

CERTIFICATE OF POSTING

(Posting required under the provisions of NRS Chapter 241)

Brianna Pascual, an employee of the City of Las Vegas, Nevada,
says that on the 7TH day of JULY, 2026, at the hour of
6:00PM there were posted copies of a NOTICE, the attached of which is a true and correct copy
of a PLANNING COMMISSION AGENDA, said meeting to be held on the 14TH day
of JULY, 2026, at 6:00PM, in Las Vegas, Nevada, on Public
Bulletin Boards at the following locations:

The City of Las Vegas website – www.lasvegasnevada.gov
The Nevada Public Notice website – notice.nv.gov
and
City Hall, 495 South Main Street, 1st Floor

Brianna Pascual


Signature

CERTIFICATE OF ELECTRONIC MAILING

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_____, an employee of the City of Las Vegas, Nevada,
says that on the 7TH day of JULY, 2026, a copy of a
NOTICE, the attached of which is a true and correct copy of a
PLANNING COMMISSION AGENDA, said meeting to be held on the 14th day of
JULY, 2026, at 6:00PM, in Las Vegas, Nevada, was
electronically mailed (emailed) to each person and/or organization whose name appears on the list
maintained in the Department of Community Development.

Brianna Pascual



Signature
Department of Community Development

Brianna Pascual Mendoza

Contact Group Nam Agenda Mailing_updated 01/06/2026

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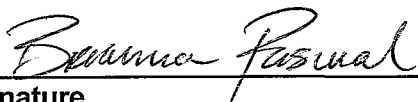
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NOTICE, the attached of which is a true and correct copy of a
PLANNING COMMISSION AGENDA, said meeting to be held on the 14th day of
JULY, 2026, at 6:00PM, in Las Vegas, Nevada, was deposited
in the United States Mail, Postage prepaid, First Class Mail, to each person and/or organization
whose name appears on the list maintained in the Department of Community Development.

Brianna Pascual



Signature
Department of Community Development

Mr. Pawlik
808 Park Paseo
Las Vegas, Nevada 89104

Mr. Woodrow Wagner
4618 Meadows Lane
Las Vegas, Nevada 89107

Ms. Marianne Clark
15 Holly Tree Court
Henderson, Nevada 89052-6658

Victory Missionary Baptist Church
500 West Monroe Avenue
Las Vegas, Nevada 89106

Mr. Narron Clark
P.O. Box 51
Forth Worth, Texas 76101

Mr. Patrick Smith
3109 Conners Drive
Las Vegas, Nevada 89107

Mr. Ron Lurie
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740 South Decatur Boulevard
Las Vegas, Nevada 89107

Ms. Linda Foster
3721 Capella Avenue
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Ms. Jean Hall
4412 Sunrise Avenue
Las Vegas, Nevada 89101

Ms. Diana Howe
Peccole Ranch Community Association
9501 Red Hills Road
Las Vegas, Nevada 89117

Mr. David Clark
4950 Sawyer Avenue
Las Vegas, Nevada 89108

Rev. James M. Rogers, Sr.
Greater New Jerusalem MBC
1818 Martin L. King Boulevard
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6109 Borden Circle
Las Vegas, Nevada 89107

Ms. Dorothy Orr
7132 Tropical Island Circle
Las Vegas, Nevada 89129-6570

Mr. Donald M. Mosley
Rancho/Oakey Neighborhood Association
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Las Vegas, Nevada 89102

Ms. June Ingram
8220 Silver Sky Drive, Apt. 329
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8704 Monarchy Court
Las Vegas, Nevada 89129

Ms Paula Hutchison
5704 Ano Drive
Las Vegas, Nevada 89131

Mr. Kenneth Williams
130 Palm Lane
Las Vegas Nevada 89101

Mr. Timothy Voltz
325 Santa Fe Street
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Nevada Department of Transportation
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Skancke Companies
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UFCW 711
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7222 West Grand Teton Drive
Las Vegas, Nevada 89131

Mr. Michael J. McDonald
840 South Rancho Drive, Suite #4-334
Las Vegas, Nevada 89106

Boulder Dam Home Site Addition Association
1909 East Mesquite Avenue
Las Vegas, Nevada 89101

Mr. Marc Abelman
1119 South Main Street
Las Vegas, Nevada 89104

Ms. Denise Sida
910 Melrose Drive
Las Vegas, Nevada 89101

Mr. Brad Greenstein
LVRC Holdings, LLC
3371 North Buffalo Drive
Las Vegas, Nevada 89129

Charleston Neighborhood Preservation
6633 Lowden Street
Las Vegas, Nevada 89107

Mr. Byron Royal III
2000 Ekanger Circle
Las Vegas, Nevada 89106

Ms. Dottie Miller
8213 Mountain Heather Court
Las Vegas, Nevada 89149

John's Loans and Jewelry
Attn: Howard Bock
2230 South Paradise Road
Las Vegas, Nevada 89104

