





# Enterprise Town Advisory Board MINUTES

Zoning Agenda Items at the time they are presented. If you wish to speak to the Board about items within its jurisdiction but not appearing on this agenda, you must wait until the "Public Comments" period listed at the end of this agenda. Comments will be limited to three minutes. Please step to the front of the room to address the Board, clearly state your name and address and please **spell** your last name for the record. If any member of the Board wishes to extend the length of a presentation this will be done by the Chair or the Board by majority vote.

1st Tuesday: Metro's South Central Area Command's Meeting Tuesday, May 6th @ 7:00 PM, South Central Area Command, 4860 Las Vegas Blvd, South (at Russell Rd.) 702-828-8292.

## **ADDITIONAL BUSINESS:**

Receive an update on the Community Plan Project and select two representatives to serve on the Community Plan Project Working Group. (Action item)

TAB members Dave Chestnut and Cheryl Wilson were selected to be representatives on the Community Plan Project Working Group.

## **APPROVED 3-0**

Planning Manager, Jon Wardlaw, provided the following update on the Community Plan Project.

- Community Plan Project and current Enterprise major land use update are not connected.
- Community Plan Project will seek input from the urban TABs
  - Start May 26, 2014
  - Overall schedule to be released in near future after initial meetings of the group
  - Confirm with work group before publicly posting
- Plan to complete by November, 2014
- Hold at least two public meetings at the Clark County Government Center
- Community Development Plan is a more comprehensive look at community development than the current land use plan.
- The community plan is being developed
- If The Community Development Plan is approved by the BCC the urban townships will transition to it at some point in the future.

The intent of this process is to give all parties more information and input as the plan is developed.

## **ZONING AGENDA:**

1. **AG-0348-14:** That the urban town boards and citizens advisory councils discuss whether to allow large livestock in R-U, R-A, R-E, and R-D zoning districts at 1 animal per 7,500 square feet of lot area. (For possible action)

**APPROVED 3-0 per staff conditions**

**05/21/14 BCC**

2. **ZC-0140-14 – CHURCH REMNANT MINISTRIES INTERNATIONAL & CUNNINGHAM FAMILY TRUST:**  
**ZONE CHANGE** to reclassify 1.9 acres from R-E (Rural Estates Residential) Zone to C-P (Office &



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Professional) Zone for an off-site parking lot.

**USE PERMITS** for the following: **1)** a place of worship; and **2)** a parking lot.

**WAIVERS OF DEVELOPMENT STANDARDS** for the following: **1)** reduced on-site parking; **2)** allow access to a residential local street; and **3)** reduced street landscaping.

**WAIVERS OF CONDITIONS** of a zone change (ZC-0219-04) requiring the following: **1)** per plans submitted at the Board of County Commissioners' meeting; and **2)** the office portion of the project to be 1 story only at a maximum height of 17 feet.

**DESIGN REVIEWS** for the following: **1)** an expansion to a place of worship on 2.0 acres in an R-E (Rural Estates Residential) Zone and a CRT (Commercial Residential Transition) Zone; and **2)** an off-site parking lot on 1.9 acres in an R-E (Rural Estates Residential) Zone. Generally located on the south side of Windmill Lane and the east and west sides of Placid Street within Enterprise. SS/jt/ml (For possible action)

## **PREVIOUS ACTION:**

Enterprise TAB, March 26, 2014: HELD 5-0 until the April 30, 2014 TAB meeting per agreement with the applicant to hold a neighborhood meeting - previously heard.

## **A Motion was made as follows:**

**APPROVE Zone Change**

**APPROVE Use Permits 1 & 2**

**APPROVE Waivers of Development Standards #1**

**DENY Waivers of Development Standards #2**

**Waivers of Development Standards #3 was WITHDRAWN by applicant**

**APPROVE Waivers of Conditions 1 & 2**

**APPROVE Design Review 1 & 2**

## **ADD Current Planning conditions:**

- **Design Review as a public hearing for lighting and signage with a suggestion to use motion sensors and timers on lights;**
- **Current access on Placid to be converted to a crash gate;**
- **Pedestrian access be added to both corners, east and west corners of Placid, with a cross-walk;**

## **Also, recommend:**

- **Landscaping and block wall for the eastern portion of the parking lot be moved south to next property line;**
- **Western parking lot to be constructed before construction on expansion of existing church building.**

**Motion APPROVED: 3-0 per staff conditions**

**05/20/14 PC**

### **3. UC-0191-14 – GONZALEZ, RIGOBERTO & LETICIA:**

**USE PERMIT** to increase the size of an accessory structure in conjunction with a single family residence on 1.2 acres in an R-E (Rural Estates Residential) (RNP-I) Zone. Generally located on the south side of Chartan Avenue, 140 feet west of Haven Street within Enterprise. SS/jt/ml (For possible action)

**APPROVED 3-0 per staff conditions**

### **4. UC-0202-14 – WJVC, LLC:**



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USE PERMIT for a major training facility (gymnastics).

WAIVER OF DEVELOPMENT STANDARDS to reduce parking.

DESIGN REVIEW for an office/warehouse complex on 2.2 acres in an M-1 (Light Manufacturing) Zone. Generally located on the southwest corner of Camero Avenue (alignment) and Duneville Street within Enterprise. SB/gc/ml (For possible action)

**Held by the applicant until the May 14, 2014 TAB meeting.**

5. VS-0203-14 – WJVC, LLC:

VACATE AND ABANDON easements of interest to Clark County located between Camero Avenue (alignment) and Wigwam Avenue (alignment), and between Jones Boulevard and Duneville Street, and portions of rights-of-way being Camero Avenue located between Jones Boulevard and Duneville Street, and Duneville Street located between Camero Avenue and Wigwam Avenue (alignment) within Enterprise (description on file). SB/gc/ml (For possible action)

**Held by the applicant until the May 14, 2014 TAB meeting.**

05/21/14 BCC

6. ZC-0192-14 – SHER-INN, LLC:

ZONE CHANGE to reclassify 2.9 acres from C-P (Office & Professional) Zone to C-2 (General Commercial) Zone.

USE PERMIT to increase building height.

DESIGN REVIEW for a hotel and restaurant with all associated accessory and incidental uses. Generally located on the south side of Warm Springs Road, 350 feet west of Bermuda Road within Enterprise (description on file). SS/al/ml (For possible action)

**APPROVED 3-0 per staff conditions and,**

**ADD Current Planning conditions:**

- **Design Review as a public hearing for building lighting and site signage;**
- **All pole mounted lighting to be fully shielded.**

**A recommendation was made to fully shield the parking lot lights along the southern residential boundary**

**PUBLIC COMMENTS:**

No discussion, action, or vote may be taken upon a matter raised under this item of the agenda until the matter itself has been specifically included on a future agenda. Comments will be limited to three minutes. Please step to the front of the room to address the Board, clearly state your name and address and please **spell** your last name for the record. If any member of the Board wishes to extend the length of a presentation this will be done by the Chair or the Board by majority vote.

1. A resident commented that housing developments are too dense at 8 units per acre. There are not enough schools to support this many residents. Yards are too small for children to play and there is no open space for them play in.
2. A crosswalk is needed at the intersection of Jeffreys St. and St. Rose Pkwy. Despite a no-crossing sign, with recent development there is an increase in pedestrian traffic crossing here, creating a safety hazard.



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**NEXT MEETING DATE:** May 14, 2014, 6:00 p.m.

**ADJOURNMENT:** 8:30 pm