



Enterprise Town Advisory Board

January 29, 2020

MINUTES

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

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

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

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.

Jared Tasko, Current Planning

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 January 15, 2020 Minutes (For possible action)

Motion by Jenna Waltho

Action: **APPROVE**

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

IV. Approval of Agenda for January 29, 2020 and Hold, Combine or Delete Any Items (For possible action)

Motion by Jenna Waltho

Action: **APPROVE** as amended.

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

Applicant requested Holds:

16. TM-20-500002-CFT LANDS, LLC: Applicant requested **HOLD** to February 12, 2020 Enterprise Town Advisory Board meeting.
23. WS-20-0012-CFT LANDS, LLC: Applicant requested **HOLD** to February 12, 2020 Enterprise Town Advisory Board meeting.

Related applications:

2. ET-19-400160 (UC-0669-16)-LEGACY BERMUDA, LLC:
14. ET-19-400170 (VS-0059-17)-LEGACY BERMUDA, LLC:

4. VS-19-0933-SC GILESPIE:
5. ZC-19-0928-SC GILESPIE:

7. NZC-19-1009-USA
8. TM-19-500269-USA:
12. VS-20-0035-USA:

15. TM-20-500001-COMEBACK TIME PHD 19, LLC:
20. VS-20-0011-COMEBACK TIME PHD 19, LLC:
22. WS-20-0010-COMEBACK TIME PHD 19, LLC:

19. VS-19-1003-TORINO 18, LLC:
24. ZC-19-1001-TORINO 18, LLC:

V. Informational Items

1. Announcements of upcoming neighborhood meetings and County or community meetings and events. (for discussion)
 - None

VI. Planning & Zoning

1. **ET-19-400157 (VS-0813-17)-MJSS TRUST & HEFETZ, YAKOV TRS:**
VACATE AND ABANDON FIRST EXTENSION OF TIME of easements of interest to Clark County located between Silverado Ranch Boulevard and Great Duke Avenue (alignment), and between Walmer Castle Lane (alignment) and Gilespie Street and portions of a right-of-way being Walmer Castle Lane located between Silverado Ranch Boulevard and Great Duke Avenue (alignment) within Enterprise (description on file). MN/lm/jd (For possible action) **01/22/20 BCC**

Motion by Jenna Waltho

Action: **APPROVE**

Per staff conditions.

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

2. **ET-19-400160 (UC-0669-16)-LEGACY BERMUDA, LLC:**
USE PERMIT FIRST EXTENSION OF TIME for a congregate care facility with accessory commercial uses.
WAIVERS OF DEVELOPMENT STANDARDS for the following **1)** alternative landscaping adjacent to streets; and **2)** waive off-site improvements (curbs, gutters, streetlights, sidewalks, and partial paving) for Fairfield Avenue.
DESIGN REVIEW for a congregate care facility on 5.0 acres in an R-E (Rural Estates Residential) (RNP-I) Zone. Generally located on the southwest corner of Erie Avenue and Bermuda Road within Enterprise. MN/tk/jd (For possible action) **01/22/20 BCC**

Motion by David Chestnut

Action: **APPROVE**

ADD Current Planning condition:

- Design Review as a public hearing for lighting and signage.

Per staff conditions.

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

3. **WS-19-0943-BLUE DIAMOND BLM, LLC:**
WAIVERS OF DEVELOPMENT STANDARDS for the following: **1)** alternative landscaping; **2)** increase wall height; **3)** cross access; **4)** reduced driveway separation; and **5)** allow modified driveway design standards.
DESIGN REVIEWS for the following: **1)** fast food restaurants with drive-thrus; and **2)** increased finished grade on 1.8 acres in a C-2 (General Commercial) Zone. Generally located on the north side of Blue Diamond Road and the east side of Warbonnet Way (alignment) within Enterprise. JJ/pb/ja (For possible action) **01/22/20 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.
- Establish cross access and shared parking with APN 17621601032 if compatible uses and grade are established.
- Use wrought Iron instead of CMU wall on top of the retaining wall

Per staff if approved conditions.

