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Eileen Gallagher, being 1st duly sworn, deposes and says: That she is the Legal Clerk for the Las Vegas Review-Journal and the Las Vegas Sun, daily newspapers regularly issued, published and circulated in the City of Las Vegas, County of Clark, State of Nevada, and that the advertisement, a true copy attached for, was continuously published in said Las Vegas Review-Journal and / or Las Vegas Sun in 1 edition(s) of said newspaper issued from 07/01/2021 to 07/01/2021, on the following days:

07 / 01 / 21

is/ Eileen Gallagher
LEGAL ADVERTISEMENT REPRESENTATIVE

Subscribed and sworn to before me on this 2nd day of July, 2021

Notary

Mary Lee



NOTICES OF PUBLIC HEARINGS JULY 13, 2021

NOTICE IS HEREBY GIVEN THAT ON TUESDAY, JULY 13, 2021, at the hour of 6:00 P.M. in the Council Chambers, City Hall Complex, 495 South Main Street, Las Vegas, Nevada, the Planning Commission will consider the following Land Use Entitlement Requests:

21-0153 - PUBLIC HEARING - APPLICANT: GUARDIAN STORAGE CENTERS, LLC - OWNER: JAMES MARSH - For possible action on the following Land Use Entitlement project requests on 2.85 acres at the northeast corner of Durango Drive and Julian Road (APNs 125-29-502-025, 020 and 032), Ward 6 (Fiore).

21-0153-ZON1 - REZONING - FROM: U (UNDEVELOPED) [TC (TOWN CENTER) GENERAL PLAN DESIGNATION] TO: T-C (TOWN CENTER)

21-0153-SUP1 - SPECIAL USE PERMIT - FOR A MINI-STORAGE FACILITY USE

21-0153-VAC1 - VACATION - PETITION TO VACATE PUBLIC RIGHT-OF-WAY GENERALLY LOCATED AT THE NORTH SIDE OF THE REGINA AVENUE ALIGNMENT BETWEEN RILEY STREET AND JULIANO ROAD

21-0153-SDR1 - SITE DEVELOPMENT PLAN REVIEW - FOR A PROPOSED 137,841 SQUARE-FOOT, 669-UNIT MINI-STORAGE FACILITY WITH WAIVERS OF THE TOWN CENTER DEVELOPMENT STANDARDS

21-0217-SUP1 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT/OWNER: OAKBROOK REALTY INVEST II, LLC - For possible action on a Land Use Entitlement project request for a Major Amendment to a previously approved Special Use Permit (SUP-57034) FOR A PROPOSED 3,769 SQUARE-FOOT ADDITION WITH 650 SQUARE FEET OF OUTDOOR SEATING AREA TO A PREVIOUSLY APPROVED 614 SQUARE-FOOT TAVERN - LIMITED ESTABLISHMENT USE at 321 Casino Center Boulevard (APN 139-34-201-020), C-2 (General Commercial) Zone, Ward 3 (Diaz).

21-0246-SUP1 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT: CURALEAF - OWNER: LVS PARTNERS, LLC - For possible action on a Land Use Entitlement project request FOR A PROPOSED DRIVE THROUGH USE at 1736 South Las Vegas Boulevard (APN 162-03-302-010), C-2 (General Commercial) Zone, Ward 3 (Diaz).

21-0265 - PUBLIC HEARING - APPLICANT: E-STOP COFFEE AND ENERGY DRINKS - OWNER: ATLANTIC CAPITAL HOLDINGS, LLC - For possible action on the following Land Use Entitlement project requests on 0.21 acres at 1755 East Charleston Boulevard (APN 139-35-413-168), C-2 (General Commercial) Zone, Ward 3 (Diaz).

