



# Enterprise Town Advisory Board

## AGENDA



Date & Time: February 10, 2016, 6:00 p.m.  
 Location: Windmill Library, 7060 W. Windmill Ln., Las Vegas, NV.

Board Members: Frank J. Kapriva – Chair Cheryl Wilson– Vice-Chair  
 David Chestnut Laura Ring Rocky Brandonisio  
 Secretary: Edie Krieger Contact: 702-361-2341, ediekrie@gmail.com

Posting Locations: Windmill Library, Einstein Bros. Bagels 3837 Blue Diamond Rd,  
 Posted: February 4, 2016 Enterprise Library 25 E. Shelbourne Avenue, Whole Foods Market 6689 LVBS  
 www.clarkcountynv.gov

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 All items listed on the agenda are for action by the Enterprise Town Advisory Board unless otherwise noted. Action may consist of any of the following: recommend approval, recommend denial, and recommend conditions of approval hold or table.

The Windmill Library is accessible to individuals with disabilities. With forty-eight (48) hour advance request, a sign language interpreter may be made available by calling 702-455-3530 or TDD 702-385-7486 or Relay Nevada toll free 800-326-6868, TD/TDD.

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**CALL TO ORDER:**

**PLEDGE OF ALLEGIANCE:**

**ROLL CALL:**

**INTRODUCTION OF COUNTY STAFF:**

**PROCEDURES & CONDUCT:**

1. This meeting has been duly notified and is conducted in conformance with open meeting law.
2. Please turn off or mute all cell phones, pagers & other electronic devices.
3. Please take all private conversations outside the room
4. Request all attendees sign in
5. Observe the protocol for speaking before the Board. The protocol is posted in the meeting room. Also see Public Comments guidelines below.

**PUBLIC COMMENTS:**

This is a period devoted to comments by the general public about items on **this** agenda only. No discussion, action, or vote may be taken on this agenda item. You will be afforded the opportunity to speak on individual Zoning Agenda Items at the time they are presented. If you wish to speak to the Board about items within its jurisdiction but not appearing on this agenda, you must wait until the "Public Comments" period listed at the end of this agenda. Comments will be limited to three minutes. Please step to the front of the room to address the Board, 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 Chair or the Board by majority vote.

**REGULAR BUSINESS**

1. Approve the Minutes for the meeting held on January 27, 2016. (Requires a vote of the Board.)
2. Approve the Agenda with any corrections, deletions or changes. (Requires a vote of the Board.)
  1. Items on the agenda may be taken out of order.
  2. The Town Advisory Board may combine two or more agenda items for consideration.
  3. The Town Advisory Board may remove an item from the agenda or delay discussion relating to an item at any time.

**BOARD OF COUNTY COMMISSIONERS**  
 STEVE SISOLAK, Chair – LAWRENCE L. BROWN III, Vice-Chair  
 SUSAN BRAGER – CHRIS GIUNCHIGLIANI – MARILYN KIRKPATRICK – MARY BETH SCOW – LAWRENCE WEEKLY  
 DON BURNETTE, County Manager

Meeting Location: Windmill Library, 7060 W. Windmill Ln., Las Vegas, NV.



# Enterprise Town Advisory Board AGENDA

## ANNOUNCEMENTS

### ZONING AGENDA:

1. **NZC-0018-16 – HEWEL 38 IRREVOCABLE BUSINESS ET AL:**  
**ZONE CHANGE** to reclassify 16.3 acres from R-E (Rural Estates Residential) Zone and H-2 (General Highway Frontage) Zone to R-4 (Multiple Family Residential - High Density) Zone for a multiple family residential development in the MUD-3 Overlay District.  
**WAIVERS OF DEVELOPMENT STANDARDS** for the following: **1)** reduced setbacks; and **2)** reduced residential adjacency standard (height/setback ratio).  
**DESIGN REVIEW** for a multiple family residential development. Generally located on the north side of Blue Diamond Road and the west side of Torrey Pines Drive within Enterprise (description on file). SB/al/ml (For possible action) **03/01/16 PC**
  
2. **NZC-0024-16 – MOUNTAIN BLUE 12 IRREVOCABLE BUSINESS TRUST; ET AL:**  
**ZONE CHANGE** to reclassify 33.1 acres from R-E (Rural Estates Residential) Zone and H-2 (General Highway Frontage) Zone to R-2 (Medium Density Residential) Zone for a single family residential development in the MUD-3 Overlay District.  
**WAIVERS OF DEVELOPMENT STANDARDS** for the following: **1)** increased building height; **2)** increased wall height; **3)** full off-site improvements (Pebble Road); **4)** allow non-standard improvements; and **5)** reduced street intersection off-set.  
**DESIGN REVIEW** for a proposed single family residential development. Generally located on the south side of Pebble Road and west side of Torrey Pines Drive within Enterprise (description on file). SB/rk/ml (For possible action) **03/01/16 PC**
  
