



Enterprise Town Advisory Board MINUTES



Date & Time: January 13, 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

County Officials:
County Liaison: Tiffany Hesser
Current Planning Staff: Phil Blount

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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 Enterprise Library is accessible to individuals with disabilities. With forty-eight (48) hour advance request, a sign language interpreter may be made available by calling 455-3530 or TDD 385-7486 or Relay Nevada toll free 800-326-6868, TD/TDD.
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CALL TO ORDER: The meeting was called to order by the Chair
PLEDGE OF ALLEGIANCE: The Pledge of Allegiance was led by the Chair

ROLL CALL: By Chair:

INTRODUCTION OF COUNTY STAFF: Noted above

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.

NONE:

REGULAR BUSINESS:

1. Approve the Minutes for the meeting held on December 30, 2015. Requires a vote of the Board.

Motion by: Frank Kapriva

Approve as submitted

Motion passed: 5-0



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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.

The following zoning items are companion items and will be heard together respectively:

3. NZC-0858-15 – OLYMPIA LAND

4. TM-0213-15 – OLYMPIA LAND

10. VS-0859-15 – OLYMPIA LAND

5. TM-0216-15 - MOSAIC FOUR

11. VS-0876-15 - MOSAIC FOUR

3. The Town Advisory Board may remove an item from the agenda or delay discussion relating to an item at any time.

Motion by: Frank Kapriva

Approve as published with changes noted above:

Motion passed: 5-0

ANNOUNCEMENTS

The Red Rock CAC expresses its thanks to the Enterprise TAB for citing the Red Rock Overlay in a recent recommendation.

ZONING AGENDA:

1. **TM-0200-15 – BCP-RAINBOW & BADURA, LLC:**

TENTATIVE MAP for a commercial subdivision on 3.8 acres in a C-2 (General Commercial) Zone in the MUD-3 and CMA Design Overlay Districts. Generally located on the southeast corner of Rainbow Boulevard and Badura Avenue within Enterprise. SS/gc/ml (For possible action) **01/19/16 PC**

Motion by Frank Kapriva

APPROVE per staff conditions

Motion passed 5-0

2. **TM-0212-15 - HKM NEVADA PROPERTIES, LLC:**

TENTATIVE MAP for a commercial subdivision on 2.5 acres in a C-2 (General Commercial) Zone. Generally located on the north side of St. Rose Parkway and the west side of Bermuda Road within Enterprise. SS/pb/ml (For possible action) **01/19/16 PC**

Motion by Frank Kapriva

APPROVE per staff conditions

Motion passed 5-0

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



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3. **NZC-0858-15 – OLYMPIA LAND, LLC:**
ZONE CHANGE to reclassify 18.1 acres from R-E (Rural Estates Residential) Zone to R-2 (Medium Density Residential) Zone.
WAIVERS OF DEVELOPMENT STANDARDS for the following: 1) modified landscape provisions specific to wall heights; and 2) increased wall height.
DESIGN REVIEW for a proposed single family residential development. Generally located on the east side of Seeliger Street and the north and south sides of Cougar Avenue (alignment) within Enterprise (description on file). SB/rk/ml (For possible action) **02/02/16 PC**

Motion by Dave Chestnut

APPROVE per staff conditions and,

ADD a Current Planning condition:

- **Design Review as a public hearing for significant changes to plans;**

ADD a Public Works - Development Review condition:

- **All pole mounted lighting to be fully shielded including street lighting;**

Motion passed 5-0

4. **TM-0213-15 – OLYMPIA LAND, LLC:**
TENTATIVE MAP consisting of 87 single family residential lots and common lots on 18.1 acres in an R-2 (Medium Density Residential) Zone. Generally located on the east side of Seeliger Street and the north and south sides of Cougar Avenue (alignment) within Enterprise. SB/rk/ml (For possible action) **02/02/16 PC**

Motion by Dave Chestnut

APPROVE per staff conditions

Motion passed 5-0

5. **TM-0216-15 - MOSAIC FOUR, LLC:**
TENTATIVE MAP consisting of 72 single family residential lots and common lots on 12.5 acres in an R-2 (Medium Density Residential) Zone in the MUD-3 Overlay District. Generally located on the west side of Fort Apache Road and the north side of Gomer Road within Enterprise. SB/pb/ml (For possible action) **02/02/16 PC**

