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City Council Live  
November 18, 2020 11:06 am  
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**First Name** vanessa

**Last Name** smith

**City Resident** No

**Zip Code** 89149

**Agenda Item Number** -139

**Choose One** Protest

**Council Comment** Kevin/ centennial project. Please oppose to this project especially because of the noise factor and air pollution. Both structures are proposing open patios where they will be playing loud music please deny this project or force to not have open patios.

52A-D

**From:** travus23@gmail.com  
**Sent:** Tuesday, November 10, 2020 1:07 PM  
**To:** Meeting Comments  
**Subject:** Comments for City Council Meeting 11/18/2020, Items 20-0139 and 20-0139-SUP1 and 20-1039-SUP2 and 20-1039-SUP3 and 20-0139-SDR1

**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.**

I strongly oppose these waiver requests as I believe granting them will result in creating an extremely dangerous situation in which children will be hurt. I live 31 feet from the western edge of this project, as do several other families. My concerns are based upon the fact that this subdivision (Clare Ridge) has no playground or park. The street named "N. Kevin Way" is a dead end block with no businesses or homes facing it – there is no reason for any traffic to occur on the street except for the first few meet off of Centennial Parkway. Therefore, Kevin Way has served as a "playground" for neighborhood children for many years. There are no sidewalks. Many children safely ride their bicycles here, play baseball, set up a basketball backboard, skateboard, and generally have fun. Adults also walk dogs in this area. This project includes constructing an exit from the tavern and restaurant directly into this play area. Allowing people who have been drinking to drive head-on into a children's play area is asking for tragedies and lawsuits. There would be more neighborhood support for this project if the exit onto Kevin Way was not included. We were told that two exits are required in order to meet fire standards, which makes sense. However, there are already two exits/entrances – one on Durango Drive and one on Centennial Parkway. Both of these streets are already busy thoroughfares with no children playing in them.

As for the specific waiver requests, they are outrageous in the amount of variance they are requesting, as noted below. I would question why the city even has standards if they can be so grossly violated.

20-0139-SUP1 addresses the requirement that a liquor establishment be built in a service commercial district of at least 50 acres. The developer requests a waiver to allow only 1.12 acres – *nearly a 98% reduction*. This request should be denied as the result would be totally out of compliance with current regulations.

20-0139-SUP2 – not opposed

20-0139-SUP3 proposes to supercede the regulatory requirement that a gambling establishment must be at least 330 feet from a single family detached dwelling. The developer is requesting a waiver to reduce this to 31 feet – *nearly a 90% reduction*. This request should be denied as it is not a request for a minor change, but a massive violation of current standards.

20-0139-SDR1 proposes to alter the amount of set-back required – from the required 15 feet reduced to 10 feet on front yard setback, and 15 feet to 6 feet on the side yard setback. These are less ostentatious than the other two requests, but display the developer's lack of concern for the safety of neighborhood children.

I strongly urge the City Council to concern the ramifications of approving such major waivers in an area that will put neighborhood children at high risk of injury, and the city at high risk of lawsuits when these injuries occur.

Thanks for your consideration.

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