

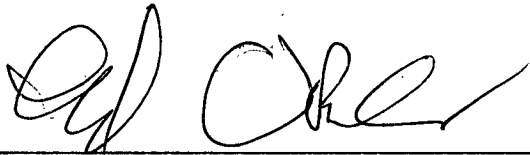
CERTIFICATE OF POSTING

(Posting required under the provisions of NRS Chapter 241)

Ed Oakley, an employee of the City of Las Vegas, Nevada,
says that on the 2nd day of July, 2013, at the hour of
5:00PM 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 9th
day of July, 2013, at 6:00PM, in Las Vegas, Nevada, on

Public Bulletin Boards at the following locations:

1. City Hall Plaza, 495 South Main Street, 1st Floor
2. Clark County Government Center, 500 South Grand Central Parkway
3. Grant Sawyer Building, 555 East Washington Avenue
4. Development Services Center, 333 North Rancho Drive, 1st Floor



Signature
Department of Planning


CERTIFICATE OF ELECTRONIC MAILING

(Posting required under the provisions of NRS Chapter 241)

Carman L Burney

_____, an employee of the City of Las Vegas, Nevada,
says that on the 2nd day of July, 2013, 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 9th day of
July, 2013, 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 Planning.

Carman L Burney



Signature
Department of Planning

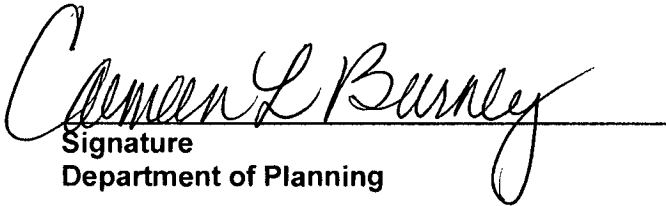
CERTIFICATE OF MAILING

(Posting required under the provisions of NRS Chapter 241)

Carman L Burney

_____, an employee of the City of Las Vegas, Nevada,
says that on the 2nd day of July, 2013, 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 9th day of
July, 2013, 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 Planning.

Carman L Burney


Signature
Department of Planning



PLANNING COMMISSION AGENDA
COUNCIL CHAMBERS · 495 SOUTH MAIN STREET · PHONE 229-6011
CITY OF LAS VEGAS INTERNET ADDRESS: www.lasvegasnevada.gov

LAS VEGAS CITY COUNCIL

Mayor Carolyn G. Goodman, (At-Large)
Mayor Pro-Tem Stavros S. Anthony, (Ward 4)
Councilwoman Lois Tarkanian, (Ward 1)
Councilman Steven D. Ross, (Ward 6)
Councilman Ricki Y. Barlow (Ward 5)
Councilman Bob Coffin, (Ward 3)
Councilman Bob Beers, (Ward 2)
City Manager Elizabeth N. Fretwell

COMMISSIONERS

Gus W. Flangas, Chair
Todd L. Moody, Vice Chair
Byron Goynes
Richard Truesdell
Vicki Quinn
Trinity Haven Schlottman
Richard P. Bonar

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. 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. The City's TDD number is (702) 386-9108.

July 9, 2013
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.

NOTICE: This meeting has been properly noticed and posted at the following locations:

- City Hall, 495 South Main Street, 1st Floor
- Clark County Government Center, 500 South Grand Central Parkway
- Grant Sawyer Building, 555 East Washington Avenue
- City of Las Vegas Development Services Center, 333 North Rancho Drive

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.

ANY ITEM LISTED IN THIS AGENDA MAY BE TAKEN OUT OF ORDER IF SO REQUESTED BY THE APPLICANT, STAFF, OR A MEMBER OF THE PLANNING COMMISSION AND AGREED TO BY THE PLANNING COMMISSION. THE PLANNING COMMISSION MAY IMPOSE TIME LIMITATIONS, AS NECESSARY, ON THOSE PERSONS WISHING TO BE HEARD ON ANY AGENDAED ITEM.

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 has 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 11, 2013 AND THE FINAL MINUTES FOR THE PLANNING COMMISSION WORKSHOP OF JUNE 20, 2013
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. **ANX-49448 - ANNEXATION - APPLICANT/OWNER: DANNY AND VIKKI RIDDLE REVOCABLE LIVING TRUST** - For possible action on a Petition to Annex 3.10 acres at the northwest corner of Jones Boulevard and Wittig Avenue (APNs 125-23-502-012 and 013), Ward 6 (Ross). Staff recommends APPROVAL.
8. **ANX-49618 - ANNEXATION - APPLICANT: WOODSIDE HOMES OF NEVADA, LLC - OWNER: OMNI FAMILY, LIMITED PARTNERSHIP, ET AL** - For possible action on a Petition to Annex 35.00 acres at the northeast corner of Elkhorn Road and Hualapai Way (APNs 125-18-301-002, 003, 004 and 014; and 125-18-401-001, 009 and 010), Ward 6 (Ross). Staff recommends APPROVAL.
9. **EOT-49284 - EXTENSION OF TIME - SPECIAL USE PERMIT - APPLICANT/OWNER: GREAT WASH PARK, LLC** - For possible action on a request for an Extension of Time of an approved Special Use Permit (SUP-41304) FOR A PROPOSED 13,122 SQUARE-FOOT LIQUOR ESTABLISHMENT (TAVERN) WITHIN A 28.44-ACRE MIXED-USE DEVELOPMENT WITH WAIVERS TO ALLOW A DISTANCE SEPARATION OF 141 FEET FROM A PARK WHERE 1,500 FEET IS REQUIRED AND NO DISTANCE SEPARATION FROM A SIMILAR USE WHERE 1,500 FEET IS REQUIRED at 430 South Rampart Boulevard, Suites #150 and #230 (APN 138-32-615-001), C-2 (General Commercial) Zone, Ward 2 (Beers). Staff recommends APPROVAL.
10. **TMP-49515 - TENTATIVE MAP - SAHARA CENTER (A COMMERCIAL SUBDIVISION) - APPLICANT/OWNER: SH NORTHEAST LAND COMPANY, LLC** - For possible action on a request for a Tentative Map FOR A ONE-LOT COMMERCIAL SUBDIVISION on 18.11 acres adjacent to the north side of Sahara Avenue, approximately 220 feet east of Hualapai Way (APN 163-06-416-006), C-1 (Limited Commercial) Zone, Ward 2 (Beers) [PRJ-49435]. Staff recommends APPROVAL.
11. **TMP-49544 - TENTATIVE MAP - BELMONTE - APPLICANT: WOODSIDE HOMES NEVADA, INC. - OWNER: THE HOWARD HUGHES COMPANY, LLC** - For possible action on a request for a Tentative Map FOR A 129-LOT SINGLE FAMILY RESIDENTIAL SUBDIVISION on 30.97 acres at the northeast corner of Alta Drive and Fox Hill Drive (APN 137-34-111-001), P-C (Planned Community) Zone, Ward 2 (Beers) [PRJ-49386]. Staff recommends APPROVAL.
12. **TMP-49575 - TENTATIVE MAP - IRON MOUNTAIN/BRADLEY - APPLICANT: RICHMOND AMERICAN HOMES - OWNER: MARJAN INTERNATIONAL CORPORATION** - For possible action on a request for a Tentative Map FOR A PROPOSED 50-LOT SINGLE FAMILY RESIDENTIAL SUBDIVISION on 11.44 acres at the northeast corner of Iron Mountain Road and Leon Avenue (APN 125-01-402-020), R-1 (Single Family Residential) Zone, Ward 6 (Ross) [PRJ-49528]. 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. 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.

