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LV PLANNING & DEVELOPMENT
4TH FLR
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LAS VEGAS NV 89101

Account # 22513

Ad Number 0001240088

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 06/29/2023 to 06/29/2023, on the following days:

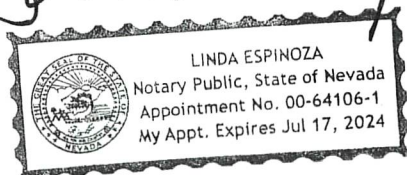
06 / 29 / 23

/S/

LEGAL ADVERTISEMENT REPRESENTATIVE

Subscribed and sworn to before me on this 29th day of June, 2023

Notary



NOTICES OF PUBLIC

HEARINGS

JULY 11, 2023

NOTICE IS HEREBY GIVEN THAT ON TUESDAY, JULY 11, 2023, 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:

23-0024-SUP1 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT: SH NEVADA, LLC - OWNER: SHOPS AT GRAND CANYON 14 SYNDICATIONS GROUP, LLC - For possible action on a Land Use Entitlement project request FOR A PROPOSED 4,054 SQUARE-FOOT ALCOHOL, ON-PREMISE FULL USE WITH A WAIVER TO

ALLOW A ZERO-FOOT DISTANCE SEPARATION FROM A CHURCH/HOUSE OF WORSHIP WHERE 400 FEET IS REQUIRED at 9430 West Sahara Avenue (APN 163-06-816-038), C-1 (Limited Commercial) Zone, Ward 2 (Seaman).

23-0117-VAR1 - VARIANCE - PUBLIC HEARING - APPLICANT / OWNER: THAIBARUS, LLC - For possible action on a Land Use Entitlement project request TO ALLOW A 96-FOOT LOT WIDTH WHERE 100 FEET IS REQUIRED FOR LOT 3 IN A PROPOSED FOUR-LOT SUBDIVISION on 2.03 acres at the northwest corner of Deer Springs Way and Thorn Boulevard (APN 125-24-602-017), R-E (Residence Estates) Zone, Ward 6 (Brune).

23-0186-SUP1 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT: CASA REAL, LLC - OWNER: CRAIG PARTNERS, LLC, ET AL - For possible action on a Land Use Entitlement project request FOR A PROPOSED 3,215 SQUARE-FOOT ALCOHOL, ON-PREMISE FULL AND ANCILLARY OFF-SALE OF FULL ALCOHOL USE at 7121 West Craig Road, Suite #101 (APN 138-03-715-007), C-1 (Limited Commercial) Zone, Ward 4 (Allen-Palenske).

23-0187-SDR1 - SITE DEVELOPMENT PLAN REVIEW - PUBLIC HEARING - APPLICANT/OWNER: J & M LEE INVESTMENTS, LLC - For possible action on a Land Use Entitlement project request FOR A PROPOSED TWO-STORY, FOUR-UNIT MULTI-FAMILY RESIDENTIAL DEVELOPMENT WITH WAIVERS OF THE PERIMETER LANDSCAPE BUFFER REQUIREMENTS on 0.16 acres at 2517 Valley Street (APN 139-36-410-015), R-3 (Medium Density Residential) Zone, Ward 3 (Diaz).

23-0190-SUP1 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT: GOOMBA, LLC - OWNER: GARY CREAUGH SR. AND GARY CREAUGH, JR. - For possible action on a Land Use Entitlement project request FOR A PROPOSED 6,317 SQUARE-FOOT ALCOHOL, ON-PREMISE FULL USE at 1412 South Main Street (APN 162-03-210-019), C-M (Commercial/Industrial) Zone, Ward 3 (Diaz).

23-0202-VAC1 - VACATION - PUBLIC HEARING - APPLICANT/OWNER: CITY OF LAS VEGAS - For possible action on a Land Use Entitlement project request for a Petition to Vacate a portion of Cimarron Road and a portion of a Bureau of Land Management right-of-way grant generally located between Westcliff Drive and Summerlin Parkway, Ward 1 (Knudsen).

