

Applicant requested hold:

3. UC-19-0398-ABC HAVEN WEST INC: The applicant has requested a **HOLD** to the Enterprise TAB meeting on September 25, 2019.

Related applications:

2. TM-19-500137-INVESTOR EQUITY HOMES, LLC & MOSAIC LAND FUND, LLC:
4. VS-19-0535-INVESTOR EQUITY HOMES, LLC & MOSAIC LAND FUND, LLC:
5. ZC-19-0534-INVESTOR EQUITY HOMES, LLC & MOSAIC LAND FUND, LLC:

9. WC-19-400096 (TM-18-500216)-KB HOME LV CAMDEN, LLC:
10. WC-19-400109 (WS-18-0896)-KB HOME LV CAMDEN, LLC:
11. WC-19-400110 (VS-18-0898)-KB HOME LV CAMDEN, LLC:

V. Informational Items

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

Open House for an update of the Enterprise Land Use Plan, Wednesday, September 18, 2019, 4:00 pm to 7 pm Windmill, Library 7060 W. Windmill Lane.

There is a vacancy on the Enterprise Town Board. If interested, please, see Carmen Hayes, Secretary, or Tiffany Hesser, Liaison for an application.

Clark County is seeking an appointee from Enterprise for the Community Development Advisory Committee. Several of the Town Advisory Boards appoint a board member to CDAC Committee. There is no obligation for a TAB member to volunteer, but this is option if anyone is interested. Last year's appointee and alternate have expressed interest in serving again.

VI. Planning & Zoning

1. **AR-19-400098 (WS-18-0266)-CORONADO LAND, LLC:**
WAIVER OF DEVELOPMENT STANDARDS FIRST APPLICATION FOR REVIEW for landscaping and screening in conjunction with a previously approved office building conversion with outside storage on 2.3 acres in an M-D (Designed Manufacturing) Zone. Generally located on the west side of Placid Street and south of Arby Avenue (alignment) within Enterprise. MN/nr/ma (For possible action) **09/04/19 BCC**

Motion by Jenna Waltho

Action: **APPROVE** per staff conditions.

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

2. **TM-19-500137-INVESTOR EQUITY HOMES, LLC & MOSAIC LAND FUND, LLC:**
TENTATIVE MAP consisting of 79 single family lots and common lots on 7.5 acres in an RUD (Residential Urban Density) Zone in the MUD-3 Overlay District. Generally located on the west side of Fort Apache Road and the south side of Meranto Avenue within Enterprise. JJ/rk/ja (For possible action) **09/04/19 BCC**

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

3. **UC-19-0398-ABC HAVEN WEST INC:**
HOLDOVER USE PERMIT to allow accessory uses (private access drive aisles with landscaping and decorative pavers) prior to the principal use.
WAIVERS OF DEVELOPMENT STANDARDS for the following: **1)** waive street landscaping; and **2)** waive full off-site improvements (curb, gutter, sidewalk, streetlights, and partial paving) along public streets.
DESIGN REVIEW for drive aisles and landscaping in conjunction with a multi-family development to the west on 16.5 acres in R-E (Rural Estates Residential), C-P (Office and Professional), and H-1 (Limited Resort and Apartment) Zones. Generally located on the west side of Haven Street and the south side of Mesa Verde Lane within Enterprise. MN/rk/ja (For possible action) **09/04/19 BCC**

The applicant has requested a **HOLD** to the Enterprise TAB meeting on September 25, 2019

4. **VS-19-0535-INVESTOR EQUITY HOMES, LLC & MOSAIC LAND FUND, LLC:**
VACATE AND ABANDON easements of interest to Clark County located between Fort Apache Road and Chieftan Street (alignment), and between Meranto Avenue and Richmar Avenue (alignment); and portion of a right-of-way being Fort Apache Road located between Meranto Avenue and Richmar Avenue (alignment) within Enterprise (description on file). JJ/rk/ma (For possible action) **09/04/19 BCC**

