



Enterprise Town Advisory Board

Windmill Library
7060 W. Windmill Ln.
Las Vegas, NV. 89133

September 14, 2016
6:00 p.m.

AGENDA

NOTE:

- Items on the agenda may be taken out of order.
- The Board/Council may combine two or more agenda items for consideration.
- The Board/Council may remove an item from the agenda or delay discussion relating to an item at any time.
- No action may be taken on any matter not listed on the posted agenda.
- All planning and zoning matters heard at this meeting are forwarded to Board of County Commissioners Zoning Commission (BCC) or Clark County Planning Commission (PC) for final action.
- Please turn off or mute all cell phones and other electronic devices.
- Please take all private conversations outside the room.
- With forty-eight (48) hour advance request, a sign language interpreter, or other reasonable efforts to assist and accommodate persons with physical disabilities, may be made available by calling 702-455-3530 or TDD 702-385-7486 or Relay Nevada toll free 800-326-6868, TD/TDD.
- Supporting material provided to Board/Council members for this meeting may be requested from Maureen Helm at 702-606-0747 and is/will be available at the County's website at www.clarkcountynv.gov.

Board Members: Frank J. Kapriva – Chair
Cheryl Wilson- Vice Chair
David Chestnut
Laura Ring
Rocky Brandonisio

Secretary: Maureen Helm 702-606-0747 MHelmTAB@gmail.com

County Liaison: Tiffany Hesser 702-455-7388 tlh@ClarkCountyNV.gov

- I. Call to Order, Invocation, Pledge of Allegiance, Roll Call
- 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.
- III. Approval of August 31, 2016 Minutes (For possible action)
- IV. Approval of Agenda for September 14, 2016 and Hold, Combine or Delete Any Items (For possible action)

BOARD OF COUNTY COMMISSIONERS
STEVEN SISOLAK, CHAIR- LARRY BROWN, Vice- Chair
SUSAN BRAGER- CHRIS GIUNCHIGLIANI- MARILYN KIRKPATRICK- MARY BETH SCOW- LAWRENCE WEEKLY
DON BURNETTE, County Manager

V. Informational Items

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

VI. Planning & Zoning

1. **TM-0122-15 – ZAK MAK, LLC, ET AL:**

AMENDED HOLDVER TENTATIVE MAP consisting of 72 (previously notified as 65) single family residential lots on 37.5 acres in an R-E (Rural Estates Residential) (RNP-I) Zone. Generally located on the east and west sides of Tenaya Way and the north and south sides of Ford Avenue within Enterprise. SB/gc/ml (For possible action) **BCC 10/5/16**

PREVIOUS ACTION

Enterprise TAB August 10, 2016: HELD to the September 14, 2016 TAB meeting per applicant

2. **VS-0409-15 – ZAK MAK, LLC, ET AL:**

AMENDED HOLDOVER VACATE AND ABANDON easements of interest to Clark County located between Wigwam Avenue and Ford Avenue (alignment), and between Monte Cristo Way (alignment) and Belcastro Street (alignment), and a portion of right-of-way being Cougar Avenue located between Monte Cristo Way and Tenaya Way (alignment) (right-of-way vacation no longer needed) within Enterprise (description on file). SB/gc/ml (For possible action) **BCC 10/5/16**

PREVIOUS ACTION

Enterprise TAB August 10, 2016: HELD to the September 14, 2016 TAB meeting per applicant

3. **WS-0408-15 – ZAK MAK, LLC, ET AL:**

AMENDED HOLDOVER WAIVERS OF DEVELOPMENT STANDARDS for the following: **1)** reduced lot area (previously not notified); **2)** allow single family residential lots to front a collector street (previously not notified); and **3)** off-site improvements (curb, gutter, sidewalks, streetlights, and partial paving) (previously not notified).

DESIGN REVIEWS for the following: **1)** a single family residential development; and **2)** increased finished grade (previously not notified) on 37.5 acres in an R-E (Rural Estates Residential) (RNP-I) Zone. Generally located on the east and west sides of Tenaya Way and the north and south sides of Ford Avenue within Enterprise. SB/gc/ml (For possible action) **BCC 10/5/16**

PREVIOUS ACTION

Enterprise TAB August 10, 2016: HELD to the September 14, 2016 TAB meeting per applicant

4. **TM-0123-16 - UDDENBERG, RICHARD KEITH:**

TENTATIVE MAP consisting of 16 single family residential lots and common lots on 10.0 acres in an R-E (Rural Estates Residential) (RNP-I) Zone. Generally located on the west side of Rancho Destino Road and the north side of Erie Avenue within Enterprise. SS/pb/ml (For possible action) **BCC 9/22/16**

PREVIOUS ACTION

Enterprise TAB August 31, 2016: HELD to the September 14, 2016 TAB meeting per agreement to hold a neighborhood meeting. (Previously heard)

