



Paradise Town Advisory Board



MINUTES

Date: Tuesday, February 26, 2013
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 - William Lucas
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
 - William Lucas - 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 February 26, 2013 - including any deletions or corrections. **MOTION BY ORGILL WAS MADE TO APPROVE THE AGENDA, WITH CHANGES, ITEM # 8 TO BE HEARD SECOND, ITEM # 10 WS-0706-12 HELD, NO SPECIFIC DATE PER THE APPLICANT A UNANIMOUS VOTE OF APPROVAL WAS RECORDED.**
 - e. Approval of minutes of February 12, 2013. **A MOTION BY WILLIAMS WAS MADE TO APPROVE THE MINUTES AS PRESENTED. A UNANIMOUS VOTE OF APPROVAL WAS RECORDED.**
- V. County Staff Introductions & Presentations. Phillip Blount;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-0008-13 – CARUSO, RICHARD:(5160 S. Eastern Ave.)**
AMENDED HOLDOVER USE PERMIT to allow electronic equipment sales and service (previously notified as retail sales) within an existing business park on 0.6 acres in a C-P (Office & Professional) Zone. Generally located on the east side of Eastern Avenue, 190 feet north of Casey Drive within Paradise. MBS/pb/ml (For possible action) **PC 3/19/13**
MOTION MADE BY ORGILL FOR APPROVAL, SUBJECT TO STAFF CONDITIONS. VOTING WAS UNANIMOUS.

8. **WS-0044-13 – METROFLAG CABLE, LLC:(3755 S. Las Vegas Blvd.)**
WAIVER OF DEVELOPMENT STANDARDS to allow outside retail sales where required to be inside an enclosed building.
DESIGN REVIEW for outside retail sales structures along Las Vegas Boulevard South in conjunction with an existing shopping center on 7.5 acres in an H-1 (Limited Resort and Apartment) Zone in the MUD-1 Overlay District. Generally located on the east side of Las Vegas Boulevard South, 700 feet south of Harmon Avenue within Paradise. MBS/al/ml (For possible action) **BCC 3/20/13**
MOTION WAS MADE BY PHILIPP FOR DENIAL. VOTING WAS UNANIMOUS.

2. **UC-0035-13 – DAN WEST HOLDING, LLC:(6560 Spencer St.)**
USE PERMIT for a major training facility (cheerleading & gymnastics) in conjunction with an existing office/warehouse complex on 4.7 acres in an M-D (Design Manufacturing District) (AE-65) Zone. Generally located on the east side of Spencer Street, 350 feet south of Sunset Road within Paradise. MBS/pb/ml (For possible action) **PC 3/19/13**
MOTION WAS MADE BY WILLIAMS FOR APPROVAL, SUBJECT TO STAFF CONDITIONS. VOTING WAS UNANIMOUS.

3. **UC-0051-13 – MALIBU VALLEY STORAGE PTNRS, LLC:(4866 E. Russell Rd.)**
USE PERMIT to allow vehicle rental (U-Haul trucks and trailers) in conjunction with an existing mini-warehouse facility.
WAIVER OF DEVELOPMENT STANDARDS to allow outside storage/display of rental commercial vehicles (U-Haul trucks and trailers) visible from public streets and residential developments on 8.0 acres in a C-1 (Local Business) Zone. Generally located on the north side of Russell Road and the west side of Nellis Boulevard within Paradise. MBS/pb/ml (For possible action) **PC 3/19/13**
MOTION WAS MADE BY WILLIAMS FOR APPROVAL OF USE PERMIT. DENIAL PORTION OF WAIVER THAT REQUESTS DISPLAY OF ONE VEHICLE IN FRONT OF THE OFFICE BUILDING VISABLE FROM RUSSELL ROAD. VOTING WAS 3-1, ORGILL AGAINST.

4. **WS-0037-13 – YOMTUBI, RABIN:(943 Westminster Ave.)**
WAIVERS OF DEVELOPMENT STANDARDS for the following: 1) reduced setbacks; and 2) reduced roof pitch for existing building additions in conjunction with a single family residence on 0.2 acres in an R-1 (Single Family Residential) Zone. Generally located on the south side of Westminster Avenue, 380 feet west of Wilbur Street within Paradise. MBS/gc/ml (For possible action) **PC 3/19/13**
MOTION MADE BY ORGILL FOR PARTIAL DENIAL ON WAIVER OF STANDARD #1a –REDUCE SIDE SET BACK(WEST SIDE). OWNER TO REMOVE WASH/DRYER AND WALK-IN CLOSET ONLY TO ALLOW A 7” SETBACK; AND APPROVAL ON WAIVER OF STANDARD # 1b – REDUCED REAR SETBACK (SOUTH SIDE); AND APPROVAL ON WAIVERS OF STANDARDS #2, REDUCED ROOF PITCH; AND SUBJECT TO STAFF CONDITIONS. VOTING WAS UNANIMOUS. 1 NEIGHBOR IN ATTENDANCE AGAINST.