23-0208-SUP1 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT: DAVID RUIZ - OWNER: CHEYENNE LV CAPITAL - For possible action on a Land Use Entitlement project request FOR A PROPOSED TATTOO PARLOR/BODY PIERCING STUDIO USE at 7450 West Cheyenne Avenue, Suite #106 (APN 138-10-413-006), C-1 (Limited Commercial) Zone, Ward 4 (Allen-Palenske).

23-0209-SNC1 - STREET NAME CHANGE - PUBLIC HEARING - APPLICANT/OWNER: THE HOWARD HUGHES CORPORATION, LLC - For possible action on a Land Use Entitlement project request FOR A PROPOSED STREET NAME CHANGE FROM: KETTLE BEND ROAD TO: ORROCK STREET generally located west of Clark County 215 between Sunset Run Drive and Kestrel Creek Avenue, Ward 2 (Seaman).

23-0211-VAC1 - VACATION - PUBLIC HEARING - APPLICANT/OWNER: JIM MARSH AMERICAN CORPORATION - For possible action on a Land Use Entitlement project request for a Petition to Vacate a portion of a public drainage easement at 8575 West Centennial Parkway (APN 125-29-502-031), Ward 4 (Allen-Palenske).

23-0210-SDR1 - SITE DEVELOPMENT PLAN REVIEW - PUBLIC HEARING - APPLICANT/OWNER: JIM MARSH AMERICAN CORPORATION - For possible action on a Land Use Entitlement project request FOR A MAJOR AMENDMENT TO A PREVIOUSLY APPROVED SITE DEVELOPMENT PLAN REVIEW (SDR-40077) FOR A PROPOSED ADDITION OF A 6,566 SQUARE-FOOT DETACHED BUILDING TO AN EXISTING 29,280 SQUARE-FOOT MOTOR VEHICLES SALES (NEW) DEVELOPMENT WITH A WAIVER OF TOWN CENTER DEVELOPMENT STANDARDS on 3.57 acres at 8575 West Centennial Parkway (APN 125-29-502-031), T-C (Town Center) Zone, GC-TC (General Commercial) Town Center Special Land Use Designation, Ward 4 (Allen-Palenske).

23-0213 - PUBLIC HEARING - APPLICANT: MARISSA PRETKUS - OWNER: STICKY VI, LLC - For possible action on the following Land Use Entitlement project requests on 0.35 acres at 1508 South Main Street (APN 162-03-210-015), C-2 (General Commercial) Zone, Ward 3 (Diaz).

23-0213-SUP1 - SPECIAL USE PERMIT - FOR A PROPOSED 2,032 SQUARE-FOOT ALCOHOL, ON-PREMISE FULL USE

23-0213-SUP2 - SPECIAL USE PERMIT - FOR A PROPOSED GAMING ESTABLISHMENT, RESTRICTED USE (1 TO 5 MACHINES)

23-0215-VAR1 - VARIANCE - PUBLIC HEARING - APPLICANT: COLLEGE OF SOUTHERN NEVADA - OWNER: BOARD OF REGENTS, UNIVERSITY OF NEVADA - For possible action on a Land Use Entitlement project request TO ALLOW A 228 SQUARE-FOOT SIGN AREA WHERE 75 SQUARE FEET IS THE MAXIMUM ALLOWED AND A 21-FOOT TALL SIGN WHERE 10 FEET IS THE MAXIMUM ALLOWED FOR A PROPOSED MONUMENT SIGN on 75.80 acres at the southeast corner of Charleston Boulevard and Torrey Pines Drive (APN 163-02-501-002), C-V (Civic) Zone, Ward 1 (Knudsen).

23-0219-SDR1 - SITE DEVELOPMENT PLAN REVIEW - PUBLIC HEARING - APPLICANT: LAMAR CENTRAL OUTDOOR, LLC - OWNER: 7-ELEVEN INC. - For possible action on a Land Use Entitlement project request FOR THE PROPOSED ADDITION OF DIGITAL (LED) ELECTRONIC MESSAGE ILLUMINATION TO THE WEST FACE OF AN EXISTING OFF-PREMISE SIGN on 0.51 acres at 6070 West Sahara Avenue (APN 163-01-401-010), C-1 (Limited Commercial) Zone, Ward 1 (Knudsen).

