



City of Las Vegas

Agenda Item No.: 53.

**AGENDA SUMMARY PAGE - PLANNING
PLANNING COMMISSION MEETING OF: AUGUST 14, 2018**

**DEPARTMENT: PLANNING
DIRECTOR: ROBERT SUMMERFIELD**

☐ Consent ☒ Discussion

SUBJECT: TMP-7357 - TENTATIVE MAP RELATE TO WVR-73569 AND VAR-73568 - RAINBOW AND RANCHO - PUBLIC HEARING - APPLICANT: LB HOME - OWNER: RANCHO DRIVE, LLC For possible action sign for a Tentative Map FOR AN 89-LOT SINGLE FAMILY RESIDENTIAL SUBDIVISION on 10.52 acres on the east side of the intersection of Rancho Drive and Rainbow Boulevard (APN 125-33-401-001), C-1 (Limited Commercial) Zone [PROPOSED: R-CL (Single Family Compact-Lot)] Ward 4 (Anthony) [PRJ-73449]. Staff recommends DENIAL.

C.C.: 9/5/2018

PROTESTS RECEIVED BEFORE:

Planning Commission Mtg.

2

City Council Meeting

0

APPROVALS RECEIVED BEFORE:

Planning Commission Mtg.

0

City Council Meeting

0

RECOMMENDATION:

Staff recommends DENIAL, if approved, subject to conditions:

BACKUP DOCUMENTATION:

1. Consolidated Backup
2. Supporting Documentation
3. Protest Postcards
4. Submitted after Final Agenda Protest Documentation Not Vetted Comment Form (1)

Motion made by DONNA TOUSSAINT to Approve subject to conditions and amending Conditions 11, 12 and 16 as follows:

11. Concurrent with development of this site, construct a downstream relief sewer acceptable to the Sanitary Sewer Section of the Department of Public Works to upgrade or bypass approximately 900 feet of existing eight-inch public sewer in Maverick Street, south of La Madre Way if required by this development.

12. Common Lot "H" shall be granted as a "20-foot wide Public Sewer and Drainage Easement, Surface to be Privately Maintained" on the Final Map for this site and shall also have paved, drivable access to the required manhole at the east end of the common lot.

16. The approval of all Public Works related improvements shown on this Tentative Map is in concept only. Specific design and construction details relating to size, type and/or alignment of improvements, including but not limited to street, sewer and drainage improvements, shall be

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resolved prior to approval of the construction plans by the City. No deviations from adopted City Standards shall be allowed unless specific written approval for such is received from the City Engineer prior to the recordation of a Final Map or the approval of subdivision-related construction plans, whichever may occur first. Approval of this Tentative Map does not constitute approval of any deviations except those approved through WVR-73569 and VAR-73570. If such approval cannot be obtained, a revised Tentative Map must be submitted showing elimination of such deviations.

Passed For: 7; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 0
CHRISTINA ROUSH, DONNA TOUSSAINT, TRINITY HAVEN SCHLOTTMAN, SAM
CHERRY, VICKI QUINN, LOUIS DE SALMIO, BRENDA J. WILLIAMS: (Against-None);
(Abstain-None); (Did Not Vote-None); (Excused-None)

Minutes:
See Item 51 for related discussion and Items 51-53 for related backup.

