

CITY OF LAS VEGAS	
ONE MOTION / ONE VOTE	
	Community Development - Case Planning Division 495 South Main Street, 3rd Floor Las Vegas, Nevada 89101 (702) 229-6301 Phone (702) 464-7499 Fax

CASE: 25-0008-SUP1
SUBJECT: APPLICANT/OWNER: 7676 LAKE MEAD BUFFALO, LLC

The above item has been placed on the One Motion/One Vote portion of the City Council Agenda for the **May 21, 2025 City Council** meeting. All of these items will be placed at the beginning of the agenda. The Mayor will open them at the same time.

Enclosed please find the proposed conditions of approval. If you agree to these conditions, please sign this form and fax it to **Jessica Roybal and Brianna Pascual** at **(702)464-7499** or e-mail to jroybal@lasvegasnevada.gov and bpascual@lasvegasnevada.gov. If there is no one present at the City Council meeting who wants to discuss this item, you will not be called to the podium to discuss the case. However, you must be present in case any City Councilperson or member of the public wants to discuss the item. If you have any questions, please contact my office at (702) 229-5294.

Please sign and date that you have read and agree to the conditions and return to our office by 5:00PM **TUESDAY, MAY 20, 2025.**

 <hr style="border: 0; border-top: 1px solid black;"/>	<hr style="border: 0; border-top: 1px solid black;"/>
Signature	Date
<hr style="border: 0; border-top: 1px solid black;"/>	
Endalkachew Mersha	
Please Print Name	
<hr style="border: 0; border-top: 1px solid black;"/>	
Company Name	
7676 Lake Mead Buffalo LLC	

Sincerely,

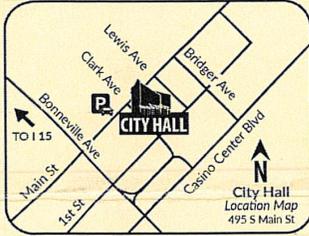
Seth Floyd
 Director of Community Development
 Department of Planning

Submitted after final agenda

ITEM 40
 RECEIVED 5/15/25
 5/21/25 CITY
 COUNCIL

City of Las Vegas, Office of The City Clerk
495 South Main Street, 2nd Floor
Las Vegas, Nevada 89101

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I SUPPORT
this Request

I OPPOSE
this Request

Please use available blank space on card for your comments.

25-0008-SUP1

City Council Meeting of **05/21/2025**

23 DRDFNP1 89128

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2025 MAY 15 AM 11:55

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25-0008-SUP1

13821614009

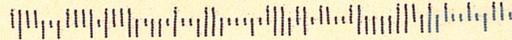
BALLESTEROS CHRISTIAN I & RAQUEL

2013 WHITE FALLS ST

LAS VEGAS NV 89128-6751

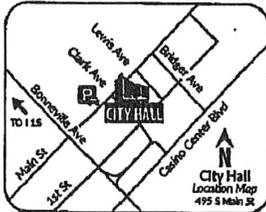
Christian & Raquel Ballesteros 5/13/2025

Raquel Ballesteros 5-13-25



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I SUPPORT
this Request

I OPPOSE
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Please use available blank space on card for your comments.

25-0008-SUP1

City Council Meeting of **05/21/2025**

23 DRDFNP1 89128

25-0008-SUP1

13821612048

HERGENROEDER WILLIAM J

WILSON SAMANTHA S

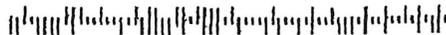
2004 LADY LAKE ST

LAS VEGAS NV 89128-6721

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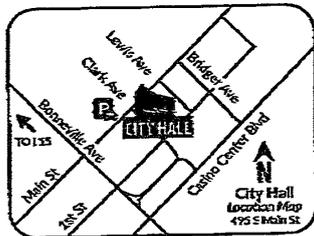
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2025 MAY 14 AM 7:02
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Submitted after final agenda
Date 5/15/25 Item 40



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I SUPPORT
this Request

I OPPOSE
this Request

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25-0008-SUP1

City Council Meeting of 05/21/2025

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2025 MAY 14 AM 10:27

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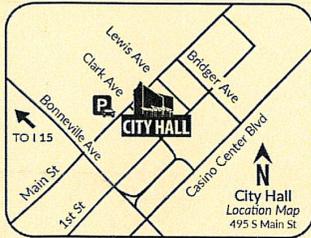
25-0008-SUP1
13821713010
PINKARD JOHN L
WILLIAMS MARGERY R
1737 POMERADO DR
LAS VEGAS NV 89128-2786

23 DRDFNP1 69126



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I SUPPORT
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25-0008-SUP1

City Council Meeting of **05/21/2025**

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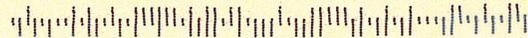
2025 MAY 19 AM 10:29

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25-0008-SUP1
13822314076
LLOYD DARREL B
LLOYD-LEAKOS GAYLE
2505 SUNSET BEACH LN
LAS VEGAS NV 89128

23 DRDFNP1 89128



Submitted after final agenda

5/19/25 Form 40

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2025 MAY 19 PM 12:15
OFFICE OF THE CITY CLERK

LAS VEGAS NV 890

17 MAY 2025 PM 3:1

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25-0008-SUP1
13821622015
C R Z COMMERCIAL PROPERTIES L L C
2050 MARINER DR # 150
LAS VEGAS NV 89128

I SUPPORT
this Request

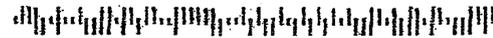
I OPPOSE
this Request

Please use available blank space on card for your comments.

