

Applicant requested holds:

1. TM-19-500088-MAK ZAK, LLC: Applicant requested **HOLD** to Enterprise TAB meeting on July 10, 2019.
2. UC-19-0398-ABC HAVEN WEST INC: Applicant requested **HOLD** to Enterprise TAB meeting on July 10, 2019.
3. VS-19-0387-BUFFALO WING, LLC: Applicant requested **HOLD** to Enterprise TAB meeting on July 10, 2019.
4. ZC-19-0315-MAK ZAK, LLC: Applicant requested **HOLD** to Enterprise TAB meeting on July 10, 2019.
15. TM-19-500100-MCNAMARA LIV TR-FAM DESIGNATION & MCNAMARA THELMA TRS: Applicant requested **HOLD** to Enterprise TAB meeting on July 10, 2019.
21. VS-19-0378-724 PARTNERS, LLC: Applicant requested **HOLD** to Enterprise TAB meeting on July 10, 2019.
27. WS-19-0377-MCNAMARA LIV TR-FAM DESIGNATION & MCNAMARA THELMA TRS: Applicant requested **HOLD** to Enterprise TAB meeting on July 10, 2019.

Related applications:

5. NZC-19-0436-HARGRAVE REMIE FAMILY TRUST & HARGRAVE REMIE TRS, ET AL:
6. TM-19-500110-HARGRAVE REMIE FAMILY TRUST & HARGRAVE REMIE TRS, ET AL:
7. TM-19-500111-PARDEE HOMES OF NEVADA, ET AL
12. VS-19-0437-HARGRAVE REMIE FAMILY TRUST & HARGRAVE REMIE TRS, ET AL:

16. TM-19-500115-MOUNTAIN WEST ASSOCIATES, LLC:
22. VS-19-0443-MOUNTAIN WEST ASSOCIATES, LLC:
24. WC-19-400078 (ZC-1517-03)-GAMEDAY, LLC:
25. WC-19-400079 (ZC-2178-04)-GAMEDAY, LLC:
26. WC-19-400080 (ZC-1041-05)-GAMEDAY, LLC:
28. WS-19-0442-MOUNTAIN WEST ASSOCIATES, LLC:

18. UC-19-0431-RAINSPRINGS, LLC:
19. UC-19-0432-RAINSPRINGS, LLC:

23. VS-19-0445-NEMAN, RAMIN & NEMAN, DAVID:
29. ZC-19-0434-NEMAN, RAMIN & NEMAN, DAVID:

V. Informational Items

- Announcements of upcoming neighborhood meetings and County or community meetings and events. (for discussion)
 1. Chat with Clark County Commissioner Justin Jones. Thursday, 27, 2019 from 5:30 to 7:30 pm Subway Sandwich shop 10550 Southern Highlands Parkway Las Vegas NV.
 2. Clark County Water Reclamation, Sewer Construction on Pyle and Valley View.

VI. Planning & Zoning

1. **TM-19-500088-MAK ZAK, LLC:**
TENTATIVE MAP consisting of 70 single family residential lots and common lots on 10.0 acres in an R-2 (Medium Density Residential) Zone. Generally located on the west side of Buffalo Drive and north side of Camero Avenue within Enterprise. JJ/sd/ja (For possible action) **07/03/19 BCC**

Applicant requested **HOLD** to Enterprise TAB meeting on July 10, 2019.
2. **UC-19-0398-ABC HAVEN WEST INC:**
USE PERMIT to allow accessory uses (private access drive aisles with landscaping and decorative pavers) prior to the principal use.
WAIVERS OF DEVELOPMENT STANDARDS for the following **1)** waive street landscaping; and **2)** waive full off-site improvements (curb, gutter, sidewalk, streetlights, and partial paving) along public streets.
DESIGN REVIEW for drive aisles and landscaping in conjunction with a multi-family development to the west on 16.5 acres in R-E (Rural Estates Residential); C-P (Office & Professional); and H-1 (Limited Resort and Apartment) Zones in the MUD-4 Overlay District. Generally located on the west side of Haven Street and the south side of Mesa Verde Lane within Enterprise. MN/rk/ja (For possible action) **07/03/19 BCC**

