



Enterprise Town Advisory Board

September 13, 2017

MINUTES

Board Members:	David Chestnut – Chair – PRESENT Cheryl Wilson – Vice Chair – PRESENT Rocky Brandonisio – PRESENT	Bonnie Fraser – PRESENT Jenna Waltho – PRESENT
Secretary:	Carmen Hayes 702-371-7991 chayes@yahoo.com	
County Liaison:	Mike Shannon 702-455-7388 mds@ClarkCountyNV.gov	

I. Call to Order, Pledge of Allegiance, Roll Call (see above)

The meeting was called to order at 6:25 p.m.
Maria Kaseko, Current Planning

II. Public Comment

None

III. Approval of August 30, 2017 Minutes (For possible action)

Moved by: David Chestnut
Action: Approved as corrected.
Vote: 5-0/ Unanimous

IV. Approval of Agenda for September 13, 2017

Motion by David Chestnut
Action: **APPROVE** as amended.
Motion **PASSED** (5-0) / Unanimous

Applicant requested holds:

2. DR-0204-17 - MOSAIC SEVEN, LLC: Hold to September 27, 2017 Enterprise TAB meeting
3. TM-0041-17 - MOSAIC SEVEN, LLC: Hold to September 27, 2017 Enterprise TAB meeting
4. VS-0206-17 - MOSAIC SEVEN, LLC: Hold to September 27, 2017 Enterprise TAB meeting
18. VS-0706-17 – PICERNE DEAN MARTIN, LLC: Hold to September 27, 2017 Enterprise TAB meeting
28. TM-0145-17 - AF1, LLC: Hold to September 27, 2017 Enterprise TAB meeting
29. UC-0705-17 – FULL GOSPEL LAS VEGAS KOREAN CHURCH: Hold to September 27, 2017 Enterprise TAB meeting
31. UC-0728-17 - AF1, LLC: Hold to September 27, 2017 Enterprise TAB meeting
35. VS-0729-17 - AF1, LLC: Hold to September 27, 2017 Enterprise TAB meeting

Related Applications:

6. TM-0129-17 - LH VENTURES, LLC, ET AL:
8. VS-0631-17 - LH VENTURES, LLC, ET AL:
9. WS-0632-17 - LH VENTURES, LLC, ET AL:

14. TM-0142-17 - DR HORTON, INC:
15. TM-0143-17 - DR HORTON, INC.:
19. VS-0718-17 - DR HORTON, INC.:
25. WS-0717-17 - DR HORTON, INC.:

27. TM-0139-17 - BHATNAGAR, PRAMOD K. & KARUNA, ET AL:
33. VS-0711-17 - BHATNAGAR, PRAMOD K. & KARUNA, ET AL:
49. ZC-0710-17 - BHATNAGAR, PRAMOD K. & KARUNA, ET AL:

34. VS-0726-17 - TLB LAND, LLC:
50. ZC-0725-17 - TLB LAND, LLC:

36. NZC-0364-16 (WC-0114-17) - MOSAIC FOUR, LLC, ET AL:
37. TM-0098-16 (WC-0115-17) - MOSAIC FOUR, LLC, ET AL:
38. NZC-0578-15 (WC-0116-17) - MOSAIC FOUR, LLC:
39. VS-0876-15 (WC-0117-17) - MOSAIC FOUR, LLC:
40. TM-0216-15 (WC-0118-17) - MOSAIC FOUR, LLC:
41. TM-0102-16 (WC-0119-17) - MOSAIC LAND FUND TWO, LLC, ET AL:
42. ZC-0473-16 (WC-0120-17) - MOSAIC FUND TWO, LLC, ET AL:
43. ZC-0899-15 (WC-0121-17) - MOSAIC LAND FUND TWO, LLC, ET AL:
44. VS-0900-15 (WC-0122-17) - MOSAIC LAND FUND TWO, LLC, ET AL:
45. ZC-0015-16 (WC-0123-17) - INVESTOR EQUITY HOMES, LLC, ET AL:
46. WS-0469-16 (WC-0124-17) - INVESTOR EQUITY HOMES, LLC, ET AL:
47. VS-0016-16 (WC-0125-17) - INVESTOR EQUITY HOMES, LLC, ET AL:
48. TM-0099-16 (WC-0126-17) - INVESTOR EQUITY HOMES, LLC, ET AL:

V. Informational Items

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

None

VI. Planning & Zoning

1. **UC-0562-17 – ADDISEN B LIVING TRUST:**

USE PERMITS for the following:

- 1) permit an existing accessory structure (shipping container) not architecturally compatible with the principal building; and
- 2) deviate from applicable design standards per Table 30.56.2A for an accessory structure (shipping container).

