



Spring Valley Town Advisory Board

NOTICE OF PUBLIC MEETING

AGENDA

SPRING VALLEY TOWN ADVISORY BOARD
TUESDAY, MAY 31, 2011– 6:30 PM
DESERT BREEZE COMMUNITY CENTER
8275 SPRING MOUNTAIN ROAD
LAS VEGAS, NV 89117

Desert Breeze 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.

If you need to contact a Board member, please call 455-8338.

BOARD MEMBERS

Dee Gatliff
John Getter
Duane Laible, Vice Chair
Lee Plotkin
Angie Heath Younce, Chair
Diana Morton, Secretary

POSTING LOCATIONS

Desert Breeze Community Center-8275 W. Spring Mtn.
Helen Meyer Community Center-4525 Lake Forest
Spring Valley Library-4280 S. Jones
West Flamingo Senior Center-6255 W. Flamingo

I. CALL TO ORDER

II. PLEDGE OF ALLEGIANCE

III. PROCEDURES/CONDUCT

- A. Conformance with the Nevada Open Meeting Law
- B. Meeting Guidelines
- C. Liaison/County Staff Business
- D. Approval of Agenda Posted, Including Any Deletions or Corrections
- E. Approval of Minutes of May 10, 2011

IV. PUBLIC INPUT – Comments by the General Public and Discussion – No action may be taken upon a matter raised under this item of the agenda until the matter itself has been included on the agenda. Public comment will be limited to three (3) minutes.

V. TOWN BOARD INPUT

VI. PLANNING & ZONING

Action to be taken on the following applications:
SEE ATTACHMENT “A”

VII. Set next meeting date – Tuesday, June 14, 2011 – 6:30 PM

VIII. Adjournment

*****IF YOU PLAN ON BEING IN ATTENDANCE, IT IS IMPORTANT TO BE ON TIME (6:20 PM) IN CASE SOME ITEMS ARE HEARD OUT OF ORDER. THERE IS A CONFLICT OF HEARING WITH OTHER TOWN BOARDS AND SOMETIMES THE APPLICANT HAS AN EMERGENCY.**

COMMISSIONERS

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

Meeting Location: Desert Breeze Community Center 8275 Spring Mountain Road

ATTACHMENT A
SPRING VALLEY TOWN ADVISORY BOARD

ZONING AGENDA
TUESDAY, 6:30 P.M., MAY 31, 2011

HOLDOVERS:

- 1A. **WS-0117-11 – BANK OF THE WEST:**
WAIVER OF DEVELOPMENT STANDARDS to reduce setbacks for single family residences within an existing residential subdivision on 1.5 acres in an R-2 (Medium Density Residential) Zone. Generally located 100 feet east of Tee Pee Lane, 300 feet south of Patrick Lane within Spring Valley. SB/al/xx
- 1B. **WS-0141-11 – PETERSON, SCOTT E.:**
WAIVERS OF DEVELOPMENT STANDARDS for the following: **1)** reduce the side street (corner) setback; **2)** reduce the setback from a right-of-way; and **3)** increase the height for an accessory structure (casita) in conjunction with an existing single family residence on 0.5 acres in an R-2 (Medium Density Residential) Zone. Generally located on the north side of Phoenician Avenue and the east side of Camelot Cove Street within Spring Valley. SB/pb/ml

06/08/11 BCC

1. **UC-0183-11 – VINTAGE LV ONE, LLC:**
USE PERMIT to reduce the separation from an outside dining area to a residential use.
DESIGN REVIEW for an outside dining area in conjunction with a restaurant within a shopping center on a portion of 1.8 acres in a C-2 (General Commercial) Zone in the MUD-4 Overlay District. Generally located on the east side of Hualapai Way and the south side of Desert Inn Road within Spring Valley. LB/jt/ed

