire Fighters \(IAFF\) - Local 1285 and the City of Las Vegas \(FY 2017 Augmentation cost of \\$1.3 Million - General Fund\)](#)

43. [Report on Nevada Department of Education's approach to serving the States underperforming schools; and State Charter Authority related to other educational activities in alignment with the Governors Education Initiatives - All Wards](#)

#### **PLANNING - BUSINESS LICENSING DISCUSSION**

44. [ABEYANCE ITEM - Discussion for possible action regarding the review of suitability of an applicant to approve or deny a Temporary Tavern license, CJOG OPERATING COMPANY, LLC dba OG at 1531 South Las Vegas Boulevard \[Christophe M. Jorcin, Managing Member\] - Ward 3 \(Coffin\)](#)
45. [Discussion for possible action regarding the review of suitability of an applicant to approve or deny a Permanent Tavern license, CJOG OPERATING COMPANY, LLC dba OG at 1531 South Las Vegas Boulevard \[Christophe M. Jorcin, Managing Member\] - Ward 3 \(Coffin\)](#)

#### **RESOLUTIONS - DISCUSSION**

46. [R-43-2016 - Public Hearing for possible action regarding a Resolution authorizing a medium-term obligation and the execution and delivery of documents relating, thereto, in an amount not-to-exceed \\$24,000,000 to finance the cost of acquiring, constructing, improving and equipping recreational projects \(Not-to-exceed \\$24,000,000 - LVCVA Special Revenue Fund\) - All Wards](#)

#### **RECOMMENDING COMMITTEE REPORT - DISCUSSION**

#### **BILLS ELIGIBLE FOR ADOPTION AT THIS MEETING**

47. [Bill No. 2016-62 - For Possible Action - Revises the limitations pertaining to the keeping of potbellied pigs on residential lots. Sponsored by: Councilman Bob Beers and Councilman Bob Coffin](#)
48. [Bill No. 2016-63 - For Possible Action - Adopts an amended and restated development agreement with KAG Property, LLC, for the Skye Canyon Development, generally located at the southwest corner of Fort Apache Road and Moccasin Road. Proposed by: Tom Perrigo, Director of Planning](#)

#### **BILLS ELIGIBLE FOR ADOPTION AT A LATER MEETING**

THERE IS NO PUBLIC COMMENT ON THESE ITEMS AND NO ACTION WILL BE TAKEN BY THE COUNCIL AT THIS MEETING, EXCEPT THOSE ITEMS WHICH MAY BE STRICKEN OR TABLED. PUBLIC TESTIMONY TAKES PLACE AT THE RECOMMENDING COMMITTEE MEETING HELD FOR THAT PURPOSE.

49. [Bill No. 2016-50 - This ordinance amends LVMC Title Six to add a new section to provide business licensing regulations for the use of pedicabs and pedalbuses, amends LVMC 11.39 to revise and clarify the rules and regulations for pedicabs and pedalbuses, amends LVMC 6.44 for horse-drawn carriages and amends LVMC 11.02 to clarify where such vehicles may operate. Proposed by: Tom Perrigo, Director of Planning](#)
50. [Bill No. 2016-56 - Annexation No. ANX-60805 - Property location: at the northwest corner of West Red Coach Avenue and Al Carrison Street; Petitioned by: PN II, Inc, predecessor-in-interest to current owners; Acreage: 5.16 acres; Zoned: R-E \(County zoning\), R-E \(City equivalent\). Sponsored by: Councilman Stavros S. Anthony](#)
51. [Bill No. 2016-57 - Annexation No. ANX-65810 - Property location: Designer Way, between Lone Mountain Road and Red Coach Avenue; Petitioned by: Michael G. and Sherie C. Delfante, predecessors-in-interest to current owners; Acreage: 10.54 acres; Zoned: R-E \(County zoning\), R-E \(City equivalent\). Sponsored by: Councilman Stavros S. Anthony](#)
52. [Bill No. 2016-58 - Annexation No. ANX-65811 - Property location: on the west side of Riley Street, south of Stange Avenue; Petitioned by: NW Land LLC, predecessor-in-interest to current owners; Acreage: 7.73 acres; Zoned: R-E \(County zoning\), R-E \(City equivalent\). Sponsored by: Councilman Stavros S. Anthony](#)

## **NEW BILLS**

THERE IS NO PUBLIC COMMENT ON THESE ITEMS. NEW BILLS ARE READ INTO THE RECORD AND REFERRED TO RECOMMENDING COMMITTEE FOR A SEPARATE HEARING TO RECEIVE PUBLIC TESTIMONY BEFORE ACTION BY THE COUNCIL AT A LATER MEETING. EXCEPTION: EMERGENCY BILLS OR THOSE ITEMS TO BE STRICKEN OR TABLED.

53. [Bill No. 2016-64 - Authorizes new connections to the Citys municipal sewage disposal system from properties located outside the systems service area under certain circumstances. Sponsored by: Councilman Steven D. Ross](#)
54. [Bill No. 2016-65 - Amends the Unified Development Code to adjust the locational restrictions pertaining to the nightclub use. Proposed by: Tom Perrigo, Director of Planning](#)
55. [Bill No. 2016-66 - Annexation No. ANX-65886 - Property location: On the northwest corner of North Park Street and West Fisher Avenue; Petitioned by: Hays Family Trust; Acreage: 4.83 acres; Zoned: R-E \(County zoning\), R-E \(City equivalent\). Sponsored by: Councilman Steven D. Ross](#)
56. [Bill No. 2016-67 - Annexation No. ANX-64278 - Property location: on the southwest corner of Hickam Avenue and Juliano Road; Petitioned by: Touchstone Lone Mountain, LLC; Acreage: 2.05 acres; Zoned: R-E \(County zoning\), R-E \(City equivalent\). Sponsored by: Councilman Stavros S. Anthony](#)
57. [Bill No. 2016-68 - Annexation No. ANX-65816 - Property location: Adjacent to the north side of Clark County 215, approximately 380 feet east of Hualapai Way; Petitioned by: Jerry and Nancy Nelson; Acreage: 0.39 acres; Zoned: R-E \(County zoning\), R-E \(City equivalent\). Sponsored by: Councilman Steven D. Ross](#)

## **1:00 P.M. - AFTERNOON SESSION**

### **BUSINESS ITEMS - AFTERNOON**

58. [Any items from the afternoon session that the Council, staff and /or the applicant wish to be stricken or held in abeyance to a future meeting may be brought forward and acted upon at this time](#)

## **PLANNING**

THE ITEMS LISTED BELOW, WHERE APPROPRIATE, HAVE BEEN REVIEWED BY THE VARIOUS CITY DEPARTMENTS RELATIVE TO REQUIREMENTS FOR STORM DRAINAGE AND FLOOD CONTROL, CONNECTION TO SANITARY SEWER, TRAFFIC CIRCULATION, AND BUILDING AND FIRE REGULATIONS. THEIR COMMENTS AND/OR RECOMMENDATIONS AND REQUIREMENTS HAVE BEEN INCORPORATED INTO THE ACTION.

