



Applicant requested hold:

16. **ET-19-400160 (UC-0669-16)-LEGACY BERMUDA, LLC**: Applicant requested a **HOLD** to the Enterprise Town Board meeting on January 15, 2020.

Related applications heard together:

2. TM-19-500210-USA:
3. VS-19-0796-USA:
4. WS-19-0784-USA:
  
5. NZC-19-0868-USA:
7. TM-19-500228-USA:
  
17. TM-19-500232-1984 DEVELOPMENT, LLC:
19. VS-19-0878-1984 DEVELOPMENT, LLC:
21. ZC-19-0877-1984 DEVELOPMENT, LLC:
  
18. UC-19-0920-SOUTHERN HILLS BAPTIST CHURCH:
20. VS-19-0919-SOUTHERN HILLS BAPTIST CHURCH:

#### V. Informational Items

1. Announcements of upcoming neighborhood meetings and County or community meetings and events. (for discussion)

1. Enterprise Land Use Plan Update- Open House –Thursday, January 9, 2020 (4:00 – 7:00 pm) – Open House –Windmill Library 7060 W. Windmill Lane, Las Vegas, NV 89113
2. Receive a report from Clark County Community Planning on the Enterprise Land Use Plan Update regarding specific questions asked at the November 26, 2019 TAB Meeting about the process, and to confirm special meeting dates for the Enterprise TAB public hearing (For possible action).

Advanced Planning answers:

- Public Comment Form will be made available after the January 9, 2019 meeting.
- BCC determined change requests can only be made by property owners.
- Staff can request changes to update the map for previously approved Nonconforming Zone Changes that have been built.
- Comments may be made by the public on change requests.
- The TAB may not add items not on the agenda for consideration.
- The TAB may recommend different land use designations for change requests on the agenda.
- There are approximately 150 change requests for consideration.
- Recommend Special Meetings on consecutive nights in March from 6:00pm to 12:00am to process the change requests.
- Auctioned properties with Public Facility (PF) reservations still active will remain PF but if reservation removed staff or new owner can request changes.
- BCC cannot make change requests for any parcels not included on the agenda.

Motion by: Jenna Waltho

Action: **APPROVE**

- March 4th and 5th 2020 for Special TAB meetings to consider Land Use Plan change requests. The meetings to start at 6:00pm and stop by 12:00am.
- Applicant presentations and public comments will be limited to 2 minutes.

Vote: **PASSED** (5-0) /Unanimous

## VI. Planning & Zoning

1. **ET-19-400147 (VS-0133-17)-SACKLEY FAMILY TRUST & SACKLEY STUART TRS: HOLDOVER VACATE AND ABANDON FIRST EXTENSION OF TIME** for a portion of right-of-way being Rainbow Boulevard located between Capovilla Avenue and Arby Avenue (alignment) within Enterprise (description on file). MN/bb/jd (For possible action) **01/08/20 BCC**

Motion by: Jenna Waltho

Action: **APPROVE**

Per staff conditions.

Vote: **PASSED** (5-0) /Unanimous

2. **TM-19-500210-USA: HOLDOVER TENTATIVE MAP** consisting of 22 single family residential lots on 12.5 acres in an R-E (Rural Estates Residential) (RNP-I) Zone. Generally located on the east side of Jerlyn Street and the south side of Cougar Avenue within Enterprise. JJ/jor/jd (For possible action) **01/08/20 BCC**

Motion by: David Chestnut

Action: **DENY**

Vote: **PASSED** (5-0) /Unanimous

3. **VS-19-0796-USA: HOLDOVER VACATE AND ABANDON** an easement of interest to Clark County located between Jerlyn Street and Monte Cristo Way and between Cougar Avenue and Ford Avenue within Enterprise (description on file). JJ/jor/jd (For possible action) **01/08/20 BCC**

Motion by: David Chestnut

Action: **APPROVE**

Vote: **PASSED** (5-0) /Unanimous

4. **WS-19-0784-USA: AMENDED HOLDOVER WAIVERS OF DEVELOPMENT STANDARDS** for the following: 1) reduce gross lot area (previously not notified); 2) off-site improvements (streetlights and sidewalks) (previously not notified); and 3) street geometrics (previously not notified). **DESIGN REVIEWS** for the following: **1)** single family residential development; and **2)** increase finished grade in conjunction with a proposed single family residential development on 12.5 acres in an R-E (Rural Estates Residential) (RNP-I) Zone. Generally located on the east side of Jerlyn Street and the south side of Cougar Avenue within Enterprise . JJ/jor/jd (For possible action) **01/08/20 BCC**

Motion by: David Chestnut

Action:

**APPROVE** Amended Hold over Waiver of Development Standards #2.

**DENY** Amended Hold over Waiver of Development Standards #s 1 & 3.

**APPROVE** Design Review # 2.

**DENY** Design Review # 1.

Per staff if approved conditions.

