



# Spring Valley Town Advisory Board

## NOTICE OF PUBLIC MEETING

### MINUTES

**SPRING VALLEY TOWN ADVISORY BOARD  
TUESDAY, MARCH 9, 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 **Present**  
George Kuck, Vice Chair **Present**  
Duane Laible, Member **Present**  
Lee Plotkin, Member **Absent**  
Angie Heath Younce, Member **Present**  
Diana Morton, Secretary **Absent**

#### **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 **Approved 4-0**

E. Approval of Minutes of February 23, 2010 **Approved 4-0**

F. ACTION ITEM: Recommendation for the BCC to direct staff to establish a new zoning district for neighborhood markets or small grocery stores under 6,000 square feet.

**Recommend the Board of County Commissioners direct Comprehensive Planning and Business License staff to make necessary changes in code and Land Use Plans that establishes a new zoning district for specialty markets or small grocery stores under 6,000 square feet. Vote 4-0**

#### **IV. PUBLIC INPUT**

**An individual asked if it was a requirement to live in Spring Valley to participate in the meeting.**

#### **V. PLANNING & ZONING**

#### **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

03/17/10 BCC

1. **DR-0057-10 – WESTERN DIOCESE OF THE ARMENIAN CHURCH:**  
**DESIGN REVIEW** for landscaping in conjunction with a place of worship on 1.1 acres in an R-E (Rural Estates Residential) (AE-60) Zone in the CMA Design Overlay District. Generally located on the north side of Oquendo Road, 300 feet west of Jones Boulevard within Spring Valley. RR/co/dr  
**Withdrawn by the applicant.**
  
  2. **UC-0072-10 – ARBY-RAINBOW PARTNERS, LLC:**  
**USE PERMIT** for tire sales and installation.  
**WAIVER OF DEVELOPMENT STANDARDS** to increase the height of wall mounted exterior lighting fixtures (Luminaries).  
**DESIGN REVIEW** for a tire sales and installation facility on 1.9 acres in a C-2 (General Commercial) Zone in the MUD-3 and CMA Design Overlay Districts. Generally located on the southwest corner of Arby Avenue and Rainbow Boulevard within Spring Valley. SS/co/dr  
**Approved use permit and design review and denied waiver, unless applicant limited the height of exterior lighting fixtures to 17 feet on the north elevation and 14 feet on the remainder of the building. Vote 4-0**
  
  3. **WS-0059-10 – CPI THREE, LLC:**  
**WAIVER OF DEVELOPMENT STANDARDS** to eliminate the cross access requirement with an adjacent parcel of similar and consistent land use intensity within the CMA Design Overlay District.  
**DESIGN REVIEW** for a warehouse on a portion of 3.5 acres in an M-D (Designed Manufacturing) (AE-60) Zone in the CMA Design Overlay District. Generally located on the northeast corner of Sunset Road and Montessouri Street within Spring Valley. SS/co/dr  
**Approved with staff recommendations. Vote 4-0**
- VI. Set next meeting date – **Tuesday, March 30, 2010 – 6:30 PM**  
VII. Adjournment – **7:20 PM**