



Enterprise Town Advisory Board

May 1, 2019

MINUTES

Board Members: Jenna Waltho, Chair - **PRESENT** Barris Kaiser, Vice Chair **PRESENT**
Paul Nimsuwan **EXCUSED** David Chestnut **PRESENT**
Kendal Weisenmiller **PRESENT**

Secretary: Carmen Hayes 702-371-7991 chayes70@yahoo.com

County Liaison: Tiffany Hesser 702-455-7388 tlh@clarkcountynv.gov

I. Call to Order, Pledge of Allegiance, Roll Call, County Staff Introductions(see above)

The meeting was called to order at 6:00 p.m.

Mark Donohue, Current Planning
Jason Allswang, Public Works

II. Public Comment

This is a period devoted to comments by the general public about items on this agenda. No discussion, action, or vote may be taken on this agenda item. You will be afforded the opportunity to speak on individual Public Hearing Items at the time they are presented. If you wish to speak to the Board/Council about items within its jurisdiction but not appearing on this agenda, you must wait until the "Comments by the General Public" period listed at the end of this agenda. Comments will be limited to three minutes. Please step up to the speaker's podium, if applicable, clearly state your name and address and please spell your last name for the record. If any member of the Board/Council wishes to extend the length of a presentation, this will be done by the Chair or the Board/Council by majority vote.

None.

III. Approval of April 10, 2019 Minutes (For possible action)

Motion by: Jenna Waltho
Action: **APPROVE** minutes for April 10, 2019 as published
Motion **PASSED** (4-0) / Unanimous

IV. Approval of Agenda for May 1, 2019 and Hold, Combine or Delete Any Items (For possible action)

Motion by Jenna Waltho
Action: **APPROVE** as amended.
Motion **PASSED** (4-0) / Unanimous

Related Items:

2. NZC-19-0310-ROOHANI KHUSROW FAMILY TRUST & ROOHANI KHUSROW TRS:
3. TM-19-500087-ROOHANI KHUSROW FAMILY TRUST & ROOHANI KHUSROW TRS:

9. VS-19-0311-ROOHANI KHUSROW FAMILY TRUST & ROOHANI KHUSROW TRS:

11. DR-19-0282-JONES FORD LINDELL, LLC:

15. WC-19-400050 (NZN-17-0044)-JONES FORD LINDELL, LLC:

12. DR-19-0284-GREENLAND VEGAS IRR BUS TR:

14. VS-19-0285-GREENLAND VEGAS IRR BUS TR:

Correction to the following from PC to BCC:

1. VS-19-0260-LDQC, LLC
2. WS-19-0258-LDQC, LLC
3. ZC-19-0210-RICHMOND PROPERTIES, LLC

V. Informational Items

1. Announcements of upcoming neighborhood meetings and County or community meetings and events. (for discussion)
 - Open House for an Update of the Enterprise Land Use
Tuesday May 21, 2019 4:00 PM to 7:00 PM
Windmill Library 7060 W. Windmill Lane, Las Vegas, NV

VI. Planning & Zoning

1. **VS-19-0260-LDQC, LLC:**
VACATE AND ABANDON easements of interest to Clark County located between Decatur Boulevard and Cameron Street, and between Windmill Lane and Mesa Verde Lane (alignment) within Enterprise (description on file). MN/jvm/ja (For possible action) **05/08/19 PC BCC**

Motion by Jenna Waltho

Action: **APPROVE** per staff conditions

Motion **PASSED** (4-0) / Unanimous

2. **WS-19-0258-LDQC, LLC:**
WAIVER OF DEVELOPMENT STANDARDS to allow modified commercial driveway design standards.
DESIGN REVIEW for modifications to a previously approved convenience store with a gasoline station on 1.1 acres in a C-1 (Local Business) Zone in the MUD-3 Overlay District. Generally located on the northeast corner of Windmill Lane and Decatur Boulevard within Enterprise. MN/sd/ja (For possible action) **05/08/19 PC-BCC**

Motion by Jenna Waltho

Action: **APPROVE** per staff conditions

Motion **PASSED** (4-0) / Unanimous

3. **ZC-19-0210-RICHMOND PROPERTIES, LLC:**
ZONE CHANGE to reclassify 2.5 acres from R-E (Rural Estates Residential) Zone to C-1 (Local Business) Zone.
USE PERMITS for the following: **1)** mini-warehouse facility; and **2)** recreational vehicle storage.
WAIVER OF DEVELOPMENT STANDARDS to modified driveway design standards.

DESIGN REVIEW for a proposed mini-warehouse and covered RV storage facility. Generally located on the east side of Valley View Boulevard and the south side of Frias Avenue within Enterprise (description on file). JJ/rk/ja (For possible action) **05/08/19 PC BCC**

Motion by David Chestnut

Action: **APPROVE**

ADD Current Planning conditions:

- Design Review as a public hearing for lighting and signage.
- Operating hours 8 am to 7 pm.

