



# Winchester Town Advisory Board

Winchester Community Center

3130 McLeod Dr.

Las Vegas, NV 89121

January 15, 2019

6:00 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 Beatriz Martinez at 702-455-0560 and is/will be available at the County's website at [www.clarkcountynv.gov](http://www.clarkcountynv.gov).

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#### Board Members:

Ken Dayton– Chair  
Judith Siegel- Vice Chair  
John J Delibos

Robert Mikes  
Roxana Valadares

#### Secretary:

Beatriz Martinez, 702-455-0560, [beatriz.martinez@clarkcountynv.gov](mailto:beatriz.martinez@clarkcountynv.gov)

#### County Liaison:

Beatriz Martinez, 702-455-0560, [beatriz.martinez@clarkcountynv.gov](mailto:beatriz.martinez@clarkcountynv.gov)

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- I. Call to Order, Invocation, Pledge of Allegiance, 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 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 Minutes December 11, 2018 (For possible action)
- IV. Approval of Agenda for January 15, 2019 and Hold, Combine or Delete Any Items (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

V. Informational Items

1. Announcements of upcoming neighborhood meetings and County or community meetings and events.  
None.

VI. Planning & Zoning

1. **AR-18-400246 (WS-0099-17) -GLUSMAN FAMILY LP:**  
**WAIVER OF DEVELOPMENT STANDARDS FIRST APPLICATION FOR REVIEW** to increase the area of a wall sign.  
**DESIGN REVIEW** for a wall sign in conjunction with an existing restaurant on 1.2 acres in an H-1 (Limited Resort and Apartment) Zone in the MUD-1 Overlay District. Generally located on the south side of Convention Center Drive, 250 feet west of Paradise Road within Winchester. TS/tk/ja (For possible action)  
**BCC 2/6/19**
2. **AR-18-400265 (WS-0237-08)-MRCI FUNDING CORPORATION:**  
**WAIVERS OF DEVELOPMENT STANDARDS FIFTH APPLICATION FOR REVIEW** of the following: 1) permit a use not conducted within a permanent enclosed building where required; and 2) on-site paving requirements.  
**DESIGN REVIEW** for an outdoor tent on 1.4 acres in an H-1 (Limited Resort and Apartment) Zone in the MUD-1 Overlay District. Generally located on the south side of Convention Center Drive and the west side of Paradise Road within Winchester. TS/tk/ja (For possible action) **BCC 2/6/19**
3. **DR-18-1002-VETTER, KARL CLAY:**  
**DESIGN REVIEW** for a place of worship within an existing shopping center on 0.1 acres in a C-2 (General Commercial) Zone within the SOSA Design and the MUD-2 Overlay Districts. Generally located on the south side of Sahara Avenue, 193 feet east of Commercial Center Drive within Winchester. TS/jor/ja (For possible action) **BCC 2/6/19**

**4. ET-18-400267 (UC-1223-07)-MRCI FUNDING CORPORATION:**

**USE PERMITS FIFTH EXTENSION OF TIME** to commence the following: 1) a High Impact Project; 2) an expansion of the Gaming Enterprise District; 3) a resort hotel consisting of 3,250 hotel rooms; 4) 250 resort condominiums; 5) public areas including all casino areas, showrooms, live entertainment, shopping center, indoor and outdoor dining, offices, meeting/convention, back-of-house areas, and parking structures; 6) increase the height of the high-rise towers and structures; 7) associated accessory and incidental commercial uses, buildings, and structures; and 8) deviations from development standards.

**DEVIATIONS** for the following: 1) reduce on-site parking; 2) reduce the height setback ratios; 3) encroachment into airspace; and 4) all other deviations as shown per plans on file.

**DESIGN REVIEWS** for the following: 1) a resort hotel/casino with high-rise towers including kitchens in rooms; and 2) all other accessory and incidental buildings and structures on 15.0 acres in an H-1 (Limited Resort and Apartment) Zone in the MUD-1 Overlay District. Generally located on the south side of Convention Center Drive and the west side of Paradise Road within Winchester. TS/tk/ja (For possible action)

**BCC 2/6/19**

**5. WS-18-0979-ALDABBAGH, OMAR:**

**WAIVERS OF DEVELOPMENT STANDARDS** for the following: 1) increased area for an animated sign; 2) increased area for a freestanding sign; and 3) permit electronic message unit/video graphics where only electronic message units are allowed.

**DESIGN REVIEW** for an animated freestanding sign in conjunction with an existing adult cabaret on 1.0 acre in an M-1 (Light Manufacturing) Zone in the Adult Use and MUD-1 Overlay Districts. Generally located on the west side of Highland Drive, 550 feet south of Edna Avenue within Winchester. TS/pb/ja (For possible action)

**BCC 2/6/19**

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: January 29, 2019

X. Adjournment

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

Winchester Community Center: 3130 S McLeod Dr., Las Vegas NV 89121

Fast & Fresh Dry Cleaners: 2548 Desert Inn Rd., Las Vegas NV 89121

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YOLANDA KING, County Manager

United States Postal Services: 2478 E. Desert Inn Rd., Las Vegas, NV 89121  
Starbucks: 2412 E. Desert Inn Rd., Las Vegas, NV 89121

<https://notice.nv.gov/>

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