Vote: **PASSED** (5-0) /Unanimous

5. **NZC-19-0868-USA:**

**ZONE CHANGE** to reclassify 24.9 acres of a 50.0 acre site from R-E (Rural Estates Residential) Zone to R-2 (Medium Density Residential) Zone.

**WAIVERS OF DEVELOPMENT STANDARDS** for the following: **1)** increase wall height; and **2)** reduce the street intersection off-sets.

**DESIGN REVIEWS** for the following: **1)** a single family residential development; and **2)** increased finished grade. Generally located on the north side of Shelbourne Avenue and the west side of Monte Cristo Way within Enterprise (description on file). JJ/pb/ja (For possible action) **01/21/20 PC**

Motion by: David Chestnut

Action:

**APPROVE** Zone Change.

**APPROVE** Waiver of Development Standards # 1.

**APPROVE** Waiver of Development Standards # 2 to 100 ft.

**APPROVE** Design Reviews per plans presented.

Per staff if approved conditions.

Vote: **PASSED** (5-0) /Unanimous

6. **NZC-19-0903-L M G LAS VEGAS, LLC:**

**ZONE CHANGE** to reclassify 0.6 acres from R-E (Rural Estates Residential) (AE-65) Zone to M-D (Designed Manufacturing) (AE-65) Zone.

**WAIVERS OF DEVELOPMENT STANDARDS** for the following: **1)** reduced parking; **2)** alternative driveway geometrics; and **3)** reduce the setback for a proposed gate.

**DESIGN REVIEW** for a proposed outside storage yard in conjunction with an existing distribution center on 4.6 acres in an M-D (Designed Manufacturing) (AE-65) Zone. Generally located on the east and west sides of Windy Street and the north side of Arby Avenue within Enterprise (description on file). MN/pb/ja (For possible action) **01/21/20 PC**

Motion by: Jenna Waltho

Action: **APPROVE**

Per staff conditions.

Vote: **PASSED** (5-0) /Unanimous

7. **TM-19-500228-USA:**

**TENTATIVE MAP** consisting of 183 residential lots and common lots on a 24.9 acre portion of a 50.0 acre site in an R-2 (Medium Density Residential) Zone. Generally located on the north side of Shelbourne Avenue and the west side of Monte Cristo Way within Enterprise. JJ/pb/ja (For possible action) **01/21/20 PC**

Motion by: David Chestnut

Action: **APPROVE** per plans presented

**CHANGE** Public Works Development Review bullet to read:

- Street intersection off-set shall be a minimum of **100** feet.

Per staff conditions.

Vote: **PASSED** (5-0) /Unanimous

8. **UC-19-0888-8480 SOUTH LLC:**

**USE PERMIT** for a restaurant in conjunction with a retail center on a portion of 0.9 acres in an H-1 (Limited Resort and Apartment) Zone and a C-2 (General Commercial) Zone. Generally located on the east side of Las Vegas Boulevard South and the north side of Wigwam Avenue within Enterprise. MN/lm/ja (For possible action) **01/21/20 PC**

Motion by: Kendal Weisenmiller

Action: **APPROVE**

Per staff conditions.

Vote: **PASSED** (5-0) /Unanimous

9. **UC-19-0913-SWITZER SHANE & MAMULA NICKOLAS G JR:**

**USE PERMIT** to increase the size of accessory structures in conjunction with a single family residence on 2.1 acres in an R-E (Residential Estates) (RNP-I) Zone. Generally located on the north side of Torino Avenue and the east side of Belcastro Street within Enterprise. JJ/nr/ja (For possible action) **01/21/20 PC**

Motion by: David Chestnut

Action: **APPROVE**

**ADD** Current Planning condition:

- Maintain the current landscaping along the east and north boundary adjacent to the proposed structure.

Per staff if approved conditions.

