



Enterprise Town Advisory Board

January 26, 2022

MINUTES

Board Members	David Chestnut, Chair PRESENT Tanya Behm PRESENT Justin Maffett PRESENT	Barris Kaiser, Vice Chair PRESENT Joseph Throneberry PRESENT
Secretary:	Carmen Hayes 702-371-7991 chayes70@yahoo.com PRESENT	
County Liaison:	Tiffany Hesser 702-455-7388 TLH@clarkcountynv.com 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.

Rob Kaminski, 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 Minutes **January 12, 2022** (For possible action)

Motion by David Chestnut

Action: **APPROVE** Minutes as published for January 12, 2022

Motion **PASSED** (3-0)/ Behm, Kaiser absent.

IV. Approval of Agenda for January 26, 2022 and Hold, Combine or Delete Any Items (For possible action)

Motion by David Chestnut

Action: **APPROVE** as amended.

Motion **PASSED** (4-0) /Kaiser absent

Related applications to be heard together:

1. PA-22-700001-MAGNUS VEGAS LLC:
2. NZC-21-0745-MAGNUS VEGAS LLC:
3. VS-21-0746-MAGNUS VEGAS LLC:
4. TM-21-500212-MAGNUS VEGAS LLC:

BOARD OF COUNTY COMMISSIONERS
JAMES B. GIBSON, Chair – JUSTIN C. JONES, Vice-Chair
MARILYN KIRKPATRICK – WILLIAM MCCURDY II – ROSS MILLER – MICHAEL NAFT – TICK SEGERBLOM
YOLANDA T. KING, County Manager

6. WC-21-400185 (ZC-0659-17)-HORIZON WEST HOMES, LLC:
7. WS-21-0729-HORIZON WEST HOMES, LLC:
8. TM-21-500208-HORIZON WEST HOMES, LLC:

V. Informational Items

1. Announcements of upcoming neighborhood meetings and County or community meetings and events. (For discussion only)

1. Western Trails Meeting

Please join Commissioner Michael Naft and Clark County Public Works to discuss planned improvements to Warm Springs Road between Dean Martin and Decatur.

When: Tuesday, February 08, 2022, 5:30pm - 6:30pm

Where: Clark County Dept Building, Presentation Room

4701 W Russell Road

Las Vegas NV 89118

2. SHORT TERM RENTALS:

Short-term rentals such as Airbnb and VRBO are currently illegal in unincorporated Clark County. However, the passage of Assembly Bill 363 by the 2021 Nevada Legislature requires the County to enact an ordinance regulating short-term rentals by July 1.

The first step in that transition gets underway with the announcement today of a survey, whose results County officials will consider as they develop an ordinance that includes limitations on such rentals. AB363 places some of these limits as part of the mandate, including on minimum distance separation between short-term rentals, proximity to resort hotels, limits on the number of occupants and number of permits a person may hold.

Because of the potential impact of short-term rentals on neighborhood quality of life, officials say the brief survey, which takes about 10 to 15 minutes to complete, is important and urge County residents to take part. The survey is available at www.ClarkCountyNV.gov/survey.

VI. Planning & Zoning

1. **PA-22-700001-MAGNUS VEGAS LLC:**
PLAN AMENDMENT to amend the adopted Clark County Trail Map – Las Vegas Valley in an R-E (Rural Estates Residential) (RNP-I) Zone. Generally located between Monte Cristo Way and Belcastro Street, and between Cougar Avenue and Torino Avenue within Enterprise. JJ/mc (For possible action) **02/15/22 PC**

Motion by Tanya Behm

Action: **DENY**

Motion **PASSED** (4-1) / Throneberry-Nay

2. **NZC-21-0745-MAGNUS VEGAS LLC:**
ZONE CHANGE to reclassify 37.9 acres from R-E (Rural Estates Residential) (RNP-I) Zone to R-D (Suburban Estates Residential) Zone.
WAIVERS OF DEVELOPMENT STANDARDS for the following: **1)** setbacks; **2)** increased wall height; **3)** increase non-through (stub) street length; **4)** reduced street widths; and **5)** off-site improvements.
DESIGN REVIEWS for the following: **1)** a single family residential development; and **2)** finished grade. Generally located on the east and west sides of Tenaya Way between Wigwam Avenue and Torino Avenue within Enterprise (description on file). JJ/al/ja (For possible action) **02/15/22 PC**

