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**LV PLANNING & DEVELOPMENT
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LAS VEGAS NV 89101**

**Account # 22513
Ad Number 0001205065**

2022 SEP 14 A 6:46

Leslie McCormick, being 1st duly sworn, deposes and says: That she is the Legal Clerk for the Las Vegas Review-Journal and the Las Vegas Sun, daily newspapers regularly issued, published and circulated in the City of Las Vegas, County of Clark, State of Nevada, and that the advertisement, a true copy attached for, was continuously published in said Las Vegas Review-Journal and / or Las Vegas Sun in 1 edition(s) of said newspaper issued from 09/01/2022 to 09/01/2022, on the following days:

09 / 01 / 22

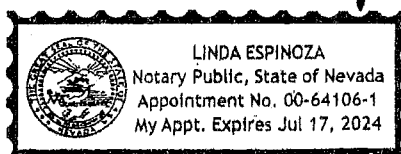
/S/

LEGAL ADVERTISEMENT REPRESENTATIVE

Subscribed and sworn to before me on this 1st day of September, 2022

Notary

Linda Espinoza



22-0388-SDR1 - SITE DEVELOPMENT PLAN REVIEW - PUBLIC HEARING - APPLICANT/OWNER: CITY OF LAS VEGAS - For possible action on a Land Use Entitlement project request for a Major Amendment to a previously approved Site Development Plan Review (SDR-73916) FOR A PROPOSED 447-SPACE INCREASE TO AN EXISTING 569-SPACE PARKING GARAGE on 2.37 acres at 350 South City Parkway (APNs 139-34-211-004 and 139-34-201-023), PD (Planned Development) and C-2 (General Commercial) Zone, Ward 5 (Cregar).

22-0391 - PUBLIC HEARING - APPLICANT/OWNER: AMBLESIDE PROPERTIES, LLLP - For possible action on the following Land Use Entitlement project requests on 13.87 acres located on the north side of Alpine Place approximately 250 feet west of Decatur Boulevard (APN

138-36-811-000), Ward 1 (Knudsen).

22-0391-ZON1 - REZONING - FROM: C-1 (LIMITED COMMERCIAL) TO R-TH (SINGLE-FAMILY ATTACHED).

22-0391-VAC1 - VACATION PETITION TO VACATE 30 FEET OF PUBLIC RIGHT-OF-WAY KNOWN AS APPIAN WAY

22-0391-TMP1 - TENTATIVE MAP - ALPINE & APPIAN SINGLE-FAMILY RESIDENTIAL - FOR A 32 LOT SINGLE-FAMILY ATTACHED RESIDENTIAL SUBDIVISION

22-0392 - PUBLIC HEARING - APPLICANT/OWNER: DURANGO M. B. PARTNERS, LLC - For possible action on the following Land Use Entitlement project requests on 10.38 acres at the northwest corner of Durango Drive and El Capitan Way (APN 125-17-601-019), T-C (Town Center) Zone [SC-TC (Service Commercial - Town Center) Special Land Use Designation], Ward 6 (Fiore).

22-0392-MOD1 - MAJOR MODIFICATION - FROM: SC-TC (SERVICE COMMERCIAL - TOWN CENTER) TO: M (MEDIUM DENSITY - TOWN CENTER)

22-0392-VAR1 - VARIANCE - TO ALLOW 70' ONSITE PARKING SPACES WHERE 78' ARE REQUIRED.

22-0392-SUP1 - SPECIAL USE PERMIT - FOR PRIVATE STREETS BEHIND A GATE

22-0392-SDR1 - SITE DEVELOPMENT PLAN REVIEW - FOR A PROPOSED 36-UNIT TOWNHOME DEVELOPMENT

22-0392-TMP1 - TENTATIVE MAP - DURANGO AND 95 - PARCEL 2 - FOR A 36-LOT SINGLE-FAMILY ATTACHED RESIDENTIAL SUBDIVISION

22-0396 - PUBLIC HEARING - APPLICANT/OWNER: TODD ALIOS VONBASTIAANS, TRUSTEE - For possible action on the following Land Use Entitlement project requests on 0.28 acres at 1708 Birch Street (APN 162-04-310-032), R-1 (Single Family Residential) Zone, Ward 1 (Knudsen).

