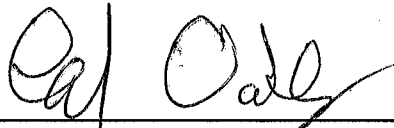


CERTIFICATE OF POSTING

(Posting required under the provisions of NRS Chapter 241)

ED OAKLEY, an employee of the City of Las Vegas, Nevada,
says that on the **3rd** day of **APRIL**, **2018**, 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 **10th**
day of **APRIL**, **2018**, 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



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 Lois Tarkanian, (Ward 1)
Councilman Stavros S. Anthony, (Ward 4)
Councilman Bob Coffin, (Ward 3)
Councilman Steven G. Seroka, (Ward 2)
Councilwoman Michele Fiore, (Ward 6)
Vacant (Ward 5)
City Manager Scott D. Adams

COMMISSIONERS

Sam Cherry, Chair
Vicki Quinn, Vice Chair
Trinity Haven Schlottman
Donna Toussaint
Christina E. Roush
Louis De Salvio

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.

April 10, 2018

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. BACKUP MATERIAL FOR THIS AGENDA MAY BE OBTAINED FROM MILAGROS ESCUIN, DEPARTMENT OF PLANNING, 333 NORTH RANCHO DRIVE, 3RD FLOOR, (702)-229-6301 OR ON THE CITY'S WEBPAGE AT www.lasvegasnevada.gov.

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 MARCH 13, 2018.
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. **EOT-72763 - EXTENSION OF TIME - SPECIAL USE PERMIT - APPLICANT/OWNER: DURANGO I-95, LLC** - For possible action on a request for an Extension of Time of an approved Special Use Permit (SUP-64857) FOR A PROPOSED 75,000 SQUARE-FOOT MINI-STORAGE FACILITY on 4.81 acres at 7737 North El Capitan Way (APN 125-17-214-001), T-C (Town Center) Zone [SC-TC (Service Commercial - Town Center) Special Land Use Designation], Ward 6 (Fiore). Staff recommends APPROVAL.
8. **EOT-72748 - EXTENSION OF TIME RELATED TO EOT-72763 - SITE DEVELOPMENT PLAN REVIEW - APPLICANT/OWNER: DURANGO I-95, LLC** - For possible action on a request for an Extension of Time of an approved Site Development Plan Review (SDR-64859) FOR A PROPOSED 75,000 SQUARE-FOOT MINI-STORAGE FACILITY on 4.81 acres at 7737 North El Capitan Way (APN 125-17-214-001), T-C (Town Center) Zone [SC-TC (Service Commercial - Town Center) Special Land Use Designation], Ward 6 (Fiore). Staff recommends APPROVAL.
9. **TMP-72766 - TENTATIVE MAP - SKYE CANYON II PARCEL 2.14 - APPLICANT: NINETY-FIVE MANAGEMENT, LLC - OWNER: KAG DEVELOPMENT WEST, LLC** - For possible action on a request for a Tentative Map FOR A 61-LOT SINGLE FAMILY RESIDENTIAL SUBDIVISION on 12.25 acres on the northwest corner of Eagle Canyon Drive and Skye Village Road (APN 125-12-710-002), T-D (Traditional Development) Zone [L (Residential Low) Kyle Canyon Special Land Use Designation], Ward 6 (Fiore) [PRJ-72678]. 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.

10. **SUP-72749 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT/OWNER: SUMMERLIN RANCH PLAZA, LLC** - For possible action on a request for a Special Use Permit FOR A PROPOSED 5,320 SQUARE-FOOT GAMING (RESTRICTED) USE at 9436 West Lake Mead Boulevard, Suites #1-5 (APN 138-18-821-009), P-C (Planned Community) Zone, Ward 4 (Anthony) [PRJ-72682]. Staff recommends APPROVAL.
11. **SUP-72750 - SPECIAL USE PERMIT RELATED TO SUP-72749 - PUBLIC HEARING - APPLICANT/OWNER: SUMMERLIN RANCH PLAZA, LLC** - For possible action on a request for a Special Use Permit FOR A PROPOSED 5,320 SQUARE-FOOT PUBS, BARS & LOUNGES [LIQUOR ESTABLISHMENT (TAVERN)] USE at 9436 West Lake Mead Boulevard, Suites #1-5 (APN 138-18-821-009), P-C (Planned Community) Zone, Ward 4 (Anthony) [PRJ-72682]. Staff recommends APPROVAL.
12. **SUP-72688 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT: NO DRAMA BAIL BONDS - OWNER: DANIAL AND LINDA R. READ** - For possible action on a request for a Special Use Permit FOR A PROPOSED BAILBOND SERVICE USE at 1610 East Charleston Boulevard, Suite #110 (APN 162-02-112-001), C-1 (Limited Commercial) Zone, Ward 3 (Coffin) [PRJ-72687]. Staff recommends APPROVAL.
13. **SUP-72734 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT/OWNER: ANGEL ZENEN MIRANDA** - For possible action on a request for a Special Use Permit FOR A PROPOSED 599 SQUARE-FOOT ACCESSORY STRUCTURE (CLASS I) [CASITA] USE at 6929 Raleigh Avenue (APN 138-10-511-020), R-PD6 (Residential Planned Development - 6 Units per Acre) Zone, Ward 4 (Anthony) [PRJ-72025]. Staff recommends APPROVAL.

14. **SUP-72755 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT: URBANEATS MARKET, LLC - OWNER: G CAPITAL INVESTMENT, LLC** - For possible action on a request for a Special Use Permit FOR A PROPOSED 2,753 SQUARE-FOOT BEER/WINE/COOLER OFF-SALE ESTABLISHMENT USE at 200 West Sahara Avenue, Suite #100 (APN 162-04-815-428), C-2 (General Commercial) Zone, Ward 3 (Coffin) [PRJ-72668]. Staff recommends APPROVAL.
15. **SUP-72817 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT: SHAKE SHACK NEVADA, LLC - OWNER: SIMON CHELSEA LV DEV, LLC** - For possible action on a request for a Special Use Permit FOR A PROPOSED 3,200 SQUARE-FOOT BEER/WINE/COOLER ON-SALE ESTABLISHMENT USE WITH A 682 SQUARE-FOOT OUTDOOR SEATING AREA at 905 South Grand Central Parkway, Suite #1700 (APN 139-33-710-005), PD (Planned Development) Zone, Ward 1 (Tarkanian) [PRJ-72683]. Staff recommends APPROVAL.
16. **SDR-72787 - SITE DEVELOPMENT PLAN REVIEW - PUBLIC HEARING - APPLICANT: CAPROCK EMERGENCY HOLDINGS, LLC - OWNER: R A SOUTHEAST LAND COMPANY, LLC** - For possible action on a request for a Site Development Plan Review FOR A PROPOSED 18,389 SQUARE-FOOT CLINIC AND HOSPITAL DEVELOPMENT on a portion of 7.80 acres at the southeast corner of Alta Drive and Rampart Boulevard (APN 138-32-312-013), PD (Planned Development) Zone, Ward 2 (Seroka) [PRJ-72706]. Staff recommends APPROVAL.
17. **SDR-72792 - SITE DEVELOPMENT PLAN REVIEW - PUBLIC HEARING - APPLICANT/OWNER: TEN15 HUNTRIDGE, LLC** - For possible action on a request for a Site Development Plan Review FOR TWO PROPOSED RESTAURANTS TOTALING 4,020 SQUARE FEET, PARKING LOT MODIFICATIONS AND A WAIVER TO ALLOW 167 PARKING SPACES WHERE 198 PARKING SPACES ARE REQUIRED on 4.30 acres at 1144 East Charleston Boulevard (APN 162-03-513-008), C-2 (General Commercial) Zone, Ward 3 (Coffin) [PRJ-72740]. Staff recommends APPROVAL.