Vote: **PASSED** (5-0) /Unanimous

10. **UC-19-0936-J 3 DECATUR, LLC:**

**USE PERMIT** for vehicle repair on 3.1 acres in a C-2 (General Commercial) (AE-60) Zone. Generally located on the southwest corner of Wagon Trail Avenue and Decatur Boulevard within Enterprise. MN/al/jd (For possible action) **01/21/20 PC**

Motion by: Jenna Waltho

Action: **APPROVE**

Per staff conditions.

Vote: **PASSED** (5-0) /Unanimous

11. **VS-19-0911-PELL, LLC:**

**VACATE AND ABANDON** easements of interest to Clark County located between Warm Springs Road and Mardon Avenue, and between Montessouri Street and Agonis Street within Enterprise (description on file). MN/jvm/jd (For possible action) **01/21/20 PC**

Motion by: Jenna Waltho

Action: **APPROVE**

Per staff conditions.

Vote: **PASSED** (5-0) /Unanimous

12. **VS-19-0918- USA:**  
**VACATE AND ABANDON** easement of interest to Clark County located between Pebble Road and Blue Diamond Road, and between Jones Boulevard and El Camino Road within Enterprise (description on file). JJ/lm/jd (For possible action) **01/21/20 PC**

Motion by: Kendal Weisenmiller  
Action: **APPROVE**  
Per staff conditions.  
Vote: **PASSED** (5-0) /Unanimous

13. **DR-19-0932-TOPETE FAMILY TRUST & TOPETE RAMON & LETICIA TRS:**  
**DESIGN REVIEWS** for the following: 1) increased finished grade; and 2) single family residential development on 2.0 acres in an R-E (Rural Estates Residential) (RNP-I) Zone. Generally located on the south side of Shelbourne Avenue and the east side of Placid Street within Enterprise. MN/bb/jd (For possible action) **01/22/20 BCC**

Motion by: David Chestnut  
Action:  
**APPROVE** Design Review # 2.  
**DENY** Design Review # 1.  
Per staff conditions.  
Vote: **PASSED** (5-0) /Unanimous

14. **ET-19-400156 (TM-500030-13)–IOVINO, CARMEN:**  
**TENTATIVE MAP FIRST EXTENSION OF TIME** consisting of 207 single family residential lots and common element lots on approximately 298.9 acres in an R-2 (Medium Density Residential) P-C (Planned Community Overlay District) Zone in the Southern Highlands Master Planned Community. Generally located on the west side of Southern Highlands Parkway and the south side of Golf Estates Drive within Enterprise. JJ/md/jd (For possible action) **01/22/20 BCC**

Motion by: Kendal Weisenmiller  
Action: **APPROVE**  
Per staff conditions.  
Vote: **PASSED** (5-0) /Unanimous

15. **ET-19-400157 (VS-0813-17)-MJSS TRUST & HEFETZ, YAKOV TRS:**  
**VACATE AND ABANDON FIRST EXTENSION OF TIME** of easements of interest to Clark County located between Silverado Ranch Boulevard and Great Duke Avenue (alignment), and between Walmer Castle Lane (alignment) and Gillespie Street and portions of a right-of-way being Walmer Castle Lane located between Silverado Ranch Boulevard and Great Duke Avenue (alignment) within Enterprise (description on file). MN/lm/jd (For possible action) **01/22/20 BCC**

Motion by: Jenna Waltho  
Action: **HOLD** to Enterprise TAB meeting on January 15, 2020. The applicant was a no show.  
Vote: **PASSED** (5-0) /Unanimous

16. **ET-19-400160 (UC-0669-16)-LEGACY BERMUDA, LLC:**  
**USE PERMIT FIRST EXTENSION OF TIME** for a congregate care facility with accessory commercial uses.  
**WAIVERS OF DEVELOPMENT STANDARDS** for the following **1)** alternative landscaping adjacent to streets; and **2)** waive off-site improvements (curbs, gutters, streetlights, sidewalks, and partial paving) for Fairfield Avenue.  
**DESIGN REVIEW** for a congregate care facility on 5.0 acres in an R-E (Rural Estates Residential) (RNP-I) Zone. Generally located on the southwest corner of Erie Avenue and Bermuda Road within Enterprise. MN/tk/jd (For possible action) **01/22/20 BCC**

Applicant requested a **HOLD** to the Enterprise Town Board meeting on January 15, 2020.

