



Lone Mountain Citizens Advisory Council

October 8, 2024

MINUTES

Board Members: Don Cape- Chair - **EXCUSED**
Kimberly Burton - Vice Chair - **PRESENT**
Chris Darling- **PRESENT**
Carol Peck - **PRESENT**
Allison Bonanno - **PRESENT**

Secretary: Dawn vonMendenhall, clarkcountycac@hotmail.com

Town Liaison: Marcelo Erosa, marcelo.erosa@clarkcountynv.gov
William Covington, William.Covington@clarkcountynv.gov

- I. Call to Order, Pledge of Allegiance, Roll Call, County Staff
Introductions The meeting was called to order at 6:34 p.m.

- II. Public
Comment None

- III. Approval of September 24, 2024, Minutes

Moved by: KIMBERLY BURTON
Action: Approved subject minutes as submitted
Vote: 4/0 -Unanimous

- IV. Approval of Agenda for October 8, 2024

Moved by: CHRIS DARLING
Action: Approved agenda, combining items 2 & 3 to be heard together
Vote: 4/0 - Unanimous

- V. Informational Item(s)
None

VI. Planning & Zoning

1. **WS-24-0477-GARCIA FAMILY TRUST & GARCIA RALPH JR & DENISE M TRS: WAIVERS OF DEVELOPMENT STANDARDS** for the following: **1)** reduce building separation for an accessory structure; and **2)** reduce the rear setback for an addition to an existing single-family residence on 0.49 acres in an RS20 (Residential Single-Family 20) Zone within the Neighborhood Protection (RNP) Overlay. Generally located on the south side of Wing Shadow Circle, 700 feet east of Fort Apache Road within Lone Mountain. RM/my/kh (For possible action) **11/5/24 PC**

Action: APPROVED as submitted subject to staff conditions

Moved By: KIMBERLY BURTON

Vote: 4/0 Unanimous

2. **WS-24-0511-KOREN STRATEGIC INVESTMENTS: WAIVERS OF DEVELOPMENT STANDARDS** for the following: **1)** street landscaping; **2)** increase fill height; **3)** increase retaining wall height; and **4)** off-site improvements (curb, gutter, streetlights, & sidewalks). **DESIGN REVIEW** for a proposed single-family residential subdivision on 4.51 acres in an RS20 Zone within the Neighborhood Protection (RNP) Overlay. Generally located on the north side of Racel Street and the west side of Sisk Road within Lone Mountain. MK/jor/kh (For possible action) **11/6/24 BCC**

Action: APPROVED with following conditions: (1) eliminate streetlights but add more intense landscaping at entrance and in front of each house, (2) new homebuyers given disclaimer that there are animals in the area (smell, noise, etc), and (3) part of Sisk and Racel have gravel or chat material so horses can easily walk on the roads.

11/6/24 BCC

Moved By: KIMBERLY BURTON

Vote: 4/0 Unanimous

3. **TM-24-500109-KOREN STRATEGIC INVESTMENTS: TENTATIVE MAP** consisting of 9 single-family residential lots on 4.51 acres in an RS20 (Residential Single-Family) Zone within the Neighborhood Protection (RNP) Overlay. Generally located on the north side of Racel Street and the west side of Sisk Road within Lone Mountain. MK/jor/kh (For possible action) **11/6/24 BCC**

Action: APPROVED as submitted subject to staff conditions

Moved By: KIMBERLY BURTON

Vote: 4/0 Unanimous

VII. General

Business None

VIII. Public Comment

None

IX.. Next Meeting Date

The next regular meeting will be October 29, 2024

X. Adjournment

The meeting was adjourned at 7:46 p.m.