



- III. Approval of Minutes August 30, 2016 (For possible action)
- IV. Approval of Agenda for September 13, 2016 and Hold, Combine or Delete Any Items (For possible action)
- V. Informational Items
  - 1. Announcement of upcoming neighborhood meetings and County or community meetings and events. (For possible action)
- VI. Planning & Zoning

**09/20/16 PC**

- 1. **TM-0126-16 – SAHARA DURANGO CENTER HOLDING, LLC:**  
**TENTATIVE MAP** for a commercial subdivision on 4.5 acres in a C-1 (Local Business) Zone in the MUD-3 Overlay District. Generally located on the east side of Sahara Avenue, 700 feet east of Durango Drive within Spring Valley. SB/gc/ml (For possible action) **PC 9/20/16**

**10/04/16 PC**

- 2. **UC-0768-12 (ET-0113-16) – 168 PROPERTIES, LLC:**  
**USE PERMIT FIRST EXTENSION OF TIME** to commence a personal services business (beauty and skin care salon) in conjunction with an existing office building on a portion of 0.5 acres in a C-P (Office & Professional) Zone. Generally located on the southwest corner of Tara Avenue and Jones Boulevard within Spring Valley. SB/co/ml (For possible action) **PC 10/4/16**
- 3. **UC-0565-16 – BELTWAY ASSOCIATES, LTD:**  
**USE PERMIT** for a gasoline station.  
**DESIGN REVIEW** for proposed fuel pump islands with a canopy in conjunction with a proposed grocery store within an existing commercial building on 2.2 acres in a C-1 (Local Business) Zone. Generally located on the south side of Desert Inn Road and the east side of Chieftain Street within Spring Valley. SB/rk/ml (For possible action) **PC 10/4/16**
- 4. **UC-0587-16 – WEST SAHARA PROMENADE COMPANY, LLC:**  
**USE PERMIT** for a proposed on-premises consumption of alcohol establishment (supper club) in conjunction with an existing restaurant within a shopping center on a portion of 8.0 acres in a C-1 (Local Business) Zone in the MUD-3 Overlay District. Generally located on the east side of Cimarron Road and the south side Sahara Avenue within Spring Valley. SB/md/ml (For possible action) **PC 10/4/16**
- 5. **UC-0603-16 – IMT, LLC:**  
**USE PERMITS** for the following: **1)** permanent make-up; and **2)** personal services (esthetician) in conjunction with an existing office building on 1 acre in a C-P (Office & Professional) Zone. Generally located on the west side of Jones Boulevard and 130 feet south of Edna Avenue within Spring Valley. SB/lm/ml (For possible action) **PC 10/4/16**

6. **VS-0590-16 – MADRAS DURANGO, LLC:**  
**VACATE AND ABANDON** a portion of right-of-way being Durango Drive located between Robindale Road and Warm Springs Road and a portion of right-of-way being Robindale Road located between Durango Drive and Cimarron Road within Spring Valley (description on file). SS/co/ml (For possible action) **PC 10/4/16**
  
7. **VS-0612-16 – DURANGO POST, LLC:**  
**VACATE AND ABANDON** easements of interest to Clark County located between Patrick Lane and Post Road, and between Durango Drive and Riley Street within Spring Valley (description on file). SB/co/ml (For possible action) **PC 10/4/16**
  
8. **WS-0591-16 – PICERNE OQUENDO, LLC:**  
**WAIVER OF DEVELOPMENT STANDARDS** to allow tandem parking spaces in conjunction with an approved multiple family residential development on 10.6 acres in an R-4 (Multiple Family Residential - High Density) Zone in the CMA Design and MUD-3 Overlay Districts  
**DESIGN REVIEW** to modify visitor parking requirements for a multiple family residential development. Generally located on the southwest corner of Oquendo Road and Jerry Tarkanian Way within Spring Valley. SB/al/ml (For possible action) **PC 10/4/16**
  
9. **WS-0592-16 – WELLS CARGO, INC.:**  
**WAIVER OF DEVELOPMENT STANDARDS** to increase height for proposed accessory structures (silos and conveyors).  
**DESIGN REVIEW** for an asphalt plant and accessory structures (silos, conveyors, and truck scales) in conjunction with an existing gravel pit and batch plant on 71.9 acres in an R-E (Rural Estates Residential) Zone. Generally located on the southeast corner of Spring Mountain Road and Buffalo Drive within Spring Valley. SB/lm/ml (For possible action) **PC 10/4/16**
  
