



Paradise Town Advisory Board

August 25, 2020

MINUTES

Board Members:	Jon Wardlaw –Chair- PRESENT John Williams —Vice Chair- PRESENT	Susan Philipp – PRESENT Bart Donovan- 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, Stephanie Halasi; Administrative Specialist

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

II. Public Comment:
None

III. Approval of August 11, 2020 Minutes

Moved by: Donovan
Action: Approval as submitted
Vote: 4-0 Unanimous

Approval of Agenda for August 25, 2020

Moved by: Williams
Action: Approve as submitted
Vote:4 -0 Unanimous

IV. Informational Items
None

V. Planning & Zoning

1. **TM-20-500109-MASS EQ-SPENCER & SERENE, LLC:**
TENTATIVE MAP for a 1 lot commercial subdivision on 2.0 acres in a C-1 (Local Business) Zone. Generally located on the north side of Serene Avenue and the west side of Spencer Street within Paradise. MN/bb/jd (For possible action) **PC 9/1/20**

MOVED BY-Williams
APPROVE- Subject to staff conditions
VOTE: 4-0 Unanimous

2. **UC-20-0332-DIAMOND CREEK HOLDINGS, LLC SERIES 11:**
USE PERMIT for an assisted living facility.
WAIVER OF DEVELOPMENT STANDARDS to reduce the minimum lot area for an assisted living facility on 0.9 acres in a C-P (Office and Professional) Zone. Generally located on the east side of Eastern Avenue and the north side of Twain Avenue within Paradise. TS/rk/jd (For possible action) **PC 9/15/20**

MOVED BY-Philipp
APPROVE- Subject to staff conditions
VOTE: 4-0 Unanimous

3. **WS-20-0336-3900 PARADISE RETAIL OWNER SPE, LLC:**
WAIVERS OF DEVELOPMENT STANDARDS for the following: **1)** eliminate street landscaping; **2)** allow alternative parking lot design standards; **3)** reduce parking; and **4)** allow alternative sign standards.
DESIGN REVIEWS for the following: **1)** modifications to an existing shopping center; **2)** alternative parking lot landscaping; and **3)** signage in conjunction with an existing shopping center on 4.0 acres in a H-1 (Limited Resort and Apartment) Zone. Generally located on the east side of Paradise Road, 640 feet south of Twain Avenue within Paradise. TS/jt/jd (For possible action) **PC 9/15/20**

Applicant arrived after close of meeting. Return to the Paradise 9/8/2020 TAB meeting

4. **ET-20-400083 (ZC-18-0666) -BOMBARD ELECTRIC, LLC:**
ZONE CHANGE FIRST EXTENSION OF TIME to reclassify a 0.5 acre portion of 2.5 acres from R-E (Rural Estates Residential) Zone and M-1 (Light Manufacturing) Zone to M-1 (Light Manufacturing) Zone.
USE PERMIT to allow an office as a principal use in an M-1 (Light Manufacturing) Zone.
WAIVERS OF DEVELOPMENT STANDARDS for the following: **1)** reduce parking; and **2)** allow modified commercial driveway geometrics.
DESIGN REVIEWS for the following: **1)** alternative parking lot landscaping; and **2)** a proposed office warehouse building on 4.1 acres in an M-1 (Light Manufacturing) Zone. Generally located on the north side of Post Road and the east and west sides of Arville Street (alignment) within Paradise (description on file). MN/jgh/jd (For possible action) **BCC 9/16/20**

NO show. Return to the Paradise 9/8/2020 TAB meeting

- VI. General Business
None
- VII. Public Comment
None
- VIII. Next Meeting Date
The next regular meeting will be September 9, 2020
- IX. Adjournment
The meeting was adjourned at 7:12 p.m.