Motion by Tanya Behm

Action: **DENY**

Motion **PASSED** (4-1) / Throneberry-Nay

3. **VS-21-0746-MAGNUS VEGAS LLC:**
VACATE AND ABANDON easements of interest to Clark County located between Wigwam Avenue and Torino Avenue (alignment) and between Monte Cristo Way and Montessori Street (alignment), and a portion of right-of-way being Belcastro Street located between Wigwam Avenue and Cougar Avenue, and a portion of right-of-way being Cougar Avenue located between Monte Cristo Way and Tenaya Way, and a portion of right-of-way being Ford Avenue located between Tenaya Way and Belcastro Street within Enterprise (description on file). JJ/al/ja (For possible action) **02/15/22 PC**

Motion by Tanya Behm

Action: **APPROVE** per staff conditions.

CHANGE Public Works - Development Review bullet # 2 to read:

- Right-of-way dedication to include 35 feet to the back of curb for Wigwam Avenue, 30 feet for Montessori Street, 30 **to 60** feet for Belcastro Street, 30 **to 60** feet for Cougar Avenue, 40 feet to 80 feet for Tenaya Way, 30 **to 60** feet for Ford Avenue, 30 feet for Monte Cristo Way, and associated spandrels.

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

4. **TM-21-500212-MAGNUS VEGAS LLC:**
TENTATIVE MAP consisting of 94 single family residential lots and common lots on 37.9 acres in an R-D (Suburban Estates Residential) Zone.
Generally located on the east and west sides of Tenaya Way between Wigwam Avenue and Torino Avenue within Enterprise. JJ/al/ja (For possible action) **02/15/22 PC**

Motion by Tanya Behm

Action: **DENY**

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

5. **ET-21-400188 (UC-19-0794)-DOLLAR SELF STORAGE 22, LLC:**
USE PERMITS FIRST EXTENSION OF TIME for the following: **1)** convenience store; and **2)** gasoline station.
WAIVERS OF DEVELOPMENT STANDARDS for the following: **1)** reduce separation from a convenience store to a residential use; **2)** allow an attached sidewalk; and **3)** alternative driveway geometrics.
DESIGN REVIEW for a convenience store and gasoline station on a 0.9 acre portion of 5.0 acres in a C-1 (Local Business) Zone. Generally located on the northeast corner of Rainbow Boulevard and Pebble Road within Enterprise. JJ/jor/jo (For possible action) **02/16/22 BCC**

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

6. **WC-21-400185 (ZC-0659-17)-HORIZON WEST HOMES, LLC:**
WAIVER OF CONDITIONS of a zone change requiring per revised plans dated 10/17/17 in conjunction with a single family residential development on 1.1 acres in an R-2 (Medium Density Residential) Zone. Generally located on the south side of Gomer Road, 620 feet east of Fort Apache Road within Enterprise. JJ/jad/ja (For possible action) **02/16/22 BCC**

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

7. **WS-21-0729-HORIZON WEST HOMES, LLC:**
WAIVER OF DEVELOPMENT STANDARDS to reduce street width.
DESIGN REVIEWS for the following: **1)** finished grade; **2)** hammerhead street design; and **3)** single family residential development on 1.1 acres in an R-2 (Medium Density Residential) Zone. Generally located on the south side of Gomer Road, 620 feet east of Fort Apache Road within Enterprise. JJ/jad/jo (For possible action) **02/16/22 BCC**

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

8. **TM-21-500208-HORIZON WEST HOMES, LLC:**
TENTATIVE MAP consisting of 8 single family residential lots and common lots on 1.1 acres in an R-2 (Medium Density Residential) Zone. Generally located on the south side of Gomer Road, 620 feet east of Fort Apache Road within Enterprise. JJ/jad/jo (For possible action) **02/16/22 BCC**

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

VII. General Business:

1. Develop topics for meeting with Public Works to include an update on major road projects and new standards for RNP roads. (Discussion only)

Two items were presented, first a list for road projects for progress updates. Second, The RTC rural road designs currently used in the Lone Mountain area.

The TAB discussion included:

Limit the discussion with Public Works to 2 or 3 items with the following potential items.

- RTC standards for rural road designs and feedback generated for their use.
- How to provide addition east\west routes south of CC-215.

It was suggested the board members visit the lone Mountain area to view the RTC rural road designs.

The road projects update should be pared down to the projects most affecting traffic and/or appearing to be delayed.

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 9, 2022 at 6:00 p.m at the Windmill Library.

X. Adjournment:

Motion by David Chestnut

ADJOURN meeting at 8:24p.m.

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