



Sandy Valley Citizens Advisory Council

Sandy Valley Community Center
650 W. Quartz Avenue
Sandy Valley, NV 89019

October 13, 2020
7:30 p.m.

AGENDA

NOTE:

- Social distancing will be practiced during this meeting. You will be asked to keep appropriate spacing (six (6) feet) away from other meeting attendees.
- Items on the agenda may be taken out of order.
- The Board/Council may combine two or more agenda items for consideration.
- The Board/Council may remove an item from the agenda or delay discussion relating to an item at any time.
- No action may be taken on any matter not listed on the posted agenda.
- All planning and zoning matters heard at this meeting are forwarded to Board of County Commissioners Zoning Commission (BCC) or Clark County Planning Commission (PC) for final action.
- Please turn off or mute all cell phones and other electronic devices.
- Please take all private conversations outside the room.
- With forty-eight (48) hour advance request, a sign language interpreter, or other reasonable efforts to assist and accommodate persons with physical disabilities, may be made available by calling 702-455-3530 or TDD 702-385-7486 or Relay Nevada toll free 800-326-6868, TD/TDD.
- Supporting material provided to Board/Council members for this meeting may be requested from Electra Smith at 702-370-6297 and is/will be available at the County's website at www.clarkcountynv.gov.

Board Members: Randy Imhausen Brian Kahre Lori Marker
 Greg Neff Charlotte Owens

Secretary: Electra Smith, 702-370-6297, smithclanofnv@att.net

County Liaison: Meggan Holzer, 702-455-0341, meggan@clarkcountynv.gov

- I. Call to Order, Pledge of Allegiance, Roll Call
- 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.
- III. Approval of Minutes for August 11, 2020 (For possible action)
- IV. Approval of Agenda for October 13, 2020 and Hold, Combine or Delete Any Items (For possible action)

V. Informational Items

1. Receive a report from Sandy Valley Volunteer Fire Department regarding calls for service during the past month and other fire prevention and safety issues (for discussion only)
2. Receive a report from Metro regarding activity and statistics during the past month and other area crime concerns (for discussion only)
3. Receive a report from Sandy Valley Schools regarding recent news and upcoming activities and events (for discussion only)
4. Receive a report from Clark County Parks and Recreation regarding current programs and upcoming activities (for discussion only)
5. Receive a report from Valley Electric regarding current programs and new information (for discussion only)
6. Receive a report from Clark County Administrative Services regarding Sandy Valley Road, election information, Family Dollar, and any other updates from Clark County (For discussion only)

VI. Planning & Zoning

AR-20-400104 (UC-18-0367)-SMITH, MICHAEL W.: USE PERMIT FIRST APPLICATION FOR REVIEW to allow additional household pets (dogs) in conjunction with an existing single family dwelling on 4.1 acres in an R-U (Rural Open Land) Zone. Generally located on the west side of Inca Street and the south side of Quartz Avenue within Sandy Valley. JJ/jgh/jd (For possible action)

VII. General Business

7. Take public input and review/finalize requests for the upcoming budget cycle (For possible action)
8. Applications are being accepted through November 12, 2020 for appointments by the Clark County Board of County Commissioners to serve on the Sandy Valley CAC for a two year term beginning January 2021. All applicants, including current CAC members, must submit an application to be considered. (for discussion only)

VIII. Comments by the General Public - 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.

IX. Next Meeting Date: November 10, 2020

X. Adjournment

POSTING LOCATIONS: This meeting was legally noticed and posted at the following locations:
Sandy Valley Community Center, 650 W. Quartz Ave, Sandy Valley, NV 89019
Sandy Valley Post Office, 777 E. Quartz Ave, Sandy Valley, NV 89019
Trail's End Store, 600 E. Quartz Ave, Sandy Valley, NV 89019
Sandy Valley Senior Center, 690 W. Quartz Ave, Sandy Valley, NV 89019
<https://notice.nv.gov/>

BOARD OF COUNTY COMMISSIONERS
MARILYN KIRKPATRICK, CHAIR - LAWRENCE WEEKLY, Vice-Chair
LARRY BROWN - JAMES GIBSON - JUSTIN JONES - TICK SEGERBLOM
YOLANDA KING, County Manager

5. There was no report from Parks and Recreation.
6. Received a report from Clark County Administrative Services; Meggan Holzer, announced BLM and Public Works have finally come to an agreement for road improvements of Sandy Valley Pass and she stated that Family Dollar is still moving along.