### **PLANNING - DISCUSSION**

59. [GPA-64884 - ABEYANCE ITEM - RENOTIFICATION - GENERAL PLAN AMENDMENT - PUBLIC HEARING - APPLICANT/OWNER: 7470, LLC - For possible action on a request for a General Plan Amendment FROM: R \(RURAL DENSITY RESIDENTIAL\) TO: GC \(GENERAL COMMERCIAL\) on 5.19 acres at the northeast corner of Deer Springs Way and Hualapai Way \(APN 125-19-202-006\), Ward 6 \(Ross\) \[PRJ-64757\]. Staff recommends DENIAL. The Planning Commission \(6-1 vote\) recommends APPROVAL.](#)
60. [ZON-64885 - ABEYANCE ITEM - RENOTIFICATION - REZONING RELATED TO GPA-64870 - PUBLIC HEARING - APPLICANT/OWNER: 7470, LLC - For possible action on a request for a Rezoning FROM: R-E \(RESIDENCE ESTATES\) TO: C-2 \(GENERAL COMMERCIAL\) on 5.19 acres at the northeast corner of Deer Springs Way and Hualapai Way \(APN 125-19-202-006\), Ward 6 \(Ross\) \[PRJ-64757\]. Staff recommends DENIAL. The Planning Commission \(6-1 vote\) recommends APPROVAL. NOTE: This item is related to GPA-64884, not GPA-64870.](#)
61. [VAR-64887 - ABEYANCE ITEM - RENOTIFICATION - VARIANCE RELATED TO GPA-64884 AND ZON-64885 - PUBLIC HEARING - APPLICANT/OWNER: 7470, LLC - For possible action on a request for a Variance TO ALLOW A 40-FOOT RESIDENTIAL ADJACENCY SETBACK ALONG THE EAST PROPERTY LINE WHERE 72 FEET IS REQUIRED AND TO ALLOW A 56-FOOT RESIDENTIAL ADJACENCY SETBACK ALONG THE NORTH PROPERTY LINE WHERE 72 FEET IS REQUIRED on 5.19 acres at the northeast corner of Deer Springs Way and Hualapai Way \(APN 125-19-202-006\), Ward 6 \(Ross\) \[PRJ-64757\]. Staff recommends DENIAL. The Planning Commission \(6-1 vote\) recommends APPROVAL.](#)



62. [SDR-64886 - ABEYANCE ITEM - RENOTIFICATION - SITE DEVELOPMENT PLAN REVIEW RELATED TO GPA -64884, ZON-64885, VAR-64887, AND VAR-65068 - PUBLIC HEARING - APPLICANT/OWNER: 7470, LLC - For possible action on a request for a Site Development Plan Review FOR A PROPOSED 3,668 SQUARE-FOOT GENERAL RETAIL STORE, OTHER THAN LISTED \[CONVENIENCE STORE\] WITH FUEL PUMPS AND CANOPY, A 1,223 SQUARE-FOOT GENERAL RETAIL STORE, OTHER THAN LISTED, A 2,300 SQUARE-FOOT CAR WASH, FULL SERVICE WITH A WAIVER TO ALLOW THE CAR WASH BAY TO FACE THE PUBLIC RIGHT-OF-WAY WHERE SUCH IS NOT PERMITTED, A 2,220 SQUARE-FOOT RESTAURANT WITH DRIVE-THROUGH WITH A WAIVER TO ALLOW A STACKING LANE FOR FIVE VEHICLES WHERE SIX VEHICLES IS REQUIRED, A 2,061 SQUARE-FOOT RESTAURANT, WITH DRIVE THROUGH, AND A 700-UNIT, 84,800 SQUARE-FOOT MINI-STORAGE FACILITY WITH WAIVERS TO ALLOW FIVE FEET OF PERIMETER LANDSCAPE BUFFERING ON A PORTION OF THE EAST PROPERTY LINE WHERE EIGHT FEET IS THE MINIMUM REQUIRED AND TO NOT ORIENT THE BUILDINGS TO THE CORNER AND STREET FRONTS WHERE SUCH IS REQUIRED on 5.19 acres at the northeast corner of Deer Springs Way and Hualapai Way \(APN 125-19-202-006\), R-E \(Residence Estates\) Zone \[PROPOSED: C-2 \(General Commercial\)\] Ward 6 \(Ross\) \[PRJ-64757\]. Staff recommends DENIAL. The Planning Commission \(6-1 vote\) recommends APPROVAL. NOTE: This item is related to GPA-64884, ZON-64885 and VAR-64887 only and not to VAR-65068.](#)
63. [VAR-65326 - ABEYANCE ITEM - VARIANCE - PUBLIC HEARING - APPLICANT: DR HORTON - OWNER: GREENGALE PROPERTIES, LLC - For possible action on a request for a Variance TO ALLOW NO ADDITIONAL OFFSITE IMPROVEMENTS WHERE COMPLETE STREETS STANDARDS REQUIRE A FIVE-FOOT SIDEWALK, A FIVE-FOOT AMENITY ZONE AND OTHER AMENITIES ALONG ELKHORN ROAD AND TO ALLOW A CONNECTIVITY RATIO OF 1.25 WHERE 1.30 IS THE MINIMUM REQUIRED on 39.18 acres at the southeast corner of Elkhorn Road and Tenaya Way \(APN 125-22-501-001\), R-D \(Single Family Residential-Restricted\) Zone, Ward 6 \(Ross\) \[PRJ-65268\]. Staff recommends DENIAL. The Planning Commission \(6-0-1 vote\) recommends APPROVAL.](#)
64. [WVR-65331 - ABEYANCE ITEM - WAIVER - PUBLIC HEARING - APPLICANT: DR HORTON - OWNER: GREENGALE PROPERTIES, LLC - For possible action on a request for a Waiver FROM LVMC 13.52 TO ALLOW OVERHEAD TRANSMISSION LINES WHERE UNDERGROUND UTILITIES ARE REQUIRED on 39.18 acres at the southeast corner of Elkhorn Road and Tenaya Way \(APN 125-22-501-001\), R-D \(Single Family Residential-Restricted\) Zone, Ward 6 \(Ross\) \[PRJ-65268\]. Staff recommends DENIAL. The Planning Commission \(4-2-1 vote\) recommends APPROVAL.](#)
65. [WVR-65593 - ABEYANCE ITEM - WAIVER - PUBLIC HEARING - APPLICANT: DR HORTON - OWNER: GREENGALE PROPERTIES, LLC - For possible action on a request TO ALLOW NO STREETLIGHTS FOR ALL INTERIOR STREETS WHERE STREETLIGHTS ARE REQUIRED on 39.18 acres at the southeast corner of Elkhorn Road and Tenaya Way \(APN 125-22-501-001\), R-D \(Single Family Residential-Restricted\) Zone, Ward 6 \(Ross\) \[PRJ-65268\]. Staff recommends DENIAL. The Planning Commission \(6-0-1 vote\) recommends APPROVAL.](#)
66. [TMP-65275 - ABEYANCE ITEM - TENTATIVE MAP RELATED TO VAR-65326, WVR-65331 AND WVR-65593 - ELKHORN 40 - PUBLIC HEARING - APPLICANT: DR HORTON - OWNER: GREENGALE PROPERTIES, LLC - For possible action on a request for a Tentative Map FOR A 95-LOT SINGLE FAMILY RESIDENTIAL SUBDIVISION on 39.18 acres at the southeast corner of Elkhorn Road and Tenaya Way \(APN 125-22-501-001\), R-D \(Single Family Residential-Restricted\) Zone, Ward 6 \(Ross\) \[PRJ-65268\]. Staff recommends DENIAL. The Planning Commission \(6-0-1 vote\) recommends APPROVAL.](#)
67. [SUP-65450 - ABEYANCE ITEM - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT: REAL RACQUET ACADEMY - OWNER: MARY BARTSAS 13, LLC - For possible action on a request for a Special Use Permit FOR A COUNTRY CLUB, PRIVATE at the southeast corner of Oakey Boulevard and Buffalo Drive \(APN 163-03-301-012\), R-E \(Residence Estates\) Zone, Ward 1 \(Tarkanian\) \[PRJ-65250\]. The Planning Commission \(7-0 vote\) and Staff recommend APPROVAL.](#)
68. [SDR-65451 - ABEYANCE ITEM - SITE DEVELOPMENT PLAN REVIEW RELATED TO SUP-65450 - PUBLIC HEARING - APPLICANT: REAL RACQUET ACADEMY - OWNER: MARY BARTSAS 13, LLC - For possible action on a request for a Site Development Plan Review FOR A PROPOSED 4,200 SQUARE-FOOT CLUB HOUSE AND EIGHT SPORT COURTS ASSOCIATED WITH A COUNTRY CLUB, PRIVATE on 2.03 acres at the southeast corner of Oakey Boulevard and Buffalo Drive \(APN 163-03-301-012\), R-E \(Residence Estates\) Zone, Ward 1 \(Tarkanian\) \[PRJ-65250\]. The Planning Commission \(7-0 vote\) and Staff recommend APPROVAL.](#)



