

AFFIDAVIT OF PUBLICATION

STATE OF NEVADA)
COUNTY OF CLARK) SS:

**LV PLANNING & DEVELOPMENT
4TH FLR
495 S MAIN ST
LAS VEGAS NV 89101**

**Account # 22513
Ad Number 0001040416**

Leslie McCormick, 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 03/28/2019 to 03/28/2019, on the following days:

03 / 28 / 19

[Signature]
/s/ _____
LEGAL ADVERTISEMENT REPRESENTATIVE

Subscribed and sworn to before me on this 28th day of March, 2019

Notary *[Signature]*



**NOTICE OF PUBLIC HEARINGS
APRIL 9, 2019**

NOTICE IS HEREBY GIVEN THAT ON TUESDAY, APRIL 9, 2019, 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 Variances and Waiver:

VAR-75848 - VARIANCE RELATED TO GPA-75846 AND ZON-75847 - PUBLIC HEARING - APPLICANT/OWNER: SCHOOL BOARD OF TRUSTEES - For possible action on a request for a Variance TO ALLOW DEVIATIONS FROM TITLE 19.10.020 C-V (CIVIC) DEVELOPMENT STANDARDS ON 15.64 acres at 491 North Lamb Boulevard (APN 140-31-601-002), C-1 (Limited Commercial) Zone, Ward 3 (Coffin) [PRJ-75613].

WVR-75948 - WAIVER - PUBLIC HEARING - APPLICANT/ OWNER: 201 CHARLESTON, LLC - For possible action on a request for a Waiver of the INTERIM DOWNTOWN LAS VEGAS OVERLAY DISTRICT STREETScape STANDARDS on 0.65 acres at the northwest corner of Charleston Boulevard and Casino Center Boulevard (APN Multiple), C-2 (General Commercial) Zone, Ward 3 (Coffin) [PRJ-75910].

VAR-75956 - VARIANCE RELATED TO ZON-75886 - PUBLIC HEARING - APPLICANT/OWNER: ROMAN CATHOLIC BISHOP LAS VEGAS - For possible action on a request for a Variance TO ALLOW A 1.09 CONNECTIVITY RATIO WHERE 1.30 IS REQUIRED on 55.52 acres at the southeast corner of Elkhorn Road and Jones Boulevard (APNs 125-24-101-001 and 125-24-201-001), R-E (Residence Estates) Zone [PROPOSED: R-1 (Single Family Residential)], Ward 6 (Flora) [PRJ-75680].

VAR-75808 - VARIANCE RELATED TO SUP-75807 - PUBLIC HEARING - APPLICANT/OWNER: HARRIS INVESTMENT HOLDINGS, LLC - For possible action on a request for a Variance TO ALLOW ZERO ADDITIONAL PARKING SPACES WHERE TWO ADDITIONAL PARKING SPACES ARE REQUIRED FOR A PARKING-IMPAIRED DEVELOPMENT on 0.17 acres at 444 East Sahara Avenue (APN 162-03-416-026), C-1 (Limited Commercial) Zone, Ward 3 (Coffin) [PRJ-75616].

VAR-75819 - VARIANCE - PUBLIC HEARING - APPLICANT/OWNER: SK USA, LLC - For possible action on a request for a Variance TO ALLOW RESIDENTIAL BUILDINGS TO HAVE A HEIGHT OF THREE STORIES WHERE TWO STORIES IS THE MAXIMUM ALLOWED ON LOT ONE OF A TWO LOT PROPOSED RESIDENTIAL SUBDIVISION on 2.14 acres on the north side of Bonanza Road, approximately 1,550 feet east of Decatur Boulevard (APN 139-30-306-003), R-2 (Medium-Low Density Residential) Zone, Ward 5 (Crear) [PRJ-75700].

VAR-75820 - VARIANCE RELATED TO VAR-75819 - PUBLIC HEARING - APPLICANT/OWNER: SK USA, LLC - For possible action on a request for a Variance TO ALLOW RESIDENTIAL BUILDINGS TO HAVE A HEIGHT OF THREE STORIES WHERE TWO STORIES IS THE MAXIMUM ALLOWED ON LOT TWO OF A TWO LOT PROPOSED RESIDENTIAL SUBDIVISION on 2.14 acres on the north side of Bonanza Road, approximately 1,550 feet east of Decatur Boulevard (APN 139-30-306-003), R-2 (Medium-Low Density Residential) Zone, Ward 5 (Crear) [PRJ-75700].

VAR-75821 - VARIANCE RELATED TO VAR-75819 AND VAR-75820 - PUBLIC HEARING - APPLICANT/OWNER: SK USA, LLC - For possible action on a request for a Variance TO ALLOW A 47-FOOT WIDE ACCESS CONTROL GATE WHERE 50 FEET IS REQUIRED; TO ALLOW SIDEWALKS ON ONE SIDE WHERE SIDEWALKS ON BOTH SIDES ARE REQUIRED AND TO ALLOW A CONNECTIVITY RATIO OF 1.00 WHERE 1.30 IS REQUIRED on 2.14 acres on the north side of Bonanza Road, approximately 1,550 feet east of Decatur Boulevard (APN 139-30-306-003), R-2 (Medium-Low Density Residential) Zone, Ward 5 (Crear) [PRJ-75700].

