



# RED ROCK CITIZENS ADVISORY COUNCIL

## Blue Diamond Library

16A Cottonwood Drive  
Blue Diamond, NV 89004

April 27, 2022  
7:00pm

### AGENDA

**Note:**

- Items on the agenda may be taken out of order.
- The Council may combine two (2) or more agenda items for consideration.
- The Council may remove an item from the agenda or delay discussion relating to an item at any time.
- No action may be taken on any matter not listed on the posted agenda.
- All planning and zoning matters heard at this meeting are forwarded to the Board of County Commissioners' Zoning Commission (BCC) or the Clark County Planning Commission (PC) for final action.
- Please turn off or mute all cell phones and other electronic devices.
- Please take all private conversations outside the room.
- With a forty-eight (48) hour advance request, a sign language interpreter or other reasonable efforts to assist and accommodate persons with physical disabilities, may be made available by calling (702) 455-3530, TDD at (702) 385-7486, or Relay Nevada toll-free at (800) 326-6868, TD/TDD.
- Supporting material provided to Board/Council members for this meeting may be requested from Lara McAdam at 702-592-1441.
  - Supporting material is/will also available at the Clark County Department of Administrative Services, 500 S. Grand Central Parkway, 6th Floor, Las Vegas, Nevada 89155.
  - Supporting material is/will be available at <http://clarkcountynv.gov/RedRockCAC>

Board/Council Members: Barbara Luke, Chairperson    Evan Slawson, Vice Chairperson  
Dallas Simonette                                      Bob Matthews                                      Pauline van Betten

Secretary: Lara McAdam, 702-592-1441, [LaraTAB.CAC@gmail.com](mailto:LaraTAB.CAC@gmail.com)  
Clark County Department of Administrative Services,  
500 S. Grand Central Parkway, 6th Floor, Las Vegas, Nevada 89155

County Liaison(s): Meggan Holzer, 702-455-0341, [meggan@clarkcountynv.gov](mailto:meggan@clarkcountynv.gov)  
Clark County Department of Administrative Services,  
500 S. Grand Central Parkway, 6th Floor, Las Vegas, Nevada 89155

- I. Call to Order, Pledge of Allegiance, and Roll Call
- 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 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 (3) 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 Council wishes to extend the length of a presentation, this will be done by the Chairperson or the Council by majority vote.
- III. Approval of Minutes for March 30, 2022. (For possible action)

BOARD OF COUNTY COMMISSIONERS  
JAMES B. GIBSON, Chair – JUSTIN C. JONES, Vice-Chair  
MARILYN KIRKPATRICK – WILLIAM MCCURDY II – ROSS MILLER – MICHAEL NAFT – TICK SEGERBLOM  
YOLANDA KING, County Manager

- IV. Approval of the Agenda for April 27, 2022 and Hold, Combine, or Delete any Items. (For possible action)
- V. Informational Items
  - 1. Receive a report from Las Vegas Valley Water District regarding the current well levels, status of the Blue Diamond Water System, updates about Cougar Reservoir and other related concerns (for discussion only)
  - 2. Receive a report from Metro regarding activity and statistics during the past month and other area policing concerns (for discussion only)
  - 3. Receive a report from BLM regarding current and upcoming projects, updates on the Red Rock Legacy bike trail, information about the Red Rock National Conservation Area, and other updates about Public Lands in the area (for discussion only)
  - 4. Receive a report from Clark County Administrative Services regarding updates from Clark County (for discussion only)
- VI. Planning and Zoning
  - 1. **VS-22-0167 HEYER ELIZABETH E. CHARITABLE TRUST:**  
**VACATE AND ABANDON** a portion of the right-of-way being Del Monte Avenue located between Sandstone Drive and Calico Drive within Red Rock (description on file). JJ/sd/syp (For possible action) **5/17/22 PC**
- VII. General Business
  - None.
- VIII. Comments by the General Public- A period devoted to comments by the general public about matters relevant to the 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 (3) 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 Council wishes to extend the length of a presentation, this will be done by the Chairperson or the Council by majority vote.
- IX. Next Meeting Date: June 1, 2022
- X. Adjournment.