25-0008-SUP1

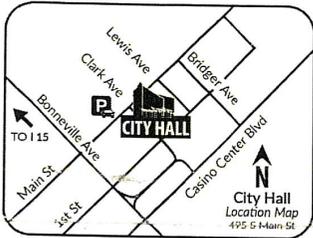
City Council Meeting of 05/21/2025

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I OPPOSE
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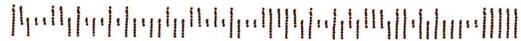
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25-0008-SUP1

City Council Meeting of **05/21/2025**

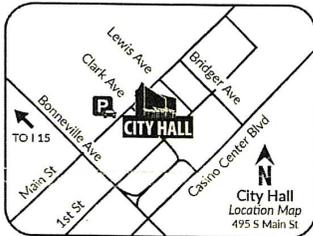
25-0008-SUP1
13821712031
P U C A F U S A TRUST
GUTIERREZ LAWRENCE & EDITH A TRS
8220 POINT VIEW CT
LAS VEGAS NV 89128

23 DRDFNPI 89128



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25-0008-SUP1

City Council Meeting of **05/21/2025**

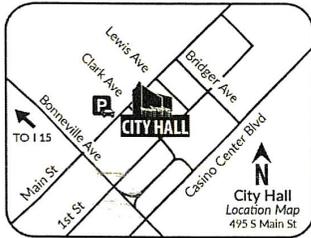
25-0008-SUP1
13821612051
STAMPER BEATRIZ LEDESMA
VILLAROMAN CATHERINE
2016 LADY LAKE ST
LAS VEGAS NV 89128

23 DRDFNPI 89128



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I OPPOSE
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25-0008-SUP1

City Council Meeting of **05/21/2025**

23 DRDFNP1 89128

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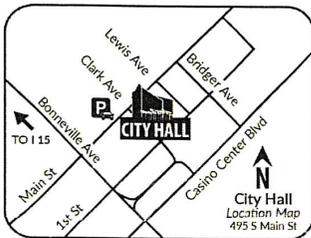
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Permit No. 1630

25-0008-SUP1
13821513050
CHOMES WILLIAM & DOLORES
7848 TURTLE COVE AVE
LAS VEGAS NV 89128-6728



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495 South Main Street, 2nd Floor
Las Vegas, Nevada 89101

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25-0008-SUP1

City Council Meeting of **05/21/2025**

23 DRDFNP1 89128

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25-0008-SUP1
13821614017
CURCIO ANTHONY L & LYNN A
2016 WHITE FALLS ST
LAS VEGAS NV 89128-6750



Application Information

25-0008-SUP1 - SPECIAL USE PERMIT - PUBLIC HEARING -
 APPLICANT/OWNER: 7676 LAKE MEAD BUFFALO, LLC - For possible action on a Land Use Entitlement project request FOR A PROPOSED 4,909 SQUARE-FOOT CANNABIS DISPENSARY USE at 7676 West Lake Mead Boulevard, Suite #101 (APN 138-21-622-006), C-1 (Limited Commercial) Zone, Ward 1 (Knudsen). The Planning Commission (7-0 vote) and Staff recommend APPROVAL.

I oppose a dispensary in my neighborhood

- * *Too close to public school*
- * *Across the street from Pueblo Park*
- * *Dispensary will encourage smoking of cannabis in public, neighborhood, Pueblo Park (adjacent to Richard H. Bryan Elementary School); Summellin common areas which include drainage tunnels at Lake mead Blvd & Buffalo Dr.*
- * *Applicant should have requested Desert Shores and Summellin HOA meetings to inform community and to "MEET & GREET"*

Application Location



The proposed project may not pertain to the entire highlighted project site.

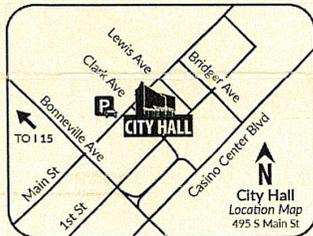
Public Hearing Information

Meeting: City Council
 Date: 05/21/2025
 Location: City Council Chambers
 495 South Main St, 2nd Fl.
 Las Vegas, Nevada
 Time: 9:30 a.m.

Any and all interested persons may appear and be heard at said meeting, or may, prior thereto, file written objections thereto or approvals thereof with the City Clerk, 2nd Floor, City Hall, 495 South Main Street, Las Vegas, Nevada, 89101. For more information, go to www.lasvegasnevada.gov/meetings or call (702) 229-6311 (TTY 7-1-1). Note that postcards received after an agenda posts will not be reflected online until after the meeting; however, they are made available to the members of the governing body for their consideration prior to the meeting.

