



# Enterprise Town Advisory Board MINUTES



Date & Time: November 12, 2015, 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 (absent)

Secretary: Edie Krieger

County Officials:  
 County Liaison: Mike Shannon  
 Current Planning Staff: Jared Tasko

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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 October 28, 2015. Requires a vote of the Board.

**Motion by: Frank Kapriva**

**Approve as submitted**

**Motion passed: 4-0**



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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.  
Zoning item #4 will be heard after zoning item #1
  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.

**Motion by: Frank Kapriva**  
**Approve as published with changes noted above:**  
**Motion passed: 4-0**

## ANNOUNCEMENTS

1. The Clark County Water Reclamation District will host an open house on Saturday, November 14, 2015, 9:00 am to 3:00 pm, Flamingo Water Resource Center, 5857 E. Flamingo Road

## ZONING AGENDA:

1. **UC-0595-15 – SOUTHERN HILLS BAPTIST CHURCH, ET AL:**  
**USE PERMIT** for a proposed school.  
**WAIVERS OF DEVELOPMENT STANDARDS** for the following: **1)** increased building height; **2)** alternative landscaping; and **3)** off-site improvements (partial paving, curb, gutter, sidewalk, and streetlights).  
**WAIVER OF CONDITIONS** of a use permit (UC-0078-15) requiring per revised plans dated April 21, 2015.  
**DESIGN REVIEW** for a proposed school on a portion of 10.0 acres in an R-E (Rural Estates Residential) Zone and an H-2 (General Highway Frontage) Zone in the MUD-3 Overlay District. Generally located on the south side of Pebble Road (alignment), 300 feet east of Torrey Pines Drive within Enterprise. SB/pb/ml (For possible action) **12/02/15 BCC**  
**PREVIOUS ACTION**  
 Enterprise TAB September 30, 2015: HOLD to 10-14-15 TAB meeting for the applicants to consider an alternative exit in case of an emergency. (Previously heard)  
 Enterprise TAB October 14, 2015: HELD (prior to meeting) to 11-12-15 TAB meeting to allow the applicant to redesign the site plan.

**Motion by Dave Chestnut**  
**APPROVE Use Permit**  
**APPROVE Waiver of Development Standards #1**  
**Waivers of Development Standards #2 & #3 are no longer needed**  
**APPROVE Waiver of Conditions of a use permit (UC-0078-15) requiring per revised plans dated April 21, 2015.**  
**APPROVE Design Review**  
**Public Works – Development Review bullets #3 & #4 are no longer needed;**  
**ADD Current Planning conditions:**

- **Design Review as a public hearing for lighting and signage;**
- **Execute agreements for shared parking and cross access with APNs 176-23-501-019 & 020;**



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- Coordinate off-hours events with the adjacent church or other uses;

**ADD Public Works - Development Review conditions:**

- Right-of-way dedication to include 30 ft. for Raven Ave.
- Waive off-site improvements on Raven Ave. except for partial paving
- Execute a restrictive covenant agreement (deed restriction)

**Per Staff conditions**

**Motion passed 4-0**

2. **UC-0708-15 – RADMAN 2, LLC:**

**USE PERMITS** for the following: **1)** allow an outside dining and drinking area in conjunction with an on-premises consumption of alcohol (tavern) establishment; and **2)** reduce the separation for an outside dining area from a residential use.

**WAIVER OF DEVELOPMENT STANDARDS** to allow an alternative exterior color for a building that consists of a vivid hue.

**DESIGN REVIEW** for an outside dining area and façade renovation in conjunction with an existing tavern on 1.1 acres in a C-2 (General Commercial) Zone in the MUD-3 Overlay District. Generally located on the south side of Blue Diamond Road, 500 feet east of Decatur Boulevard within Enterprise. SB/dg/ec (For possible action) **12/01/15 PC**

**Motion by Dave Chestnut**

**APPROVE per staff conditions**

**ADD Current Planning conditions;**

- Review of outside dining in one year;
- Design Review as a public hearing for lighting;

**Motion passed 4-0**

3. **VS-0690-15 – ROSS, CARL LIVING TRUST:**

**VACATE AND ABANDON** easements of interest to Clark County located between Amigo Street and Executive Airport Drive, and between St. Rose Parkway and Abbeyfield Rose Drive within Enterprise (description on file). SS/co/ml (For possible action) **12/01/15 PC**

**Motion by Cheryl Wilson**

**APPROVE per staff conditions**

**Motion passed 4-0**

4. **VS-0702-15 – SOUTHERN HILLS BAPTIST CHURCH, LLC:**

**VACATE AND ABANDON** easements of interest to Clark County located between Pebble Road and Blue Diamond Road, and between El Camino Road and Torrey Pines Drive within Enterprise (description on file). SB/co/ml (For possible action) **12/01/15 PC**

**Motion by Dave Chestnut**

**APPROVE per staff conditions**

**Motion passed 4-0**



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5. **WS-0706-15 – TBD PARTNERSHIP, LLC:**  
**WAIVER OF DEVELOPMENT STANDARDS** to allow an existing wall sign to face residential development.