**POSTING LOCATIONS:** This meeting was legally noticed and posted at the following locations:  
 Blue Diamond Library, 16A Cottonwood Dr, Blue Diamond, NV 89004  
<https://notice.nv.gov>



# Red Rock Citizens Advisory Council

March 30, 2022

## MINUTES

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Board Members:            Chair, Barbara Luke            Vice-Chair, Evan Slawson  
                                 Dallas Simonette            Bob Matthews            Pauline van Betten

Secretary:                Lara McAdam, 702-592-1441, LaraTAB.CAC@gmail.com

Town Liaison:             Megan Holzer, 702-455-0341, [meggan@clarkcountynv.gov](mailto:meggan@clarkcountynv.gov)

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- I. Call to Order, Pledge of Allegiance, Roll Call  
**The meeting was called to order at 7:02 pm**  
**All Council members present.**
- II. Public Comment  
**Evan Blythin addressed the Council regarding his opposition to the Blue Diamond Advanced Pumped Storage Project and presented a written letter detailing his concerns.**
- III. Approval of Minutes for February 23, 2022  
**Moved by: Pauline van Betten**  
**Action: Approved**  
**Vote: 4-0/Unanimous**  
**Barbara Luke abstained for not being in attendance at the February meeting.**
- IV. Approval of Agenda for March 30, 2022  
**Moved by: Barbara Luke**  
**Action: Approved**  
**Vote: 5-0/Unanimous**
- V. Informational Items
  1. Receive a report from Las Vegas Valley Water District regarding the current well levels, status of the Blue Diamond Water System and other related concerns (for discussion only)  
  
**Jordan Bunker reported that the North well is at a static water level of 20.29 ft below land surface and the South well is 20.12 ft below land surface. Current levels are approximately 5 ft lower than in March 2021. There was a main break at Village Blvd which has been repaired.**  
**Derek Jackson reported that an arrangement has been made with Fire Chief Kevin McGinn to be the point of contact for emergency water shutoff in the instance that no LVVWD representative is able to react in a timely manner.**
  2. Receive a report from Metro regarding activity and statistics during the past month and other area crime

concerns (for discussion only)

**Officer Kent reported that car break ins are on the rise in the Visitor parking lots in Red Rock and Calico Basin. Cameras have been put up by BLM to monitor these areas. Metro currently has ongoing leads pertaining to these occurrences. The investigation into the burro and horse killings at Cowboy Trail Rides is ongoing.**

3. Receive a report from BLM regarding current and upcoming projects, updates on Red Rock Legacy bike trail, information about Red Rock National Conservation Area, and other updates about Public Lands in the area (for discussion).

**Shedra Rakestraw reported that a Public Meeting date announcement will be forthcoming regarding Legacy Trail Phase 1, Segment 1. Phases 2, 3 and 4 have received funding. Applications are being accepted for Volunteers for the Red Rock Visitors Center. Flyers will be circulated regarding these positions. Information can also be found at VOLUNTEER.GOV.**

4. Receive a report from Clark County Administrative Services regarding updates on recent land use applications and any other updates from Clark County (for discussion only)

**Meggan Holzer reported that the unauthorized “for sale” sign on Hwy 160 is still up but will be removed. There will be a Public Comment Meeting with NDOT on April 5<sup>th</sup> in the Rec Hall in Blue Diamond to discuss the Hwy 160 and 159 Corridor Expansion Study.**

## VI. Planning & Zoning

1. **VS-22-0097 – IANNUCCI MARIO & SHANNON:**  
**VACATE AND ABANDON** easements of interest to Clark County located between Kulka Road and Wounded Horse Trail, a,d between Torino Avenue and Raven Avenue (alignment) within Red Rock (description on file). JJ/md/jo (for possible action) **04/19/22 PC**

**Moved by: Bob Matthews**  
**Action: Approved**  
**Vote: 5-0 / Unanimous**

## VII. General Business

1. Josh Eddy with Desert Dash will share information and take input regarding his plans for the RRC 100k running race that is tentatively scheduled for November 12, 2022 (for discussion only)  
**Ashley Eddy from Desert Dash shared that the race course, finish and trails will be the same as 2020 race.**

2. Representatives from SW Gas will share information about their upcoming project within Blue Diamond community (for discussion only)

**Crystal Voight, Project Manager with Mears, shared information about the project and reported that working hours will be the same as the school open and close time with an estimated start date of June and will consist of four Phases. They will locate current utility lines, tie-in to new lines, and restore the affected areas. It is an estimated 3-4 month completion time once project has begun. A working schedule will be distributed to residents. Jerry Brodeur, Lead Construction Specialist SWG will be onsite supervision.**

3. Rex Wait, President of Control Technology, Inc. will share information about the Blue Diamond Advanced Pumped Storage Project which is currently in the scoping process with the Federal Energy Regulatory Committee (for discussion only)

**Rex Wait shared a detailed information packet explaining details of the project and the proposed use to store solar energy for NV Energy. If approved, construction will take an estimated 4 years to complete and store enough energy to service 500,000 homes. There is a public comment period with FERC until April 29, 2022. Several residents expressed concerns about the project including the effects of the project on animal and plant life in the area and the number of trucks using the roads during construction.**

VIII. Comments by the General Public

**None**

IX. Next Meeting Date

The next meeting will be April 27, 2022.

