



Paradise Town Advisory Board



MINUTES

Date: Tuesday, January 28, 2014
Time: 7:00 P. M.
Location: Paradise Community Center, 4775 McLeod Drive

Paradise Community Center 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.

POSTING LOCATIONS: Paradise Community Center - Nu-Glo Cleaners-3774 E. Flamingo - Sunset Park-Sunset & Eastern Sunset Plaza Park-2301 Sunset Internet Address: WWW.ACCESSCLARKCOUNTY.COM

**Board members: Susan Philipp – Chair, - John S. Williams, Vice Chair
Robert Orgill – Joan LeMere – Amanda Boehmer
Secretary: Maureen Helm 606-0747**

- I. Call to Order. Meeting was called to order by CHAIR PHILIPP at 7:00 p.m.
- II. Pledge of Allegiance. The Pledge of Allegiance was recited.
- III. Roll Call.
 - Susan Philipp, Chair – PRESENT
 - John Williams, Vice Chair - PRESENT
 - Robert Orgill - PRESENT
 - Joan LeMere - EXCUSED
 - Amanda Boehmer- PRESENT
- IV. Procedures & Conduct.
 - a. Conformance with the Open Meeting Law. Chair PHILIPP noted that this meeting has been properly noticed and that a quorum is present.
 - b. Conduct: Please turn off or mute all cell phones, pagers & other electronic devices. Please take all private conversations outside the room.
 - c. Meeting Guidelines.
 - d. Approval of Agenda for January 28, 2014 - including any deletions or corrections. **MOTION BY WILLIAMS WAS MADE TO APPROVE THE AGENDA WITH ITEM, A UNANIMOUS VOTE OF APPROVAL WAS RECORDED.**
 - e. Approval of minutes of January 14, 2014. **A MOTION BY ORGILL WAS MADE TO APPROVE THE MINUTES AS PRESENTED. A UNANIMOUS VOTE OF APPROVAL WAS RECORDED.**
- V. County Staff Introductions & Presentations.
 - Melissa Candek; PLANNING, Blanca Vazquez; TOWN LIAISON, Dana Unguren, IN ATTENDANCE.

ACTION TAKEN ON THE FOLLOWING AGENDA ITEMS:

**BOARD OF COUNTY COMMISSIONERS
STEVE SISOLAK, Chair • LAWRENCE L. BROWN, III, Vice-Chair
SUSAN BRAGER • TOM COLLINS • CHRIS GIUNCHIGLIANI • MARY BETH SCOW • LAWRENCE WEEKLY
DON BURNETTE, County Manager**

1. **UC-0682-12 (ET-0136-13) - LIN, TERRY P. & JEANNE S.: (1508 Silver Rain Ave.)**
USE PERMIT FIRST EXTENSION OF TIME to review a day care facility in conjunction with a single family residence on 0.2 acres in an R-1 (Single Family Residential) Zone. Generally located on the north side of Silver Rain Avenue, 75 feet west of Silver View Street within Paradise. SS/bk/ml (For possible action) **PC 2/18/14**
MOTION WAS MADE BY WILLIAMS FOR APPROVAL, SUBJECT TO STAFF CONDITIONS. VOTING WAS UNANIMOUS.

2. **WS-1423-07 (ET-0137-13) - KJ LA PLAZA, LLC: (4220 S. Maryland Parkway)**
WAIVERS OF DEVELOPMENT STANDARDS THIRD EXTENSION OF TIME to commence the following: 1) permit alternative landscaping; and 2) reduced parking.
DESIGN REVIEWS for the following: 1) an office building; and 2) parking for the entire complex on 6.6 acres in a C-1 (Local Business) (AE-60) Zone in the MUD-2 Overlay District. Generally located on the east side of Maryland Parkway, 565 feet south of Flamingo Road within Paradise. CG/bk/ml (For possible action) **PC 2/18/14**
MOTION WAS MADE BY PHILIPP FOR APPROVAL, SUBJECT TO STAFF CONDITIONS. VOTING WAS UNANIMOUS.

3. **UC-0865-13 – MICHAEL F. CONNELL TRUST, ET AL: (3689 Backstage Blvd.)**
USE PERMIT for an electric generation, emergency generator in conjunction with a communications facility.
DESIGN REVIEW for an electric generation, emergency generator on a portion of 2.4 acres in an R-1 (Single Family Residential) Zone. Generally located on the north side of Twain Avenue and the east side of U.S. Highway 95 within Paradise. CG/rk/ml (For possible action) **PC 2/18/14**
MOTION WAS MADE BY ORGILL FOR APPROVAL, SUBJECT TO STAFF CONDITIONS. VOTING WAS UNANIMOUS.