13. **ABEYANCE - WVR-49163 - WAIVER - PUBLIC HEARING - APPLICANT/OWNER: DR HORTON, INC.** - For possible action on request for a Waiver TO ALLOW AN EXTERNAL INTERSECTION SEPARATION DISTANCE OF 208 FEET WHERE 220 FEET IS REQUIRED on 4.14 acres at the southeast corner of Dorrell Lane and Hualapai Way (APNs 125-19-201-001 and 003), R-1 (Single Family Residential) Zone, Ward 6 (Ross) [PRJ-49064]. Staff recommends APPROVAL.
14. **ABEYANCE - TMP-49164 - TENTATIVE MAP RELATED TO WVR-49163 AND VAC-49184 - DORRELL/HUALAPAI WEST - PUBLIC HEARING - APPLICANT/OWNER: DR HORTON, INC.** - For possible action on a request for a Tentative Map FOR A PROPOSED 18-LOT SINGLE FAMILY RESIDENTIAL SUBDIVISION on 4.14 acres at the southeast corner of Dorrell Lane and Hualapai Way (APNs 125-19-201-001 and 003), R-1 (Single Family Residential) Zone, Ward 6 (Ross) [PRJ-49064]. Staff recommends APPROVAL.

15. **ABEYANCE - VAC-49184 - VACATION RELATED TO WVR-49163 - PUBLIC HEARING - APPLICANT/OWNER: DR HORTON, INC.** - For possible action on a request for a Petition to Vacate a 30-foot wide portion of Haley Avenue and U.S. Government Patent Easements generally located at the southeast corner of Dorrell Lane and Hualapai Way (APNs 125-19-201-001 and 003), R-1 (Single Family Residential) Zone, Ward 6 (Ross) [PRJ-49064]. Staff recommends APPROVAL.
16. **ABEYANCE - RENOTIFICATION - SUP-49167 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT: GEORGE H. RODRIGUEZ - OWNER: G CAPITAL INVESTMENT, LLC** - For possible action on a request for a Special Use Permit FOR A TATTOO PARLOR/BODY PIERCING STUDIO USE at 200 West Sahara Boulevard (APN 162-04-815-428), C-2 (General Commercial) Zone, Ward 3 (Coffin). Staff recommends APPROVAL.
17. **TMP-49525 - TENTATIVE MAP - FRANKLIN PARK AT PROVIDENCE II - PUBLIC HEARING - APPLICANT/OWNER: COLEMAN-TOLL, LP** - For possible action on a request for a Tentative Map FOR A 166-LOT SINGLE FAMILY RESIDENTIAL SUBDIVISION on approximately 33.2 acres at the northwest corner of Elkhorn Road and Shaumber Road (APN 126-13-401-018), PD (Planned Development) Zone [ML (Medium-Low Density Residential) Cliff's Edge Special Land Use Designation], Ward 6 (Ross) [PRJ-49369]. Staff recommends APPROVAL.
18. **VAR-49483 - VARIANCE - PUBLIC HEARING - APPLICANT/OWNER: WILLIAM LYON HOMES, INC.** - For possible action on a request for a Variance TO ALLOW A 14-FOOT REAR YARD SETBACK WHERE 15 FEET IS REQUIRED on 0.15 acres at 5940 Jasper Ridge Street (APN 125-26-712-003), U (Undeveloped) Zone [R (Rural Density Residential) General Plan Designation] and R-E (Residence Estates) Zone under Resolution of Intent to R-PD3 (Residential Planned Development - 3 Units Per Acre) Zone, Ward 6 (Ross) [PRJ-49477]. Staff recommends APPROVAL.
19. **VAR-49484 - VARIANCE - PUBLIC HEARING - APPLICANT/OWNER: WILLIAM LYON HOMES, INC.** - For possible action on a request for a Variance TO ALLOW A 14-FOOT REAR YARD SETBACK WHERE 15 FEET IS REQUIRED on 0.15 acres at 5964 Jasper Ridge Street (APN 125-26-712-004), U (Undeveloped) Zone [R (Rural Density Residential) General Plan Designation] and R-E (Residence Estates) Zone under Resolution of Intent to R-PD3 (Residential Planned Development - 3 Units Per Acre) Zone, Ward 6 (Ross) [PRJ-49477]. Staff recommends APPROVAL.
20. **SUP-49432 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT: GEOFF HALL - OWNER: YELLOW BRICK PROPERTIES, LLC** - For possible action on a request for a Special Use Permit FOR A PROPOSED 6,452 SQUARE-FOOT TAVERN-LIMITED ESTABLISHMENT WITH 1,236 SQUARE FEET OF OUTDOOR SEATING AREA AND A CORRESPONDING REQUEST FOR AN ENCROACHMENT INTO THE MAIN STREET AND HOOVER AVENUE PUBLIC RIGHTS-OF-WAY at 831 South Main Street (APN 139-34-410-004), C-M (Commercial/Industrial) Zone, Ward 3 (Coffin). Staff recommends APPROVAL.
21. **SUP-49490 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT: SETTEBELLO, LLC - OWNER: 9440 WEST SAHARA HOLDINGS, LLC** - For possible action on a request for a Special Use Permit FOR A PROPOSED SUPPER CLUB USE WITHIN A PROPOSED 4,000 SQUARE-FOOT RESTAURANT WITH A WAIVER TO ALLOW A ZERO-FOOT DISTANCE SEPARATION FROM A HOUSE OF WORSHIP WHERE 400 FEET IS REQUIRED at 9350 West Sahara Avenue, Suite #170 (APN 163-06-816-034), C-1 (Limited Commercial) Zone, Ward 2 (Beers). Staff recommends APPROVAL.
22. **SUP-49523 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT: LOUIS CORDI - OWNER: ABRAHAM SCHIFF** - For possible action on a request for a Special Use Permit FOR A PROPOSED TATTOO PARLOR/BODY PIERCING STUDIO USE at 25 Fremont Street (APN 139-34-111-067), C-2 (General Commercial) Zone, Ward 3 (Coffin) [PRJ-49364]. Staff recommends APPROVAL.
23. **SUP-49539 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT: ARELNI, LLC - OWNER: T-LVCR, LLC** - For possible action on a request for a Special Use Permit FOR A PACKAGE LIQUOR OFF-SALE ESTABLISHMENT USE at 18 Fremont Street (APN 139-34-111-033), C-2 (General Commercial) Zone, Ward 5 (Barlow). Staff recommends APPROVAL.
24. **SUP-49540 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT/OWNER: L'CHAIM FREMONT ASSOCIATES PROPERTY, INC.** - For possible action on a request for a Special Use Permit FOR A PROPOSED RETAIL ESTABLISHMENT WITH ACCESSORY PACKAGE LIQUOR OFF-SALE USE WITHIN AN EXISTING 18,100 SQUARE-FOOT GENERAL RETAIL STORE at 300 Fremont Street (APN 139-34-510-023), C-2 (General Commercial) Zone, Ward 5 (Barlow). Staff recommends APPROVAL.