WAIVER OF DEVELOPMENT STANDARDS to reduce the setback for an accessory structure (shipping container) in conjunction with an existing single family residence on 0.5 acres in an R-E (Rural Estates Residential) Zone. Generally located on the west side of Placid Street, 150 feet north of Mesa Verde Lane within Enterprise. SS/lm/ml (For possible action) 09/05/17 PC

Motion by Rocky Brandonisio
Action: **APPROVE** per staff conditions.
Motion **PASSED** (5-0) / Unanimous

2. **DR-0204-17 – MOSAIC SEVEN, LLC:**

HOLDOVER DESIGN REVIEWS for the following:

- 1) a proposed single family residential development; and
- 2) increased finished grade on 7.5 acres

in an R-E (Rural Estates Residential) (RNP-I) Zone. Generally located on the south side of Richmar Avenue, 250 feet west of Rainbow Boulevard within Enterprise. SB/pb/ja (For possible action) 09/06/17 BCC

Applicant requested a hold to Enterprise TAB meeting on September 27, 2017.

3. **TM-0041-17 - MOSAIC SEVEN, LLC:**

HOLDOVER TENTATIVE MAP consisting of 14 single family residential lots on 7.5 acres in an R-E (Rural Estates Residential) (RNP-I) Zone. Generally located on the south side of Richmar Avenue, 250 feet west of Rainbow Boulevard within Enterprise. SB/pb/ja (For possible action) 09/06/17 BCC

Applicant requested a hold to Enterprise TAB meeting on September 27, 2017.

4. **VS-0206-17 – MOSAIC SEVEN, LLC:**

HOLDOVER VACATE AND ABANDON easements of interest to Clark County located between Richmar Avenue and Gary Avenue, and between Rainbow Boulevard and Montessori Street (alignment) and a portion of a right-of-way being Gary Avenue (alignment) located between Rainbow Boulevard and Montessori Street (alignment) and a portion of a right-of-way being Rosanna Street (alignment) located between Richmar Avenue and Gary Avenue within Enterprise (description on file). SB/pb/ja (For possible action) 09/06/17 BCC

Applicant requested a hold to Enterprise TAB meeting on September 27, 2017.

5. **AG-0983-17:**

That the Enterprise Town Advisory Board hold a public hearing, and after considering requests for changes, take appropriate testimony, and forward a recommendation to the Planning Commission. (For possible action) 9/19/17 PC

Motion by David Chestnut
Action: **APPROVE**
ADD policy or policies for no at grade crossing and no residential within the Arden boundaries.
Motion **PASSED** (5-0) / Unanimous

6. **TM-0129-17 – LH VENTURES, LLC, ET AL:**
TENTATIVE MAP consisting of 9 single family residential lots on 5.0 acres in an R-E (Rural Estates Residential) (RNP-I) Zone. Generally located on the west side of Redwood Street and the south side of Torino Avenue (alignment) within Enterprise. SB/md/ja (For possible action) 9/19/17 PC

Motion by David Chestnut
Action: **APPROVE** per staff conditions.
Motion **PASSED** (5-0) / Unanimous

7. **TM-0134-17 – GB PARTNERS, LLC & CIRCLE K STORES, INC:**
TENTATIVE MAP for a commercial subdivision on 2.3 acres in a C-2 (General Commercial) Zone in the MUD- 4 Overlay District. Generally located on the south side of Blue Diamond Road, 300 feet east of Durango Drive within Enterprise. SB/gc/ml (For possible action) 9/19/17 PC

Motion by David Chestnut
Action: **APPROVE** per staff conditions.
Motion **PASSED** (5-0) / Unanimous

8. **VS-0631-17 - LH VENTURES, LLC, ET AL:**
VACATE AND ABANDON easements of interest to Clark County located between Torino Avenue and Pebble Road, and between Redwood Street and Rainbow Boulevard and a portion of a right-of-way being Santa Margarita Street located between Torino Avenue and Pebble Road within Enterprise (description on file). SB/md/ja (For possible action) 9/19/17 PC

Motion by David Chestnut
Action: **APPROVE** per staff conditions.
Motion **PASSED** (5-0) / Unanimous

9. **WS-0632-17 – LH VENTURES, LLC, ET AL:**
WAIVERS OF DEVELOPMENT STANDARDS for the following:
1) increase wall height; and
2) reduce lot area in conjunction with a proposed single family residential development.
DESIGN REVIEW for a proposed single family residential development on 5.0 acres in an R-E (Rural Estates Residential) (RNP-I) Zone. Generally located on the west side of Redwood Street and the south side of Torino Avenue (alignment) within Enterprise. SB/md/ja (For possible action) 9/19/17 PC