Applicant requested **HOLD** to Enterprise TAB meeting on July 10, 2019.
3. **VS-19-0387-BUFFALO WING, LLC:**
VACATE AND ABANDON easements of interest to Clark County located between Shelbourne Avenue (alignment) and Camero Avenue (alignment) within Enterprise (description on file). JJ/sd/ma (For possible action) **07/03/19 BCC**

Applicant requested **HOLD** to Enterprise TAB meeting on July 10, 2019.
4. **ZC-19-0315-MAK ZAK, LLC:**
ZONE CHANGE to reclassify 10.0 acres from R-E (Rural Estates Residential) (RNP-I) to R-2 (Medium Density Residential) Zone.
WAIVER OF DEVELOPMENT STANDARDS for modified street standards.
DESIGN REVIEW for a single family residential development. Generally located on the west side of Buffalo Drive and north side of Camero Avenue within Enterprise (description on file). JJ/sd/ja (For possible action) **07/03/19 BCC**

Applicant requested **HOLD** to Enterprise TAB meeting on July 10, 2019.

5. **NZC-19-0436-HARGRAVE REMIE FAMILY TRUST & HARGRAVE REMIE TRS, ET AL:**
ZONE CHANGES to reclassify: **1)** 3.8 acres from R-E (Rural Estates Residential) Zone to R-2 (Medium Density Residential) Zone; **2)** 2.6 acres from R-3 (Multiple Family Residential) Zone to R-2 (Medium Density Residential) Zone; and **3)** 5.1 acres from R-E (Rural Estates Residential) Zone to R-3 (Multiple Family Residential) Zone.
USE PERMITS for the following: **1)** townhouses; and **2)** a residential planned unit development (PUD).
WAIVERS OF DEVELOPMENT STANDARDS for the following: **1)** reduce the setback from any street, drive aisle, sidewalk, or curb within a planned unit development; **2)** alternative street design within a planned unit development; **3)** alternative residential driveway geometrics within a planned unit development; **4)** allow a solid fence or wall in the front yard for detached single family residences; and **5)** reduce rear yard setback for detached single family residences.
DESIGN REVIEWS for the following: **1)** an attached single family residential planned unit development (townhouses) on 9.9 acres in an R-3 (Multiple Family Residential) Zone; **2)** a detached single family residential development on 34.2 acres in an R-2 (Medium Density Residential) Zone; and **3)** increase finished grade for lots. Generally located on the south side of Silverado Ranch Boulevard and the east side of Arville Street within Enterprise (description on file). JJ/jt/xx (For possible action) **07/16/19 PC**

Motion by Barris Kaiser

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

Motion **PASSED** (5-0) /Unanimous

6. **TM-19-500110-HARGRAVE REMIE FAMILY TRUST & HARGRAVE REMIE TRS, ET AL:**
TENTATIVE MAP consisting of 189 single family residential lots on 34.2 acres in an R-2 (Medium Density Residential) Zone. Generally located on the south side of Silverado Ranch Boulevard and the east side of Arville Street within Enterprise. JJ/jt/xx (For possible action) **07/16/19 PC**

Motion by Barris Kaiser

Action: **APPROVE** per staff conditions.

Motion **PASSED** (5-0) /Unanimous

7. **TM-19-500111-PARDEE HOMES OF NEVADA, ET AL:**
TENTATIVE MAP consisting of 116 single family attached residential lots and common lots for a planned unit development (PUD) on 9.9 acres in an R-3 (Multiple Family Residential) Zone. Generally located on the northeast corner of Arville Street and Le Baron Avenue within Enterprise. JJ/jt/xx (For possible action) **07/16/19 PC**

Motion by Barris Kaiser

Action: **APPROVE** per staff conditions.

