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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 15th day of OCTOBER, 2019, 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 22nd
day of OCTOBER, 2019, at 6:00PM, in Las Vegas, Nevada, on
Public Bulletin Boards at the following locations:

1. City Hall Plaza, 495 South Main Street, 15th 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, 15th Floor



Signature

17✓

CERTIFICATE OF ELECTRONIC MAILING

(Posting required under the provisions of NRS Chapter 241)

Nora Lares _____, an employee of the City of Las Vegas, Nevada,
says that on the 15th day of OCTOBER, 2019, 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 22nd day of
OCTOBER, 2019, 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.

Nora Lares



Signature
Department of Planning

Nora Lares

Contact Group Name: Agenda Mailing_updated 09.17.19

Members:

Adrian Viesca
AndyStahl@yahoo.com
Angela Torres
Barney Perkins
Belete E. Diriba
Ben.taylor@jacobs.com
Bill L. Snyder
Bob Genzer (genzerconsulting@cox.net)

Brian Petruzzelli
brian@roicre.com
Bryan Scott
Cedric Kerns
Chance Bonaventura
chancebona@gmail.com
Chris Morgan
Cissy Green
Connie Chau
Daniel Adamson
Daniel Burdish
David F. Klein
David Riggelman
Dennis Moyer
Detrick Sanford
Edward Lehnardt
Eric Fahs
Gary Reid
Gina Venglass
gowilbur4@gmail.com
Jennifer Davies
Kami Dempsey
Karina Saucedo
Katherine Duncan
Kathleen Ray
Keith Letus
Keith Spencer
Kim Bush
Kimberly Reid
Lora Kalkman
marlamw@strategies360.com
Mayor's Office, All Staff
Melissa Lindsey
Michele Fiore
michelefiore@me.com
Michelle Thackston
Mr. Ray Mitchell
Patricia Cabrera
Peter Jackson
Phyllis Collman
Planning, All Staff
Rae Heller

adrian.viesca@alumni.unlv.edu
AndyStahl@yahoo.com
torresa@rtcshv.com
BPerkins@LasVegasNevada.GOV
bdiriba@LasVegasNevada.GOV
Ben.taylor@jacobs.com
wsnyder@LasVegasNevada.GOV

genzerconsulting@cox.net
petruzzellib@gmail.com
brian@roicre.com
BScott@LasVegasNevada.GOV
ckerns@LasVegasNevada.GOV
cbonaventura@LasVegasNevada.GOV
chancebona@gmail.com
CMorgan@LasVegasNevada.GOV
CGreen@LasVegasNevada.GOV
Connie.chau@mail.house.gov
dan@roicre.com
dburdish@LasVegasNevada.GOV
Dklein@LasVegasNevada.GOV
DRiggelman@LasVegasNevada.GOV
dmoyer@LasVegasNevada.GOV
Detrick.sanford@mail.house.gov
edward@roicre.com
ejfahs@gmail.com
greid@LasVegasNevada.GOV
gvenglass@LasVegasNevada.GOV
gowilbur4@gmail.com
jdavies@LasVegasNevada.GOV
kdempsey@strategicsolutionsnv.com
ksaucedo@LasVegasNevada.GOV
w5cclv@gmail.com
KRAYENT2@aol.com
kletus@LasVegasNevada.GOV
Keith.Spencer@cbre.com
kbush@ClarkCountyNV.gov
kreid@LasVegasNevada.GOV
lkalkman@LasVegasNevada.GOV
marlamw@strategies360.com

mlindsey@LasVegasNevada.GOV
mfiore@LasVegasNevada.GOV
michelefiore@me.com
mthackston@LasVegasNevada.GOV
rdmitch@cox.net
pcabrera@LasVegasNevada.GOV
pjackson@LasVegasNevada.GOV
collmangroup@gmail.com

rheller@LasVegasNevada.GOV

Richard Rozier
Rick Schroder
Robert Nolan
Roger Bailey
Roz Holcomb
Seth T. Floyd, Esq.
Sharon Linsenbardt
Stacey Campbell
Stavros Anthony
Steve S. Horlock
Sue Seawalt
Tanya Jackson-Renter
texdona@gmail.com
Todd
Tom Kruse
Vanessa Aoun
Zurama Gomez

rrozier@LasVegasNevada.GOV
rschroder@LasVegasNevada.GOV
rnolan@LasVegasNevada.GOV
rbailey@LasVegasNevada.GOV
rholcomb@strategicsolutionsnv.com
sfloyd@theurbanlawfirm.com
sgo@lvcoxmail.com
sicampbell@LasVegasNevada.GOV
santhony@LasVegasNevada.GOV
shorlock@LasVegasNevada.GOV
sue.seawalt@clarkcountynv.gov
tjackson@LasVegasNevada.GOV
texdona@gmail.com
Todd@rgglv.com
tkruse@LasVegasNevada.GOV
VAoun@LasVegasNevada.GOV
zgomez@LasVegasNevada.GOV

CERTIFICATE OF MAILING

(Posting required under the provisions of NRS Chapter 241)

Nora Lares

_____, an employee of the City of Las Vegas, Nevada,
says that on the 15th day of OCTOBER, 2019, 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 22nd day of
OCTOBER, 2019, 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.

