



# Paradise Town Advisory Board

August 31, 2021

## MINUTES

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

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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 August 10, 2021 Minutes

**Moved by: Haywood**

**Action: Approve as submitted**

**Vote: 4-0 Unanimous**

Approval of Agenda for August 31, 2021

**Moved by: Philipp**

**Action: Approve as submitted**

**Vote: 4-0 Unanimous**

IV. Informational Items (For Discussion only)  
**Reopening of Paradise Vista Park September 3, 2021 6:00pm**

V. Planning & Zoning

1. **DR-21-0403-FAP, LLC:**

**DESIGN REVIEW** for a restaurant with a drive-thru and outside dining on a portion of 4.3 acres in a C-2 (Commercial General) Zone. Generally located on the south side of Flamingo Road, 375 feet west of Arville Street within Paradise. MN/bb/jo (For possible action) **PC 9/21/21**

**MOVED BY-Philipp**

**APPROVE- Subject to IF approved staff conditions**

**VOTE: 4-0 Unanimous**

2. **TM-21-500119-FLAMINGO PARTNERS, LLC:**

**TENTATIVE MAP** for a 1 lot commercial subdivision on 4.4 acres in a C-2 (General Commercial) zone. Generally located on the southwest corner of Flamingo Road and Hildebrand Lane within Paradise. TS/bb/jo (For possible action) **PC 9/21/21**

**MOVED BY-Williams**

**APPROVE- Subject to staff conditions**

**VOTE: 4-0 Unanimous**

3. **UC-21-0384-ST ROSE DOMINICAN HOSPITAL:**

**USE PERMIT** for a college in conjunction with an existing medical office building on 3.2 acres in a C-P (Office & Professional) Zone. Generally located on the north side of Warm Springs Road and the west side of Shadow Crest Drive within Paradise. MN/jt/jo (For possible action) **PC 9/21/21**

**MOVED BY-Philipp**

**APPROVE- Subject to staff conditions**

**Added condition**

- **No street parking**

**VOTE: 4-0 Unanimous**

4. **UC-21-0393-2895 UNIVERSAL, LLC:**

**USE PERMITS** for the following: **1)** on-premises consumption of alcohol (supper club); **2)** outside dining, drinking and cooking; and **3)** project of regional significance in conjunction with an existing building on a portion of 1.6 acres in an M-D (Designed Manufacturing) (AE-65) Zone. Generally located on the west side of Green Valley Parkway and the south side of Ramrod Avenue within Paradise. JG/jvm/jd (For possible action) **PC 9/21/21**

**MOVED BY-Haywood**

**APPROVE- Subject to staff conditions**

**VOTE: 4-0 Unanimous**

5. **UC-21-0406-KINGLAND PROPERTIES, LLC-PECOS OBSS SERIES:**

**USE PERMIT** for a Major Training Facility (Barber School) on 0.4 acres in a C-P (Office and Professional) Zone. Generally located on the south side of Quail Avenue and the east side of Pecos Road within Paradise. JG/jvm/jd (For possible action) **PC 9/21/21**

**MOVED BY-Cunningham**

**APPROVE- Subject to staff conditions**

**VOTE: 4-0 Unanimous**

6. **AR-21-400113 (UC-1188-04)-TUCKER NICOLETTE LIVING TRUST & TUCKER NICOLETTE TRS:**  
**USE PERMIT FOURTH APPLICATION FOR REVIEW** of an existing massage establishment located within an existing retail center on 0.7 acres in a C-2 (General Commercial) Zone. Generally located on the north side of Tropicana Avenue, 750 feet west of Spencer Street within Paradise. JG/sd/jo (For possible action) **BCC 9/22/21**

**No show. Return to the Paradise September 14, 2021 TAB meeting**

7. **AR-21-400125 (UC-20-0169)-BPS HARMON, LLC:**  
**USE PERMIT FIRST APPLICATION FOR REVIEW** to allow retail sales and service as a primary use (outside).  
**WAIVERS OF DEVELOPMENT STANDARDS** for the following: **1)** allow retail sales and service not within a permanent enclosed building; **2)** reduce setbacks; and **3)** reduce parking.  
**DESIGN REVIEWS** for the following: **1)** outside retail sales and service structures/kiosks; and **2)** shipping containers in conjunction with an existing shopping center on 2.2 acres in an H-1 (Limited Resort and Apartment) Zone. Generally located on the northeast corner of Las Vegas Boulevard South and Harmon Avenue within Paradise. JG/jor/jo (For possible action) **BCC 9/22/21**

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

8. **ET-21-400121 (DR-19-0352)-DIAMOND P M, LLC:**  
**DESIGN REVIEW FIRST EXTENSION OF TIME** for a multiple family residential development (condominiums) and associated accessory structures on 1.6 acres in an R-3 (Multiple Family Residential) Zone. Generally located on the east side of Pecos-McLeod Interconnect, 650 south of Desert Inn Road within Paradise. TS/bb/jo (For possible action) **BCC 9/22/21**

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

- VI. General Business (for possible action)  
**FY2023 budget request(s) were**
- **Traffic light at Twain and Sandhill**
  - **New pavement/pothole repair at the NE corner of Annie Oakley and Patrick**
  - **Chain link fence near 215 and eastern, which separates the flood channel from the LVAC Center is constantly cut by homeless. Please consider replacing chain link fencing with EMSF**
  - **Repave Sandhill, between DI and Harmon**
  - **Repave Harmon, between Sandhill and Pecos**

- VII. Public Comment  
**None**

VIII. Next Meeting Date

**The next regular meeting will be September 14, 2021**

IX. Adjournment

**The meeting was adjourned at 8:10p.m.**