



Enterprise Town Advisory Board

September 30, 2026

MINUTES

Board Members	David Chestnut, Chair PRESENT Kaushal Shah PRESENT Andy Toulouse PRESENT	Barris Kaiser, Vice Chair EXCUSED Chris Caluya PRESENT
Secretary:	Carmen Hayes 702-371-7991 chayes70@yahoo.com PRESENT	
County Liaison:	Tiffany Hesser 702-455-7388 TLH@clarkcountynv.gov PRESENT	

I. Call to Order, Pledge of Allegiance, Roll Call, County Staff Introductions (see above)

The meeting was called to order at 6:00 p.m.

Joelene Isfalt, Comprehensive Planning

II. Public Comment

This is a period devoted to comments by the general public about items on this agenda. No discussion, action, or vote may be taken on this agenda item. You will be afforded the opportunity to speak on individual Public Hearing Items at the time they are presented. If you wish to speak to the Board/Council about items within its jurisdiction but not appearing on this agenda, you must wait until the "Comments by the General Public" period listed at the end of this agenda. Comments will be limited to three minutes. Please step up to the speaker's podium, if applicable, clearly state your name and address and please spell your last name for the record. If any member of the Board/Council wishes to extend the length of a presentation, this will be done by the Chair or the Board/Council by majority vote.

- None

III. Approval of Minutes for September 9, 2026 (For possible action)

Motion by David Chestnut

Action: **APPROVE** Minutes as published for September 9, 2026.

Motion **PASSED** (4-0)/ Unanimous.

IV. Approval of Agenda for September 30, 2026 and Hold, Combine or Delete Any Items (For possible action)

Motion by David Chestnut

Action: **APPROVE** as amended.

Motion **PASSED** (-0) /Unanimous

Related applications to be heard together:

1. PA-26-700039-USA:
2. ZC-26-0538-USA:
3. VS-26-0539-USA:
4. WS-26-0540-USA:
5. TM-26-500124-USA:

6. VS-26-0536-PATEL AMARATBHAI R & MANORAMABEN:
7. WS-26-0537-PATEL, AMARATBHAI R. & MANORAMABEN:

Motion by David Chestnut

Action: **APPROVE** agenda for September 9, 2026, amended

Motion **PASSED** (4-0)/ Unanimous

V. Informational Items

1. Announcements of upcoming neighborhood meetings and County or community meetings and events. (For discussion only)
 - **Fall Movie Series** at Silverado Ranch Park near Silverado Community Center 9855 Gillespie St. Las Vegas, NV 89183. Movies begin at 6 pm. Friday, October 2: Friday, October 9 and Friday October 16. For more information call 702-455-6811.
 - **Fall-O-Ween** at Silverado Ranch Park – 9855 Gillespie St. Saturday, November 7, 1:00pm -3:00pm. Reduce, Reuse, Re-Boo Bring your old pumpkins for our Pumpkin Smashing activity (pumpkins will be donated to All Friends Animal Sanctuary to help feed their animals.) Donate new or gently used Costumes to benefit Clark County Family Service and local kids in need. Trade your candy – bring in leftover unopened Halloween candy. Bring a donated item for an opportunity to enter drawing for raffle prize. Inflatable Games * Face Painting * Community Booths * Food Trucks (available for purchase) * Cookie Decorating while supplies last. For more info call 702-455-6811
 - **TAB Applications** are available for appointments by the Clark County Board of County Commissioners to serve on the Enterprise Town Advisory Board for a two-year (2-year) term beginning January 2027. Applications are due by 5:30 p.m., Nov. 14, 2026, and are available on the County's Boards and Commissions page. For questions reach out to the Administrative Services Department at AdministrativeServices@ClarkCountyNV.gov or 702-455-3530.