Motion by Frank Kapriva

APPROVE per staff conditions

Motion passed 5-0



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6. **UC-0829-15 – SERIES A OF EGG WORKS HOLDING CO., LLC:**
USE PERMIT to waive the required 48 inch wide pedestrian access around the perimeter of the outside dining area.
DESIGN REVIEW for an outside dining area in conjunction with an existing restaurant within a shopping center on 1.1 acres in a C-2 (General Commercial) Zone in the CMA Design and MUD-3 Overlay Districts. Generally located on the east side of Rainbow Boulevard, 190 feet north of Badura Avenue within Enterprise. SS/rk/ml (For possible action) **02/02/16 PC**

Motion by Dave Chestnut

APPROVE per staff conditions and;

ADD a Current Planning condition:

- **Install at least two steel safety bollards on the north side spaced not more than 8 feet apart, the design at applicants discretion.**

Motion passed 5-0

7. **UC-0832-15 – BCP-DURANGO, LLC:**
USE PERMIT for a proposed kennel within an existing shopping center on a 1.4 acre parcel in a C-2 (General Commercial) Zone in the MUD-4 Overlay District. Generally located 330 feet north of Blue Diamond Road and 300 feet east of Durango Drive within Enterprise. SB/pb/ml (For possible action) **02/02/16 PC**

Motion by Frank Kapriva

APPROVE per staff conditions and,

ADD a Current Planning condition:

- **Eighteen months to review as a public hearing;**

Motion passed 5-0

8. **UC-0841-15 – BCP-RAINBOW & MARDON, LP:**
USE PERMIT for a proposed recreational facility in an approved retail building in conjunction with an existing a shopping center on 3.2 acres in a C-2 (General Commercial) Zone. Generally located 400 feet east of Rainbow Boulevard and 250 feet south of Mardon Avenue within Enterprise. SS/pb/ml (For possible action) **02/02/16 PC**

Motion by Frank Kapriva

APPROVE per staff conditions

Motion passed 5-0

9. **VS-0828-15 – KIRALY, JULIE:**
VACATE AND ABANDON easements of interest to Clark County located between Richmar Avenue and Meranto Avenue, and between Mohawk Street and Edmond Street within Enterprise (description on file). SB/co/ml (For possible action) **02/02/16 PC**

Motion by Frank Kapriva

APPROVE per staff conditions

Motion passed 5-0



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10. **VS-0859-15 – OLYMPIA LAND, LLC:**
VACATE AND ABANDON easements of interest to Clark County located between Seeliger Street and Juliano Road (alignment) and between Wigwam Avenue (alignment) and Ford Avenue (alignment) within Enterprise (description on file). SB/rk/ml (For possible action) **02/02/16 PC**
- Motion by Dave Chestnut**
APPROVE per staff conditions
Motion passed 5-0
11. **VS-0876-15 - MOSAIC FOUR, LLC:**
VACATE AND ABANDON easements of interest to Clark County located between Fort Apache Road and Tee Pee Lane (alignment) and between Gomer Road (alignment) and Serene Avenue (alignment) within Enterprise (description on file). SB/pb/ml (For possible action) **02/02/16 PC**
- Motion by Frank Kapriva**
APPROVE per staff conditions
Motion passed 5-0
12. **WS-0843-15 – BAD HOLDINGS, LLC; ET AL:**
WAIVER OF DEVELOPMENT STANDARDS to reduce parking.
DESIGN REVIEW for security fencing in conjunction with 2 businesses within an existing office/warehouse complex on 5.5 acres in an M-D (Design Manufacturing) Zone in the MUD-3 Overlay District. Generally located on the north side of La Costa Canyon Court and the west side of Lindell Road within Enterprise. SB/rk/ml (For possible action) **02/02/16 PC**
- Motion by Dave Chestnut**
DENY
Motion passed 5-0
13. **DR-0851-15 – TEN 15 BLUE DIAMOND DECATUR, LLC:**
DESIGN REVIEW for a proposed retail building in conjunction with an existing 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, 400 feet east of Edmond Street within Enterprise. SB/al/ml (For possible action) **02/03/16 BCC**
- Motion by Frank Kapriva**
APPROVE per staff conditions and,
ADD Current Planning condition:
- **Design Review as a public hearing for lighting and signage;**
- Motion passed 5-0**



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14. **DR-0870-15 – ROBINDALE ARVILLE, LLC:**
DESIGN REVIEW for signage in conjunction with an existing shopping center.
WAIVER OF CONDITIONS of a zone change (ZC-0814-02) requiring 1 freestanding sign not to exceed 30 feet in height inclusive of architectural features on 2.5 acres in a C-1 (Local Business) Zone. Generally located on the northwest corner of Rainbow Boulevard and Santoli Avenue within Enterprise. SS/jt/ml (For possible action) **02/03/16 BCC**

