



## Sunrise Manor Town Advisory Board

June 16, 2022

### MINUTES

Board Members:	Alexandria Malone – Chair – PRESENT	Paul Thomas – PRESENT
	Max Carter- PRESENT	
	Earl Barbeau – PRESENT	Planning- Lorna Phegley
Secretary:	Jill Leiva 702 334-6892 <a href="mailto:jillniko@hotmail.com">jillniko@hotmail.com</a>	
County Liaison:	William Covington	

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

The meeting was called to order at 6:30 p.m.

II. Public Comment: None

III. Approval of the June 2, 2022 Minutes

Moved by: Mr. Carter

Action: Approved

Vote: 3-0

IV. Approval of Agenda for June 16, 2022

Moved by: Mr. Carter

Action: Approved Combining Items 2 & 3

Vote: 4-0/Unanimous

V. Informational Items: None

VI. Planning & Zoning

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COUNTY CLERK

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

06/21/22 PC

1. **UC-22-0286-GALLEGOS ANN:**  
**USE PERMIT** to allow an accessory structure not architecturally compatible with the principal structure on 0.2 acres in an R-1 (Single Family Residential) Zone.  
**WAIVERS OF DEVELOPMENT STANDARDS** for the following: 1) setbacks; 2) separation; and 3) increased height of an accessory structure in conjunction with a single family residence. Generally located on the north side of Halehaven Drive and the east side of Fairchild Street within Sunrise Manor. TS/nr/syp (For possible action)06/21/22 PC  
**Moved by: Mr. Thomas**  
**Action: Approved per staff conditions & RV cover be cleaned & painted the same color as the house.**  
**Vote: 3-0/Unanimous/ Mr. Carter abstained**

06/22/22 BCC

2. **ET-22-400052 (ZC 18-0891)-VANTASNER GAMING MERIDIAN, LLC:**  
**ZONE CHANGE FIRST EXTENSION OF TIME** to reclassify 0.5 acres from an R-E (Rural Estates Residential) Zone to a C-1 (Local Business) Zone.  
**USE PERMIT** for on-premises consumption of alcohol (service bar).  
**DESIGN REVIEWS** for the following: 1) a restaurant building; and 2) alternative parking lot landscaping. Generally located on the northeast corner of Charleston Boulevard and Fogg Street within Sunrise Manor (description on file). TS/jgh/syp (For possible action)06/22/22 BCC  
**Moved by: Mr. Carter**  
**Action: Approved per staff recommendations**  
**Vote: 3-1**

3. **ET-22-400053 (UC-19-0862)-VANTASNER GAMING MERIDIAN, LLC:**  
**USE PERMIT FIRST EXTENSION OF TIME** to allow on-premises consumption of alcohol (supper club).  
**WAIVERS OF DEVELOPMENT STANDARDS** for the following: 1) reduce the separation from a residential use; 2) alternative screening and buffering; 3) reduce building setback; 4) alternative driveway geometrics; and 5) reduce throat depth on 0.5 acres in a C-1 (Local Business) Zone. Generally located on the northeast corner of Charleston Boulevard and Fogg Street within Sunrise Manor. TS/jgh/syp (For possible action)06/22/22 BCC  
**Moved by: Mr. Carter**  
**Action: Approved per staff recommendations**  
**Vote: 3-1**

4. **UC-22-0285-LV TROPICAL INDUSTRIAL LP:**  
**USE PERMIT** for a distribution center.  
**WAIVERS OF DEVELOPMENT STANDARDS** for the following: 1) allow an attached sidewalk; and 2) allow a modified driveway design.  
**DESIGN REVIEWS** for the following: 1) a proposed distribution center; and 2) finished grade on 4.6 acres in an M-2 (Industrial) (AE-70) Zone. Generally located on the east side of Shatz Street and the south side of Tropical Parkway within Sunrise Manor. MK/rk/syp (For possible action) 06/22/22 BCC  
**Moved by: Mr. Thomas**  
**Action: Approved per staff recommendations**  
**Vote: 4-0/Unanimous**

5. **VS-22-0299-RREEF CPIF 6550 TROPICAL PARKWAY, LLC:**  
**VACATE AND ABANDON** a portion of a right-of-way being Tropical Parkway located between Shatz Street and Hollywood Boulevard within Sunrise Manor (description on file). MK/bb/jo (For possible action) 06/22/22 BCC  
**Moved by: Mr. Carter**  
**Action: Approved per staff recommendations**  
**Vote: 4-0/Unanimous**

6. **ZC-22-0260-MARTINEZ-VILLEGAS REVOCABLE LIVING TRUST ETAL & MARTINEZ-SANDOVAL, OTONIEL TRS:**  
**ZONE CHANGE** to reclassify approximately 0.5 acres of a 0.7 acre site from a C-1 (Local Business) Zone to an R-E (Rural Estates Residential) Zone. Generally located on the west side of Christy Lane, 230 feet south of Meikle Lane within Sunrise Manor (description on file). MK/sd/syp (For possible action)06/22/22  
BCC

Moved by: Mr. Carter

Action: Approved per staff recommendations

Vote: 4-0/Unanimous

- VII. General Business: None
- VIII. Public Comment: A neighbor concerned about a dumpster being used by a business in a residential neighborhood. Mr. Barbeau had questions about prohibiting swamp cooler in business'.
- IX. Next Meeting Date: The next regular meeting will be June 30, 2022
- X. Adjournment  
The meeting was adjourned at 7:10pm