PUBLIC HEARING ITEMS

18. **ABEYANCE - GPA-72182 - GENERAL PLAN AMENDMENT - PUBLIC HEARING - APPLICANT/OWNER: STEWART PLAZA, LLC** - For possible action on a request for a General Plan Amendment FROM: M (MEDIUM DENSITY RESIDENTIAL) TO: SC (SERVICE COMMERCIAL) on 2.83 acres at the northwest corner of Stewart Avenue and Mojave Road (APN 139-36-603-001), Ward 3 (Coffin) [PRJ-72109]. Staff recommends APPROVAL.
19. **ABEYANCE - SUP-72188 - SPECIAL USE PERMIT RELATED TO GPA-72182 - PUBLIC HEARING - APPLICANT/OWNER: STEWART PLAZA, LLC** - For possible action on a request for a Special Use Permit FOR A PROPOSED 4,110 SQUARE-FOOT BEER/WINE/COOLER OFF-SALE ESTABLISHMENT USE WITHIN A PROPOSED GENERAL RETAIL STORE (CONVENIENCE STORE) WITH A WAIVER TO ALLOW A 150-FOOT DISTANCE SEPARATION FROM A CITY PARK WHERE 400 FEET IS REQUIRED at the northwest corner of Stewart Avenue and Mojave Road (APN 139-36-603-001), C-1 (Limited Commercial) Zone, Ward 3 (Coffin) [PRJ-72109]. Staff recommends DENIAL.
20. **SUP-72667 - SPECIAL USE PERMIT RELATED TO GPA-72182 AND SUP-72188 - PUBLIC HEARING - APPLICANT/OWNER: STEWART PLAZA, LLC** - For possible action on a request for a Special Use Permit FOR A PROPOSED CAR WASH, FULL SERVICE OR AUTO DETAILING USE at the northwest corner of Stewart Avenue and Mojave Road (APN 139-36-603-001), C-1 (Limited Commercial) Zone, Ward 3 (Coffin) [PRJ-72109]. Staff recommends DENIAL.
21. **ABEYANCE - RENOTIFICATION - SDR-72189 - SITE DEVELOPMENT PLAN REVIEW RELATED TO GPA-72182, SUP-72188 AND SUP-72667 - PUBLIC HEARING - APPLICANT/OWNER: STEWART PLAZA, LLC** - For possible action on a request for a Site Development Plan Review FOR A PROPOSED 4,110 SQUARE-FOOT GENERAL RETAIL STORE (CONVENIENCE STORE) WITH FUEL PUMPS [CANOPY] AND A 900 SQUARE-FOOT CAR WASH WITH WAIVERS TO NOT ORIENT THE BUILDING TO THE CORNER WHERE SUCH IS REQUIRED AND TO ALLOW THE CAR WASH BAY TO FACE THE PUBLIC RIGHT-OF-WAY WHERE SUCH IS NOT PERMITTED on a portion of 2.83 acres at the northwest corner of Stewart Avenue and Mojave Road (APN 139-36-603-001), C-1 (Limited Commercial) Zone, Ward 3 (Coffin) [PRJ-72109]. Staff recommends DENIAL.