Motion by Frank Kapriva
APPROVE per staff conditions
Motion passed 5-0

15. **WS-0591-13 (ET-0171-15) – D.R. HORTON, INC:**
WAIVERS OF DEVELOPMENT STANDARDS FIRST EXTENSION OF TIME to commence the following: **1)** reduced lot size; **2)** allow an over-length cul-de-sac; and **3)** waive uniform standard drawings.
DESIGN REVIEW for a 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/co/ml (For possible action) **02/03/16 BCC**

Motion by Dave Chestnut
APPROVE per staff conditions
Motion passed 5-0

16. **ZC-1291-05 (WC-0175-15) – KHUSROW ROOHANI FAMILY TRUST:**
WAIVER OF CONDITIONS of a zone change requiring interior streets to have a minimum of 37 feet of drivable surface width in conjunction with a single family residential subdivision on 5.1 acres in an RUD (Residential Urban Density) Zone. Generally located on the southeast corner of Cactus Avenue and Mann Street within Enterprise. SB/co/ml (For possible action) **02/03/16 BCC**

Motion by Dave Chestnut
APPROVE per staff conditions
Motion passed 5-0

17. **WS-0871-15 –DIAMOND PLACID, LLC:**
WAIVERS OF DEVELOPMENT STANDARDS for the following: **1)** landscaping requirements; **2)** cross-access requirements; **3)** reduced side setback; and **4)** reduced trash enclosure setback requirements.
DESIGN REVIEW for a proposed parking lot on 2.3 acres in an M-D (Designed Manufacturing) Zone and an M-D (Designed Manufacturing) (AE-60) Zone. Generally located on the west side of Placid Street, 300 feet south of George Crockett Road within Enterprise. SS/mk/ml (For possible action) **02/03/16 BCC**

Motion by Dave Chestnut
APPROVE per staff conditions and,
ADD Current Planning conditions:

- **2 year review;**
- **48 inch box trees along west property line;**
- **Decorative block wall be constructed along Placid Street;**

Motion passed 5-0



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18. **WS-0865-15 – TSLV, LLC:**
WAIVER OF DEVELOPMENT STANDARDS to permit encroachment into airspace for a gasoline station (alternative fuel/electric car charging station).
DESIGN REVIEW for modifications and the relocation of an approved electric car charging station in conjunction with a shopping center (Town Square) on a portion of 94.4 acres in an H-1 (Limited Resort and Apartment) (AE-65 & AE-70) Zone. Generally located on the southwest corner of Sunset Road and Las Vegas Boulevard South within Enterprise. SS/al/ml (For possible action) **02/03/16 BCC**

Motion by Dave Chestnut
APPROVE per staff conditions
Motion passed 5-0

PRESENTATION:

Update on the 01-06-2016 BCC Zoning Commission action on the following applications that were on the December 9, 2015 Enterprise TAB agenda:

TM-0198-15 – FUYISONG, LLC:
VS-0778-15 – FUYISONG, LLC:
ZC-0777-15 – FUYISONG, LLC

The applicant's representative updated the TAB with the following revisions to plans:

The client has submitted revised plans indicating 10,000 square foot lots on the eastern portion of their project, a revision acceptable to them related to the approval of the vacation of Lisa Lane. Also, the applicant is requesting rural standards along Ford.

GENERAL BUSINESS:

1. TAB receive update and discuss the Community Plan Work Group. (For possible action)

ETAB appointees to the Community Plan Working Group (Cheryl Wilson and Dave Chestnut), shared their experiences while participating in the group. Both have several concerns and frustrations with the process and the ultimate staff recommendations. They are concerned the proposed changes are not an improvement over the current process. They would like these concerns to be advanced to County Commissioners. Dave Chestnut had some concerns noted in writing he shared with the Board in case they choose to act on them at the next TAB meeting. It was recommended the ETAB members have their comments in writing. Planning staff will be providing a presentation at the next ETAB meeting, where further action will be taken regarding the ETAB's feedback.

2. TAB approve yearly meeting calendar. See Attachment Enterprise 2016 TAB Calendar (For possible action)

Motion by Frank Kapriva
APPROVE as submitted
Motion passed 5-0



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PUBLIC COMMENTS:

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NONE

NEXT MEETING DATE: January 27, 2016, 6:00 p.m.

ADJOURNMENT:

Motion by Cheryl Wilson

Adjourn 7:57 p.m.

Motion passed 5-0