21-0265-VAR1 - VARIANCE - TO ALLOW A 20-FOOT RESIDENTIAL ADJACENCY SETBACK FOR A PROPOSED TRASH ENCLOSURE WHERE 50 FEET IS REQUIRED

21-0265-SUP1 - SPECIAL USE PERMIT - FOR A PROPOSED ALTERNATIVE PARKING STANDARD TO ALLOW 51 PARKING SPACES WHERE 103 ARE REQUIRED

21-0265-SDR1 - SITE DEVELOPMENT PLAN REVIEW - FOR A PROPOSED 723 SQUARE-FOOT RESTAURANT WITH DRIVE THROUGH DEVELOPMENT WITH A WAIVER TO ALLOW A 20-FOOT RESIDENTIAL ADJACENCY SETBACK FOR A PROPOSED TRASH ENCLOSURE WHERE 50 FEET IS REQUIRED

21-0267 - PUBLIC HEARING - APPLICANT: CENTENNIAL HILLS HOSPITAL MEDICAL CENTER - OWNER: VALLEY HEALTH SYSTEM, LLC - For possible action on the following Land Use Entitlement project requests on 35.74 acres adjacent to the northeast corner of Durango Drive and Deer Springs Way (APN 125-20-610-004), T-C (Town Center) Zone [MC-TC (Montecito - Town Center) Special Land Use Designation], Ward 6 (Fiore).

21-0267-WVR1 - WAIVER - TO ALLOW SIGNAGE THAT DOES NOT MEET MINIMUM TOWN CENTER DEVELOPMENT STANDARDS FOR A PROPOSED FREESTANDING SIGN

21-0267-MSP1 - MASTER SIGN PLAN - FOR A MAJOR AMENDMENT TO AN APPROVED MASTER SIGN PLAN (ARC-22160) FOR A PROPOSED 24-FOOT TALL, 14-FOOT WIDE, 111 SQUARE-FOOT PYLON SIGN WITH AN ELECTRONIC MESSAGE BOARD FOR AN EXISTING HOSPITAL DEVELOPMENT

21-0279-SUP1 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT/OWNER: ZLIFE AT 1025 MAIN STREET, LLC - For possible action on a Land Use Entitlement project request FOR A PROPOSED 3,570 SQUARE-FOOT TAVERN-LIMITED ESTABLISHMENT USE WITH 5,700 SQUARE FEET OF OUTDOOR SEATING at 921 South Main Street (APN 139-33-801-023), C-M (Commercial/Industrial) Zone, Ward 3 (Diaz).

21-0285-VAC1 - VACATION - PUBLIC HEARING - APPLICANT/OWNER: THE HOWARD HUGHES COMPANY, LLC - For possible action on a Land Use Entitlement project request for a Petition to Vacate a Public Access Easement generally located on the north side of the Kindle Corner Way between Clowder Spring Way and Desert Foothills Drive (APN 137-26-112-008), P-C (Planned Community) Zone, Ward 2 (Seaman).

21-0319 - PUBLIC HEARING - APPLICANT: HOLE 19 - OWNER: GREAT WASH PARK, LLC - For possible action on the following Land Use Entitlement project requests on 28.43 acres at the northeast corner of Alta Drive and Rampart Boulevard (APN 138-32-615-001), C-2 (General Commercial) Zone, Ward 2 (Seaman).

21-0319-SUP1 - SPECIAL USE PERMIT - FOR A PROPOSED 13,000 SQUARE-FOOT BEER/WINE/COOLER ON-SALE ESTABLISHMENT USE

21-0319-SDR1 - SITE DEVELOPMENT PLAN REVIEW - FOR A PROPOSED 13,000 SQUARE-FOOT COMMERCIAL RECREATION/AMUSEMENT (OUTDOOR) [PRIVATE DOG PARK] DEVELOPMENT

21-0322-SUP1 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT: ENRICH, LLC - OWNER: 4 EAST CHARLESTON PARTNERS, LLC - For possible action on a Land Use Entitlement project request FOR A PROPOSED 1,338 SQUARE-FOOT BEER/WINE/COOLER OFF-SALE ESTABLISHMENT USE at 4 East Charleston Boulevard (APN 162-03-110-075), C-2 (General Commercial) Zone, Ward 3 (Diaz).