Mr. Bob Coffin
1139 5th Place
Las Vegas, Nevada 89104-1413

Mr. Karl Armstrong
1931 Fair Avenue
Las Vegas, Nevada 89106

Ms. Erna Clark
6501 Burgundy Way
Las Vegas, Nevada 89107

Ms. Jean Zorn
2000 Sunland Ave
Las Vegas, Nevada 89106

Ms. Lindsey Madsen
704 South 9th Street
Las Vegas, Nevada 89101

Mayor Shelley Berkley (At-Large)
Mayor Pro Tem Olivia Díaz (Ward 3)
Councilman Brian Knudsen (Ward 1)
Councilwoman Kara Kelley (Ward 2)
Councilwoman Francis Allen-Palenske (Ward 4)
Councilwoman Shondra Summers-Armstrong (Ward 5)
Councilwoman Nancy E. Brune (Ward 6)



Commissioner Serena Kasama, Chair
Commissioner Trinity Haven Schlottman, Vice Chair
Commissioner Jeff Rogan
Commissioner Jennifer Taylor
Commissioner Louis De Salvio
Commissioner Lindsey Lebo
Commissioner Staci Walters

Planning Commission Agenda

Council Chambers - 495 South Main Street - Phone 702-229-6011

City of Las Vegas Internet Address: www.lasvegasnevada.gov

Facilities are provided throughout City Hall for convenience of persons with disabilities. For meetings held in the Council Chambers, sound equipment is available for persons with hearing impairments. Reasonable efforts will be made to assist and accommodate persons with disabilities or impairments. If you need an accommodation to attend and participate in this meeting, please call the DEPARTMENT DESIGNEE at 702-229-6301 and advise of your need at least 48 hours in advance of the meeting. Dial 7-1-1 for Relay Nevada.

July 14, 2026
6:00 PM

ITEMS MAY BE TAKEN OUT OF THE ORDER PRESENTED AT THE DISCRETION OF THE CHAIRPERSON. TWO OR MORE AGENDA ITEMS FOR CONSIDERATION MAY BE COMBINED; AND ANY ITEM ON THE AGENDA MAY BE REMOVED OR RELATED DISCUSSION MAY BE DELAYED AT ANY TIME.

These proceedings are being video recorded and can be viewed live on city of Las Vegas TV on COX Cable Channel 2. You can also watch the meeting live online, and access other city content, by visiting lasvegasnevada.gov/connect. The proceedings will be rebroadcast on city of Las Vegas TV the Saturday after the meeting at 10:00 AM, Monday at Midnight and the following Tuesday at 6:00 PM.

Backup material for this agenda may be obtained from the Department of Community Development, 495 South Main Street, 3rd Floor, 702-229-6301 or on the City's webpage at www.lasvegasnevada.gov.

ACTIONS: All actions except general plan amendments, rezonings, and related cases thereto are final unless an appeal is filed by the applicant or an aggrieved person, or a review is requested by a member of the City Council within ten days and payment of those costs shall be made upon filing of the application.

PLANNING COMMISSION MEETING RULES OF CONDUCT:

1. Staff will present each item to the Commission in order as shown on the agenda, along with a recommendation and suggested conditions of approval, if appropriate.
2. The applicant is asked to be at the public microphone during the staff presentation. When the staff presentation is complete, the applicant should state his name and address, and indicate whether or not he accepts staff's conditions of approval.
3. If areas of concern are known in advance, or if the applicant does not accept staff's condition, the applicant or his representative is invited to make a brief presentation of his item with emphasis on any items of concern.
4. Persons other than the applicant who support the request are invited to make brief statements after the applicant. If more than one supporter is present, comments should not be repetitive. A representative is welcome to speak and indicate that he speaks for others in the audience who share his view.

5. Objectors to the item will be heard after the applicant and any other supporters. All who wish to speak will be heard, but in the interest of time it is suggested that representatives be selected who can summarize the views of any groups of interested parties.
6. After all objectors' input have been received; the applicant will be invited to respond to any new issues raised.
7. Following the applicant's response, the public hearing will be closed; Commissioners will discuss the item amongst themselves, ask any questions they feel are appropriate, and proceed to a motion and decision on the matter.
8. Letters, petitions, photographs and other submissions to the Commission will be retained for the record. Large maps, models and other materials may be displayed to the Commission from the microphone area, but need not be handed in for the record unless requested by the Commission.

As a courtesy, we would ask those not speaking to be seated and not interrupt the speaker or the Commission. We appreciate your courtesy and hope you will help us make your visit with the Commission a good and fair experience.

