



**AGENDA SUMMARY PAGE**  
**Planning Commission**  
**Meeting of: March 12, 2024**

Agenda Item No.:  
**16**

**DEPARTMENT: Community Development**  
**DIRECTOR: Seth Floyd**

**DISCUSSION**

**SUBJECT:**

ABEYANCE - 23-0595 - PUBLIC HEARING - APPLICANT: SUMMIT HOMES OF NEVADA, LLC  
- OWNER: FF SERIES HOLDINGS, LLC - For possible action on the following Land Use  
Entitlement project requests on 1.99 acres at the northeast corner of Bilpar Road and Tenaya  
Way (APN 125-22-801-011), Ward 6 (Brune). Staff recommends DENIAL on the Land Use  
Entitlement project.

**C.C.: 04/17/2024**

**PROTESTS RECEIVED BEFORE:**

**APPROVALS RECEIVED BEFORE:**

Planning Commission Mtg.

Planning Commission Mtg.

City Council Meeting

City Council Meeting

**RECOMMENDATION:**

Staff recommends DENIAL on the Land Use Entitlement project.

**BACKUP DOCUMENTATION:**

1. Land Use Map for 23-0595-GPA1
2. Land Use Map for 23-0595-ZON1
3. Location and Aerial Maps for 23-0595-GPA1
4. Location and Aerial Maps
5. Conditions and Staff Report
6. Supporting Documentation
7. Photo(s)
8. Justification Letter
9. School Development Tracking Form Submitted by Clark County School District for 23-0595-TMP1
10. Backup Documentation Submitted for the January 9, 2024 Planning Commission Meeting
11. Backup Documentation Submitted for the February 13, 2024 Planning Commission Meeting
12. Submitted after Final Agenda - Abeyance Request Letter by Taney Engineering and Documentation Not Vetted - Protest Comment Forms