Nora Lares



Signature
Department of Planning

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

Dr. Robert E. Fowler, Sr.
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 Connors Drive
Las Vegas, Nevada 89107

Mr. Ron Lurie
Arizona Charlie's
740 South Decatur Boulevard
Las Vegas, Nevada 89107

Ms. Linda Foster
3721 Capella Avenue
Las Vegas, Nevada 89102

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
1100 North "D" Street
Las Vegas, Nevada 89106

Mr. Alberto Jauregui
Nevada Land
3505 East Harmon Avenue, Suite. B
Las Vegas, Nevada 89121

Ms. Maggy Ruiz
Latin American Press
PO Box 12599
Las Vegas, Nevada 89112

Mr. Jeff Jacquart
McCarran International Airport
PO Box 11005
Las Vegas, Nevada 89111

Mr. and Mrs. George Muns
5916 Paseo Del Mar
Las Vegas, Nevada 89108

Mrs. Joann
VTN Nevada
2727 South Rainbow Boulevard
Las Vegas, Nevada 89146

Ms. Rose Honrath
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
1127 Westlund Drive
Las Vegas, Nevada 89102

Ms. Lynn Bessent
5076 Auborn Avenue
Las Vegas, Nevada 89108

Mr. Robert Phillips
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
Las Vegas, Nevada 89145

Ms. Tracy Larkin-Thomason
Nevada Department of Transportation
600 South Grand Central Parkway, Ste. 135
Las Vegas, Nevada 89106

Mr. and Mrs. Brian Gilbert
941 Verdite Avenue
Henderson, Nevada 89011

Ms. Serina Choi
1930 Village Center Circle, #3-219
Las Vegas, Nevada 89134

Mr. Michael Gittings
UFCW 711
1201 North Decatur Boulevard, Suite #116
Las Vegas, Nevada 89108

Ms. Sharon Linsenbardt
7222 West Grand Teton Drive
Las Vegas, Nevada 89131

Ms. Tami Lord
5150 East Yale Circle, Suite #400
Denver, Colorado 80222

Ms. Kathy Seest
P.O. Box 1830
Las Vegas, Nevada 89125

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

Mr. and Mrs. James Seward
6341 Rassler Avenue
Las Vegas, Nevada 89107

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

Mr. Richard Geyer
8260 Hilton Head Court
Las Vegas, Nevada 89128

Mr. Stephen Reilly
269 Wilted Jasmine Court
Las Vegas, Nevada 89106-3983

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

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. Steve Sanson
Aggressive Business Consulting
PO Box 28211
Las Vegas, Nevada 89126

Ms. Elizabeth Williams
Regional Transportation Center
600 South Grand Central Parkway
Las Vegas, Nevada 89106

Ms. June Ingram
8220 Silver Sky Drive, Apt. 329
Las Vegas, Nevada 89145

Ms. Maria Zaldivar-Vaught
8232 Fawn Heather Court
Las Vegas, Nevada 89149

Mr. Matt Connolly
328 Troon Drive
Napa, California 94558

Mr. Ryan Arnold
Skancke Companies
2620 Regatta Drive, Suite #102
Las Vegas, Nevada 89128

D. Hanslip
1200 Redwood Street, Suite #39
Las Vegas, Nevada 89146

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

Mayor Carolyn G. Goodman (At-Large)
Mayor Pro-Tem Michele Fiore (Ward 6)
Councilman Brian Knudsen (Ward 1)
Councilwoman Victoria Seaman (Ward 2)
Councilwoman Olivia Diaz (Ward 3)
Councilman Stavros S. Anthony (Ward 4)
Councilman Cedric Crear (Ward 5)



Commissioner Sam Cherry, Chair
Commissioner Louis De Salvio, Vice Chair
Commissioner Trinity Haven Schlottman
Commissioner Donna Toussaint
Commissioner Anthony Williams
Commissioner Jeff Rogan
Commissioner Sigal Chattah

Planning Commission Agenda

Council Chambers - 495 South Main Street - Phone 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.

October 22, 2019

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 as well as presented live on KCLV, Cable Channel 2, and are Closed Captioned for our hearing-impaired viewers. Please note customers of CenturyLink and Cox Communications can view this program in High Definition on Channel 1002 and in Standard Definition on Channel 2. You can also watch this meeting live on Apple TV, Roku and Amazon Fire TV on the Go-Vegas app. The Planning Commission Meeting, as well as all other KCLV programming, can be viewed on the internet at www.kclv.tv/live. The proceedings will be rebroadcast on KCLV and the web the Saturday of 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 Milagros Escuin, Department of Planning, 333 North Rancho Drive, 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 September 24, 2019.
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.