3. **NZC-0025-16 – GILMUD, LLC:**  
**ZONE CHANGE** to reclassify 5.0 acres from R-E (Rural Estates Residential) Zone to R-2 (Medium Density Residential) Zone in the MUD-2 Overlay District.  
**WAIVERS OF DEVELOPMENT STANDARDS** for the following: **1)** alternative landscape and screening; **2)** reduced setback; **3)** increased wall height; and **4)** modified street improvements in accordance with Clark County's Uniform Standard Drawings.  
**DESIGN REVIEWS** for the following: **1)** a proposed single family residential development; and **2)** increased finished grade. Generally located on the east side of Gilespie Street, 800 feet north of St. Rose Parkway within Enterprise (description on file). SS/dg/ml (For possible action) **03/01/16 PC**
  
4. **TM-0005-16 – GILMUD, LLC:**  
**TENTATIVE MAP** consisting of 38 single family residential lots and common lots on 5.0 acres in an R-2 (Medium Density Residential) Zone in the MUD-2 Overlay District. Generally located on the east side of Gilespie Street, 800 feet north of St. Rose Parkway within Enterprise. SS/dg/ml (For possible action) **03/01/16 PC**



# Enterprise Town Advisory Board AGENDA

5. **UC-0008-16 – DOSE, EDWARD ALLEN & REBECCA NOEL:**  
**USE PERMITS** for the following: **1)** proposed accessory structure (storage container) within the rear yard that is not architecturally compatible with the principal building; **2)** waive architectural enhancements; **3)** non-decorative metal siding; and **4)** a flat roof without a parapet wall in conjunction with an existing single family residence on 0.5 acres in an R-E (Rural Estates Residential) (RNP-I) Zone. Generally located on the north side of Warm Springs Road and the east side of Hinson Street within Enterprise. SS/pb/ml (For possible action) **03/01/16 PC**
6. **UC-0011-16 – SUNSTONE DIAMOND, LLC:**  
**USE PERMIT** for a proposed major training facility within an existing shopping center on 8.4 acres in an H-2 (General Highway Frontage) Zone and a C-2 (General Commercial) Zone in the MUD-4 Overlay District. Generally located on the north side of Blue Diamond Road and the east side of Cimarron Road within Enterprise. SB/mk/ml (For possible action) **03/01/16 PC**
7. **UC-0017-16 – NCW NEVADA, LLC:**  
**USE PERMIT** to waive the minimum 48 inch wide pedestrian access around the perimeter of an outside dining area.  
**DESIGN REVIEW** for a restaurant with drive-thru within an existing shopping center on 0.6 acres in a C-2 (General Commercial) Zone in the MUD-4 Overlay District. Generally located on the east side of Maryland Parkway, 800 feet south of Silverado Ranch Boulevard within Enterprise. SS/gc/ml (For possible action) **03/01/16 PC**
8. **VC-0003-16 – THE CASTLE FAMILY REVOCABLE LIVING TRUST:**  
**VARIANCE** to reduce the rear setback for a patio cover in conjunction with a single family residence on 0.1 acres in an R-2 (Medium Density Residential) Zone in the Southern Highlands Master Planned Community. Generally located on the north side of Lunetto Avenue, 90 feet west of Crispinio Street within Enterprise. SB/rk/ml (For possible action) **03/01/16 PC**
9. **VS-0023-16 – D.R. HORTON, INC:**  
**VACATE AND ABANDON** a portion of right-of-way being Bermuda Road located between Erie Avenue and Starr Avenue within Enterprise (description on file). SS/jvm/ml (For possible action) **03/01/16 PC**
10. **VS-0026-16 - GILMUD, LLC:**  
**VACATE AND ABANDON** easements of interest to Clark County located between Gillespie Street and Barbara Lane, and between St. Rose Parkway and Lantana Breeze Drive (alignment) within Enterprise (description on file). SS/dg/ml (For possible action) **03/01/16 PC**
11. **WS-0009-16 – MODEL RENTING 2014, LLC & CANFAM HOLDINGS, LLC:**  
**WAIVER OF DEVELOPMENT STANDARDS** to increase the height of existing and proposed residences within an existing single family subdivision on 5.8 acres in an R-2 (Medium Density Residential) Zone in the MUD-3 Overlay District. Generally located on the northwest corner of Camero Avenue and Arville Street within Enterprise. SB/jt/ml (For possible action) **03/01/16 PC**