Motion **PASSED** (5-0) /Unanimous

8. **VS-18-0862-RIVERVIEW HENDERSON DEVELOPMENT, LLC:**
VACATE AND ABANDON easements of interest to Clark County located between I-15 and Las Vegas Boulevard South and between Erie Avenue (alignment) and Starr Avenue within Enterprise (description on file). MN/sd/ma (For possible action) **07/16/19 PC**

Motion by Jenna Waltho
Action: **APPROVE** per staff conditions.
Motion **PASSED** (5-0) /Unanimous

9. **VS-19-0407-JAMAIL MICHAEL L:**
VACATE AND ABANDON easements of interest to Clark County located between Edmond Street and Decatur Boulevard and between Pebble Road and Raven Avenue within Enterprise. (description on file). JJ/bb/ma (For possible action) **07/16/19 PC**

Motion by Kendal Weisenmiller
Action: **APPROVE** per staff conditions.
Motion **PASSED** (5-0) /Unanimous

10. **VS-19-0423-DECATUR COMMONS, LLC:**
VACATE AND ABANDON a portion of a right-of-way being Decatur Boulevard located between Sunset Road and the 215 beltway within Enterprise (description on file). MN/sv/ma (For possible action) **07/16/19 PC**

Motion by Jenna Waltho
Action: **APPROVE** per staff conditions.
Motion **PASSED** (5-0) /Unanimous

11. **VS-19-0435-P N II, INC:**
VACATE AND ABANDON easements of interest to Clark County located between Ford Avenue and Torino Avenue, and between Torrey Pines Drive and Mann Street within Enterprise (description on file). JJ/tk/ma (For possible action) **07/16/19 PC**

Motion by Paul Nimsuwan
Action: **APPROVE** per staff conditions.
Motion **PASSED** (5-0) /Unanimous

12. **VS-19-0437-HARGRAVE REMIE FAMILY TRUST & HARGRAVE REMIE TRS, ET AL:**
VACATE AND ABANDON easements of interest to Clark County located between Silverado Ranch Boulevard and Le Baron Avenue (alignment), and between Arville Street and Schuster Street (alignment); and portions of rights-of-way being Arville Street, Schirlls Street, and Hinson Street located between Silverado Ranch Boulevard and Jo Rae Avenue (alignment), Silverado Ranch Boulevard, Landberg Avenue, and Le Baron Avenue located between Arville Street and Schuster Street (alignment) within Enterprise (description on file). JJ/jt/xx (For possible action) **07/16/19 PC**

Motion by Barris Kaiser
Action: **APPROVE** per staff conditions.
Motion **PASSED** (5-0) /Unanimous

13. **WS-19-0409-MAYS, MICHAEL T.:**
WAIVER OF DEVELOPMENT STANDARDS to increase fence height in the front yard in conjunction with an existing single family residence on 0.1 acres in an R-2 (Medium Density Residential) Zone. Generally located on the west side of Coronado Coast Street, 385 feet north of Abalone Beach Avenue within Enterprise. MN/nr/ma (For possible action) **07/16/19 PC**

Motion by David Chestnut
Action: **APPROVE** per staff conditions.
Motion **PASSED** (5-0) /Unanimous

14. **AR-19-400069 (UC-0108-17)-CORONADO LAND, LLC:**
WAIVERS OF DEVELOPMENT STANDARDS FIRST APPLICATION FOR REVIEW for the following: **1)** landscaping and screening; and **2)** waive off-site improvements (commercial driveways).
WAIVERS OF CONDITIONS of a non-conforming zone change (NZC-0505-08) requiring to construct full off-sites, excluding street lights in conjunction with an office building conversion with outside storage on 2.2 acres in an M-D (Designed Manufacturing) Zone. Generally located on the west side of Placid Street and south of Arby Avenue (alignment) within Enterprise. MN/bb/ma (For possible action) **07/17/19 BCC**

Motion by David Chestnut
Action: **APPROVE** per staff conditions.
Motion **PASSED** (5-0) /Unanimous

15. **TM-19-500100-MCNAMARA LIV TR-FAM DESIGNATION & MCNAMARA THELMA TRS:**
TENTATIVE MAP consisting of 36 single family residential lots on 22.5 acres in an R-E (Rural Estates Residential) (RNP-I) Zone. Generally located on the north side of Pebble Road and the east side of Buffalo Drive within Enterprise. JJ/rk/ma (For possible action) **07/17/19 BCC**

Applicant requested **HOLD** to Enterprise TAB meeting on July 10, 2019.