25. **SUP-49543 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT: CRAZY ELY WESTERN VILLAGE, LLC - OWNER: HS FAMILY LIMITED PARTNERSHIP** - For possible action on a request for a Special Use Permit FOR A RETAIL ESTABLISHMENT WITH AN ACCESSORY PACKAGE LIQUOR OFF-SALE USE WITHIN AN EXISTING 4,400 SQUARE-FOOT GENERAL RETAIL STORE at 316 Fremont Street (APN 139-34-510-025), C-2 (General Commercial) Zone, Ward 5 (Barlow). Staff recommends APPROVAL.
26. **SUP-49574 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT: ARELNI, LLC - OWNER: SCHIFF ENTERPRISES** - For possible action on a request for a Special Use Permit FOR A PROPOSED BEER/WINE/COOLER OFF-SALE ESTABLISHMENT WITHIN AN EXISTING 2,255 SQUARE-FOOT RETAIL ESTABLISHMENT at 21 Fremont Street (APN 139-34-111-036), C-2 (General Commercial) Zone, Ward 3 (Coffin) [PRJ-49314]. Staff recommends APPROVAL.
27. **SUP-49626 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT: LIMA LIMON PERUVIAN RESTAURANT - OWNER: DECATUR CROSSING CENTER, LLC** - For possible action on a request for a Special Use Permit FOR A PROPOSED BEER/WINE/COOLER ON-SALE ESTABLISHMENT WITHIN AN EXISTING 3,432 SQUARE-FOOT RESTAURANT at 222 South Decatur Boulevard (APN 138-36-516-002), C-1 (Limited Commercial) Zone, Ward 1 (Tarkanian). Staff recommends APPROVAL.
28. **SDR-49466 - SITE DEVELOPMENT PLAN REVIEW - PUBLIC HEARING - APPLICANT/OWNER: TWIN LAKES BAPTIST CHURCH** - For possible action on a request for a Site Development Plan Review FOR ONSITE IMPROVEMENTS AND LANDSCAPING FOR THE DEVELOPMENT OF A FUTURE CHURCH AND COMMERCIAL PADS on 10 acres at the northwest corner of Westcliff Drive and Rainbow Boulevard (APN 138-27-802-004), C-1 (Limited Commercial) Zone, Ward 1 (Tarkanian) [PRJ-49354]. Staff recommends APPROVAL.