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

4. **VS-19-0933-SC GILESPIE:**
VACATE AND ABANDON a portion of a right-of-way being Gilespie Street located between Richmar Avenue and Silverado Ranch Boulevard within Enterprise (description on file). MN/al/ja (For possible action) **02/05/20 BCC**

Motion by Jenna Waltho

Action: **APPROVE**

Per staff conditions.

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

5. **ZC-19-0928-SC GILESPIE:**
AMENDED ZONE CHANGE reclassify 3.8 acres from R-2 (Medium Density Residential) Zone to C-1 (Local Business) Zone.
USE PERMIT for a mini-warehouse facility.
WAIVERS OF DEVELOPMENT STANDARDS for the following: **1)** reduced drive aisle width; **2)** vertical metal siding; **3)** alternative landscaping (previously not notified); and **4)** alternate driveway geometrics.
DESIGN REVIEWS for the following: **1)** a mini-warehouse facility; and **2)** increased finished grade. Generally located on the west side of Gilespie Street, 60 feet north of Silverado Ranch Boulevard within Enterprise (description on file). MN/al/ja (For possible action) **02/05/20 BCC**

Motion by Jenna Waltho

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** (4-0) /Unanimous

6. **DR-19-0851-A B S MOUNTAINS EDGE ENTERPRISE, LLC:**
DESIGN REVIEWS for the following: **1)** revisions to a proposed convenience store with gasoline sales; **2)** lighting; and **3)** signage in conjunction with an approved shopping center on 5.0 acres in an M-D (Designed Manufacturing) Zone. Generally located on the east side of Rainbow Boulevard and the south side of Pyle Avenue within Enterprise. JJ/pb/ja (For possible action) **02/18/20 PC**

Motion by David Chestnut

Action: **APPROVE**

ADD Current Planning condition:

- Free standing sign not to exceed 24 feet.
- Pole mounted lighting adjacent to residential to include additional shielding facing residential.

Per staff conditions.

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

7. **NZC-19-1009-USA:**
ZONE CHANGE to reclassify a portion of 35.7 acres of a 50 acre site from R-E (Rural Estates Residential) Zone to R-2 (Medium Density Residential) Zone.
WAIVERS OF DEVELOPMENT STANDARDS for the following: **1)** increase wall height; and **2)** reduced street intersection off-set.
DESIGN REVIEWS for the following: **1)** a proposed single family residential development; and **2)** increase finished grade on 35.7 acres. Generally located on the east side of El Capitan Way and the north side of Cactus Avenue within Enterprise (description on file). JJ/md/ja (For possible action) **02/18/20 PC**

Motion by David Chestnut

Action: **APPROVE**

ADD Current Planning condition:

- Comply with the Mountain's Edge architectural color pallet, landscape standards and lighting standards.
- Single-story home abutting established residential.
- Design Review as a public hearing for signage.
- Provide amenities in the open space.

Per staff conditions.

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

8. **TM-19-500269-USA:**

TENTATIVE MAP consisting of 253 lots and common lots on a portion of 35.7 acres of a 50 acre site in an R-2 (Medium Density Residential) Zone. Generally located on the east side of El Capitan Way and the north side of Cactus Avenue within Enterprise. JJ/md/ja (For possible action) **02/18/20 PC**

Motion by David Chestnut

Action: **APPROVE**

Per staff conditions.

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

9. **UC-20-0004-SHAMIE DANIEL A:**

USE PERMIT to increase the size of an accessory structure (detached garage).

WAIVER OF DEVELOPMENT STANDARDS to modify driveway design standards in conjunction with a single family residence on 2.1 acres in an R-E (Rural Estates Residential) Zone. Generally located on the south side of Shelbourne Avenue and the west side of La Cienega Street within Enterprise. MN/lm/jd (For possible action) **02/18/20 PC**

Motion by Barris Kaiser

Action: **APPROVED**

Per staff conditions.

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

10. **VS-19-0966-FERNANDEZ GARY LEE REVOCABLE TRUST & FERNANDEZ GARY LEE TRS:**

VACATE AND ABANDON easements of interest to Clark County located between Cactus Avenue and Rush Avenue (alignment), and between Valley View Boulevard and Polaris Avenue within Enterprise (description on file). JJ/jt/jd (For possible action) **02/18/20 PC**

Motion by Jenna Waltho

Action: **APPROVE**

Per staff conditions.