VI. Planning & Zoning

1. **PA-26-700039-USA:**
PLAN AMENDMENT to redesignate the existing land use category from Ranch Estate Neighborhood (RN) to Low-Intensity Suburban Neighborhood (LN) on a 2.5 acre portion of 45.0 acres. Generally located north of Wigwam Avenue and east of Hauck Street within Enterprise. JJ/rk (For possible action) **10/06/26 PC**

Motion by David Chestnut

Action: **DENY**

Motion **PASSED** (4-0) /Unanimous

2. **ZC-26-0538-USA:**
ZONE CHANGES for the following: **1)** reclassify a 2.5 acre portion of 45.0 acres from an RS20 (Residential Single-Family 20) Zone to an RS5.2 (Residential Single-Family 5.2) Zone; and **2)** remove the Neighborhood Protection (RNP) Overlay. Generally located on the north side of Wigwam Avenue and east side Hauck Street within Enterprise (description on file). JJ/rk (For possible action) **10/06/26 PC**

Motion by David Chestnut
Action: **DENY**
Motion **PASSED** (4-0) /Unanimous

3. **VS-26-0539-USA:**
VACATE AND ABANDON a portion of a right-of-way being Wigwam Avenue located between Hauck Street and Decatur Boulevard within Enterprise (description on file). JJ/rr/kh (For possible action) **10/06/26 PC**

Motion by David Chestnut
Action: **APPROVE** per staff conditions
Motion **PASSED** (4-0) /Unanimous

4. **WS-26-0540-USA:**
WAIVERS OF DEVELOPMENT STANDARDS for the following: **1)** increase retaining wall height; **2)** modify residential adjacency standards; and **3)** waive full off-site improvements. **DESIGN REVIEW** for a proposed single-family residential development on a 2.50 acre portion of a 45.0 acre site in an RS5.2 (Residential Single-Family 5.2) Zone. Generally located north of Wigwam Avenue and east of Hauck Street within Enterprise. JJ/rr/kh (For possible action) **10/06/26 PC**

Motion by David Chestnut
Action: **DENY**
Motion **PASSED** (4-0) /Unanimous

5. **TM-26-500124-USA:**
TENTATIVE MAP consisting of 10 single-family residential lots and common lots on a 2.50 acre portion of a 45.0 total acre site in an RS5.2 (Residential Single-Family 5.2) Zone. Generally located on the north side of Wigwam Avenue and the east side of Hauck Street within Enterprise. JJ/rr/kh (For possible action) **10/06/26 PC**

Motion by David Chestnut
Action: **DENY**
Motion **PASSED** (4-0) /Unanimous

6. **VS-26-0536-PATEL AMARATBHAI R & MANORAMABEN:**
VACATE AND ABANDON easements of interest to Clark County located between Shelbourne Avenue and Wigwam Avenue, and Rancho Destino Road and Gilespe Street within Enterprise (description on file). MN/rr/kh (For possible action) **10/07/26 BCC**

Motion by David Chestnut
Action: **APPROVE** per staff conditions
Motion **PASSED** (4-0) /Unanimous

7. **WS-26-0537-PATEL, AMARATBHAI R. & MANORAMABEN:**
WAIVERS OF DEVELOPMENT STANDARDS for the following: **1)** waive full off-site improvements; and **2)** alternative driveway geometrics on 1.93 acres in an RS20 (Residential Single-Family 20) Zone within the Neighborhood Protection (RNP) Overlay. Generally located north of Wigwam Avenue and west of Giles pie Street within Enterprise. MN/rr/kh (For possible action) **10/07/26 BCC**
- Motion by David Chestnut
Action: **APPROVE** Waivers of Development Standards
ADD Public Works - Development Review conditions
- Wigwam Ave and Giles pie St to be developed to non-urban road standards
 - Execute a Restrictive Covenant Agreement (deed restrictions)
- Per staff if approved conditions
Motion **PASSED** (4-0) /Unanimous
8. **WS-26-0452-MCNAMARA, ROBERT THOMAS & DELIA JO:**
WAIVERS OF DEVELOPMENT STANDARDS for the following: **1)** reduce buffering; and **2)** modify residential adjacency standards.
DESIGN REVIEW for modifications to a previously approved office development on 1.03 acres in a CP (Commercial Professional) Zone. Generally located east of Giles Street and north of Ford Avenue within Enterprise. MN/mh/kh (For possible action) **10/07/26 BCC**
- Motion by David Chestnut
Action: **APPROVE** per staff if approved conditions
Motion **PASSED** (4-0) /Unanimous
9. **TA-26-0567-BSR 6276, LLC ET. AL.:**
TEXT AMENDMENT to amend Section 30.04.10.A.2 to allow a body of water intended for fire suppression and life safety purposes as agreed upon with a State or Federal agency. JJ/md (For possible action) **10/20/26 PC**
- Motion by David Chestnut
Action: **DENY**
Motion **PASSED** (4-0) /Unanimous
10. **UC-26-0543-USA:**
USE PERMIT for a communication tower and all ancillary equipment.
WAIVERS OF DEVELOPMENT STANDARDS for the following: **1)** waive full off-site improvements; and **2)** modified driveway geometrics.
DESIGN REVIEW for a proposed communication tower on a portion of 20.0 acres in PF (Public Facility) Zone. Generally located north of Wigwam Avenue and west of Durango Drive within Enterprise. JJ/tpd/cv (For possible action) **10/21/26 BCC**
- Motion by David Chestnut
Action: **APPROVE** per staff conditions
Motion **PASSED** (4-0) /Unanimous

