

**ACTION REPORT
CITY OF NORTH LAS VEGAS
PLANNING COMMISSION**

September 12, 2012

BRIEFING

5:42 P.M., Caucus Room, 2250 Las Vegas Boulevard North,
North Las Vegas, Nevada

CALL TO ORDER

6:00 P.M., Council Chambers, 2250 Las Vegas Boulevard North,
North Las Vegas, Nevada

WELCOME

Chairman Steve Brown

VERIFICATION

Jo Ann Lawrence, Recording Secretary

PLEDGE OF ALLEGIANCE

Commissioner Laura Perkins

PUBLIC FORUM

There was no public participation.

MINUTES

- Approval of Minutes for the Planning Commission Meeting of August 8, 2012 (For possible action)

ACTION: APPROVED

MOTION: Commissioner Perkins

SECOND: Chairman Brown

AYES: Chairman Brown, Vice-Chairman Aston, Commissioners Perkins, Joiner-Greene, Ewing, Stone and Acevedo
NAYS: None
ABSTAIN: None

NEW BUSINESS

1. **UN-28-12 (44954) LAS VEGAS MOTORCARS, LLC** (Public Hearing). An application submitted by Las Vegas Motorcars, LLC on behalf of North Fifth Properties LLC, property owner, for a special use permit in an M-2, General Industrial District to allow a vehicle sales facility. The property is located at 3650 North Fifth Street, Suites 100, 110, 120, and 130. The Assessor's Parcel Number is 139-11-201-003. (For possible action)

ACTION: APPROVED SUBJECT TO STAFF RECOMMENDED CONDITIONS

MOTION: Vice-Chairman Aston
SECOND: Commissioner Perkins
AYES: Chairman Brown, Vice-Chairman Aston, Commissioners Perkins, Joiner-Greene, Ewing, Stone and Acevedo
NAYS: None
ABSTAIN: None

2. **UN-29-12 (44976) NORTHERN VISTA** (Public Hearing). An application submitted by Yvette Renee Chappel on behalf of Desert Star Plaza LLC, property owner, for a special use permit in a C-1, Neighborhood Commercial District, to allow a massage establishment. The property is located at 3415 West Craig Road. The Assessor's Parcel Number is 139-05-316-011. (For possible action)

ACTION: APPROVED SUBJECT TO STAFF RECOMMENDED CONDITIONS

MOTION: Commissioner Perkins
SECOND: Vice-Chairman Aston
AYES: Chairman Brown, Vice-Chairman Aston, Commissioners Perkins, Joiner-Greene, Ewing, Stone and Acevedo
NAYS: None
ABSTAIN: None

3. **UN-33-10 (44881) PARK CENTRAL PLAZA** (Public Hearing). An application submitted by Metejemei LLC, property owner, for an extension of time to a previously approved special use permit in a C-1, Neighborhood Commercial District to allow an "on-sale" establishment (restricted gaming liquor). The property is located at 5710 Losee Road. The Assessor's Parcel Number is 124-25-312-003. (For possible action)

ACTION: APPROVED SUBJECT TO STAFF RECOMMENDED CONDITIONS;
FORWARDED TO CITY COUNCIL FOR FINAL CONSIDERATION

MOTION: Vice-Chairman Aston

SECOND: Commissioner Ewing

AYES: Chairman Brown, Vice-Chairman Aston, Commissioners Perkins, Joiner-Greene, Ewing, Stone and Acevedo

NAYS: None

ABSTAIN: None

4. **SPR-12-08 (44951) LAS FLORES SHOPPING CENTER** (Public Hearing). An application submitted by RHS Management LLC, on behalf of BJS Las Vegas LLC, property owner, for an extension of time to a previously approved Site Plan Review in the R-A/DC, Redevelopment-Area/Downtown Core Subdistrict. The property is located at the northwest corner of Las Vegas Boulevard and Hamilton Street. The Assessor's Parcel Number is 139-23-111-001. (For possible action)

ACTION: APPROVED WITH A FOUR YEAR EXTENSION OF TIME; FORWARDED TO THE REDEVELOPMENT AGENCY FOR FINAL CONSIDERATION WITH CONDITION NO. 27 AMENDED TO READ:

27. THAT SPR-12-08 SHALL EXPIRE ON OCTOBER 1, 2016

MOTION: Commissioner Stone

SECOND: Chairman Brown

AYES: Chairman Brown, Vice-Chairman Aston, Commissioners Perkins, Joiner-Greene, Ewing, Stone and Acevedo

NAYS: None

ABSTAIN: None

5. **VN-03-12 (44960) ELDORADO RCL NO. 25** (Public Hearing). An application submitted by Pardee Homes of Nevada, property owner, for variances in an O-L/DA, Open-Land/Development Agreement District to allow a ten (10) foot corner side yard setback where 15 feet is required, an 18-foot garage setback where 20 feet is required and a 12 foot front yard setback where 15 feet is required for all 145 proposed single-family residential lots. The property is located at the southeast corner of Gliding Eagle Road and Deer Springs Way. The Assessor's Parcel Number is 124-21-701-005. (For possible action)

ACTION: CONTINUED TO OCTOBER 10, 2012

MOTION: Vice-Chairman Aston

SECOND: Commissioner Perkins

AYES: Chairman Brown, Vice-Chairman Aston, Commissioners Perkins, Joiner-Greene, Ewing, Stone and Acevedo

NAYS: None

ABSTAIN: None

6. **T-1347 (44959) ELDORADO RCL NO. 25**. An application submitted by Pardee Homes of Nevada, property owner, for approval of a tentative map in an O-L/DA, Open-Land/Development Agreement District consisting of 145 single-family lots. The property is located at the southeast corner of Gliding Eagle Road and Deer Springs Way. The Assessor's Parcel Number is 124-21-701-005. (For possible action)

ACTION: CONTINUED TO OCTOBER 10, 2012

MOTION: Vice-Chairman Aston

SECOND: Commissioner Perkins

AYES: Chairman Brown, Vice-Chairman Aston, Commissioners Perkins, Joiner-Greene, Ewing, Stone and Acevedo

NAYS: None

ABSTAIN: None

OLD BUSINESS

7. **UN-24-11 (44870) SOMERSET ACADEMY** (Public Hearing). An application submitted by Somerset Academy on behalf of School Development Centennial, LLC, property owner, for an amendment to a previously approved special use permit (UN-24-11) in a C-2, General Commercial District to amend Condition #9 by revising the specific configuration and turf size of the play ground. The property is located at 385 Centennial Parkway. The Assessor's Parcel Number is 124-27-115-022. **(Continued August 8, 2012)** (For possible action)

ACTION: CONTINUED TO OCTOBER 10, 2012

MOTION: Vice-Chairman Aston
SECOND: Commissioner Perkins
AYES: Chairman Brown, Vice-Chairman Aston, Commissioners Perkins, Joiner-Greene, Ewing, Stone and Acevedo
NAYS: None
ABSTAIN: None

PUBLIC FORUM

There was no public participation.

DIRECTOR'S BUSINESS

Community Services and Development Director Frank Fiori informed the Commission the APA State Conference was being held in Las Vegas in October and invited them to attend.

CHAIRMAN'S BUSINESS

There was no report given.

ADJOURNMENT

The meeting adjourned at 6:54 p.m.