



Paradise Town Advisory Board

MINUTES

Date: Tuesday, July 30, 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
Secretary: Maureen Helm 606-0747**

- I. Call to Order. Meeting was called to order by VICE CHAIR WILLIAMS at 7:00 p.m.
- II. Pledge of Allegiance. The Pledge of Allegiance was recited.
- III. Roll Call.
Susan Philipp, Chair – EXCUSED
John Williams, Vice Chair - PRESENT
Robert Orgill - PRESENT
Joan LeMere - PRESENT
- IV. Procedures & Conduct.
 - a. Conformance with the Open Meeting Law. Vice Chair WILLIAMS 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 July 30, 2013 - including any deletions or corrections. MOTION BY ORGILL WAS MADE TO APPROVE THE AGENDA AS PRESENTED, A UNANIMOUS VOTE OF APPROVAL WAS RECORDED.
 - e. Approval of minutes of July 9, 2013. A MOTION BY LEMERE WAS MADE TO APPROVE THE MINUTES AS PRESENTED. A UNANIMOUS VOTE OF APPROVAL WAS RECORDED.
- V. County Staff Introductions & Presentations. Bob Klein; PLANNING, and Dana Unguren IN ATTENDANCE.

ACTION TAKEN ON THE FOLLOWING AGENDA ITEMS:

BOARD OF COUNTY COMMISSIONERS
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DON BURNETTE, County Manager

1. **UC-0206-11 (ET-0063-13) – OAKCREST DEVELOPMENT: (3125 W. Ali Baba LN.)**
USE PERMITS FIRST EXTENSION OF TIME to commence an office and retail center with a request for a multi-use development for the following uses: **1)** on-premise consumption of alcohol (service bar and supper club); **2)** alcohol sales, beer, wine, and liquor – (packaged only); **3)** antiques; **4)** art gallery/studio; **5)** convenience store; **6)** financial services; **7)** health club; **8)** live entertainment; **9)** personal services; **10)** motion picture production/studio; **11)** pharmacy; **12)** photographic studio; **13)** restaurant; **14)** retail sales and service; **15)** second hand sales; and **16)** minor and major training facilities on 11.3 acres in an M-1 (Light Manufacturing District) Zone and an M-1 (Light Manufacturing District) (AE-60) Zone in the MUD-1 Overlay District. Generally located on the south side of Ali Baba Lane, the north side of Hacienda Avenue, and the east side of Polaris Avenue within Paradise. SS/mc/ml (For possible action) **PC 8/20/13**
MOTION WAS MADE BY ORGILL FOR APPROVAL, SUBJECT TO STAFF CONDITIONS. VOTING WAS UNANIMOUS.

2. **SC-0394-13 – CAESARS PALACE REALTY CORP: (3570 Las Vegas Blvd.)**
STREET NAME CHANGE to establish Laurel Road as the name of a private drive for access to the existing Caesar’s Palace Resort Hotel complex on a portion of 59.8 acres in an H-1 (Limited Resort and Apartment) Zone in the MUD-1 Overlay District. Generally located on the north side of Flamingo Road, 750 feet west of Las Vegas Boulevard South within Paradise. CG/lg/ml (For possible action) **PC 8/20/13**
MOTION WAS MADE BY WILLIAMS FOR DENIAL. VOTING WAS UNANIMOUS.