11. **UC-26-0547-USA:**
USE PERMIT for a communication tower and all ancillary equipment.
WAIVERS OF DEVELOPMENT STANDARDS for the following: **1)** waive full off-site improvements; and **2)** modified driveway geometrics.
DESIGN REVIEW for a proposed communication tower and ancillary equipment on a portion of 632.04 acres in an RS20 (Residential Single-Family 20) Zone. Generally located south of Starr Avenue and east of Buffalo Drive within Enterprise. JJ/rp/cv (For possible action) **10/21/26 BCC**

Motion by David Chestnut
Action: **APPROVE** per staff conditions
Motion **PASSED** (4-0) /Unanimous

12. **WS-26-0549-BRETTTHAUER FAMILY TRUST & BRETTTHAUER ERICH & SHARLENE TRS:**
WAIVERS OF DEVELOPMENT STANDARDS for the following: **1)** reduced setbacks; and **2)** waive full off-site improvements.
DESIGN REVIEW for a proposed 2 lot single-family residential subdivision on 1.25 acres in an RS20 (Residential Single-Family 20) Zone within the Neighborhood Protection (RNP) Overlay. Generally located west of Warbonnet Way and south of Torino Avenue within Enterprise. JJ/tpd/cv (For possible action) **10/21/26 BCC**

Motion by David Chestnut
Action: **APPROVE** per staff if approved conditions
Motion **PASSED** (4-0) /Unanimous

VII. General Business:

1. Review FY 2026-2027 budget requests and take public input regarding suggestions for FY 2027-2028 budget requests. (For discussion only).

The budget items were reviewed with input from county staff. The new input to Parks and RPM will need further review as some property is no longer available. Several of the Public Work's items are nearing completion and do not need to be carried forward.

The Chair directed this item to be continued and finalized at the October 14 TAB meeting.

2. Share and discuss results from Enterprise Town Board members' meeting with Public Works. (For Discussion only).

All TAB members have reviewed the results of the August 20, 2026, meeting with Public Works. Public works commented on last year's budget items. Also, provided updated concerns on other road-related issues. The TAB may need to propose solutions related to a specific area within Enterprise. The Chair directed this item will not be continued.

VIII. Public Comment:

A period devoted to comments by the general public about matters relevant to the Board's/Council's jurisdiction will be held. No vote may be taken on a matter not listed on the posted agenda. Comments will be limited to three minutes. Please step up to the speaker's podium, if applicable, clearly state your name and address and please spell your last name for the record. If any member of the Board/Council wishes to extend the length of a presentation, this will be done by the Chair or the Board/Council by majority vote.

- None.

IX. Next Meeting Date

The next regular meeting will be October 14, 2026 at 6:00 p.m. at the Silverado Ranch Community Center.

X. Adjournment:

Motion by Dave Chestnut

Action: **ADJOURN** meeting at 8:32 p.m.

Motion **PASSED** (4-0) /Unanimous