



Laughlin Town Advisory Board
REGIONAL GOVERNMENT CENTER
101 CIVIC WAY
LAUGHLIN, NEVADA 89029
(702) 298-0828
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AGENDA

LAUGHLIN TOWN ADVISORY BOARD

**Tuesday, October 25, 2011
1:30 P.M.**

**REGIONAL GOVERNMENT CENTER
101 CIVIC WAY, LAUGHLIN, NEVADA**

This meeting has been properly noticed and posted at the following locations or on-line at
www.clarkcountynv.gov

<u>Regional Government Center</u> 101 Civic Way Laughlin, Nevada	<u>Spirit Mountain Activity Center</u> 1975 Arie Avenue Laughlin, Nevada
<u>Laughlin Library</u> 2840 South Needles Highway Laughlin, Nevada	<u>Southern Nevada Health District</u> 3080 Needles Highway, Suite 1800 Laughlin, Nevada

1. CALL TO ORDER

Please *turn off* all cell phones, pagers & other electronic devices.
Please take all private conversations outside the room.

- A. Conformance with the Nevada Open Meeting Law.
- B. Invocation and Pledge of Allegiance.
- C. Items on the agenda may be taken out of order.
- D. The Laughlin Town Advisory Board may combine two or more agenda items for consideration.
- E. The Laughlin Town Advisory Board may remove an item from the agenda or delay discussion relating to an item at any time.

2. ORGANIZATIONAL ITEMS

A. Approval of the October 25, 2011, Agenda.

For Possible Action

3. **COMMENTS BY THE GENERAL PUBLIC:** This is a period devoted to comments by the general public about items on *this* agenda. If you wish to speak to the Board 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 (3) minutes. Please step up to the speaker’s podium, clearly state your name and address and *spell* your last name for the record. If any member of the Board wishes to extend the length of a presentation, this will be done by the Chair, or the Board by majority vote. The Board retains the discretion to take additional public comments during times other than during a Public Hearing or during the Public Comment Sessions. In all other instances, a citizen may speak on any matter before the Board for consideration, after receiving recognition and consent of the Chairman of the Board.

4. **ZONING**

A. **PREVIOUS ZONING ACTIONS:**

Previous Zoning Actions. (For additional information see Clark County web site on the Internet at http://www.clarkcountynv.gov/Depts/public_communications/Pages/Agendas.aspx, then go to NOFA (Notice of Final Action) on the month and date the item was heard and look for the item number (i.e. UC-0000-11).

1. **DR-0395-11 – COUNTY OF CLARK (ADMINISTRATIVE):**
*DESIGN REVIEW for a solar panel (photovoltaic) manufacturing facility and conceptual industrial business park development with conceptual street network on 229.0 acres in an M-D (Designed Manufacturing) Zone. Generally located on the southeast side of Needles Highway, 2.7 miles south of Casino Drive within Laughlin. To the Board of County Commissioners 10/05/11. **Approved subject to certain conditions.***
2. **UC-0385-11 – COUNTY OF CLARK (ADMINISTRATIVE):**
*USE PERMITS for the following: 1) electric generating station (solar photovoltaic facility); and 2) public utility structures with all ancillary structures. WAIVERS OF DEVELOPMENT STANDARDS for the following: 1) landscaping and buffering requirements; 2) on-site paving; and 3) off-site improvements (including paving).
DESIGN REVIEWS for the following: 1) electric generating station (solar photovoltaic facility); and 2) public utility structures with all ancillary structures and uses on approximately 4,200.0 acres in an R-U (Rural Open Land) Zone and an M-D (Designed Manufacturing) Zone. Generally located on the northwest side of Needles Highway, between a point 2.7 miles south of Casino Drive and the Nevada-California state line within Laughlin (description on file). To the Board of County Commissioners 10/05/11. **Approved subject to certain conditions.***
3. **ZC-0391-11 – COUNTY OF CLARK (ADMINISTRATIVE):**
ZONE CHANGE to reclassify 2,479.0 acres from R-U (Rural Open Land) Zone to M-D (Designed Manufacturing) Zone for a future industrial park development

with a portion of the overall site for a solar panel (photovoltaic) manufacturing facility and electric generating station (solar energy generating facility). Generally located on the north and south sides of Needles Highway, between a point 2.7 miles south of Casino Drive and the Nevada-California state line within Laughlin (description on file). To the Board of County Commissioners 10/05/11. Approved subject to certain conditions.

B. CURRENT ZONING ACTIONS:

1. UC-0461-11 – REGENCY REALTY, LLC & CRAWFORD C A PROPERTIES, LLC:
USE PERMITS for the following: 1) a farmer’s market; and 2) live entertainment.