BUSINESS ITEMS:

1. Call to Order
2. Announcement: Compliance with Open Meeting Law
3. Roll Call
4. Public Comment during this portion of the Agenda must be limited to matters on the Agenda for action. If you wish to be heard, come to the podium and give your name for the record. The amount of discussion, as well as the amount of time any single speaker is allowed, may be limited.
5. For Possible Action to Approve the Final Minutes for the Planning Commission Meeting of June 16, 2026.
6. For Possible Action - Any Items from the Planning Commission, staff and/or the applicant wish to be stricken or held in abeyance to a future meeting may be brought forward and acted upon at this time.

CONSENT ITEMS:

Consent items are considered routine by the Planning Commission and may be enacted by one motion. However, any item may be discussed if a Commission member or applicant so desires.

7. 26-0199-TMP1 - TENTATIVE MAP - SUMMERLIN VILLAGE 22 UNIT 9 PARCEL B1 - APPLICANT/OWNER: THE HOWARD HUGHES COMPANY, LLC - For possible action on a Land Use Entitlement project request FOR A PROPOSED THREE-LOT COMMERCIAL SUBDIVISION on 34.69 acres at the southeast corner of Lake Mead Boulevard and Desert Foothills Drive (APNs Multiple), P-C (Planned Community) Zone [VC (Village Center) Summerlin Special Land Use Designation], Ward 2 (Kelley). Staff recommends APPROVAL.
8. 26-0200-TMP1 - TENTATIVE MAP - SUMMERLIN VILLAGE 22 UNIT 9 PARCEL II/X - APPLICANT/OWNER: THE HOWARD HUGHES COMPANY, LLC - For possible action on a Land Use Entitlement project request FOR A PROPOSED ONE-LOT COMMERCIAL SUBDIVISION on 34.14 acres at the northeast corner of Sunset Run Drive and Orrock Street (APNs Multiple), P-C (Planned Community) Zone [VC (Village Center) Summerlin Special Land Use Designation], Ward 2 (Kelley). Staff recommends APPROVAL.
9. 26-0220-TMP1 - TENTATIVE MAP - VILLAGE 22 PARCEL AA - APPLICANT/OWNER: THE HOWARD HUGHES COMPANY, LLC - For possible action on a Land Use Entitlement project request FOR A PROPOSED 97-LOT SINGLE-FAMILY RESIDENTIAL SUBDIVISION on 9.99 acres generally located on the northwest corner of Sunset Run Drive and Kettle Ridge Drive (APN 137-22-611-001), P-C (Planned Community) Zone [SFSD (Single Family Special Lot Development) Summerlin Special Land Use Designation], Ward 2 (Kelley). Staff recommends APPROVAL.

ONE MOTION - ONE VOTE

The following are items that may be considered in one motion/one vote. They are considered routine non-public and public hearing items with a Staff recommendation of approval. All public hearings and non-public hearings will be opened at one time. Any person representing an application or a member of the public or a member of the Planning Commission not in agreement with the conditions and all standard conditions for the application recommended by staff, should request to have that item removed from this part of the agenda.

10. 26-0191-SUP1 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT: BETTER DAY'S RECOVERY CENTER - OWNER: INFINITY, LLC - For possible action on a Land Use Entitlement project request FOR A PROPOSED FACILITY TO PROVIDE TESTING, TREATMENT, OR COUNSELING FOR DRUG OR ALCOHOL ABUSE USE at 2330 Paseo Del Prado, Suites #107 and #109 (APN 162-05-801-001), C-1 (Limited Commercial) Zone, Ward 1 (Knudsen). Staff recommends APPROVAL.
11. 26-0245-SUP1 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT: BADD ASH GROUP, LLC - OWNER: GERBY INVESTMENTS II, LLC - For possible action on a Land Use Entitlement project request FOR A MAJOR AMENDMENT TO AN APPROVED SPECIAL USE PERMIT (21-0673-SUP1) FOR A PROPOSED 3,000 SQUARE-FOOT EXPANSION OF AN ALCOHOL, ON-PREMISE FULL USE WITH A 525 SQUARE-FOOT OUTDOOR PATIO AREA at 1606 South Commerce Street (APN 162-04-609-016), M (Industrial) Zone, Ward 3 (Diaz). Staff recommends APPROVAL.

PUBLIC HEARING ITEMS:

