

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

September 10, 2014

**BRIEFING**

5:30 P.M., Caucus Room, 2250 Las Vegas Boulevard, North  
North Las Vegas, Nevada

**CALL TO ORDER**

6:03 P.M., Council Chambers, 2250 Las Vegas Boulevard, North  
North Las Vegas, Nevada

**WELCOME**

Chairman Nelson Stone

**VERIFICATION**

Julie Shields, Recording Secretary

**PLEDGE OF ALLEGIANCE**

Commissioner Jay Aston

**PUBLIC FORUM**

There was no public participation.

**AGENDA**

1. Approval of the Planning Commission Meeting Agenda of September 10, 2014  
(For possible action)

ACTION: APPROVED AS AMENDED. ITEM NUMBERS 3, 8, AND 15 CONTINUED TO OCTOBER 8, 2014

MOTION: Commissioner Perkins  
AYES: Chairman Stone, Commissioners Aston, Perkins, Joiner-Greene, and Kraft  
NAYS: None  
ABSTAIN: None

### **NEW BUSINESS**

2. **ZN-10-14 (49391) MATLOCK HOLDINGS** (Public Hearing). An application submitted by Matlock Holdings I, LLC, property owner, for reclassification of property from the current designation of an O-L, Open Land District to an M-2, General Industrial District. The property is generally located approximately 330 feet north of Azure Avenue and west of Beesley Drive. The Assessor's Parcel Number is 123-27-101-017. (For possible action)

ACTION: APPROVED; FORWARDED TO CITY COUNCIL FOR FINAL CONSIDERATION

MOTION: Commissioner Kraft  
AYES: Chairman Stone, Commissioners Aston, Perkins, Joiner-Greene, and Kraft  
NAYS: None  
ABSTAIN: None

3. **UN-29-14 (49261) VERIZON WIRELESS TELECOMMUNICATION FACILITY** (Public Hearing). An application submitted by Cherry Jackson for Verizon Wireless, on behalf of Cheyenne Condominium Association, property owner, for a special use permit in an R-4, High Density Residential District to allow a telecommunication facility (80-foot monopalm tower). The property is located at 3301 Civic Center Drive. The Assessor's Parcel Number is 139-11-814-000. (For possible action)

ACTION: CONTINUED TO OCTOBER 8, 2014, PER THE APPLICANT'S REQUEST

MOTION: Commissioner Perkins  
AYES: Chairman Stone, Commissioners Aston, Perkins, Joiner-Greene, and Kraft  
NAYS: None  
ABSTAIN: None

4. **UN-30-14 (49353) CARL'S JR. AT NATURE PARK** (Public Hearing). An application submitted by Ten 15 Nature Park LLC, property owner, for a special use permit in an MPC/C-P, Master Planned Community/Professional Office Commercial District to allow a convenience food restaurant. The property is located at the northeast corner of Aliante Parkway and Nature Park Drive. The Assessor's Parcel Number is 124-20-501-007. (For possible action)

ACTION: CONTINUED TO OCTOBER 8, 2014

MOTION: Commissioner Kraft  
AYES: Commissioners Aston, Joiner-Greene, and Kraft  
NAYS: Chairman Stone and Commissioner Perkins  
ABSTAIN: None

5. **UN-31-14 (49354) DOTTY'S TAVERN** (Public Hearing). An application submitted by Ten 15 Nature Park LLC, property owner, for a special use permit in MPC/C-1, Master Planned Community/Neighborhood Commercial District to allow a tavern (Restricted Gaming "on-sale" license). The property is located at the southeast corner of Aliante Parkway and Deer Springs Way. The Assessor's Parcel Number is 124-20-714-004. (For possible action)

ACTION: DENIED

MOTION: Commissioner Perkins  
AYES: Commissioners Perkins, Joiner-Greene and Kraft  
NAYS: Chairman Stone and Commissioner Aston  
ABSTAIN: None

6. **UN-35-14 (49375) FRONTLINE AUTOS LLC** (Public Hearing). An application submitted by Marci Henderson, on behalf of CCC, LLC, property owner, for special use permit in an M-2, General Industrial District to allow a vehicle sales facility. The property is located at 2616 Losee Road, Suite 9. The Assessor's Parcel Number is 139-15-702-005. (For possible action)

ACTION: APPROVED PER STAFF RECOMMENDED CONDITIONS

MOTION: Commissioner Joiner-Greene  
AYES: Chairman Stone, Commissioners Perkins, Joiner-Greene, and Kraft  
NAYS: None  
ABSTAIN: None

**Note:** Commissioner Aston was not present during the vote.

7. **T-1368 (49382) LA MADRE WAY & VALLEY DR.** An application submitted by La Madre Valley LLC, property owner, for approval of a tentative map in an R-1, Single-Family Low Density District to allow 42 single family dwelling lots. The property is located at the northeast corner of La Madre Way and Valley Drive. The Assessor's Parcel Numbers are 124-31-701-014, and 124-31-701-015, 124-31-701-018, and 124-31-701-019. (For possible action)

ACTION: APPROVED PER STAFF RECOMMENDED CONDITIONS

MOTION: Commissioner Kraft

AYES: Chairman Stone, Commissioners Aston, Perkins, Joiner-Greene, and Kraft

NAYS: None

ABSTAIN: None

8. **SPA-02-14 (49287) HOME OCCUPATION APPEAL.** An application submitted by Mathew Olden, property owner, for an administrative appeal of the Director's decision regarding a home occupation permit. The property is located at 7118 Puetollano Drive. The Assessor's Parcel Number is 124-19-513-067. (For possible action)