69. [SDR-64479 - ABEYANCE ITEM - SITE DEVELOPMENT PLAN REVIEW - PUBLIC HEARING - APPLICANT: OPPORTUNITY VILLAGE - OWNER: STATE OF NEVADA DIVISION OF LANDS - For possible action on a request for a Site Development Plan Review FOR A PROPOSED 22,720 SQUARE-FOOT EXPANSION OF AN EXISTING SOCIAL SERVICE PROVIDER, REVISED BUILDING ELEVATIONS AND OTHER SITE IMPROVEMENTS, WITH A WAIVER TO ALLOW A FOUR-FOOT PERIMETER LANDSCAPE BUFFER ALONG PORTIONS OF THE SOUTH PROPERTY LINE WHERE 15 FEET IS REQUIRED on 6.94 acres at 6300 West Oakey Boulevard \(APN 163-02-601-005\), C-V \(Civic\) Zone, Ward 1 \(Tarkanian\) \[PRJ-64414\]. The Planning Commission \(6-0 vote\) and Staff recommend APPROVAL.](#)
70. [MOD-65948 - MAJOR MODIFICATION - PUBLIC HEARING - APPLICANT/OWNER: THM ENTERPRISES, INC. - For possible action on a request for a Major Modification of the Lone Mountain West Land Use Plan FROM: L \(LOW DENSITY RESIDENTIAL\) AND ML \(MEDIUM-LOW DENSITY RESIDENTIAL\) TO: PF \(PUBLIC FACILITIES\) on 0.41 acres on the west side of Eagle Nest Peak Street at the western terminus of Stange Avenue \(portion of APNs 137-01-201-003 and 012\), Ward 4 \(Anthony\) \[PRJ-65882\]. The Planning Commission \(6-0 vote\) and Staff recommend APPROVAL.](#)
71. [ZON-65952 - REZONING - PUBLIC HEARING - APPLICANT/OWNER: CA CHARLESTON OWNER, LLC - For possible action on a request for a Rezoning FROM: R-PD22 \(RESIDENTIAL PLANNED DEVELOPMENT - 22 UNITS PER ACRE\) TO: R-3 \(MEDIUM DENSITY RESIDENTIAL\) on 6.14 acres located at 8401 West Charleston Boulevard \(APN 163-04-101-003\), Ward 1 \(Tarkanian\) \[PRJ-65895\]. The Planning Commission \(6-0 vote\) and Staff recommend APPROVAL.](#)
72. [SUP-65894 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT/OWNER: CONCORDE REAL ESTATE, LLC - For possible action on a request for a Special Use Permit FOR A PROPOSED 91-UNIT SINGLE ROOM OCCUPANCY RESIDENCE at 1000 North Main Street \(APNs 139-27-603-022, -024 and -025\), C-2 \(General Commercial\) Zone, Ward 5 \(Barlow\) \[PRJ-65544\]. The Planning Commission \(6-0 vote\) and Staff recommend APPROVAL.](#)
73. [SUP-65973 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT/OWNER: KT LOMBOY, LLC - For possible action on a request for a Special Use Permit TO ESTABLISH A SWAP MEET \(INDOOR\) USE at 3130 North Rainbow Boulevard \(APN 138-14-101-006\), C-1 \(Limited Commercial\) Zone, Ward 5 \(Barlow\) \[PRJ-65949\]. The Planning Commission \(6-0 vote\) and Staff recommend APPROVAL.](#)
74. [VAC-65723 - VACATION - PUBLIC HEARING - APPLICANT/OWNER: ANTHONY GIROD, ET AL - For possible action on a request for a Petition to Vacate Jarrett Avenue, Ward 6 \(Ross\) \[PRJ-65653\]. The Planning Commission \(6-0 vote\) and Staff recommend APPROVAL.](#)
75. [VAR-63577 - VARIANCE - PUBLIC HEARING - APPLICANT: DR HORTON - OWNER: LEXINGTON PARTNERS LLC, ET AL - For possible action on a request for a Variance TO ALLOW NO AMENITY ZONE WHERE SUCH IS REQUIRED FOR A PROPOSED RESIDENTIAL SUBDIVISION on 11.86 acres adjacent to the north side of Dorrell Lane, approximately 425 feet west of Decatur Boulevard \(APNs Multiple\), R-1 \(Single Family Residential\) Zone, Ward 6 \(Ross\) \[PRJ-63479\]. Staff recommends DENIAL. The Planning Commission \(6-0 vote\) recommends APPROVAL.](#)
76. [WVR-63579 - WAIVER RELATED TO VAR-63577 - PUBLIC HEARING - APPLICANT: DR HORTON - OWNER: LEXINGTON PARTNERS LLC, ET AL - For possible action on a request for a Waiver TO ALLOW A 154-FOOT EXTERNAL INTERSECTION OFFSET WHERE 220 FEET IS THE MINIMUM DISTANCE SEPARATION REQUIRED AND TO ALLOW NO INTERIOR STREETLIGHTS WHERE SUCH ARE REQUIRED FOR A PROPOSED RESIDENTIAL SUBDIVISION on 11.86 acres adjacent to the north side of Dorrell Lane, approximately 425 feet west of Decatur Boulevard \(APNs Multiple\), R-1 \(Single Family Residential\) Zone, Ward 6 \(Ross\) \[PRJ-63479\]. Staff recommends DENIAL. The Planning Commission \(6-0 vote\) recommends APPROVAL.](#)
77. [TMP-63580 - TENTATIVE MAP RELATED TO VAR-63577 AND WVR-63579 - DECATUR & DONALD I - PUBLIC HEARING - APPLICANT: DR HORTON - OWNER: LEXINGTON PARTNERS LLC, ET AL - For possible action on a request for a Tentative Map FOR A 57-LOT SINGLE FAMILY RESIDENTIAL SUBDIVISION on 11.86 acres adjacent to the north side of Dorrell Lane, approximately 425 feet west of Decatur Boulevard \(APNs Multiple\), R-1 \(Single Family Residential\) Zone, Ward 6 \(Ross\) \[PRJ-63479\]. Staff recommends DENIAL. The Planning Commission \(6-0 vote\) recommends APPROVAL.](#)