10. **WS-0604-16 – SOUTHERN HILLS MEDICAL CENTER:**  
**WAIVERS OF DEVELOPMENT STANDARDS** for the following: **1)** increase the number of freestanding signs allowed along a street; **2)** reduce the separation between freestanding signs; and **3)** permit a video message unit (LED screen) where not permitted.  
**DESIGN REVIEW** for a freestanding sign in conjunction with an emergency medical care facility within an existing commercial center on 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) **PC 10/4/16**

**10/05/16 BCC**

11. **UC-0547-16 – RAINBOW COLLECTION, LLC:**  
**USE PERMIT** for a proposed major training facility.  
**WAIVER OF DEVELOPMENT STANDARDS** to modify parking stall dimensions adjacent diamond planters.  
**WAIVERS OF CONDITIONS** of a zone change for the following: **1)** record a cross access and cross ingress/egress and parking agreements and no walls within the 20 foot corner setback; and **2)** 30 feet for Teco Avenue.  
**DESIGN REVIEW** for a proposed office building including a major training facility on 4.7 acres in a C-2 (General Commercial) (AE-60) Zone in the CMA Design Overlay District. Generally located on the east side of Rainbow Boulevard, 300 feet south of Post Road within Spring Valley. SS/rk/raj (For possible action) **BCC 10/5/16**

12. **VS-0546-16 – RAINBOW COLLECTIONS, LLC:**

**VACATE AND ABANDON** easements of interest to Clark County located between Rainbow Boulevard and Santa Margarita Street (alignment), and between Teco Avenue (alignment) and Post Road and portion of a right-of-way being Teco Avenue (alignment) located between Rainbow Boulevard and Santa Margarita Street within Spring Valley (description on file). SS/rk/ml (For possible action) **BCC 10/5/16**

**HOLD OVERS FROM PREVIOUS MEETINGS**

13. **DR-0468-16 – AMITY ASSESTS, LLC:**

**DESIGN REVIEW** to maintain an existing garage in conjunction with an office on 0.8 acres in a C-P (Office & Professional) Zone. Generally located on the west side of Jones Boulevard and the south side of Palmyra Avenue within Spring Valley. SB/rk/ml (For possible action) **NO DATE FOR PC**

14. **TM-0121-16 – 4J FAMILY TRUST, ET AL:**

**TENTATIVE MAP** consisting of 9 single family residential lots and common lots on 5.0 acres in an R-E (Rural Estates Residential) (AE-60) Zone in the CMA Design Overlay District. Generally located on the northeast corner of Patrick Lane and Redwood Street within Spring Valley. SS/mk/ml (For possible action) **PC 9/20/16**

15. **WS-0549-16 – 4J FAMILY TRUST, ET AL:**

**WAIVERS OF DEVELOPMENT STANDARDS** for the following: **1)** reduced lot sizes; and **2)** off-site improvements (excluding paving) in conjunction with a proposed single family residential subdivision on 5.0 acres in an R-E (Rural Estates Residential) (AE-60) Zone in the CMA Design Overlay District. Generally located on the northeast corner of Patrick Lane and Redwood Street within Spring Valley. SS/mk/raj (For possible action) **PC 9/20/16**

16. **WS-0390-16 – VALLEY HOSPITAL MEDICAL CENTER, INC.:**

**HOLDOVER WAIVER OF DEVELOPMENT STANDARDS** to increase wall sign area.

**DESIGN REVIEW** for modifications to a comprehensive sign plan for an existing hospital (Spring Valley) on a portion of 33.6 acres in a C-P (Office & Professional) Zone in the CMA Design Overlay District. Generally located on the southeast corner of Rainbow Boulevard and Hacienda Avenue within Spring Valley. SS/pb/mcb (For possible action) **BCC 10/5/16**

VII. General Business

1. Discussion and public input on 2016-2017 Spring Valley Tow Board budget requests (For discussion)
2. Applications are available until November 15, 2016 for appointments by the Board of county Commissioners to serve a two-year term on the Spring Valley Town Advisory Board.
3. Sign revised bylaws to comport with NRS provisions on election of or appointment of membrs and Board of County Commissioners' agenda standardization requirement. (For discussion)
4. Discuss and review a proposed Spring Valley Land Use Vision Statement for possible inclusion in the Spring Valley Land Use Annual Update. No vision statement currently exists for Spring Valley. (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: September 27, 2016

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/>

BOARD OF COUNTY COMMISSIONERS  
STEVEN SISOLAK, CHAIR - LARRY BROWN, Vice - Chair  
SUSAN BRAGER - CHRIS GIUNCHIGLIANI - MARILYN KIRKPATRICK - MARY BETH SCOW - LAWRENCE WEEKLY  
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