PUBLIC HEARING ITEMS

29. **ABEYANCE - WVR-48970 - WAIVER - PUBLIC HEARING - APPLICANT/OWNER: 208 LAS VEGAS BOULEVARD, LLC** - For possible action on a request for a Waiver OF THE DOWNTOWN CENTENNIAL PLAN STREETSCAPE STANDARDS ALONG THE WEST PERIMETER on 0.45 acres at 228 North Las Vegas Boulevard (APN 139-34-501-016), C-2 (General Commercial) Zone, Ward 5 (Barlow) [PRJ-48735]. Staff recommends DENIAL.
30. **ABEYANCE - RENOTIFICATION - VAR-47494 - VARIANCE - PUBLIC HEARING - APPLICANT/OWNER: WILLIAM BIRTHISEL** - For possible action on a request for a Variance TO ALLOW AN EXISTING ACCESSORY STRUCTURE (CLASS II) TO BE LOCATED IN THE FRONT YARD WHERE SUCH IS NOT PERMITTED, TO ALLOW A ZERO-FOOT SEPARATION WHERE A SIX-FOOT SEPARATION IS REQUIRED FOR AN EXISTING ACCESSORY STRUCTURE (CLASS II), AND TO ALLOW SETBACKS OF NINE FEET IN THE FRONT YARD AND ZERO FEET IN THE SIDE YARDS WHERE 20 FEET AND FIVE FEET ARE REQUIRED, RESPECTIVELY, on 0.19 acres at 1243 Barnard Drive (APN 162-05-114-009), R-1 (Single Family Residential) Zone, Ward 1 (Tarkanian). Staff recommends DENIAL.
31. **ABEYANCE - VAR-49137 - VARIANCE - PUBLIC HEARING - APPLICANT/OWNER: BLV HOLDINGS, LLC** - For possible action on a request for a Variance TO ALLOW A 52-FOOT RESIDENTIAL ADJACENCY SETBACK WHERE 81 FEET IS REQUIRED on 0.51 acres at 3121 West Sahara Avenue (APN 162-08-104-003), C-1 (Limited Commercial) Zone, Ward 1 (Tarkanian). Staff recommends APPROVAL.
32. **ABEYANCE - SDR-49136 - SITE DEVELOPMENT PLAN REVIEW RELATED TO VAR-49137 - PUBLIC HEARING - APPLICANT/OWNER: BLV HOLDINGS, LLC** - For possible action on a request for a Site Development Plan Review FOR A PROPOSED 33-FOOT TALL, TWO-STORY, 4,871 SQUARE-FOOT OFFICE AND RETAIL BUILDING WITH A WAIVER TO ALLOW A THREE-FOOT WIDE LANDSCAPE BUFFER ALONG THE INTERIOR PROPERTY LINES WHERE EIGHT FEET IS REQUIRED on 0.51 acres at 3121 West Sahara Avenue (APN 162-08-104-003), C-1 (Limited Commercial) Zone, Ward 1 (Tarkanian). Staff recommends APPROVAL.
33. **ABEYANCE - SUP-48180 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT: ELITE MEDIA - OWNER: CITY OF LAS VEGAS** - For possible action on a request for a Special Use Permit FOR AN OFF-PREMISE SIGN at 3951 East Bonanza Road (APN 140-31-102-002), C-V (Civic) Zone, Ward 3 (Coffin). Staff recommends APPROVAL.

34. **ABEYANCE - SUP-48181 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT: ELITE MEDIA - OWNER: CITY OF LAS VEGAS** - For possible action on a request for a Special Use Permit FOR AN OFF-PREMISE SIGN at 650 North Mojave Road (APN 139-25-802-006), C-V (Civic) Zone, Ward 3 (Coffin). Staff recommends APPROVAL.
35. **ABEYANCE - SUP-48182 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT: ELITE MEDIA - OWNER: CITY OF LAS VEGAS** - For possible action on a request for a Special Use Permit FOR AN OFF-PREMISE SIGN at 1400 North Decatur Boulevard (APN 139-30-101-006), C-V (Civic) Zone, Ward 5 (Barlow). Staff recommends APPROVAL.
36. **ABEYANCE - RENOTIFICATION - SUP-49152 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT: WAL-MART STORES, INC. - OWNER: WRI CHARLESTON COMMONS, LLC** - For possible action on a request for a Special Use Permit FOR A PROPOSED RETAIL ESTABLISHMENT WITH ACCESSORY PACKAGE LIQUOR OFF-SALE WITHIN AN EXISTING 118,348 SQUARE-FOOT GENERAL RETAIL STORE at 201 North Nellis Boulevard (APN 140-32-701-003), C-1 (Limited Commercial) Zone, Ward 3 (Coffin). Staff recommends APPROVAL.
37. **ABEYANCE - SUP-49154 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT: ALLSTAR MINIMART - OWNER: S & J SHOPPING CENTER, LLC** - For possible action on a request for a Major Amendment to an approved Special Use Permit (SUP-39812) TO ADD 45 SQUARE FEET OF ACCESSORY PACKAGE LIQUOR OFF-SALE USE WITHIN AN EXISTING 2,400 SQUARE-FOOT CONVENIENCE STORE at 2339 North Jones Boulevard (APN 138-24-101-001), C-1 (Limited Commercial) Zone, Ward 5 (Barlow) [PRJ-49037]. Staff recommends APPROVAL.
38. **GPA-49489 - GENERAL PLAN AMENDMENT - PUBLIC HEARING - APPLICANT: RYLAND HOMES - OWNER: DEER SPRINGS WAY TRUST, ET AL** - For possible action on a request for a General Plan Amendment FROM: PCD (PLANNED COMMUNITY DEVELOPMENT) TO: ML (MEDIUM LOW DENSITY RESIDENTIAL) on 7.97 acres on the south side of Deer Springs Way, approximately 1,050 feet east of Hualapai Way (APNs 125-19-301-004, 005 and 013), Ward 6 (Ross) [PRJ-49434]. Staff recommends DENIAL.
39. **ZON-49494 - REZONING RELATED TO GPA-49489 - PUBLIC HEARING - APPLICANT: RYLAND HOMES - OWNER: DEER SPRINGS WAY TRUST, ET AL** - For possible action on a request for a Rezoning FROM: PD (PLANNED DEVELOPMENT) TO: R-CL (SINGLE FAMILY COMPACT-LOT) on 7.97 acres on the south side of Deer Springs Way, approximately 1,050 feet east of Hualapai Way (APNs 125-19-301-004, 005 and 013), Ward 6 (Ross) [PRJ-49434]. Staff recommends DENIAL.
40. **GPA-49530 - GENERAL PLAN AMENDMENT - PUBLIC HEARING - APPLICANT: HARMONY HOMES, INC. - OWNER: ALLAN ROTHSTEIN 1994 TRUST** - For possible action on a request for a General Plan Amendment FROM: DR (DESERT RURAL DENSITY RESIDENTIAL) TO: ML (MEDIUM LOW DENSITY RESIDENTIAL) on 4.30 acres at the northwest corner of Pioneer Way and Hickam Avenue (APN 138-03-305-006), Ward 4 (Anthony). Staff recommends DENIAL.
41. **ZON-49531 - REZONING RELATED TO GPA-49530 - PUBLIC HEARING - APPLICANT: HARMONY HOMES, INC. - OWNER: ALLAN ROTHSTEIN 1994 TRUST** - For possible action on a request for a Rezoning FROM: U (UNDEVELOPED) [DR (DESERT RURAL DENSITY RESIDENTIAL) GENERAL PLAN DESIGNATION] TO: R-CL (SINGLE FAMILY COMPACT-LOT) on 4.30 acres at the northwest corner of Pioneer Way and Hickam Avenue (APN 138-03-305-006), Ward 4 (Anthony). Staff recommends DENIAL.
42. **MOD-49621 - MAJOR MODIFICATION - PUBLIC HEARING - APPLICANT: ADAVEN HOMES, LLC - OWNER: J M J CHEYENNE PARTNERS, LLC** - For possible action on a request for a Major Modification of the Lone Mountain Master Development Plan TO ADD FIVE ACRES TO THE PLAN WITH A ML (MEDIUM-LOW DENSITY) LAND USE DESIGNATION on 5.0 acres at 10302 West Cheyenne Avenue (APN 137-12-801-004), U (Undeveloped) Zone [PCD (Planned Community Development) General Plan Designation], Ward 4 (Anthony) [PRJ-49482]. Staff recommends APPROVAL.
43. **ZON-49622 - REZONING RELATED TO MOD-49621 - PUBLIC HEARING - APPLICANT: ADAVEN HOMES, LLC - OWNER: J M J CHEYENNE PARTNERS, LLC** - For possible action on a request for a Rezoning FROM: U (UNDEVELOPED) [PCD (PLANNED COMMUNITY DEVELOPMENT) GENERAL PLAN DESIGNATION] TO: PD (PLANNED DEVELOPMENT) on 5.0 acres at 10302 West Cheyenne Avenue (APN 137-12-801-004), Ward 4 (Anthony) [PRJ-49482]. Staff recommends APPROVAL.

