



Sunrise Manor Town Advisory Board

May 13, 2021

MINUTES

Board Members:	Alexandria Malone – Chair – PRESENT Briceida Castro– Vice Chair –PRESENT Earl Barbeau – PRESENT	Paul Thomas – EXCUSED Max Carter- PRESENT Planning- Lorna Phegley
Secretary:	Jill Leiva 702 334-6892 jillniko@hotmail.com	
County Liaison:	Beatriz Martinez	

I. Call to Order, Pledge of Allegiance, Roll Call, County Staff Introductions

The meeting was called to order at 6:30 p.m.

II. Public Comment: None

III. Approval of April 29, 2021 Minutes

Moved by: Mr. Carter
Action: Approved
Vote: 4-0/ Unanimous

IV. Approval of Agenda for May 13, 2021

Moved by: Mr. Carter
Action: Approved with the deletion of Discussion of Master Plan & Development Code rewrite process.
Vote: 4-0/Unanimous

V. Informational Items: **None**

VI. Planning & Zoning

06/01/21 PC

1. **UC-21-0116-NP BOULDER, LLC:**
USE PERMIT to allow a food cart (taco cart) not located within an enclosed building.
DESIGN REVIEW for a food cart (taco cart) in conjunction with an existing car wash facility on a portion of 27.0 acres in an H-1 (Limited Resort and Apartment) Zone. Generally located on the west side of Lamb Boulevard, 200 feet north of Boulder Highway within Sunrise Manor. TS/sd/jo (For possible action)06/01/21 PC
Moved by: Ms. Castro
Action: Held until next meeting date
Vote: 4-0/Unanimous

2. **UC-21-0155-NEVADA REALCO COM, LLC:**
USE PERMIT to waive the screening requirements for an outside storage area.
WAIVERS OF DEVELOPMENT STANDARDS for the following: 1) waive parking lot landscaping; and 2) waive landscaping adjacent to a less intense use.
DESIGN REVIEW for a proposed office/warehouse building with an outside storage yard on 0.9 acres in an M-D (Designed Manufacturing) (AE-65) (APZ-2) Zone. Generally located on the north side of Holt Avenue, 770 feet east of Marion Drive within Sunrise Manor. MK/rk/jo (For possible action) 06/01/21 PC
Moved by: Mr. Barbeau
Action: Approved per staff recommendations
Vote: 4-0/Unanimous

3. **WS-21-0168-MEHLINGS SILVER LAKE ESTATES INC:**
WAIVER OF DEVELOPMENT STANDARDS to allow freestanding signs in a residential zone.
DESIGN REVIEW for a freestanding sign in conjunction with a manufactured home park on a portion of 42.2 acres in an R-T (Manufactured Home Residential) Zone. Generally located on the north side of Sahara Avenue and the west side of Sandhill Road within Sunrise Manor (description on file). TS/ja/jo (For possible action)06/01/21 PC
Moved by: Mr. Carter
Action: Denied per staff recommendations
Vote: 4-0/Unanimous

06/02/21 BCC

4. **DR-21-0175-PAEZ, LUIS ARANDA:**
DESIGN REVIEW for finished grade in conjunction with proposed single family residences on 1.8 acres in an R-E (Rural Estates Residential) (APZ-2) Zone. Generally located on the west side of Moonlite Drive, 243 feet south of Judson Avenue within Sunrise Manor. WM/jor/jo (For possible action)06/02/21 BCC
Moved by: Ms. Castro
Action: Approved per staff recommendations
Vote: 4-0/Unanimous

VII. General Business: None

VIII. Public Comment: None

IX. Next Meeting Date: The next regular meeting will be May 27, 2021

X. Adjournment
The meeting was adjourned at 7:00p.m.