



Enterprise Town Advisory Board MINUTES



Date: February 9, 2011
Location: Enterprise Library, 25 E. Shelbourne Avenue @ Las Vegas Blvd. South
Time: 6:00 p.m.

Board Members: Jason Andoscia – Chair Frank J. Kapriva - Vice-Chair
David Chestnut Laura Ring Cheryl Wilson

County Officials:
County Liaison: Tiffany Hesser
Current Planning Staff: Al Laird

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All items listed on the agenda are for action by the Enterprise Town Advisory Board unless otherwise noted. Action may consist of any of the following: recommend approval, recommend denial, and recommend conditions of approval hold or table.

The Enterprise Library is accessible to individuals with disabilities. With forty-eight (48) hour advance request, a sign language interpreter may be made available by calling 455-3530 or TDD 385-7486 or Relay Nevada toll free 800-326-6868, TD/TDD.
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CALL TO ORDER: The meeting was called to order by Jason Andoscia
PLEDGE OF ALLEGIANCE: The Pledge of Allegiance was led by Jason Andoscia
INTRODUCTION OF COUNTY STAFF: Noted above

PROCEDURES & CONDUCT

1. Conformance with the Open Meeting Law.
2. Please turn off or mute all cell phones, pagers & other electronic devices.
3. Please take all private conversations outside the room
4. Request all attendees sign in
5. Protocol before the Board:

REGULAR BUSINESS:

1. Approve the Agenda with any corrections, deletions or changes.

APPROVED 5-0: as amended:

Companion items that will be heard together:

4. VS-0019-11 – HARMONY55, LLC:
6. WS-0018-11 – HARMONY55, LLC:

Regular Business item #4 moved to end of agenda following zoning items.

2. Approve the Minutes for the meeting held on January 26, 2011

APPROVED 5-0: as submitted

3. Discuss timeframes on submission of technical studies in reference to AG-0049-11 (replacing AG-0967-10).

The County Commission, at their February 2, 2011 meeting, directed the staff to move forward on this item and focus on technical studies submitted with the land use application. The commissioners noted the inputs from citizen groups, developers and Enterprise TAB. This item should be presented to the TABs for discussion and recommendations when the County Staff has further developed their ideas.

A Motion to HOLD the discussion indefinitely was approved 5-0

4. Final discussion and approval of Enterprise TAB bylaws.

The bylaws were discussed with the inputs from Administrative Services and Board members



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reviewed. A motion to place the bylaws on the February 23, 2011 agenda for approval was approved 5-0. The bylaws will be attached to the February 23, 2011 agenda.

ANNOUNCEMENTS:

1. It is time to update your links to the county web site. As of February 11, 2011 the only link that will redirect to the new county web site is www.accessclarkcounty.com. All the internal links on the old web site will no longer work or be redirected.

BEGINNING PUBLIC COMMENTS AND DISCUSSION: No action 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.

1. There was a question about land reserved for the Western Trails Park. The area residents have been told that some of the land reserved for the Western Trails Park has been returned to the airport. The TAB is not aware of any land returned. The questioner was directed to inquire of the Park and Trails staff.
2. Neighborhood Specialty Grocery Markets was reviewed by the Liquor and Gaming Commission on February 2, 2011. At this meeting a convenience store representative stated the proposed ordinance was too similar to their operations and did not want the competition. The commission then sent the ordinance back to the staff for further modifications. The following modifications have been made:
 - Not less than five hundred square feet, nor more than two thousand square feet of floor space
 - Operate during the hours of 6:00 a.m. and 8:00 p.m
 - Provide for the on-premise consumption of prepared foods and grocery items at tables, booths, or a counter by patrons
 - The display size restriction was dropped due to the size restriction.

ZONING AGENDA:

HOLDOVER/RETURNED Applications

H-1 **WS-0620-10 – MORLEY, COREY & SALLY:**

WAIVER OF DEVELOPMENT STANDARDS for reduced setbacks in conjunction with a proposed 8 lot single family residential subdivision on 1.0 acre in an R-2 (Medium Density Residential) Zone. Generally located on the north side of Levi Avenue and the west side of Charismatic Court within Enterprise. SB/mc/ml

The applicant did not appear. A motion by the Board to HOLD the application until such time as the applicant may reschedule and appear was approved 5-0. Subsequently, the TAB was notified by Current Planning that the applicant did send a written request to hold the application until the February 23, 2011 meeting of the TAB. The application will be heard at the February 23, 2011 TAB meeting.

ATTACHMENT A

03/01/11 PC

1. **UC-0008-11 – DEBREMIRET SAINT MICHAEL ETHIOPIAN ORTHODOX TEWAHDO CHURCH IN LAS VEGAS, INC:**
USE PERMITS for the following: **1)** a place of worship; and **2)** reduced setbacks.
WAIVER OF DEVELOPMENT STANDARDS to allow non-decorative walls adjacent to a less intensive use.



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DESIGN REVIEW for a place of worship on 1.3 acres in an R-E (Rural Estates Residential) Zone. Generally located on the south side of Robindale Road and the east side of Ullom Drive within Enterprise. SS/gc/xx

A motion to HOLD the application until the February 23, 2011 meeting of the TAB with the agreement of the applicant to enable the applicant to meet with the neighbors was approved 5-0.

