



# Spring Valley Town Advisory Board

Desert Breeze Community Center

8275 Spring Mountain Road

Las Vegas, Nevada 89117

April 11, 2017

6:30 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 Mike Shannon at 702 455-8338 and is/will be available at the County's website at [www.clarkcountynv.gov](http://www.clarkcountynv.gov).

Board Members:

Angie Heath Younce – Chair

Dee Gatliff - Vice Chair

John Getter

Mike Hessling

Darby Johnson Jr.

Secretary:

Kitty Hearst, 702 255-5440, ladyengineer@embarqmail.com

County Liaison:

Mike Shannon, 702 455-8338, [mds@clarkcountynv.gov](mailto:mds@clarkcountynv.gov)

I. Call to Order, Invocation, Pledge of Allegiance, Roll Call

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 March 28, 2017 (For possible action)

IV. Approval of Agenda for April 11, 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 - MARILYN KIRKPATRICK - MARY BETH SCOW - LAWRENCE WEEKLY  
YOLANDA KING, County Manager

V. Informational Items

VI. Under **Informational Items**

“Firefighter recruitment meeting Wednesday April 12, 2017 at Mountain Crest Community Center 4701 North Durango from 2:00pm to 5:00pm.”

Planning & Zoning

1. **UC-0185-17 – REYNOLDS FAMILY 1996 TRUST:**  
**USE PERMIT** for a proposed minor training facility within an existing office complex on 0.5 acres in a C-P (Office & Professional) Zone. Generally located on the north side of Spring Mountain Road and 320 feet west of El Camino Road within Spring Valley. SB/lm/ml (For possible action) **05/02/17 PC**
  
2. **UC-0193-17 – 7235 INVESTMENT, LLC:**  
**USE PERMIT** for a food cart (shaved ice) not located within an enclosed building.  
**DESIGN REVIEW** for a food cart (shaved ice) in conjunction with an existing auto maintenance facility and car wash on 1.1 acres in a C-2 (General Commercial) Zone in the CMA Design and MUD-3 Overlay Districts. Generally located on the west side of Rainbow Boulevard and 470 feet north of Warm Springs Road within Spring Valley. SS/lm/ml (For possible action) **05/02/17 PC**
  
3. **UC-0208-17 – PROP II, LLC:**  
**USE PERMIT** for a day spa within an existing office park on 0.3 acres in a C-P (Office & Professional) Zone in the MUD-3 Overlay District. Generally located on the west side of Montessouri Street, 200 feet south of Sahara Avenue within Spring Valley. SB/lm/ml (For possible action) **05/02/17 PC**
  
4. **VS-0187-17 – UNLV RESEARCH FOUNDATION:**  
**VACATE AND ABANDON** a portion of a right-of-way being Sunset Road located between Jim Rogers Way and Durango Drive within Spring Valley (description on file). SS/co/ja (For possible action) **05/02/17 PC**
  
5. **VS-0189-17 – KB HOME LV DURANGO ROBINDALE, LLC:**  
**VACATE AND ABANDON** easements of interest to Clark County located between Robindale Road and Windmill Lane and between Durango Drive and Cimarron Road (alignment) within Spring Valley (description on file). SS/jvm/ja (For possible action) **05/02/17 PC**
  
6. **WS-0178-17 – MREC WRG VISTAVIEW, LLC, ET AL**

**WAIVER OF DEVELOPMENT STANDARDS** for increased wall height in conjunction with an approved single family residential development on a portion of 5.3 acres in an R-2 (Medium Density Residential) Zone in the CMA Design Overlay District. Generally located on the south side of Oquendo Road, 300 feet east of Durango Drive within Spring Valley. SS/pb/ma (For possible action) **05/02/17 PC**

**05/03/17 BCC**

**7. UC-0048-16 (AR-0035-17) – PATCHIN PICTURES, LLC:**

**USE PERMITS FIRST APPLICATION FOR REVIEW** for the following: **1)** temporary outdoor commercial sales; **2)** allow 2 events in a calendar month; and **3)** allow temporary structures (tents) in conjunction with an existing business (photographic and picture sales) on 0.8 acres in a C-P (Office & Professional) Zone. Generally located on the west side of Jones Boulevard, 250 feet south of Palmyra Avenue within Spring Valley. SB/co/ml (For possible action) **05/03/17 BCC**

**8. VS-0194-17 – CENTURY COMMUNITIES OF NEVADA, LLC:**

**VACATE AND ABANDON** portions of a right-of-way being Seeliger Street located between Ford Avenue (alignment) and Augusta Course Avenue within Enterprise and Spring Valley (description on file). SB/rk/ja (For possible action) **05/03/17 BCC** **DR-0158-17 SOUTHERN HILLS MEDICAL CENTER** (Item # 6 from March 28<sup>th</sup> agenda) **REVIEW** for a proposed freestanding sign with a video message unit (LED screen) to replace an existing freestanding sign with a video message unit (LED screen) in conjunction with an emergency medical care facility within an existing commercial center on 1.6 acres in a C-1 (Local Business) Zone. Generally located on the west side of Fort Apache Road, 300 feet south of Desert Inn Road within Spring Valley. SB/al/ml (For possible action) **04/19/17 BCC**

**9. DR-0158-17 SOUTHERN HILLS MEDICAL CENTER** (Item # 6 from March 28<sup>th</sup> agenda) **REVIEW** for a proposed freestanding sign with a video message unit (LED screen) to replace an existing freestanding sign with a video message unit (LED screen) in conjunction with an emergency medical care facility within an existing commercial center on 1.6 acres in a C-1 (Local Business) Zone. Generally located on the west side of Fort Apache Road, 300 feet south of Desert Inn Road within Spring Valley. SB/al/ml (For possible action) **04/19/17 BCC**

**VII. General Business**

**“Discuss and review an ordinance to update the parking requirements and parking lot design standards in the Unified Development Code; and direct staff accordingly. (For possible action)”**

**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: April 25, 2017

X. Adjournment

**POSTING LOCATIONS:** This meeting was legally noticed and posted at the following locations:

Desert Breeze Community Center, 8275 W. Spring Mountain Rd.

Helen Meyer Community Center, 4525 New Forest Dr.

Spring Valley Library, 4280 S. Jones

West Flamingo Senior Center, 6255 W. Flamingo

<https://notice.nv.gov/>

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