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.

7. TMP-77350 - TENTATIVE MAP - DECATUR AND ALTA - APPLICANT/OWNER: D AND A REAL PROPERTIES, LLC - For possible action on a request for a Tentative Map FOR A ONE-LOT COMMERCIAL SUBDIVISION on 19.62 acres at 400 South Decatur Boulevard (APN 138-36-601-009), C-2 (General Commercial) Zone, Ward 1 (Knudsen) [PRJ-77324]. Staff recommends APPROVAL.
8. GPA-77202 - GENERAL PLAN AMENDMENT - PUBLIC HEARING - APPLICANT: SC EAST LANDCO, LLC, ET AL - OWNER: EASTLAND, LLC - For possible action on a request for a General Plan Amendment FROM: PCD (PLANNED COMMUNITY DEVELOPMENT) AND SC (SERVICE COMMERCIAL) TO: TND (TRADITIONAL NEIGHBORHOOD DEVELOPMENT) on 0.46 acres generally located west of Sky Pointe Drive, approximately 635 feet south of Kyle Canyon Road (APN 125-06-401-006), Ward 6 (Fiore) [PRJ-77148]. Staff recommends APPROVAL.
9. ZON-77203 - REZONING RELATED TO GPA-77202 - PUBLIC HEARING - APPLICANT: SC EAST LANDCO, LLC, ET AL - OWNER: EASTLAND, LLC - For possible action on a request for a Rezoning FROM: U (UNDEVELOPED) [PCD (PLANNED COMMUNITY DEVELOPMENT) AND SC (SERVICE COMMERCIAL) GENERAL PLAN DESIGNATIONS] TO: T-D (TRADITIONAL DEVELOPMENT) on 0.46 acres generally located west of Sky Pointe Drive, approximately 635 feet south of Kyle Canyon Road (APN 125-06-401-006), Ward 6 (Fiore) [PRJ-77148]. Staff recommends APPROVAL.
10. GPA-77369 - GENERAL PLAN AMENDMENT - PUBLIC HEARING - APPLICANT: NEW QUICK LANE - OWNER: DAF, LLC AND LATULIPPE TRUST - For possible action on a request for a General Plan Amendment FROM: SC (SERVICE COMMERCIAL) TO: GC (GENERAL COMMERCIAL) on 1.33 acres on the west side of Rancho Drive, 215 feet north of Red Coach Avenue (APNs 138-02-101-010 and 011), Ward 4 (Anthony) [PRJ-77061]. Staff recommends APPROVAL.