44. **VAR-49623 - VARIANCE RELATED TO MOD-49621 AND ZON-49622 - PUBLIC HEARING - APPLICANT: ADAVEN HOMES, LLC - OWNER: J M J CHEYENNE PARTNERS, LLC** - For possible action on a request for a Variance TO ALLOW SIX-FOOT TALL RETAINING WALLS WHERE 3.5 FEET IS THE MAXIMUM ALLOWED on 5.0 acres at 10302 West Cheyenne Avenue (APN 137-12-801-004), U (Undeveloped) Zone [PCD (Planned Community Development) General Plan Designation], Ward 4 (Anthony) [PRJ-49482]. Staff recommends APPROVAL.
45. **WVR-49624 - WAIVER RELATED TO MOD-49621, ZON-49622 AND VAR-49623 - PUBLIC HEARING - APPLICANT: ADAVEN HOMES, LLC - OWNER: J M J CHEYENNE PARTNERS, LLC** - For possible action on a request for a Waiver TO ALLOW 5,173 SQUARE FEET OF OPEN SPACE WHERE 13,200 SQUARE FEET IS REQUIRED on 5.0 acres at 10302 West Cheyenne Avenue (APN 137-12-801-004), U (Undeveloped) Zone [PCD (Planned Community Development) General Plan Designation], Ward 4 (Anthony) [PRJ-49482]. Staff recommends DENIAL.
46. **SDR-49625 - SITE DEVELOPMENT PLAN REVIEW RELATED TO MOD-49621, ZON-49622, VAR-49623 AND WVR-49624 - PUBLIC HEARING - APPLICANT: ADAVEN HOMES, LLC - OWNER: J M J CHEYENNE PARTNERS, LLC** - For possible action on a request for a Site Development Plan Review FOR A PROPOSED 40-LOT SINGLE FAMILY RESIDENTIAL DEVELOPMENT on 5.0 acres at 10302 West Cheyenne Avenue (APN 137-12-801-004), U (Undeveloped) Zone [PCD (Planned Community Development) General Plan Designation], Ward 4 (Anthony) [PRJ-49482]. Staff recommends DENIAL.
47. **SNC-49888 - STREET NAME CHANGE - PUBLIC HEARING - APPLICANT/OWNER: CITY OF LAS VEGAS** - For possible action on a request for a Street Name Change FROM: ART WAY TO: JOYCE STRAUS WAY, Ward 3 (Coffin) [PRJ-49883]. Staff recommends APPROVAL.
48. **VAR-49172 - VARIANCE - PUBLIC HEARING - APPLICANT: FOOD IN THE FAST LANE, LLC - OWNER: DARCY KATHLEEN HOUGHTON** - For possible action on a request for a Variance TO ALLOW 21 PARKING SPACES WHERE 26 SPACES ARE REQUIRED on 0.61 acres at 825 and 831 North Rancho Drive (APNs 139-29-701-001 and 002), C-1 (Limited Commercial) Zone, Ward 5 (Barlow). Staff recommends APPROVAL.
49. **SDR-49171 - SITE DEVELOPMENT PLAN REVIEW RELATED TO VAR-49172 - PUBLIC HEARING - APPLICANT: FOOD IN THE FAST LANE, LLC - OWNER: DARCY KATHLEEN HOUGHTON** - For possible action on a request for a Site Development Plan Review FOR A 2,085 SQUARE-FOOT RESTAURANT WITH DRIVE THROUGH WITH WAIVERS OF PERIMETER LANDSCAPE BUFFER STANDARDS TO ALLOW A ZERO-FOOT BUFFER ALONG THE EAST PROPERTY LINE AND A THREE-FOOT BUFFER ALONG PORTIONS OF THE WEST PROPERTY LINE WHERE 15 FEET IS REQUIRED on 0.61 acres at 825 and 831 North Rancho Drive (APNs 139-29-701-001 and 002), C-1 (Limited Commercial) Zone, Ward 5 (Barlow). Staff recommends APPROVAL.
50. **VAR-49497 - VARIANCE - PUBLIC HEARING - APPLICANT: AT&T - OWNER: SMOKE RANCH CENTER EQUITY PARTNERS, LLC** - For possible action on a request for a Variance TO ALLOW A 100-FOOT RESIDENTIAL ADJACENCY SETBACK WHERE 225 FEET IS REQUIRED FOR A PROPOSED WIRELESS COMMUNICATION FACILITY, STEALTH DESIGN (MONOPALM) on 1.05 acres adjacent to the south side of Washington Avenue approximately 200 feet west of Martin L. King Boulevard (APN 139-28-304-001), C-1 (Limited Commercial) Zone, Ward 5 (Barlow) [PRJ-49387]. Staff recommends DENIAL.
51. **SUP-49639 - SPECIAL USE PERMIT RELATED TO VAR-49497 - PUBLIC HEARING - APPLICANT: AT&T - OWNER: DRAGON 7 HENDERSON PROPERTIES** - For possible action on a request for a Special Use Permit FOR A PROPOSED 75-FOOT WIRELESS COMMUNICATION FACILITY, STEALTH DESIGN (MONOPALM) adjacent to the south side of Washington Avenue approximately 200 feet west of Martin L. King Boulevard (APN 139-28-304-001), C-1 (Limited Commercial) Zone, Ward 5 (Barlow) [PRJ-49387]. Staff recommends DENIAL.
52. **VAR-49529 - VARIANCE - PUBLIC HEARING - APPLICANT/OWNER: LAS VEGAS VALLEY WATER DISTRICT** - For possible action on a request for a Variance TO ALLOW AN EIGHTH FREESTANDING SIGN ALONG VALLEY VIEW BOULEVARD THAT IS 30 FEET IN HEIGHT AND 328 SQUARE FEET WHERE 12 FEET IN HEIGHT AND 48 SQUARE FEET ARE THE MAXIMUM ALLOWED AND WHERE SEVEN SIGNS WERE APPROVED on a portion of 80.45 acres at 309 South Valley View Boulevard (APN 139-31-602-003), C-V (Civic) Zone, Ward 1 (Tarkanian). Staff recommends APPROVAL.