16. **TM-19-500115-MOUNTAIN WEST ASSOCIATES, LLC:**
TENTATIVE MAP consisting of 252 single family residential lots and common lots on 39.3 acres in an R-2 (Medium Density Residential) Zone. Generally located on the south side of Pyle Avenue and the west side of Decatur Boulevard within Enterprise. JJ/al/ma (For possible action) **07/17/19 BCC**

Motion by David Chestnut
Action: **APPROVE**
ADD Current Planning Condition:
• Provide pedestrian access to Pyle Avenue.
Per staff if approved conditions.
Motion **PASSED** (5-0) /Unanimous

17. **UC-19-0425-SOUTHWEST MARKETPLACE STA, LLC:**
USE PERMIT for a recreational facility (indoor playground).
DESIGN REVIEW for a commercial building in conjunction with an existing shopping center on a 1.3 acre portion of 16.1 acres in a C-2 (Commercial General) Zone. Generally located on the south side of Mesa Verde Lane and the east side of Rainbow Boulevard within Enterprise. MN/nr/ja (For possible action) **07/17/19 BCC**

Motion by Jenna Waltho
Action: **APPROVE** per staff conditions.
Motion **PASSED** (5-0) /Unanimous

18. **UC-19-0431-RAINSPRINGS, LLC:**
USE PERMIT for a proposed marijuana establishment (retail marijuana store) on 1.1 acres in a C-2 (General Commercial) Zone in the CMA Design Overlay District. Generally located on the east side of Rainbow Boulevard, 220 feet north of Warm Springs Road within Enterprise. MN/md/ja (For possible action) **07/17/19 BCC**

Motion by Paul Nimsuwan
Action: **APPROVE** per staff conditions.
Motion **PASSED** (5-0) /Unanimous

19. **UC-19-0432-RAINSPRINGS, LLC:**
USE PERMIT for a proposed marijuana establishment (dispensary) on 1.1 acres in a C-2 (General Commercial) Zone in the CMA Design Overlay District. Generally located on the east side of Rainbow Boulevard, 220 feet north of Warm Springs Road within Enterprise. MN/md/ja (For possible action) **07/17/19 BCC**

Motion by Paul Nimsuwan
Action: **APPROVE** per staff conditions.
Motion **PASSED** (5-0) /Unanimous

20. **UC-19-0440-MEH RETAIL, LLC:**
USE PERMITS for the following: **1)** convenience store; **2)** gasoline station; and **3)** vehicle (car) wash not in conjunction with a resort hotel.
WAIVERS OF DEVELOPMENT STANDARDS for the following: **1)** reduce parking lot landscaping; **2)** allow modified street standards; and **3)** allow modified driveway design standards.
DESIGN REVIEWS for the following: **1)** proposed convenience store; **2)** proposed gasoline station (fuel canopy); and **3)** proposed vehicle wash on a portion of 6.5 acres within an existing shopping center in an H-1 (Limited Resort and Apartment)(AE-60) Zone. Generally located on the east side of Valley View Boulevard and the south side of Blue Diamond Road within Enterprise. JJ/md/ma (For possible action) **07/17/19 BCC**

Motion by David Chestnut
Action: **APPROVE**
ADD Current Planning Condition:
• Design Review as a public hearing for significant changes to plans;
• Design Review as a public hearing for lighting and signage.
Per staff if approved conditions.
Motion **PASSED** (5-0) /Unanimous