12. ABEYANCE - 26-0013 - PUBLIC HEARING - APPLICANT/OWNER: 2331 MLK INVESTMENT, LLC - For possible action on the following Land Use Entitlement project requests on 0.42 acres at 2333 North Martin L King Boulevard (APN 139-21-102-005), C-1 (Limited Commercial) Zone, Ward 5 (Summers-Armstrong). Staff recommends DENIAL on the Land Use Entitlement project.
 - 12a. ABEYANCE - 26-0013-VAR1 - VARIANCE - TO ALLOW 15 PARKING SPACES WHERE 20 ARE REQUIRED
 - 12b. ABEYANCE - 26-0013-SUP1 - SPECIAL USE PERMIT - FOR A PROPOSED MOTOR VEHICLE PARTS SALES, INSTALLATION AND REPAIR [MOTOR VEHICLE REPAIR, MINOR] USE
 - 12c. ABEYANCE - 26-0013-SDR1 - SITE DEVELOPMENT PLAN REVIEW - FOR A PROPOSED ONE-STORY, 2,921 SQUARE-FOOT AUTO REPAIR GARAGE DEVELOPMENT AND PARKING LOT RECONFIGURATION WITH A WAIVER OF TITLE 19.08 DEVELOPMENT STANDARDS TO ALLOW BAY DOORS TO FACE THE RIGHT-OF-WAY WHERE SUCH IS NOT ALLOWED
13. ABEYANCE - 26-0048 - PUBLIC HEARING - APPLICANT/OWNER: UMBRA HOLDINGS, LLC - For possible action on the following Land Use Entitlement project requests on 0.17 acres at the southeast corner of Harrison Avenue and H Street (APN 139-27-110-031), T4-N (T4 Neighborhood) Zone, Ward 5 (Summers-Armstrong). Staff recommends DENIAL on the Land Use Entitlement project.
 - 13a. ABEYANCE - 26-0048-VAR1 - VARIANCE - TO ALLOW VEHICLES TO BACK OUT ONTO RIGHT-OF-WAY (HARRISON AVENUE) WHERE SUCH IS NOT ALLOWED
 - 13b. ABEYANCE - 26-0048-SDR1 - SITE DEVELOPMENT PLAN REVIEW - FOR A PROPOSED THREE-STORY, SIX-UNIT MULTI-FAMILY RESIDENTIAL (CONDOMINIUM) DEVELOPMENT WITH WAIVERS OF TITLE 19.09 FORM-BASED CODE DEVELOPMENT STANDARDS
 - 13c. ABEYANCE - 26-0048-TMP1 - TENTATIVE MAP - RESIDENCE AT HARRISON - FOR A PROPOSED SIX-UNIT CONDOMINIUM SUBDIVISION
14. ABEYANCE - 26-0073-VAR1 - VARIANCE - PUBLIC HEARING - APPLICANT: SAM DUNNAM - OWNER: SC DUNNAM REVOCABLE TRUST - For possible action on a Land Use Entitlement project request TO ALLOW AN EXISTING RESIDENTIAL ACCESSORY STRUCTURE [CARPORT] THAT DOES NOT CONFORM TO TITLE 19.06 DEVELOPMENT STANDARDS FOR SEPARATION AND SETBACKS on 0.31 acres at 4016 Villa

Flora Street (APN 138-01-811-032), R-PD2 (Residential Planned Development - 2 Units Per Acre) Zone, Ward 5 (Summers-Armstrong). Staff recommends DENIAL.