78. [VAR-63584 - VARIANCE - PUBLIC HEARING - APPLICANT: DR HORTON - OWNER: R M H TRUST - For possible action on a request for a Variance TO ALLOW A CONNECTIVITY RATIO OF 1.0 WHERE 1.3 IS REQUIRED AND TO ALLOW NO AMENITY ZONE WHERE SUCH IS REQUIRED FOR A PROPOSED RESIDENTIAL SUBDIVISION on 1.90 acres at the northwest corner of Dorrell Lane and Decatur Boulevard \(APN 125-24-503-020\), R-1 \(Single Family Residential\) Zone, Ward 6 \(Ross\) \[PRJ-63482\]. Staff recommends DENIAL. The Planning Commission \(6-0 vote\) recommends APPROVAL.](#)
79. [WVR-63585 - WAIVER RELATED TO VAR-63584 - PUBLIC HEARING - APPLICANT: DR HORTON - OWNER: R M H TRUST - For possible action on a request for a Waiver TO ALLOW A 187-FOOT EXTERNAL INTERSECTION OFFSET WHERE 220 FEET IS THE MINIMUM DISTANCE SEPARATION REQUIRED AND TO ALLOW NO INTERIOR STREETLIGHTS WHERE SUCH ARE REQUIRED FOR A PROPOSED RESIDENTIAL SUBDIVISION on 1.90 acres at the northwest corner of Dorrell Lane and Decatur Boulevard \(APN 125-24-503-020\), R-1 \(Single Family Residential\) Zone, Ward 6 \(Ross\) \[PRJ-63482\]. Staff recommends DENIAL. The Planning Commission \(6-0 vote\) recommends APPROVAL.](#)
80. [TMP-63586 - TENTATIVE MAP RELATED TO VAR-63584 AND WVR-63585 - DECATUR & DONALD II - PUBLIC HEARING - APPLICANT: DR HORTON - OWNER: R M H TRUST - For possible action on a request for a Tentative Map FOR AN EIGHT-LOT SINGLE FAMILY RESIDENTIAL SUBDIVISION on 1.90 acres at the northwest corner of Dorrell Lane and Decatur Boulevard \(APN 125-24-503-020\), R-1 \(Single Family Residential\) Zone, Ward 6 \(Ross\) \[PRJ-63482\]. Staff recommends DENIAL. The Planning Commission \(6-0 vote\) recommends APPROVAL.](#)
81. [VAR-63587 - VARIANCE - PUBLIC HEARING - APPLICANT: DR HORTON - OWNER: PRECEDENT PROPERTIES, LLC - For possible action on a request for a Variance TO ALLOW A CONNECTIVITY RATIO OF 1.0 WHERE 1.3 IS REQUIRED AND TO ALLOW NO AMENITY ZONE WHERE SUCH IS REQUIRED FOR A PROPOSED RESIDENTIAL SUBDIVISION on 2.10 acres at the southeast corner of Dorrell Lane and Unicorn Street \(APN 125-24-602-001\), R-1 \(Single Family Residential\) Zone, Ward 6 \(Ross\) \[PRJ-63483\]. Staff recommends DENIAL. The Planning Commission \(6-0 vote\) recommends APPROVAL.](#)
82. [WVR-63588 - WAIVER RELATED TO VAR-63587 - PUBLIC HEARING - APPLICANT: DR HORTON - OWNER: PRECEDENT PROPERTIES, LLC - For possible action on a request for a Waiver TO ALLOW A 183-FOOT EXTERNAL INTERSECTION OFFSET WHERE 220 FEET IS THE MINIMUM DISTANCE SEPARATION REQUIRED AND TO ALLOW NO INTERIOR STREETLIGHTS WHERE SUCH ARE REQUIRED FOR A PROPOSED RESIDENTIAL SUBDIVISION on 2.10 acres at the southeast corner of Dorrell Lane and Unicorn Street \(APN 125-24-602-001\), R-1 \(Single Family Residential\) Zone, Ward 6 \(Ross\) \[PRJ-63483\]. Staff recommends DENIAL. The Planning Commission \(5-1 vote\) recommends APPROVAL.](#)
83. [TMP-63589 - TENTATIVE MAP RELATED TO VAR-63587 AND WVR-63588 - DECATUR & DONALD III - PUBLIC HEARING - APPLICANT: DR HORTON - OWNER: PRECEDENT PROPERTIES, LLC - For possible action on a request for a Tentative Map FOR AN EIGHT-LOT SINGLE FAMILY RESIDENTIAL SUBDIVISION on 2.10 acres at the southeast corner of Dorrell Lane and Unicorn Street \(APN 125-24-602-001\), R-1 \(Single Family Residential\) Zone, Ward 6 \(Ross\) \[PRJ-63483\]. Staff recommends DENIAL. The Planning Commission \(6-0 vote\) recommends APPROVAL.](#)
84. [ZON-64861 - REZONING - PUBLIC HEARING - APPLICANT/OWNER: NIDA QUITORIO AND BUDDY N. QUITORIO - For possible action on a request for a Rezoning FROM: P-O \(PROFESSIONAL OFFICE\) TO: R-3 \(MEDIUM DENSITY RESIDENTIAL\) on 0.16 acres at 519 South 8th Street \(APN 139-34-810-054\), Ward 3 \(Coffin\) \[PRJ-64668\]. The Planning Commission \(6-0 vote\) and Staff recommend DENIAL.](#)
85. [VAR-64862 - VARIANCE RELATED TO ZON-64861 - PUBLIC HEARING - APPLICANT/OWNER: NIDA QUITORIO AND BUDDY N. QUITORIO - For possible action on a request for a Variance TO ALLOW A THREE-FOOT REAR YARD SETBACK WHERE 20 FEET IS REQUIRED AND A THREE-FOOT SIDE YARD SETBACK WHERE FIVE FEET IS REQUIRED FOR AN EXISTING DWELLING UNIT, AND A ZERO-FOOT SIDE YARD SETBACK FOR AN EXISTING ACCESSORY STRUCTURE, CLASS II \[SHED\] WHERE FIVE FEET IS REQUIRED at 519 South 8th Street \(APN 139-34-810-054\), P-O \(Professional Office\) Zone \[PROPOSED: R-3 \(Medium Density Residential\)\], Ward 3 \(Coffin\) \[PRJ-64668\]. The Planning Commission \(6-0 vote\) and Staff recommend DENIAL.](#)

