

V. Informational Items

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

VI. Planning & Zoning

1. **UC-0785-17 – SERIES C OF EGG WORKS HOLDING COMPANY, LLC, ET AL:(5363 Cameron St)**
USE PERMITS for the following: **1)** banquet facility; **2)** supper club; **3)** live entertainment; and **4)** outside uses for a banquet facility.
WAIVER OF DEVELOPMENT STANDARDS for reduced parking.
DESIGN REVIEW for exterior modifications to an existing office/warehouse building within an existing office/warehouse complex on a portion of 3.1 acres in an M-1 (Light Manufacturing) Zone. Generally located on the southwest corner of Cameron Street and Hacienda Avenue within Paradise. SS/gc/ml (For possible action) **PC 11/7/17**
2. **ZC-0633-17 – BENATAR FLORENCE TRUST: (No address)**
AMENDED HOLDOVER ZONE CHANGE to reclassify 3.8 acres from R-E (Rural Estates Residential) Zone to C-1 (Local Business) Zone for a proposed commercial/retail center.
WAIVER OF DEVELOPMENT STANDARDS for modified street improvement standards (previously not notified).
DESIGN REVIEW for a proposed bank building and 5 pad sites in a proposed commercial/retail center on 3.8 acres in a C-1 (Local Business) Zone (previously not notified). Generally located on the northeast corner of Silverado Ranch Boulevard and Maryland Parkway within Paradise (description on file). SS/mk/ja (For possible action) **BCC 11/21/17**

PREVIOUS ACTION, Paradise TAB October 31, 2017. No show, return to the November 14, 2017 TAB meeting.
3. **UC-0800-14 (AR-0138-17) – HARMAN UNLIMITED, INC.: (3315 S. Valley View Blvd.)**
USE PERMIT SECOND APPLICATION FOR REVIEW of a food cart (frozen desserts) not located within an enclosed building.
DESIGN REVIEW for a food cart (frozen desserts) in conjunction with an existing convenience store and gasoline station on 0.7 acres in an M-1 (Light Manufacturing) Zone in the Asian Design and MUD-2 Overlay Districts. Generally located on the southwest corner of Desert Inn Road and Valley View Boulevard within Paradise. SB/co/ml (For possible action) **PC 12/5/17**
4. **UC-0861-17 – HARSCH INVESTMENT PROPERTIES – NEVADA, LLC: (3811 Spring Mountain Rd.)**
USE PERMIT for a proposed on-premises consumption of alcohol establishment (supper club) within an existing office/warehouse and shopping center complex on 18.4 acres in an M-1 (Light Manufacturing) Zone in the Asian Design and MUD-2 Overlay Districts. Generally located on the south side of Spring Mountain Road and the west side of Valley View Boulevard within Paradise. SB/gc/ml (For possible action) **PC 12/5/17**

5. **UC-0863-17 – C V PROPCO, LLC: (4740 Polaris Ave.)**
USE PERMIT for a proposed medical clinic (hair restoration) on an existing 1.1 acre portion of a 19.0 acre commercial/industrial complex in an H-1 (Limited Resort and Apartment) Zone in the MUD-1 Overlay District. Generally located on the southwest corner of Dean Martin Drive and Palms Center Drive within Paradise. SS/mk/ml (For possible action) **PC 12/5/17**

6. **UC-0880-17 – ETHL REAL PROPERTY CORPORATION: (2490 E. Sunset Rd.)**
USE PERMIT to allow a proposed major training facility (children’s cooking, music, dance, tutoring, art, public speaking, speech, acting, S.T.E.M, and coding) within an existing office/warehouse complex on a portion of 2.7 acres in a C-2 (General Commercial) (AE-70 & AE-75) Zone. Generally located on the north side of Sunset Road, 300 feet east of Eastern Avenue within Paradise. JG/lm/ja (For possible action) **PC 12/5/17**