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## AGENDA

12. **WS-0019-16 –DISTINCTIVE HOMES VALLEY VIEW, ET AL:**  
**WAIVER OF DEVELOPMENT STANDARDS** to increase wall height in conjunction with a developing single family residential subdivision on 5.1 acres in an R-E (Rural Estates Residential) (RNP-I) Zone. Generally located on the northeast corner of Arby Avenue and Hinson Street within Enterprise. SS/mk/ml (For possible action) **03/01/16 PC**
13. **DR-0020-16 – TENAYA EDGE, LP:**  
**DESIGN REVIEWS** for the following: 1) a proposed single family residential development; and 2) increased finished grade on 5.1 acres in an R-2 (Medium Density Residential) Zone. Generally located on the south side of Mountains Edge Parkway and the east side of Tenaya Way (alignment) within Enterprise. SB/rk/ml (For possible action) **03/02/16 BCC**
14. **TM-0003-16 - INVESTOR EQUITY HOMES, LLC, ET AL:**  
**TENTATIVE MAP** consisting of 43 single family residential lots and common lots on 7.5 acres in an R-2 (Medium Density Residential) Zone. Generally located on the north side of Gomer Road (alignment) and the east side of Grand Canyon Drive (alignment) within Enterprise. SB/dg/ml (For possible action) **03/02/16 BCC**
15. **TM-0004-16 – TENAYA EDGE, LP:**  
**TENTATIVE MAP** consisting of 29 single family residential lots and common lots on 5.1 acres in an R-2 (Medium Density Residential) Zone. Generally located on the south side of Mountains Edge Parkway and the east side of Tenaya Way (alignment) within Enterprise. SB/rk/ml (For possible action) **03/02/16 BCC**
16. **UC-0030-16 – CRAMER-STEPNIK, MARY A. REV TRUST:**  
**USE PERMIT** for the proposed retail sale of landscape materials (rocks).  
**WAIVERS OF DEVELOPMENT STANDARDS** for the following: 1) design standards for a temporary modular structure; 2) street landscaping requirements; 3) eliminate parking lot landscaping; 4) eliminate loading space; 5) eliminate trash enclosure; 6) on-site paving; and 7) full off-site improvements (excluding minimum paving).  
**DESIGN REVIEW** for a landscape material (rocks and concrete pavers) retail/wholesale and storage facility including a modular building on 2.1 acres in an M-1 (Light Manufacturing) Zone in the MUD-3 Overlay District. Generally located on the northwest corner of Oleta Avenue and Mann Street, 300 feet south of Blue Diamond Road within Enterprise. SB/mk/ml (For possible action) **03/02/16 BCC**
17. **VS-0016-16 - INVESTOR EQUITY HOMES, LLC, ET AL:**  
**VACATE AND ABANDON** easements of interest to Clark County located between Grand Canyon Drive (alignment) and Tee Pee Lane (alignment) and between Gomer Road (alignment) and Gary Avenue (alignment) within Enterprise (description on file). SB/dg/ml (For possible action) **03/02/16 BCC**
18. **VS-0021-16 – TENAYA EDGE, LP:**  
**VACATE AND ABANDON** a portion of right-of-way being Mountains Edge Parkway located between Tenaya Way (alignment) and Springside Street within Enterprise (description on file). SB/rk/ml (For possible action) **03/02/16 BCC**



# Enterprise Town Advisory Board AGENDA

19. **ZC-0015-16 – INVESTOR EQUITY HOMES, LLC, ET AL:**  
**ZONE CHANGE** to reclassify 7.5 acres from R-E (Rural Estates Residential) Zone to R-2 (Medium Density Residential) Zone.  
**DESIGN REVIEW** for a proposed single family residential development. Generally located on the north side of Gomer Road (alignment) and the east side of Grand Canyon Drive (alignment) within Enterprise (description on file). SB/dg/ml (For possible action) **03/02/16 BCC**

## **GENERAL BUSINESS:**

TAB to review input from their appointees to the Community Plan Work Group and provide feedback regarding the process and final staff recommendations. (For possible action)

## **PUBLIC COMMENTS**

No discussion, action, or vote may be taken upon a matter raised under this item of the agenda until the matter itself has been specifically included on a future agenda. Comments will be limited to three minutes. Please step to the front of the room to address the Board, 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 Chair or the Board by majority vote.

**NEXT MEETING DATE:** February 24, 2016, 6:00 pm

## **ADJOURNMENT:**

**BOARD OF COUNTY COMMISSIONERS**  
STEVE SISOLAK, Chair – LAWRENCE L. BROWN III, Vice-Chair  
SUSAN BRAGER – CHRIS GIUNCHIGLIANI – MARILYN KIRKPATRICK – MARY BETH SCOW – LAWRENCE WEEKLY  
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