53. **MSP-49527 - MASTER SIGN PLAN RELATED TO VAR-49529 - PUBLIC HEARING - APPLICANT/OWNER: LAS VEGAS VALLEY WATER DISTRICT** - For possible action on a request for a Major Amendment of an approved Master Sign Plan (MSP-18047) TO ADD A PROPOSED FREESTANDING SIGN AT AN EXISTING GOVERNMENT FACILITY on 80.45 acres at 309 South Valley View Boulevard (APN 139-31-602-003), C-V (Civic) Zone, Ward 1 (Tarkanian). Staff recommends APPROVAL.
54. **VAR-49536 - VARIANCE - PUBLIC HEARING - APPLICANT/OWNER: 900 FREMONT, LLC** - For possible action on a request for a Variance TO ALLOW A TEN-FOOT TALL FENCE IN THE FRONT YARD WHERE FIVE FEET IS THE MAXIMUM ALLOWED AND ON THE SIDE AND REAR YARDS WHERE EIGHT FEET IS THE MAXIMUM ALLOWED on 0.31 acres at 820 Fremont Street (APN 139-34-612-055), C-2 (General Commercial) Zone, Ward 3 (Coffin) [PRJ-49470]. Staff recommends APPROVAL.
55. **SDR-49532 - SITE DEVELOPMENT PLAN REVIEW RELATED TO VAR-49536 - PUBLIC HEARING - APPLICANT/OWNER: 900 FREMONT, LLC** - For possible action on a request for a Site Development Plan Review FOR A PROPOSED COMMERCIAL RECREATION/AMUSEMENT (OUTDOOR) USE (PRIVATE DOG PARK) WITH A WAIVER TO ALLOW 55 PERCENT TURF COVERAGE WHERE 12.5 PERCENT IS THE MAXIMUM TURF COVERAGE ALLOWED on 0.31 acres at 820 Fremont Street (APN 139-34-612-055), C-2 (General Commercial) Zone, Ward 3 (Coffin) [PRJ-49470]. Staff recommends APPROVAL.
56. **TMP-49542 - TENTATIVE MAP - PUBLIC HEARING - DEER SPRINGS - APPLICANT: D R HORTON, INC. - OWNER: D R HORTON, INC., ET AL** - For possible action on a request for a Tentative Map FOR A 211-LOT SINGLE FAMILY RESIDENTIAL SUBDIVISION WITH A WAIVER OF THE TOWN CENTER STREETSCAPE DESIGN STANDARDS on 26.40 acres at the southeast corner of Deer Springs Way and Campbell Road (APNs 125-20-301-006, 007 and 015, and a portion of 125-20-313-063), T-C (Town Center) Zone [ML-TC (Medium Low Density Residential - Town Center) Special Land Use Designation], Ward 6 (Ross) [PRJ-49374]. Staff recommends DENIAL.
57. **WVR-49873 - WAIVER RELATED TO TMP-49542 - PUBLIC HEARING - APPLICANT: D R HORTON, INC. - OWNER: D R HORTON, INC., ET AL** - For possible action on a request for a Waiver TO ALLOW A NONSTANDARD STREET DESIGN RELATED TO A 211-LOT SINGLE FAMILY RESIDENTIAL SUBDIVISION on 26.40 acres at the southeast corner of Deer Springs Way and Campbell Road (APNs 125-20-301-006, 007 and 015, and a portion of 125-20-313-063), T-C (Town Center) Zone [ML-TC (Medium Low Density Residential - Town Center) Special Land Use Designation], Ward 6 (Ross) [PRJ-49374]. Staff recommends DENIAL.
58. **SUP-48183 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT: ELITE MEDIA - OWNER: CITY OF LAS VEGAS** - For possible action on a request for a Special Use Permit FOR A PROPOSED OFF-PREMISE SIGN at 431 East Bonanza Road (APN 139-27-803-008), C-V (Civic) Zone, Ward 5 (Barlow). Staff recommends APPROVAL.
59. **SUP-48863 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT: RYLAND HOMES NEVADA, LLC - OWNER: INVESTOR EQUITY HOMES, LLC** - For possible action on a request for a Special Use Permit FOR PRIVATE STREETS WITHIN TOWN CENTER at the southeast corner of Sky Pointe Drive and Elkhorn Road (APN 125-21-102-008), T-C (Town Center) Zone [SX-TC (Suburban Mixed Use - Town Center) Special Land Use Designation], Ward 6 (Ross). Staff recommends DENIAL.
60. **WVR-48864 - WAIVER RELATED TO SUP-48863 - PUBLIC HEARING - APPLICANT: RYLAND HOMES NEVADA, LLC - OWNER: INVESTOR EQUITY HOMES, LLC** - For possible action on a request for a Waiver of Title 19.04 TO ALLOW 42-FOOT WIDE PRIVATE STREETS WITH SIDEWALKS ON ONE SIDE OF THE STREET IN A GATED DEVELOPMENT WHERE COMPLETE STREETS STANDARDS REQUIRE 47-FOOT WIDE PRIVATE STREETS WITH SIDEWALKS ON BOTH SIDES OF THE STREET; AND TO ALLOW PRIVATE STREETS TO TERMINATE IN DEAD-END STUBS WHERE CULS-DE-SAC ARE REQUIRED on 11.85 acres at the southeast corner of Sky Pointe Drive and Elkhorn Road (APN 125-21-102-008), T-C (Town Center) Zone [SX-TC (Suburban Mixed Use - Town Center) Special Land Use Designation], Ward 6 (Ross). Staff recommends DENIAL.
61. **SDR-48862 - SITE DEVELOPMENT PLAN RELATED TO SUP-48863 AND WVR-48864 - PUBLIC HEARING - APPLICANT: RYLAND HOMES NEVADA, LLC - OWNER: INVESTOR EQUITY HOMES, LLC** - For possible action on a request for a Major Amendment of an approved Site Development Plan Review (SDR-45943) FOR A PROPOSED 122-LOT SINGLE FAMILY RESIDENTIAL DEVELOPMENT WITH A WAIVER OF THE TOWN CENTER DEVELOPMENT STANDARDS TO ALLOW 37,588 SQUARE FEET OF OPEN SPACE WHERE 51,618 SQUARE FEET IS REQUIRED AND A WAIVER OF TITLE 19.06 TO ALLOW A ZERO-FOOT LANDSCAPE BUFFER ALONG THE NORTH PROPERTY LINE WHERE SIX FEET IS REQUIRED on 11.85 acres at the southeast corner of Sky Pointe Drive and Elkhorn Road (APN 125-21-102-008), T-C (Town Center) Zone [SX-TC (Suburban Mixed Use - Town Center) Special Land Use Designation], Ward 6 (Ross). Staff recommends DENIAL.