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5. **UC-1100-08 (ET-0010-13) - A.I. NEVADA TIC, LLC, ET AL:(4230 Charlotte Dr.)**
USE PERMITS SECOND EXTENSION OF TIME to commence the following: **1)** a High Impact Project; **2)** a resort hotel consisting of 6,745 hotel rooms; **3)** public areas including all casino, retail, restaurant, bar/lounge, live entertainment, indoor and outdoor dining, spa/health club, showrooms, convention facility, back-of-house areas, and a subterranean parking garage; **4)** increase the height of the high-rise towers; **5)** shopping center; **6)** associated accessory/incidental commercial uses, buildings, and structures; and **7)** deviations from development standards.
DEVIATIONS for the following: **1)** reduce on-site parking and loading spaces for the resort hotel; **2)** encroachment into airspace; and **3)** all other deviations as shown per plans on file.
WAIVERS OF DEVELOPMENT STANDARDS for the following: **1)** reduce on-site parking for the hotel and shopping center; and **2)** permit encroachment into airspace.
DESIGN REVIEWS for the following: **1)** a resort hotel with 3 high-rise towers; **2)** a freestanding hotel tower and a shopping center; **3)** manmade decorative water features; and **4)** all other accessory and incidental buildings and structures on 60.0 acres in an H-1 (Limited Resort and Apartment) (AE-60) Zone in the MUD-1 Overlay District. Generally located on the north side of Harmon Avenue and the east side of Koval Lane within Paradise. MBS/jt/ml (For possible action) **BCC 3/20/13**
MOTION WAS MADE BY ORGILL FOR APPROVAL, WITH A DATE OF FEBRUARY 4, 2017 TO COMMENCE. SUBJECT TO STAFF CONDITIONS. VOTING WAS UNANIMOUS.
6. **VS-0377-08 (ET-0011-13) - A.I. NEVADA TIC, LLC, ET AL:(4230 Charlotte Dr.)**
VACATE AND ABANDON FIRST EXTENSION OF TIME portions of rights-of-way being Charlotte Drive, Tuscany Casino Drive, Debbie Way, and un-named alleyways located between Flamingo Road and Harmon Avenue, and between Koval Lane and Paradise Road in an H-1 (Limited Resort and Apartment) (AE-60) Zone in the MUD-1 Overlay District within Paradise (description on file). MBS/jt/ml (For possible action) **BCC 3/20/13**
MOTION WAS MADE BY ORGILL FOR APPROVAL, WITH A DATE OF FEBRUARY 4, 2017 TO COMMENCE. SUBJECT TO STAFF CONDITIONS. VOTING WAS UNANIMOUS.
7. **UC-0025-13 – CIRCUS CIRCUS ENTERPRISES, INC:(3901 S. Las Vegas Blvd.)**
USE PERMITS for the following: **1)** fairground; **2)** live entertainment; and **3)** recreational facility with accessory food, beverage, retail sales, and on-premises consumption of alcohol.
WAIVERS OF DEVELOPMENT STANDARDS for the following: **1)** reduced separation from live entertainment to a residential use; **2)** alternative landscaping and screening; **3)** reduced setback; **4)** reduce the special setback from Las Vegas Boulevard South; **5)** reduced on-site parking; **6)** allow landscaping and structures within the future right-of-way for Las Vegas Boulevard South; and **7)** allow non-standard improvements (landscaping and structures) within rights-of-way.
DESIGN REVIEW for a fairground and recreational facility on 15.3 acres in an H-1 (Limited Resort and Apartment) Zone and an H-1 (Limited Resort and Apartment) (AE-60) Zone in the MUD-1 Overlay District. Generally located on the east side of Las Vegas Boulevard South between Reno Avenue and Mandalay Bay Road of within Paradise. MBS/al/xx (For possible action) **BCC 3/20/13**
MOTION WAS MADE BY WILIAMS FOR APPROVAL, REMOVE THE “NO EVENTS TO TAKE PLACE WHEN OTHER EVENTS ARE SCHEDULED” MEET WITH PUBLIC WORKS REGARDING PARKING. SUBJECT TO THE REVISED STAFF CONDITIONS. VOTING WAS UNANIMOUS.

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9. **UC-0521-10 (ET-0155-12) – RUSSELL & ROGERS, LLC:(No address)**
USE PERMIT FIRST EXTENSION OF TIME to commence and review an office as a principal use.
WAIVERS OF DEVELOPMENT STANDARDS for the following: **1)** eliminate street landscaping; **2)** allow a flat roof not screened by parapet walls; and **3)** eliminate the trash enclosure.
DESIGN REVIEWS for the following: **1)** a modular office building; and **2)** outdoor storage for a proposed contractor's storage yard on a portion of 1.9 acres in an M-1 (Light Manufacturing) (AE-60) Zone. Generally located on the southeast corner of Russell Road and Rogers Street within Paradise. SS/jt/ml (For possible action)
MOTION WAS MADE BY ORGILL FOR APPROVAL, SUBJECT TO STAFF CONDITIONS. VOTING WAS UNANIMOUS.
10. **WS-0706-12 – MCDONALD'S REAL ESTATE COMPANY:(4934 Boulder Highway)**
WAIVER OF DEVELOPMENT STANDARDS to allow drive-thru talk boxes to face a residential development.
DESIGN REVIEW for drive-thru lanes in conjunction with an existing restaurant (McDonald's) on 1.0 acre in an H-2 (General Highway Frontage) Zone in the MUD-3 Overlay District. Generally located on the west side of Boulder Highway, 270 feet south of Flamingo Road within Paradise. CG/gc/ml (For possible action)
ITEM NOT HEARD. HELD NO SPECIFIC DATE, PER THE APPLICANT.

VII. Correspondence:
NONE

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: March 12, 2013 NEXT MEETING WAS SET FOR 3/12/13.

XI. ADJOURNMENT: THERE BEING NO OTHER BUSINESS THE MEETING WAS ADJOURNED AT 8:00 P.M.

Respectfully Submitted,

Maureen Helm

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