



Lone Mountain Citizens Advisory Council

October 28, 2025

MINUTES

Board	Allison Bonanno – Chair
Members:	Joseph Crapo – Vice-Chair
	Kimberly Burton
	Deborah Earl
	Matthew Schriever (EXCUSED)
Secretary:	Dawn vonMendenhall, clarkcountycac@hotmail.com
Town Liaison:	Michelle Baert, Michelle.Baert@clarkcountynv.gov
	William Covington, William.Covington@clarkcountynv.gov

- I. Call to Order, Pledge of Allegiance, Roll Call, County Staff
Introductions: The meeting was called to order at 6:32 p.m.
- II. Public
Comment None
- III. Approval of October 14, 2025, Minutes
Moved by: JOSEPH CRAPO
Action: Approved subject minutes as submitted
Vote: 4/0 -Unanimous
- IV. Approval of Agenda for October 28, 2025

Moved by: ALLISON BONANNO
Action: Approved the agenda as submitted
Vote: 4/0 - Unanimous

V. Informational Items

Michelle Baert announced the following upcoming events in District C:

1. October 24, 2025 - The Market at Mountain Crest, an event highlighting seasonal goods from local Nevada vendors, held every 2nd and 4th Friday from 4p-8p. Next Market date November 14th.

VI. Planning & Zoning

1. **WS-25-0705-FARMER, JUSTIN: WAIVERS OF DEVELOPMENT STANDARDS** for the following: **1)** reduce setback; **2)** reduce building separation; **3)** eliminate access gate setback; **4)** allow modified driveway geometrics; **5)** waive full off-site improvements; and **6)** allow non-standard improvements in the right-of-way in conjunction with an existing single-family residence on 0.50 acres in an RS20 (Residential Single-Family 20) Zone within the Neighborhood Protection (RNP) Overlay. Generally located south of Tropical Parkway and west of Kevin Way within Lone Mountain. AB/jam/cv (For possible action) **11/19/25 BCC**

Action: DENIED in agreement with staff comments

Moved by: JOSEPH CRAPO

Vote: 4-0

2. **WS-25-0712-CHURCH LDS PRESIDING BISHOP:WAIVERS OF DEVELOPMENT STANDARDS** for the following: **1)** reduce front setback; **2)** reduce gross lot area; **3)** reduce and eliminate street landscaping; and **4)** allow an attached sidewalk to remain in conjunction with 2 proposed single-family residential lots on a portion of 4.02 acres in an RS20 (Residential Single-Family 20) Zone within the Neighborhood Protection (RNP) Overlay. Generally located south of Solar Avenue and west of Conquistador Street within Lone Mountain. AB/dd/xx (For possible action) **11/19/25 BCC**

Action: FAILED (Motion was to DENY the application based on the opinion that the project is a self-imposed hardship)

Moved by: ALLISON BONANNO

Vote: 3/1

VI. General Business

None

VIII. Public Comment

None

IX. Next Meeting Date

The next regular meeting will be November 25, 2025

X. Adjournment

The meeting was adjourned at 7:49 p.m.