11. VAC-77370 - VACATION RELATED TO GPA-77369 - PUBLIC HEARING - APPLICANT: NEW QUICK LANE - OWNER: DAF, LLC AND LATULIPPE TRUST - For possible action on a request for a Petition to Vacate public drainage easements located on the west side of Rancho Drive, 215 feet north of Red Coach Avenue (APNs 138-02-101-009, 010 and 011), Ward 4 (Anthony) [PRJ-77061]. Staff recommends APPROVAL.
12. SDR-77371 - SITE DEVELOPMENT PLAN REVIEW RELATED TO GPA-77369 AND VAC-77370 - PUBLIC HEARING - APPLICANT: NEW QUICK LANE - OWNER: DAF, LLC AND LATULIPPE TRUST - For possible action on a request for a Site Development Plan Review FOR A PROPOSED 27,687 SQUARE-FOOT AUTO REPAIR GARAGE (MAJOR) AND AUTO PARTS (ACCESSORY INSTALLATION) FACILITY WITH TWO AUTO DEALER INVENTORY STORAGE BUILDINGS WITH A WAIVER TO NOT PROVIDE A CONSISTENT LEVEL OF DETAILING AND FINISH ON ALL SIDES OF THE BUILDING WHERE SUCH IS REQUIRED on 2.71 acres located on the west side of Rancho Drive, 215 feet north of Red Coach Avenue (APNs 138-02-101-009, 010 and 011), C-2 (General Commercial) Zone, Ward 4 (Anthony) [PRJ-77061]. Staff recommends APPROVAL.
13. TMP-77372 - TENTATIVE MAP RELATED TO GPA-77369, VAC-77370 AND SDR-77371 - QUICK LANE AT RANCHO - PUBLIC HEARING - APPLICANT: NEW QUICK LANE - OWNER: DAF, LLC AND LATULIPPE TRUST - For possible action on a request for a Tentative Map FOR A ONE-LOT COMMERCIAL SUBDIVISION on 2.71 acres located on the west side of Rancho Drive, 215 feet north of Red Coach Avenue (APNs 138-02-101-009, 010 and 011), C-2 (General Commercial) Zone, Ward 4 (Anthony) [PRJ-77061]. Staff recommends APPROVAL.
14. SUP-76715 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT/OWNER: 305 LAS VEGAS, LLC - For possible action on a request for a Special Use Permit FOR A MIXED-USE DEVELOPMENT at the southwest corner of Charleston Boulevard and 4th Street (APNs 162-03-115-001 and 002), C-1 (Limited Commercial) Zone, Ward 3 (Diaz) [PRJ-76646]. Staff recommends APPROVAL.
15. VAC-76736 - VACATION RELATED TO SUP-76715 - PUBLIC HEARING - APPLICANT/OWNER: 305 LAS VEGAS, LLC - For possible action on a request for a Petition to Vacate a public access easement east of the existing alley, south of Charleston Boulevard, Ward 3 (Diaz) [PRJ-76646]. Staff recommends APPROVAL.
16. SDR-76716 - SITE DEVELOPMENT PLAN REVIEW RELATED TO SUP-76715 AND VAC-76736 - PUBLIC HEARING - APPLICANT/OWNER: 305 LAS VEGAS, LLC - For possible action on a request for a Site Development Plan Review FOR A PROPOSED EIGHT-STORY MIXED-USE DEVELOPMENT CONSISTING OF 501 RESIDENTIAL UNITS AND 20,313 SQUARE FEET OF COMMERCIAL SPACE WITH A WAIVER OF THE 70 PERCENT BUILD-TO-LINE REQUIREMENT on 2.67 acres at the southwest corner of Charleston Boulevard and 4th Street (APNs 162-03-115-001 and 002), C-1 (Limited Commercial) Zone, Ward 3 (Diaz) [PRJ-76646]. Staff recommends APPROVAL.
17. SUP-77365 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT/OWNER: 900 FREMONT, LLC - For possible action on a request for a Special Use Permit FOR AN OPEN AIR VENDING/TRANSIENT SALES LOT USE at 916 Fremont Street (APN 139-34-601-008), C-2 (General Commercial) Zone, Ward 3 (Diaz) [PRJ-77256]. Staff recommends APPROVAL.
18. SDR-77366 - SITE DEVELOPMENT PLAN REVIEW RELATED TO SUP-77365 - PUBLIC HEARING - APPLICANT/OWNER: 900 FREMONT, LLC - For possible action on a request for a Site Development Plan Review FOR A PROPOSED PARKING LOT AND COMMERCIAL RECREATION/AMUSEMENT (OUTDOOR) FACILITY WITH WAIVERS OF THE INTERIM DOWNTOWN LAS VEGAS DEVELOPMENT STANDARDS on 2.75 acres at 916 Fremont Street (APN 139-34-601-008), C-2 (General Commercial) Zone, Ward 3 (Diaz) [PRJ-77256]. Staff recommends APPROVAL.
19. SUP-77300 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT: PAYMON RAOUF - OWNER: KAP HOLDINGS, LLC - For possible action on a request for a Special Use Permit FOR A PROPOSED 6,571 SQUARE-FOOT LIQUOR ESTABLISHMENT (TAVERN) [TAVERN-RESTRICTED] USE, WITH 1,215 SQUARE FEET OF OUTDOOR SEATING AREA WITH WAIVERS TO ALLOW A 330-FOOT DISTANCE SEPARATION FROM A CHURCH/HOUSE OF WORSHIP AND 1,150 FEET FROM A SIMILAR USE WHERE 1,500 FEET IS REQUIRED at 8380 West Sahara Avenue, Suite #150 (APN 163-04-416-003), C-1 (Limited Commercial) Zone, Ward 1 (Knudsen) [PRJ-76607]. Staff recommends APPROVAL.
20. SUP-77363 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT: NICK LOPEZ - OWNER: REALKEN, LLC - For possible action on a request for a Special Use Permit FOR A PROPOSED 486 SQUARE-FOOT TATTOO PARLOR/BODY PIERCING STUDIO USE at 2213 Paradise Road (APN 162-03-413-019), C-1 (Limited Commercial) Zone, Ward 3 (Diaz) [PRJ-77270]. Staff recommends APPROVAL.