Motion by David Chestnut
Action: **WITHDRAWN** Waiver of development Standards #2 by the applicant.
APPROVE per staff conditions.
ADD Current Planning conditions:

- Design review as a public hearing for significant changes to plans.
- Two story homes adjacent to existing single-story homes.
- No rooftop decks

Motion **PASSED** (5-0) / Unanimous

10. **DR-0734-17 – MAJESTIC ENTERPRISE HOLDINGS, LLC:**
DESIGN REVIEW for a proposed retail building and a restaurant with drive-thru service within an approved commercial center on a portion of 6.4 acres in an H-1 (Limited Resort and Apartment) (AE-60) Zone in the MUD- 2 Overlay District. Generally located on the southwest corner of Blue Diamond Road and Dean Martin Drive within Enterprise. SB/al/ml (For possible action) 09/20/17 BCC

Motion by Cheryl Wilson
Action: **APPROVE** per staff conditions.
Motion **PASSED** (5-0) / Unanimous

11. **WS-0630-17 – AMERICAN WEST DEVELOPMENT, INC.:**
WAIVER OF DEVELOPMENT STANDARDS to increase wall height.
DESIGN REVIEW for increased finished grade in conjunction with a previously approved single family residential development on 15.7 acres in an R-2 (Medium Density Residential) Zone with a portion in the MUD- 3 Overlay District. Generally located on the southeast corner of Cougar Avenue and Rainbow Boulevard within Enterprise. SB/md/ja (For possible action) 09/20/17 BCC

Motion by David Chestnut
Action: **APPROVE** per staff conditions.
ADD Current Planning conditions:

- Any portion of the retaining wall and screening wall that is visible must be decorative.
- Any portion of the retaining wall and screening wall above 12 feet to be tiered.
- The tier to be landscaped or rockscape.

Motion **PASSED** (5-0) / Unanimous

12. **ZC-0659-17 – NAPOLEON, LOUIS:**
ZONE CHANGE to reclassify 1.1 acres from R-E (Rural Estates Residential) Zone to R-2 (Medium Density Residential) Zone for a future residential development. Generally located on the south side of Gomer Road, 650 feet east of Fort Apache Road within Enterprise (description on file). SB/md/ml (For possible action) 09/20/17 BCC

Motion by David Chestnut
Action: **APPROVE** applicant requested hold to the September 27, 2017, Enterprise TAB meeting.
Motion **PASSED** (5-0) / Unanimous

13. **DR-0720-17 – SYSTEM CAPITAL REAL PROPERTY CORP.:**
DESIGN REVIEWS for the following: 1) exterior and interior remodel of a portion of a retail building (McDonald's restaurant) and 2) reconfiguration of the parking lot and drive-thru service for an existing fast food restaurant (McDonald's) on 1.1 acres in a C-2 (General Commercial) Zone in the MUD-4 Overlay District. Generally located on the south side of Silverado Ranch Boulevard, 230 feet east of Maryland Parkway within Enterprise. SS/lm/ma (For possible action) 10/03/17 PC

Motion by David Chestnut
Action: **APPROVE** per staff conditions.
ADD current planning condition:

- Design Review as a public hearing for signage and lighting.

Motion **PASSED** (5-0) / Unanimous

14. **TM-0142-17 – DR HORTON, INC:**
TENTATIVE MAP consisting of 11 single family residential lots and a common lot on 1.5 acres in an R-2 (Medium Density Residential) Zone in the MUD-3 Overlay District. Generally located on the south side of Blue Diamond Road and the east side of Park Street within Enterprise. SB/gc/xx (For possible action) 10/03/17 PC

Motion by Cheryl Wilson
Action: **APPROVE** per staff conditions.
Motion **PASSED** (5-0) / Unanimous

15. **TM-0143-17 – DR HORTON, INC.:**
TENTATIVE MAP consisting of 2 single family residential lots and a common lot on 2.7 acres in an R-2 (Medium Density Residential) Zone in the MUD-3 Overlay District. Generally located on the south side of Blue Diamond Road and the west side of Chieftain Street within Enterprise. SB/gc/ma (For possible action) 10/03/17 PC

Motion by Cheryl Wilson
Action: **APPROVE** per staff conditions.
Motion **PASSED** (5-0) / Unanimous

16. **VC-0722-17 – SAN CAPRI, LLC:**
VARIANCE to reduce the rear yard setback for an addition to an existing single family residence on 0.6 acres in an R-2 (Medium Density Residential) P-C (Planned Community Overlay District) Zone in the Southern Highlands Master Planned Community. Generally located on the south side of San Capri Way, 70 feet east of Lago Augustine Way within Enterprise. SB/rk/ma (For possible action) 10/03/17 PC