VI. Planning and Zoning

There was no Planning and Zoning

VII General Business

There was no General Business

VIII Comments by the General Public

Mark Allen gave an update of the Nopah land.

IX Next Meeting Date

The next regular meeting will be September 8, 2020.

X Adjournment

The meeting was adjourned at 8:40pm.



Sandy Valley Citizens Advisory Council

August 11, 2020

Draft Minutes

Board Members: Randy Imhausen - Chair
Charlotte Owens - Vice Chair
Lori Marker

Brian Kahre
Greg Neff

Secretary: Electra Smith, 702-370-6297, sandyvalleyCAC@gmail.com

Town Liaison: Meggan Holzer, 702-455-0341, meggan@clarkcountynv.gov

- I. Call to Order, Pledge of Allegiance, Roll Call
The meeting was called to order at 7:35 pm by Randy Imhausen. Randy Imhausen, Brian Kahre, Greg Neff, and Lori Marker were present. Charlotte Owens was absent.
- II. Public Comment
None
- III. Approval of Minutes for July 14, 2020
Moved by: Greg
Action: Approved
Vote: 4-0/ Unanimous
- IV. Approval of Agenda for August 11, 2020 to move Valley Electric to # 1 under Informational Items.
Moved by: Brian
Action: Approved
Vote: 4-0/Unanimous
- V. Informational Items
 1. Received a report from Valley Electric; Terrie D'Antonio reported that all Bylaws have passed, work is being done to get out of the financial mess they were in, then gave an update on their solar project.
 2. Received a report from SVVFD; Chief Ken Smith reported the number of calls during the month of July and announced the receipt of Fire Department of the Year by Nevada State Firefighter Association.
 3. Received a report from Metro; Sergeant Jeff Dean reported there have been no events in Sandy Valley.
 4. Received a report from Sandy Valley School; Principal, Mr. Hadavi, was in attendance via webcam. Mr. Hadavi explained in detail the decision of Distance Education for all Sandy Valley students, how schedules will run, assured the continuance of food service, spoke of the athletic goals for January, and announced the coming of the Elementary building.

**ATTACHMENT A
SANDY VALLEY CITIZENS ADVISORY COUNCIL
ZONING AGENDA
TUESDAY, 7:30 P.M., OCTOBER 13, 2020**

11/04/20 BCC

1. **AR-20-400104 (UC-18-0367)-SMITH, MICHAEL W.:**
USE PERMIT FIRST APPLICATION FOR REVIEW to allow additional household pets (dogs) in conjunction with an existing single family dwelling on 4.1 acres in an R-U (Rural Open Land) Zone. Generally located on the west side of Inca Street and the south side of Quartz Avenue within Sandy Valley. JJ/jgh/jd (For possible action)

HOUSEHOLD PETS
(TITLE 30)

INCA ST/QUARTZ AVE
(SANDY VALLEY)

PUBLIC HEARING
APP. NUMBER/OWNER/DESCRIPTION OF REQUEST
AR-20-400104 (UC-18-0367) -SMITH, MICHAEL W:

USE PERMIT FIRST APPLICATION FOR REVIEW to allow additional household pets (dogs) in conjunction with an existing single family dwelling on 4.1 acres in an R-U (Rural Open Land) Zone.

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RELATED INFORMATION:

APN:
219-05-101-003; 219-05-101-004

USE PERMIT:
Allow up to a maximum of 25 dogs on 4.1 acres in Community District 5.