4. **UC-0014-14 – TUCKER TLC, LLC: (Polaris Ave./ Harmon Ave.)**
USE PERMITS for the following: 1) swap meet; and 2) accessory retail use (snack foods and coffee shop) in conjunction with an existing office/warehouse building on 2.5 acres in an M-1 (Light Manufacturing) Zone in the MUD-1 Overlay District. Generally located on the west side of Polaris Avenue, 650 feet north of Harmon Avenue within Paradise. SS/dg/ml (For possible action) **PC 2/18/14**
MOTION WAS MADE BY PHILIPP FOR APPROVAL, SUBJECT TO STAFF CONDITIONS. VOTING WAS UNANIMOUS. 1 NEIGHBOR IN ATTENDANCE SPOKE AGAINST THE PROJECT.

5. **VS-0858-13 – 3200 WEST TWAIN, LLC: (3200 W. Twain)**
VACATE AND ABANDON a portion of right-of-way being Twain Avenue located between Dean Martin Drive and Polaris Avenue and a portion of right-of-way being Highland Drive located between Twain Avenue and Spring Mountain Road within Paradise (description on file). SB/co/ml (For possible action) **PC 2/18/14**
MOTION WAS MADE BY WILLIAMS FOR APPROVAL, SUBJECT TO STAFF CONDITIONS. VOTING WAS UNANIMOUS.

BOARD OF COUNTY COMMISSIONERS
STEVE SISOLAK, Chair • LAWRENCE L. BROWN, III, Vice-Chair
SUSAN BRAGER • TOM COLLINS • CHRIS GIUNCHIGLIANI • MARY BETH SCOW • LAWRENCE WEEKLY
DON BURNETTE, County Manager

6. **UC-0523-11 (ET-0001-14) – BERMUDA ROAD PROPERTIES, LLC: 6590 Bermuda Rd.)**
USE PERMITS FIRST EXTENSION OF TIME to review the following: 1) major training facility; 2) convention facility; and 3) dormitory.
DESIGN REVIEW for a major training facility and convention facility with a dormitory and other accessory uses in conjunction with an existing office/warehouse complex on 6.0 acres in an M-1 (Light Manufacturing) (AE-65) Zone. Generally located on the east side of Bermuda Road, 350 feet south of Sunset Road within Paradise. SS/co/ml (For possible action) **BCC 2/19/14**
MOTION WAS MADE BY WILLIAMS FOR APPROVAL, SUBJECT TO STAFF CONDITIONS. VOTING WAS UNANIMOUS. 1 NEIGHBOR IN ATTENDANCE SPOKE AGAINST THE PROJECT.
7. **WS-0790-13 – BEAZER HOMES HOLDINGS CORP: (Spencer St./ Eldorado Lane)**
WAIVER OF DEVELOPMENT STANDARDS for increased wall height in conjunction with an approved 41 lot single family subdivision with common lots on 9.3 acres in an R-1 (Single Family Residential) Zone and an R-3 (Multiple Family Residential) Zone. Generally located on the north side of Eldorado Lane, and the east and west sides of Bruce Street (alignment) within Paradise. SS/dm/ml (For possible action)
MOTION WAS MADE BY ORGILL FOR APPROVAL, SUBJECT TO STAFF CONDITIONS. VOTING WAS UNANIMOUS.

VII. Correspondence:

VIII. General Business: Items for Discussion & Possible Action:

IX. Public Input – Community Concerns (Issues or concerns within the community) Comments by the General Public & 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 an agenda. Comments will be limited to 3 minutes.

X. NEXT MEETING: February 11, 2014 NEXT MEETING WAS SET FOR 2/11/14.

XI. ADJOURNMENT: THERE BEING NO OTHER BUSINESS THE MEETING WAS ADJOURNED AT 7:40 P.M.

Respectfully Submitted,

Maureen Helm

BOARD OF COUNTY COMMISSIONERS
STEVE SISOLAK, Chair • LAWRENCE L. BROWN, III, Vice-Chair
SUSAN BRAGER • TOM COLLINS • CHRIS GIUNCHIGLIANI • MARY BETH SCOW • LAWRENCE WEEKLY
DON BURNETTE, County Manager