21. **VS-19-0378-724 PARTNERS, LLC:**
VACATE AND ABANDON easements of interest to Clark County located between Pebble Road and Torino Avenue, and between Buffalo Drive and Monte Cristo Way and portion of a right-of-way being Jerlyn Street located between Buffalo Drive and Monte Cristo Way; a portion of right-of-way being Pioneer Way located between Buffalo Drive and Monte Cristo Way; a portion of a right-of-way being Buffalo Drive located between Pebble Road and Torino Avenue; a portion of right-of-way being Pebble Road located between Buffalo Drive and Monte Cristo Way and a portion of right-of-way for drainage purposes located between Buffalo Drive and Monte Cristo Way and between Torino Avenue and Pebble Road within Enterprise (description on file). JJ/rk/ma (For possible action) **07/17/19 BCC**

Applicant requested **HOLD** to Enterprise TAB meeting on July 10, 2019.

22. **VS-19-0443-MOUNTAIN WEST ASSOCIATES, LLC:**
VACATE AND ABANDON easements of interest to Clark County located between Pyle Avenue and Frias Avenue, and between Edmond Street and Decatur Boulevard within Enterprise (description on file). JJ/al/ma (For possible action) **07/17/19 BCC**

Motion by David Chestnut
Action: **APPROVE** per staff conditions.
Motion **PASSED** (5-0) /Unanimous

23. **VS-19-0445-NEMAN, RAMIN & NEMAN, DAVID:**
VACATE AND ABANDON easements of interest to Clark County located between Decatur Boulevard and Edmond Street (alignment), and between Mardon Avenue (alignment) and Eldorado Lane; and a portion of a right-of-way being Decatur Boulevard located between Mardon Avenue (alignment) and Eldorado Lane within Enterprise (description on file). MN/md/ma (For possible action) **07/17/19 BCC**

Motion by Kendal Weisenmiller
Action: **APPROVE** per staff conditions.
Motion **PASSED** (5-0) /Unanimous

24. **WC-19-400078 (ZC-1517-03)-GAMEDAY, LLC:**
WAIVER OF CONDITIONS requiring right-of-way dedication to include 30 feet to 60 feet for Hawk Street in conjunction with a zone change to reclassify a total of 90 acres to an R-2 (Medium Density Residential) Zone for future residential development. Generally located on the south side of Pyle Avenue and the west side of Decatur Boulevard within Enterprise. JJ/al/ma (For possible action) **07/17/19 BCC**

Motion by David Chestnut
Action: **APPROVE** per staff conditions.
Motion **PASSED** (5-0) /Unanimous

25. **WC-19-400079 (ZC-2178-04)-GAMEDAY, LLC:**
WAIVER OF CONDITIONS requiring right-of-way dedication of 30 feet for Haleh Avenue in conjunction with a zone change to reclassify a total of 37.4 acres to an R-2 (Medium Density Residential) Zone for a single family residential development. Generally located on the south side of Pyle Avenue and the west side of Decatur Boulevard within Enterprise. JJ/al/ma (For possible action) **07/17/19 BCC**

Motion by David Chestnut
Action: **APPROVE** per staff conditions.
Motion **PASSED** (5-0) /Unanimous

26. **WC-19-400080 (ZC-1041-05)-GAMEDAY, LLC:**
WAIVER OF CONDITIONS requiring right-of-way dedication of 30 feet for Haleh Avenue in conjunction with a zone change to reclassify a total of 15.5 acres to an R-2 (Medium Density Residential) Zone for future residential development. Generally located on the south side of Pyle Avenue and the west side of Decatur Boulevard within Enterprise. JJ/al/ma (For possible action) **07/17/19 BCC**

Motion by David Chestnut
Action: **APPROVE** per staff conditions.
Motion **PASSED** (5-0) /Unanimous

27. **WS-19-0377-MCNAMARA LIV TR-FAM DESIGNATION & MCNAMARA THELMA TRS:**
WAIVERS OF DEVELOPMENT STANDARDS for the following: **1)** increase wall height; **2)** modify street configuration; and **3)** waive full off-site improvements.
DESIGN REVIEWS for the following: **1)** proposed single family residential development; and **2)** increased finished grade on 22.5 acres in an R-E (Rural Estates Residential) (RNP-I) Zone. Generally located on the north side of Pebble Road and the east side of Buffalo Drive within Enterprise. JJ/rk/ma (For possible action) **07/17/19 BCC**

Applicant requested **HOLD** to Enterprise TAB meeting on July 10, 2019.