21. SUP-77368 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT: HMB, LLC - OWNER: 1301 COMMERCE, LLC - For possible action on a request for a Special Use Permit FOR A PROPOSED 2,112 SQUARE-FOOT URBAN LOUNGE USE WITH 379 SQUARE FEET OF OUTDOOR SEATING AREA at the southeast corner of Colorado Avenue and Commerce Street (APN 162-03-110-123), C-M (Commercial/Industrial) Zone, Ward 3 (Diaz) [PRJ-77220]. Staff recommends APPROVAL.
22. SCD-77381 - PUBLIC HEARING - APPLICANT: KB HOMES, INC. - OWNER: HOWARD HUGHES COMPANY, LLC - For possible action on a request for a Summerlin Major Deviation TO ALLOW A THREE-FOOT TO EIGHT-FOOT OR 18-FOOT GARAGE DOOR SETBACK WHERE THREE FEET TO FIVE FEET OR 18 FEET IS REQUIRED ON LOT 53 OF A 137-LOT SINGLE-FAMILY RESIDENTIAL DEVELOPMENT on 11.74 acres on the southwest corner of Kindle Corner Way and Carriage Hill Drive (APN 137-26-112-002), P-C (Planned Community) Zone [SFSD (Single Family Special Lot Development - Special Land Use Designation)], Ward 2 (Seaman) [PRJ-77153]. Staff recommends APPROVAL.
23. VAC-77374 - VACATION RELATED TO SCD-77373 - PUBLIC HEARING - APPLICANT: KB HOMES, INC. - OWNER: HOWARD HUGHES COMPANY, LLC - For possible action on a request for a Petition to Vacate a public access easement generally located at the southwest corner of Kindle Corner Way and Carriage Hill Drive (APN 137-26-112-002), Ward 2 (Seaman) [PRJ-77153]. Staff recommends APPROVAL.
24. TMP-77375 - TENTATIVE MAP RELATED TO SCD-77373 AND VAC-77374 - SUMMERLIN VILLAGE 21 PARCEL J - ASCENT - PUBLIC HEARING - APPLICANT: KB HOMES, INC. - OWNER: THE HOWARD HUGHES COMPANY, LLC - For possible action on a request for a Tentative Map FOR A 137-LOT SINGLE-FAMILY RESIDENTIAL SUBDIVISION on 11.74 acres at the southwest corner of Kindle Corner Way and Carriage Hill Drive (APN 137-26-112-002), P-C (Planned Community) Zone [SFSD (Single Family Special Lot Development - Summerlin Special Land Use Designation)], Ward 2 (Seaman) [PRJ-77153]. Staff recommends APPROVAL.
25. SDR-77388 - SITE DEVELOPMENT PLAN REVIEW - PUBLIC HEARING - APPLICANT/OWNER: TRIPLE M3 HOLDING LIMITED PARTNERSHIP - For possible action on a request for a Site Development Plan Review FOR A PROPOSED TWO-STORY, 7,174 SQUARE-FOOT COMMERCIAL BUILDING WITH A 1,295 SQUARE-FOOT ROOF DECK AND A 422 SQUARE-FOOT OUTDOOR PATIO on 0.31 acres at 801 South Main Street (APN 139-34-310-010), C-M (Commercial/Industrial) Zone, Ward 3 (Diaz) [PRJ-77344]. Staff recommends APPROVAL.

PUBLIC HEARING ITEMS

26. ABEYANCE - VAR-77252 - VARIANCE - PUBLIC HEARING - APPLICANT: GREAT AMERICAN CAPITAL - OWNER: JAZZ TRUST - For possible action on a request for a Variance TO ALLOW 11 PERCENT OPEN SPACE WHERE 20 PERCENT IS REQUIRED on 5.86 acres on the north side of Centennial Center Boulevard, approximately 1,710 feet west of Azure Drive (APN 125-28-510-001), T-C (Town Center) Zone, Ward 6 (Fiore) [PRJ-77038]. Staff recommends DENIAL.
27. ABEYANCE - SUP-77188 - SPECIAL USE PERMIT RELATED TO VAR-77252 - PUBLIC HEARING - APPLICANT: GREAT AMERICAN CAPITAL - OWNER: JAZZ TRUST - For possible action on a request for a Special Use Permit FOR A PROPOSED 3,009 SQUARE-FOOT BEER/WINE/COOLER OFF-SALE ESTABLISHMENT USE on the north side of Centennial Center Boulevard, approximately 1,710 feet west of Azure Drive (APN 125-28-510-001), T-C (Town Center) Zone, Ward 6 (Fiore) [PRJ-77038]. Staff recommends DENIAL.
28. ABEYANCE - SUP-77189 - SPECIAL USE PERMIT RELATED TO VAR-77252 AND SUP-77188 - PUBLIC HEARING - APPLICANT: GREAT AMERICAN CAPITAL - OWNER: JAZZ TRUST - For possible action on a request for a Special Use Permit FOR A PROPOSED 3,009 SQUARE-FOOT CONVENIENCE STORE (WITH FUEL PUMPS) USE on the north side of Centennial Center Boulevard, approximately 1,710 feet west of Azure Drive (APN 125-28-510-001), T-C (Town Center) Zone, Ward 6 (Fiore) [PRJ-77038]. Staff recommends DENIAL.
29. ABEYANCE - SUP-77190 - SPECIAL USE PERMIT RELATED TO VAR-77252, SUP-77188 AND SUP-77189 - PUBLIC HEARING - APPLICANT: GREAT AMERICAN CAPITAL - OWNER: JAZZ TRUST - For possible action on a request for a Special Use Permit FOR A PROPOSED MINI-STORAGE FACILITY USE on the north side of Centennial Center Boulevard, approximately 1,710 feet west of Azure Drive (APN 125-28-510-001), T-C (Town Center) Zone, Ward 6 (Fiore) [PRJ-77038]. Staff recommends DENIAL.

