Spring Valley Town Advisory Board

April 26, 2022

<u>MINUTES</u>

Board Members:	Yvette Williams, Chair - **PRESENT**	Catherine Godges, Vice Chair - **PRESENT**	
	Rodney Bell - **PRESENT**	John Getter - **PRESENT**	
	Brian A. Morris - **PRESENT**		
Secretary:	Carmen Hayes, 702 371-7991, chayes@yahoo.com		
County Liaison:	Mike Shannon 702-455-8338 mds@clarkcountynv.gov **PRESENT**		

I. Call to Order, Pledge of Allegiance and Roll Call

   Yvette Williams called the meeting to order at 6:04pm.
   Steve DeMerritt, Current Planner

II. Public Comment

   - **None**

III. Approval of **April 12, 2022** Minutes (For possible action).

   Motion by: **Rodney Bell**
   Action: **Approve**
   Vote: **5/0 Unanimous**

IV. Approval of Agenda for **April 26, 2022** and Hold, Combine or Delete Any Items (For possible action)

   Motion by: **Yvette Williams**
   Action: **Approve as amended**
   Vote: **5/0 Unanimous**

V. Informational Items

   1. Announcements of upcoming meetings and County and community meetings and events. (for discussion)

      None

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

VI. Planning & Zoning

1. **DR-22-0171-JAMD, LLC:**
    DESIGN REVIEW for a retail and restaurant building on a 1.5 acre portion of a 13.6 acre site located in a C-1 (Local Business) Zone in the CMA Design Overlay District. Generally located on the south side of Arby Avenue and the east side of Cimarron Road within Spring Valley. MN/sd/syp (For possible action) **05/17/22 PC**

    Motion by: **Catherine Godges**
    Action: **Approve with staff conditions**
    Vote: **5/0 Unanimous**

2. **VS-22-0155-DNK DEVELOPMENT, LLC & MEGA INVESTMENTS LLC:**
    VACATE AND ABANDON easements of interest to Clark County located between Teco Avenue and Sunset Road, and between Lindell Road and Westwind Road within Spring Valley (description on file). MN/rk/jo (For possible action) **05/17/22 PC**

    Motion by: **Rodney Bell**
    Action: **Approve with staff conditions**
    Vote: **5/0 Unanimous**

3. **ET-22-400039 (ZC-19-0343)-MATTER UNCOMMONS LLC, ET AL:**
    ZONE CHANGE FIRST EXTENSION OF TIME to reclassify 32.5 acres from an R-E (Rural Estates Residential) Zone and a C-2 (General Commercial) Zone to a U-V (Urban Village - Mixed-Use) Zone in the CMA Design Overlay District.
    USE PERMITS for the following: **1)** High Impact Project; **2)** modified pedestrian realm; **3)** reduce separation from alcohol, on-premises consumption to a residential use; **4)** childcare institution; **5)** college or university; **6)** farmer's market; **7)** food cart/booth not within an enclosed building; **8)** kennel; **9)** live entertainment; **10)** outside dining, drinking, and cooking; **11)** public/quasi-public buildings and facilities; **12)** temporary outdoor commercial events; **13)** training facility (major); and **14)** training facility (minor).
    WAIVERS OF DEVELOPMENT STANDARDS for the following: **1)** reduce separation from outdoor live entertainment to a residential use; **2)** reduce setback to a right-of-way; **3)** reduce throat depths; and **4)** allow non-standard improvements in the right-of-way.
    DESIGN REVIEWS for the following: **1)** a High Impact Project and mixed-use project; and **2)** finished grade. Generally located on the east side of Durango Drive and the south side of the CC 215 within Spring Valley (description on file). MN/hw/syp (For possible action) **05/18/22 BCC**

    Motion by: **Rodney Bell**
    Action: **Approve with staff conditions, until June 20, 2025**
    Vote: **5/0 Unanimous**

4. **ET-22-400040 (WS-20-0099)-MATTER UNCOMMONS LLC, ET AL:**
    WAIVERS OF DEVELOPMENT STANDARDS FIRST EXTENSION OF TIME for the following: **1)** landscaping; and **2)** alternative parking lot design.
    DESIGN REVIEW for a temporary parking lot in conjunction with an approved High Impact Project and Mixed-Use Project on 32.5 acres in a U-V (Urban Village - Mixed-Use) Zone in the CMA Design Overlay District. Generally located on the east side of Durango Drive and the south side of the CC 215 within Spring Valley. MN/hw/syp (For possible action) **05/18/22 BCC**

    Motion by: **Brian Morris**
    Action: **Approve with staff conditions, until June 20, 2025**

Vote: **5/0 Unanimous**

5. **ET-22-400041 (DR-20-0098)-MATTER UNCOMMONS LLC, ET AL:**
    DESIGN REVIEWS FIRST EXTENTION OF TIME for the following: **1)** outdoor theater; and
    2) modifications to a previously approved High Impact Project and mixed-use Project on 32.5 acres
    in a U-V (Urban Village - Mixed-Use) Zone in the CMA Design Overlay District. Generally located
    on the east side of Durango Drive and the south side of the CC 215 within Spring Valley.
    MN/hw/syp (For possible action) **05/18/22 BCC**

    Motion by: **Rodney Bell**
    Action: **Approve with staff conditions, until June 20, 2025**
    Vote: **5/0 Unanimous**

VII   General Business

- **None**

VIII.   Comments by the General Public- A period devoted to comments by the general public about
        matters relevant to the Board/Council's jurisdiction will be held. No vote may be taken on a matter
        not listed on the posted agenda. Comments will be limited to three (3) minutes. Please step up to
        the speaker's podium, if applicable, clearly state your name and address and please **spell** your last
        name for the record. If any member of the Board/Council wishes to extend the length of a
        presentation, this will be done by the Chairperson or the Board/Council by majority vote.

- **Yvette Williams expressed appreciation for current construction work in Section 10
  and 11 as well as improvements along Desert Inn. Yvette also thanked County staff
  for assisting with a successful Block Party on April 24, 2022 intended to enhance unity
  and community goodwill.**

- **Rodney Bell announced he will be working the upcoming elections and thus will need
  to be excused from the Spring Valley Town Advisory Board meeting on June 14, 2022.**

IX.   Next Meeting Date:

       The next regular meeting will be May 10, 2022 at 6:00pm.

X   Adjournment

       Motion by: **Yvette Williams**
       Action: **Adjourn**
       Vote: **5/0 Unanimous**

       The meeting was adjourned at 6:40pm.