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I SUPPORT
 this Request

I OPPOSE
 this Request

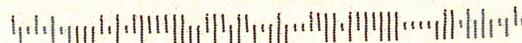
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25-0008-SUP1

City Council Meeting of **05/21/2025**

25-0008-SUP1
 13821716001
 GUERRERO ANTONIO B JR
 7745 ALLERTON AVE
 LAS VEGAS NV 89128-2776

23 DRDFNP1 89128



Application Information

25-0008-SUP1 - SPECIAL USE PERMIT - PUBLIC HEARING -
 APPLICANT/OWNER: 7676 LAKE MEAD BUFFALO, LLC - For possible action on a Land Use Entitlement project request FOR A PROPOSED 4,909 SQUARE-FOOT CANNABIS DISPENSARY USE at 7676 West Lake Mead Boulevard, Suite #101 (APN 138-21-622-006), C-1 (Limited Commercial) Zone, Ward 1 (Knudsen). The Planning Commission (7-0 vote) and Staff recommend APPROVAL.

TOO CLOSE TO HOMES AND CONDOS.
 MANY YOUNG SCHOOL CHILDREN
 WALK TO SCHOOL NEARBY.
 ACCESS TO LEAVE ONTO
 MARINER IS WHERE THESE
 CHILDREN WALK.

Application Location



The proposed project may not pertain to the entire highlighted project site.

Public Hearing Information

Meeting: City Council
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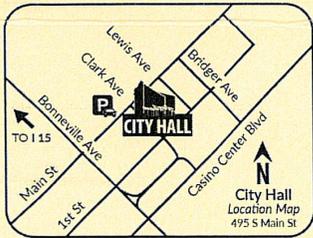
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I SUPPORT
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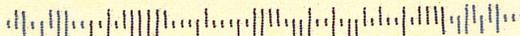
I OPPOSE
 this Request

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25-0008-SUP1
 City Council Meeting of 05/21/2025

25-0008-SUP1
 13821612034
 MASCIOLA PAUL A & MARIE A REVOCABLE
 LIVING TRUST
 MASCIOLA PAUL A & MARIE A TRS
 2020 MISTY SHADOWS AVE
 LAS VEGAS NV 89128

23 DRDFNP1 09128



Application Information

25-0008-SUP1 - SPECIAL USE PERMIT - PUBLIC HEARING -
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 The Planning Commission (7-0 vote) and Staff recommend APPROVAL.

*TOO CLOSE TO HOUSES
 & APARTMENTS —*

Donald Senkewicz 5/12/25

Application Location



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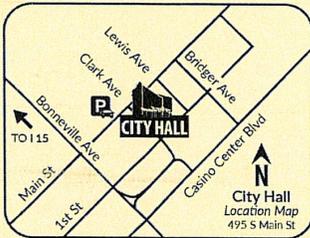
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25-0008-SUP1
 13821614048
 SENKEWICZ DONALD D
 2124 WHITE FALLS ST
 LAS VEGAS NV 89128-6752

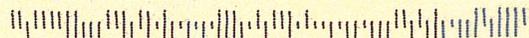
I SUPPORT
 this Request

I OPPOSE
 this Request

Please use available blank space on card for your comments.

25-0008-SUP1
 City Council Meeting of **05/21/2025**

23 DRDFNP1 89128



City of Las Vegas, Office of The City Clerk
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Las Vegas, Nevada 89101

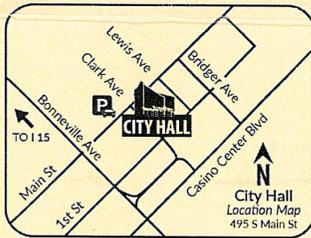
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I SUPPORT
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I OPPOSE
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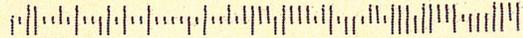
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25-0008-SUP1

City Council Meeting of **05/21/2025**

25-0008-SUP1
13821612041
SUMSTAD AVIS JEAN REVOCABLE LIVING TRUST
SUMSTAD AVIS JEAN TRS
7816 RAMBLEWOOD AVE
LAS VEGAS NV 89128-6724

23 0909NP1 69128





Please be advised that under Nevada statute, all e-mail correspondence may be subject to being a public record. Additionally, please note that the City of Las Vegas and City Hall are closed on Friday.

From: Linnes Chester <linneschester@gmail.com>
Sent: Tuesday, May 20, 2025 7:15 AM
To: Ward 5 <Ward5@LasVegasNevada.GOV>
Subject: Cannabis Dispensary, Case Number 25-0008-SUP1, May 21 Vote

CAUTION: This email originated from an **External Source**. Please **use caution** before opening attachments, clicking links, or responding to this email. **Do not sign-in with your City of Las Vegas account credentials.**

Councilwoman Summers-Armstrong,

Good morning.

Please vote "no" on the cannabis dispensary proposed for 7676 West Lake Mead. There is already one close by at Buffalo and Charleston.

Respectfully,

Linnes Chester

Received

MAY 20 2025

City of Las Vegas
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