



Enterprise Town Advisory Board

July 1, 2020

MINUTES

Board Members: Jenna Waltho, Chair - **EXCUSED** Barris Kaiser, Vice Chair **PRESENT**
Rachel Pinkston **PRESENT via WebEx** David Chestnut **PRESENT**
Kendal Weisenmiller **PRESENT via WebEx**

Secretary: Carmen Hayes 702-371-7991 chaves70@yahoo.com

County Liaison: Tiffany Hesser 702-455-7388 tlh@clarkcountynv.gov

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.

Lorna Phegley, Current 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 June 10, 2020 Minutes (For possible action)

Motion by Barris Kaiser

Action: **APPROVE** Minutes for June 10, 2020

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

IV. Approval of Agenda for July 1, 2020 and Hold, Combine or Delete Any Items (For possible action)

Motion by Barris Kaiser

Action: **APPROVE** as amended.

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

Applicant requested hold:

7.WS-20-0230-BOU QUET, INC: Applicant requested **HOLD** to Enterprise TAB meeting on July 15, 2020.

Related applications

4. WC-20-400051 (ZC-0217-15)-CACTUS VILLAS, LLC:

5. WS-20-0224-CACTUS VILLAS, LLC

V. Informational Items

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

- a. Agenda Item #88 on the BCC JOINT MEETING REGULAR agenda July 7, 2020 states “Discuss and authorize the cancellation of the Enterprise Land Use Plan update; and direct staff accordingly.”
- b. The Enterprise TAB meetings for July 15 and 29 July 2020 will be held in Clark County Commission chambers. The social distancing in the Enterprise library will not allow large meetings.

VI. Planning & Zoning

1. **WS-20-0215-BLUE DIAMOND INDUSTRIAL VENTURE, LLC:**
WAIVERS OF DEVELOPMENT STANDARDS for the following: 1) cross access; and 2) alternative driveway geometrics.

DESIGN REVIEW for a distribution center on 13.8 acres in an M-D (Designed Manufacturing) Zone. Generally located on the north side of Blue Diamond Road and the west side of Lindell Road within Enterprise. JJ/pb/jd (For possible action) **07/07/20 PC**

Motion by David Chestnut

Action: **APPROVE**

ADD Current Planning conditions:

- Design Review as a public hearing for significant changes to plans.
- Design Review as a public hearing for lighting and signage.
- No Parking on La Costa Canyon Ct.

Per staff if approved conditions.

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

2. **UC-20-0227-CHURCH GOOD SAMARITAN LUTHERAN:**

USE PERMIT to increase the height of a proposed architectural feature (tower).

WAIVER OF DEVELOPMENT STANDARDS to allow wall signs where not permitted.

DESIGN REVIEWS for the following: 1) addition (tower) to a previously approved sanctuary building; and 2) wall signs in conjunction with a place of worship complex on 4.3 acres in an R-E (Rural Estates Residential) (RNP-I) Zone. Generally located on the south side of Windmill Lane and the west side of Gagnier Boulevard within Enterprise. JJ/lm/jd (For possible action) **07/21/20 PC**

Action:

DENY: Use Permit

WITHDRAWN by the applicant: Waiver of Development Standards

DENY: Design Review #1

WITHDRAWN by the applicant: Design Review #2

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

3. **DR-20-0228-KULAR, GURDEV SINGH:**
DESIGN REVIEW for increased finished grade in conjunction with an approved shopping center on 3.9 acres in a C-1 (Local Business) Zone and a C-2 (General Commercial) Zone. Generally located on the northeast corner of Gomer Road and Fort Apache Road within Enterprise. JJ/rk/jd (For possible action) **07/22/20 BCC**

Motion by Barris Kaiser

Action: **HOLD** to the Enterprise T AB meeting on July 15, 2020 due to applicant no show.

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

4. **WC-20-400051 (ZC-0217-15)-CACTUS VILLAS, LLC:**
WAIVER OF CONDITIONS for a zone change requiring the restaurant shown on the plans is limited to 2,800 square feet and will be the only food service operation permitted on the property in conjunction with an existing mixed-use development on 8.3 acres in a U-V (Urban Village - Mixed-Use) Zone. Generally located on the east side of Dean Martin Drive, 660 feet south of Cactus Avenue within Enterprise (description on file). JJ/pb/jd (For possible action) **07/22/20 BCC**

Motion by Barris Kaiser

Action: **APPROVE** per staff conditions

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

5. **WS-20-0224-CACTUS VILLAS, LLC:**
WAIVER OF DEVELOPMENT STANDARDS to reduce parking required for an existing mixed-use development on 8.3 acres in a U-V (Urban Village - Mixed-Use) Zone. Generally located on the east side of Dean Martin Drive, 660 feet south of Cactus Avenue within Enterprise. JJ/pb/jd (For possible action) **07/22/20 BCC**

Motion by Barris Kaiser

Action: **APPROVE** per staff conditions

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

6. **WS-20-0171-CHURCH HOPE BAPTIST LV, INC:**
WAIVER OF DEVELOPMENT STANDARDS to reduce approach distance.
DESIGN REVIEWS for the following: **1)** a private school with parking area; and **2)** increased finish grade on 45.3 acres in a P-F (Public Facilities) Zone. Generally located on the north side of Cactus Avenue, 1,200 feet east of Amigo Street within Enterprise. MN/bb/ja (For possible action) **07/22/20 BCC**

Motion by David Chestnut

Action:

DENY: Waiver of Development Standards;

APPROVE: Design Reviews #1 & #2;

ADD Current Planning conditions:

- Design Review as a public hearing for lighting and signage.

Per staff if approved conditions.

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

7. **WS-20-0230-BOUQUET, INC:**
WAIVER OF DEVELOPMENT STANDARDS to reduce the setback for a proposed freestanding sign to a right-of-way.
DESIGN REVIEWS for a comprehensive sign plan for the following: **1)** a freestanding sign; and **2)** wall signs in conjunction with an approved convenience store with gasoline station and vehicle wash on 1.6 acres in a C-1 (Local Business) Zone. Generally located on the southwest corner of Cactus Avenue and Dean Martin Drive within Enterprise. JJ/al/jd (For possible action) **07/22/20 BCC**

Applicant requested **HOLD** to Enterprise TAB meeting on July 15, 2020.

8. **ZC-20-0141-CLIFFSIDE HOLDINGS CO LP:**
HOLDOVER ZONE CHANGE to reclassify 1.3 acres from R-E (Rural Estates Residential) Zone to R-5 (Apartment Residential District) Zone.
WAIVERS OF DEVELOPMENT STANDARDS for the following: **1)** reduced guest parking; **2)** eliminate trash enclosure; **3)** reduced approach distance; and **4)** alternative driveway geometrics.
DESIGN REVIEW for a multiple family residential development. Generally located on the northwest corner of Ford Avenue and Parvin Street within Enterprise (description on file). MN/jvm/jd (For possible action) **07/22/20 BCC**

Motion by Barris Kaiser

Action: **HOLD** to the Enterprise TAB meeting on July 15, 2020 due to applicant no show.

Motion **PASSED** (4-0) /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 July 15, 2020 at 6:00 p.m.

X. Adjournment:

Motion by Barris Kaiser

Adjourn meeting at 7:24 p.m.

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