LAND USE PLAN:
SOUTH COUNTY (SANDY VALLEY) - RESIDENTIAL RURAL (UP TO 0.5 DU/AC)

BACKGROUND:
Project Description
General Summary

- Site Address: 93 N. Inca Street
- Site Acreage: 4.1
- Project Type: Allow 25 dogs in conjunction with an existing single family dwelling

Site Plans

The approved plans depict a 4.1 acre site with an existing single family residence in Sandy Valley. Chapter 10 of the Clark County Code, and through reference Title 30, allows 3 household pets by right and an increase in the number of pets may be requested by complying with prescribed conditions or applying for a special use permit. This is a request to review the previously approved maximum of 25 dogs. There are a number of existing accessory structures (sheds, shade structures, and pens) that are distributed throughout the site. The property is surrounded by a 6 foot high chain-link fence. The site has access to Inca Street to the east. No changes are proposed or required to the lot, residence, or landscaping as part of this application.

Landscaping

The approved plans depict existing trees and grass areas generally distributed throughout the property.

Elevations

The applicant provided pictures and corresponding site details of all existing structures and types of fencing throughout portions of the overall 4.1 acre site. The fencing is chain-link fence that is used to separate the various animals in their respective areas.

Floor Plans

The 2,750 square foot single family residence with a fenced in backyard is where the animals are kept.

Previous Conditions of Approval

Listed below are the approved conditions for UC-18-0367:

Current Planning

- 1 year to obtain any permits, final inspections, and license from all appropriate agencies;
- 2 years to review as a public hearing.
- Applicant is advised that a substantial change in circumstances or regulations may warrant denial or added conditions to an extension of time and application for review; and that the extension of time may be denied if the project has not commenced or there has been no substantial work towards completion within the time specified.

Signage

Signage is not a part of this request.

Applicant's Justification

The applicant indicates that they have an existing use permit on file that was approved for additional household pets. The notice of final action from UC-18-0367 indicates that the applicants must return in 2 years for the application to be reviewed. The applicants state that they have been following all the rules with no complaints from neighbors and have kept their permits with the State and County current. The applicants would like there to be no further reviews on this use permit.

Prior Land Use Requests

Application Number	Request	Action	Date
UC-18-0367	Allowed additional household pets (dogs) in conjunction with an existing single family dwelling	Approved by BCC	July 2018
SC-0303-99	Street name change for existing public streets in an R-U zone	Approved by BCC	May 1999

Surrounding Land Use

	Planned Land Use Category	Zoning District	Existing Land Use
North	Institutional	M-D	Vacant
South, East, & West	Residential Rural	R-U	Vacant

STANDARDS FOR APPROVAL:

The applicant shall demonstrate that the proposed request meets the goals and purposes of Title 30.

Analysis

Current Planning

Title 30 standards of approval on an application for review states that such an application may be denied or have additional conditions imposed if it is found that circumstances have substantially changed. A substantial change may include, without limitation, a change to the subject property, a change in the areas surrounding the subject property, or a change in the laws or policies affecting the subject property. Using the criteria set forth in Title 30, no substantial changes have occurred at the subject site since the original approval.

Staff finds that no complaints have been filed with the Clark County Public Response office, animal control, or Metro; therefore, staff can support this review and recommends removal of the time limit.

Staff Recommendation

Approval.

If this request is approved, the Board and/or Commission finds that the application is consistent with the standards and purpose enumerated in the Comprehensive Master Plan, Title 30, and/or the Nevada Revised Statutes.

PRELIMINARY STAFF CONDITIONS:

Current Planning

- Remove time limit.

Public Works - Development Review

- No comment.

Clark County Water Reclamation District (CCWRD)

- No comment.

TAB/CAC:

APPROVALS:

PROTEST:

APPLICANT: PAMELA SMITH

CONTACT: PAMELA SMITH, 93 S. INCA STREET, SANDY VALLEY, NV 89019

DRAFT