

Carolyn G. Goodman, Mayor (At-Large)  
Brian Knudsen, Mayor Pro Tem (Ward 1)  
Victoria Seaman (Ward 2)  
Olivia Díaz (Ward 3)  
Francis Allen-Palenske (Ward 4)  
Cedric Crear (Ward 5)  
Nancy E. Brune (Ward 6)



City Manager Jorge Cervantes  
City Attorney Bryan K. Scott  
City Clerk LuAnn D. Holmes

## City Council Agenda

Council Chambers · 495 South Main Street · Phone 702-229-6011  
City of Las Vegas Internet Address: [www.lasvegasnevada.gov](http://www.lasvegasnevada.gov)

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**April 19, 2023**  
**9:00 AM**

47. 22-0675 - ABEYANCE ITEM - PUBLIC HEARING - APPLICANT: WESTERN TRADES CONSTRUCTION, LLC - OWNER: SQUARE TRADE HOLDINGS, LLC - For possible action on the following Land Use Entitlement project requests on 0.16 acres on the east side of 9th Street, approximately 50 feet south of Wilson Avenue (APN 139-26-410-012), R-3 (Medium Density Residential) Zone, Ward 5 (Crear). The Planning Commission (7-0 vote) and Staff recommend APPROVAL on the entire Land Use Entitlement project.

Minutes:

MAYOR GOODMAN declared the Public Hearing open for Items 47-47b.

CHARLIE CONCOBY and CHRISI REYES, Western Trades Construction, LLC, were present. MR. CONCOBY said the entitlement expired in 2021, and they would like to get the project up and running again.

PETER LOWENSTEIN, Deputy Planning Director, reported that the proposed multi-family development is at a scale that is compatible with adjacent properties. This development promotes the goals of the Vision 2045 Downtown Las Vegas Master Plan and the Downtown Las Vegas Area Plan of the Las Vegas 2050 Master Plan; therefore, staff recommended approval of both entitlements. He added that the Planning Commission increased the tree size as part of the application and confirmed that the entitlement was approved in 2019 for a similar multi-family project.

MAYOR GOODMAN asked why there were no sidewalks. MR. LOWENSTEIN said for this particular project, there are driveways that will enter off of the street, so the sidewalk is part of the driveway plan. He was unsure why there were not any sidewalks currently and noted the property is undeveloped at the moment. The Mayor asked if sidewalks are considered for older neighborhoods where there are none. MR. LOWENSTEIN confirmed that staff looks at pedestrian infill for sidewalks, and this particular development will address pedestrian traffic.

COUNCILMAN CREAR thanked MR. CONCOBY for coming in to see him.

See Items 47a and 47b for related backup.

MAYOR GOODMAN declared the Public Hearing closed for Items 47-47b.