06/21/11 PC

2. **DR-0176-11 – THE CROSSING – A CHRISTIAN CHURCH:**
DESIGN REVIEW for an expansion to an existing place of worship on 20.3 acres in a P-F (Public Facility) Zone. Generally located on the north side of Windmill Lane, 630 feet west of Buffalo Drive within Spring Valley. SS/pd/xx
3. **DR-0179-11 – SPRING MOUNTAIN LAS VEGAS, LLC:**
DESIGN REVIEW for a restaurant in conjunction with an existing shopping center on a portion of 12.8 acres in a C-2 (General Commercial) Zone with a portion of the site in the Desert Inn Transition Corridor Overlay District. Generally located on the north side of Spring Mountain Road and the west side of Jones Boulevard within Spring Valley. LB/pd/xx
4. **UC-0240-09 (ET-0050-11) – WW & JJ CHOI, LLC:**

USE PERMITS FIRST EXTENSION OF TIME to review the following: **1)** allow an automobile detailing business in a C-1 zoning district; **2)** reduced separation from an automobile detailing business to a residential use; **3)** allow an automobile maintenance facility in a C-1 zoning district; **4)** allow an automobile repair facility in a C-2 zoning district; and **5)** allow an automobile minor paint and body shop within a C-2 zoning district.

WAIVERS OF DEVELOPMENT STANDARDS for the following: **1)** reduce the separation from an automobile maintenance facility to a residential use; **2)** reduce the separation from an automobile minor paint and body to a residential use; and **3)** reduce the separation from an automobile repair facility to a residential use in conjunction with shopping center on 2.5 acres in a C-1 (Local Business) Zone and a C-2 (General Commercial) Zone. Generally located on the west side of Decatur Boulevard, 175 feet north of Reno Avenue within Spring Valley. MBS/jt/xx

5. **VS-0186-11 – ST MICHAEL ANTIOCHIAN CHURCH & PRESBYTERIAN SPRING CHURCH:**

VACATE AND ABANDON a portion of right-of-way being El Camino Road located between Post Road and Sobb Avenue in an R-E (Rural Estates Residential) (AE-60) Zone in the CMA Design Overlay District within Spring Valley (description on file). MBS/jt/ed

6. **WS-0171-11 – WHITE FAMILY TRUST:**

WAIVER OF DEVELOPMENT STANDARDS to reduce the rear setback for a proposed addition to an existing single family residence on 0.6 acres in an R-E (Rural Estates Residential) (RNP-I) Zone. Generally located on the west side of Red Rock Street, 270 feet south of Desert Inn Road within Spring Valley. SB/jt/xx

06/22/11 BCC

7. **NZC-0136-08 (ET-0041-11) – SCOPE DURANGO, LLC:**

ZONE CHANGE FIRST EXTENSION OF TIME to reclassify 4.0 acres from R-3 (Multiple Family Residential) Zone to C-1 (Local Business) Zone for a shopping center in the MUD-4 Overlay District.

DESIGN REVIEW for a shopping center with a daycare facility. Generally located on the northeast corner of Durango Drive and Edna Avenue within Spring Valley (description on file). LB/al/ml

8. **UC-0650-09 (ET-0043-11) – SCHOOL BOARD OF TRUSTEES:**

USE PERMIT FIRST EXTENSION OF TIME to commence and review a health clinic.

DESIGN REVIEW for a health clinic (Casey Jones Health Office) in conjunction with an elementary school (Elaine Wynn Elementary School) on a portion of 8.8 acres in a P-F (Public Facility) Zone. Generally located on the north side of Coley Avenue and the east side of Westwind Road (alignment) within Spring Valley. SB/tc/ml

9. **UC-0038-11 – ONE CAP MORTGAGE II, ET AL:**

USE PERMIT for a congregate care facility.

WAIVERS OF DEVELOPMENT STANDARDS for the following: **1)** permit access to local streets; and **2)** allow a non-decorative wall.

DESIGN REVIEWS for the following: **1)** a congregate care facility; and **2)** signage on 4.0 acres in an R-1 (Single Family Residential) Zone in the MUD-3 and CMA Design Overlay Districts. Generally located on the northeast corner of Torrey Pines Drive and Diablo Drive within Spring Valley. MBS/pd/ml