23-0220-SDR1 - SITE DEVELOPMENT PLAN REVIEW - PUBLIC HEARING - APPLICANT: LAMAR CENTRAL OUTDOOR, LLC - OWNER: ANDREA J. RUSSO AND SUSAN R. RUSSO - For possible action on a Land Use Entitlement project request FOR THE PROPOSED ADDITION OF DIGITAL (LED) ELECTRONIC MESSAGE ILLUMINATION TO THE WEST FACE OF AN EXISTING OFF-PREMISE SIGN on 0.79 acres at 6431 West Charleston Boulevard (APN 163-02-114-003), C-1 (Limited Commercial) Zone, Ward 1 (Knudsen).

23-0221-SDR1 - SITE DEVELOPMENT PLAN REVIEW - PUBLIC HEARING - APPLICANT: LAMAR CENTRAL OUTDOOR, LLC - ET AL. - OWNER: 3720 W. DESERT INN, LLC - For possible action on a Land Use Entitlement project request FOR THE PROPOSED ADDITION OF DIGITAL (LED) ELECTRONIC MESSAGE ILLUMINATION TO THE WEST FACE OF AN EXISTING OFF-PREMISE SIGN on 0.45 acres at 3720 West Desert Inn Road (APN 162-08-410-033), M (Industrial) Zone, Ward 3 (Diaz).

23-0222-SDR1 - SITE DEVELOPMENT PLAN REVIEW - PUBLIC HEARING - APPLICANT: LAMAR TLC PROPERTIES, LLC - OWNER: NEW DISCOVERY, LTD. - For possible action on a Land Use Entitlement project request FOR THE PROPOSED ADDITION OF DIGITAL (LED) ELECTRONIC MESSAGE ILLUMINATION TO THE SOUTH FACE OF AN EXISTING OFF-PREMISE SIGN on 1.78 acres at 1339 South Jones Boulevard (APN 163-01-102-022), C-1 (Limited Commercial) Zone, Ward 1 (Knudsen).

23-0109 - PUBLIC HEARING - APPLICANT: ARTS DISTRICT FOOD PARK, LLC - OWNER: GERBY INVESTMENTS II, LLC - For possible action on the following Land Use Entitlement project requests on 0.80 acres at 105 West Wyoming Avenue (APNs 162-04-609-007 and 008), M (Industrial) Zone, Ward 3 (Diaz).

23-0109-SUP1 - SPECIAL USE PERMIT - FOR A PROPOSED 5,885 SQUARE-FOOT ALCOHOL, ON-PREMISE FULL USE WITH A 6,694 SQUARE-FOOT OUTDOOR PLAZA AREA

23-0109-SDR1 - SITE DEVELOPMENT PLAN REVIEW - FOR THE PROPOSED CONVERSION OF AN EXISTING 5,885 SQUARE-FOOT MAJOR AUTO REPAIR GARAGE INTO A RESTAURANT DEVELOPMENT WITH A PROPOSED 6,694 SQUARE-FOOT OUTDOOR PLAZA

23-0112 - PUBLIC HEARING - APPLICANT: AMBLESIDE PROPERTIES, LLP AND CITY OF LAS VEGAS - OWNER: MOGEN HOLDINGS COMPANY, LLC - For possible action on the following Land Use Entitlement project requests on 2.33 acres at the northwest corner of Alpine Place and Appian Way (APNs 138-36-811-000 through 034), Ward 1 (Knudsen).

23-0112-GPA1 - GENERAL PLAN AMENDMENT - FROM: TOD-1 (TRANSIT ORIENTED DEVELOPMENT - HIGH) TO: M (MEDIUM DENSITY RESIDENTIAL)

23-0112-ZON1 - REZONING - FROM: C-1 (LIMITED COMMERCIAL) TO: R-TH (SINGLE FAMILY ATTACHED)

23-0112-TMP1 - TENTATIVE MAP - ALPINE & APPIAN - FOR A PROPOSED 31-LOT SINGLE-FAMILY ATTACHED RESIDENTIAL SUBDIVISION

23-0178 - PUBLIC HEARING - APPLICANT/OWNER: BRODIE LESOURD - For possible action on the following Land Use Entitlement project requests on 0.22 acres at 1001 East Bonanza Road (APN 139-26-411-001), Ward 5 (Cear).