22-0396-VAR1 - VARIANCE - TO ALLOW A PROPOSED ACCESSORY STRUCTURE (CLASS I) [CASITA] TO BE PLACED IN FRONT OF THE PRIMARY DWELLING WHERE SUCH IS NOT ALLOWED

22-0396-SUP1 - SPECIAL USE PERMIT - FOR A PROPOSED ACCESSORY STRUCTURE (CLASS

) [CASITA]

22-0408 - PUBLIC HEARING - APPLICANT: CITY OF LAS VEGAS - OWNER: SILVER SHADOW PROPERTIES, LLC - For possible action on the following Land Use Entitlement project requests on 0.34 acres at the northwest corner of Imperial Avenue and Main Street (APN 162-03-110-089), C-M (Commercial/Industrial) Zone, Ward 3 (Diaz).

22-0408-VAR1 - VARIANCE - TO ALLOW 17-FOOT DEEP PARKING SPACES WHERE 20 FEET IS THE MINIMUM REQUIRED FOR 60 DEGREE ANGLED SPACES

22-0408-SDR1 - SITE DEVELOPMENT PLAN REVIEW - FOR A PROPOSED TEMPORARY PARKING LOT

22-0412 - PUBLIC HEARING - APPLICANT/OWNER: CENTURY COMMUNITIES NEVADA, LLC - For possible action on the following Land Use Entitlement project requests on a portion of 106.18 acres at the southwest corner of Iron Mountain Road and Sheep Mountain Parkway (APN 126-12-101-003), T-D (Traditional Development) Zone [L (Residential Low) Skye Canyon Special Land Use Designation], Ward 6 (Fiore).

22-0412-VAC1 - VACATION PETITION TO VACATE PUBLIC RIGHT-OF-WAY EASEMENTS

GENERALLY LOCATED AT THE SOUTHWEST CORNER OF IRON MOUNTAIN ROAD AND SHEEP MOUNTAIN PARKWAY

22-0412-TMP1 - TENTATIVE MAP - SKYE CANYON PARCEL 5.06 - FOR A PROPOSED 449-LOT SINGLE-FAMILY DETACHED AND ATTACHED RESIDENTIAL SUBDIVISION

22-0414 - PUBLIC HEARING - APPLICANT: BISMIL SERIES HOLDINGS, LLC - OWNER: ZORNES FAMILY LP - For possible action on the following Land Use Entitlement project requests on 1.03 acres at the northwest corner of Sky Pointe Drive and Tenaya Way (APN 125-27-410-008), T-C (Town Center) Zone [SC-TC (Service Commercial - Town Center) Special Land Use Designation], Ward 6 (Fiore).

22-0414-SUP1 - SPECIAL USE PERMIT - FOR A PROPOSED MINI-STORAGE FACILITY USE

22-0414-SDR1 - SITE DEVELOPMENT PLAN REVIEW - FOR A PROPOSED 82,214 SQUARE-FOOT MINI-STORAGE FACILITY DEVELOPMENT WITH WAIVERS OF TOWN CENTER DEVELOPMENT STANDARDS

22-0415 - PUBLIC HEARING - APPLICANT: JEFFERY RUBIN - OWNER: LAS HACIENDAS APTS, LLC - For possible action on the following Land Use Entitlement

project requests on 0.66 acres at 2000 South Eastern Avenue (APN 162-02-801-004), Ward 3 (Diaz).

22-0415-ZON1 - REZONING - FROM: P-R (PROFESSIONAL OFFICE AND PARKING) TO: C-1 (LIMITED COMMERCIAL)

22-0415-SUP1 - SPECIAL USE PERMIT - FOR A PROPOSED FACILITY TO PROVIDE TESTING, TREATMENT, OR COUNSELING FOR DRUG OR ALCOHOL ABUSE

22-0437-SNC1 - STREET NAME CHANGE - PUBLIC HEARING - APPLICANT/OWNER: CITY OF LAS VEGAS - For possible action on a Land Use Entitlement project request FROM: SUNNY PLACE TO: HARVEY MUNFORD ST, generally located west of Martin L. King Boulevard between Washington Avenue and Bonanza Road, Ward 5 (Cregar).