22. **ABEYANCE - SUP-72419 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT/OWNER: THE KFLT FINANCIAL TRUST** - For possible action on a request for a Special Use Permit FOR A PROPOSED SHORT-TERM RESIDENTIAL RENTAL USE WITH A WAIVER TO ALLOW A 290-FOOT DISTANCE SEPARATION FROM A SIMILAR USE WHERE 660 FEET IS REQUIRED at 2809 Merritt Avenue (APN 162-08-511-059), R-1 (Single Family Residential) Zone, Ward 1 (Tarkanian) [PRJ-72398]. Staff recommends DENIAL.
23. **ABEYANCE - VAR-72561 - VARIANCE - PUBLIC HEARING - APPLICANT/OWNER: 626 SOUTH 9TH STREET, LLC** - For possible action on a request for a Variance TO ALLOW A TWO-FOOT SIDE YARD SETBACK WHERE FIVE FEET IS REQUIRED on 0.16 acres at 626 South 9th Street (APN 139-34-810-066), P-O (Professional Office) Zone, Ward 3 (Coffin) [PRJ-72527]. Staff recommends DENIAL.
24. **ABEYANCE - VAR-72562 - VARIANCE RELATED TO VAR-72561 - PUBLIC HEARING - APPLICANT/OWNER: 626 SOUTH 9TH STREET, LLC** - For possible action on a request for a Variance TO ALLOW SIX PARKING SPACES WHERE 22 SPACES ARE REQUIRED on 0.16 acres at 626 South 9th Street (APN 139-34-810-066), P-O (Professional Office) Zone, Ward 3 (Coffin) [PRJ-72527]. Staff recommends DENIAL.
25. **ABEYANCE - RENOTIFICATION - SDR-72563 - SITE DEVELOPMENT PLAN REVIEW - PUBLIC HEARING - APPLICANT/OWNER: 626 SOUTH 9TH STREET, LLC** - For possible action on a request for a Site Development Plan Review FOR A PROPOSED 4,107 SQUARE-FOOT ADDITION TO AN EXISTING 2,274 SQUARE-FOOT OFFICE BUILDING WITH WAIVERS TO ALLOW A TWO-FOOT SIDE YARD SETBACK WHERE FIVE FEET IS REQUIRED, SIX PARKING SPACES WHERE 22 SPACES ARE REQUIRED, A 59 PERCENT LOT COVERAGE WHERE A MAXIMUM LOT COVERAGE OF 50 PERCENT IS ALLOWED AND ZERO-FOOT WIDE PERIMETER LANDSCAPE BUFFERS ON THE NORTH, SOUTH AND WEST PROPERTY LINES WHERE EIGHT FEET IS REQUIRED on 0.16 acres at 626 South 9th Street (APN 139-34-810-066), P-O (Professional Office) Zone, Ward 3 (Coffin) [PRJ-72527]. Staff recommends DENIAL.
26. **ABEYANCE - VAR-72572 - VARIANCE - PUBLIC HEARING - APPLICANT/OWNER: CHETAK DEVELOPMENT CORPORATION** - For possible action on a request for a Variance TO ALLOW AN 871 SQUARE-FOOT SIGNAGE AREA WHERE 576 SQUARE FEET IS THE MAXIMUM ALLOWED, TO ALLOW A 30-FOOT DISTANCE SEPARATION FROM AN EXISTING FREESTANDING SIGN WHERE 100 FEET IS THE MINIMUM REQUIRED AND TO ALLOW A PROPOSED 55-FOOT TALL FREESTANDING SIGN WHERE 40 FEET IS THE MAXIMUM ALLOWED on 1.89 acres at 2233 South Las Vegas Boulevard (APN 162-03-410-007), C-2 (General Commercial) Zone, Ward 3 (Coffin) [PRJ-72534]. Staff recommends DENIAL.
27. **ABEYANCE - SUP-72576 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT/OWNER: EMERALD INVESTMENTS SERIES 2, LLC** - For possible action on a request for a Special Use Permit FOR AN EXISTING SHORT-TERM RESIDENTIAL RENTAL USE at 8616 Cremona Drive (APN 163-05-513-027), R-1 (Single Family Residential) Zone, Ward 2 (Seroka) [PRJ-72514]. Staff recommends APPROVAL.
28. **GPA-72719 - GENERAL PLAN AMENDMENT - PUBLIC HEARING - APPLICANT: KB HOME NEVADA, INC. - OWNER: MEXICAN GOLD & OIL EXPLORATION TRUST, ET AL** - For possible action on a request for a General Plan Amendment FROM: DR (DESERT RURAL DENSITY RESIDENTIAL) TO: L (LOW DENSITY RESIDENTIAL) on 4.33 acres at the northwest corner of Hickam Avenue and Pioneer Way (APN 138-03-305-006), Ward 4 (Anthony) [PRJ-72639]. Staff recommends APPROVAL.
29. **ZON-72722 - REZONING RELATED TO GPA-72719 - PUBLIC HEARING - APPLICANT: KB HOME NEVADA, INC. - OWNER: MEXICAN GOLD & OIL EXPLORATION TRUST, ET AL** - For possible action on a request for a Rezoning FROM: U (UNDEVELOPED) [DR (DESERT RURAL DENSITY RESIDENTIAL) GENERAL PLAN DESIGNATION] TO: R-1 (SINGLE FAMILY RESIDENTIAL) on 4.33 acres at the northwest corner of Hickam Avenue and Pioneer Way (APN 138-03-305-006), Ward 4 (Anthony) [PRJ-72639]. Staff recommends APPROVAL.
30. **GPA-72727 - GENERAL PLAN AMENDMENT - PUBLIC HEARING - APPLICANT/OWNER: PARAMOUNT FUND II, LLC** - For possible action on a request for a General Plan Amendment FROM: O (OFFICE) TO: SC (SERVICE COMMERCIAL) on 3.21 acres at the northwest corner of Ann Road and Leggett Road (APNs 125-28-801-014, 016 and 018), Ward 6 (Fiore) [PRJ-72629]. Staff recommends DENIAL.

31. **ZON-72728 - REZONING RELATED TO GPA-72727 - PUBLIC HEARING - APPLICANT/OWNER: PARAMOUNT FUND II, LLC** - For possible action on a request for a Rezoning FROM: P-R (PROFESSIONAL OFFICE AND PARKING) TO: C-1 (LIMITED COMMERCIAL) on 3.21 acres at the northwest corner of Ann Road and Leggett Road (APNs 125-28-801-014, 016 and 018), Ward 6 (Fiore) [PRJ-72629]. Staff recommends DENIAL.
32. **VAR-72941 - VARIANCE RELATED TO GPA-72727 AND ZON-72728 - PUBLIC HEARING - APPLICANT/OWNER: PARAMOUNT FUND II, LLC** - For possible action on a request for a Variance TO ALLOW A 20-FOOT REAR AND SIDE YARD SETBACK WHERE RESIDENTIAL ADJACENCY STANDARDS REQUIRE 69 FEET at the northwest corner of Ann Road and Leggett Road (APNs 125-28-801-014, 016, and 018), P-R (Professional Office and Parking) Zone [PROPOSED: C-1 (Limited Commercial)], Ward 6 (Fiore) [PRJ-72629]. Staff recommends DENIAL.
33. **SUP-72730 - SPECIAL USE PERMIT RELATED TO GPA-72727, ZON-72728 AND VAR-72941 - PUBLIC HEARING - APPLICANT/OWNER: PARAMOUNT FUND II, LLC** - For possible action on a request for a Special Use Permit FOR A PROPOSED CAR WASH, FULL SERVICE OR AUTO DETAILING USE at the northwest corner of Ann Road and Leggett Road (APNs 125-28-801-014, 016 and 018), P-R (Professional Office and Parking) Zone [PROPOSED: C-1 (Limited Commercial)], Ward 6 (Fiore) [PRJ-72629]. Staff recommends DENIAL.
34. **SDR-72731 - SITE DEVELOPMENT PLAN REVIEW RELATED TO GPA-72727, ZON-72728, VAR-72941 AND SUP-72730 - PUBLIC HEARING - APPLICANT/OWNER: PARAMOUNT FUND II, LLC** - For possible action on a request for a Site Development Plan Review FOR A PROPOSED 25,350 SQUARE-FOOT SHOPPING CENTER WITH WAIVERS TO ALLOW A SEVEN-FOOT WIDE LANDSCAPE BUFFER ALONG A PORTION OF THE NORTH AND WEST PROPERTY LINES WHERE EIGHT FEET IS REQUIRED, TO ALLOW THE BUILDINGS TO NOT ORIENT TO THE CORNER AND STREET FRONTAGES WHERE SUCH IS REQUIRED, AND TO ALLOW A CAR WASH BAY AND DRIVE THROUGH LANE TO FACE THE PUBLIC RIGHT-OF-WAY WHERE SUCH IS NOT ALLOWED on 3.21 acres at the northwest corner of Ann Road and Leggett Road (APNs 125-28-801-014, 016 and 018), P-R (Professional Office and Parking) Zone [PROPOSED: C-1 (Limited Commercial)], Ward 6 (Fiore) [PRJ-72629]. Staff recommends DENIAL.
35. **GPA-72732 - GENERAL PLAN AMENDMENT - PUBLIC HEARING - APPLICANT/OWNER: C-SWDE348, LLC** - For possible action on a request for a General Plan Amendment FROM: PCD (PLANNED COMMUNITY DEVELOPMENT) TO: ML (MEDIUM LOW DENSITY RESIDENTIAL) on 44.52 acres at the southwest corner of the Moccasin Road and Rainbow Boulevard alignments (APN 125-03-501-001), Ward 6 (Fiore) [PRJ-72720]. Staff recommends DENIAL.
36. **ZON-72733 - REZONING RELATED TO GPA-72732 - PUBLIC HEARING - APPLICANT/OWNER: C-SWDE348, LLC** - For possible action on a request for a Rezoning FROM: R-E (RESIDENCE ESTATES) TO: R-SL (RESIDENTIAL SMALL LOT) on 44.52 acres at the southwest corner of the Moccasin Road and Rainbow Boulevard alignments (APN 125-03-501-001), Ward 6 (Fiore) [PRJ-72720]. Staff recommends DENIAL.
37. **GPA-72771 - GENERAL PLAN AMENDMENT - PUBLIC HEARING - APPLICANT/OWNER: MARIA L. LOEZA** - For possible action on a request for a General Plan Amendment FROM: L (LOW DENSITY RESIDENTIAL) TO: O (OFFICE) on 0.18 acres at 4324 San Bernardino Avenue (APN 162-07-502-001), Ward 1 (Tarkanian) [PRJ-72737]. Staff recommends DENIAL.
38. **ZON-72772 - REZONING RELATED TO GPA-72771 - PUBLIC HEARING - APPLICANT/OWNER: MARIA L. LOEZA** - For possible action on a request for a Rezoning FROM: R-1 (SINGLE FAMILY RESIDENTIAL) TO: P-O (PROFESSIONAL OFFICE) on 0.18 acres at 4324 San Bernardino Avenue (APN 162-07-502-001), Ward 1 (Tarkanian) [PRJ-72737]. Staff recommends DENIAL.
39. **GPA-72773 - GENERAL PLAN AMENDMENT - PUBLIC HEARING - APPLICANT: DR HORTON - OWNER: UNITED STATES OF AMERICA** - For possible action on a request for a General Plan Amendment FROM: L (LOW DENSITY RESIDENTIAL) TO: MLA (MEDIUM LOW ATTACHED DENSITY RESIDENTIAL) on 15.00 acres 612 feet north of the intersection of Westcliff Drive and Rockmoss Street (APNs 138-28-801-002 and 003), Ward 2 (Seroka) [PRJ-72760]. Staff recommends DENIAL.

