



Sunrise Manor Town Advisory Board

Location: Hollywood Recreation Center
1650 S. Hollywood, Las Vegas, NV. 89142

MINUTES for Thursday March 10, 2016

MEMBERS PRESENT:

Michael Dias, Chair	18 in audience
Danielle Walliser, Vice-Chair	Phil Blunt, planning
Russell Collins, Member	Chris Due, Liaison(excused)
Peter Brown, Member(absent)	Tamara Williams, Liaison
Jocelyn Torres, member	Janice Ridondo, Liaison(excused)
Jill Leiva, Secretary	Kelly Benavidez, Liaison(excused)

I. CALL TO ORDER

- A. This meeting has been properly noticed and posted in conformance with the Nevada Open Meeting Law at the following locations:
Hollywood Recreation Center 1650 S. Hollywood Blvd, LV, NV 89142
Bob Price Recreation Center, 2050 Bonnie Lane, Las Vegas, NV 89156
Parkdale Community Center, 3200 Ferndale, Las Vegas, NV 89121
Sunrise Library, 5400 Harris Avenue, Las Vegas, NV 89110
- B. **Pledge of Allegiance**
The Chair called the meeting to order at 6:30 p.m. and led the room in the Pledge of Allegiance.
- C. **All items on Agenda are considered Action Items unless otherwise noted**
- D. **Introduction of Board Members**
- E. **Chair asked everyone present to please silence all cell phones & electronic devices**

II. ORGANIZATIONAL ITEMS

- A. Tonight's agenda was unanimously Motioned by Ms. Walliser with the change that items 3,4,5,8 and 9 be held.
- B. Minutes for Meeting February 25, 2016 were approved by Ms. Walliser

III. STAFF REPORTS:

Mr. Dias informed the board that the Land Use Category changes are being held.

IV. DISCUSSION ITEMS:

None at this time

V. COMMENTS BY THE GENERAL PUBLIC:

None at this time.

VI. PLANNING AND ZONING ITEMS:

03/15/16 PC

1 UC-0036-16 – MCCANDLESS, ALBERT W.O. & TONIA:

USE PERMITS for the following: **1)** a proposed accessory structure not architecturally compatible with the principal dwelling; **2)** deviations from design standards; and **3)** an accessory structure which exceeds one-half the footprint of the principal dwelling in conjunction with an existing single family residence (on 0.6 acres in an R-E (Rural Estates Residential) Zone).

WAIVERS OF DEVELOPMENT STANDARDS for the following: **1)** increase fence/wall height; and **2)** permit alternative landscaping and screening (on 0.6 acres in an R-E (Rural Estates Residential) Zone). Generally located on the northwest corner of Washington Avenue and Morning Sun Way within Sunrise Manor. CG/al/ml (For possible action)

•Steven Silva, Albert McCandles & Harold Williams Presentation

MR. DIAS MOTIONED TO DENY THIS APPLICATION. THE TAB DOES NOT BELIEVE THAT A METAL STRUCTURE IS APPROPRIATE. MOTION CARRIED UNANIMOUSLY.

The Clark County Board of Commissioners are
Steve Sisolak, Chairman * Lawrence L. Brown III, Vice-Chairman *Marilyn Kirkpatrick
Chris Giunchigliani * Lawrence Weekly * Mary Beth Scow * Susan Brager
Don Burnette, County Manager



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- 2 **WS-0044-16 – HEREDIA, EDWARD:**
WAIVER OF DEVELOPMENT STANDARDS to reduce the separation between buildings.
DESIGN REVIEW for laundry room buildings in conjunction with existing multiple family residential developments on 0.6 acres in an R-3 (Multiple Family Residential) Zone. Generally located on the west side of Ringe Lane, 150 feet south of Kell Lane within Sunrise Manor. LW/gc/ml (For possible action)

•Francisco Ibarra Presentation

MR. DIAS MOTIONED TO APPROVE THIS APPLICATION PER STAFF
RECOMMENDATIONS & TO CONSTRUCT FIRE WALLS WHERE APPROPRIATE.
MOTION CARRIED UNANIMOUSLY.

