



# Winchester Town Advisory Board

November 30, 2021

## MINUTES

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Board Members:	Robert O. Mikes, Jr. – Chair – Present John Delibos – <b>Present</b> Judith Siegel – Excused Patrick Becker - Present
Secretary:	Victoria Bonner, 702-335-9205 victoriabelleb@gmail.com
Town Liaison:	Beatriz Martinez 702-455-0560 beatriz.martinez@clarkcountynv.gov

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- I. Call to Order, Pledge of Allegiance, Roll Call, (see above) County Staff Introductions  
Beatriz Martinez; Town Liaison, Victoria Bonner; Secretary, Jasmine Harris; Planning. The meeting was called to order at 6:02p.m.
- II. Public Comment  
**None**
- III. Approval of November 9, 2021 Minutes  
  
**Moved by: Delibos**  
**Approve as submitted**  
**Vote: 3-0 Unanimous**
- IV. Approval of Agenda for November 30, 2021  
  
**Moved by: Delibos**  
**Hold item #1 to April 26,2022**  
**Vote: 3-0 Unanimous**
- V. Informational Items
  1. Announcements of upcoming neighborhood meetings and County or community meetings and events( for discussion)
- VI. Planning & Zoning:

1. **ET-21-400170 (UC-1223-07)-MRC I FUNDING CORPORATION:**  
**USE PERMITS SIXTH EXTENSION OF TIME** for the following: **1)** a High Impact Project; **2)** an expansion of the Gaming Enterprise District; **3)** a resort hotel consisting of 3,250 hotel rooms; **4)** 250 resort condominiums; **5)** public areas including all casino areas, showrooms, live entertainment, shopping center, indoor and outdoor dining, offices, meeting/convention, back-of-house areas, and parking structures; **6)** increase the height of the high-rise towers and structures; **7)** associated accessory and incidental commercial uses, buildings, and structures; and **8)** deviations from development standards.  
**DEVIATIONS** for the following: **1)** reduce on-site parking; **2)** reduce the height setback ratios; **3)** encroachment into airspace; and **4)** all other deviations as shown per plans on file.  
**DESIGN REVIEWS** for the following: **1)** a resort hotel/casino with high-rise towers including kitchens in rooms; and **2)** all other accessory and incidental buildings and structures on 15.0 acres in an H-1 (Limited Resort and Apartment) Zone. Generally located on the south side of Convention Center Drive and the west side of Paradise Road within Winchester. TS/nr/jo (For possible action)

**Moved By- Delibos**  
**Hold to April 26,2022**  
**Vote: 3-0**

2. **AR-21-400171 (WS-0237-08)-MRC I FUNDING CORPORATION:**  
**WAIVERS OF DEVELOPMENT STANDARDS SIXTH APPLICATION FOR REVIEW** for the following: **1)** permit a use not conducted within a permanent enclosed building where required; and **2)** on-site paving requirements.  
**DESIGN REVIEW** for an outdoor tent on 1.4 acres in an H-1 (Limited Resort and Apartment) Zone. Generally located on the south side of Convention Center Drive and the west side of Paradise Road within Winchester. TS/nr/jo (For possible action)

**Moved By- Delibos**  
**Approve with staff conditions**  
**Vote: 3-0**

3. **UC-21-0645-WORLD BUDDHISM ASSOCIATION HEADQUARTERS:**  
**USE PERMITS** for the following: **1)** permit inherently dangerous exotic animals; and **2)** recreational facility with accessory retail sales, restaurant, and on-premises consumption of alcohol.  
**WAIVERS OF DEVELOPMENT STANDARDS** for the following: **1)** allow a use (recreational facility and exotic animals) not within a permanently enclosed building; **2)** permit alternative architectural materials; **3)** alternative landscaping; and **4)** alternative standards for proposed temporary signs.  
**DESIGN REVIEW** for a recreational facility with inherently dangerous exotic animals consisting of a fabric structure (tent) and tiger sanctuary on a portion of 11.4 acres in an H-1 (Limited Resort and Apartment) Zone. Generally located on the east side of Paradise Road and the south side of Sahara Avenue within Winchester. TS/md/jo (For possible action)

**Moved By- Mikes**  
**Deny**  
**Vote: 3-0**

**Attendees:**  
**For: 2**  
**Against: 31**

VII. General Business

1. Nominate and appoint a alternate to the Community Development Advisory Committee (CDAC) for 2021/2022 (for possible action).

**Moved By- Delibos**  
**Becker – Alternate**  
**Vote: 3-0**

1. Discuss the 2022 TAB Calendar (for possible action)

VII. Public Comment

VIII. Next Meeting Date

**The next regular meeting will be December 14, 2021**

IX. Adjournment

**The meeting was adjourned at 8:06 p.m.**