23-0178-GPA1 - GENERAL PLAN AMENDMENT - FROM: PF (PUBLIC FACILITY) TO: MXU (MIXED USE)

23-0178-ZON1 - REZONING - FROM: P-R (PROFESSIONAL OFFICE AND PARKING) TO: R-3 (MEDIUM DENSITY RESIDENTIAL)

23-0178-SDR1 - SITE DEVELOPMENT PLAN REVIEW - FOR A PROPOSED CONVERSION OF AN EXISTING ONE-STORY SINGLE-FAMILY DWELLING TO A TWO-STORY, FOUR-UNIT MULTI-FAMILY RESIDENTIAL DEVELOPMENT WITH WAIVERS OF APPENDIX F DOWNTOWN LAS VEGAS INTERIM DEVELOPMENT STANDARDS

23-0216-SDR1 - SITE DEVELOPMENT PLAN REVIEW - PUBLIC HEARING - APPLICANT/OWNER: DIAMOND ZING, LLC - For possible action on a Land Use Entitlement project request FOR A PROPOSED ADDITION OF FOUR UNITS TO AN EXISTING ONE-STORY, THREE-UNIT MULTI-FAMILY RESIDENTIAL DEVELOPMENT WITH WAIVERS OF APPENDIX F INTERIM DOWNTOWN LAS VEGAS DEVELOPMENT STANDARDS on 0.22 acres at 401 South 11th Street (APN 139-34-811-028), R-4 (High Density Residential) Zone, Ward 3 (Diaz).

23-0228 - PUBLIC HEARING - APPLICANT: BBC IMPORTS, LLC - OWNER: SAHARA MOHAWK, LLC - For possible action on the following Land Use Entitlement project requests on 0.65 acres at 5320 West Sahara Avenue, Suite #1 (APN 163-01-804-005), C-1 (Limited Commercial) Zone, Ward 1 (Knudsen).

23-0228-VAR1 - VARIANCE TO ALLOW ZERO ADDITIONAL PARKING SPACES WHERE 27 ARE REQUIRED FOR A PARKING IMPAIRED DEVELOPMENT

23-0228-SUP1 - SPECIAL USE PERMIT - FOR A PROPOSED 715 SQUARE-FOOT MASSAGE ESTABLISHMENT USE WITH WAIVERS TO ALLOW A ZERO-FOOT DISTANCE SEPARATION FROM AN EXISTING MASSAGE ESTABLISHMENT USE WHERE 1,000 FEET IS REQUIRED AND A 217-FOOT DISTANCE SEPARATION FROM AN INDIVIDUAL CARE CENTER (DAYCARE) USE WHERE 400 FEET IS REQUIRED

23-0237 - PUBLIC HEARING - APPLICANT: THE MOJAVE GROUP - OWNER: ISO DEVELOPMENT PARTNERS 2, LLC - For possible action on the following Land Use Entitlement project requests on 1.78 acres at 331 West Utah Avenue (APNs 162-04-608-002 and 007), Ward 3 (Diaz).

23-0237-ZON1 - REZONING - FROM: M (INDUSTRIAL) TO: C-2 (GENERAL COMMERCIAL)

23-0237-SUP1 - SPECIAL USE PERMIT - FOR A PROPOSED MIXED-USE DEVELOPMENT

23-0237-SDR1 - SITE DEVELOPMENT PLAN REVIEW - FOR A PROPOSED SEVEN-STORY MIXED-USE DEVELOPMENT, CONSISTING OF 279 MULTI-FAMILY RESIDENTIAL UNITS; 97 HOTEL SUITE UNITS; 2,800 SQUARE FEET OF INTERIOR COMMERCIAL SPACE AND A 1,000 SQUARE-FOOT OUTDOOR PLAZA WITH WAIVERS OF APPENDIX F INTERIM DOWNTOWN LAS VEGAS DEVELOPMENT STANDARDS

23-0240-SUP1 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT: SERENITY WELLNESS CENTER, LLC - OWNER: 1800 INDUSTRIAL, LLC - For possible action on a Land Use Entitlement project request FOR A PROPOSED 3,700 SQUARE-FOOT CANNABIS CONSUMPTION LOUNGE USE IN CONJUNCTION WITH AN EXISTING CANNABIS DISPENSARY USE at 1800 Industrial Road, Suites #100 and #102 (APN 162-04-704-003), M (Industrial) Zone, Ward 3 (Diaz).

