



Winchester Town Advisory Board

May 30, 2023

MINUTES

Board Members: John Delibos– Chair – Present
Dorothy Gold – Vice Chair – Present
Judith Siegel – Present -Present
Robert O. Mikes, Jr – Present
April Mench - Present

Secretary: Sam Crunkilton 702-854-0878 wwtabsecretary@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, Steven De Merritt-Planner, & Sam Crunkilton, Secretary;
The meeting was called to order at 6:01 p.m.
- II. Public Comment
None
- III. Approval of May 9, 2023 Minutes
Moved by: Delibos
Approved
Vote: 5-0 Unanimous
- IV. Approval of the Agenda for May 30, 2023
Moved by: Delibos
Approved
Vote: 5-0 Unanimous
- V. Informational Items
None
- VI. Planning & Zoning:
06/20/23 PC

1. **UC-23-0189-1785 OFFICE CENTER LLC:**

USE PERMIT for a proposed print shop in conjunction with an existing office complex on 5.1 acres in a C-2 (General Commercial) Zone. Generally located on the south side of Sahara Avenue, 800 feet west of Bruce Street within Winchester. TS/jud/syp (For possible action)

Approved with staff conditions

Moved by Delibos

Vote 5-0

06/21/23 BCC

2. **DR-23-0213-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)** allow a roof sign 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/dd/syp (For possible action)

Approved with staff conditions

Moved by Delibos

Vote 5-0

3. **VS-23-0192-LV-PCPS, LLC & LV-AM, LLC:**

VACATE AND ABANDON a portion of right-of-way being Paradise Road located between Sahara Avenue and Karen Avenue (alignment) within Winchester (description on file). TS/gc/syp (For possible action)

Approved with staff conditions

Moved by Delibos

Vote 5-0

4. **UC-23-0191-LV-PCPS, LLC & LV-AM, LLC:**

USE PERMIT for deviations as shown per plans on file.

DEVIATIONS for the following: **1)** alternative street landscaping; **2)** increase wall height; **3)** reduce gate setback; and **4)** all other deviations as depicted per plans on file.

WAIVERS OF DEVELOPMENT STANDARDS for the following: **1)** reduce the setback from a street; and **2)** allow alternative driveway geometrics.

DESIGN REVIEW for modifications (landscaping, screening, and driveways) to an existing resort hotel (Sahara) on 17.5 acres in an H-1 (Limited Resort and Apartment) Zone. Generally located on the southwest corner of Sahara Avenue and Paradise Road within Winchester. TS/gc/syp (For possible action)

Held until 6/13/23 Meeting

5. **WS-23-0050-RW LV FUTURE LAND, LLC:**

WAIVERS OF DEVELOPMENT STANDARDS for the following: **1)** building height; and **2)** reduced throat depth.

DESIGN REVIEW for a convention center in conjunction with an existing resort hotel (Resorts World) on a portion of 86.9 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/bb/syp (For possible action)

Approved with new staff conditions for 53ft max truck length and signs at the driveway and at each angled spot to read, “53’ max trucks.”

Moved by Delibos

Vote 5-0

VII. General Business

None

VIII. Public Comment

None

VIII. Next Meeting Date

The next regular meeting will be June 13, 2023

IX. Adjournment

The meeting was adjourned at 6:37 p.m.