



City of Las Vegas

Agenda Item No.: 37.

**AGENDA SUMMARY PAGE - PLANNING
PLANNING COMMISSION MEETING OF: JUNE 12, 2018**

**DEPARTMENT: PLANNING
DIRECTOR: ROBERT SUMMERFIELD**

☐ Consent ☒ Discussion

SUBJECT: BEYANET - SUP-72469 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT: IV FOOD TRUCKS, LLC - OWNER: FREMONT STREET ACQUISITION, LLC - For possible action on a request for a Special Use Permit FOR A PROPOSED TEMPORARY OPEN AIR VENDING CONSISTENT SALES LOT USE at the northwest corner of Fremont Street and 1st Street (APN 13-00-0013-0000, C-2 (General Commercial) Zone, Ward 5 (Vacant) [PRJ-71988]. Staff recommends APPROVAL.

C.C.: 7/18/2018

PROTESTS RECEIVED BEFORE:

Planning Commission Mtg.

0

City Council Meeting

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APPROVALS RECEIVED BEFORE:

Planning Commission Mtg.

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City Council Meeting

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RECOMMENDATION:

Staff recommends APPROVAL, subject to conditions:

BACKUP DOCUMENTATION:

1. Location and Aerial Maps - SUP-72469 and SDR-72470 [PRJ-71988]
2. Special Map
3. Conditions and Staff Report - SUP-72469 and SDR-72470 [PRJ-71988]
4. Supporting Documentation - SUP-72469 and SDR-72470 [PRJ-71988]
5. Photo(s) - SUP-72469 and SDR-72470 [PRJ-71988]
6. Justification Letter - SUP-72469 and SDR-72470 [PRJ-71988]

Motion made by BRENDA J. WILLIAMS to Approve subject to conditions

Passed For: 5; Against: 0; Abstain: 1; Did Not Vote: 0; Excused: 1

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

NOTE: CHAIR CHERRY abstained from voting as his company works with an adjacent property owner that is working with the applicant.

Minutes:

ACTING CHAIR SCHLOTTMAN declared the Public Hearing open for Items 37 and 38.

STEVE SWANTON, Senior Planner, stated the proposed temporary open air vending use will service the surrounding area until the subject parcel is fully redeveloped. Title 19.16 stipulates

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that a Site Development Plan Review (SDR) may be approved concurrent with other development approval to allow a temporary development to be constructed without expunging or invalidating an active, unexpired SDR. The proposed temporary development is distinct from the proposed long-term development (hotel and casino) and is intended as an interim use of the site during the construction of the proposed hotel and casino. The applicant has installed a temporary courtyard with ground cover, and the proposed use does not negatively impact the immediate area. As such, staff recommended approval of both requests.

TODD KESSLER, on behalf of the applicant, stated this request is an ancillary item to their other items, and it is a temporary use. There has been a food truck on site for almost a year which has been operating on a temporary commercial permit. That permit is expiring, and they need to use another method to stay longer. The only way a food truck is allowed to stay longer than four hours is if the area in which it is contained is identified as an open air vending lot. He provided the example of the taco truck next to the El Cortez that is there at the time, and it has been approved as an open air vending lot. They would like to keep the food truck at the location, as it has been very successful in bringing people to that portion of Fremont Street, given the fact that Mermaids, Glitter Gulch, Bayou and the Las Vegas Club are now shuttered. It will be removed once the wall on the perimeter side of Fremont is up.

ACTING CHAIR SCHOTTSMAN commented he found this appropriate; food trucks have been on the site, and an approval would continue this temporary use during construction.

COMMISSIONER WILLIAMS stated she was initially opposed but after getting an explanation that they are temporary, she now approves the request.

See Item 38 for related backup.

ACTING CHAIR SCHOTTSMAN declared the Public Hearing closed for Items 37 and 38.