Motion by Jenna Waltho
Action: **APPROVE** per staff conditions.
Motion **PASSED** (5-0) / Unanimous

17. **VS-0418-17 – BLUE DIAMOND & RAINBOW, LLC:**
AMENDED HOLDOVER VACATE AND ABANDON easements of interest to Clark County located between Blue Diamond Road and Oleta Avenue, and between Torrey Pines Drive and Mann Street (previously not notified) and a portion of a right-of-way being Mann Street located between Oleta Avenue and Blue Diamond Road within Enterprise (description on file). SB/co/ja (For possible action) 10/03/17 PC

Motion by David Chestnut
Action: **APPROVE** except for the Mann street right-of-way and Mann street easement. per staff conditions.
Motion **PASSED** (5-0) / Unanimous

18. **VS-0706-17 – PICERNE DEAN MARTIN, LLC:**
VACATE AND ABANDON easements of interest to Clark County located between Cactus Avenue and Conn Avenue and between Valley View Boulevard and Dean Martin Drive, and a portion of a right-of-way being Valley View Boulevard located between Conn Avenue and Cactus Avenue, and a portion of a right-of-way being Cactus Avenue located between Valley View Boulevard and Dean Martin Drive, and a portion of a right-of-way being Dean Martin Drive located between Conn Avenue and Cactus Avenue within Enterprise (description on file). SB/co/ml (For possible action) 10/03/17 PC

Applicant requested a hold to Enterprise TAB meeting on September 27, 2017

19. **VS-0718-17 – DR HORTON, INC.:**
VACATE AND ABANDON easements of interest to Clark County located between Blue Diamond Road and Serene Avenue and between Fire Rose Street (alignment) and Chieftain Street, and a portion of a right-of-way being Chieftain Street located between Blue Diamond Road and Serene Avenue within Enterprise (description on file). SB/gc/ml (For possible action) 10/03/17 PC
Motion by Cheryl Wilson
Action: **APPROVE** per staff conditions.
Motion **PASSED** (5-0) / Unanimous

20. **WS-0668-17 – BELARDE, MARIO B.:**
WAIVERS OF DEVELOPMENT STANDARDS for the following:
1) reduced setbacks; and
2) alternative landscaping
in conjunction with a proposed single family residence on 0.5 acres in an R-E (Rural Estates Residential) (RNP-1) Zone. Generally located on the east side of Mohawk Street and the north side of Cougar Avenue within Enterprise. SB/pb/ja (For possible action) 10/03/17 PC

Motion by Jenna Waltho
Action: **APPROVE** per staff conditions.
Motion **PASSED** (5-0) / Unanimous

21. **WS-0685-17 – PROVIDENCE 207 PARTICIPANTS, LLC:**
WAIVER OF DEVELOPMENT STANDARDS for modified street improvement standards in conjunction with an approved single family residential development on 5.0 acres in an R-2 (Medium Density Residential) Zone. Generally located 960 feet south of Somerset Hills Avenue, 2,000 feet west of Valley View Boulevard within Enterprise. SB/rk/xx (For possible action) 10/03/17 PC

Motion by Cheryl Wilson
Action: **APPROVE** per staff conditions.
Motion **PASSED** (5-0) / Unanimous

22. **WS-0686-17 – LV BLVD FFL, LLC:**
WAIVER OF DEVELOPMENT STANDARDS to allow retail uses not within a permanent enclosed building. DESIGN REVIEW for a proposed outdoor sales structure/booth within an existing shopping center on a portion of 4.4 acres in an H-1 (Limited Resort and Apartment) Zone in the MUD-1 Overlay District. Generally located on the east side of Las Vegas Boulevard South, 400 feet north of Shelbourne Avenue within Enterprise. SS/gc/ma (For possible action) 10/03/17 PC

Motion by Bonnie Fraser
Action: **APPROVE** per staff conditions.
Motion **PASSED** (5-0) / Unanimous

23. **WS-0688-17 – READING, ARTHUR G. JR:**
WAIVERS OF DEVELOPMENT STANDARDS for the following:
1) reduced setbacks from property lines; and
2) reduce setbacks from a street for a proposed garage
in conjunction with an existing single family residence on 0.5 acres in an R-E (Rural Estates Residential) Zone. Generally located on the west side of Bermuda Road, 300 feet south of Robindale Road within Enterprise. SS/pb/ma (For possible action) 10/03/17 PC

Motion by Cheryl Wilson

Action: **APPROVE**

ADD Current Planning Condition

- Gate to be kept closed at all times except when moving vehicles in or out.
per staff if approved conditions.