62. **SUP-49176 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT/OWNER: SHIRON DEVELOPMENT, LLC** - For possible action on a request for a Special Use Permit FOR A PROPOSED PRIVATE STREET FOR A 102-UNIT MULTI-FAMILY RESIDENTIAL DEVELOPMENT on 4.3 acres at the northwest corner of Tenaya Way and Centennial Parkway (APN 125-22-401-014), T-C (Town Center) Zone [SX-TC (Suburban Mixed Use) Special Land Use Designation], Ward 6 (Ross). Staff recommends APPROVAL.
63. **SDR-49175 - SITE DEVELOPMENT PLAN REVIEW RELATED TO SUP-49176 - PUBLIC HEARING - APPLICANT/OWNER: SHIRON DEVELOPMENT, LLC** - For possible action on a request for a Site Development Plan Review FOR A PROPOSED 102-UNIT MULTI-FAMILY RESIDENTIAL DEVELOPMENT CONSISTING OF SIX 35-FOOT TALL, THREE-STORY BUILDINGS WITH A WAIVER TO ALLOW NO STRUCTURES ACTING AS BUFFERING TO THE RESIDENTIAL USES TO THE NORTH on 4.3 acres at the northwest corner of Tenaya Way and Centennial Parkway (APN 125-22-401-014), T-C (Town Center) Zone [SX-TC (Suburban Mixed Use) Special Land Use Designation], Ward 6 (Ross). Staff recommends APPROVAL.
64. **SUP-49334 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT: SHERRELL HALL - OWNER: 5450 WEST SAHARA, LLC** - For possible action on a request for a Special Use Permit FOR A PROPOSED 640 SQUARE-FOOT MASSAGE ESTABLISHMENT WITH WAIVERS TO ALLOW A ZERO-FOOT DISTANCE SEPARATION FROM A RESIDENTIALLY ZONED PROPERTY WHERE 400 FEET IS REQUIRED AND A 60-FOOT DISTANCE SEPARATION FROM AN EXISTING MASSAGE ESTABLISHMENT WHERE 1,000 FEET IS REQUIRED at 5450 West Sahara Avenue, Suite #138 (APN 163-01-810-008), C-1 (Limited Commercial) Zone, Ward 1 (Tarkanian). Staff recommends DENIAL.
65. **SUP-49382 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT: SPICKLER - OLENAK, LLC - OWNER: CANYON PLAZA, LLC** - For possible action on a request for a Special Use Permit FOR A RETAIL ESTABLISHMENT WITH ACCESSORY PACKAGE LIQUOR OFF-SALE USE WITHIN AN EXISTING 3,060 SQUARE-FOOT CONVENIENCE STORE at 6390 West Lake Mead Boulevard (APN 138-23-601-003), C-1 (Limited Commercial) Zone, Ward 5 (Barlow). Staff recommends APPROVAL.
66. **SUP-49519 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT/OWNER: FARM CAPITAL MANAGEMENT, LLC** - For possible action on a request for a Special Use Permit FOR A PROPOSED 5,000 SQUARE-FOOT LIQUOR ESTABLISHMENT (TAVERN) WITH A WAIVER TO ALLOW A 150-FOOT SEPARATION FROM A CHILD CARE FACILITY WHERE A MINIMUM 400-FOOT SEPARATION IS REQUIRED AND TO ALLOW SUCH USE ON A 23.25 ACRE PARCEL WITHIN THE SERVICE COMMERCIAL DISTRICT WHERE THE MINIMUM PARCEL SIZE REQUIRED IS 50 ACRES at the northeast corner of Farm Road and Durango Drive (APN 125-17-610-018), T-C (Town Center) Zone [SC-TC (Service Commercial - Town Center) Special Land Use Designation], Ward 6 (Ross) [PRJ-49288]. Staff recommends DENIAL.
67. **SUP-49520 - SPECIAL USE PERMIT RELATED TO SUP-49519 - PUBLIC HEARING - APPLICANT/OWNER: FARM CAPITAL MANAGEMENT, LLC** - For possible action on a request for a Special Use Permit FOR A PROPOSED GAMING ESTABLISHMENT, RESTRICTED WITH A WAIVER TO ALLOW A ZERO FOOT SEPARATION DISTANCE WHERE A MINIMUM 330-FOOT SEPARATION DISTANCE FROM ANY SINGLE-FAMILY DETACHED DWELLING IS REQUIRED at the northeast corner of Farm Road and Durango Drive (APN 125-17-610-018), T-C (Town Center) Zone [SC-TC (Service Commercial - Town Center) Special Land Use Designation], Ward 6 (Ross) [PRJ-49288]. Staff recommends DENIAL.
68. **SDR-49521 - SITE DEVELOPMENT PLAN REVIEW RELATED TO SUP-49519 AND SUP-49520 - PUBLIC HEARING - APPLICANT/OWNER: FARM CAPITAL MANAGEMENT, LLC** - For possible action on a request for a Site Development Plan Review FOR A PROPOSED 5,000 SQUARE-FOOT LIQUOR ESTABLISHMENT (TAVERN) on a 0.26-acre portion of a 23.25-acre subdivision at the northeast corner of Farm Road and Durango Drive (APN 125-17-610-018), T-C (Town Center) Zone [SC-TC (Service Commercial - Town Center) Special Land Use Designation], Ward 6 (Ross) [PRJ-49288]. Staff recommends DENIAL.
69. **SUP-49534 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT: ELITE MEDIA - OWNER: CITY OF LAS VEGAS** - For possible action on a request for a Special Use Permit FOR A PROPOSED OFF-PREMISE SIGN at 3100 Stewart Avenue (APN 139-36-604-001), C-V (Civic) Zone, Ward 3 (Coffin). Staff recommends APPROVAL.