15. ABEYANCE - 26-0162-VAR1 - VARIANCE - PUBLIC HEARING - APPLICANT: SHIRLEY HUGHES - OWNER: HUGHES FAMILY TRUST - For possible action on a Land Use Entitlement project request TO ALLOW AN EXISTING PATIO COVER [CARPORT] THAT DOES NOT CONFORM TO TITLE 19.06 DEVELOPMENT STANDARDS FOR SETBACKS on 0.14 acres at 4329 Eugene Avenue (APN 139-19-112-046), R-1 (Single Family Residential) Zone, Ward 5 (Summers-Armstrong). Staff recommends DENIAL.
16. ABEYANCE - 26-0184 - PUBLIC HEARING - APPLICANT: BLAK DEVELOPMENT, LLC - OWNER: BISM SERIES HOLDINGS, SERIES 2, LLC - For possible action on the following Land Use Entitlement project requests on 1.03 acres on the south side of Sky Pointe Drive, approximately 315 feet west of Tenaya Way (APN 125-27-410-008), T-C (Town Center) Zone [SC-TC (Service Commercial - Town Center) Special Land Use Designation], Ward 6 (Brune). Staff recommends DENIAL on the Land Use Entitlement project.
 - 16a. ABEYANCE - 26-0184-SUP1 - SPECIAL USE PERMIT - FOR A PROPOSED AUTO REPAIR GARAGE (MINOR) USE
 - 16b. ABEYANCE - 26-0184-SUP2 - SPECIAL USE PERMIT - FOR A PROPOSED RESTAURANT WITH DRIVE-THROUGH USE
 - 16c. ABEYANCE - 26-0184-SDR1 - SITE DEVELOPMENT PLAN REVIEW - FOR A PROPOSED ONE-STORY, 1,872 SQUARE-FOOT RESTAURANT WITH DRIVE-THROUGH AND A ONE-STORY, 3,285 SQUARE-FOOT AUTO REPAIR DEVELOPMENT WITH WAIVERS OF TOWN CENTER DEVELOPMENT STANDARDS MANUAL
17. 26-0010-VAR1 - VARIANCE - PUBLIC HEARING - APPLICANT/OWNER: MITCHELL D. STREETER AND CHARLINE W. STREETER - For possible action on a Land Use Entitlement project request TO ALLOW A PROPOSED PATIO COVER AND EXISTING RESIDENTIAL ACCESSORY STRUCTURES [SHEDS] THAT DO NOT CONFORM TO TITLE 19.06 DEVELOPMENT STANDARDS FOR SETBACKS, SEPARATION AND AESTHETIC COMPATIBILITY on 0.12 acres at 8400 Mulcahy Avenue (APN 138-33-111-098), R-CL (Single Family Compact-Lot) Zone, Ward 1 (Knudsen). Staff recommends DENIAL.
18. 26-0121 - PUBLIC HEARING - APPLICANT/OWNER: LEE JAY, LLC - For possible action on the following Land Use Entitlement project requests on 0.16 acres at 731 South 7th Street (APN 139-34-410-240), Ward 3 (Diaz). Staff recommends APPROVAL on the Land Use Entitlement project.
 - 18a. 26-0121-WVR1 - WAIVER - TO ALLOW A 50-FOOT LOT WIDTH WHERE 60 FEET IS REQUIRED
 - 18b. 26-0121-ZON1 - REZONING - FROM: P-R (PROFESSIONAL OFFICE AND PARKING) TO: P-O (PROFESSIONAL OFFICE)
 - 18c. 26-0121-SDR1 - SITE DEVELOPMENT PLAN REVIEW - FOR A MAJOR AMENDMENT TO AN APPROVED REZONING AND PLOT PLAN REVIEW (Z-0012-85) FOR THE PROPOSED CONVERSION OF AN EXISTING ONE-STORY, 1,498 SQUARE-FOOT OFFICE INTO A RENTAL STORE AND PARKING LOT RECONFIGURATION WITH WAIVERS OF APPENDIX F INTERIM DOWNTOWN LAS VEGAS DEVELOPMENT STANDARDS [AREA 2]
19. 26-0140-WVR1 - WAIVER - PUBLIC HEARING - APPLICANT/OWNER: 1420 COMMERCE, LLC - For possible action on a Land Use Entitlement project request TO ALLOW A PROPOSED FRONT YARD FENCE THAT DOES NOT CONFORM TO TITLE 19.08 DEVELOPMENT STANDARDS FOR HEIGHT AND MATERIALS [RAZOR WIRE] on 0.40 acres at 1420 South Commerce Street (APN 162-04-607-016), M (Industrial) Zone, Ward 3 (Diaz). Staff recommends DENIAL.
20. 26-0157 - PUBLIC HEARING - APPLICANT/OWNER: CHURCH OF GOD IN CHRIST, INC. - For possible action on the following Land Use Entitlement project requests on 0.49 acres at 839 Balzar Avenue (APNs 139-

21-610-025 and 026), R-2 (Medium-Low Density Residential) Zone, Ward 5 (Summers-Armstrong). Staff recommends DENIAL on the Land Use Entitlement project.