Any and all interested persons may appear before the City Planning Commission either in person or by representative and object to or express approval of this request; or may, prior to this meeting, file written objection thereto or approval thereof with the Department of Community Development, Case Planning Division, 495 South Main Street, Las Vegas, Nevada 89101. For items forwarded to City Council for final decision the date of the City Council

meeting, if applicable, will be announced at the Planning Commission meeting after discussion of the item. For further information, please call 229-6301 (TDD 386-9108) <http://www.lasvegasnevada.gov>

DEPARTMENT OF COMMUNITY DEVELOPMENT
NICOLE EDDOWES, COMMUNITY DEVELOPMENT COORDINATOR
CASE PLANNING DIVISION

(The information contained above is considered to be accurate; however, there may be minor variations involved. A complete, detailed legal description is on file in the Department of Community Development.)

PUB: Sept. 1, 2022
LV Review Journal

NOTICES OF PUBLIC HEARINGS SEPTEMBER 13, 2022

NOTICE IS HEREBY GIVEN THAT ON TUESDAY, SEPTEMBER 13, 2022, at the hour of 6:00 P.M. in the Council Chambers, City Hall Complex, 495 South Main Street, Las Vegas, Nevada, the Planning Commission will consider the following Land Use Entitlement Requests:

22-0298-SDR1 - SITE DEVELOPMENT PLAN REVIEW - PUBLIC HEARING - APPLICANT/OWNER: 900-932 CASINO CENTER, LLC - For possible action on a Land Use Entitlement project request FOR A PROPOSED TEMPORARY PARKING LOT CONCURRENT WITH A PREVIOUSLY APPROVED MIXED-USE DEVELOPMENT on 0.17 acres at the southwest corner of Hoover Avenue and Casino Center Boulevard (APN 139-34-410-032), C-1 (Limited Commercial) Zone, Ward 3 (Diaz).

22-0299-SDR1 - SITE DEVELOPMENT PLAN REVIEW - PUBLIC HEARING - APPLICANT/OWNER: 900-932 CASINO CENTER, LLC - For possible action on a Land Use Entitlement project request FOR A PROPOSED TEMPORARY PARKING LOT CONCURRENT WITH A PREVIOUSLY APPROVED MIXED-USE DEVELOPMENT on 0.15 acres at the northwest corner of Coolidge Avenue and Casino Center Boulevard (APN 139-34-410-038), C-1 (Limited Commercial) Zone, Ward 3 (Diaz).

22-0345-SUP1 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT: HAVEN UNIVERSITY - OWNER: SAHARA MONEYWORLD, LLC - For possible action on a Land Use Entitlement project request FOR A PROPOSED COLLEGE, UNIVERSITY, OR SEMINARY USE at 8020 West Sahara Avenue (APN 163-04-805-004), O (Office) Zone, Ward 2 (Seaman).

22-0357-SUP1 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT: BELLA VITA BOCA PARK, LLC - OWNER: U.S. BANK NATIONAL ASSOCIATION TRUST - For possible action on a Land Use Entitlement project request FOR A PROPOSED 5,272 SQUARE-FOOT ALCOHOL, ON-PREMISE FULL USE WITH 1,250 SQUARE FEET OF OUTDOOR SEATING at 740 South Rampart Boulevard, Suites #8-11 (APN 138-32-312-005), PD (Planned Development) Zone, Ward 2 (Seaman).

22-0362-SUP1 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT/OWNER: CORONET CERAMICS, INC. - For possible action on a Land Use Entitlement project request FOR A PROPOSED LIQUEFIED PETROLEUM GAS INSTALLATION (OVER 288 GALLONS) USE at 2300 Western Avenue (APN 162-04-404-001), M (Industrial) Zone, Ward 3 (Diaz).