40. **ZON-72774 - REZONING RELATED TO GPA-72773 - PUBLIC HEARING - APPLICANT: DR HORTON - OWNER: UNITED STATES OF AMERICA** - For possible action on a request for a Rezoning FROM: U (UNDEVELOPED) [L (LOW DENSITY RESIDENTIAL) GENERAL PLAN DESIGNATION] TO: R-TH (SINGLE FAMILY ATTACHED) on 15.00 acres 612 feet north of the intersection of Westcliff Drive and Rockmoss Street (APNs 138-28-801-002 and 003), Ward 2 (Seroka) [PRJ-72760]. Staff recommends DENIAL.
41. **GPA-72783 - GENERAL PLAN AMENDMENT - PUBLIC HEARING - APPLICANT: HARMONY HOMES - OWNER: VERLAINE, LLC, ET AL** - For possible action on a request for a General Plan Amendment FROM: SC (SERVICE COMMERCIAL) AND MLA (MEDIUM LOW ATTACHED DENSITY RESIDENTIAL) TO: M (MEDIUM DENSITY RESIDENTIAL) on 17.05 acres on the east side of Rancho Drive, 265 feet north of Vegas Drive (APN 139-20-411-015), Ward 5 (Vacant) [PRJ-72752]. Staff recommends APPROVAL.
42. **ZON-72784 - REZONING RELATED TO GPA-72783 - PUBLIC HEARING - APPLICANT: HARMONY HOMES - OWNER: VERLAINE, LLC, ET AL** - For possible action on a request for a Rezoning FROM: C-1 (LIMITED COMMERCIAL) AND R-2 (MEDIUM-LOW DENSITY RESIDENTIAL) TO: R-TH (SINGLE FAMILY ATTACHED) on 17.05 acres on the east side of Rancho Drive, 265 feet north of Vegas Drive (APN 139-20-411-015), Ward 5 (Vacant) [PRJ-72752]. Staff recommends APPROVAL.
43. **GPA-72847 - GENERAL PLAN AMENDMENT - PUBLIC HEARING - APPLICANT: DR HORTON - OWNER: UNITED STATES OF AMERICA** - For possible action on a request for a General Plan Amendment FROM: RNP (RURAL NEIGHBORHOOD PRESERVATION) TO: R (RURAL DENSITY RESIDENTIAL) on 10.34 acres at the northwest corner of La Mancha Avenue and Alpine Ridge Way (portion of APN 126-25-401-021), Ward 6 (Fiore) [PRJ-72846]. Staff recommends DENIAL.
44. **ZON-72848 - REZONING RELATED TO GPA-72847 - PUBLIC HEARING - APPLICANT: DR HORTON - OWNER: UNITED STATES OF AMERICA** - For possible action on a request for a Rezoning FROM: R-E (RESIDENCE ESTATES) TO: R-D (SINGLE FAMILY RESIDENTIAL-RESTRICTED) on 10.34 acres at the northwest corner of La Mancha Avenue and Alpine Ridge Way (portion of APN 126-25-401-021), Ward 6 (Fiore) [PRJ-72846]. Staff recommends DENIAL.
45. **GPA-72837 - GENERAL PLAN AMENDMENT - PUBLIC HEARING - APPLICANT/OWNER: CITY OF LAS VEGAS** - For possible action on a request for a General Plan Amendment TO AMEND THE 2020 MASTER PLAN LAND USE AND RURAL NEIGHBORHOODS PRESERVATION ELEMENT, All Wards. Staff recommends APPROVAL.
46. **MDR-72841 - GENERAL DEVELOPMENT PLAN REVIEW - PUBLIC HEARING - APPLICANT/OWNER: HOWARD HUGHES COMPANY, LLC** - For possible action on a request for a Summerlin General Development Plan Review for the undeveloped portions of Summerlin West on 5,054.53 acres at the northwest corner of Far Hills Drive and Clark County 215 (APNs 137-14-401-002, 137-21-000-002, 137-22-000-017, 137-28-000-001 and 137-32-000-003), P-C (Planned Community) Zone, Ward 2 (Seroka) [PRJ-72832]. Staff recommends APPROVAL.
47. **MDR-72778 - MASTER DEVELOPMENT PLAN REVIEW - PUBLIC HEARING - APPLICANT/OWNER: HOWARD HUGHES COMPANY, LLC** - For possible action on a request for a Summerlin Development Plan Review for Village 21 on 321.00 acres at the northwest corner of Far Hills Drive and Clark County 215 (portion of APN 137-22-000-017), P-C (Planned Community) Zone, Ward 2 (Seroka) [PRJ-72462]. Staff recommends APPROVAL.
48. **MDR-72833 - MASTER DEVELOPMENT PLAN REVIEW - PUBLIC HEARING - APPLICANT/OWNER: HOWARD HUGHES COMPANY, LLC** - For possible action on a request for a Summerlin Development Plan Review for Village 24A on 102.56 acres at the northwest corner of Alta Drive and Sky Vista Drive (portions of APNs 137-22-000-017 and 137-28-000-001), P-C (Planned Community) Zone, Ward 2 (Seroka) [PRJ-72831]. Staff recommends APPROVAL.
49. **MOD-72805 - MAJOR MODIFICATION - PUBLIC HEARING - APPLICANT: GREAT AMERICAN CAPITAL - OWNER: ISAIAH 55:11 SERIES MICAH 6:8** - For possible action on a request for a Major Modification of the Town Center Land Use Plan FROM: UC-TC (URBAN CENTER MIXED USE - TOWN CENTER) AND MS-TC (MAIN STREET MIXED USE - TOWN CENTER) TO: SC-TC (SERVICE COMMERCIAL - TOWN CENTER) on 5.68 acres at the southwest corner of Rome Boulevard and Riley Street (APN 125-20-802-003), Ward 6 (Fiore) [PRJ-72701]. Staff recommends APPROVAL.