30. ABEYANCE - SUP-77193 - SPECIAL USE PERMIT RELATED TO VAR-77252, SUP-77188, SUP-77189 AND SUP-77190 - PUBLIC HEARING - APPLICANT: GREAT AMERICAN CAPITAL - OWNER: JAZZ TRUST - For possible action on a request for a Special Use Permit FOR A PROPOSED 5,000 SQUARE-FOOT LIQUOR ESTABLISHMENT (TAVERN) USE on the north side of Centennial Center Boulevard, approximately 1,710 feet west of Azure Drive (APN 125-28-510-001), T-C (Town Center) Zone, Ward 6 (Fiore) [PRJ-77038]. Staff recommends DENIAL.
31. ABEYANCE - SUP-77315 - SPECIAL USE PERMIT RELATED TO VAR-77252, SUP-77188, SUP-77189, SUP-77190 AND SUP-77193 - PUBLIC HEARING - APPLICANT: GREAT AMERICAN CAPITAL - OWNER: JAZZ TRUST - For possible action on a request for a Special Use Permit FOR A PROPOSED 5,000 SQUARE-FOOT GAMING ESTABLISHMENT, RESTRICTED LICENSE USE on the north side of Centennial Center Boulevard, approximately 1,710 feet west of Azure Drive (APN 125-28-510-001), T-C (Town Center) Zone, Ward 6 (Fiore) [PRJ-77038]. Staff recommends DENIAL.
32. ABEYANCE - SUP-77194 - SPECIAL USE PERMIT RELATED TO VAR-77252, SUP-77188, SUP-77189, SUP-77190, SUP-77193 AND SUP-77315 - PUBLIC HEARING - APPLICANT: GREAT AMERICAN CAPITAL - OWNER: JAZZ TRUST - For possible action on a request for a Special Use Permit FOR A PROPOSED 5,010 SQUARE-FOOT LIQUOR ESTABLISHMENT (TAVERN) USE on the north side of Centennial Center Boulevard, approximately 1,710 feet west of Azure Drive (APN 125-28-510-001), T-C (Town Center) Zone, Ward 6 (Fiore) [PRJ-77038]. Staff recommends DENIAL.
33. ABEYANCE - SUP-77314 - SPECIAL USE PERMIT RELATED TO VAR-77252, SUP-77188, SUP-77189, SUP-77190, SUP-77193, SUP-77315 AND SUP-77194 - PUBLIC HEARING - APPLICANT: GREAT AMERICAN CAPITAL - OWNER: JAZZ TRUST - For possible action on a request for a Special Use Permit FOR A PROPOSED 5,010 SQUARE-FOOT GAMING ESTABLISHMENT, RESTRICTED LICENSE USE on the north side of Centennial Center Boulevard, approximately 1,710 feet west of Azure Drive (APN 125-28-510-001), T-C (Town Center) Zone, Ward 6 (Fiore) [PRJ-77038]. Staff recommends DENIAL.
34. ABEYANCE - SDR-77191 - SITE DEVELOPMENT PLAN REVIEW RELATED TO VAR-77252, SUP-77188, SUP-77189, SUP-77190, SUP-77193, SUP-77315, SUP-77194 AND SUP-77314 - PUBLIC HEARING - APPLICANT: GREAT AMERICAN CAPITAL - OWNER: JAZZ TRUST - For possible action on a request for a Site Development Plan Review FOR PROPOSED 33,470 SQUARE-FOOT SHOPPING CENTER WITH A 1,200 SQUARE-FOOT OUTDOOR SEATING AREA AND A 445-UNIT, 69,000 SQUARE-FOOT MINI-STORAGE FACILITY WITH WAIVERS OF THE TOWN CENTER DEVELOPMENT STANDARDS MANUAL on 5.86 acres on the north side of Centennial Center Boulevard, approximately 1,710 feet west of Azure Drive (APN 125-28-510-001), T-C (Town Center) Zone, Ward 6 (Fiore) [PRJ-77038]. Staff recommends DENIAL.
35. ABEYANCE - TMP-77192 - TENTATIVE MAP RELATED TO VAR-77252, SUP-77188, SUP-77189, SUP-77190, SUP-77193, SUP-77315, SUP-77194, SUP-77314 AND SDR-77191 - CENTENNIAL 215 PLAZA - APPLICANT: GREAT AMERICAN CAPITAL - PUBLIC HEARING - OWNER: JAZZ TRUST - For possible action on a request for a Tentative Map FOR A ONE-LOT COMMERCIAL SUBDIVISION on 5.86 acres on the north side of Centennial Center Boulevard, approximately 1,710 feet west of Azure Drive (APN 125-28-510-001), T-C (Town Center) Zone, Ward 6 (Fiore) [PRJ-77038]. Staff recommends DENIAL.
36. GPA-77383 - GENERAL PLAN AMENDMENT - PUBLIC HEARING - APPLICANT: TOWER INDUSTRIES, LLC - OWNER: PACIFIC LAND FUND I, LLC, ET AL - For possible action on a request for a General Plan Amendment FROM: PCD (PLANNED COMMUNITY DEVELOPMENT) AND SC (SERVICE COMMERCIAL) TO: GC (GENERAL COMMERCIAL) on 12.63 acres at the northwest corner of Iron Mountain Road and Skye Village Road (APNs 126-01-801-009, 018 and 019), Ward 6 (Fiore) [PRJ-77343]. Staff recommends DENIAL.
37. ZON-77384 - REZONING RELATED TO GPA-77383 - PUBLIC HEARING - APPLICANT: TOWER INDUSTRIES, LLC - OWNER: PACIFIC LAND FUND I, LLC, ET AL - For possible action on a request for a Rezoning FROM: U (UNDEVELOPED) [PCD (PLANNED COMMUNITY DEVELOPMENT) AND SC (SERVICE COMMERCIAL) GENERAL PLAN DESIGNATIONS] TO: C-2 (GENERAL COMMERCIAL) on 12.63 acres at the northwest corner of Iron Mountain Road and Skye Village Road (APNs 126-01-801-009, 018 and 019), Ward 6 (Fiore) [PRJ-77343]. Staff recommends DENIAL.
38. SUP-77385 - SPECIAL USE PERMIT RELATED TO GPA-77383 AND ZON-77384 - PUBLIC HEARING - APPLICANT: TOWER INDUSTRIES, LLC - OWNER: PACIFIC LAND FUND I, LLC, ET AL - For possible action on a request for a Special Use Permit FOR A PROPOSED 5,525 SQUARE-FOOT LIQUOR ESTABLISHMENT

