



Sunrise Manor Town Advisory Board

Hollywood Recreation Center

1650 S. Hollywood Blvd.

Las Vegas, NV 89142

May 30, 2019

6:30 p.m.

AGENDA

NOTE:

- Items on the agenda may be taken out of order.
- The Board/Council may combine two or more agenda items for consideration.
- The Board/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 Board of County Commissioners Zoning Commission (BCC) or 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 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 or TDD 702-385-7486 or Relay Nevada toll free 800-326-6868, TD/TDD.
- Supporting material provided to Board/Council members for this meeting may be requested from Janice Ridondo at 702-455-3504 and is/will be available at the County's website at www.clarkcountynv.gov.

Board Members: Max Carter – Chair Paul Thomas-Member
 Alexandria Malone- Vice-Chair
 Earl Barbea-Member

Secretary: Jill Leiva, 702-334-6892

County Liaison: Janice Ridondo, Kelly Benavidez, Beatriz Martinez

- I. Call to Order, Pledge of Allegiance, Roll Call, County Staff Introductions
- 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.
- III. Approval of May 2, 2019 Minutes (For possible action)

BOARD OF COUNTY COMMISSIONERS
 MARILYN KIRKPATRICK, CHAIR - LAWRENCE WEEKLY, Vice-Chair
 LARRY BROWN - JAMES GIBSON - JUSTIN JONES – MICHAEL NAFT - TICK SEGERBLOM
 YOLANDA KING, County Manager

IV. Approval of Agenda for May 30, 2019 and Hold, Combine or Delete Any Items (For possible action)

V. Informational Items:

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

VI. Planning & Zoning

06/04/19 PC

1. **CP-19-900180:** That the Sunrise Manor Town Advisory Board consider proposed changes to the Transportation Element of the Clark County Comprehensive Master Plan, and after conducting a public hearing, take appropriate action. (For possible action)**06/04/19 PC**
2. **UC-19-0271-PARISH ENTERPRISES:**
USE PERMIT to allow a proposed manufacturing and vehicle parts repair use in an APZ-2 Overlay District in conjunction with an office/warehouse building on 0.5 acres in an M-1 (Light Manufacturing) (AE-70) (APZ-2) Zone. Generally located on the east side of Abels Lane, approximately 600 feet north of Carey Avenue within Sunrise Manor. MK/sd/ja (For possible action) **06/04/19 PC**
3. **UC-19-0283-BOULDER NELLIS, LLC:**
USE PERMIT to allow a laundromat within an existing shopping center on a portion of 2.8 acres in an H-1 (Limited Resort and Apartment) Zone in the MUD-3 Overlay District. Generally located on the west side of Boulder Highway and the north side of Harmon Avenue within Sunrise Manor. TS/jor/ja (For possible action) **06/04/19 PC**
4. **VS-19-0303-GREYSTONE NEVADA, LLC:**
VACATE AND ABANDON a portion of a right-of-way being Hollywood Boulevard located between Cheyenne Avenue and Alto Avenue within Sunrise Manor (description on file). MK/jvm/ja (For possible action) **06/04/19 PC**
5. **VS-19-0306-GREYSTONE NEVADA LLC:**
VACATE AND ABANDON a portion of a right-of-way being Hollywood Boulevard located between Cheyenne Avenue and Alto Avenue and a portion of right-of-way being Alto Avenue located between Hollywood Boulevard and Los Feliz Street within Sunrise Manor (description on file). MK/jvm/ja (For possible action) **06/04/19 PC**

06/05/19 BCC

6. **UC-19-0263-MIRANDA-BURCIAGA, FERMIN A. & BELTRAN-HERNANDEZ, JESUS ELOY:**
USE PERMIT to allow vehicle (automobile) sales.
WAIVERS OF DEVELOPMENT STANDARDS for the following: 1) landscaping; and 2) off-site improvements (paving, curb, gutter, sidewalk, and streetlights).
DESIGN REVIEW for parking lot expansion in conjunction with an existing commercial building on 1.0 acre in a C-1 (Local Business) Zone. Generally located on the south side of Lake Mead Boulevard and the west side of Christy Lane within Sunrise Manor. LW/nr/ja (For possible action) **06/05/19 BCC**