86. [VAR-64864 - VARIANCE RELATED TO ZON-64861 AND VAR-64862 - PUBLIC HEARING - APPLICANT/OWNER: NIDA QUITORIO AND BUDDY N. QUITORIO - For possible action on a request for a Variance TO ALLOW THREE PARKING SPACES WHERE FIVE PARKING SPACES IS THE MINIMUM REQUIRED at 519 South 8th Street \(APN 139-34-810-054\), P-O \(Professional Office\) Zone \[PROPOSED: R-3 \(Medium Density Residential\)\], Ward 3 \(Coffin\) \[PRJ-64668\]. The Planning Commission \(6-0 vote\) and Staff recommend DENIAL.](#)
87. [GPA-64838 - GENERAL PLAN AMENDMENT - PUBLIC HEARING - APPLICANT: BOOS DEVELOPMENT GROUP, INC. - OWNER: NEVADA STATE BANK - For possible action on a request for a General Plan Amendment FROM: O \(OFFICE\) TO: SC \(SERVICE COMMERCIAL\) on 2.17 acres at the northwest corner of Cheyenne Avenue and Fort Apache Road \(APN 138-07-801-011\), Ward 4 \(Anthony\) \[PRJ-64792\]. The Planning Commission \(4-1-1 vote\) recommends DENIAL. Staff recommends APPROVAL.](#)
88. [ZON-64839 - REZONING RELATED TO GPA-64838 - PUBLIC HEARING - APPLICANT: BOOS DEVELOPMENT GROUP, INC. - OWNER: NEVADA STATE BANK - For possible action on a request for a Rezoning FROM: O \(OFFICE\) TO: C-1 \(LIMITED COMMERCIAL\) on 2.17 acres at the northwest corner of Cheyenne Avenue and Fort Apache Road \(APN 138-07-801-011\), Ward 4 \(Anthony\) \[PRJ-64792\]. The Planning Commission \(4-1-1 vote\) recommends DENIAL. Staff recommends APPROVAL.](#)
89. [SUP-65273 - SPECIAL USE PERMIT RELATED TO GPA-64838 AND ZON-64839 - PUBLIC HEARING - APPLICANT: BOOS DEVELOPMENT GROUP, INC. - OWNER: NEVADA STATE BANK - For possible action on a request for a Special Use Permit FOR A PROPOSED AUTO REPAIR GARAGE, MINOR USE at the northwest corner of Cheyenne Avenue and Fort Apache Road \(APN 138-07-801-011\), O \(Office\) Zone \[PROPOSED: C-1 \(Limited Commercial\)\], Ward 4 \(Anthony\) \[PRJ-64792\]. The Planning Commission \(4-1-1 vote\) and Staff recommend DENIAL.](#)
90. [SDR-65272 - SITE DEVELOPMENT PLAN REVIEW RELATED TO GPA-64838, ZON-64839, AND SUP-65273 - PUBLIC HEARING - APPLICANT: BOOS DEVELOPMENT GROUP, INC. - OWNER: NEVADA STATE BANK - For possible action on a request for a Site Development Plan Review FOR A PROPOSED 8,580 SQUARE-FOOT GENERAL RETAIL STORE, OTHER THAN LISTED; A 2,418 SQUARE-FOOT RESTAURANT WITH DRIVE THROUGH WITH A WAIVER TO NOT ORIENT THE BUILDING TO THE CORNER WHERE SUCH IS REQUIRED; AND A 3,115 SQUARE-FOOT AUTO REPAIR GARAGE, MINOR WITH A WAIVER TO ALLOW SERVICE BAY DOORS TO FACE A PUBLIC RIGHT-OF-WAY on 2.17 acres at the northwest corner of Cheyenne Avenue and Fort Apache Road \(APN 138-07-801-011\), O \(Office\) Zone \[PROPOSED: C-1 \(Limited Commercial\)\], Ward 4 \(Anthony\) \[PRJ-64792\]. The Planning Commission \(4-1-1 vote\) and Staff recommend DENIAL.](#)
91. [TMP-65348 - TENTATIVE MAP RELATED TO GPA-64838, ZON-64839, SUP-65273, AND SDR-65272 - NWC CHEYENNE AVENUE AND FORT APACHE ROAD - PUBLIC HEARING - APPLICANT: BOOS DEVELOPMENT GROUP, INC. - OWNER: NEVADA STATE BANK - For possible action on a request for a Tentative Map FOR A ONE-LOT COMMERCIAL SUBDIVISION on 2.17 acres at the northwest corner of Cheyenne Avenue and Fort Apache Road \(APN 138-07-801-011\), O \(Office\) Zone \[PROPOSED: C-1 \(Limited Commercial\)\], Ward 4 \(Anthony\) \[PRJ-64792\]. The Planning Commission \(4-1-1 vote\) recommends DENIAL. Staff recommends APPROVAL.](#)
92. [GPA-64786 - GENERAL PLAN AMENDMENT - PUBLIC HEARING - APPLICANT/ OWNER: KULKA LAND, LLC - For possible action on a request for a General Plan Amendment FROM: RNP \(RURAL NEIGHBORHOOD PRESERVATION\) TO: R \(RURAL DENSITY RESIDENTIAL\) on 5.0 acres at the northwest corner of Elkhorn Road and Grand Canyon Drive \(APN 125-18-403-003\), Ward 6 \(Ross\) \[PRJ-64704\]. The Planning Commission \(5-1 vote\) and Staff recommend APPROVAL.](#)
93. [ZON-64787 - REZONING RELATED TO GPA-64786 - PUBLIC HEARING - APPLICANT/ OWNER: KULKA LAND, LLC - For possible action on a request for a Rezoning FROM: R-E \(RESIDENCE ESTATES\) TO: R-D \(SINGLE FAMILY RESIDENTIAL RESTRICTED\) on 5.0 acres at the northwest corner of Elkhorn Road and Grand Canyon Drive \(APN 125-18-403-003\), Ward 6 \(Ross\) \[PRJ-64704\]. The Planning Commission \(6-0 vote\) and Staff recommend APPROVAL.](#)
94. [WVR-64788 - WAIVER RELATED TO GPA-64786 AND ZON-64787 - PUBLIC HEARING - APPLICANT/ OWNER: KULKA LAND, LLC - For possible action on a request for Waivers TO ALLOW NO STREETLIGHTS WHERE SUCH ARE REQUIRED AND TO ALLOW A 188-FOOT STREET INTERSECTION OFFSET WHERE 220 FEET IS REQUIRED on 5.0 acres at the northwest corner of Elkhorn Road and Grand Canyon Drive \(APN 125-18-403-003\), R-E \(Residence Estates\) Zone \[PROPOSED: R-D \(Single Family Residential Restricted\)\], Ward 6 \(Ross\) \[PRJ-64704\]. Staff recommends DENIAL. The Planning Commission \(6-0 vote\) recommends APPROVAL.](#)