17. **TM-19-500232-1984 DEVELOPMENT, LLC:**  
**TENTATIVE MAP** for a commercial subdivision on 27.4 acres in an M-D (Designed Manufacturing) Zone and M-D (Designed Manufacturing) (AE-60) Zone in the MUD-3 and the CMA Design Overlay Districts. Generally located on the west side of Jones Boulevard and the north side of Maule Avenue within Enterprise. MN/pb/ja (For possible action) **01/22/20 BCC**

Motion by: Jenna Waltho

Action: **HOLD** to Enterprise TAB meeting on January 15, 2020 per applicant request.

Vote: **PASSED** (5-0) /Unanimous

18. **UC-19-0920-SOUTHERN HILLS BAPTIST CHURCH:**  
**USE PERMIT** to allow expansion of a parking lot for a place of worship.  
**WAIVERS OF DEVELOPMENT STANDARDS** for the following: **1)** waive off-site improvements (including curb, gutter, sidewalk, streetlights, and partial paving) for Pebble Road; and **2)** reduced throat depth.  
**DESIGN REVIEW** expand parking lot for a place of worship on 1.2 acres in an R-E (Rural Estates Residential) Zone. Generally located on the south side of Pebble Road and the east side of Torrey Pines Drive within Enterprise. JJ/bb/ja (For possible action) **01/22/20 BCC**

Motion by: David Chestnut

Action:

**APPROVE** Use Permit.

**APPROVE** Waiver of Development Standards.

**APPROVE** Design Review.

**ADD** Current Planning condition:

- Design Review as a public hearing for significant changes to plans.

Per staff if approved conditions.

Vote: **PASSED** (5-0) /Unanimous

19. **VS-19-0878-1984 DEVELOPMENT, LLC:**  
**VACATE AND ABANDON** easements of interest to Clark County located between Jones Boulevard and Torrey Pines Drive, and between Maule Avenue and Roy Horn Way and portions of a right-of-way being Maule Avenue and an unnamed street located between Jones Boulevard and Torrey Pines Drive, and a portion of Bronco Street located between Maule Avenue and Roy Horn Way within Enterprise (description on file). MN/pb/ja (For possible action) **01/22/20 BCC**

Motion by: Jenna Waltho

Action: **HOLD** to Enterprise TAB meeting on January 15, 2020 per applicant request.

Vote: **PASSED** (5-0) /Unanimous

20. **VS-19-0919-SOUTHERN HILLS BAPTIST CHURCH:**  
**VACATE AND ABANDON** a portion of a right-of-way being Pebble Road located between Torrey Pines Drive and Mann Street (alignment), and a portion of right-of-way being Torrey Pines Drive located between Pebble Road and Tangled Vines Avenue (alignment) within Enterprise (description on file). JJ/bb/ja (For possible action) **01/22/20 BCC**

Motion by: David Chestnut

Action: **APPROVE**

Per staff conditions.

Vote: **PASSED** (5-0) /Unanimous

21. **ZC-19-0877-1984 DEVELOPMENT, LLC:**  
**ZONE CHANGE** to reclassify 27.4 acres from C-2 (General Commercial) Zone and C-2 (General Commercial) (AE-60) Zone to M-D (Designed Manufacturing) Zone and M-D (Designed Manufacturing) (AE-60) Zone in the CMA Design Overlay District.  
**USE PERMIT** for a communication tower.  
**WAIVERS OF DEVELOPMENT STANDARDS** for the following: **1)** allow a non-subdued exterior accent color; **2)** allow a horizontal roofline without architectural articulation; **3)** increase wall height; **4)** allow monotonous block walls; **5)** allow ground mounted up-lighting; **6)** allow alternative street landscaping (no trees); **7)** waive parking lot landscaping; **8)** alternative trash enclosures; and **9)** signage.  
**DESIGN REVIEWS** for the following: **1)** data center; **2)** signage; **3)** communication tower; and **4)** increase finished grade. Generally located on the west side of Jones Boulevard and the north side of Maule Avenue within Enterprise (description on file). MN/pb/ja (For possible action) **01/22/20 BCC**

Motion by: Jenna Waltho

Action: **HOLD** to Enterprise TAB meeting on January 15, 2020 per applicant request.

Vote: **PASSED** (5-0) /Unanimous

VII. General Business:

- **None**

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 January 15, 2020 at 6:00 p.m.



X. Adjournment:

Motion by: Jenna Waltho

Action: Adjourn meeting at 8:45p.m.

Vote: **PASSED** (5-0) / Unanimous