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

11. **VS-19-1000-OSMAN, SAM:**
VACATE AND ABANDON easements of interest to Clark County located between Gilespie Street and La Cienega Street, and between Mesa Verde Lane and Windmill Lane within Enterprise (description on file). MN/tk/jd (For possible action) **02/18/20 PC**

Motion by Jenna Waltho
Action: **APPROVE**
Per staff conditions.
Motion **PASSED** (4-0) /Unanimous

12. **VS-20-0035-USA:**
VACATE AND ABANDON easements of interest to Clark County located between Cactus Avenue (alignment) and Mountains Edge Parkway, and between El Capitan Way (alignment) and Durango Drive (alignment) within Enterprise (description on file). JJ/md/ja (For possible action) **02/18/20 PC**

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

13. **WS-20-0006-KB HOME LV DOVER, LLC:**
WAIVER OF DEVELOPMENT STANDARDS to waive requirements for a water connection in conjunction with a minor subdivision on 32.1 acres in an R-E (Rural Estates Residential) Zone and R-2 (Medium Density Residential) Zone. Generally located on the east side of Schirlls Street and the north side of Cactus Avenue within Enterprise. JJ/al/jd (For possible action) **02/18/20 PC**

Motion by David Chestnut
Action: **DENY**
Motion **PASSED** (4-0) /Unanimous

14. **ET-19-400170 (VS-0059-17)-LEGACY BERMUDA, LLC:**
VACATE AND ABANDON FIRST EXTENSTION OF TIME for easements of interest to Clark County located between Erie Avenue and Siddall Avenue, and between Fairfield Avenue and Bermuda Road within Enterprise (description on file). MN/tk/jd (For possible action) **02/19/20 BCC**

Motion by David Chestnut
Action: **APPROVE**
ADD Current Planning condition:
• Until November 21, 2021 to record.
Per staff conditions.
Motion **PASSED** (4-0) /Unanimous

15. **TM-20-500001-COMEBACK TIME PHD 19, LLC:**
TENTATIVE MAP consisting of 20 single family residential lots and common lots on 2.5 acres in an R-2 (Medium Density Residential) Zone. Generally located on the north side of Meranto Avenue and the west side of Tee Pee Lane (alignment) within Enterprise. JJ/al/jd (For possible action) **02/19/20 BCC**

Motion by Kendal Weisenmiller
Action: **APPROVE**
Per staff conditions.
Motion **PASSED** (4-0) /Unanimous

16. **TM-20-500002-CFT LANDS, LLC:**
TENTATIVE MAP consisting of 61 residential lots on a 15.0 acre site in an R-1 (Single Family Residential) Zone and R-D (Suburban Estates Residential) Zone. Generally located on the north side of Starr Avenue, 300 feet east of La Cienega Street within Enterprise. MN/lm/jd (For possible action) **02/19/20 BCC**

Applicant requested **HOLD** to February 12, 2020 Enterprise Town Board meeting.

17. **UC-19-0991-SUMSION, DALE K. & ILENE F:**
USE PERMIT for a proposed exotic animal (Capuchin monkey) in conjunction with an existing single family residence on 0.2 acres in an R-2 (Medium Density Residential) Zone. Generally located on the east side of Deer Grove Court, approximately 100 feet north of Beckinsale Avenue within Enterprise. JJ/lm/jd (For possible action) **02/19/20 BCC**

Motion by Jenna Waltho
Action: **APPROVE**
Per staff conditions.
Motion **PASSED** (4-0) /Unanimous

18. **UC-20-0007-AFFILIATE INVESTMENTS, LLC:**
USE PERMITS for the following: **1)** a convenience store; and **2)** reduce the separation from a convenience store to a residential use.
WAIVERS OF DEVELOPMENT STANDARDS for the following: **1)** allow access to a local street; and **2)** alternative driveway geometrics.
DESIGN REVIEWS for the following: **1)** modifications to an approved shopping center; and **2)** alternative parking lot landscaping on 3.4 acres in an M-D (Designed Manufacturing) Zone. Generally located on the north side of Blue Diamond Road and the west side of Edmond Street within Enterprise. JJ/al/jd (For possible action) **02/19/20 BCC**