95. [WVR-64789 - WAIVER RELATED TO GPA-64786, ZON-64787 AND WVR-64788 - PUBLIC HEARING - APPLICANT/OWNER: KULKA LAND, LLC - For possible action on a request for a Waiver TO ALLOW PRIVATE STREETS TO BE DEVELOPED TO NON-PUBLIC STREET STANDARDS BEHIND A GATE on 5.0 acres at the northwest corner of Elkhorn Road and Grand Canyon Drive \(APN 125-18-403-003\), R-E \(Residence Estates\) Zone \[PROPOSED: R-D \(Single Family Residential Restricted\)\], Ward 6 \(Ross\) \[PRJ-64704\]. Staff recommends DENIAL. The Planning Commission \(6-0 vote\) recommends APPROVAL.](#)
96. [TMP-64790 - TENTATIVE MAP RELATED TO GPA-64786, ZON-64787, WVR-64788, AND WVR-64789 - ELKHORN & GRAND CANYON - PUBLIC HEARING - APPLICANT/ OWNER: KULKA LAND, LLC - For possible action on a request for a Tentative Map FOR A 17-LOT SINGLE-FAMILY RESIDENTIAL SUBDIVISION on 5.0 acres at the northwest corner of Elkhorn Road and Grand Canyon Drive \(APN 125-18-403-003\), R-E \(Residence Estates \) Zone \[PROPOSED: R-D \(Single Family Residential Restricted\)\], Ward 6 \(Ross\) \[PRJ-64704\]. Staff recommends DENIAL. The Planning Commission \(6-0 vote\) recommends APPROVAL.](#)
97. [ZON-65372 - REZONING - PUBLIC HEARING - APPLICANT: NEVADA SAFES - OWNER: MCC INVESTMENT COMPANY LTD - For possible action on a request for a Rezoning FROM: R-1 \(SINGLE FAMILY RESIDENTIAL\) AND C-1 \(LIMITED COMMERCIAL\) TO: C-1 \(LIMITED COMMERCIAL\) on 0.53 acres at 5250 West Charleston Boulevard \(APN 138-36-803-004\), Ward 1 \(Tarkanian\) \[PRJ-65195\]. The Planning Commission \(6-0 vote\) and Staff recommend APPROVAL.](#)
98. [VAR-65373 - VARIANCE RELATED TO ZON-65372 - PUBLIC HEARING - APPLICANT: NEVADA SAFES - OWNER: MCC INVESTMENT COMPANY LTD - For possible action on a request for a Variance TO ALLOW A FIVE-FOOT FRONT YARD SETBACK AND TO ALLOW A ZERO-FOOT SIDE YARD SETBACK WHERE 10 FEET IS REQUIRED FOR A PROPOSED 1,280 SQUARE-FOOT BUILDING; AND TO ALLOW A SEVEN-FOOT FRONT YARD SETBACK AND ZERO-FOOT SIDE YARD SETBACK WHERE 10 FEET IS REQUIRED FOR AN EXISTING NONCONFORMING BUILDING on 0.53 acres at 5250 West Charleston Boulevard \(APN 138-36-803-004\), R-1 \(Single Family Residential\) and C-1 \(Limited Commercial\) Zones \[PROPOSED: C-1 \(Limited Commercial\)\], Ward 1 \(Tarkanian\) \[PRJ-65195\]. Staff recommends DENIAL. The Planning Commission \(6-0 vote\) recommends APPROVAL.](#)
99. [VAR-65374 - VARIANCE RELATED TO ZON-65372 AND VAR-65373 - PUBLIC HEARING - APPLICANT: NEVADA SAFES - OWNER: MCC INVESTMENT COMPANY LTD - For possible action on a request for a Variance TO ALLOW ZERO ADDITIONAL PARKING SPACES ON A PARKING IMPAIRED DEVELOPMENT WHERE EIGHT ADDITIONAL SPACES ARE REQUIRED on 0.53 acres at 5250 West Charleston Boulevard \(APN 138-36-803-004\), R-1 \(Single Family Residential\) and C-1 \(Limited Commercial\) Zones \[PROPOSED: C-1 \(Limited Commercial\)\], Ward 1 \(Tarkanian\) \[PRJ-65195\]. Staff recommends DENIAL. The Planning Commission \(6-0 vote\) recommends APPROVAL.](#)
100. [SUP-65375 - SPECIAL USE PERMIT RELATED TO ZON-65372, VAR-65373 AND VAR-65374 - PUBLIC HEARING - APPLICANT: NEVADA SAFES - OWNER: MCC INVESTMENT COMPANY LTD - For possible action on a request for a Special Use Permit FOR A PROPOSED BOAT AND TRAILER DEALERSHIP \(NEW AND USED\) WITH A WAIVER TO ALLOW A MINIMUM SITE AREA OF 23,087 SQUARE FEET WHERE 25,000 SQUARE FEET IS REQUIRED at 5250 West Charleston Boulevard \(APN 138-36-803-004\), R-1 \(Single Family Residential\) and C-1 \(Limited Commercial\) Zones \[PROPOSED: C-1 \(Limited Commercial\)\], Ward 1 \(Tarkanian\) \[PRJ-65195\]. Staff recommends DENIAL. The Planning Commission \(6-0 vote\) recommends APPROVAL.](#)
101. [SDR-65376 - SITE DEVELOPMENT PLAN REVIEW RELATED TO ZON-65372, VAR-65373, VAR-65374 AND SUP-65375 - PUBLIC HEARING - APPLICANT: NEVADA SAFES - OWNER: MCC INVESTMENT COMPANY LTD - For possible action on a request for a Site Development Plan Review FOR THE PROPOSED CONVERSION OF FOUR SHIPPING CONTAINERS TOTALING 1,280 SQUARE FEET TO A BUILDING on 0.53 acres at 5250 West Charleston Boulevard \(APN 138-36-803-004\), R-1 \(Single Family Residential\) and C-1 \(Limited Commercial\) Zones \[PROPOSED: C-1 \(Limited Commercial\)\], Ward 1 \(Tarkanian\) \[PRJ-65195\]. Staff recommends DENIAL. The Planning Commission \(6-0 vote\) recommends APPROVAL.](#)
102. [ZON-66029 - REZONING - PUBLIC HEARING - APPLICANT/OWNER: JOSE PICHARDO - For possible action on a request for a Rezoning FROM: R-3 \(MEDIUM DENSITY RESIDENTIAL\) TO: R-4 \(HIGH DENSITY RESIDENTIAL\) on 0.24 acres on the east side of 10th Street, approximately 50 feet north of Garces Avenue \(APN 139-34-801-012\), Ward 3 \(Coffin\) \[PRJ-65295\]. The Planning Commission \(6-0 vote\) and Staff recommend APPROVAL.](#)