WAIVER OF DEVELOPMENT STANDARDS to allow modified landscaping standards.
DESIGN REVIEW for a farmer’s market in conjunction with an existing gaming operation (casino, Regency Casino) on 2.7 acres in an H-1 (Limited Resort and Apartment) Zone in the MUD-1 Overlay District. Generally located on the east side of Casino Drive, 260 feet north of Bruce Woodbury Drive (alignment) within Laughlin. To the Planning Commission 11/15/11. **For possible Action**

2. TA-0464-11- HUGHES, ALAN:

TEXT AMENDMENT to amend Section 30.08.030, Chapter 30.08, Table 30.44-1, Chapter 30.44 to modify the definition of a Brewery and add three definitions to Chapter 30.08 to “Distillery”, “Craft Distillery” and “Distill Pub” and assign appropriate zoning categories for each use in Table 30.44-1. To the Board of County Commissioners 11/16/11. **For possible Action**

read:

Zoning Appeal Process : Planning Commission and Board of County Commission meetings are both held at the Clark County Government Center, Commission Chambers, 500 S. Grand Central Parkway, Las Vegas, NV 89155-1841. Planning Commission Meetings are scheduled on the first & third Tuesdays of each month and the following Thursdays at 7:00 PM. Board of County Commissioners Zoning Meetings are scheduled on Wednesdays at 9:00 AM following the first & third Tuesdays of each month. *If you appeal a Planning Commission action, you must be present at the Board of County Commissioners meeting to present your appeal.* Appeals are made by filling out a “Filing An Appeal” form, available from the Department of Comprehensive Planning, Current Planning Division. You may call Current Planning at (702) 455-4314 to request the form. Once in the automated phone system, press Option #2, listen closely to the options and press Option #2 again. This will connect you to a person who can help you with the appeal form. Once you have filled out the appeal form, fax it to (702) 455-3271, then call (702) 455-4314 to verify the appeal form was received and ask when it will be heard by the Board of County Commissioners. *Appeals must be done within five (5) judicial (business) days from the time the item was heard by the Planning Commission.*

5. COMMENTS BY THE GENERAL PUBLIC: **This is a period for the Public to comment on items within the jurisdiction of the Laughlin Town Advisory Board, but not appearing on this agenda. If any member of the Board wishes to extend the length of their comments, this will be done by the Chairman, or the Board by majority vote. When speaking during a specific item or during the Public Comments sessions, please step up to the speaker’s podium, clearly state your name and address – please spell you name for the record – and limit your comments to no more than three (3) minutes. No vote may be taken on any matter not listed on the posted agenda.**

6. NEXT MEETING DATE: The next meeting date is Tuesday, November 8, 2011, at 1:30 P.M., Regional Government Center, 101 Civic Way, Laughlin, Nevada. Agenda items due no later than October 28, 2011.

7. ADJOURNMENT

- I. THE REGULAR MEETINGS OF THE LAUGHLIN TOWN ADVISORY BOARD OF CLARK COUNTY, NEVADA, SHALL GENERALLY BE HELD ON THE SECOND TUESDAY OF EACH MONTH. ADDITIONALLY A MEETING NORMALLY SHALL OCCUR ON THE LAST TUESDAY OF EACH MONTH UNLESS FORMALLY CHANGED TO ANOTHER DAY OF THE WEEK. WHEN THERE ARE LAND USE ITEMS TO BE DISCUSSED. THE MEETINGS ARE VIDEO-TAPED BY THE LAUGHLIN TOWN MANAGER'S OFFICE AND SHOWN ON CHANNEL 14. FOR PROGRAMMING INFORMATION, CALL THE LAUGHLIN TOWN MANAGER'S OFFICE AT (702) 298-0828. THE LAUGHLIN TOWN MANAGER'S OFFICE KEEPS THE OFFICIAL RECORD OF ALL PROCEEDINGS OF THE LAUGHLIN TOWN ADVISORY BOARD.
- II. IN ORDER TO MAINTAIN A COMPLETE AND ACCURATE RECORD OF ALL PROCEEDINGS, ANY PHOTOGRAPH, MAP, CHART, OR ANY OTHER DOCUMENT USED IN ANY PRESENTATION TO THE BOARD SHOULD BE SUBMITTED TO THE LAUGHLIN TOWN MANAGER'S OFFICE. IF MATERIALS ARE TO BE DISTRIBUTED TO THE LAUGHLIN TOWN ADVISORY BOARD, PLEASE PROVIDE SEVEN (7) COPIES FOR DISTRIBUTION TO THE LAUGHLIN TOWN ADVISORY BOARD (FIVE COPIES), AND THE LAUGHLIN STAFF TABLE (TWO COPIES).
- III. THE TOWN HALL IS ACCESSIBLE TO INDIVIDUALS WITH DISABILITIES.
- IV. **COMMENTS BY THE GENERAL PUBLIC:** A PERIOD DEVOTED TO COMMENTS BY THE GENERAL PUBLIC ABOUT MATTERS RELEVANT TO THE BOARD'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, CLEARLY STATE YOUR NAME AND ADDRESS AND PLEASE SPELL YOUR LAST NAME FOR THE RECORD. IF ANY MEMBER OF THE BOARD WISHES TO EXTEND THE LENGTH OF A PRESENTATION, THIS WILL BE DONE BY THE CHAIRMAN, OR BY THE BOARD BY A MAJORITY VOTE. *ALL COMMENTS BY SPEAKERS SHOULD BE RELEVANT TO BOARD ACTION AND JURISDICTION.*