28. **WS-19-0442-MOUNTAIN WEST ASSOCIATES, LLC:**
WAIVERS OF DEVELOPMENT STANDARDS for the following: **1)** increase building height; and **2)** increase wall height.
DESIGN REVIEW for a single family residential development on 39.3 acres in an R-2 (Medium Density Residential) Zone. Generally located on the south side of Pyle Avenue and the west side of Decatur Boulevard within Enterprise. JJ/al/ma (For possible action) **07/17/19 BCC**

Motion by David Chestnut
Action: **APPROVE**
ADD Current Planning Condition:
• Provide pedestrian access to Pyle Avenue.
Per staff if approved conditions.
Motion **PASSED** (5-0) /Unanimous

29. **ZC-19-0434-NEMAN, RAMIN & NEMAN, DAVID:**
ZONE CHANGE to reclassify 2.2 acres from R-E (Rural Estates Residential) Zone to C-1 (Local Business) Zone.
USE PERMIT for a mini-warehouse.
WAIVER OF DEVELOPMENT STANDARDS to allow modified driveway design standards.
DESIGN REVIEW for a proposed mini-warehouse. Generally located on the north side of Eldorado Lane and the west side of Decatur Boulevard within Enterprise (description on file). MN/md/ma (For possible action) **07/17/19 BCC**

Motion by Kendal Weisenmiller

Action: **APPROVE**

ADD Current Planning conditions:

- Design Review as a public hearing for significant changes to plans;
- Construction hours 8 am to 8 pm;
- Provide notification to neighbors prior to blasting or hoe-ramming
- Operating hours 7am to 9 pm.

Per staff if approved conditions.

Motion **PASSED** (5-0) /Unanimous

30. **ZC-19-0441-LACONIC LP:**
ZONE CHANGE to reclassify 1.8 acres from R-E (Rural Estates Residential) Zone to C-1 (Local Business) Zone.
USE PERMITS for the following: **1)** convenience store; **2)** gasoline station; **3)** reduce the separation from a proposed convenience store to a residential use; and **4)** reduce the separation from a proposed gasoline station to a residential use.
WAIVERS OF DEVELOPMENT STANDARDS for the following: **1)** modified street standards; and **2)** modified bus stop placement standards.
DESIGN REVIEWS for the following: **1)** convenience store; **2)** gasoline station (fuel canopy); and **3)** restaurant with drive-thru. Generally located on the north side of Cactus Avenue and the west side of Bermuda Road within Enterprise (description on file). MN/md/ma (For possible action) **07/17/19 BCC**

Motion by David Chestnut

Action:

APPROVE Zone Change **DENY** Use Permits 1, 2, 3, & 4.

APPROVE Waivers of Development Standards 1 & 2.

DENY Design Reviews 1, 2 & 3.

REVISE Current Planning condition bullet 2:

- Construct a 6 foot high *sound-attenuating* decorative block wall adjacent to parking spaces 7 through 12, as depicted on the site plan

ADD Current Planning conditions:

- Design Review as a public hearing for significant changes to plans.
- Design Review as a public hearing for lighting and signage.
- Limit free standing signs to 12 feet.

Per staff conditions.

Motion **PASSED** (5-0) /Unanimous

VII. General Business:

- 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 July 10, 2019 at 6:00 p.m.

X. Adjournment:

Motion by Jenna Waltho
Adjourn meeting at 8:22 p.m.
Motion **PASSED** (5-0) / Unanimous