



Winchester Town Advisory Board

May 11, 2021

MINUTES

Board Members: Robert O. Mikes, Jr. – Chair – **Excused**
Kenneth Dayton – Vice 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

- I. Call to Order, Pledge of Allegiance, Roll Call, (see above) County Staff Introductions
Beatriz Martinez; Town Liaison, Victoria Bonner; Secretary, Sami Real; Planning. The meeting was called to order at 6:00p.m.
- II. Public Comment
None
- III. Approval of April 27, 2021 Minutes
Moved by: Becker
Approve as submitted
Vote: 3-0 Unanimous
- IV. Approval of Agenda for May 11, 2021
Moved by: Becker
Approve as submitted
Vote: 3-0 Unanimous
- V. Informational Items
 1. Announcements of upcoming neighborhood meetings and County or community meetings and events(for discussion)

Discuss the current phase of the Transform Clark County Master Plan & Development Code rewrite process, focusing on the draft Area-Specific Policies and consolidated Land Use Categories. Clark County is seeking assistance from Town Advisory Boards (TABs) and Citizen Advisory Councils (CACs), and community-members in different parts of the County to help review and provide input on the portions of the draft materials that pertain to their Planning Areas and local communities. This is your opportunity to provide feedback to the County on the process and to ensure the updated Master Plan reflects what's important to your community.

VI. Planning & Zoning:

1. **ET-21-40052 (UC-18-0328)-SHERWOOD 2592 INVESTMENTS, LLC:**
USE PERMIT FIRST EXTENSION OF TIME to reduce the front setback for a proposed motel.
WAIVERS OF DEVELOPMENT STANDARDS for the following: **1)** reduce parking; **2)** alternative landscaping and buffering; **3)** alternative parking lot design and layout; **4)** waive applicable design standards; **5)** allow modified driveway design standards; and **6)** permit existing nonstandard improvements to remain within a right-of-way.
DESIGN REVIEW to convert an existing apartment building into a proposed motel on 0.5 acres in an H-1 (Limited Resort and Apartment) Zone in the SOSA Overlay District. Generally located on the east side of Sherwood Street, 500 feet south of Sahara Avenue within Winchester. TS/nr/jo (For possible action)

Moved By- Delibos
Approve with staff conditions
Vote: 3-0 Unanimous

2. **UC-21-0157-PEBworth, Laurie:**
USE PERMIT to allow vehicle repair.
WAIVER OF DEVELOPMENT STANDARDS for reduced setback from vehicle repair to a residential use in conjunction with a vehicle sales facility on 1.2 acres in a C-2 (General Commercial) Zone. Generally located on the west side of Boulder Highway, 1,200 feet north of Desert Inn Road within Winchester. TS/bb/jo (For possible action)

Moved By- Delibos
Hold for 2 weeks
Vote: 3-0 Unanimous

3. **WS-21-0172-GRD Maryland LV, LLC:**
WAIVER OF DEVELOPMENT STANDARDS to increase fence height.
DESIGN REVIEW for a perimeter fence in conjunction with an existing commercial building on 2.1 acres in a C-1 (Local Business) Zone in the Midtown Maryland Parkway Overlay District. Generally located on the east side of Maryland Parkway and the north side of Vegas Valley Drive within Winchester. TS/al/jo (For possible action)

Moved By- Delibos
Approve with staff conditions
Vote: 3-0 Unanimous

4. **DR-21-0164-RESORTS WORLD LAS VEGAS, LLC:**
DESIGN REVIEWS for the following: **1)** modify an existing comprehensive sign plan (Resorts World Hotel Casino); **2)** increase the overall wall sign area; and **3)** increase the overall animated sign area in conjunction with an approved resort hotel (Resorts World) on 87.8 acres in an H-1 (Limited Resort and Apartment) Zone. Generally located on the west side of Las Vegas Boulevard South, the east side of Sammy Davis Jr. Drive, and the north side of Genting Boulevard within Winchester. TS/al/jd (For possible action)

Moved By- Becker
Approve with staff conditions
Vote: 3-0 Unanimous

VII. General Business

VII. Public Comment

VIII. Next Meeting Date

The next regular meeting will be May 25, 2021

IX. Adjournment

The meeting was adjourned at 6:43 p.m.