Per staff conditions

Motion **PASSED** (4-0) / Unanimous

4. **NZC-19-0218-NEMAN DAVID & LISA & NEMAN RAMIN & MICHELLE:**
ZONE CHANGE to reclassify 5.0 acres from C-2 (General Commercial) Zone to R-4 (Multiple Family Residential - High Density) Zone in the MUD-3 Overlay District.
USE PERMIT for senior housing.
WAIVERS OF DEVELOPMENT STANDARDS for the following: **1)** increase building height; and **2)** increase wall height.
DESIGN REVIEWS for the following: **1)** senior housing; and **2)** increase finished grade. Generally located on the southeast corner of Blue Diamond Road and Quaterhorse Lane within Enterprise (description on file). JJ/jt/ja (For possible action) **05/21/19 PC**

Motion by David Chestnut

Action: **DENY**

Motion **PASSED** (4-0) / Unanimous

5. **NZC-19-0250-DOGWOOD HICKORY, LLC:**
ZONE CHANGE to reclassify 10.0 acres from R-E (Rural Estates Residential) Zone to R-2 (Medium Density Residential) Zone for a single family subdivision.
WAIVER OF DEVELOPMENT STANDARDS reduce intersection off-set.
DESIGN REVIEWS for the following: **1)** single family subdivision; and **2)** increased finished grade. Generally located on the southeast corner of Cactus Avenue and Quarterhorse Lane within Enterprise (description on file). JJ/jt/ja (For possible action) **05/21/19 PC**

Motion by Jenna Waltho

Action: **DENY**

Motion **PASSED** (4-0) / Unanimous

6. **TM-19-500077-DOGWOOD HICKORY LLC:**
TENTATIVE MAP consisting of 64 single family residential lots and 4 common lots on 10.0 acres in an R-2 (Medium Density Residential) Zone. Generally located on the southeast corner of Cactus Avenue and Quarterhorse Lane within Enterprise. JJ/jt/ja (For possible action) **05/21/19 PC**

Motion by Jenna Waltho

Action: **DENY**

Motion **PASSED** (4-0) / Unanimous

7. **UC-19-0236-1263 SILVERADO, LLC:**

USE PERMIT for a recreation facility (indoor family activity center) in conjunction with an existing shopping center (Silverado Ranch Place) on a portion of 3.1 acres in a C-2 (General Commercial) Zone within the MUD-4 Overlay District. Generally located on the east side of Maryland Parkway and south of Silverado Ranch Boulevard within Enterprise. MN/nr/ja (For possible action) **05/21/19 PC**

Motion by David Chestnut
Action: **APPROVE** per staff conditions
Motion **PASSED** (4-0) / Unanimous

8. **UC-19-0248-MEYERS HOLDING COMPANY, LLC & BLACKWELL B TRUST:**
USE PERMIT to allow offices as a principal use.
WAIVERS OF DEVELOPMENT STANDARDS for the following: **1)** eliminate the sidewalk between a portion of the building and the pavement for parking aisles or spaces; and **2)** modified street standards.
DESIGN REVIEW for an office building on a portion of 2.2 acres in an H-2 (General Highway Frontage) Zone in the MUD-3 Overlay District. Generally located on the west side of Lindell Road, 150 feet south of Blue Diamond Road within Enterprise. JJ/gc/ja (For possible action) **05/21/19 PC**

Motion by David Chestnut
Action: **APPROVE**
ADD Current Planning conditions:

- Design Review as a public hearing for lighting and signage.
- Design Review as a public hearing for significant changes to plans.

Per staff conditions
Motion **PASSED** (4-0) / Unanimous

9. **VS-19-0220-NEMAN DAVID & LISA & NEMAN RAMIN & MICHELLE:**
VACATE AND ABANDON easements of interest to Clark County located between Quarterhorse Lane and El Capitan Way, and between Blue Diamond Road and Meranto Avenue and a portion of a right-of-way being Quarterhorse Lane located between Blue Diamond Road and Meranto Avenue within Enterprise (description on file). JJ/jt/ja (For possible action) **05/21/19 PC**

Motion by David Chestnut
Action: **APPROVE** per staff conditions
Motion **PASSED** (4-0) / Unanimous

10. **VS-19-0234-KB HOME LV CUMBERLAND RANCH, LLC:**
VACATE AND ABANDON easements of interest to Clark County located between Richmar Avenue and Gomer Road, and between Tee Pee Lane and Grand Canyon Drive within Enterprise (description on file). JJ/sv/xx (For possible action) **05/21/19 PC**

Motion by Barris Kaiser
Action: **APPROVE** per staff conditions
Motion **PASSED** (4-0) / Unanimous