- (TAVERN) USE at the northwest corner of Iron Mountain Road and Skye Village Road (APNs 126-01-801-009, 018 and 019), U (Undeveloped) [PCD (Planned Community Development) and SC (Service Commercial) General Plan Designations] Zone [PROPOSED: C-2 (General Commercial)], Ward 6 (Fiore) [PRJ-77343]. Staff recommends DENIAL.
39. SUP-77386 - SPECIAL USE PERMIT RELATED TO GPA-77383, ZON-77384 AND SUP-77385 - PUBLIC HEARING - APPLICANT: TOWER INDUSTRIES, LLC - OWNER: PACIFIC LAND FUND I, LLC, ET AL - For possible action on a request for a Special Use Permit FOR A PROPOSED 5,175 SQUARE-FOOT BEER/WINE/COOLER OFF-SALE ESTABLISHMENT USE at the northwest corner of Iron Mountain Road and Skye Village Road (APNs 126-01-801-009, 018 and 019), U (Undeveloped) [PCD (Planned Community Development) and SC (Service Commercial) General Plan Designations] Zone [PROPOSED: C-2 (General Commercial)], Ward 6 (Fiore) [PRJ-77343]. Staff recommends DENIAL.
40. SDR-77387 - SITE DEVELOPMENT PLAN REVIEW RELATED TO GPA-77383, ZON-77384, SUP-77385 AND SUP-77386 - PUBLIC HEARING - APPLICANT: TOWER INDUSTRIES, LLC - OWNER: PACIFIC LAND FUND I, LLC, ET AL - For possible action on a request for a Site Development Plan Review FOR A PROPOSED 108,584 SQUARE-FOOT SHOPPING CENTER WITH WAIVERS OF THE PERIMETER LANDSCAPE BUFFER STANDARDS AND TO NOT ORIENT THE BUILDINGS TO THE CORNER OR THE STREET FRONTAGE WHERE SUCH IS REQUIRED on 12.63 acres at the northwest corner of Iron Mountain Road and Skye Village Road (APNs 126-01-801-009, 018 and 019), U (Undeveloped) [PCD (Planned Community Development) and SC (Service Commercial) General Plan Designations] Zone [PROPOSED: C-2 (General Commercial)], Ward 6 (Fiore) [PRJ-77343]. Staff recommends DENIAL.
41. GPA-77367 - GENERAL PLAN AMENDMENT - PUBLIC HEARING - APPLICANT: HARMONY HOMES NEVADA, LLC - OWNER: UNITED STATES OF AMERICA - For possible action on a request for a General Plan Amendment FROM: PCD (PLANNED COMMUNITY DEVELOPMENT AND PF (PUBLIC FACILITIES) TO: M (MEDIUM DENSITY RESIDENTIAL) on 30.00 acres at the northeast corner of Tropical Parkway and Puli Road (APN 126-25-201-010), Ward 6 (Fiore) [PRJ-77251]. Staff recommends APPROVAL.
42. VAR-76939 - VARIANCE - PUBLIC HEARING - APPLICANT/OWNER: LAND CAPITAL PARTNERS, LLC - For possible action on a request for a Variance TO ALLOW 23 PARKING SPACES WHERE 29 PARKING SPACES ARE REQUIRED on 0.37 acres at the southwest corner of Charleston Boulevard and Hillside Place (APNs 162-02-111-040 and 041), C-1 (Limited Commercial) Zone, Ward 3 (Diaz) [PRJ-75615]. Staff recommends DENIAL.
43. VAR-76940 - VARIANCE RELATED TO VAR-76940 - PUBLIC HEARING - APPLICANT/OWNER: LAND CAPITAL PARTNERS, LLC - For possible action on a request for a Variance TO ALLOW A 90-FOOT RESIDENTIAL ADJACENCY SETBACK FROM THE SOUTH PROPERTY LINE WHERE 138 FEET IS REQUIRED on 0.37 acres at the southwest corner of Charleston Boulevard and Hillside Place (APNs 162-02-111-040 and 041), C-1 (Limited Commercial) Zone, Ward 3 (Diaz) [PRJ-75615]. Staff recommends DENIAL.
44. SDR-76941 - SITE DEVELOPMENT PLAN REVIEW RELATED TO VAR-76939 AND VAR-76940 - PUBLIC HEARING - APPLICANT/OWNER: LAND CAPITAL PARTNERS, LLC - For possible action on a request for a Site Development Plan Review FOR A PROPOSED 5,031 SQUARE-FOOT COMMERCIAL SHELL BUILDING WITH WAIVERS OF THE PERIMETER LANDSCAPE BUFFER STANDARDS on 0.37 acres at the southwest corner of Charleston Boulevard and Hillside Place (APNs 162-02-111-040 and 041), C-1 (Limited Commercial) Zone, Ward 3 (Diaz) [PRJ-75615]. Staff recommends DENIAL.
45. VAR-77320 - VARIANCE - PUBLIC HEARING - APPLICANT: EVEL PIE - OWNER: ARTEMUS W HAM, III PROPERTY TRUST AGREEMENT - For possible action on a request for a Variance TO ALLOW A PROPOSED 49 SQUARE-FOOT PROJECTING SIGN WHERE 32 SQUARE FEET IS ALLOWED; A SEVEN-FOOT PROJECTION FROM A BUILDING FACE WHERE SIX FEET IS ALLOWED; AND SIX FEET ABOVE THE EAVE WHERE ONE-FOOT IS ALLOWED on 0.07 acres at 508 Fremont Street (APN 139-34-611-006), C-2 (General Commercial) Zone, Ward 3 (Diaz) [PRJ-76946]. Staff recommends DENIAL.
46. SUP-77274 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT: NEVADA CRT, LLC - OWNER: PALENSKY PROPERTIES I, LTD - For possible action on a request for a Special Use Permit FOR A PROPOSED 4,800 SQUARE-FOOT MARIJUANA DISPENSARY USE at 9140 West Sahara Avenue (APN