ACTION: CONTINUED TO OCTOBER 8, 2014, PER THE APPLICANT'S REQUEST

MOTION: Commissioner Perkins

AYES: Chairman Stone, Commissioners Aston, Perkins, Joiner-Greene, and Kraft

NAYS: None

ABSTAIN: None

9. **UN-32-14 (49369) DOLLAR LOAN CENTER (Public Hearing).** An application submitted by David Galyen for Dollar Loan Center, on behalf of Rainbow Commercial LLC, property owner, for a special use permit in a C-2, General Commercial District to allow an auto title loan establishment. The property is located at 4669 West Ann Road. The Assessor's Parcel Number is 124-31-101-016. (For possible action)

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

MOTION: Commissioner Kraft

AYES: Chairman Stone, Commissioners Aston, Perkins, Joiner-Greene, and Kraft

NAYS: None

ABSTAIN: None

10. **UN-33-14 (49370) DOLLAR LOAN CENTER** (Public Hearing). An application submitted by David Galyen for Dollar Loan Center, on behalf of Sahara Vegas LLC, property owner, for a special use permit in a C-1, Neighborhood Commercial District to allow an auto title loan establishment. The property is located at 2445 West Craig Road. The Assessor's Parcel Number is 139-05-716-008. (For possible action)

ACTION: APPROVED PER STAFF RECOMMENDED CONDITION; FORWARDED TO CITY COUNCIL FOR FINAL CONSIDERATION

MOTION: Commissioner Joiner-Greene

AYES: Chairman Stone, Commissioners Aston, Perkins, Joiner-Greene, and Kraft

NAYS: None

ABSTAIN: None

11. **UN-34-14 (49371) DOLLAR LOAN CENTER** (Public Hearing). An application submitted by David Galyen for Dollar Loan Center, on behalf of Wine & Dine LLC, property owner, for a special use permit in a C-2, General Commercial District to allow an auto title loan establishment. The property is located at 2711 North Las Vegas Boulevard. The Assessor's Parcel Number is 139-13-302-003. (For possible action)

ACTION: APPROVED PER STAFF RECOMMENDED CONDITIONS; FORWARDED TO REDEVELOPMENT AGENCY FOR FINAL CONSIDERATION

MOTION: Commissioner Perkins

AYES: Chairman Stone, Commissioners Aston, Perkins, Joiner-Greene, and Kraft

NAYS: None

ABSTAIN: None

12. **UN-36-14 (49388) DOLLAR LOAN CENTER** (Public Hearing). An application submitted by David Galyen for Dollar Loan Center, on behalf of Inland Diversified North Las Vegas Losee LLC, property owner, for a special use permit in a C-2, General Commercial District to allow an auto title loan establishment. The property is located at 2590 East Craig Road, Suite 110. The Assessor's Parcel Number is 139-01-210-005. (For possible action)

ACTION: APPROVED PER STAFF RECOMMENDED CONDITION; FORWARDED TO CITY COUNCIL FOR FINAL CONSIDERATION

MOTION: Commissioner Kraft

AYES: Chairman Stone, Commissioners Aston, Perkins, Joiner-Greene, and Kraft

NAYS: None

ABSTAIN: None

13. **VAC-07-14 (49265) SOMERSET ACADEMY** (Public Hearing). An application submitted by CA Las Vegas Losee Road LLC, property owner, to vacate a portion of right-of-way next to Losee Road. The property is generally located approximately 630 feet south of Lone Mountain Road, east of Losee Road, and extends south approximately 450 feet. The Assessor's Parcel Number is 139-01-101-014. (For possible action)

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

MOTION: Commissioner Joiner-Greene  
AYES: Chairman Stone, Commissioners Aston, Perkins, Joiner-Greene, and Kraft  
NAYS: None  
ABSTAIN: None

14. **ZN-09-14 (49334) CHEYENNE SIMMONS FOOD COURT** (Public Hearing). An application submitted by Desert Holding, LLC, property owner, for reclassification of property from the current designation of an M-2, General Industrial District to a C-2, General Commercial District. The property is located at the southeast corner of Cheyenne Avenue and Simmons Street. The Assessor's Parcel Numbers are 139-17-510-034, 139-17-510-046 and 139-17-510-047. (For possible action)

ACTION: APPROVED; FORWARDED TO CITY COUNCIL FOR FINAL  
CONSIDERATION

MOTION: Commissioner Aston  
AYES: Chairman Stone, Commissioners Aston, Joiner-Greene, and Kraft  
NAYS: Commissioner Perkins  
ABSTAIN: None

### **OLD BUSINESS**

15. **UN-25-14 (49185) FORT CHEYENNE CASINO** (Public Hearing). An application submitted by Nevada Restaurant Services, on behalf of CPM Cheyenne LLC, property owner, for a special use permit in a C-2, General Commercial District, to allow an expansion to an existing casino. The property is located at 2414 and 2428 East Cheyenne Avenue. The Assessor's Parcel Numbers are 139-11-816-019 and 139-11-816-020. (For possible action) **(Continued August 13, 2014)**

ACTION: CONTINUED TO OCTOBER 8, 2014

MOTION: Commissioner Perkins

AYES: Chairman Stone, Commissioners Aston, Perkins, Joiner-Greene, and Kraft

NAYS: None

ABSTAIN: None

### **PUBLIC FORUM**

There was no public participation.

### **DIRECTOR'S BUSINESS**

Marc Jordan, Planning Manager, conveyed an apology to the Planning Commission on behalf of Director Blackburn who could not attend the meeting.

### **CHAIRMAN'S BUSINESS**

There was no Chairman's business to report.

### **ADJOURNMENT**

The meeting adjourned at 7:49 p.m.