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7. **UC-19-0265-HAINES, WAYNE R. & SHERRI L.:**
USE PERMITS for the following: **1)** permit a horse/riding rental stable; **2)** reduce minimum area required for a horse riding/rental stable; **3)** allow alternative landscaping along all side and rear property lines; and **4)** allow existing accessory structures that are not architecturally compatible with the principal building (single family residence).
WAIVERS OF DEVELOPMENT STANDARDS for the following: **1)** eliminate parking lot landscaping; **2)** allow alternative landscaping adjacent to a less intensive use; **3)** permit an existing non-decorative fence; **4)** reduce access gate setback; and **5)** waive full off-site improvements (curb, gutter, sidewalk, streetlights, and partial paving).
DESIGN REVIEW for a proposed horse riding/rental stable and associated structures in conjunction with an existing single family residence on 1.9 acres in an R-E (Rural Estates Residential) Zone. Generally located on the east side of Gateway Road, 730 feet north of Lake Mead Boulevard within Sunrise Manor. LW/md/ja (For possible action) **06/05/19 BCC**
8. **ZC-19-0313-D'ACOSTA, YOLY:**
ZONE CHANGE to reclassify 2.2 acres from R-E (Rural Estates Residential) (AE-65 & AE-70) Zone to M-D (Designed Manufacturing) (AE-65 & AE-70) Zone.
USE PERMITS for the following: **1)** proposed vehicle (automobile) paint and body shop; **2)** proposed vehicle (automobile) repair; **3)** proposed vehicle (automobile) maintenance; and **4)** a project of regional significance (adjacent to the City of North Las Vegas).
WAIVERS OF DEVELOPMENT STANDARDS for the following: **1)** reduce the separation of a proposed vehicle (automobile) paint and body shop from a residential use; **2)** reduced setback; and **3)** allow modified driveway design standards.
DESIGN REVIEW for office/warehouse buildings. Generally located on the east side of Pecos Road and the north side of Alto Avenue within Sunrise Manor (description on file). LW/pb/ja (For possible action) **06/05/19 BCC**
- 06/18/19 PC**
9. **UC-19-0321-JIMENEZ BRISBANY:**
USE PERMITS for the following: **1)** increase the size of an accessory apartment; and **2)** waive the architectural compatibility of an accessory apartment.
WAIVER OF DEVELOPMENT STANDARDS for a second driveway in conjunction with a single family residence on 1.1 acres in an R-E (Rural Estates Residential) Zone. Generally located on the northeast corner of Phyllis Street and Sunrise Avenue within Sunrise Manor. TS/jt/ja (For possible action)**06/18/19 PC**
10. **UC-19-0359-FLORES-RODRIGUEZ MIGUEL & LOPEZ-MAYORGA INGRIS N:**
USE PERMIT to allow a proposed food cart (taco cart/trailer) not located within an enclosed building on a portion of 0.8 acres in a C-1 zone. Generally located on the south side of Lake Mead Boulevard, 420 feet east of Christy Lane within Sunrise Manor. TS/nr/ja (For possible action) **06/18/19 PC**

06/19/19 BCC

11. **UC-19-0324-AYERS RONALD & PATRICIA FAMILY TRUST & AYERS RONALD C & PATRICIA ANN TRS:**
USE PERMIT to allow a towing service on 2.4 acres in an M-D (Designed Manufacturing) (AE-70) Zone.
WAIVER OF DEVELOPMENT STANDARDS to allow alternative screening/landscaping.
DESIGN REVIEW for the conversion of an existing single family residence to a towing service facility. Generally located on the east side of Lincoln Road, approximately 133 feet north of Cartier Avenue within Sunrise Manor. LW/nr/ja (For possible action) **06/19/19 BC**

12. **ZC-19-0320-PRECEDENT PROPERTIES, LLC & VERLAINE, LLC:**
ZONE CHANGE to reclassify 8.0 acres from R-E (Rural Estates Residential) Zone and H-2 (General Highway Frontage) Zone to R-5 (Apartment Residential) Zone in the MUD-2 Overlay District.
WAIVER OF DEVELOPMENT STANDARDS to allow an attached sidewalk.
DESIGN REVIEW for a multiple family residential complex. Generally located on the southeast corner of Vegas Valley Drive and Sandhill Road within Sunrise Manor (description on file). TS/jt/ja (For possible action) **06/19/19 BCC**

VII. General Business: None

VIII. Comments by the General Public - 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.

IX. Next Meeting Date: June 13, 2019

X. Adjournment

POSTING LOCATIONS: This meeting was legally noticed and posted at the following locations:

Hollywood Recreation Center, 1650 S. Hollywood Blvd. LV NV 89142
Bob Price Recreation Center 2050 Bonnie Lane, LV NV 89156
Parkdale Community Center 3200 Ferndale LV NV 89121
Sunrise Library 5400 Harris Ave. LV NV 89110
<https://notice.nv.gov/>

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