Motion **PASSED** (5-0) / Unanimous

24. **WS-0698-17 – ROY L. & LARA NORTHERN, III:**
WAIVER OF DEVELOPMENT STANDARDS to reduce the rear yard setback for a proposed addition to an existing single family residence on a 0.1 acre site in an RUD (Residential Urban Density) P-C (Planned Community Overlay District) Zone in the Mountain's Edge Master Planned Community. Generally located on the south side of Cordite Road, 100 feet east of Numaga Road within Enterprise. SB/rk/ma (For possible action) 10/03/17 PC

Motion by Jenna Waltho

Action: **APPROVE** per staff if approved conditions.

Motion **PASSED** (4-1) / nay Brandonisio

25. **WS-0717-17 – DR HORTON, INC.:**
WAIVER OF DEVELOPMENT STANDARDS for an over-length dead end street (hammerhead).
DESIGN REVIEW for a single family residential development on 1.5 acres in an R-2 (Medium Density Residential) Zone in the MUD-3 Overlay District. Generally located on the south side of Blue Diamond Road and the east side of Park Street within Enterprise. SB/gc/xx (For possible action) 10/03/17 PC

Motion by Cheryl Wilson

Action: **APPROVE** per staff conditions.

Motion **PASSED** (5-0) / Unanimous

26. **WS-0726-13 (AR-0108-17) – GRAFIADA, ENRIQUE & KAMI:**
WAIVERS OF DEVELOPMENT STANDARDS FIRST APPLICATION FOR REVIEW
for the following:

- 1) increase accessory structure height; and
- 2) reduce the separation between buildings and structures

in conjunction with an existing single family residence on 2.2 acres in an R-E (Rural Estates residential) Zone. DESIGN REVIEW for an accessory structure (tower). Generally located on the west side of Gillespie Street, 300 feet north of Pyle Avenue within Enterprise. SS/co/ja (For possible action) 10/04/17 BCC

Motion by Cheryl Wilson

Action: **APPROVE** per staff conditions.

Motion **PASSED** (5-0) / Unanimous

27. **TM-0139-17 – BHATNAGAR, PRAMOD K. & KARUNA, ET AL:**
TENTATIVE MAP consisting of 6 single family residential lots on 2.5 acres in an R-D (Suburban Estates Residential) Zone. Generally located on the west side of Bermuda Road and the south side of Frias Avenue (alignment) within Enterprise. SS/pb/xx (For possible action) 10/04/17 BCC

Motion by Cheryl Wilson
Action: **APPROVE** per staff conditions.
Motion **PASSED** (5-0) / Unanimous

28. **TM-0145-17 - AF1, LLC:**
TENTATIVE MAP consisting of residential condominium units on 1.3 acres in an H-1 (Limited Resort and Apartment) Zone in the MUD-1 Overlay District. Generally located on southwest corner of Ensworth Street and Ford Avenue (alignment) within Enterprise. SS/lm/ml (For possible action) 10/04/17 BCC

Applicant requested a hold to Enterprise TAB meeting on September 27, 2017.

29. **UC-0705-17 – FULL GOSPEL LAS VEGAS KOREAN CHURCH:**
USE PERMITS for the following:
1) proposed place of worship; and
2) proposed school.
WAIVER OF DEVELOPMENT STANDARDS for full off-site improvements (partial paving, curb, gutter, sidewalk, and streetlights) along Buffalo Drive and Pebble Road.
DESIGN REVIEWS for the following:
1) proposed place of worship; and
2) proposed school on 20.0 acres in an R-E (Rural Estates Residential) (RNP-I) Zone. Generally located on the north side of Pebble Road and the west side of Buffalo Drive within Enterprise. SB/pb/xx (For possible action) 10/04/17 BCC

Applicant requested a hold to Enterprise TAB meeting on September 27, 2017.

30. **UC-0719-17 – WARM SPRINGS DERBY, LLC, ET AL:**
USE PERMIT for a farmer's market.
WAIVERS OF DEVELOPMENT STANDARDS for the following:
1) on-site paving and striping;
2) waive landscaping standards; and
3) waive trash enclosure requirements.
DESIGN REVIEW for a farmer's market on an undeveloped site on 1.7 acres in an R-E (Rural Estates Residential) Zone. Generally located on the east side of Decatur Boulevard and the north side of Warm Springs Road within Enterprise. SS/rk/ma (For possible action) 10/04/17 BCC

Motion by
Action: **DENY**
Motion **PASSED** (5-0) / Unanimous

31. **UC-0728-17 – AF1, LLC:**
USE PERMIT for a residential condominium development.
WAIVER OF DEVELOPMENT STANDARDS to reduce rear setback.
WAIVER OF CONDITIONS to a zone change (ZC-1260-06) requiring the commercial component shall be mapped and/or permitted with the first residential application.