22-0395 - PUBLIC HEARING - APPLICANT/OWNER: VEGAS MD ALTA PROPERTY OWNER, LLC - For possible action on the following Land Use Entitlement project requests on 1.12 acres at the southwest corner of Alta Drive and Tonopah Lane (APNs 139-33-301-002, 003, 010, 011 and 016), T5-N (T5 Neighborhood) Zone, Ward 1 (Knudsen).

22-0395-VAC1 - VACATION PETITION TO VACATE A PORTION OF ALTA DRIVE PUBLIC RIGHT-OF-WAY

22-0395-SDR1 - SITE DEVELOPMENT PLAN REVIEW - FOR A PROPOSED SEVEN-STORY, 200-UNIT MULTI-FAMILY DEVELOPMENT WITH WAIVERS OF THE TITLE 19.09 FORM-BASED CODE DEVELOPMENT STANDARDS

22-0411-MSP1 - MASTER SIGN PLAN - PUBLIC HEARING - APPLICANT/OWNER: N. F. CENTERLINE HOLDINGS, LLC - For possible action on a Land Use Entitlement project request FOR A MASTER SIGN PLAN REVIEW FOR AN APPROVED NON-RESTRICTED GAMING ESTABLISHMENT on 1.69 acres at 2700 Fremont Street (APNs 162-01-102-009 and 162-01-201-009), C-2 (General Commercial) Zone, Ward 3 (Diaz).

22-0427-SUP1 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT: HALO CAR OWNER: FISHER BROTHERS LAS VEGAS, LLC - For possible action on a Land Use

Entitlement project request FOR AN AUTOMOBILE RENTAL USE WITH A WAIVER TO ALLOW MORE THAN FIVE RENTAL VEHICLES TO BE STORED ON THE SITE AT ANY ONE TIME at 3017 and 3021 Rigel Avenue (APNs 162-08-303-016, 017 and 018), M (Industrial) Zone, Ward 3 (Diaz).

ABEYANCE - 22-0199 - PUBLIC HEARING - APPLICANT/OWNER: GREEN ENVIRONMENTAL LANDSCAPE, INC. - For possible action on the following Land Use Entitlement project requests on 0.89 acres on the west side of Thom Boulevard, approximately 100 feet north of Donnie Avenue (APN 138-12-810-009), C-2 (General Commercial) Zone, Ward 5 (Crear).

ABEYANCE - RENOTIFICATION - 22-0199-VAR1 - VARIANCE - TO ALLOW A ZERO-FOOT SIDE YARD SETBACK WHERE 10 FEET IS REQUIRED AND EXISTING EIGHT-FOOT TALL WALLS IN THE FRONT YARD SETBACK AREA WHERE SIX FEET IS ALLOWED

22-0310-VAR1 - VARIANCE - PUBLIC HEARING - APPLICANT/OWNER: MICHAEL R. PONTONI - For possible action on a Land Use Entitlement project request TO ALLOW A 40-FOOT FRONT YARD SETBACK WHERE 50 FEET IS REQUIRED FOR A PROPOSED ACCESSORY STRUCTURE (CLASS II) (GARAGE) AND TO ALLOW A NINE-FOOT SIDE YARD SETBACK WHERE 10 FEET IS REQUIRED FOR A PROPOSED PRIMARY DWELLING on 0.88 acres at 2715 Alta Drive (APN 139-32-701-001), R-A (Ranch Acres) Zone, Ward 1 (Knudsen).

22-0337-VAR1 - VARIANCE - PUBLIC HEARING - APPLICANT/OWNER: ANGEL ZENEN MIRANDA AND JESSICA C. MIRANDA - For possible action on a Land Use Entitlement project request TO ALLOW A ONE-FOOT REAR AND SIDE YARD SETBACK WHERE THREE FEET IS REQUIRED FOR TWO EXISTING ACCESSORY

STRUCTURES (CLASS II) (SHEDS) AND TO ALLOW A TOTAL ACCESSORY STRUCTURE COVERAGE OF 88 PERCENT OF THE PRIMARY DWELLING FLOOR AREA WHERE 50 PERCENT IS THE MAXIMUM ALLOWED on 0.26 acres at 6929 Raleigh Avenue, (APN 138-10-511-020) R-PD6 (Residential Planned Development - 6 Units per Acre), Zone, Ward 5 (Crear).