50. **VAR-72806 - VARIANCE RELATED TO MOD-72805 - PUBLIC HEARING - APPLICANT: GREAT AMERICAN CAPITAL - OWNER: ISAIAH 55:11 SERIES MICAH 6:8** - For possible action on a request for a Variance TO ALLOW 11 PERCENT OPEN SPACE WHERE TITLE 19 REQUIRES 20 PERCENT on a portion of 5.68 acres at the southwest corner of Rome Boulevard and Riley Street (APN 125-20-802-003), T-C (Town Center) Zone [UC-TC (Urban Center Mixed Use - Town Center) and MS-TC (Main Street Mixed Use - Town Center) Special Land Use Designations] [PROPOSED: SC-TC (Service Commercial - Town Center)], Ward 6 (Fiore) [PRJ-72701]. Staff recommends DENIAL.
51. **SUP-72807 - SPECIAL USE PERMIT RELATED TO MOD-72805 AND VAR-72806 - PUBLIC HEARING - APPLICANT: GREAT AMERICAN CAPITAL - OWNER: ISAIAH 55:11 SERIES MICAH 6:8** - For possible action on a request for a Special Use Permit FOR A PROPOSED AUTO REPAIR GARAGE, MINOR USE WITH A WAIVER TO ALLOW A 114-FOOT DISTANCE SEPARATION FROM A SINGLE-FAMILY DETACHED DWELLING WHERE 330 FEET IS REQUIRED at the southwest corner of Rome Boulevard and Riley Street (APN 125-20-802-003), T-C (Town Center) Zone [UC-TC (Urban Center Mixed Use - Town Center) and MS-TC (Main Street Mixed Use - Town Center) Special Land Use Designation] [PROPOSED: SC-TC (Service Commercial - Town Center)], Ward 6 (Fiore) [PRJ-72701]. Staff recommends DENIAL.
52. **SDR-72808 - SITE DEVELOPMENT PLAN REVIEW RELATED TO MOD-72805, VAR-72806 AND SUP-72807 - PUBLIC HEARING - APPLICANT: GREAT AMERICAN CAPITAL - OWNER: ISAIAH 55:11 SERIES MICAH 6:8** - For possible action on a request for a Site Development Plan Review FOR A PROPOSED 61,142 SQUARE-FOOT SHOPPING CENTER WITH WAIVERS TO ALLOW A THREE-FOOT FRONT YARD SETBACK WHERE 15 FEET IS REQUIRED; A THREE-FOOT REAR YARD SETBACK WHERE 20 FEET IS REQUIRED; A ZERO-FOOT SIDE YARD SETBACK WHERE 10 FEET IS REQUIRED; A THREE-FOOT WIDE LANDSCAPE BUFFER ALONG A PORTION OF THE NORTH PROPERTY LINE WHERE 15 FEET IS REQUIRED; A ZERO-FOOT WIDE LANDSCAPE BUFFER ALONG A PORTION OF THE EAST, WEST AND SOUTH PROPERTY LINES WHERE EIGHT FEET IS REQUIRED; AND TO ALLOW 11 PERCENT OF OPEN SPACE WHERE 20 PERCENT IS REQUIRED on a portion of 5.68 acres at the southwest corner of Rome Boulevard and Riley Street (APN 125-20-802-003), T-C (Town Center) Zone [UC-TC (Urban Center Mixed Use - Town Center) and MS-TC (Main Street Mixed Use - Town Center) Special Land Use Designation] [PROPOSED: SC-TC (Service Commercial - Town Center)], Ward 6 (Fiore) [PRJ-72701]. Staff recommends DENIAL.
53. **ZON-72785 - REZONING - PUBLIC HEARING - APPLICANT: NINETY-FIVE/TWO-FIFTEEN CENTER, LLC - OWNER: RIBIT, LLC, ET AL** - For possible action on a request for a Rezoning FROM: C-1 (LIMITED COMMERCIAL) TO: T-C (TOWN CENTER) on 3.14 acres on the west side of Oso Blanca Road, 698 feet south of Deer Springs Way (APN 125-21-301-003), Ward 6 (Fiore) [PRJ-72642]. Staff recommends APPROVAL.
54. **SDR-72786 - SITE DEVELOPMENT PLAN REVIEW RELATED TO ZON-72785 - PUBLIC HEARING - APPLICANT: NINETY-FIVE/TWO-FIFTEEN CENTER, LLC - OWNER: RIBIT, LLC, ET AL** - For possible action on a request for a Site Development Plan Review FOR A PROPOSED THREE-STORY, 68-UNIT MEDIUM RESIDENTIAL DEVELOPMENT WITH WAIVERS OF REQUIRED TOWN CENTER EDGE ZONE, LANDSCAPING AND STREETScape DEVELOPMENT STANDARDS on 3.14 acres on the west side of Oso Blanca Road, 698 feet south of Deer Springs Way (APN 125-21-301-003), C-1 (Limited Commercial) Zone [PROPOSED: T-C (Town Center)], Ward 6 (Fiore) [PRJ-72642]. Staff recommends DENIAL.
55. **ZON-72796 - REZONING - PUBLIC HEARING - APPLICANT: KB HOME - OWNER: HORIZON PARTNERS AND RAINBOW PARTNERS** - For possible action on a request for a Rezoning FROM: U (UNDEVELOPED) [ML (MEDIUM LOW DENSITY RESIDENTIAL) GENERAL PLAN DESIGNATION] TO: R-CL (SINGLE FAMILY COMPACT-LOT) on 4.62 acres on the east side of Rainbow Boulevard, 295 feet north of Vegas Drive (APN 138-23-401-001), Ward 5 (Vacant) [PRJ-72533]. Staff recommends APPROVAL.
56. **WVR-72794 - WAIVER RELATED TO ZON-72796 - PUBLIC HEARING - APPLICANT: KB HOME - OWNER: HORIZON PARTNERS AND RAINBOW PARTNERS** - For possible action on a request for a Waiver TO ALLOW NO INTERIOR STREET LIGHTS on 4.62 acres on the east side of Rainbow Boulevard, 295 feet north of Vegas Drive (APN 138-23-401-001), U (Undeveloped) Zone [ML (Medium Low Density Residential) General Plan Designation][PROPOSED: R-CL (Single Family Compact-Lot)], Ward 5 (Vacant) [PRJ-72533]. Staff recommends DENIAL.