3. **UC-0772-07 (ET-0061-13) – RJP LV II, LLC: (3686 Highland Dr.)**
USE PERMITS THIRD EXTENSION OF TIME to commence the following: **1)** an expansion/enlargement of the Gaming Enterprise District; **2)** a resort hotel/casino consisting of 312 hotel rooms; **3)** 1,150 resort condominiums; **4)** public areas including all casino areas, showrooms, live entertainment, shopping center, indoor and outdoor dining, entertainment, offices, convention and back-of-house areas, and parking structures; **5)** increase the height of the high-rise towers; **6)** associated accessory and incidental commercial uses, buildings, and structures; **7)** allow a high impact project; and **8)** deviations from development standards.
DEVIATIONS for the following: **1)** reduced on-site parking; **2)** encroachment into airspace; and **3)** all other deviations as shown per plans on file.
DESIGN REVIEWS for the following: **1)** a resort hotel/casino with high-rise towers including kitchens in the units; and **2)** all other accessory and incidental buildings and structures on 6.2 acres in an H-1 (Limited Resort and Apartment) Zone in the MUD-1 Overlay District. Generally located on the south side of Highland Drive between Polaris Avenue and Cinder Lane within Paradise. SB/mc/ml (For possible action) **BCC 8/21/13**
MOTION WAS MADE BY WILLIAMS FOR APPROVAL, SUBJECT TO STAFF CONDITIONS. VOTING WAS UNANIMOUS.

4. **TA-0383-13 – FLAMINGO LAS VEGAS PROPCO, LLC:(3555 S. Las Vegas Blvd.)**
TEXT AMENDMENT to amend chapter 30.08, section 30.08.030 to modify the definition of a sex novelty shop. **PC 8/20/13**
MOTION WAS MADE BY ORGILL FOR APPROVAL, SUBJECT TO STAFF CONDITIONS. VOTING WAS 2-1, WILLIAMS AGAINST.

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5. **UC-0369-13 – FLJB ASSOCIATES: (4375 W. Desert Inn.)**
USE PERMITS for the following: 1) reduce the area of a financial services, check cashing facility; and 2) reduce the separation between financial services, check cashing businesses in conjunction with an existing convenience store on a 0.9 acre portion of a 1.5 acre parcel in a C-2 (General Commercial) Zone and an M-1 (Light Manufacturing) Zone in the MUD-2 and Asian Design Overlay Districts. Generally located on the southeast corner of Desert Inn Road and Arville Street within Paradise. SB/dg/ml (For possible action) **BCC 8/21/13**
MOTION WAS MADE BY ORGILL FOR APPROVAL, REMOVAL OF THE 6 MONTH REVIEW. SUBJECT TO STAFF CONDITIONS. VOTING WAS UNANIMOUS.
6. **WS-0410-13 – WALTON UNILEV SHOWCASE, LLC, ET AL: (3771 S. Las Vegas Blvd.)**
WAIVERS OF DEVELOPMENT STANDARDS for the following: 1) increased wall sign area; and 2) allow a wall sign to project beyond the wall to which the sign is attached.
DESIGN REVIEW for modifications to an approved sign package in conjunction with a shopping center (Showcase Mall) on 0.8 acres in an H-1 (Limited Resort and Apartment) (AE-60) Zone and 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, 1,000 feet north of Tropicana Avenue within Paradise. MBS/pb/ed (For possible action) **BCC 8/21/13**
MOTION WAS MADE BY ORGILL FOR APPROVAL, WITH CONDITION THAT SIGNS BELOW 10 FEET BE ALLOWED PRIOR TO THE HEIGHT VACATION. SUBJECT TO STAFF CONDITIONS.
7. **UC-0415-13 – PARIS LAS VEGAS PROPCO, LLC: (3655 S. Las Vegas Blvd.)**
USE PERMIT for deviations as shown per plans on file for a restaurant (Sugar Factory) within an existing resort hotel (Paris).
DEVATIONS for the following: 1) reduced setbacks; 2) alternative landscaping and screening along an arterial street; and 3) all other deviations as shown per plans on file.
WAIVERS OF DEVELOPMENT STANDARDS for the following: 1) reduced setbacks; and 2) non-standard improvements (landscaping and fencing) within the right-of-way.
DESIGN REVIEWS for the following: 1) exterior modifications to an existing resort hotel; and 2) outside dining and drinking areas (patio) in conjunction with a resort hotel on a portion of 24.0 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 900 feet south of Flamingo Road within Paradise. MBS/al/ed (For possible action) **BCC 8/21/13**
MOTION WAS MADE BY ORGILL FOR APPROVAL, WITH CONDITIONS, DELETION OF SETBACK; ALLOW TO REARRANGE LANDSCAPE TO ACHIEVE 18 FOOT SIDEWALK. SUBJECT TO STAFF CONDITIONS. VOTING WAS UNANIMOUS.
8. **DR-0374-13 – MGM RESORTS INTERNATIONAL: (Las Vegas Blvd. & Tropicana Ave.)**
DESIGN REVIEWS for the following: 1) wall signs; 2) directional sign; and 3) increase sign area for the Luxor Resort Hotel on a portion of 107.9 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 northwest corner of Las Vegas Boulevard South and Mandalay Bay Road within Paradise. SS/al/ml (For possible action) **BCC 8/21/13**
MOTION WAS MADE BY WILLIAMS FOR APPROVAL, SUBJECT TO STAFF CONDITIONS. VOTING WAS UNANIMOUS.