7. **UC-0881-17 – COUNTY OF CLARK (AVIATION): (1421 E. Sunset Rd.)**
USE PERMIT for a proposed banquet facility (children’s birthday parties) within an existing office/warehouse facility on 5.9 acres in an M-D (Designed Manufacturing) (AE-65 & AE-70) Zone. Generally located on the south side of Sunset Road, 720 feet east of Escondido Street within Paradise. JG/lm/ja (For possible action) **PC 12/5/17**

8. **UC-0916-17 – STEPHANIE DEVELOPMENT, LLC: (6630 Surrey St.)**
USE PERMIT for an office as a principal use in conjunction with an existing office/warehouse building on 1.2 acres in an M-D (Designed Manufacturing) (AE-65) Zone. Generally located on the east side of Surrey Street, 200 feet north of Helm Drive within Paradise. Jg/pb/ja (For possible action) **PC 12/5/17**

9. **VS-0918-17 – MARY BARTSAS 19, LLC: (980 E. Warm Springs Rd.)**
VACATE AND ABANDON easements of interest to Clark County located between Warm Springs Road and White Drive, and between the 215 Beltway and Pollock Drive within Paradise (description on file). SS/co/ja (For possible action) **PC 12/5/17**

10. **DR-0892-17 – 3400 WESTERN AVENUE, LLC: (3400 Western Ave.)**
DESIGN REVIEW for a proposed building to allow the expansion to an existing marijuana establishment (retail marijuana store, cultivation facility, and production facility) within an existing office/warehouse building on 5.4 acres in an M-1 (Light Manufacturing) Zone in the MUD-1 Overlay District. Generally located on the southeast corner of Highland Drive and Western Avenue within Paradise. CG/pb/ja (For possible action) **BCC 12/6/17**

11. **DR-0893-17 – 3400 WESTERN AVENUE, LLC: (3400 Western Ave.)**
DESIGN REVIEW for a parking lot on 0.7 acres in an M-1 (Light Manufacturing) Zone in the MUD-1 Overlay District. Generally located on the southeast corner of Desert Inn Road and Western Avenue within Paradise. cg/pb/ja (For possible action) **BCC 12/6/17**

12. **UC-0900-17 – PATRICK LANE HOLDINGS, LLC & AUSTRALIA TRADING, LLC:(4110 E Patrick)**
USE PERMIT for a proposed assisted living facility.
WAIVERS OF DEVELOPMENT STANDARDS for the following: **1)** allow a proposed assisted living facility to not be adjacent to and accessed from a collector or arterial street or a commercial complex; and **2)** allow access to a residential local street.
WAIVERS OF CONDITIONS of a zone change (ZC-1007-97) requiring the following: **1)** rear parking areas to be gated and locked during non-office hours; and **2)** driveway on Gateway Road to be removed; and a waiver of conditions of a zone change (ZC-1624-98) requiring: **3)** rear parking areas to be gated and locked during non-office hours; and waivers of conditions of a zone change (NZC-2181-04) requiring the following: **4)** subject to revised plans; **5)** the development being limited to single story for a maximum height as shown on revised plans; **6)** the trash enclosure not being moved from the location shown on the revised plans; **7)** the parking area subject to the current zone change for professional use will be limited to parking only for the adjacent office building; and **8)** no access to the private cul-de-sac on the east property line.
DESIGN REVIEW for a proposed assisted living facility on 2.3 acres in a C-P (Office & Professional) (AE-60) Zone. Generally located on the north side of Patrick Lane, 500 feet west of Lamb Boulevard within Paradise. JG/gc/ja (For possible action) **BCC 12/6/17**

VII. General Business
None

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.

IX. Next Meeting Date: November 28, 2017

X. Adjournment

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

Paradise Community Center- 4775 McLeod Dr.
Clark County Library- 1401 E. Flamingo Rd.
Sunset Park- 2601 E. Sunset Rd.
Fire Station 38- 1755 Silver Hawk Ave.
<https://notice.nv.gov/>

BOARD OF COUNTY COMMISSIONERS
STEVEN SISOLAK, CHAIR - CHRIS GIUNCHIGLIANI, Vice-Chair
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