



# Winchester Town Advisory Board

January 11, 2022

## MINUTES

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Board Members: Robert O. Mikes, Jr. – Chair – Excused  
John Delibos – Present  
Judith Siegel – Present  
Patrick Becker - Present

Secretary: Victoria Bonner, 702-335-9205 victoriabelleb@gmail.com

Town Liaison: Beatriz Martinez 702-455-0560 beatriz.martinez@clarkcountynv.gov

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I. Call to Order, Pledge of Allegiance, Roll Call, (see above) County Staff Introductions  
Beatriz Martinez; Town Liaison; Planning. The meeting was called to order at 6:00p.m.

II. Public Comment  
**None**

III. Approval of December 14, 2021 Minutes

**Moved by: Delibos**  
**Approve with correction of Mr. Becker's last name corrected on item #3.**  
**Vote: 3-0 Unanimous**

IV. Approval of Agenda for January 11, 2022

**Moved by: Delibos**  
**Move NDOT presentation from General Business to Informational items.**  
**Vote: 3-0 Unanimous**

V. Informational Items

1. NDOT presentation on I-11 PEL

VI. Planning & Zoning:

1. **WS-21-0719-DWW SAHARA, LLC:**

**WAIVERS OF DEVELOPMENT STANDARDS** for the following: **1)** alternative screening and landscaping; **2)** required trash enclosure; and **3)** alternative driveway geometrics.

**DESIGN REVIEW** for a proposed parking lot for new vehicle inventory storage and employee parking area in conjunction with an existing automobile sales facility on a portion of 4.3 acres in a

C-2 (General Commercial) Zone. Generally located on the south side of Sahara Avenue, 650 feet east of Mojave Road within Winchester. TS/al/jo (For possible action) 02/01/22 PC

**Hold item for 30 days**  
**Moved By- Delibos**  
**Vote: 3-0**

2. **UC-21-0726-JDR OWNER, LLC:**

**USE PERMITS** for the following: **1)** nightclub; and **2)** deviations as shown per plans on file.

**DEVIATIONS** for the following: **1)** alternative landscaping and pedestrian realm; **2)** allow primary means of access to a nightclub to not be through the interior of the resort hotel; **3)** reduce setback; and **4)** all other deviations as depicted per plans on file.

**WAIVER OF DEVELOPMENT STANDARDS** to reduce setback from the right-of-way.

**DESIGN REVIEW** for changes and modifications to an approved resort hotel on 22.7 acres in an H-1 (Limited Resort and Apartment) Zone. Generally located on the north side of Elvis Presley Boulevard and the east side of Las Vegas Boulevard South within Winchester. TS/md/ja (For possible action) 02/02/22 BCC

**Approve with staff conditions**  
**Moved By- Siegel**  
**Vote: 3-0**

VII. General Business

**Neighborhood meeting on previous item on Wednesday, January 12, 2022**

VII. Public Comment

**Residents commented on homeless issue in Winchester area.**

VIII. Next Meeting Date

**The next regular meeting will be January 25, 2022**

IX. Adjournment

**The meeting was adjourned at 6:53 p.m.**