163-05-410-030), C-1 (Limited Commercial) Zone, Ward 2 (Seaman) [PRJ-77173]. Staff recommends APPROVAL.

47. SDR-77330 - SITE DEVELOPMENT PLAN REVIEW - PUBLIC HEARING - APPLICANT/OWNER: DOUMANI HOLDINGS, LLC - For possible action on a request for a Major Amendment of a previously approved Site Development Plan Review (SDR-73504) FOR A PROPOSED 4,037 SQUARE-FOOT RESTAURANT WITH DRIVE THROUGH AND WAIVERS OF THE BUILDING ORIENTATION REQUIREMENT AND PERIMETER LANDSCAPE BUFFER STANDARDS on 1.50 acres at the northwest corner of Lake Mead Boulevard and Decatur Boulevard (APNs 138-24-611-060 through 062), C-1 (Limited Commercial) Zone, Ward 5 (Cear) [PRJ-77248]. Staff recommends DENIAL.

DIRECTOR'S BUSINESS:

48. TXT-77439 - TEXT AMENDMENT - PUBLIC HEARING - APPLICANT/OWNER: CITY OF LAS VEGAS - For possible action on a request to repeal LVMC Title 19.16.105 Repurposing of Certain Golf Courses or Open Spaces in its entirety, and to provide for other related matters. Staff has NO RECOMMENDATION.

Citizens Participation:

49. 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.

Facilities are provided throughout City Hall for the convenience of persons with disabilities. 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 City Clerk's office at 702-229-6311 and advise of your need at least 48 hours in advance of the meeting. Dial 7-1-1 for Relay Nevada.

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