23-0242 - PUBLIC HEARING - APPLICANT: CLARK COUNTY SCHOOL DISTRICT FACILITIES SERVICES - OWNER: SCHOOL BOARD OF TRUSTEES - For possible action on the following Land Use Entitlement project requests on 18.19 acres at the northeast corner of Smoke Ranch Road and Maverick Street (APN 138-14-802-005), C-V (Civic) Zone, Ward 5 (Cear).

23-0242-VAR1 - VARIANCE TO ALLOW DEVIATIONS FROM TITLE 19.10 C-V (CIVIC) DEVELOPMENT STANDARDS

23-0242-SDR1 - SITE DEVELOPMENT PLAN REVIEW - FOR A PROPOSED TWO-STORY, 143,316 SQUARE-FOOT PRIMARY PUBLIC SCHOOL DEVELOPMENT

23-0252 - PUBLIC HEARING - APPLICANT/OWNER: WESTON VYACHESLAV - For possible action on the following Land Use Entitlement project requests on 0.20 acres generally located at the northwest corner of Vegas Drive and Michael Way (APN 138-24-403-032), Ward 5 (Cear).

23-0252-GPA1 - GENERAL PLAN AMENDMENT - FROM: L (LOW DENSITY RESIDENTIAL) TO: M (MEDIUM DENSITY RESIDENTIAL)

23-0252-ZON1 - REZONING - FROM: R-E (RESIDENCE ESTATES) TO: R-3 (MEDIUM DENSITY RESIDENTIAL)

23-0255 - PUBLIC HEARING - APPLICANT/OWNER: RED HOOK SAGE, LLC - For possible action on the following Land Use Entitlement project requests on 2.82 acres at 4100 West Charleston Boulevard (APNs 139-31-801-007, -009 and -017), C-1 (Limited Commercial) and C-V (Civic) Zones, Ward 1 (Knudsen).

23-0255-ZON1 - REZONING - FROM: C-V (CIVIC) TO: C-1 (LIMITED COMMERCIAL) [APN 139-31-801-017]

23-0255-SDR1 - SITE DEVELOPMENT PLAN REVIEW - FOR A PROPOSED THREE-STORY, 22,500 SQUARE-FOOT PRIMARY SCHOOL WITH WAIVERS OF THE PERIMETER LANDSCAPE BUFFER REQUIREMENTS

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: June 29, 2023
LV Review-Journal

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OFFICE OF THE CITY CLERK

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 06/29/2023 to 06/29/2023, on the following days:

06 / 29 / 23

**NOTICES OF PUBLIC
HEARINGS
JULY 11, 2023**

NOTICE IS HEREBY GIVEN THAT ON TUESDAY, JULY 11, 2023, 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 Zoning Code Text Amendments of the City of Las Vegas Zoning Code - Title 19 for the following:

23-0278-TXT1 - TEXT AMENDMENT - PUBLIC HEARING - APPLICANT/OWNER: CITY OF LAS VEGAS - For possible action on a request to amend LVMC 19.09 regarding utilities, outdoor seating and dining, and signage, and to provide for other related matters.

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. Following the hearing by the Planning Commission, this item will be forwarded to the City Council. The date(s) of the City Council meeting, will be published when determined. For further information, please call 229-6301 (TDD 386-9108).

DEPARTMENT OF COMMUNITY
DEVELOPMENT
SETH FLOYD, DIRECTOR

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/S/

LEGAL ADVERTISEMENT REPRESENTATIVE

Subscribed and sworn to before me on this 29th day of June, 2023

Notary