11. **VS-19-0242-CENTURY COMMUNITIES NEVADA, LLC:**
VACATE AND ABANDON easements of interest to Clark County located between Gomer Road and Le Baron Avenue, and between Tenaya Way and Montessouri Street within Enterprise (description on file). JJ/tk/ma (For possible action) **05/21/19 PC**
- Motion by Kendal Weisenmiller
Action: **APPROVE** per staff conditions
Motion **PASSED** (4-0) / Unanimous
12. **VS-19-0249-UNITED BROTHERHOOD OF CARPENTERS:**
VACATE AND ABANDON a portion of right-of-way being La Cienega Street located between Carpenters Union Way and Hidden Well Road, and a portion of Carpenter Union Way between La Cienega Street and Placid Street within Enterprise (description on file). MN/sv/ja (For possible action) **05/21/19 PC**
- Motion by Barris Kaiser
Action: **WITHDRAWN** a portion of right-of-way being Carpenters Union Way located between La Cienega St and Placid St.
APPROVE per staff conditions
Motion **PASSED** (4-0) / Unanimous
13. **VS-19-0251-DOGWOOD HICKORY, LLC:**
VACATE AND ABANDON easements of interest to Clark County located between Cactus Avenue and Conn Avenue (alignment), and between Quarterhorse Lane (alignment) and El Capitan Way (alignment) within Enterprise (description on file). JJ/jt/ja (For possible action) **05/21/19 PC**
- Motion by Jenna Waltho
Action: **APPROVE** per staff conditions
Motion **PASSED** (4-0) / Unanimous
14. **VS-19-0269-MEYERS HOLDING COMPANY, LLC & BLACKWELL B TRUST:**
VACATE AND ABANDON easements of interest to Clark County located between Blue Diamond Road and Raven Avenue (alignment), and between Lindell Road and Westwind Road (alignment); and a portion of a right-of-way being Lindell Road located between Blue Diamond Road and Raven Avenue (alignment) within Enterprise (description on file). JJ/gc/ja (For possible action) **05/21/19 PC**
- Motion by David Chestnut
Action: **APPROVE** per staff conditions
Motion **PASSED** (4-0) / Unanimous
15. **WC-19-400042 (ZC-1252-99)-ARBY JONES 4 02, LLC & RAINS 1992 TRUST:**
WAIVER OF CONDITIONS of a zone change requiring drainage and traffic studies and compliance in conjunction with an approved shopping center on 1.9 acres in a C-2 (General Commercial) Zone in the CMA Design Overlay District. Generally located on the southeast corner of Jones Boulevard and Arby Avenue within Enterprise. MN/tk/ja (For possible action)

05/22/19 BCC

Motion by David Chestnut

Action: **APPROVE** per staff if approved conditions

Motion **PASSED** (4-0) / Unanimous

16. **WC-19-400043 (UC-18-0391)-HOLY SPIRIT ASSN CHRISTIANITY:**
WAIVER OF CONDITIONS of a use permit requiring construct building per submitted elevations dated June 29, 2018 in conjunction with an approved place of worship on 2.1 acres in an R-E (Rural Estates Residential) (RNP-I) Zone. Generally located on the southeast corner of Haven Street and Mesa Verde Lane within Enterprise. MN/gc/ja (For possible action) **05/22/19 BCC**

Motion by David Chestnut

Action: **APPROVE** per staff conditions

Motion **PASSED** (4-0) / Unanimous

17. **WS-19-0256-HOLY SPIRIT ASSN CHRISTIANITY:**
WAIVER OF DEVELOPMENT STANDARDS to allow wall signs.
DESIGN REVIEWS for the following: **1)** revisions to an approved place of worship; **2)** signage; and **3)** lighting on 2.1 acres in an R-E (Rural Estates Residential) (RNP-I) Zone. Generally located on the southeast corner of Haven Street and Mesa Verde Lane within Enterprise. MN/gc/ja (For possible action) **05/22/19 BCC**

Motion by David Chestnut

Action: **APPROVE**

ADD Current Planning conditions:

- No illuminated signs.
- East boundary wall to be 8 ft.
- All pole-mounted lighting to be fully shielded.

Per staff conditions.

Motion **PASSED** (4-0) / Unanimous

18. **CP-19-900180:** That the Enterprise Town Advisory Board consider proposed changes to the Transportation Element of the Clark County Comprehensive Master Plan, and after conducting a public hearing, take appropriate action. (For possible action) **06/04/19 PC**

Motion by David Chestnut

Action: **APPROVE** change 14, 15, 16

Motion **PASSED** (4-0) / Unanimous

VII. General Business:

1. None

VIII. Public Comment:

A period devoted to comments by the general public about matters relevant to the Board's/Council's jurisdiction will be held. No vote may be taken on a matter not listed on the posted agenda. Comments will be limited to three minutes. Please step up to the speaker's podium, if applicable, clearly state your name and address and please spell your last name for the record. If any member of the Board/Council wishes to extend the length of a presentation, this will be done by the Chair or the Board/Council by majority vote.

- None

IX. Next Meeting Date

The next regular meeting will be May 15, 2019 at 6:00 p.m.

X. Adjournment:

Motion by Jenna Waltho

Adjourn meeting at 8:46 p.m.

Motion **PASSED** (4-0) / Unanimous