



Spring Valley Town Advisory Board

NOTICE OF PUBLIC MEETING

MINUTES

SPRING VALLEY TOWN ADVISORY BOARD
WEDNESDAY, NOVEMBER 12, 2014– 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 **Present**
John Getter **Present**
George Kuck, Vice- Chair **Present**
Duane Laible, Chair **Present**
Angie Heath Younce **Excused**
Diana Morton, Secretary (702) 254-8413 **Present**

POSTING LOCATIONS

Desert Breeze Community Center-8275 W. Spring Mtn.
Helen Meyer Community Center-4525 New Forest Dr.
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 **Yes**
 - B. Meeting Guidelines **Read by D. Laible**
 - C. Approval of Agenda Posted, Including Any Deletions or Corrections **Items 3, 4, 6 will be heard concurrently. Approved 4-0**
 - D. Approval of Minutes of October 28, 2014 **Approved 4-0**
 - E. Liaison/County Staff Business **None**
- IV. COMMENTS BY THE GENERAL PUBLIC –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 minutes. Prior to speaking please state your name and address and spell your last name for the record. If any member of the Board wishes to extend the length of a presentation, this will be done by the Chair, or the Board by majority vote. **None**
- V. TOWN BOARD INPUT **None**

- VI. PLANNING & ZONING

12/02/14 PC

1. **VS-0857-14 – SOUTH BEACH – RUSSELL, LLC: (Brent Thurman/Russell)**
VACATE AND ABANDON easements of interest to Clark County located between Russell Road and Spanish Ridge Avenue and between Brent Thurman Way and Riley Street (alignment) within Spring Valley (description on file). SB/jvm/ml (For possible action) **PC 12/2/14**
Approved subject to staff conditions. Vote 4-0

2. **WS-0858-14 – MATEI, VIOREL M. & SLAVINA I.: (Great Pine/Willow Breeze)**
WAIVER OF DEVELOPMENT STANDARDS to reduce the setback for a proposed addition to an existing single family residence on 0.2 acres in an R-1 (Single Family Residential) Zone in the CMA Design Overlay District. Generally located on the east side of Great Pine Drive and the south side of Willow Breeze Lane, 180 feet east of Torrey Pines Drive within Spring Valley. SS/pb/ml (For possible action) **PC 12/2/14**
Denied. Vote 4-0

12/03/14 BCC

3. **TM-0187-14 – SUNSET & JONES PROPERTIES, LLC: (Sunset/Jones)**
TENTATIVE MAP for an industrial subdivision on 21.5 acres in an M-D (Designed Manufacturing) (AE-60) Zone in the CMA Design Overlay District. Generally located on the north side of Sunset Road and the west side of Jones Boulevard within Spring Valley. SS/pb/ml (For possible action)
BCC 12/3/14
Approved subject to staff conditions. Vote 4-0

4. **VS-0851-14 – SUNSET & JONES PROPERTIES, LLC: (Sunset/Jones)**
VACATE AND ABANDON easements of interest to Clark County located between Jones Boulevard and Karms Park Court, between Sunset Road and Post Road, and a portion of right-of-way being Sunset Road located between Jones Boulevard and Karms Park Court within Spring Valley (description on file). SS/pb/ml (For possible action) **BCC 12/3/14**
Approved subject to staff conditions. Vote 4-0

5. **WS-0862-14 – HDS DURANGO, LLC: (Durango/Warm Springs)**
WAIVERS OF DEVELOPMENT STANDARDS for the following: **1)** reduce the separation between freestanding signs; **2)** allow roof signs; and **3)** allow exterior colors to display vivid hues.
DESIGN REVIEW for a comprehensive sign package in conjunction with an approved restaurant on a portion of 1.3 acres in a C-2 (General Commercial) Zone in the CMA Design and MUD-3 Overlay Districts. Generally located on the east side of Durango Drive, 500 feet north of Warm Springs Road within Spring Valley. SS/gc/ml (For possible action) **BCC 12/3/14**
In lieu of waiver #1 approved monument sign (10 feet or less only), approved waiver #2, approved waiver #3 with additional condition matching the approved color matching those on the building, approved design review subject to staff conditions. Vote 4-0

6. **ZC-0850-14 – SUNSET & JONES PROPERTIES, LLC: (Sunset/Jones)**

ZONE CHANGE to reclassify 21.5 acres from R-E (Rural Estates Residential) (AE-60) Zone; C-1 (Local Business) (AE-60) Zone; and C-2 (General Commercial) (AE-60) Zone to M-D (Designed Manufacturing) (AE-60) Zone in the CMA Design Overlay District.

DESIGN REVIEW for a distribution center. Generally located on the north side of Sunset Road and the west side of Jones Boulevard within Spring Valley (description on file). SS/pb/ml (For possible action) **BCC 12/3/14**

Approved subject to staff conditions. Vote 4-0

- VII. **COMMENTS BY THE GENERAL PUBLIC** – 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 minutes. Prior to speaking please state your name and address and spell your last name for the record. If any member of the Board wishes to extend the length of a presentation, this will be done by the Chair, or the Board by majority vote. **None**
- VIII. Set next meeting date – **Tuesday, November 25, 2014 – 6:30 PM**
- IX. Adjournment – **7:30 PM**

COMMISSIONERS

STEVE SISOLAK, Chair – LAWRENCE L. BROWN III, Vice Chair
SUSAN BRAGER – TOM COLLINS – LAWRENCE WEEKLY - CHRIS GIUNCHIGLIANI - MARY BETH SCOW
DON BURNETTE, County Manager
Meeting Location: Desert Breeze Community Center 8275 Spring Mountain Road