



# Spring Valley Town Advisory Board

## NOTICE OF PUBLIC MEETING

### AGENDA

**SPRING VALLEY TOWN ADVISORY BOARD**  
**TUESDAY, MARCH 30, 2010– 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.**

#### **BOARD MEMBERS**

Dee Gatliff, Chair  
George Kuck, Vice Chair  
Duane Laible, Member  
Lee Plotkin, Member  
Angie Heath Younce, Member  
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 March 9, 2010
  - F. Discussion and recommendation regarding an Ordinance to amend Title 8, Chapter 8.20, sections 8.20.295 and 8.20.450 of the Clark County Code to eliminate the distance restrictions between tavern liquor licenses located in the area designated as an H-1 Gaming Enterprise District and to reduce the distance restrictions between liquor establishments and churches and schools.
- 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. PLANNING & ZONING  
Action to be taken on the following applications:  
SEE ATTACHMENT “A”
- VI. Set next meeting date – Tuesday, April 13, 2010 – 6:30 PM
- VII. 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.**

**ATTACHMENT A**  
**SPRING VALLEY TOWN ADVISORY BOARD**  
**ZONING AGENDA**  
**TUESDAY, 6:30 P.M., MARCH 30, 2010**

04/20/10 PC

1. **UC-1908-05 (ET-0331-09) – SPRING MOUNTAIN PLAZA NV, LLC:**  
**HOLDOVER USE PERMIT SECOND EXTENSION ON TIME** to review a massage establishment as a principal use in conjunction with an existing shopping center on 2.3 acres in a C-2 (General Commercial) Zone. Generally located on the northwest corner of Spring Mountain Road and Red Rock Street within Spring Valley. SB/mh/nd
  
2. **NZC-0089-10 – SPRING MTN AUTO CENTER, LLC:**  
**ZONE CHANGE** to reclassify 1.1 acres from C-1 (Local Business) Zone to C-2 (General Commercial) Zone for an automobile maintenance and repair facility.  
**USE PERMITS** for the following: **1)** allow automobile repair; and **2)** allow an automobile minor paint and body shop.  
**WAIVERS OF DEVELOPMENT STANDARDS** for the following: **1)** reduce the separation between an automobile repair facility and a residential use; **2)** reduced parking; and **3)** allow alternative landscaping in conjunction with an existing automobile maintenance and repair facility. Generally located on the north side of Spring Mountain Road and the west side of Edmond Street (alignment), 1,100 feet west of Decatur Boulevard within Spring Valley (description on file). SB/pb/dr
  
3. **UC-0063-10 – SIENA INVESTMENTS, LLC:**  
**USE PERMIT** to allow automobile maintenance (smog check station).  
**WAIVER OF DEVELOPMENT STANDARDS** to reduce the separation from automobile maintenance (smog check station) to a residential use.  
**WAIVERS OF CONDITIONS** of a use permit (UC-1917-03) for an existing car wash requiring the following: **1)** an intense landscape buffer per Figure 30.64-12 along the entire north landscape buffer (170 feet in length); **2)** install sound insulation from the dryers to the end of the wash tunnel along the walls and ceiling of the wash tunnel; and **3)** install a polycarbonate door at the exit of the wash tunnel that automatically closes when a vehicle enters the wash tunnel on 1.1 acres in a C-1 (Local Business) Zone in the MUD-4 Overlay District. Generally located on the northeast corner of Tropicana Avenue and Grand Canyon Drive within Spring Valley. SB/rs/dr
  
4. **UC-0077-10 – D.M.E.P. GLOBAL PLAZA WEST 7, ET AL:**  
**USE PERMIT** to allow open auto detailing bays visible from a street.  
**WAIVERS OF DEVELOPMENT STANDARDS** for the following: **1)** permit a temporary structure; and **2)** allow auto-detailing not within an enclosed building in conjunction with an existing convenience store on 4.0 acres in a C-2 (General Commercial) Zone. Generally located on the northwest corner of Durango Drive and Twain Avenue within Spring Valley. LB/bk/dr
  
5. **UC-0081-10 – LOVE ALL SERVE ALL, LLC:**  
**USE PERMIT** for a second kitchen in conjunction with an existing single family residence on 1.1 acres in an R-E (Rural Estates Residential) Zone. Generally located on the northwest corner of Edna Avenue and Hauck Street within Spring Valley. SB/bk/dr

6. **WS-0080-10 – SO. RAINBOW CAP, LLC:**  
**WAIVERS OF DEVELOPMENT STANDARDS** for the following: 1) allow alternative building orientation; and 2) reduced landscaping along a drive-thru lane.  
**DESIGN REVIEWS** for the following: 1) a freestanding restaurant with a drive-thru lane; and 2) a comprehensive sign plan on a portion of 2.1 acres in a C-2 (General Commercial) Zone in the MUD-3 and CMA Design Overlay Districts. Generally located on the west side of Rainbow Boulevard, 500 feet south of Arby Avenue within Spring Valley. SS/gc/dr

**COMMISSIONERS**

RORY REID, Chairman – SUSAN BRAGER, Vice-Chair

LAWRENCE L. BROWN III – TOM COLLINS – LAWRENCE WEEKLY - CHRIS GIUNCHIGLIANI - STEVE SISOLAK

VIRGINIA VALENTINE, County Manager

Meeting Location: Desert Breeze Community Center 8275 Spring Mountain Road