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9. **UC-0363-13 – EAGLE INVESTMENTS 1, LLC:(4895 W. Tropicana Ave.)**
USE PERMIT for a wireless communication facility
DESIGN REVIEW for a communication tower and associated uses on a portion of 1.7 acres in a C-1 (Local Business) Zone in the MUD-2 Overlay District. Generally located on the southeast corner of Tropicana Avenue and Decatur Boulevard within Paradise. SS/mk/ml (For possible action) **PC 8/20/13**
MOTION WAS MADE BY ORGILL FOR APPROVAL, SUBJECT TO STAFF CONDITIONS. VOTING WAS UNANIMOUS.
10. **UC-0413-13 – CROSBY, INC: (1175 E. Flamingo Rd.)**
USE PERMITS for the following: **1)** a convenience store and service station (gasoline pumps); and **2)** reduce the separation from a convenience store to a residential use.
WAIVER OF DEVELOPMENT STANDARDS to allow modifications to Standard Drawing 222A for driveway cuts.
DESIGN REVIEW for a convenience store and gasoline pumps on 0.5 acres in a C-1 (Local Business) Zone in the MUD-2 Overlay District. Generally located on the southwest corner of Flamingo Road and Maryland Parkway within Paradise. CG/mk/ml (For possible action) **PC 8/20/13**
MOTION WAS MADE BY ORGILL FOR APPROVAL, SUBJECT TO STAFF CONDITIONS. VOTING WAS UNANIMOUS.
11. **VS-0399-13 – SCHOOL BOARD OF TRUSTEES, ET AL: (3910 Pecos McLeod Int.)**
VACATE AND ABANDON easements of interest to Clark County located between Viking Road and Flamingo Road, and between Pecos-McCleod Interconnect and Pearl Street in an R-1 (Single Family Residential) Zone and C-P (Office & Professional) Zone within Paradise (description on file). CG/bk/ed (For possible action) **PC 8/20/13**
MOTION WAS MADE BY ORGILL FOR APPROVAL, SUBJECT TO STAFF CONDITIONS. VOTING WAS UNANIMOUS.
12. **DR-0409-13 – SPRING OAKS SHOPPING CENTER, LLC: (4711 Spring Mountain Rd.)**
DESIGN REVIEW for the remodel and demolition of an existing restaurant building and construction of a new financial services (bank) building on a pad site within a shopping center on 0.5 acres in a C-2 (General Commercial) Zone in the Asian Design Overlay District. Generally located on the south side of Spring Mountain Road, 750 feet east of Decatur Boulevard within Paradise. SB/dg/ml (For possible action) **BCC 8/21/13**
MOTION WAS MADE BY ORGILL FOR APPROVAL, SUBJECT TO STAFF CONDITIONS. VOTING WAS UNANIMOUS.

VII. Correspondence:
NONE

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

- a. Board nominated LeMere representative for the CDAC/CDBG committee and Orgill as alternate.

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: July 30, 2013 NEXT MEETING WAS SET FOR 8/13/13.

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XI. ADJOURNMENT: THERE BEING NO OTHER BUSINESS THE MEETING WAS ADJOURNED AT 7:55 P.M.

Respectfully Submitted,

Maureen Helm

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