X. Adjournment

The meeting was adjourned at approximately 8:40 pm

DRAFT

**ATTACHMENT A  
RED ROCK CITIZENS ADVISORY COUNCIL  
ZONING AGENDA  
WEDNESDAY, 7:00 P.M., APRIL 27, 2022**

**05/17/22 PC**

1. **VS-22-0167-HEYER ELIZABETH E CHARITABLE TRUST:**  
**VACATE AND ABANDON** a portion of a right-of-way being Del Monte Avenue located between Sandstone Drive and Calico Drive within Red Rock (description on file). JJ/sd/syp (For possible action)

RIGHT-OF-WAY  
(TITLE 30)

SANDSTONE DR/SAGE PL  
(RED ROCK)

**PUBLIC HEARING**

APP. NUMBER/OWNER/DESCRIPTION OF REQUEST

**VS-22-0167-HEYER ELIZABETH E CHARITABLE TRUST:**

**VACATE AND ABANDON** a portion of a right-of-way being Del Monte Avenue located between Sandstone Drive and Calico Drive within Red Rock (description on file). JJ/sd/syp  
(For possible action)

**RELATED INFORMATION:**

**APN:**

164-06-201-006

**LAND USE PLAN:**

NORTHWEST COUNTY (RED ROCK) - OUTLYING NEIGHBORHOOD (UP TO 0.5 DU/AC)

**BACKGROUND:**

**Project Description**

The plans depict the vacation and abandonment of an existing 30 foot wide right-of-way located along the southern parcel lines. The existing right-of-way is unused and has never been improved nor does it extend east or west. The applicant states the existing right-of-way does not serve any purpose and all adjacent properties have access from Sandstone Drive.

**Prior Land Use Requests**

Application Number	Request	Action	Date
VS-0789-17	Vacated and abandoned existing right-of-way being Sage Avenue & Little Springs Road (alignment)	Approved by PC	May 2018

**Surrounding Land Use**

	Planned Land Use Category	Zoning District	Existing Land Use
North, South, & East	Outlying Neighborhood (0.5 du/ac)	R-U	Single family residential & undeveloped
West	Open Lands	R-U	Undeveloped

**STANDARDS FOR APPROVAL:**

The applicant shall demonstrate that the proposed request meets the goals and purposes of Title 30.

**Analysis**

**Public Works - Development Review**

Staff has no objection to the vacation of right-of-way that is not necessary for site, drainage, or roadway development.

**Staff Recommendation**

Approval.

If this request is approved, the Board and/or Commission finds that the application is consistent with the standards and purpose enumerated in the Master Plan, Title 30, and/or the Nevada Revised Statutes.

**PRELIMINARY STAFF CONDITIONS:**

**Current Planning**

- Satisfy utility companies' requirements.
- Applicant is advised that the County is currently rewriting Title 30 and future land use applications, including applications for extensions of time, will be reviewed for conformance with the regulations in place at the time of application; a substantial change in circumstances or regulations may warrant denial or added conditions to an extension of time; the extension of time may be denied if the project has not commenced or there has been no substantial work towards completion within the time specified; and that the recording of the order of vacation in the Office of the County Recorder must be completed within 2 years of the approval date or the application will expire.

**Public Works - Development Review**

- Vacation to be recordable prior to building permit issuance or applicable map submittal;
- Revise legal description, if necessary, prior to recording.

**Fire Prevention Bureau**

- No comment.

**Clark County Water Reclamation District (CCWRD)**

- No objection.

**TAB/CAC:**

**APPROVALS:**

**PROTESTS:**

**APPLICANT:** ELIZABETH E HEYER CHARITABLE TRUST

**CONTACT:** BAUGHMAN & TURNER, INC., 1210 HINSON ST, LAS VEGAS, NV 89102



# VACATION APPLICATION

## DEPARTMENT OF COMPREHENSIVE PLANNING

APPLICATION PROCESS AND SUBMITTAL REQUIREMENTS ARE INCLUDED FOR REFERENCE

<b>APPLICATION TYPE</b> <input checked="" type="checkbox"/> VACATION & ABANDONMENT (vs) <input type="checkbox"/> EASEMENT(S) <input checked="" type="checkbox"/> RIGHT(S)-OF-WAY <input type="checkbox"/> EXTENSION OF TIME (ET) (ORIGINAL APPLICATION #):	<b>DEPARTMENT USE</b>	APP. NUMBER: <u>VS-22-0167</u> DATE FILED: <u>3/21/22</u>
		PLANNER ASSIGNED: <u>SUD</u> TAB/CAC: <u>Red Book</u> TAB/CAC DATE: <u>4/26/22</u> PC MEETING DATE: <u>5/17/22</u> BCC MEETING DATE: _____ FEE: <u>\$875</u>