5. **WS-0561-16 – UDDENBERG, RICHARD KEITH:**
WAIVER OF DEVELOPMENT STANDARDS for full off-site improvements (partial paving, curb, gutter, sidewalk, and streetlights) along Erie Avenue.
DESIGN REVIEWS for the following: **1)** a proposed single family residential development; and **2)** increased finished grade on 10.0 acres in an R-E (Rural Estates Residential) (RNP-I) Zone. Generally located on the west side of Rancho Destino Road and the north side of Erie Avenue within Enterprise. SS/pb/raj (For possible action) **BCC 9/21/16**
- PREVIOUS ACTION**
Enterprise TAB August 31, 2016: HELD to the September 14, 2016 TAB meeting per agreement to hold a neighborhood meeting. (Previously heard)
6. **TM-0117-16 – CACTUS VILLAGE, LLC:**
TENTATIVE MAP for a one lot commercial subdivision on 6.5 acres in an H-1 (Limited Resort and Apartment) Zone. Generally located on the northeast corner of Las Vegas Boulevard South and Cactus Avenue within Enterprise. SS/jt/ml (For possible action) **PC 9/20/16**
7. **VS-0203-14 (ET-0114-16) – WJVC, LLC:**
VACATE AND ABANDON FIRST EXTENSION OF TIME easements of interest to Clark County located between Camero Avenue (alignment) and Wigwam Avenue (alignment), and between Jones Boulevard and Duneville Street, and portions of rights-of-way being Camero Avenue located between Jones Boulevard and Duneville Street, and Duneville Street located between Camero Avenue and Wigwam Avenue (alignment) within Enterprise (description on file). SB/co/ml (For possible action) **PC 10/4/16**
8. **TM-0130-16 – LVB MOBERLY, LLC:**
TENTATIVE MAP for a commercial subdivision on 3.2 acres in an H-1 (Limited Resort and Apartment) Zone in the MUD-1 Overlay District. Generally located on the north side of Moberly Avenue and the west side of Giles Street within Enterprise. SS/pb/ml (For possible action) **PC 10/4/16**
9. **UC-0571-16 – SANDS PLAZA, LLC:**
USE PERMIT for on-premises consumption of alcohol (service bar) in conjunction with an existing restaurant within an existing commercial center on 1.0 acre in a C-1 (Local Business) Zone. Generally located on the north side of Pyle Avenue, 200 feet west of Pollock Drive within Enterprise. SS/gc/ml (For possible action) **PC 10/4/16**
10. **UC-0581-16 – MAUNTEL, BARBARA R. & MICHAEL P.:**
USE PERMIT to deviate from applicable design standards per Table 30.56.2A for an accessory structure (detached garage) 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 south side of Maule Avenue and 200 feet west of Hinson Street within Enterprise. SS/lm/ml (For possible action) **PC 10/4/16**
11. **VS-0588-16 – ADF – BUFFALO, LLC:**
VACATE AND ABANDON easements of interest to Clark County located between Warm Springs Road and Eldorado Lane and between Buffalo Drive and Pioneer Way within Enterprise (description on file). SS/jvm/ml (For possible action) **PC 10/4/16**

12. **WS-0573-16 – WOJCIK TRUST:**
WAIVER OF DEVELOPMENT STANDARDS to reduce the side (interior) setback for a proposed addition (garage) to an existing single-family residence located on 0.6 acres in a R-E (Rural Estates Residential) (RNP-I) (AE-60) Zone. Generally located 190 feet north of Pamalyn Avenue and 175 feet west of Arville Street within Enterprise. SS/md/ml (For possible action) **PC 10/4/16**
13. **WS-0596-16 – KB HOMES LV BUFFALO ELDORADO, LLC:**
WAIVER OF DEVELOPMENT STANDARDS to increase wall height in conjunction with an approved single family residential development on 5.0 acres in an R-2 (Medium Density Residential) Zone. Generally located on the northeast corner of Buffalo Drive and Eldorado Lane within Enterprise. SS/pb/ml (For possible action) **PC 10/4/16**
14. **DR-0595-16 – TOP SHELF DEVELOPMENT, LLC:**
DESIGN REVIEW for modifications to an approved on-premises consumption of alcohol establishment (tavern) in conjunction with an approved retail center on 2.1 acres in a C-2 (General Commercial) Zone.
WAIVER OF CONDITIONS of a use permit (UC-0563-14) requiring landscaping per revised plans on file with intense landscaping pursuant to Title 30 to be provided on the westernmost property line. Generally located on the northwest corner of Fort Apache Road and Huntington Cove Parkway within Enterprise. SB/pb/raj (For possible action) **BCC 10/5/16**
15. **DR-0600-16 – TEN 15 BLUE DIAMOND DECATUR, LLC:**
DESIGN REVIEW for a proposed restaurant building in conjunction with a partially developed shopping center on a portion of 2.0 acres in a C-2 (General Commercial) Zone in the MUD-3 Overlay District. Generally located on the north side of Blue Diamond Road, 570 feet east of Edmond Street within Enterprise. SB/rk/raj (For possible action) **BCC 10/5/16**
16. **VS-0262-12 (ET-0112-16) – WAL-MART REAL ESTATE BUSINESS TRUST:**
VACATE AND ABANDON SECOND EXTENSION OF TIME for easements of interest to Clark County located between Blue Diamond Road and Meranto Avenue and between Rainbow Boulevard and Montessouri Street, and a portion of right-of-way being Serene Avenue located between Rainbow Boulevard and Montessouri Street, and a portion of right-of-way being Rosanna Street located between Meranto Avenue and Blue Diamond Road in the Mountain’s Edge Master Planned Community within Enterprise (description on file). SB/co/ml (For possible action) **BCC 10/5/16**
17. **UC-0605-16 – TFC HOLDING COMPANY, INC.:**
USE PERMIT for a vehicle (truck) wash.
WAIVER OF DEVELOPMENT STANDARDS to allow horizontal roof lines longer than 100 feet to not be broken up.
DESIGN REVIEW for a warehouse building addition in conjunction with an existing distribution center and freight terminal facility on 30.7 acres in an M-D (Designed Manufacturing) (AE-60) Zone and an M-1 (Light Manufacturing) (AE-60) Zone in the CMA Design and MUD-3 Overlay Districts. Generally located between Sunset Road and Rafael Rivera Way and the west side of Torrey Pines Drive within Enterprise. SS/gc/raj (For possible action) **BCC 10/5/16**
18. **WS-0576-16 – KB HOME LV ADDISON PLACE, LLC:**
WAIVER OF DEVELOPMENT STANDARDS to reduce setbacks for single family residences within an approved single family residential development.
DESIGN REVIEW for additional model homes within an approved single family residential development on 5.2 acres in an R-2 (Medium Density Residential) Zone. Generally located on the north side of Pebble Road and