103. [VAR-65380 - VARIANCE - PUBLIC HEARING - APPLICANT/OWNER: JOSE PICHARDO - For possible action on a request for a Variance TO ALLOW 20 PARKING SPACES WHERE 29 SPACES ARE REQUIRED on 0.24 acres on the east side of 10th Street, approximately 50 feet north of Garces Avenue \(APN 139-34-801-012\), R-3 \(Medium Density Residential\) Zone, Ward 3 \(Coffin\) \[PRJ-65295\]. Staff recommends DENIAL. The Planning Commission \(6-0 vote\) recommends APPROVAL.](#)
104. [SUP-65379 - SPECIAL USE PERMIT RELATED TO VAR-65380 - PUBLIC HEARING - APPLICANT/OWNER: JOSE PICHARDO - For possible action on a request for a Special Use Permit FOR A MIXED-USE DEVELOPMENT on the east side of 10th Street, approximately 50 feet north of Garces Avenue \(APN 139-34-801-012\), R-3 \(Medium Density Residential\) Zone, Ward 3 \(Coffin\) \[PRJ-65295\]. Staff recommends DENIAL. The Planning Commission \(6-0 vote\) recommends APPROVAL.](#)
105. [SDR-65382 - SITE DEVELOPMENT PLAN REVIEW RELATED TO VAR-65380 AND SUP-65379 - PUBLIC HEARING - APPLICANT/OWNER: JOSE PICHARDO - For possible action on a request for a Major Amendment of an approved Site Development Plan Review \(SDR-59513\) FOR A PROPOSED THREE-STORY MIXED-USE DEVELOPMENT CONSISTING OF 140 SQUARE FEET OF RESTAURANT USES AND 18 MULTI-FAMILY RESIDENTIAL UNITS, WITH A WAIVER TO ALLOW A ZERO-FOOT LANDSCAPE BUFFER ALONG A PORTION OF THE WEST PROPERTY LINE WHERE SIX FEET WAS APPROVED on 0.24 acres on the east side of 10th Street, approximately 50 feet north of Garces Avenue \(APN 139-34-801-012\), R-3 \(Medium Density Residential\) Zone, Ward 3 \(Coffin\) \[PRJ-65295\]. Staff recommends DENIAL. The Planning Commission \(6-0 vote\) recommends APPROVAL.](#)
106. [VAR-65942 - VARIANCE - PUBLIC HEARING - APPLICANT: PN II, INC - OWNER: GHR HOLDINGS, LLC - For possible action on a request for a Variance TO ALLOW A STUB STREET TERMINUS WHERE A CUL-DE-SAC IS REQUIRED AND TO ALLOW A DEVIATION FROM COMPLETE STREET STANDARDS FOR A PROPOSED 16-LOT RESIDENTIAL SUBDIVISION on 10 acres on the north side of Rosada Way, approximately 320 feet west of Tee Pee Lane \(APN 125-31-701-005\), R-E \(Residence Estates\) Zone, Ward 6 \(Ross\) \[PRJ-63142\]. Staff recommends DENIAL. The Planning Commission \(6-0 vote\) recommends APPROVAL.](#)
107. [WVR-65940 - WAIVER RELATED TO VAR-65942 - PUBLIC HEARING - APPLICANT: PN II, INC - OWNER: GHR HOLDINGS, LLC - For possible action on a request TO ALLOW NO STREETLIGHTS WHERE SUCH ARE REQUIRED AND TO ALLOW AN INTERSECTION OFFSET OF 100 FEET WHERE 220 FEET IS REQUIRED FOR A PROPOSED RESIDENTIAL SUBDIVISION on 10 acres on the north side of Rosada Way, approximately 320 feet west of Tee Pee Lane \(APN 125-31-701-005\), R-E \(Residence Estates\) Zone, Ward 6 \(Ross\) \[PRJ-63142\]. Staff recommends DENIAL. The Planning Commission \(6-0 vote\) recommends APPROVAL.](#)
108. [WVR-65941 - WAIVER RELATED TO VAR-65942 AND WVR-65940 - PUBLIC HEARING - APPLICANT: PN II, INC - OWNER: GHR HOLDINGS, LLC - For possible action on a request for a Waiver TO ALLOW PRIVATE STREETS TO BE DEVELOPED TO NON-PUBLIC STREET STANDARDS BEHIND A GATE on 10 acres on the north side of Rosada Way, approximately 320 feet west of Tee Pee Lane \(APN 125-31-701-005\), R-E \(Residence Estates\) Zone, Ward 6 \(Ross\) \[PRJ-63142\]. Staff recommends DENIAL. The Planning Commission \(6-0 vote\) recommends APPROVAL.](#)
109. [VAC-66114 - VACATION RELATED TO VAR-65942, WVR-65940, AND WVR-65941 - PUBLIC HEARING - APPLICANT: PN II, INC - OWNER: GHR HOLDINGS, LLC - For possible action on a request for a Petition to Vacate U.S. Government Patent Easements on property located on the north side of Rosada Way, approximately 645 feet west of Tee Pee Lane \(APN: 125-31-701-005\), R-E \(Residence Estates\) Zone, Ward 6 \(Ross\) \[PRJ-63142\]. The Planning Commission \(6-0 vote\) and Staff recommend APPROVAL.](#)
110. [TMP-65943 - TENTATIVE MAP RELATED TO VAR-65942, WVR-65940, WVR-65941 AND VAC-66114 - GRAND CANYON AND WASHBURN - PUBLIC HEARING - APPLICANT: PN II, INC - OWNER: GHR HOLDINGS, LLC - For possible action on a request for a Tentative Map FOR A PROPOSED 16-LOT SINGLE FAMILY RESIDENTIAL SUBDIVISION on 10 acres on the north side of Rosada Way, approximately 320 feet west of Tee Pee Lane \(APN 125-31-701-005\), R-E \(Residence Estates\) Zone, Ward 6 \(Ross\) \[PRJ-63142\]. Staff recommends DENIAL. The Planning Commission \(6-0 vote\) recommends APPROVAL.](#)
111. [SDR-65978 - SITE DEVELOPMENT PLAN REVIEW - PUBLIC HEARING - APPLICANT: CHICK-FIL-A - OWNER: SAHARA RANCHO OFFICE CENTER, LLC - For a possible action on a request for a Site Development Plan Review FOR A PROPOSED 80-FOOT TALL, 769 SQUARE-FOOT, ILLUMINATED FREESTANDING SIGN on 1.47 acres located at the northeast corner of Sahara Avenue and Rancho Drive \(APN 162-04-412-006\), C-1 \(Limited Commercial\) Zone, Ward 1 \(Tarkanian\) \[PRJ-65950\]. The Planning Commission \(6-0 vote\) and Staff recommend APPROVAL.](#)