<b>PROPERTY OWNER</b>	NAME: <u>Elizabeth E Heyer Charitable Trust</u>
	ADDRESS: <u>4131 Julaura LN.</u>
	CITY: <u>Billings</u> STATE: <u>MT</u> ZIP: <u>59106</u>
	TELEPHONE: <u>406-600-8477</u> CELL: _____
	E-MAIL: <u>pbratton45@gmail.com</u>

<b>APPLICANT</b>	NAME: <u>Elizabeth E Heyer Charitable Trust</u>
	ADDRESS: <u>4131 Julaura LN.</u>
	CITY: <u>Billings</u> STATE: <u>MT</u> ZIP: <u>59106</u>
	TELEPHONE: <u>406-600-8477</u> CELL: _____
	E-MAIL: <u>pbratton45@gmail.com</u> REF CONTACT ID #: _____

<b>CORRESPONDENT</b>	NAME: <u>Baughman &amp; Turner, Inc.</u>
	ADDRESS: <u>1210 Hinson St.</u>
	CITY: <u>Las Vegas</u> STATE: <u>NV</u> ZIP: <u>89102</u>
	TELEPHONE: <u>702-870-8771</u> CELL: _____
	E-MAIL: <u>joshh@baughman-turner.com</u> REF CONTACT ID #: <u>137071</u>

ASSESSOR'S PARCEL NUMBER(S): 164-06-201-006

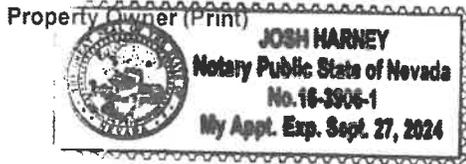
PROPERTY ADDRESS and/or CROSS STREETS: Sandstone/Del Monte

I, (We) the undersigned swear and say that (I am, We are) the owner(s) of record on the Tax Rolls of the property involved in this application, or (am, are) otherwise qualified to initiate this application under Clark County Code, that the information on the attached legal description, all plans, and drawings attached hereto, and all the statements and answers contained herein are in all respects true and correct to the best of my knowledge and belief, and the undersigned understands that this application must be complete and accurate before a hearing can be conducted.

Jerome Depalma  
\_\_\_\_\_  
Property Owner (Signature)\*

Jerome Depalma  
\_\_\_\_\_  
Jerome Depalma, Co-Trustee

STATE OF NEVADA      CLARK  
COUNTY OF \_\_\_\_\_  
SUBSCRIBED AND SWORN BEFORE ME ON FEBRUARY 9, 2022 (DATE)  
By JEROME DEPALMA  
NOTARY PUBLIC: \_\_\_\_\_



\*NOTE: Corporate declaration of authority (or equivalent), power of attorney, or signature documentation is required if the applicant and/or property owner is a corporation, partnership, trust, or provides signature in a representative capacity.

***Baughman & Turner, Inc.***  
*Consulting Engineers & Land Surveyors*

1210 Hinson Street  
Las Vegas, Nevada 89102-1604

Phone (702) 870-8771  
Fax (702) 878-2695

February 10, 2022

**Clark County Current Planning**

500 S Grand Central Parkway  
Las Vegas, Nevada 89155

**Re: Vacation of Public Right-of-way (Del Monti Avenue)  
APN 164-06-201-006**

To Whom It May Concern,

Please let this letter serve as a request and justification for a Vacation and Abandonment of Public Right-of-way. The requested vacation is the 30' right-of-way of Del Monti Avenue east of Sandstone Drive.

Del Monti Avenue is a small piece of unnecessary, unused right-of-way. The existing right-of-way has never been improved and does not extend east or west of the requested vacated area. The right of way does not benefit any properties as all the adjacent properties have access from Sandstone. Any utility easements required will be retained.

The approval of this request will not have a negative effect on the neighborhood or surrounding areas.

Should you have any questions or concerns, please feel free to contact me at this office.

Sincerely,

***Baughman & Turner, Inc.***



David Turner  
President

DT/jh