



City of Las Vegas

Agenda Item No.: 59.

AGENDA SUMMARY PAGE - PLANNING
PLANNING COMMISSION MEETING OF: SEPTEMBER 12, 2017

DEPARTMENT: PLANNING

DIRECTOR: ROBERT SUMMERFIELD ACTING

☐ Consent ☒ Discussion

SUBJECT:

VAR-7127 - A VARIANCE - PUBLIC HEARING - APPLICANT/OWNER: DANNY AND MONI FOX. For possible action on a request for a Variance TO ALLOW A SIX-FOOT REAR YARD SETBACK FOR A PROPOSED PAVEMENT COVER WHERE 10 FEET IS REQUIRED on 0.7 acres at 15000 S. Mountain Court (APN 126-13-116-044), PD (Planned Development) Zone [ML (Medium Density) Cliff's Edge Special Land Use Designation], Ward 6 (Fiore) [PRJ-7124]. Staff recommends DENIAL.

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

PROTESTS RECEIVED BEFORE:

Planning Commission Mtg.

1

City Council Meeting

0

APPROVALS RECEIVED BEFORE:

Planning Commission Mtg.

10

City Council Meeting

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RECOMMENDATION:

Staff recommends DENIAL, if approved, subject to conditions:

BACKUP DOCUMENTATION:

1. Location and Aerial Maps
2. Conditions and Staff Report
3. Supporting Documentation
4. Photo(s)
5. Justification Letter
6. Submitted after Final Agenda - Support Letter from Cliff's Edge, LLC, Protest/Support Postcards and Support Comment Form and Memos

Motion made by LOUIS DE SALVIO to Approve subject to conditions

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

DONNA TOUSSAINT, CEDRIC CREAR, VICKI QUINN, TRINITY HAVEN
SCHLOTTMAN, SAM CHERRY, CHRISTINA ROUSH, LOUIS DE SALVIO; (Against-None); (Abstain-None); (Did Not Vote-None); (Excused-None)

Minutes:

CHAIR SCHLOTTMAN declared the Public Hearing open.

SCOTT RUEDY, Sr. Management Analyst, described the application and reported that there is no evidence of a unique or extraordinary hardship to justify the variance. Therefore, staff

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recommended denial.

DANNY and TONI FOX, the applicants, were present. MR. FOX explained that they sought and obtained approval of the two homeowners associations for their neighborhood. After they met all the requirements, they installed the patio cover, which is not very big, and they found out through a City inspection that the required setback is 10 feet, not 5 as formerly allowed. MRS. FOX added that the neighbors they contacted are in support. One of them was present, but left because of the late hour. She believes their association is in the process of changing its guidelines to coincide with the City's requirements.

COMMISSIONER DE SALVIO supported the request, adding that the applicants had gone through a lot.

CHAIR SCHLOTTMAN declared the Public Hearing closed.