**DESIGN REVIEW** for an existing wall sign in conjunction with an automobile repair facility (Tire Works) within an existing shopping center on 6.6 acres in a C-2 (General Commercial) Zone in the MUD-4 Overlay District. Generally located on the northeast corner of Blue Diamond Road and Durango Drive within Enterprise. SB/mk/ec (For possible action) **12/01/15 PC**

**Motion by Dave Chestnut**

**APPROVE with requirement that the sign remain in its current location and not be illuminated**

**Motion passed 4-0**

6. **UC-0484-13 (AR-0145-15) – GLP CAPITAL, LP:**  
**USE PERMITS FIRST APPLICATION FOR REVIEW** for the following: **1)** exotic animals (wolf dog/hybrids); and **2)** allow accessory agricultural large animals (2 horses).

**WAIVER OF DEVELOPMENT STANDARDS** to allow alternative screening and buffering standards.

**DESIGN REVIEW** for an exotic animals (wolf dogs/hybrids) facility in conjunction with a proposed single family residence on a portion of 4.1 acres in an R-T (Manufactured Home Residential) Zone. Generally located on the east side of Gillespie Street and the south side of Volunteer Boulevard (alignment) within Enterprise. SS/co/ec (For possible action) **12/02/15 BCC**

**Motion by Frank Kapriva**

**APPROVE per staff conditions**

**Motion passed 4-0**

7. **DR-0704-15 – GB PARTNERS, LLC:**  
**DESIGN REVIEWS** for the following: **1)** a retail/restaurant building with drive-thru; and **2)** a retail/office building within a partially developed shopping center on 1.2 acres in a C-2 (General Commercial) Zone in the MUD-4 Overlay District. Generally located on the south side of Blue Diamond Road, 500 feet east of Durango Drive within Enterprise. SB/gc/lc (For possible action) **12/02/15 BCC**

**Motion by Dave Chestnut**

**APPROVE and,**

**ADD Current Planning conditions:**

- **Design Review as a public hearing for lighting and signage;**
- **Execute agreements for shared parking and cross access with adjacent commercial uses;**
- **Drive aisle to be on south side of building;**
- **Move the squawk box and menu board to the south-west corner of the retail/restaurant building with drive-through;**

**Per staff conditions**

**Motion passed 4-0**



# Enterprise Town Advisory Board MINUTES

## GENERAL BUSINESS:

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

The TAB was given the current proposed land use categories.

The following was discussed:

- The proposed land use categories are a significant change from those currently in use.
- Each town in the valley has significantly different land use concerns.
- The proposed land use categories will be review by county legal and Comprehensive Planning Director.
- The TAB and PC will have 30 days to review the proposed land use categories prior to making recommendations.
- Some Community Planning Working Group members do not agree with the land use categories as presented.
- The working group members were asked their opinion on individual parts as they were proposed.
- The working group was not asked their opinion on the entire package.
- Some working group members felt the solutions A or B were offered but solution C not considered.
- The two longest working group discussions were on the RNP-1 and Arterial Edge Concept.
- The advance planning staff seems reluctant to better protect the RNP-1 areas.

**Motion by Dave Chestnut**

**Continue to the December 9, 2015 TAB**

**Motion passed 4-0**

2. Discuss increasing the number of members on the Enterprise TAB Sub-Committee on Traffic Mitigation in the RNP. (For possible action)

**Motion by Dave Chestnut**

**Increase the number of members on the Enterprise TAB Sub-Committee on Traffic Mitigation to five.**

**Motion passed 4-0**

**Motion by Dave Chestnut**

**Appoint Benoit Brideau to the Enterprise TAB Sub-Committee on Traffic Mitigation**

**Motion passed 4-0**

**Motion by Dave Chestnut**

**Continue to the December 9, 2015 TAB meeting to appoint one more member.**

**Motion passed 4-0**



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NONE

NEXT MEETING DATE: December 9, 2015, 6:00 p.m.

## ADJOURNMENT:

Motion by Cheryl Wilson

Adjourn 7:46

Motion passed 4-0