DESIGN REVIEWS for the following:

- 1) a residential condominium development; and
- 2) increase the finish grade on 1.3 acres

in an H-1 (Limited Resort and Apartment) Zone in the MUD-1 Overlay District. Generally located on the southwest corner of Ensworth Street and Ford Avenue (alignment) within Enterprise. SS/lm/ml (For possible action) 10/04/17 BCC

Applicant requested a hold to Enterprise TAB meeting on September 27, 2017.

32. VS-0699-17 - D.R. HORTON, INC. ET AL:

VACATE AND ABANDON a portion of a right-of-way being Richmar Avenue located between Montessori Street and Belcastro Street within Enterprise (description on file). SB/pb/xx (For possible action) 10/04/17 BCC

Motion by David Chestnut

Action: **DENY**

Motion **PASSED** (4-1) / nay Fraser

33. VS-0711-17 – BHATNAGAR, PRAMOD K. & KARUNA, ET AL:

VACATE AND ABANDON easements of interest to Clark County located between Bermuda Road and Fairfield Avenue, and between Frias Avenue (alignment) and Rush Avenue within Enterprise (description on file). SS/pb/ml (For possible action) 10/04/17 BCC

Motion by Cheryl Wilson

Action: **APPROVE** per staff conditions.

Motion **PASSED** (5-0) / Unanimous

34. VS-0726-17 - TLB LAND, LLC:

VACATE AND ABANDON easements of interest to Clark County located between Torrey Pines Drive and Santa Margarita Street and between Rafael Rivera Way and Sunset Road within Enterprise (description on file). SS/rk/xx (For possible action) 10/04/17 BCC

Motion by Bonnie Fraser

Action: **APPROVE** per staff conditions.

Motion **PASSED** (5-0) / Unanimous

35. VS-0729-17 - AF1, LLC:

VACATE AND ABANDON easements of interest to Clark County located between Ensworth Street and Interstate 15, and between Ford Avenue (alignment) and Torino Avenue (alignment) within Enterprise (description on file). SS/lm/ml (For possible action) 10/04/17 BCC

Applicant requested a hold to Enterprise TAB meeting on September 27, 2017.

36. NZC-0364-16 (WC-0114-17) – MOSAIC FOUR, LLC, ET AL:

WAIVER OF CONDITIONS of a zone change requiring right-of-way dedication to include 45 to 50 feet to back of curb on Fort Apache Road, 45 to 50 feet to back of curb on Gomer Road, 30 feet on Chieftain Street and associated spandrels in association with a single family residential development on 2.5 acres in an R-2 (Medium Density Residential) Zone. Generally located on the west side of Fort Apache Road and the north side of Gomer Road within Enterprise (description on file). SB/co/xx (For possible action) 10/04/17 BCC

Motion by Jenna Waltho

Action: **APPROVE** per staff conditions.
Motion **PASSED** (5-0) / Unanimous

37. **TM-0098-16 (WC-0115-17) – MOSAIC FOUR, LLC, ET AL:**
WAIVER OF CONDITIONS of a tentative map requiring right-of-way dedication to include 45 to 50 feet to back of curb on Fort Apache Road, 45 to 50 feet to back of curb on Gomer Road, 30 feet on Chieftain Street and associated spandrels in conjunction with a single family residential development on 15.0 acres in an R-2 (Medium Density Residential) Zone with a portion 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/co/xx (For possible action) 10/04/17 BCC

Motion by Jenna Waltho
Action: **APPROVE** per staff conditions.
Motion **PASSED** (5-0) / Unanimous

38. **NZC-0578-15 (WC-0116-17) – MOSAIC FOUR, LLC:**
WAIVER OF CONDITIONS of a zone change requiring right-of-way dedication to include 45 to 50 feet to back of curb on Fort Apache Road, 45 to 50 feet to back of curb on Gomer Road, 30 feet on Chieftain Street and associated spandrels in conjunction with a single family residential development 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 (description on file). SB/co/xx (For possible action) 10/04/17 BCC

Motion by Jenna Waltho
Action: **APPROVE** per staff conditions.
Motion **PASSED** (5-0) / Unanimous

39. **VS-0876-15 (WC-0117-17) – MOSAIC FOUR, LLC:**
WAIVER OF CONDITIONS to a vacation and abandonment requiring for right-of-way dedication to include 45 to 50 feet to back of curb on Fort Apache Road, 45 to 50 feet to back of curb on Gomer Road, 30 feet on Chieftain Street and associated spandrels in conjunction with a single family residential development 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 (description on file). SB/co/xx (For possible action) 10/04/17 BCC

Motion by Jenna Waltho
Action: **APPROVE** per staff conditions.
Motion **PASSED** (5-0) / Unanimous