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

5. **ZC-19-0534-INVESTOR EQUITY HOMES, LLC & MOSAIC LAND FUND, LLC:**
ZONE CHANGE to reclassify 7.5 acres from R-E (Rural Estates Residential) Zone to RUD (Residential Urban Density) Zone.
USE PERMIT for an attached (townhouse) planned unit development.
WAIVERS OF DEVELOPMENT STANDARDS for the following: **1)** reduce driveway distance from intersection; **2)** reduce street intersection off-set; **3)** allow modified private residential driveway design; **4)** reduce the throat depth for a call box; **5)** increase the number of dwelling units accessing an over length stub street; and **6)** reduce width of a private street.
DESIGN REVIEWS for the following: **1)** an attached single family residential planned unit development; and **2)** increased finished grade. Generally located on the west side of Fort Apache Road and the south side of Meranto Avenue within Enterprise (description on file). JJ/rk/ja (For possible action) **09/04/19 BCC**

Motion by David Chestnut

Action:

APPROVE Zone Change;

APPROVE Use Permit;

NO LONGER NEEDED Waiver of Development Standards #s 1 and 3b;

APPROVE Waiver of Development Standards #s 2, 3a, 4, 5a, 5b, and 6;

APPROVE Design Reviews.

ADD Current Planning Conditions:

- Design Review as a public hearing for significant change to plans;
- Obtain Republic Services approval for individual trash pickup.

Per staff if approved conditions.

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

6. **WS-19-0576-P N II INC:**

WAIVER OF DEVELOPMENT STANDARDS for a reduced front setback in conjunction with a single family residential home on 0.1 acres in an R-3 (Multiple Family Residential) Zone. Generally located on the east side of Jones Boulevard and the north side of Haleh Avenue within Enterprise. JJ/bb/ja (For possible action) **09/17/19 PC**

Motion by Jenna Waltho

Action: **APPROVE** per staff conditions.

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

7. **WS-19-0591-TLC RANCH LIVING TRUST & EGGLESTON TODD C & LISA TRS:**

WAIVER OF DEVELOPMENT STANDARDS for reduced setbacks in conjunction with a single family residential home on 0.5 acres in an R-E (Rural Estates Residential) Zone. Generally located on the south side of Eldorado Lane, approximately 136 feet east of Hinson Street within Enterprise. MN/bb/jd (For possible action) **09/17/19 PC**

Motion by Jenna Waltho

Action: **APPROVE** per staff conditions.

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

8. **UC-19-0590-A & A, LLC & GET IT GOING, LLC:**

USE PERMIT for a vehicle maintenance facility.

WAIVERS OF DEVELOPMENT STANDARDS for the following: **1)** reduced building setbacks; **2)** reduce building separation to a residential use; **3)** reduce the building height/setback; **4)** reduce trash enclosure setback; **5)** reduce parking; and **6)** alternative landscaping.

DESIGN REVIEWS for the following: **1)** alternative parking lot landscaping; and **2)** a vehicle maintenance facility on 0.7 acres in a C-1 (Local Business) Zone. Generally located on the south side of Blue Diamond Road, 200 feet west of Cameron Street within Enterprise. JJ/al/ja (For possible action) **09/18/19 BCC**

Motion by Barris Kaiser

Action: **DENY**

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

9. **WC-19-400096 (TM-18-500216)-KB HOME LV CAMDEN, LLC:**
WAIVERS OF CONDITIONS for a tentative map requiring: **1)** applicant shall secure a private grant from the Bureau of Land Management (BLM) through APN 176-20-601-014 for access to the proposed subdivision; and **2)** applicant shall provide access from the private grant to any adjacent parcels that are created with a BLM land sale or future subdivision map to limit access points to Blue Diamond Road in conjunction with an approved single family residential subdivision on 5.1 acres in an R-3 (Multiple Family Residential) Zone. Generally located 150 feet north of Blue Diamond Road, 1,000 feet west of Durango Drive within Enterprise. JJ/sd/ja (For possible action) **09/18/19 BCC**

Motion by Kendal Weisenmiller

Action: **APPROVE** per staff conditions.