03/16/16 BCC

3. **TM-0174-15 - CROWN MAYFAIR, LLC:**
TENTATIVE MAP consisting of 302 single family residential lots and common lots on 192.4 acres in an R-E (Rural Estates Residential) Zone within a Hillside & Foothills Transition Boundary Area. Generally located on the northeast corner of Los Feliz Street and Bonanza Road within Sunrise Manor. CG/al/ml (For possible action)

APPLICANT REQUESTED THAT THE ITEM BE HELD

4. **VS-0641-15 - CROWN MAYFAIR, LLC:**
VACATE AND ABANDON a portion of right-of-way being Owens Avenue located between Los Feliz Street and Hardrock Street (alignment), and a portion of right-of-way being Washington Avenue located between Los Feliz Street and Hardrock Street (alignment) within Sunrise Manor (description on file). CG/al/ml (For possible action)

APPLICANT REQUESTED THAT THE ITEM BE HELD

5. **WS-0640-15 – CROWN MAYFAIR, LLC:**
WAIVERS OF DEVELOPMENT STANDARDS for the following: 1) exceed the maximum site disturbance in conjunction with a hillside development; and 2) alternative landscaping and screening.
DESIGN REVIEWS for the following: 1) a proposed single family residential development; 2) alternative development standards in conjunction with a hillside development; and 3) a grading plan in conjunction with a hillside development (slopes greater than 12%) for a proposed single family residential development within a Hillside & Foothills Transition Boundary Area on 192.4 acres in an R-E (Rural Estates Residential) Zone. Generally located on the northeast corner of Los Feliz Street and Bonanza Road within Sunrise Manor. CG/al/ml (For possible action)

APPLICANT REQUESTED THAT THE ITEM BE HELD

04/05/16 PC

- 6 **WS-0076-16 – WOLFF, RICHARD:**
WAIVERS OF DEVELOPMENT STANDARDS for the following: 1) reduced side yard setback; 2) reduced setback from a right-of-way; and 3) reduced roof pitch for a proposed addition (attached garage) to an existing single family residence on 0.2 acres in an R-1 (Single Family Residential) Zone. Generally located on the east side of Golfers Street and the north side of Masters Avenue within Sunrise Manor. Cg/pb/ml (For possible action)

•Richard Wolff Presentation

MR. DIAS MOTIONED THAT THE APPLICATION BE APPROVED PER STAFF
RECOMMENDATIONS. MOTION CARRIED UNANIMOUSLY.

04/06/16 BCC

- 7 **DR-0093-16 – URBAN LAND NEVADA, LLC:**
DESIGN REVIEW for a proposed restaurant with drive-thru on 1.1 acres in a C-2 (General Commercial) Zone. Generally located on the south side of Charleston Boulevard, 585 feet west of Arden Street within Sunrise Manor. CG/jt/ml (For possible action)

•Jim Gallegos Presentation

MR. COLLINS MOTIONED TO APPROVE THIS APPLICATION PER STAFF
RECOMMENDATIONS & THAT THERE BE A CROSS ACCESS AGREEMENT WITH THE
NEIGHBORS. MOTION CARRIED UNANIMOUSLY.

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8 **VS-0102-16 – LAS VEGAS GOWAN, LLC, ET AL:**

VACATE AND ABANDON a portion of right-of-way being Gowan Road located between Walnut Road and Lincoln Road, and a portion of right-of-way being Walnut Road located between Gowan Road and Las Vegas Boulevard North within Sunrise Manor (description on file). LW/pb/ml (For possible action)

APPLICANT REQUESTED THAT THE ITEM BE HELD

9 **ZC-0101-16 – LAS VEGAS GOWAN, LLC, ET AL:**

ZONE CHANGE to reclassify 12.4 acres from R-E (Rural Estates Residential) (AE-70 & AE-75) (APZ-2) Zone and H-2 (General Highway Frontage) (AE-70 & AE-75) (APZ-2) Zone to M-D (Designed Manufacturing) (AE-70 & AE-75) (APZ-2) Zone.

DESIGN REVIEW for a distribution center on 36.3 acres in an M-D (Designed Manufacturing) (AE-70 & AE-75) (APZ-2) Zone. Generally located on the east side of Walnut Road and the south side of Gowan Road within Sunrise Manor (description on file). LW/pb/ml (For possible action)

APPLICANT REQUESTED THAT THE ITEM BE HELD.

VI **CORRESPONDENCE:**

Mr. Collins received the minutes to the last Utility Board meeting. Mr. Dias & Ms. Walliser received Notice that the Neighborhood Group Committee is going to be reestablished.

VII. **PUBLIC COMMENT/COMMUNITY CONCERNS:**

None at this time.

SET NEXT MEETING DATE: The next meeting scheduled for Thursday, March 31, 2016 (~Same place, Same time, unless otherwise posted).

VIII. **ADJOURNMENT:** Meeting adjourned at approximately 7:34PM ~MIKE DIAS

Draft meeting minutes to be approved at next regularly scheduled meeting of the Sunrise Manor TAB. Any corrections will be identified in the meeting minutes on 3/31/16

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