40. **TM-0216-15 (WC-0118-17) – MOSAIC FOUR, LLC:**
WAIVER OF CONDITIONS of a tentative map requiring right-of-way dedication to include 45 to 50 feet to back of curb on Fort Apache Road, 45 to 50 feet to back of curb on Gomer Road, 30 feet on Chieftain Street and associated spandrels in conjunction with a tentative map 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/co/xx (For possible action) 10/04/17 BCC

Motion by Jenna Waltho
Action: **APPROVE** per staff conditions.
Motion **PASSED** (5-0) / Unanimous

41. **TM-0102-16 (WC-0119-17) – MOSAIC LAND FUND TWO, LLC, ET AL:**
WAIVER OF CONDITIONS of a tentative map requiring right-of-way dedication to include 45 feet to back of curb for Gomer Road, 45 feet to back of curb for Grand Canyon Drive, 30 feet for Chieftain Street, 30 feet for Richmar Avenue and associated spandrels in conjunction with a single family residential development on 22.5 acres in an R-2 (Medium Density Residential) Zone. Generally located on the east side of Grand Canyon Drive (alignment) and the south side of Richmar Avenue (alignment) within Enterprise. SB/co/xx (For possible action) 10/04/17 BCC

Motion by Jenna Waltho
Action: **APPROVE** per staff conditions.
Motion **PASSED** (5-0) / Unanimous

42. **ZC-0473-16 (WC-0120-17) – MOSAIC FUND TWO, LLC, ET AL:**
WAIVER OF CONDITIONS of a zone change requiring right-of-way dedication to include 45 feet to back of curb for Gomer Road, 45 feet to back of curb for Grand Canyon Drive, 30 feet for Chieftain Street, 30 feet for Richmar Avenue and associated spandrels in conjunction with a single family residential development on 2.5 acres in an R-2 (Medium Density Residential) Zone. Generally located on the east side of Grand Canyon Drive (alignment) and the south side of Richmar Avenue (alignment) within Enterprise (description on file). SB/co/xx (For possible action) 10/04/17 BCC

Motion by Jenna Waltho
Action: **APPROVE** per staff conditions.
Motion **PASSED** (5-0) / Unanimous

43. **ZC-0899-15 (WC-0121-17) – MOSAIC LAND FUND TWO, LLC, ET AL:**
WAIVER OF CONDITIONS of a zone change requiring right-of-way dedication to include 45 feet to back of curb for Gomer Road, 45 feet to back of curb for Grand Canyon Drive, 30 feet for Chieftain Street, 30 feet for Richmar Avenue and associated spandrels in conjunction with a single family residential development on 15.0 acres in an R-2 (Medium Density Residential) Zone. Generally located on the north side of Gomer Road and the west side of Chieftain Street within Enterprise (description on file). SB/co/xx (For possible action) 10/04/17 BCC

Motion by Jenna Waltho
Action: **APPROVE** per staff conditions.
Motion **PASSED** (5-0) / Unanimous

44. **VS-0900-15 (WC-0122-17) – MOSAIC LAND FUND TWO, LLC, ET AL:**
WAIVER OF CONDITIONS of a vacation and abandonment requiring right-of-way dedication to include 45 feet to back of curb for Gomer Road, 45 feet to back of curb for Grand Canyon Drive, 30 feet for Chieftain Street, 30 feet for Richmar Avenue and associated spandrels in conjunction with a single family residential development on 15 acres in an R-2 (Medium Density Residential) Zone. Generally located on the north side of Gomer Road and the west side of Chieftain Street within Enterprise (description on file). SB/co/xx (For possible action) 10/04/17 BCC

Motion by Jenna Waltho
Action: **APPROVE** per staff conditions.
Motion **PASSED** (5-0) / Unanimous

45. **ZC-0015-16 (WC-0123-17) – INVESTOR EQUITY HOMES, LLC, ET AL:**
WAIVER OF CONDITIONS of a zone change requiring right-of-way dedication to include 45 feet to back of curb for Gomer Road, 35 feet to back of curb for Grand Canyon Drive, 60 feet for Park Street and associated spandrels in conjunction with a single family residential development 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 (description on file). SB/co/xx (For possible action) 10/04/17 BCC

Motion by Jenna Waltho

Action: **APPROVE** per staff conditions.

Motion **PASSED** (5-0) / Unanimous

46. **WS-0469-16 (WC-0124-17) – INVESTOR EQUITY HOMES, LLC, ET AL:**
WAIVER OF CONDITIONS of a waiver of development standards requiring right-of-way dedication to include 45 feet to back of curb for Gomer Road, 35 feet to back of curb for Grand Canyon Drive, 60 feet for Park Street and associated spandrels in conjunction with a single family residential development 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/co/xx (For possible action) 10/04/17 BCC

Motion by Jenna Waltho

Action: **APPROVE** per staff conditions.

