



Paradise Town Advisory Board

Paradise Community Center

4775 McLeod Drive

Las Vegas, NV. 89121

November 28, 2017

7:00 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 insert name of contact at phone number and is/will be available at the County's website at www.clarkcountynv.gov.

Board Members: Susan Philipp – Chair Bart Donovan
 Robert Orgill- Vice Chair Jon Wardlaw
 John Williams

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

County Liaison: Blanca Vazquez 702-455-8531, bva@clarkcountynv.gov

- I. Call to Order, Pledge of Allegiance, Roll Call, County Staff Introductions
- 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 Minutes November 14, 2017 (For possible action)
- IV. Approval of Agenda for November 28, 2017 and Hold, Combine or Delete Any Items (For possible action)

BOARD OF COUNTY COMMISSIONERS
 STEVEN SISOLAK, CHAIR - CHRIS GIUNCHIGLIANI, Vice-Chair
 SUSAN BRAGER - LARRY BROWN – JAMES GIBSON - MARILYN KIRKPATRICK - LAWRENCE WEEKLY
 YOLANDA KING, County Manager

V. Informational Items

1. Announcements of upcoming neighborhood meetings and County or community meetings and events.
(for discussion)
 - a. Discuss and take public input regarding suggestions for next funding year budget.

VI. Planning & Zoning

1. **VS-0871-17 – KB HOME LV WATERCREST, LLC: (3846 Stadium Ave.)**
VACATE AND ABANDON easements of interest to Clark County located between Sandhill Road and Green Valley Parkway, and between Happy Lane and High View Drive (alignment) within Paradise (description on file). JG/co/ja (For possible action) **PC 12/19/17**
2. **VS-0952-17 – HAPPY TRAILS SCHOOL, LLC: (8185 Tamarus St.)**
VACATE AND ABANDON easements of interest to Clark County located between the 215 Beltway and Tamarus Street, and between Windmill Lane and Shelbourne Avenue within Paradise (description on file). SS/co/ja (For possible action) **PC 12/19/17**
3. **WS-0935-17 – XIE HUYANG: (3425 Myrtle Ave.)**
WAIVERS OF DEVELOPMENT STANDARDS for the following: **1)** reduce setbacks, and **2)** permit flat roofs without parapet walls for existing additions to a single family residence on 0.2 acres in an R-1 (Single Family Residential) Zone. Generally located on the north side of Myrtle Avenue, 320 feet east of Eldon Street within Paradise. SB/al/ja (For possible action) **PC 12/19/17**
4. **WS-0940-17 – PARLANTI ROBERT L. & DONNA MARIE: (5269 Reeder Circle)**
WAIVER OF DEVELOPMENT STANDARDS to reduce the setbacks for a proposed carport in conjunction with an existing residence on 0.2 acres in an R-1 (Single Family Residential) Zone. Generally located on the west side of Reeder Circle and 150 feet north of Hacienda Avenue within Paradise. JG/mk/ja (For possible action) **PC 12/19/17**
5. **DR-0951-17 – MGP LESSOR, LLC: (3900 S. Las Vegas Blvd.)**
DESIGN REVIEW to amend an approved comprehensive sign plan for the Luxor Resort Hotel by adding a wall sign on 57.6 acres in an H-1 (Limited Resort and Apartment) Zone and an H-1 (Limited Resort and Apartment) (AE-60) Zone in the MUD-1 Overlay District. Generally located on the southwest corner of Las Vegas Boulevard South and Reno Avenue within Paradise. SS/al/ja (For possible action) **BCC 12/20/17**
6. **DR-0956-17 – G2 GATEWAY, LLC, ET AL: (1280 Dorthy Ave.)**
DESIGN REVIEW for modifications to an approved mixed-use development consisting of residential, commercial, open space, and amenity components on 2.4 acres in a U-V (Urban Village - Mixed Use) Zone in the MUD-2 and MUD-3 Overlay Districts. Generally located on the east side of Maryland Parkway and the north side of Dorothy Avenue within Paradise. JG/dg/ja (For possible action) **BCC 12/20/17**

7. **UC-0941-17 – PARBALL NEWCO, LLC: (4165 Koval Lane)**
USE PERMIT for a banquet facility within an existing temporary membrane structure (tent) on 7.1 acres in an H-1 (Limited Resort and Apartment) Zone in the MUD-1 Overlay District. Generally located on the southwest corner of Flamingo Road and Koval Lane within Paradise. JG/al/ja (For possible action) **BCC 12/20/17**
8. **UC-0971-17 – INDIANA, LLC, ET AL: (4320 Escondido St.)**
USE PERMITS for the following: **1)** allow existing accessory structure that is not architecturally compatible with the principal buildings (multi-family residential buildings); and **2)** waive applicable design standards for existing accessory structure.
WAIVERS OF DEVELOPMENT STANDARDS for the following: **1)** allow alternative street landscaping; **2)** parking lot landscaping; **3)** increase fence height; **4)** reduce setback for a proposed structure (fence); **5)** reduce setback from the right-of-way for a proposed structure (decorative wall/fence); **6)** reduce setback for an existing trash enclosure; **7)** provide no sidewalk or buffer between existing buildings and pavement; and **8)** reduce parking.
DESIGN REVIEWS for the following: **1)** proposed on-site modifications and improvements to an existing multi-family development; and **2)** existing storage container on 4.1 acres in an R-5 (Apartment Residential)(AE-60) Zone in the MUD-2 Overlay District. Generally located on the northeast corner of Escondido Street and University Avenue within Paradise. CG/md/ja (For possible action) **BCC 12/20/17**
9. **UC-0979-17 – CAESARS LINQ LLC, ET AL:**
USE PERMITS for the following: **1)** a proposed recreational facility (zip-line (FlyLinq)); and **2)** all deviations per plans on file.
DEVIATIONS for all deviations as shown per plans on file.
WAIVERS OF DEVELOPMENT STANDARDS for the following: **1)** increase the heights of structures; and **2)** allow structures within the existing easement.
DESIGN REVIEW for a proposed recreational facility (zip-line) in conjunction with existing resort hotels (Flamingo Hilton/Grand vacation, Linq, and Harrah's), the Linq Promenade shopping center, and the observation wheel on a portion of 64.0 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, 150 feet north of Flamingo Road within Paradise. CG/mk/ja (For possible action) **BCC 12/20/17**
10. **WS-0946-17 – METZKA, BROCK E.: (1850 Cougar Ave.)**
WAIVER OF DEVELOPMENT STANDARDS for full off-site improvements (sidewalk, curb, gutter, street lights, and partial paving) in conjunction with a proposed parcel map on 2.3 acres in an R-E (Rural Estates Residential) Zone. Generally located on the north side of Cougar Avenue, 160 feet east of Spencer Street within Paradise. SS/mk/ml (For possible action) **BCC 12/20/17**

VII. General Business

1. Review and make any changes for the 2018 TAB calendar

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: December 12, 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/>

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