



City of Las Vegas

Agenda Item No.: 20.

AGENDA SUMMARY PAGE - PLANNING
PLANNING COMMISSION MEETING OF: NOVEMBER 27, 2018

DEPARTMENT: PLANNING

DIRECTOR: ROBERT SUMMERFIELD

☐ Consent ☒ Discussion

SUBJECT:

VAR-7462 - VARIANCE - PUBLIC HEARING - APPLICANT: MARCO BUCKLEY - OWNER: ZACHARIA GAMBINO for possible action on a request for a Variance TO ALLOW A THREE-FOOT SIDE YARD SETBACK WHERE 10 FEET IS REQUIRED FOR AN ACCESSORY STRUCTURE (CLASS B) [GARAGE] on 0.47 acres at 6161 Whispering Sands Drive (APN 125-1-00000000) R-E (Residence Estate) Zone, Ward 6 (Fiore) [PRJ-74580]. Staff recommends DENIAL.

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

PROTESTS RECEIVED BEFORE:

Planning Commission Mtg.

0

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. Location and Aerial Maps
2. Conditions and Staff Report
3. Supporting Documentation
4. Photo(s)
5. Justification Letter

Motion made by LOUIS DE SALVIO to Approve subject to conditions

Passed For: 6; Against: 1; Abstain: 0; Did Not Vote: 0; Excused: 0

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

Minutes:

CHAIR CHERRY declared the Public Hearing open.

ERIN SCHWAB, Planner I, reported that the applicant is requesting a Variance to allow a proposed detached garage to be three feet from the side property line where five feet is required. The case was originally noticed to have a three-foot setback where 10 feet is required, but an Ordinance (Bill 2018-48) was passed at the November 7th City Council meeting changing the 10-foot setback requirement to five feet. This did not change staff's recommendation. No evidence

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of a unique or extraordinary circumstance has been presented; therefore, staff recommended denial.

MARCO BUCKLEY, applicant, stated that this application is for ZACHARIA GAMBINO'S, property owner, proposed 16-foot by 32-foot accessory structure. The structure will include a one-hour fire rated wall on the east property line. The proposed three-foot setback is requested as they do not want to encroach on the existing concrete slab.

COMMISSIONER DE SALVO stated that he has not received any opposition to this project as it is very rural, and he did not think it would be intrusive on the neighbors. He asked if the structure would be on the back property wall, and he and MR. GAMBINO discussed the location.

CHAIR CHERRY declared the Public Hearing closed.