57. **VAR-72795 - VARIANCE RELATED TO ZON-72796 AND WVR-72794 - PUBLIC HEARING - APPLICANT: KB HOME - OWNER: HORIZON PARTNERS AND RAINBOW PARTNERS** - For possible action on a request for a Variance TO ALLOW A STREET TO TERMINATE IN A NON-STANDARD DESIGN on 4.62 acres on the east side of Rainbow Boulevard, 295 feet north of Vegas Drive (APN 138-23-401-001), U (Undeveloped) Zone [ML (Medium Low Density Residential) General Plan Designation][PROPOSED: R-CL (Single Family Compact-Lot)], Ward 5 (Vacant) [PRJ-72533]. Staff recommends DENIAL.
58. **TMP-72797 - TENTATIVE MAP RELATED TO ZON-72796, WVR-72794 AND VAR-72795 - RAINBOW AND VEGAS - PUBLIC HEARING - APPLICANT: KB HOME - OWNER: HORIZON PARTNERS AND RAINBOW PARTNERS** - For possible action on a request for a Tentative Map FOR A PROPOSED 40-LOT SINGLE-FAMILY RESIDENTIAL SUBDIVISION on 4.62 acres on the east side of Rainbow Boulevard, 295 feet north of Vegas Drive (APN 138-23-401-001), U (Undeveloped) Zone [ML (Medium Low Density Residential) General Plan Designation][PROPOSED: R-CL (Single Family Compact-Lot)], Ward 5 (Vacant) [PRJ-72533]. Staff recommends DENIAL.
59. **VAR-72788 - VARIANCE - PUBLIC HEARING - APPLICANT/OWNER: SCHOOL BOARD OF TRUSTEES** - For possible action on a request for a Variance TO ALLOW A 42-FOOT TALL BUILDING WHERE 35 FEET IS THE MAXIMUM ALLOWED; ALTERNATE BUILDING AND PARKING LOT PLACEMENT; A SIX-FOOT WIDE PERIMETER LANDSCAPE BUFFER ALONG A PORTION OF THE WEST PROPERTY LINE AND A FIVE-FOOT BUFFER ALONG THE EAST PROPERTY LINE WHERE 15 FEET IS REQUIRED; AND TO ALLOW NON-DECIDUOUS TREES IN THE PARKING LOT WHERE SUCH ARE REQUIRED on 8.70 acres at 324 Essex Drive (APN 139-31-203-001), C-V (Civic) Zone, Ward 1 (Tarkanian) [PRJ-72695]. Staff recommends APPROVAL.
60. **SDR-72789 - SITE DEVELOPMENT PLAN REVIEW RELATED TO VAR-72788 - APPLICANT/OWNER: SCHOOL BOARD OF TRUSTEES** - For possible action on a request for a Site Development Plan Review FOR A PROPOSED TWO-STORY, 90,000 SQUARE-FOOT PUBLIC SCHOOL, PRIMARY on 8.70 acres at 324 Essex Drive (APN 139-31-203-001), C-V (Civic) Zone, Ward 1 (Tarkanian) [PRJ-72695]. Staff recommends APPROVAL.
61. **VAR-72813 - VARIANCE - PUBLIC HEARING - APPLICANT/OWNER: GIACOMO J. AND YOLANDA ZANCHI TRUST** - For possible action on a request for a Variance TO ALLOW 13 PARKING SPACES WHERE 18 ARE REQUIRED on 1.19 acres on the north side of Lake Mead Boulevard, 638 feet west of Jones Boulevard (APN 138-23-601-010), C-1 (Limited Commercial) Zone, Ward 5 (Vacant) [PRJ-72743]. Staff recommends APPROVAL.
62. **VAR-72814 - VARIANCE RELATED TO VAR-72813 - PUBLIC HEARING - APPLICANT/OWNER: GIACOMO J. AND YOLANDA ZANCHI TRUST** - For possible action on a request for a Variance TO ALLOW A 13-FOOT REAR YARD SETBACK WHERE 20 FEET IS REQUIRED AND A SIX-FOOT SIDE YARD SETBACK WHERE 10 FEET IS REQUIRED on 1.19 acres on the north side of Lake Mead Boulevard, 638 feet west of Jones Boulevard (APN 138-23-601-010), C-1 (Limited Commercial) Zone, Ward 5 (Vacant) [PRJ-72743]. Staff recommends APPROVAL.
63. **SDR-72816 - SITE DEVELOPMENT PLAN REVIEW RELATED TO VAR-72813 AND VAR-72814 - PUBLIC HEARING - APPLICANT/OWNER: GIACOMO J. AND YOLANDA ZANCHI TRUST** - For possible action on a request for a Major Amendment to a previously approved Site Development Plan Review [Z-0055-94(1)] FOR A PROPOSED 3,000 SQUARE-FOOT GENERAL RETAIL BUILDING WITH A WAIVER TO ALLOW A ZERO-FOOT WIDE PERIMETER LANDSCAPE BUFFER ALONG A PORTION OF THE EAST PROPERTY LINE WHERE EIGHT FEET IS REQUIRED on 1.19 acres on the north side of Lake Mead Boulevard, 638 feet west of Jones Boulevard (APN 138-23-601-010), C-1 (Limited Commercial) Zone, Ward 5 (Vacant) [PRJ-72743]. Staff recommends APPROVAL.
64. **VAR-72584 - VARIANCE - PUBLIC HEARING - APPLICANT/OWNER: 216 SPANISH OAKS, LLC** - For possible action on a request for a Variance TO ALLOW 303 PARKING SPACES WHERE 342 ARE REQUIRED FOR AN EXISTING MULTI-FAMILY RESIDENTIAL DEVELOPMENT on 8.45 acres at 2301 South Valley View Boulevard (APN 162-05-401-001), R-3 (Medium Density Residential) Zone, Ward 1 (Tarkanian) [PRJ-72286]. Staff recommends DENIAL.