70. **SUP-49549 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT: TODD KESSLER - OWNER: 1028 FREMONT STREET, LLC** - For possible action on a request for a Special Use Permit FOR A PROPOSED 2,000 SQUARE-FOOT TAVERN-LIMITED ESTABLISHMENT USE WITH 1,750 SQUARE FEET OF OUTDOOR SEATING AREA at 1028 Fremont Street, Suite #100 (APNs 139-35-211-025 and 026), C-2 (General Commercial) Zone, Ward 3 (Coffin) [PRJ-49472]. Staff recommends APPROVAL.
71. **SUP-49552 - SPECIAL USE PERMIT RELATED TO SUP-49549 - PUBLIC HEARING - APPLICANT: TODD KESSLER - OWNER: 1028 FREMONT STREET, LLC** - For possible action on a request for a Special Use Permit FOR A PROPOSED 2,360 SQUARE-FOOT TAVERN-LIMITED ESTABLISHMENT USE WITH 4,250 SQUARE FEET OF OUTDOOR SEATING AREA at 1028 Fremont Street, Suite #140 (APNs 139-35-211-025 and 026), C-2 (General Commercial) Zone, Ward 3 (Coffin) [PRJ-49472]. Staff recommends APPROVAL.
72. **SUP-49553 - SPECIAL USE PERMIT RELATED TO SUP-49549 AND SUP-49552 - PUBLIC HEARING - APPLICANT: TODD KESSLER - OWNER: 1028 FREMONT STREET, LLC** - For possible action on a request for a Special Use Permit FOR A PROPOSED 2,625 SQUARE-FOOT TAVERN-LIMITED ESTABLISHMENT USE WITH 4,250 SQUARE FEET OF OUTDOOR SEATING AREA at 1028 Fremont Street, Suite #145 (APNs 139-35-211-025 and 026), C-2 (General Commercial) Zone, Ward 3 (Coffin) [PRJ-49472]. Staff recommends APPROVAL.
73. **SDR-49548 - SITE DEVELOPMENT PLAN REVIEW RELATED TO SUP-49549, SUP-49552, AND SUP-49553 - PUBLIC HEARING - APPLICANT TODD KESSLER - OWNER: 1028 FREMONT STREET, LLC** - For possible action on a request for a Site Development Plan Review FOR THE CONVERSION OF A MOTEL INTO A 50,768 SQUARE-FOOT RETAIL AND TAVERN-LIMITED COMPLEX on 1.15 acres at 1028 Fremont Street (APNs 139-35-211-025 and 026), C-2 (General Commercial) Zone, Ward 3 (Coffin) [PRJ-49472]. Staff recommends APPROVAL.

DIRECTOR'S BUSINESS:

74. **ABEYANCE - TXT-49225 - TEXT AMENDMENT - PUBLIC HEARING - APPLICANT/OWNER: CITY OF LAS VEGAS** - For discussion and possible action to amend LVMC 19.12.070 related the Night Club use by revising requirements, standards and applicability and to provide for other related matters. Staff recommends APPROVAL.
75. **DIR-49378 - DIRECTOR'S BUSINESS - PUBLIC HEARING - APPLICANT/OWNER: CITY OF LAS VEGAS** - For discussion and possible action on a presentation of the annual report on the Las Vegas 2020 Master Plan. Staff has NO RECOMMENDATION.
76. **TXT-49526 - TEXT AMENDMENT - PUBLIC HEARING - APPLICANT/OWNER: CITY OF LAS VEGAS** - For discussion and possible action to amend Section 4.B of the Town Center Development Standards to add Firearms to the items permitted for resale as part of the Secondhand Dealer use. Staff recommends APPROVAL.

CITIZENS PARTICIPATION:

77. **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**

Carman Burney

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