Motion **PASSED** (5-0) / Unanimous

47. **VS-0016-16 (WC-0125-17) – INVESTOR EQUITY HOMES, LLC, ET AL:**
WAIVER OF CONDITIONS of a vacation and abandonment requiring right-of-way dedication to include 45 feet to back of curb for Gomer Road, 35 feet to back of curb for Grand Canyon Drive, 60 feet for Park Street and associated spandrels in conjunction with a single family residential development 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 (description on file). SB/co/xx (For possible action) 10/04/17 BCC

Motion by Jenna Waltho

Action: **APPROVE** per staff conditions.

Motion **PASSED** (5-0) / Unanimous

48. **TM-0099-16 (WC-0126-17) – INVESTOR EQUITY HOMES, LLC, ET AL:**
WAIVER OF CONDITIONS of a tentative map requiring right-of-way dedication to include 45 feet to back of curb for Gomer Road, 35 feet to back of curb for Grand Canyon Drive, 60 feet for Park Street and associated spandrels in conjunction with a single family residential development 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/co/xx (For possible action) 10/04/17 BCC

Motion by Jenna Waltho

Action: **APPROVE** per staff conditions.

Motion **PASSED** (5-0) / Unanimous

49. **ZC-0710-17 – BHATNAGAR, PRAMOD K. & KARUNA, ET AL:**
ZONE CHANGE to reclassify 2.5 acres from R-E (Rural Estates Residential) (RNP-I) Zone to R-D (Suburban Estates Residential) Zone for a single family residential development.

WAIVER OF DEVELOPMENT STANDARDS for reduced net lot area.

DESIGN REVIEW for a proposed single family residential development. Generally located on the west side of Bermuda Road and the south side of Frias Avenue (alignment) within Enterprise (description on file). SS/pb/xx (For possible action) 10/04/17 BCC

Motion by Cheryl Wilson

Action: **APPROVE** per staff conditions.

Motion **PASSED** (5-0) / Unanimous

50. ZC-0725-17 – TLB LAND, LLC:

ZONE CHANGE to reclassify 5.0 acres from R-E (Rural Estates Residential) (AE-60) Zone to M-D (Designed Manufacturing) (AE-60) Zone.

WAIVERS OF DEVELOPMENT STANDARDS for the following:

- 1) parking lot landscaping;
- 2) cross access; and
- 3) modified driveway design standards.

DESIGN REVIEW for a proposed office/warehouse and distribution building on 10.2 acres in the CMA Design and MUD-3 Overlay Districts. Generally located on the west side of Torrey Pines Drive and the north side of Rafael Rivera Way within Enterprise (description on file). SS/rk/ml (For possible action) 10/04/17 BCC

Motion by Jenna Waltho

Action: **APPROVE**

ADD Current Planning condition:

- Design Review as a public hearing for lighting and signage.
per staff if approved conditions.

Motion **PASSED** (5-0) / Unanimous

VII. General Business:

1. Review 2016/2017 budget request and take public input regarding suggestions for next funding budget requests. (For possible action).

Motion by David Chestnut

Action: **HOLD** this item to the September 27, 2017 Enterprise TAB meeting.

Motion **PASSED** (5-0) / Unanimous

The chair conducted a brief discussion about the capital budget request for Enterprise.

Citizen suggested the following:

- Install a signalized horse crossing at Warm Springs Rd. and Arville Rd.
- Widen Warm Spring Rd. from Dean Martin Dr to Decatur Blvd.

2. Nominate a representative and possible alternate to serve on the Community Development Advisory Committee. (For possible action)

Motion by David Chestnut

Action: **NOMINATED** Peter Sarles.

Motion **PASSED** (5-0) / Unanimous

VIII. Public Comment:

Comments by citizens:

- The party house/B&B is out of control seriously effecting the RNP-1 areas
 - There is a lack of enforcement
 - Use Permits should be required for short term rentals.
 - Courts should up hold County enforcement.
 - Concerned that the Raider's stadium will significantly increase short term rentals.
- No Raider's parking within the RNP-1.
- Traffic studies should be submitted with the initial application.
- Signalized horse crossing of Western Trails Park was part of the initial plans.
 - Money for the crossing was diverted to the north.
- Warm Springs Rd. should be widened between Dean Martin Dr. to Decatur Blvd.
- Add Signalized house crossing for Western Trails Park and Warm spring Rd. widening to the TAB capital budget request.

IX. Next Meeting Date

The next regular meeting will be September 27, 2017 at 6:00 p.m.

X. Adjournment

The meeting was adjourned at 9:47 p.m.