Motion by Kendal Weisenmiller
Action: **APPROVE**
ADD Current Planning condition:

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

Per staff conditions.
Motion **PASSED** (3-1) / Kaiser-nay

19. **VS-19-1003-TORINO 18, LLC:**
VACATE AND ABANDON easements of interest to Clark County located between Torino Avenue and Pebble Road, and between Rainbow Boulevard and Redwood Street, and a portion of right-of-way being Rainbow Boulevard between Torino Avenue and Pebble Road within Enterprise (description on file). JJ/al/jd (For possible action) **02/19/20 BCC**

Motion by Kendal Weisenmiller
Action: **APPROVE**
Per staff conditions.
Motion **PASSED** (3-0) /Unanimous

20. **VS-20-0011-COMEBACK TIME PHD 19, LLC:**
VACATE AND ABANDON easements of interest to Clark County located between Meranto Avenue and Serene Avenue and between Newbattle Street and Tee Pee Lane (alignment) within Enterprise (description on file). JJ/al/jd (For possible action) **02/19/20 BCC**

Motion by Kendal Weisenmiller
Action: **APPROVE**
Per staff conditions.
Motion **PASSED** (4-0) /Unanimous

21. **WS-20-0009-LVB MOBERLY, LLC:**
WAIVERS OF DEVELOPMENT STANDARDS for the following: **1)** reduce parking lot landscaping; and **2)** reduce throat depth.
DESIGN REVIEW for restaurants with drive-thru on 3.2 acres in an H-1 (Limited Resort and Apartment) Zone. Generally located on the north side of Moberly Avenue and the west side of Giles Street within Enterprise. MN/lm/jd (For possible action) **02/19/20 BCC**

Motion by Jenna Waltho
Action: **APPROVE** Applicant requested **HOLD** to February 12, 2020 Enterprise Town Advisory Board meeting to consult with Public Works.
Motion **PASSED** (4-0) /Unanimous

22. **WS-20-0010-COMEBACK TIME PHD 19, LLC:**
WAIVER OF DEVELOPMENT STANDARDS for increased wall height.
DESIGN REVIEWS for the following: **1)** a single family residential development; **2)** hammerhead turnaround; and **3)** increased finished grade on 2.5 acres in an R-2 (Medium Density Residential) Zone. Generally located on the north side of Meranto Avenue and the west side of Tee Pee Lane (alignment) within Enterprise. JJ/al/jd (For possible action) **02/19/20 BCC**

Motion by Kendal Weisenmiller
Action: **APPROVE**
Per staff conditions.
Motion **PASSED** (4-0) /Unanimous

23. **WS-20-0012-CFT LANDS, LLC:**
WAIVER OF DEVELOPMENT STANDARDS allow an increase to street length.
DESIGN REVIEW for a proposed single family residential development on a 15.0 acre site in an R-1 (Single Family Residential) Zone and R-D (Suburban Estates Residential) Zone. Generally located on the north side of Starr Avenue, 300 feet east of La Cienega Street within Enterprise. MN/lm/jd (For possible action) **02/19/20 BCC**

Applicant requested **HOLD** to February 12, 2020 Enterprise Town Board meeting.

24. **ZC-19-1001-TORINO 18, LLC:**
ZONE CHANGE to reclassify 2.1 acres from R-E (Rural Estates Residential) Zone to C-P (Office and Professional) Zone.
USE PERMITS for the following: **1)** a day care; and **2)** a pre-school.
DESIGN REVIEWS for the following: **1)** a day care and pre-school facility; and **2)** increase finished grade. Generally located on the southeast corner of Rainbow Boulevard and Torino Avenue within Enterprise (description on file). JJ/al/jd (For possible action) **02/19/20 BCC**

Motion by Kendal Weisenmiller
Action: **APPROVE**
Per staff conditions.
Motion **PASSED** (3-0) /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 February 12, 2020 at 6:00 p.m.

X. Adjournment:

Motion by Jenna Waltho

Adjourn meeting at 8:41 p.m.

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