- 20a. 26-0157-VAR1 - VARIANCE - TO ALLOW A PROPOSED BUILDING AND AN EXISTING RESIDENTIAL ACCESSORY STRUCTURE [PATIO COVER] TO NOT CONFORM TO TITLE 19.06 DEVELOPMENT STANDARDS FOR DISTANCE BETWEEN BUILDINGS AND SEPARATION
- 20b. 26-0157-SDR1 - SITE DEVELOPMENT PLAN REVIEW - FOR A MAJOR AMENDMENT TO AN APPROVED SITE DEVELOPMENT PLAN REVIEW AND SPECIAL USE PERMIT (U-0053-00) FOR THE PROPOSED ADDITION OF A ONE-STORY, 1,800 SQUARE-FOOT BUILDING AND PARKING LOT RECONFIGURATION TO AN EXISTING CHURCH DEVELOPMENT WITH A WAIVER OF TITLE 19 DEVELOPMENT STANDARDS FOR LANDSCAPE BUFFER REQUIREMENTS
- 21. 26-0160-VAR1 - VARIANCE - PUBLIC HEARING - APPLICANT/OWNER: RICHARD PAUL VANDENBERG - For possible action on a Land Use Entitlement project request TO ALLOW EXISTING RESIDENTIAL ACCESSORY STRUCTURES [DETACHED CARPORT AND SHEDS] THAT DO NOT CONFORM TO TITLE 19.06 DEVELOPMENT STANDARDS FOR SEPARATION, SETBACKS AND AESTHETIC COMPATIBILITY on 0.38 acres at 6512 Echo Crest Avenue (APN 125-35-215-029), R-1 (Single Family Residential) Zone, Ward 6 (Brune). Staff recommends DENIAL.
- 22. 26-0163 - PUBLIC HEARING - APPLICANT/OWNER: SUERTE SIETE, LLC - For possible action on the following Land Use Entitlement project requests on 0.40 acres at the southeast corner of Fairhaven Street and Lake Mead Boulevard (APN 138-24-703-001), Ward 5 (Summers-Armstrong). Staff recommends APPROVAL on 26-0163-GPA1. Staff recommends DENIAL on 26-0163 [VAR1 AND ZON1].
 - 22a. 26-0163-GPA1 - GENERAL PLAN AMENDMENT - FROM: RNP (RURAL NEIGHBORHOOD PRESERVATION) TO: TOD-2 (TRANSIT ORIENTED DEVELOPMENT - LOW)
 - 22b. 26-0163-VAR1 - VARIANCE - TO ALLOW A 87-FOOT LOT WIDTH WHERE 100 FEET IS REQUIRED
 - 22c. 26-0163-ZON1 - REZONING - FROM: R-E (RESIDENCE ESTATES) TO: C-1 (LIMITED COMMERCIAL)
- 23. 26-0167-VAR1 - VARIANCE - PUBLIC HEARING - APPLICANT/OWNER: COREY ANTHONY NATION - For possible action on a Land Use Entitlement project request TO ALLOW AN EXISTING RESIDENTIAL ACCESSORY STRUCTURE [STORAGE STRUCTURE] THAT DOES NOT CONFORM TO TITLE 19.06 DEVELOPMENT STANDARDS FOR SETBACKS, SEPARATION, AESTHETIC COMPATIBILITY, AND SIZE on 0.18 acres at 6505 Echo Crest Avenue (APN 125-35-215-032), R-1 (Single Family Residential) Zone, Ward 6 (Brune). Staff recommends DENIAL.
- 24. 26-0168-VAR1 - VARIANCE - PUBLIC HEARING - APPLICANT/OWNER: MILLER LIVING TRUST - For possible action on a Land Use Entitlement project request TO ALLOW EXISTING RESIDENTIAL ACCESSORY STRUCTURES [DETACHED CARPORT AND PERGOLA] THAT DO NOT CONFORM TO TITLE 19.06 DEVELOPMENT STANDARDS FOR SETBACKS, SEPARATION, AND AESTHETIC COMPATIBILITY 0.19 acres at 6504 Echo Crest Avenue (APN 125-35-215-027), R-1 (Single Family Residential) Zone, Ward 6 (Brune). Staff recommends DENIAL.
- 25. 26-0193-SDR1 - SITE DEVELOPMENT PLAN REVIEW - PUBLIC HEARING - APPLICANT: RANCHO 95 CAPITAL MANAGEMENT, ET AL - OWNER: MASONIC MEMORIAL TEMPLE - For possible action on a Land Use Entitlement project request FOR A PROPOSED TWO-STORY, 36,000 SQUARE-FOOT OFFICE BUILDING DEVELOPMENT WITH WAIVERS OF PERIMETER LANDSCAPE BUFFER REQUIREMENTS AND BUILDING ORIENTATION DEVELOPMENT STANDARDS on 2.76 acres at the northeast corner of Mesquite Avenue and Rancho Drive (APN 139-29-801-010), O (Office) Zone, Ward 1 (Knudsen). Staff recommends APPROVAL.
- 26. 26-0197-SDR1 - SITE DEVELOPMENT PLAN REVIEW - PUBLIC HEARING - APPLICANT: GOLD & SILVER PAWN SHOP, INC. - OWNER: HARRISON PROPERTIES LTD, LLC - For possible action on a Land Use

Entitlement project request FOR A PROPOSED PERMANENT PARKING LOT WITH WAIVERS OF APPENDIX F INTERIM DOWNTOWN LAS VEGAS DEVELOPMENT STANDARDS [AREA 1] on 0.16 acres at the southwest corner of Garces Avenue and 6th Street (APN 139-34-401-016), C-1 (Limited Commercial) Zone, Ward 3 (Diaz). Staff recommends DENIAL.