2. **UC-0009-11 – REAL EQUITIES, LLC:**

USE PERMIT to allow a place of worship in conjunction with an existing shopping center on 28.7 acres in an H-1 (Limited Resort and Apartment) Zone in the MUD-1 Overlay District. Generally located on the north side of Serene Avenue and the west side of Las Vegas Boulevard South within Enterprise. SS/mk/ml

APPROVED 5-0: per Staff conditions

ADD a Current Planning condition:

- **6 month review as a Public Hearing**

3. **UC-0015-11 – NEVADA POWER COMPANY:**

USE PERMIT to reduce the separation between communication towers.

DESIGN REVIEW for a communication tower and associated equipment on a portion of 9.5 acres in an R-E (Rural Estates Residential) Zone in the MUD-4 Overlay District. Generally located on the west side of Spencer Street, 750 feet north of Cactus Avenue within Enterprise. SS/gc/ml

APPROVED 5-0: per Staff conditions

4. **VS-0019-11 – HARMONY55, LLC:**

VACATE AND ABANDON a portion of right-of-way being Agate Avenue located between Jerlyn Street and Monte Cristo Way in an R-E (Rural Estates Residential) (RNP-I) Zone within Enterprise (description on file). SS/mc/ml

APPROVED 5-0: per Staff conditions

5. **WS-0017-11 – TAGGARD, RICK & ELIZABETH:**

WAIVERS OF DEVELOPMENT STANDARDS for the following: **1)** reduced side yard setback; and **2)** reduced rear yard setback for an addition to an existing single family residence on 0.5 acres in an R-E (Rural Estates Residential) Zone. Generally located on the north side of Torino Avenue, 135 feet west of Bermuda Road within Enterprise. SS/mc/ml

A motion to HOLD the application until the February 23, 2011 TAB meeting to allow time for applicant to obtain letters of consent from adjacent neighbors was approved 5-0.

6. **WS-0018-11 – HARMONY55, LLC:**

WAIVER OF DEVELOPMENT STANDARDS to allow non-standard improvements (brick pavers) within a private street in conjunction with an approved single family residential subdivision on 27.5 acres in an R-E (Rural Estates Residential) (RNP-I) Zone. Generally located on the north side of Agate Avenue, 280 feet east of Jerlyn Street within Enterprise. SS/mc/ml



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APPROVED 5-0: per Staff conditions

03/02/11 BCC

7. **UC-1730-05 (ET-0005-11) – MONARCH GRAND VACATION OWNERS ASSOC:**
USE PERMITS SECOND EXTENSION OF TIME to commence the following: **1)** increased building height; **2)** hotel rooms with kitchens; **3)** timeshare units; **4)** future condominiums; **5)** shopping center uses; **6)** a recreational facility; **7)** a day spa; **8)** restaurants; **9)** live entertainment in conjunction with a restaurant; and **10)** allow on-premise consumption of alcohol in conjunction with a restaurant.
DESIGN REVIEW for a multiple building expansion to an existing resort hotel timeshare/condominium (Cancun Resort) on 15.4 acres in an H-1 (Limited Resort and Apartment) Zone in the MUD-1 Overlay District. Generally located on the southwest corner of Shelbourne Avenue and Las Vegas Boulevard South within Enterprise. SS/dm/ed

APPROVED 5-0: per Staff conditions

8. **ZC-0952-08 (ET-0001-11) – BANK OF NEVADA:**
WAIVERS OF DEVELOPMENT STANDARDS FIRST EXTENSION OF TIME to review the following: **1)** eliminate landscaping; and **2)** off-site improvements (excluding paving) on 5.1 acres in an M-1 (Light Manufacturing) Zone. Generally located on the south side of Gomer Road, 315 feet east of Redwood Street (alignment) within Enterprise. SB/co/ml

APPROVED 5-0: per Staff conditions

9. **TA-0007-11 – SIEGEL COMPANIES, INC:**
TEXT AMENDMENT: to amend Title 30, Chapter 30.08, Table 30.44-1 (Chapter 30.44) to create a new development code category for extended stay units in certain zoning districts subject to a minimum one-week stay and complete kitchens being provided.

APPROVED 5-0: per Preliminary Staff Conditions

RECOMMENDED:

This use to be allowed only in zone districts C-2 and H-1

This use is not compatible in zone districts M-D, M-1, U-V, and R-5

10. **ZC-0030-11 – FRIAS, PHYLLIS M., ET AL:**
ZONE CHANGE to reclassify 75.0 acres within Section 30 generally located between Pyle Avenue and Rush Avenue, and between Arville Street and Valley View Boulevard from R-A (Residential Agricultural) Zone and R-E (Rural Estates Residential) Zone to R-A (Residential Agricultural) (RNP-I) Zone and R-E (Rural Estates Residential) (RNP-I) Zone to establish a Residential Neighborhood Preservation Overlay District within Enterprise (description of file). SB/dg/ml

APPROVED 5-0: per Current Planning If approved conditions

ENDING PUBLIC COMMENTS AND DISCUSSION: No action 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.



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1. A member of the public noted that the start time of the TAB meeting is incorrectly noted in the Review Journal newspaper as 6:30 pm.
2. A member of the public told the TAB that per NRS the proposed amendments to the by-laws should be posted for public review prior to a motion of approval being made at the next meeting. The board indicated that they would post the bylaws.

NEXT MEETING DATE

February 23, 2011 6:00 p.m.

ADJOURNMENT: 8:10 pm