22-0342-VAR1 - VARIANCE - PUBLIC HEARING - APPLICANT/OWNER: JONATHAN T. WALFORD AND SANDRA CUARTAS - For possible action on a Land Use Entitlement project request TO ALLOW A FIVE-FOOT SIDE YARD SETBACK WHERE TEN FEET IS REQUIRED FOR A PROPOSED BUILDING ADDITION at 209 Stonewood Court (APN 139-32-110-037), R-E (Residence Estates) Zone, Ward 1 (Knudsen).

22-0360-SDR1 - SITE DEVELOPMENT PLAN REVIEW - PUBLIC HEARING - APPLICANT/OWNER: 551 G A HOLDINGS, LLC - For possible action on a Land Use Entitlement project request FOR A PROPOSED FIVE-STORY, 621-FOOT TALL, 19,536 SQUARE-FOOT MIXED-USE DEVELOPMENT, INCLUDING 86 RESIDENTIAL UNITS, 2,491 SQUARE FEET OF COMMERCIAL SPACE AND 729 SQUARE FEET OF OFFICE SPACE WITH WAIVERS OF APPENDIX B INTERIM DOWNTOWN LAS VEGAS AREA 1 DEVELOPMENT STANDARDS on 0.48 acres at the southwest corner of Cass Avenue and 6th Street (APNs 139-34-410-194 through 196), C-1 (Limited Commercial) Zone, Ward 3 (Diaz).

22-0368 - PUBLIC HEARING - APPLICANT: LEGGERA DEVELOPMENT, LLC - OWNER: NOLA SOL HOLDINGS, LLC - For possible action on the following Land Use Entitlement project requests on a portion of 33.47 acres on the north side of Smoke Ranch Road, approximately 190 feet west of

Rancho Drive (APN 139-18-410-017), R-3 (Medium Density Residential) Zone, Ward 5 (Crear).

22-0368-SUP1 - SPECIAL USE PERMIT - FOR PROPOSED 38-FOOT TALL BUILDINGS WITHIN THE 35-FOOT RESTRICTED AREA OF THE AIRPORT OVERLAY DISTRICT

22-0368-SDR1 - SITE DEVELOPMENT PLAN REVIEW - FOR A MAJOR AMENDMENT OF AN APPROVED SITE DEVELOPMENT PLAN REVIEW (SDR-73295) FOR A THREE-STORY, 692-UNIT MULTI-FAMILY RESIDENTIAL DEVELOPMENT

22-0370-SUP1 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT: JENNIFER DURHAM - OWNER: WEST CHARLESTON, LLC - For possible action on a Land Use Entitlement project request TO ALLOW A 1,000 SQUARE-FOOT MASSAGE ESTABLISHMENT USE WITH WAIVERS TO ALLOW A ZERO-FOOT DISTANCE SEPARATION FROM A PARCEL ZONED FOR RESIDENTIAL USE WHERE 400 FEET IS REQUIRED, A 150-FOOT DISTANCE SEPARATION TO A SCHOOL WHERE 400 FEET IS REQUIRED, AND A ZERO-FOOT DISTANCE SEPARATION TO ANOTHER MASSAGE ESTABLISHMENT USE WHERE 1,000 FEET IS REQUIRED at 6600 West Charleston Boulevard, Suite #101 (APN 138-35-401-003), C-1 (Limited Commercial) Zone, Ward 1 (Knudsen).

22-0371-VAR1 - VARIANCE - PUBLIC HEARING - APPLICANT/OWNER: MARICARMEN SORIA RODAS - For possible action on a Land Use Entitlement project request TO ALLOW A TWO-FOOT SIDE YARD SETBACK WHERE THREE FEET IS REQUIRED FOR AN EXISTING ACCESSORY STRUCTURE (CLASS II) (SHED); TO ALLOW A ONE-FOOT REAR YARD SETBACK WHERE THREE FEET IS REQUIRED FOR AN EXISTING ACCESSORY STRUCTURE (CLASS II) (SHED); TO ALLOW A ONE-FOOT REAR AND SIDE YARD SETBACK WHERE FIVE FEET IS REQUIRED FOR AN EXISTING PATIO COVER; AND TO ALLOW A ZERO-FOOT SEPARATION FROM THE PRIMARY DWELLING WHERE SIX FEET IS REQUIRED FOR AN EXISTING PATIO COVER AND ACCESSORY STRUCTURE (Class II) (SHED) on 0.08 acres at 3813 Sage River Street, (APN 138-09-122-010), R-PD7 (Residential Planned Development - 7 Units per Acre) Zone, Ward 4 (Anthony).

