



Spring Valley Town Advisory Board

NOTICE OF PUBLIC MEETING



MINUTES
SPRING VALLEY TOWN ADVISORY BOARD
TUESDAY, MAY 11, 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 **Present**
- Angie Heath Younce, Member **Present**
- Diana Morton, Secretary **Present**

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 5-0**
 - E. Approval of Minutes of April 27, 2010 **Approved 5-0**
- 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.
J. D. Allen representing the SWAN organization passed out their Spring 2010 Newsletter.
- V. PLANNING & ZONING

06/01/10 PC

- 1. **UC-0475-08 (ET-0069-10) - MOUNTAIN TOP FAITH MINISTRIES:**
USE PERMIT FIRST EXTENSION OF TIME to review the expansion of an existing place of worship by utilizing 5 temporary modular structures for accessory uses.
WAIVERS OF DEVELOPMENT STANDARDS for the following: **1)** allow a place of worship to be accessed from a private cul-de-sac; and **2)** landscaping.
DESIGN REVIEW for 5 temporary buildings in conjunction with an approved place of worship on 8.8 acres in an R-E (Rural Estates Residential) Zone. Generally located on the northwest corner of Edna Avenue and Lindell Road within Spring Valley. SB/jt/dr
Approved subject to staff conditions. Vote 5-0

2. **UC-0151-10 – WARREN DURANGO, LLC:**
USE PERMIT to increase the number of vehicles for sale within an existing shopping center on a portion of 2.3 acres in a C-2 (General Commercial) Zone. Generally located on the east side of Durango Drive, 280 feet north of Rochelle Avenue within Spring Valley. SB/bk/dr
Motion to deny failed. Vote 2-3 Motion to approve subject to staff conditions passed. Vote 3-2 D. Laible and A. Younce voted against motion to approve.

3. **UC-0158-10 – PAI HUNG, INC.:**
USE PERMIT to reduce the separation from an on-premise consumption of alcohol establishment (tavern) to a residential use in conjunction with an existing retail center on 1.1 acres in a C-2 (General Commercial) Zone. Generally located on the north side of Spring Mountain Road, 300 feet west of Hauck Street within Spring Valley. SB/gc/dr
Approved subject to staff conditions. Vote 3-2 L.Plotkin and D. Laible voted against approval.

4. **UC-0164-10 – BLUSKI LIVING REVOCABLE TRUST:**
USE PERMIT for a minor training facility in conjunction with an existing office complex on 3.8 acres in a C-P (Office & Professional) Zone. Generally located on the southeast corner of Jones Boulevard and Tara Avenue within Spring Valley. SB/gc/dr
Held until June 8, 2010 Town Board meeting so that applicant can meet with other property owners.

5. **UC-0167-10 – FLAMINGO RANCH, LLC:**
USE PERMIT for a private recreation facility (bridge club) in conjunction with an existing office complex on 2.0 acres in a C-P (Office & Professional) Zone and a C-2 (General Commercial) Zone. Generally located on the north side of Flamingo Road, 310 feet west of Lindell Road within Spring Valley. SB/bk/dr
Approved subject to staff conditions. Vote 5-0

6. **UC-0175-10 – AHERN, RYAN:**
USE PERMIT for a minor training facility (language classes) in conjunction with an existing office building on 0.1 acres in a C-P (Office & Professional) Zone. Generally located 275 feet south of Flamingo Road and 500 feet west of Riley Street within Spring Valley. SB/gc/dr
Approved subject to staff conditions. Vote 5-0

7. **WT-0169-10 – HOWARD HUGHES CORPORATION:**
WAIVER to allow an over length cul-de-sac (Pearland Street) on a portion of 253.2 acres in an R-E (Rural Estates Residential) P-C (Planned Community Overlay District) Zone. Generally located on the south side of Maule Avenue, 1,250 feet west of Fort Apache Road within Spring Valley (Summerlin South). SB/rk/dr
Approved subject to staff conditions. Vote 5-0

06/02/10 BCC

8. **DR-0414-07 (ET-0066-10) – DESERT INN WINNER PLAZA, LLC:**
DESIGN REVIEW SECOND EXTENSION OF TIME to commence a residential conversion to an office building on 1.1 acres in a CRT (Commercial Residential Transition) Zone in the Desert Inn Road Transition Corridor Overlay District. Generally located on the north side of Desert Inn Road, 290 feet east of Torrey Pines Drive within Spring Valley. LB/mc/dr
Denied. Vote 4-0 (L. Plotkin left) If the BCC should approve this extension, it should not be longer than one year and the absolute last extension for this item.

9. **ZC-1863-04 (ET-0067-10) – DESERT INN WINNER PLAZA, LLC:**
ZONE CHANGE THIRD EXTENSION OF TIME to reclassify 0.4 acres from R-E (Rural Estates Residential) Zone to CRT (Commercial Residential Transition) Zone for a conversion of an existing single family residence into an office building in the Desert Inn Road Transition Corridor Overlay District. Generally located on the north side of Desert Inn Road, 290 feet east of Torrey Pines Drive within Spring Valley (description on file). LB/mc/dr
Denied. Vote 4-0 (L. Plotkin left) If the BCC should approve this extension, it should not be longer than one year and the absolute last extension of time.
10. **TA-0170-10 – R & SC RENTALS, INC:**
TEXT AMENDMENT to amend Table 30.44-1, Chapter 30.44 to allow outcall entertainment referral services as a conditional use if a freeway separates the use from residential, libraries, playgrounds, daycare facilities, schools, and places of worship. /ab
Denied. Vote 5-0
- VI. Set next meeting date – **Tuesday, May 25, 2010 – 6:30 PM**
VII. Adjournment **8:30 PM**