65. **VAR-72661 - VARIANCE - PUBLIC HEARING - APPLICANT/OWNER: JUANA CANO** - For possible action on a request for a Variance TO ALLOW A 13-FOOT CORNER SIDE YARD SETBACK WHERE 15 FEET IS REQUIRED AND TO ALLOW A ONE-FOOT SIDE YARD SETBACK WHERE FIVE FEET IS REQUIRED FOR EXISTING ADDITIONS AND PATIO COVER on 0.17 acres at 7015 Oakhurst Avenue (APN 138-34-314-073), R-1 (Single Family Residential) Zone, Ward 1 (Tarkanian) [PRJ-72322]. Staff recommends DENIAL.
66. **VAR-72762 - VARIANCE - PUBLIC HEARING - APPLICANT/OWNER: GARN C & LAUREN A CROSSMAN** - For possible action on a request for a Variance TO ALLOW A 30-FOOT FRONT YARD SETBACK WHERE 50 FEET IS REQUIRED AND A FIVE-FOOT SIDE YARD SETBACK WHERE 10 FEET IS REQUIRED FOR A PROPOSED ADDITION TO A SINGLE-FAMILY DWELLING on 0.46 acres at 5420 West Rome Boulevard (APN 125-24-304-011), R-E (Residence Estates) Zone, Ward 6 (Fiore) [PRJ-72698]. Staff recommends DENIAL.
67. **VAR-72764 - VARIANCE - PUBLIC HEARING - APPLICANT/OWNER: JAMES L AND DAWN BUCHAN** - For possible action on a request for a Variance TO ALLOW A FIVE-FOOT SIDE YARD SETBACK FOR A PROPOSED ACCESSORY STRUCTURE (CLASS II) [GARAGE] WHERE 10 FEET IS REQUIRED on 0.49 acres at 1601 Golden Oak Drive (APN 163-03-210-006), R-PD2 (Residential Planned Development - 2 Units per Acre) Zone, Ward 1 (Tarkanian) [PRJ-72754]. Staff recommends APPROVAL.
68. **SUP-72756 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT/OWNER: MAD MAN ARMY SURPLUS 3300, LLC** - For possible action on a request for a Special Use Permit FOR A PROPOSED GUN CLUB, SKEET OR TARGET RANGE, OR ARCHERY CLUB (INDOOR) USE at 3310 North Rancho Drive (APN 138-12-802-001), C-2 (General Commercial) Zone, Ward 5 (Vacant) [PRJ-72699]. Staff recommends APPROVAL.
69. **SUP-72757 - SPECIAL USE PERMIT RELATED TO SUP-72756 - PUBLIC HEARING - APPLICANT/OWNER: MAD MAN ARMY SURPLUS 3300, LLC** - For possible action on a request for a Special Use Permit FOR A PROPOSED 12,005 SQUARE-FOOT SECONDHAND DEALER USE at 3300 and 3310 North Rancho Drive (APN 138-12-802-001), C-2 (General Commercial) Zone, Ward 5 (Vacant) [PRJ-72699]. Staff recommends APPROVAL.
70. **SUP-72692 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT: VEGAS SPRING, INC - OWNER: LOU CHRISTIAN AEGEAN ISLE, LLC** - For possible action on a request for a Special Use Permit FOR A PROPOSED 1,261 SQUARE-FOOT MASSAGE ESTABLISHMENT USE at 7871 West Charleston Boulevard, Suite #150 (APN 163-04-514-004), C-1 (Limited Commercial) Zone, Ward 1 (Tarkanian) [PRJ-72623]. Staff recommends DENIAL.
71. **SUP-72781 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT: UHN1, LLC - OWNER: G&I VIII VILLAGE SQUARE, LLC** - For possible action on a request for a Special Use Permit FOR A PROPOSED 3,176 SQUARE-FOOT BEER/WINE/COOLER ON-SALE ESTABLISHMENT USE WITH A WAIVER TO ALLOW A ZERO-FOOT DISTANCE SEPARATION FROM A CHURCH/HOUSE OF WORSHIP WHERE 400 FEET IS REQUIRED at 9410 West Sahara Avenue, Suite #130 (APN 163-06-816-037), C-1 (Limited Commercial) Zone, Ward 2 (Seroka) [PRJ-72655]. Staff recommends APPROVAL.
72. **SUP-72811 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT: N SCOTT DISTILLERY, LLC - OWNER: RANCHO PROPERTIES, LLC** - For possible action on a request for a Special Use Permit FOR A PROPOSED 880 SQUARE-FOOT PACKAGE LIQUOR (ANCILLARY CRAFT DISTILLERY) USE at 3065 North Rancho Drive, Suite #144 (APN 138-13-512-008), C-M (Commercial/Industrial) Zone, Ward 5 (Vacant) [PRJ-72782]. Staff recommends APPROVAL.
73. **SUP-72134 - REMANDED TO PLANNING COMMISSION - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT/OWNER: ROBIN AND JOHN STEPHAN** - For possible action on a request for a Special Use Permit FOR A PROPOSED SHORT-TERM RESIDENTIAL RENTAL USE WITH A WAIVER TO ALLOW A ZERO-FOOT DISTANCE SEPARATION FROM A SIMILAR USE WHERE 660 FEET IS REQUIRED at 150 North Las Vegas Boulevard, Unit 1202 (APN 139-34-613-084), C-2 (General Commercial) Zone, Ward 3 (Coffin) [PRJ-72080]. Staff recommends DENIAL.
74. **SUP-72705 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT/OWNER: PAULINE BAHAT REVOCABLE TRUST OF 2010** - For possible action on a request for a Special Use Permit FOR AN EXISTING SHORT-TERM RESIDENTIAL RENTAL USE at 2100 Westlund Drive (APN 162-05-814-009), R-1 (Single Family Residential) Zone, Ward 1 (Tarkanian) [PRJ-72680]. Staff recommends APPROVAL.