the east side of Quarterhorse Lane within Enterprise. SB/lm/ml (For possible action)

BCC 10/5/16

19. **WS-0577-16 – KB HOME LV SERENE SOUTH, LLC:**
WAIVER OF DEVELOPMENT STANDARDS to reduce setbacks for single family residences within an approved single family residential development.
DESIGN REVIEWS for the following: **1)** additional model homes; and **2)** increase the finish grade on 17.5 acres in an R-2 (Medium Density Residential) Zone. Generally located on the east side of Grand Canyon Drive and the south side of Serene Avenue within Enterprise. SB/lm/ml (For possible action) **BCC 10/5/16**
20. **WS-0594-16 – AINSWORTH GAME TECHNOLOGY, INC:**
WAIVER OF DEVELOPMENT STANDARDS to increase the area of directional signs.
DESIGN REVIEW for a comprehensive sign package in conjunction with an existing office/warehouse building on 21.7 acres in an M-D (Designed Manufacturing) (AE-60) Zone in the CMA Design Overlay District. Generally located 1,000 feet east of Jones Boulevard between Sunset Road and Rafael Rivera Way within Enterprise. SS/pb/raj (For possible action) **BCC 10/5/16**
21. **WS-0601-16 – TRULINE INVESTMENTS, LLC:**
WAIVERS OF DEVELOPMENT STANDARDS for the following: **1)** reduce parking; **2)** allow a flat roof without a parapet wall; and **3)** off-site improvements (sidewalks and streetlights).
WAIVERS OF CONDITIONS of a zone change (ZC-0952-08) requiring the following: **1)** right-of-way dedication to include 50 feet for Gomer Road; and **2)** pave Gomer Road to 32 feet of paving.
DESIGN REVIEW for a light manufacturing facility (paver manufacturing) on 5.0 acres in an M-1 (Light Manufacturing) Zone. Generally located on the south side of Gomer Road, 300 feet east of Redwood Street within Enterprise. SB/gc/raj (For possible action) **BCC 10/5/16**
22. **WS-0602-16 – RAINBOW SUNSET PLAZA, LLC:**
WAIVERS OF DEVELOPMENT STANDARDS for the following: **1)** allow alternative exterior colors; and **2)** modify street standards in accordance with Clark County Uniform Standard Drawings.
DESIGN REVIEW for a proposed retail center with outside dining, drive-thru, and fuel pumps on 4.7 acres in a C-2 (General Commercial) (AE-60) Zone within the MUD-3 Overlay and CMA Design Overlay Districts. Generally located on the east side of Rainbow Boulevard and the south side of Sunset Road within Enterprise. SS/rk/raj (For possible action) **BCC 10/5/16**

VII. General Business

1. Revise bylaws to comport with NRS provisions on election of or appointment of members and Board of County Commissioner's agenda standardization requirement.
(For possible action)

- VIII. Comments by the General Public - 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.

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SUSAN BRAGER- CHRIS GIUNCHIGLIANI- MARILYN KIRKPATRICK- MARY BETH SCOW- LAWRENCE WEEKLY
DON BURNETTE, County Manager

IX. Next Meeting Date: September 28, 2016

X. Adjournment

POSTING LOCATIONS: This meeting was legally noticed and posted at the following locations:

Windmill Library, Einstein Bros. Bagels 3837 Blue Diamond Rd.

Enterprise Library 25 E. Shelbourne Ave. Whole Foods Market 6689 Las Vegas Blvd.

<https://notice.nv.gov/>

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