27. 26-0201-SUP1 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT: POSARE SALON - OWNER: 1993 MIGUEL FAMILY TRUST - For possible action on a Land Use Entitlement project request FOR A PROPOSED MASSAGE ESTABLISHMENT USE WITH WAIVERS OF DISTANCE SEPARATION FROM AN INDIVIDUAL CARE CENTER LICENSED FOR MORE THAN 12 CHILDREN AND RESIDENTIAL ZONED PROPERTIES at 5855 West Craig Road, Suite #105 (APN 138-01-312-002), C-1 (Limited Commercial) Zone, Ward 5 (Summers-Armstrong). Staff recommends APPROVAL.
28. 26-0208 - PUBLIC HEARING - APPLICANT/OWNER: CANYON WALK, LLC - For possible action on the following Land Use Entitlement project requests on 515.00 acres located at the terminus of Centennial Parkway, west of Clark County 215, Ward 4 (Allen-Palenske). Staff recommends APPROVAL on the Land Use Entitlement project.
 - 28a. 26-0208-MOD1 - MAJOR MODIFICATION - TO AMEND THE SKYE SUMMIT DESIGN GUIDELINES, MASTER LAND USE PLAN, MASTER TRAIL PLAN, MASTER STREET SECTION EXHIBIT, AND TO REDESIGNATE PARCEL 3.3 FROM ML (MEDIUM LOW RESIDENTIAL) TO MLA (MEDIUM LOW ATTACHED RESIDENTIAL) SKYE SUMMIT SPECIAL LAND USE DESIGNATION
 - 28b. 26-0208-DVN1 - DEVIATION - TO ALLOW A SECTION OF THE SHEEP MOUNTAIN PARKWAY PERIMETER WALL THAT DOES NOT CONFORM TO SKYE SUMMIT DEVELOPMENT STANDARDS FOR HEIGHT [10.27-ACRE PORTION OF APN 126-23-301-004]
 - 28c. 26-0208-TMP1 - TENTATIVE MAP - SKYE SUMMIT PARCEL 3.3 - FOR A PROPOSED 130-LOT SINGLE-FAMILY ATTACHED RESIDENTIAL SUBDIVISION [10.27-ACRE PORTION OF APN 126-23-301-004]
29. 26-0223-VAR1 - VARIANCE - PUBLIC HEARING - APPLICANT/OWNER: JOHN M. BAILEY - For possible action on a Land Use Entitlement project request TO ALLOW EXISTING PERIMETER WALLS THAT DO NOT CONFORM TO TITLE 19.08 DEVELOPMENT STANDARDS FOR HEIGHT on 1.05 acres at 5455 North Rainbow Boulevard (APN 125-35-101-005), C-1 (Limited Commercial) Zone, Ward 6 (Brune). Staff recommends DENIAL.
30. 26-0225-VAR1 - VARIANCE - PUBLIC HEARING - APPLICANT: WILLIAM HAYGOOD - OWNER: THE HAYGOOD FAMILY TRUST - For possible action on a Land Use Entitlement project request FOR A PROPOSED HOME ADDITION THAT DOES NOT CONFORM TO TITLE 19.06 DEVELOPMENT STANDARDS FOR SETBACKS on 0.71 acres at 4225 Leon Avenue (APN 138-01-304-009), R-E (Residence Estates) Zone, Ward 5 (Summers-Armstrong). Staff recommends DENIAL.
31. 26-0232-VAR1 - VARIANCE - PUBLIC HEARING - APPLICANT/OWNER: JUS2OFUS TRUST - For possible action on a Land Use Entitlement project request TO ALLOW A PROPOSED FRONT YARD WALL/FENCE TO NOT CONFORM TO TITLE 19.06 DEVELOPMENT STANDARDS FOR HEIGHT AND VISIBILITY on 0.96 acres at 422 South Rancho Drive (APN 139-32-601-043), R-A (Ranch Acres) Zone, Ward 1 (Knudsen). Staff recommends DENIAL.
32. 26-0236 - PUBLIC HEARING - APPLICANT: KB HOME LAS VEGAS, INC. - OWNER: SDE 60015 IRREVOCABLE BUSINESS TRUST, ET AL - For possible action on the following Land Use Entitlement project requests on 21.17 acres on the north side of Iron Mountain Road, approximately 970 feet west of Puli Road (APNs Multiple), Ward 6 (Brune). Staff recommends APPROVAL on the Land Use Entitlement project.
 - 32a. 26-0236-GPA1 - GENERAL PLAN AMENDMENT - FROM: PCD (PLANNED COMMUNITY DEVELOPMENT) AND PF (PUBLIC FACILITY) TO: ML (MEDIUM LOW DENSITY RESIDENTIAL)