75. **SUP-72716 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT/OWNER: BIG BLOCK PARTNERS, LLC** - For possible action on a request for a Special Use Permit FOR A PROPOSED SHORT-TERM RESIDENTIAL RENTAL USE at 301 East Charleston Boulevard, Unit 112 (APN 139-34-401-022), C-2 (General Commercial) Zone, Ward 3 (Coffin) [PRJ-72614]. Staff recommends APPROVAL.
76. **SUP-72767 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT/OWNER: ALONA BAHAT** - For possible action on a request for a Special Use Permit FOR AN EXISTING SHORT-TERM RESIDENTIAL RENTAL USE at 1709 Mora Lane (APN 162-05-711-026), R-1 (Single Family Residential) Zone, Ward 1 (Tarkanian) [PRJ-72745]. Staff recommends APPROVAL.
77. **SUP-72798 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT/OWNER: DANIELLE C. DUGAN** - For possible action on a request for a Special Use Permit FOR A PROPOSED SHORT-TERM RESIDENTIAL RENTAL USE WITH A WAIVER TO ALLOW A ZERO-FOOT DISTANCE SEPARATION FROM A SIMILAR USE WHERE 660 FEET IS REQUIRED at 1704 South 9th Street (APN 162-03-712-002), R-1 (Single Family Residential) Zone, Ward 3 (Coffin) [PRJ-72746]. Staff recommends DENIAL.
78. **SUP-72800 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT/OWNER: ROBERT R. KOHLER** - For possible action on a request for a Special Use Permit FOR A PROPOSED SHORT-TERM RESIDENTIAL RENTAL USE at 2812 Alta Drive (APN 139-32-214-025), R-E (Residence Estates) Zone, Ward 1 (Tarkanian) [PRJ-72677]. Staff recommends APPROVAL.
79. **SDR-72689 - SITE DEVELOPMENT PLAN - PUBLIC HEARING - APPLICANT: SUMMIT HOMES OF NEVADA, LLC - OWNER: SUMMIT DORRELL, LLC, ET AL** - For possible action on a request for a Major Amendment to a previously approved Site Development Plan Review (SDR-60074) WITH A WAIVER OF TOWN CENTER STREETScape DEVELOPMENT STANDARDS TO ALLOW AN ALTERNATIVE PLANTING PLAN WHERE TOWN CENTER REQUIRES SPECIFIC PLANTING PATTERNS AND SPECIES on 1.87 acres at the northeast corner of Dorrell Lane and Tee Pee Lane (APNs Multiple), T-C (Town Center) Zone [L-TC (Low Density Residential - Town Center) Special Land Use Designation], Ward 6 (Fiore) [PRJ-72660]. Staff recommends DENIAL.
80. **SDR-72717 - SITE DEVELOPMENT PLAN REVIEW - PUBLIC HEARING - APPLICANT/OWNER: A BETTER OPTION HEALTHCARE, INC** - For possible action on a request for a Site Development Plan Review FOR A PARKING LOT WITH WAIVERS TO ALLOW A ZERO-FOOT LANDSCAPE BUFFER ON THE SOUTH PERIMETER WHERE EIGHT FEET IS REQUIRED, A SIX-FOOT LANDSCAPE BUFFER ON THE NORTH AND EAST PERIMETERS WHERE EIGHT FEET IS REQUIRED, AN EIGHT-FOOT LANDSCAPE BUFFER ON THE WEST PERIMETER WHERE 15 FEET IS REQUIRED on 0.33 acres at 108 and 112 South Jones Boulevard (APNs 138-36-112-005 and 006), P-R (Professional Office and Parking) Zone, Ward 1 (Tarkanian) [PRJ-72320]. Staff recommends APPROVAL.
81. **SDR-72768 - SITE DEVELOPMENT PLAN REVIEW - PUBLIC HEARING - APPLICANT/OWNER: GARY CREAGH SR AND GARY CREAGH JR** - For possible action on a request for a Site Development Plan Review FOR A PROPOSED TWO-STORY, 14,723 SQUARE-FOOT COMMERCIAL DEVELOPMENT, INCLUDING AN 680 SQUARE-FOOT PLAZA AND 4,825 SQUARE FEET OF SECOND LEVEL OUTDOOR PATIO SPACE on 0.32 acres at 1301 South Main Street (APN 162-03-110-084), C-M (Commercial/Industrial) Zone, Ward 3 (Coffin) [PRJ-72686]. Staff recommends APPROVAL.
82. **SDR-72803 - SITE DEVELOPMENT PLAN REVIEW - PUBLIC HEARING - APPLICANT/OWNER: DENNYS INC.** - For possible action on a request for a Site Development Plan Review FOR A PROPOSED 4,722 SQUARE-FOOT RESTAURANT WITH A WAIVER TO ALLOW ZERO PERCENT BUILDING ALIGNMENT WITH THE FRONT AND CORNER SIDE PROPERTY LINES WHERE 70 PERCENT IS REQUIRED on 0.63 acres at 1810 and 1826 South Las Vegas Boulevard (APNs 162-03-302-004 and 005), C-2 (General Commercial) Zone, Ward 3 (Coffin) [PRJ-72726]. Staff recommends APPROVAL.

DIRECTOR'S BUSINESS:

83. **ABEYANCE - TXT-72039 - TEXT AMENDMENT - PUBLIC HEARING - APPLICANT/OWNER: CITY OF LAS VEGAS** - For possible action on a request to amend LVMC 19.02 related to Subdivision Design and Improvement Requirements, 19.04 related to Complete Streets Standards, 19.16.050 related to Tentative Maps, and 19.16.130 related to Waivers, and to provide for other related matters. Staff recommends APPROVAL.

84. **TXT-72839 - TEXT AMENDMENT - PUBLIC HEARING - APPLICANT/OWNER: CITY OF LAS VEGAS** - For possible action on a request to amend LVMC Title 19 related to Open Space Repurposing, and to provide for other related matters. Staff has NO RECOMMENDATION.
85. **DIR-72765 - DIRECTOR'S BUSINESS - PUBLIC HEARING - APPLICANT/OWNER: CITY OF LAS VEGAS** - For discussion and possible action on a request to amend the City of Las Vegas Planning Commission Rules and Regulations. Staff has NO RECOMMENDATION.

CITIZENS PARTICIPATION:

86. 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