



Paradise Town Advisory Board

October 26, 2021

MINUTES

Board Members:	John Williams –Chair- PRESENT Susan Philipp - Vice Chair- EXCUSED Roger Haywood- PRESENT	Joh Wardlaw– PRESENT Katlyn Cunningham – PRESENT
Secretary:	Maureen Helm 702-606-0747 mhelmtab@gmail.com	
Town Liaison:	Blanca Vazquez 702-455-8531 bva@clarkcountynv.gov	

I. Call to Order, Pledge of Allegiance, Roll Call(see above), County Staff Introductions

Brady Bernhart; Planning, Blanca Vazquez; Town Liaison

Meeting was called to order by Chair Williams, at 7:00 p.m.

II. Public Comment:
None

III. Approval of October 21, 2021 Minutes

Moved by: Haywood

Action: Approve as submitted

Vote: 4-0 Unanimous

Approval of Agenda for October 26, 2021

Moved by: Wardlaw

Action: Approve as submitted

Vote: 4-0 Unanimous

IV. Informational Items (For Discussion only)

None

V. Planning & Zoning

1. **UC-21-0552-NICOLA LVP, LP:**

USE PERMIT to allow a minor training facility within an existing office warehouse building on 2.0 acres in an M-1 (Light Manufacturing) Zone in the Adult Use Overlay District. Generally located on the southeast corner of Ali Baba Lane and Valley View Boulevard within Paradise. MN/jor/jo (For possible action) **PC 11/16/21**

MOVED BY-Wardlaw

APPROVE- Subject to staff conditions

VOTE: 4-0 Unanimous

2. **WS-21-0565-TORNADO MECHANICAL, LLC:**

WAIVERS OF DEVELOPMENT STANDARDS for the following: 1) increase building height; and 2) driveway design standards.

DESIGN REVIEW for an office building on 0.4 acres in an Office and Professional (C-P) Zone within the Russell Road Corridor. Generally located on the north side Russell Road, approximately 810 feet east of Pecos Road within Paradise. JG/sd/jo (For possible action)

PC 11/16/21

MOVED BY-Wardlaw

DENY- Waiver of Development Standards #2

APPROVE- Waiver of Development Standards #1 and Design Review Subject to staff conditions

VOTE: 4-0 Unanimous

3. **DR-21-0566-MGP LESSOR, LLC:**

DESIGN REVIEW for modifications to an approved comprehensive sign package in conjunction with a resort hotel (Park MGM) on 20.8 acres in an H-1 (Limited Resort and Apartment) Zone and an H-1 (Limited Resort and Apartment) (AE-60) Zone. Generally located on the north side of Park Avenue (private street) and the west side of Las Vegas Boulevard South within Paradise. JG/jor/jo (For possible action) **BCC 11/17/21**

MOVED BY-Cunningham

APPROVE- Subject to staff conditions

VOTE: 4-0 Unanimous

4. **ET-21-400157 (UC-19-0624)-S. VALLEY VIEW TWAIN, LLC:**

USE PERMITS FIRST EXTENSION OF TIME for the following: 1) multiple family residential development; 2) increased density; and 3) an accessory commercial use.

WAIVERS OF DEVELOPMENT STANDARDS for the following: 1) increased height; 2) reduced parking; 3) allow modified driveway design standards; 4) reduced driveway separation; and 5) reduced commercial driveway radius.

DESIGN REVIEW for a multiple family residential development on 6.2 acres in an H-1 (Limited Resort and Apartment) Zone. Generally located on the south side of Highland Drive between Polaris Avenue and Morgan Cashmans Way within Paradise. JJ/jor/jo (For possible action) **BCC 11/17/21**

MOVED BY-Williams

APPROVE- Subject to staff conditions

VOTE: 4-0 Unanimous

VI. General Business (for possible action)
None

VII. Public Comment
None

VIII. Next Meeting Date
The next regular meeting will be November 9, 2021

IX. Adjournment
The meeting was adjourned at 7:20 p.m.