- 32b. 26-0236-ZON1 - REZONING - FROM: U (UNDEVELOPED) [PCD (PLANNED COMMUNITY DEVELOPMENT) AND PF (PUBLIC FACILITY) GENERAL PLAN DESIGNATIONS] TO: R-SL (RESIDENTIAL SMALL LOT)
33. 26-0237-VAR1 - VARIANCE - PUBLIC HEARING - APPLICANT/OWNER: KINDY KAUL REVOCABLE TRUST - For possible action on a Land Use Entitlement project request TO ALLOW PROPOSED RESIDENTIAL ACCESSORY STRUCTURES [GARAGE AND POOL HOUSE] THAT DO NOT CONFORM TO TITLE 19.06 DEVELOPMENT STANDARDS FOR SETBACKS on 0.49 acres at 7400 Wittig Avenue (APN 125-22-111-050), R-E (Residence Estates) Zone, Ward 6 (Brune). Staff recommends DENIAL.
34. 26-0242-SDR1 - SITE DEVELOPMENT PLAN REVIEW - PUBLIC HEARING - APPLICANT: LAS VEGAS BILLBOARDS - OWNER: FOSTER DAY I, LLC - SERIES G - For possible action on a Land Use Entitlement project request FOR THE PROPOSED ADDITION OF DIGITAL (LED) ELECTRONIC MESSAGE ILLUMINATION TO THE NORTH AND SOUTH FACES OF AN EXISTING, NONCONFORMING OFF-PREMISE SIGN on 0.63 acres at 2401 North Decatur Boulevard (APN 138-13-801-083), C-1 (Limited Commercial) Zone, Ward 5 (Summers-Armstrong). Staff recommends APPROVAL.
35. 26-0243 - PUBLIC HEARING - APPLICANT: PANTHER ACQUISITIONS, LLC - OWNER: INTERNATIONAL, LLC - For possible action on the following Land Use Entitlement project requests on 5.16 acres on the east side of Shaumber Road, approximately 1,990 feet north of Ann Road (APN 126-25-301-003), Ward 4 (Allen-Palenske). Staff recommends APPROVAL on the Land Use Entitlement project.
- 35a. 26-0243-GPA1 - GENERAL PLAN AMENDMENT - FROM: SC (SERVICE COMMERCIAL) TO: M (MEDIUM DENSITY RESIDENTIAL)
- 35b. 26-0243-ZON1 - REZONING - FROM: C-1 (LIMITED COMMERCIAL) TO: R-TH (SINGLE FAMILY ATTACHED)
36. 26-0248-SUP1 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT/OWNER: ARTHAUS IV, LLC - For possible action on a Land Use Entitlement project request FOR A PROPOSED 8,950 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 1122 D Street (APN 139-27-201-007), T4-MS (T4 Main Street) Zone, Ward 5 (Summers-Armstrong). Staff recommends APPROVAL.
37. 26-0250 - PUBLIC HEARING - APPLICANT: CHARLESTON MOB HOLDINGS, LLC - OWNER: SHADOW LAND, LLC ET AL - For possible action on the following Land Use Entitlement project requests on 4.12 acres at the southeast corner of Charleston Boulevard and Westwood Drive (APNs multiple), Ward 1 (Knudsen). Staff recommends DENIAL on the Land Use Entitlement project.
- 37a. 26-0250-ZON1 - REZONING - FROM: T3-N (T3 NEIGHBORHOOD) TO: T4-C (T4 CORRIDOR) [APNs 162-04-111-009, 010, 011, 013, and 014]
- 37b. 26-0250-VAR1 - VARIANCE - TO ALLOW AN EIGHT-FOOT PERIMETER LANDSCAPE BUFFER ADJACENT TO A T3 DESIGNATED OR SINGLE-FAMILY RESIDENTIAL DISTRICT PARCEL WHERE 15 FEET IS THE MINIMUM REQUIRED
- 37c. 26-0250-SDR1 - SITE DEVELOPMENT PLAN REVIEW - FOR A PROPOSED EIGHT-STORY, 206,900 SQUARE-FOOT MEDICAL OFFICE DEVELOPMENT WITH WAIVERS OF TITLE 19.09 FORM-BASED CODE DEVELOPMENT STANDARDS

DIRECTOR'S BUSINESS:

38. ABEYANCE - 26-0217-TXT1 - TEXT AMENDMENT - PUBLIC HEARING - APPLICANT/OWNER: CITY OF LAS VEGAS - For possible action on a request to amend LVMC 19.09 and Appendix F related to above ground utility appurtenances within the Downtown Las Vegas Overlay District, and to provide for other related matters. Staff recommends APPROVAL.

39. 26-0281-DIR1 - DIRECTOR'S BUSINESS - PUBLIC HEARING - APPLICANT/OWNER: CITY OF LAS VEGAS - For possible action on a request to appoint a member of the Planning Commission to the Downtown Design Review Committee from the following list of Planning Commissioners: Jeffrey Rogan, Trinity Schlottman, Serena Kasama, Staci Walters and Jennifer Taylor. Staff has NO RECOMMENDATION.
40. 26-0294-TXT1 - TEXT AMENDMENT - PUBLIC HEARING - APPLICANT/OWNER: CITY OF LAS VEGAS - For possible action on a request to amend LVMC 19.08, 19.12 and 19.18 related to Contractor and Outdoor Storage uses, and to provide for other related matters. Staff recommends APPROVAL.

Citizens Participation:

41. Citizens Participation: Public comment during this portion of the agenda must be limited to matters within the jurisdiction of the Planning Commission. No subject may be acted upon by the Planning Commission unless that subject is on the agenda and is scheduled for action. If you wish to be heard, come to the podium and give your name for the record. The amount of discussion on any single subject, as well as the amount of time any single speaker is allowed, may be limited.

THIS MEETING HAS BEEN PROPERLY NOTICED AND POSTED AT THE FOLLOWING LOCATIONS
IN ACCORDANCE WITH THE NOTICING STANDARDS AS OUTLINED IN NRS 241.020:

The City of Las Vegas website – www.lasvegasnevada.gov

The Nevada Public Notice website – notice.nv.gov

City Hall, 495 South Main Street, 1st Floor