21-0323-SUP1 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT: LOS CUCOS MEXICAN CAFE - OWNER: FORT APACHE CAPITAL MANAGEMENT, LLC - For possible action on a Land Use Entitlement project request FOR A PROPOSED 6,700 SQUARE-FOOT RESTAURANT WITH ALCOHOL USE WITH 1,800 SQUARE FEET OF OUTDOOR SEATING at 1121 South Fort Apache Road (APN 163-05-110-007), C-1 (Limited Commercial) Zone, Ward 2 (Seaman).

21-0325-VAC1 - VACATION - PUBLIC HEARING - APPLICANT: PINNACLE HOMES, INC. - OWNER: PUSHING 30, LLC - For possible action on a Land Use Entitlement project request for a Petition to Vacate U.S. Government Patent Easements, generally located west of Park Street, south of Hammer Lane, east of Grand Canyon Drive and north of Fisher Avenue (APNs 125-31-601-001 and 002), R-E (Residence Estates) Zone, Ward 6 (Fiore).

21-0340-SDR1 - SITE DEVELOPMENT PLAN REVIEW - PUBLIC HEARING - APPLICANT/OWNER: SETO II APARTMENTS, LLC - For possible action on a Land Use Entitlement project request FOR A PROPOSED FOUR-STORY, NINE-UNIT MULTI-FAMILY RESIDENTIAL DEVELOPMENT WITH WAIVERS OF APPENDIX F INTERIM DOWNTOWN LAS VEGAS AREA 2 DEVELOPMENT STANDARDS on 0.16 acres at 304 South Maryland Parkway (APN 139-34-712-116), R-4 (High Density Residential) Zone, Ward 3 (Diaz).

21-0102-VAR1 - VARIANCE - PUBLIC HEARING - APPLICANT: BSC SIGNS - OWNER: TWIN STAR ENERGY, LLC - For possible action on a Land Use Entitlement project request TO ALLOW TWO PROPOSED CANOPY SIGNS THAT EXCEED 25 PERCENT OF THE CANOPY FACE AREA at 1701 South Las Vegas Boulevard (APN 162-03-310-001), C-2 (General Commercial) Zone, Ward 3 (Diaz).

21-0144-VAR1 - VARIANCE - PUBLIC HEARING - APPLICANT/OWNER: KIM & KATERI CHRISTIAN - For possible action on a Land Use Entitlement project request TO ALLOW A ZERO-FOOT SIDE YARD SETBACK WHERE FIVE FEET IS REQUIRED FOR AN EXISTING ATTACHED SHADE STRUCTURE [CARPORT] on 0.16 acres at 1513 South 9th Street (APN 162-03-615-008), R-1 (Single Family Residential) Zone, Ward 3 (Diaz).

21-0193-VAR1 - VARIANCE - PUBLIC HEARING - APPLICANT/OWNER: ANCELMO G. DIAZ - For possible action on a Land Use Entitlement project request TO ALLOW A ONE-FOOT REAR YARD AND TWO-FOOT SIDE YARD SETBACK WHERE THREE FEET IS REQUIRED FOR AN EXISTING ACCESSORY STRUCTURE (CLASS II) [PATIO COVER] AND A THREE-FOOT CORNER SIDE YARD SETBACK FOR AN EXISTING SINGLE-STORY PORCH ELEMENT (PATIO COVER) WHERE 10 FEET IS REQUIRED on 0.13 acres at 10234 Audobon Peak Avenue (APN 126-13-616-134), PD (Planned Development) Zone [ML (Medium Low Density Residential) Cliff's Edge (Providence) Special Land Use Designation] Zone, Ward 6 (Fiore).

21-0197 - PUBLIC HEARING - APPLICANT: CENTURA DEVELOPMENT - OWNER: CASINO CENTER, LLC - For possible action on the following Land Use Entitlement project requests on 2.70 acres at 1245 Lindell Road (APNs 163-01-103-027 and 028), Ward 1 (Knudsen).

Continues... See 21-0197-GPA1
PUB: July 1, 2021
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