

# Sunrise Manor Town Advisory Board

October 27, 2022

## MINUTES

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Board Members:	Alexandria Malone – Chair – PRESENT Earl Barbeau-Vice Chair- PRESENT Max Carter -- - EXCUSED	Paul Thomas – EXCUSED Harry Williams- PRESENT Planning-Brady Bernhart
Secretary:	Jill Leiva 702 334-6892 <a href="mailto:jillniko@hotmail.com">jillniko@hotmail.com</a>	
County Liaison:	Javier Rivera	

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I. Call to Order, Pledge of Allegiance, Roll Call, County Staff Introductions

The meeting was called to order at 6:44 p.m.

II. Public Comment: None

III. Approval of the September 29, 2022 Minutes

**Moved by: Mr. Barbeau**

**Action: Approved**

**Vote: 3-0/Unanimous**

IV. Approval of Agenda for October 27, 2022

**Moved by: Mr. Williams**

**Action: Approved with item #3 being held**

**Vote: 3-0/Unanimous**

V. Informational Items: Mr. Rivera reminded everyone that the applications for next for a two-year (2-year) term are due by November 15, 2022.

VI.

## Planning & Zoning

11/02/22 BCC

**BOARD OF COUNTY COMMISSIONERS**  
JAMES B. GIBSON, Chair–JUSTIN JONES, Vice-Chair  
MARILYN KIRKPATRICK–WILLIAM MCCURDY II-ROSS MILLER-MICHAEL NAFT–TICK SEGERBLOM  
Yolanda King, County Manager

1. **VS-22-0513-RG NELLIS NV, LLC:**  
**VACATE AND ABANDON** portions of a right-of-way being Carey Avenue located between Lamont Street and Nellis Boulevard within Sunrise Manor (description on file). TS/bb/syp (For possible action)**11/02/22 BCC**  
**Moved by: Mr. Williams**  
**Action: Approved per staff recommendations**  
**Vote: 3-0/Unanimous**  
11/15/22 PC
2. **UC-22-0525-BACKLEY IMAD & RAED SUHAIRA:**  
**USE PERMIT** to allow for a vehicle maintenance facility on 0.3 acres in an H-2 (General Highway) Zone. Generally located on the northeast corner of Sahara Avenue and Palm Street within Sunrise Manor. TS/sd/syp (For possible action)**11/15/22PC**  
**Moved by: Mr. Barbeau**  
**Action: Approved per staff recommendations**  
**Vote: 3-0/Unanimous**
3. **UC-22-0527-DIS & DAT INC:**  
**USE PERMITS** for the following: **1)** communication tower; and **2)** increase the height of a communication tower.  
**DESIGN REVIEW** for a proposed communication tower and associated equipment on a portion of 3.7 acres in an M-2 (Industrial) Zone (AE-70 & APZ-1) Zone and an M-2 (Industrial) (AE-70) Zone. Generally located on the west side of Bledsoe Lane and the south side of Accurate Drive (alignment) within Sunrise Manor. MK/rk/syp (For possible action)**11/02/22 BC**  

HELD PER APPLICANTS REQUEST

11/16/22 BCC
4. **VS-22-0534-NELLIS 10 LAND, LLC:**  
**VACATE AND ABANDON** easements of interest to Clark County located between Nellis Boulevard and Betty Lane, and between Carey Avenue and Alto Avenue within Sunrise Manor (description on file). MK/bb/syp (For possible action)**11/16/22 BCC**  
**Moved by: Mr. Barbeau**  
**Action: Approved per staff recommendations**  
**Vote: 3-0/Unanimous**
5. **WS-22-0533-NELLIS 10 LAND, LLC:**  
**WAIVERS OF DEVELOPMENT STANDARDS** for the following: **1)** alternative driveway geometrics; **2)** allow an attached sidewalk in conjunction with a distribution center; **3)** provide cross access; and **4)** increase wall height.  
**DESIGN REVIEWS** for the following: **1)** distribution facility; **2)** finished grade; and **3)** alternative parking lot landscaping in an M-D (Designed Manufacturing) (AE-70 and APZ-2) Zone and an M-1 (Light Manufacturing) (AE-70 & APZ-2) Zone. Generally located on the north side of Carey Avenue and the east side of Nellis Boulevard within Sunrise Manor. MK/bb/syp (For possible action)**11/16/22 BCC**  
**Moved by: Mr. Barbeau**  
**Action: Approved**  
**Vote: 3-0/Unanimous**

6. **ZC-22-0560-SILVER CITY MHC, LLC:**  
**ZONE CHANGE** to reclassify 5.4 acres from an H-2 (General Highway Frontage) Zone and a C-2 (General Commercial) Zone to an R-4 (Multiple Family Residential) Zone.  
**USE PERMIT** for a manufactured home park.  
**WAIVER OF DEVELOPMENT STANDARDS** to allow tandem parking spaces.  
**DESIGN REVIEWS** for the following: **1)** a manufactured home park; and **2)** lighting plan. Generally located on the east side of Mojave Road and the north side of Fremont Street within Sunrise Manor (description on file). TS/bb/syp (For possible action)**11/16/22 BCC**  
**Moved by: Ms. Malone**  
**Action: Denied**  
**Vote: 3-0/Unanimous**

**VII.** General Business: None

**VIII.** Public Comment: None

**IX.** Next Meeting Date: The next regular meeting will be November 10, 2022

**X.** Adjournment  
The meeting was adjourned at 8:07pm

DRAFT