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

10. **WC-19-400109 (WS-18-0896)-KB HOME LV CAMDEN, LLC:**
WAIVERS OF CONDITIONS for a waiver of development standards requiring the following: **1)** applicant shall secure a private grant from the Bureau of Land Management (BLM) through APN 176-20-601-014 for access to the proposed subdivision; and **2)** applicant shall provide access from the private grant to any adjacent parcels that are created with a BLM land sale or future subdivision map to limit access points to Blue Diamond Road in conjunction with an approved single family residential subdivision on 5.1 acres in an R-3 (Multiple Family Residential) Zone. Generally located 150 feet north of Blue Diamond Road, 1,000 feet west of Durango Drive within Enterprise. JJ/sd/ja (For possible action) **09/18/19 BCC**

Motion by Kendal Weisenmiller

Action: **APPROVE** per staff conditions.

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

11. **WC-19-400110 (VS-18-0898)-KB HOME LV CAMDEN, LLC:**
WAIVERS OF CONDITIONS of a vacation requiring the following: **1)** vacation shall not record prior to the applicant securing a private grant from the Bureau of Land Management; **2)** applicant shall secure a private grant from the Bureau of Land Management (BLM) through APN 176-20-601-014 for access to the proposed subdivision; and **3)** applicant shall provide access from the private grant to any adjacent parcels that are created with a BLM land sale or future subdivision map to limit access points to Blue Diamond Road in conjunction with an approved single family residential subdivision on 5.1 acres in an R-3 (Multiple Family Residential) Zone. Generally located 150 feet north of Blue Diamond Road, 1,000 feet west of Durango Drive within Enterprise. JJ/sd/ja (For possible action) **09/18/19 BCC**

Motion by Kendal Weisenmiller

Action: **APPROVE** per staff conditions

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

12. **WS-19-0584-SOUTHERN HILLS BAPTIST CHURCH:**
WAIVER OF DEVELOPMENT STANDARDS for off-site improvements (including curb, gutter, sidewalk, streetlights, and partial paving) in conjunction with a minor subdivision for future development 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/lm/ja (For

possible action) **09/18/19 BCC**

Motion by David Chestnut

Action:

APPROVE Waiver of Development Standards for Pebble Rd.;

DENY Waiver of Development Standards for Torrey Pines Dr.

Per staff if approved conditions.

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

13. **ZC-19-0586-WARDS' IRREVOCABLE TRUST & WARD, JOSEPH L. JR TRS:**

ZONE CHANGE to reclassify 1.3 acres from R-E (Rural Estates Residential) Zone to C-1 (Local Business) Zone for future development. Generally located on the north side of Landberg Avenue, 170 feet west of Valley View Boulevard within Enterprise (description on file). JJ/lm/jd (For possible action) **09/18/19 BCC**

Motion by David Chestnut

Action: **APPROVE**

ADD Current Planning Conditions:

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

Per staff conditions.

Motion **PASSED** (3-1) / (Kaiser–Nay)

VII. General Business:

1. Review FY 2020 budget request(s) and take public input regarding suggestions for FY 2021 budget request(s). (For possible action) We will revisit at the next Enterprise TAB meeting. Tiffany Hesser presented last year's budget requests with County departmental updates (see attached). TAB members will have an opportunity to review and make suggestions for next year's budget at the next TAB meeting and make final recommendations in October.

2. Discuss Public Works meetings results with Dave Chestnut and Barry Kaiser. (for discussion only)
Barris Kaiser and David Chestnut provided updates from their meeting with Public Works (see attached). They suggested having a Public Works representative come to a future TAB meeting to discuss particular topics.

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.

A resident thanked Clark County Public Works for the additional No Parking signage they installed along the Dean Martin curve north of Blue Diamond. He thanked LVMPD and NDOT for their enforcement efforts. He also had a few questions regarding the completion of Warm Springs between Dean Martin and Decatur.. He was provided a copy of the Enterprise TAB budget requests 2019/2020 which address the issue.

IX. Next Meeting Date

The next regular meeting will be September 11, 2019 at 6:00 p.m.

X. Adjournment:

Motion by Jenna Waltho

Adjourn meeting at 7:20 p.m.

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