



**AGENDA SUMMARY PAGE**  
**Planning Commission**  
**Meeting of: February 11, 2025**

Agenda Item No.:  
**12**

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

**DISCUSSION**

**SUBJECT:**

24-0658-SCD1 - SUMMERLIN MAJOR DEVIATION - PUBLIC HEARING -  
APPLICANT/OWNER: RICHMOND AMERICAN HOMES OF NEVADA, INC. - For possible  
action on a Land Use Entitlement project request TO ALLOW AN INTERNAL BUILDER  
PARCEL WALL THAT DOES NOT CONFORM TO SUMMERLIN DEVELOPMENT  
STANDARDS FOR HEIGHT on a portion of 16.35 acres at the southwest corner of Spring Run  
Drive and Grand Park Boulevard (APN 137-28-611-005) P-C (Planned Community) Zone [SF2  
(Single Family Detached) Summerlin Special Land Use Designation], Ward 2 (Seaman). Staff  
recommends APPROVAL.

**P.C.: Final Action (Unless Appealed within 10 Days)**

**PROTESTS RECEIVED BEFORE:**

**APPROVALS RECEIVED BEFORE:**

Planning Commission Mtg.

Planning Commission Mtg.

City Council Meeting

City Council Meeting

**RECOMMENDATION:**

Staff recommends APPROVAL, subject to conditions

**BACKUP DOCUMENTATION:**

1. Location and Aerial Maps
2. Conditions and Staff Report
3. Supporting Documentation
4. Photo(s)
5. Justification Letter
6. Submitted after Final Agenda - Executed Condition Confirmation Documentation