22-0373 - PUBLIC HEARING - APPLICANT: SIGNATURE HOMES

OWNER: DURANGO MB PARTNERS, LLC - For possible action on the following Land Use Entitlement project requests on 2.33 acres at the southeast corner of Durango Drive and U.S. 95 (portion of APN 125-17-702-001), T-C (Town Center) Zone [M-TC (Medium Density Residential Town Center) Special Land Use Designation], Ward 6 (Flores).

22-0373-VAR1 - VARIANCE - TO ALLOW 43 ONSITE PARKING SPACES WHERE 62 SPACES ARE REQUIRED

22-0373-SDR1 - SITE DEVELOPMENT PLAN REVIEW - FOR A MAJOR AMENDMENT OF AN APPROVED SITE DEVELOPMENT PLAN REVIEW (22-0098-SDR1) FOR A PROPOSED 31-LOT SINGLE-FAMILY ATTACHED RESIDENTIAL DEVELOPMENT

22-0374 - PUBLIC HEARING - APPLICANT: FISHER BROTHERS LAS VEGAS, LLC - OWNER: INTEGRAL PARTNERS PARK PLACE CENTRE-LAS VEGAS, LLC, ET AL - For possible action on the following Land Use Entitlement project requests on 21.03 acres at the southwest corner of Sirius Avenue and Rancho Drive (APNs 162-08-418-002, 004 and 005), C-2 (General Commercial) and M (Industrial) Zones, Ward 3 (Diaz).

22-0374-VAR1 - VARIANCE - TC

ALLOW 967 PARKING SPACES WHERE 4,807 PARKING SPACES ARE REQUIRED

22-0374-SUP1 - SPECIAL USE PERMIT - FOR A PROPOSED 118,174 SQUARE-FOOT ALCOHOL, ON-PREMISE FULL USE WITH A 9,060 SQUARE-FOOT OUTDOOR PATIO AREA

22-0374-SDR1 - SITE DEVELOPMENT PLAN REVIEW - FOR A MAJOR AMENDMENT OF AN APPROVED SITE DEVELOPMENT PLAN REVIEW (SDR-70652) FOR A PROPOSED ADDITION OF A FIVE-STORY TALL, 123-ROOM, 118,174 SQUARE-FOOT HOTEL AND NIGHTCLUB WITH A 9,060 SQUARE-FOOT OUTDOOR DINING AND PLAZA AREA TO AN APPROVED COMMERCIAL RECREATION/AMUSEMENT (INDOOR AND OUTDOOR) DEVELOPMENT

22-0386 - PUBLIC HEARING - APPLICANT/OWNER: ECW 1, LLC - For possible action on the following Land Use Entitlement project requests on 1.73 acres at the northwest corner of Sahara Avenue and Red Rock Street (APN 163-01-401-008), C-1 (Limited Commercial) Zone, Ward 1 (Knudsen).

22-0386-VAR1 - VARIANCE - TO ALLOW A FOUR-FOOT SIDE YARD SETBACK WHERE 10 FEET IS REQUIRED

22-0386-SUP1 - SPECIAL USE PERMIT - FOR A PROPOSED CAR WASH, FULL SERVICE OR AUTO DETAILING USE

22-0386-SDR1 - SITE DEVELOPMENT PLAN REVIEW - FOR A PROPOSED 4,638 SQUARE-FOOT CAR WASH DEVELOPMENT AND A FUTURE BUILDING PAD SITE WITH WAIVERS OF THE PERIMETER LANDSCAPE BUFFER REQUIREMENTS