VAR-75829 - VARIANCE - PUBLIC HEARING - APPLICANT: JASON MAHEU - OWNER: MICHAEL & DIANA MOORE TRUST AND MATTHEWS FAMILY TRUST - For possible action on a request for a Variance TO ALLOW 20 PARKING SPACES WHERE 32 PARKING SPACES ARE REQUIRED on 0.42 acres at 1807 West Charleston Boulevard (APN 162-04-112-021), C-1 (Limited Commercial) Zone, Ward 1 (Tarkanian) [PRJ-75798].

VAR-75832 - VARIANCE RELATED TO VAR-75829 - PUBLIC HEARING - APPLICANT: JASON MAHEU - OWNER: MICHAEL & DIANA MOORE TRUST AND MATTHEWS FAMILY TRUST - For possible action on a request for a Variance TO ALLOW A FIVE-FOOT SIDE YARD SETBACK WHERE 10 FEET IS REQUIRED AND TO ALLOW A SIX-FOOT REAR YARD SETBACK WHERE 20 FEET IS REQUIRED on 0.42 acres at 1807 West Charleston Boulevard (APN 162-04-112-021), C-1 (Limited Commercial) Zone, Ward 1 (Tarkanian) [PRJ-75798].

VAR-75852 - VARIANCE - PUBLIC HEARING - APPLICANT: FISHER BROTHERS - OWNER: INTEGRAL PARTNERS PARK PLACE CENTRE-LAS VEGAS, LLC - For possible action on a request for a Variance TO ALLOW 921 PARKING SPACES WHERE 1,065 PARKING SPACES ARE REQUIRED on 14.71 acres at the southwest corner of Sirius Avenue and Rancho Drive (APN 162-08-418-002), C-2 (General Commercial) Zone, Ward 1 (Tarkanian) [PRJ-75760].

VAR-75869 - VARIANCE - PUBLIC HEARING - APPLICANT/OWNER: JEANNINE LEE, ET AL - For possible action on a request for a Variance TO ALLOW FIVE PARKING SPACES WHERE 12 ARE REQUIRED on 0.16 acres at 2517 Valley Street (APN 139-36-410-015), R-3 (Medium Density Residential) Zone, Ward 3 (Coffin) [PRJ-75270].

VAR-75818 - VARIANCE - PUBLIC HEARING - APPLICANT/OWNER: SERENITY BIRTH CENTER, LLC - For possible action on a request for a Variance TO ALLOW A ZERO-FOOT SETBACK WHERE A FIVE-FOOT SETBACK IS THE MINIMUM REQUIRED FOR A PROPOSED MONUMENT SIGN at 332 South Jones Boulevard (APN 138-36-210-008), O (Office) Zone, Ward 1 (Tarkanian) [PRJ-75764].

VAR-75824 - VARIANCE - PUBLIC HEARING - APPLICANT: RAD MANAGEMENT, LLC - OWNER: DSR'S PROPERTIES, LLC - For possible action on a request for a Variance TO ALLOW REDUCED LOT SIZES AND WIDTHS FOR THREE PROPOSED LOTS WHERE A 20,000 SQUARE-FOOT LOT SIZE AND A 100-FOOT LOT WIDTH ARE REQUIRED AND TO ALLOW A REAR YARD SETBACK OF 26 FEET WHERE 35 FEET IS THE MINIMUM REQUIRED on 0.70 acres at 835 Shetland Road (APN 139-32-802-025), R-E (Residence Estates) Zone, Ward 1 (Tarkanian) [PRJ-75738].

VAR-75831 - VARIANCE - PUBLIC HEARING - APPLICANT/OWNER: BRO HYMN, LLC - For possible action on a request for a Variance TO ALLOW TWO PROPOSED 60-FOOT TALL FREESTANDING SIGNS WHERE 40 FEET IS THE MAXIMUM HEIGHT ALLOWED on 0.72 acres at 1736 South Las Vegas Boulevard (APN 162-03-302-010), C-2 (General Commercial) Zone, Ward 3 (Coffin) [PRJ-75734].

VAR-75834 - VARIANCE - PUBLIC HEARING - APPLICANT: OSEVENA NOEL - OWNER: MARIE GENISTE - For possible action on a request for a Variance TO ALLOW A TWO-FOOT CORNER SIDE YARD SETBACK WHERE 15 FEET IS REQUIRED FOR AN EXISTING ADDITION TO A SINGLE FAMILY DWELLING AND AN EXISTING NINE-FOOT TALL PERIMETER WALL WHERE EIGHT FEET IS THE MAXIMUM ALLOWED at 500 Vincent Way (APN 138-34-711-009), R-1 (Single Family Residential) Zone, Ward 1 (Tarkanian) [PRJ-75747].

Any and all interested persons may appear before the Planning Commission either in person or by representative to object to or express approval of these requests; or may, prior to this hearing, file a written objection thereto or approval thereof with the Department of Planning, Case Planning Division, Development Services Center, 333 North Rancho Drive, 3rd Floor, Las Vegas, Nevada 89106. Final Action on Variances will be determined by the City Council. The date of the City Council meeting will be announced at the Planning Commission meeting after the discussion of the item. For further information, please call 229 6301 (TDD 386-9108) <http://www.lasvegasnevada.gov>

DEPARTMENT OF PLANNING
ERIC MCCAMMOND, AICP,
SR MANAGEMENT ANALYST
CASE PLANNING DIVISION

(The information contained above is considered to be accurate; however, there may be minor variations involved. A complete, detailed legal description is on file in the Department of Planning.)

PUB: March 28, 2019
LV Review-Journal