112. [TMP-65809 - TENTATIVE MAP - SKYE CANYON PARCEL 2.16 - APPLICANT: NINETY FIVE MANAGEMENT, LLC - OWNER: SECTION 12, LLC - For possible action on a request of an Appeal of the Approval by the Planning Commission on a request for a Tentative Map FOR A 65-LOT SINGLE FAMILY SUBDIVISION on 17.09 acres at the northwest corner of Eagle Canyon Avenue and Egan Crest Drive \(APN 126-12-000-001\), T-D \(Traditional Development\) Zone, \[L \(Residential Low\) Skye Canyon Land Use Designation\], Ward 6 \(Ross\) \[PRJ-65788\]. The Planning Commission \(6-0 vote\) APPROVED and Staff recommended APPROVAL.](#)

#### **SET DATE**

113. [SET DATE ON ANY APPEALS FILED OR REQUIRED PUBLIC HEARINGS FROM THE CITY PLANNING COMMISSION MEETINGS AND DANGEROUS BUILDING OR NUISANCE/LITTER ABATEMENTS](#)

#### **CITIZENS PARTICIPATION**

114. [CITIZENS PARTICIPATION: PUBLIC COMMENT DURING THIS PORTION OF THE AGENDA MUST BE LIMITED TO MATTERS WITHIN THE JURISDICTION OF THE CITY COUNCIL. NO SUBJECT MAY BE ACTED UPON BY THE CITY COUNCIL UNLESS THAT SUBJECT IS ON THE AGENDA AND IS SCHEDULED FOR ACTION. IF YOU WISH TO BE HEARD, COME TO THE PODIUM AND GIVE YOUR NAME FOR THE RECORD. THE AMOUNT OF DISCUSSION ON ANY SINGLE SUBJECT, AS WELL AS THE AMOUNT OF TIME ANY SINGLE SPEAKER IS ALLOWED, MAY BE LIMITED](#)

#### **COUNCIL MEMBER RECOGNITION**

115. [COUNCIL MEMBER RECOGNITION: COMMENTS MADE BY INDIVIDUAL CITY COUNCIL MEMBERS DURING THIS PORTION OF THE AGENDA WILL NOT BE ACTED UPON BY THE CITY COUNCIL UNLESS THAT SUBJECT IS ON THE AGENDA AND SCHEDULED FOR ACTION](#)

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THIS MEETING HAS BEEN PROPERLY NOTICED AND POSTED AT THE FOLLOWING LOCATIONS:

City Hall, 495 South Main Street, 1<sup>st</sup> Floor  
Clark County Government Center, 500 South Grand Central Parkway  
Grant Sawyer Building, 555 East Washington Avenue  
City of Las Vegas Development Services Center, 333 North Rancho Drive