



**ANNOTATED ZONING AND SUBDIVISION AGENDA
AND RELATED ITEMS
BOARD OF COUNTY COMMISSIONERS
COMMISSION CHAMBERS
CLARK COUNTY GOVERNMENT CENTER
500 S. GRAND CENTRAL PARKWAY
9:00 AM, WEDNESDAY, JUNE 16, 2021**

THIS MEETING HAS BEEN PROPERLY NOTICED AND POSTED:

ONLINE AT [HTTPS://CLARKCOUNTYNV.GOV](https://clarkcountynv.gov) AND NEVADA PUBLIC NOTICE AT [HTTPS://NOTICE.NV.GOV/](https://notice.nv.gov/), AND AT THE CLARK COUNTY GOVERNMENT CENTER, 500 S. GRAND CENTRAL PARKWAY; WINCHESTER COMMUNITY CENTER, 3130 MCLEOD DRIVE; PARADISE COMMUNITY CENTER, 4775 MCLEOD DRIVE; WEST FLAMINGO SENIOR CENTER, 6255 W. FLAMINGO ROAD; REGIONAL TRANSPORTATION COMMISSION OF SOUTHERN NEVADA, 600 S. GRAND CENTRAL PARKWAY; LAS VEGAS, NV

The Clark County Commission Chambers are accessible to the handicapped. With twenty-four (24) hour advanced request, a sign language interpreter may be made available (telephone number TT/TDD: Nevada Relay toll-free (800) 326-6868) and assisted listening devices are available at the meeting upon request. A copy of the agenda sheets for this meeting can be found on <https://ClarkCountyNV.gov> by clicking "Top Services" and selecting "Meetings & Agendas". Supporting material for each item, including information provided at the meeting, is available at <https://www.clarkcountynv.gov/comp-planning> for inspection by clicking "Services" and selecting "Land Use Documents", visiting the Department of Comprehensive Planning located at 500 S. Grand Central Parkway, Las Vegas, NV 89155, or by contacting Mara Weber at (702) 455-4314 (option 2, option 1).

MEETING PROTOCOL:

ITEMS 4 – 31 are routine items for possible action.

These items may be considered in one hearing and in one motion. Any person who does not agree with the recommendations by staff should request that the item be removed from this portion of the agenda and be heard separately when directed by the Board of County Commissioners.

ITEMS 32 – 45 are non-routine public hearing items for possible action.

These items will be considered separately.

The Board of County Commissioners will take a minimum 15 minute break at approximately 11:30 a.m.

If you wish to speak to the Board of County Commissioners about items within its jurisdiction but not appearing on this agenda, you must wait until the "Comments by the General Public" period listed at the beginning and end of this agenda. Comments will be limited to 3 minutes. Please clearly state your name and address and please spell your last name for the record. Please be advised that the Board of County Commissioners has the discretion to take items on the agenda out of order; combine two or more agenda items for consideration; remove an item from the agenda or delay discussion relating to an item on the agenda at any time; and they may impose a 3 minute time limit for speaking on an item.

If you wish to comment on an agenda item via email, you may send an email to zoningmeeting@clarkcountynv.gov. Please include the item and application number in the "subject" portion of the email. The entire comment will be included in the written record for the item.

OPENING CEREMONIES

CALL TO ORDER

1. Public Comments.
2. Approval of the Agenda After Considering Requests to Add, Hold, or Delete Items. (For possible action)
3. Approval of minutes. (For possible action)

ROUTINE ACTION ITEMS (4 – 31):

These items may be considered in one hearing and in one motion. Any person who does not agree with the recommendations by staff should request that the item be removed from this portion of the agenda and be heard separately when directed by the Board of County Commissioners.

4. DR-21-0215-KNUTH D & M 1990 TRUST & KNUTH, DUANE HOLLIS & MARY A. TRS:
DESIGN REVIEW for finished grade in conjunction with a single family residential subdivision on 2.0 acres in an R-E (Rural Estates Residential) (RNP-I) Zone. Generally located on the north side of Hickam Avenue and the east side of Conough Lane within Lone Mountain. RM/jgh/jo (For possible action)
5. DR-21-0219-FIRST SLOAN INDUSTRIAL CENTER, LLC:
DESIGN REVIEW for finished grade in conjunction with an approved distribution center on 9.3 acres in an M-D (Designed Manufacturing) Zone. Generally located on the east side of Arville Street, 1,450 feet south of Sloan Road within Sloan. JJ/al/jd (For possible action)
6. TM-21-500054-FIRST SLOAN INDUSTRIAL CENTER, LLC:
TENTATIVE MAP consisting of 1 industrial lot and common lots on 9.3 acres in an M-D (Designed Manufacturing) Zone. Generally located on the east side of Arville Street, 1,450 feet south of Sloan Road within Sloan. JJ/al/jd (For possible action)
7. AR-21-400064 (UC-1908-05)-SPRING MOUNTAIN PLAZA, LLC:
USE PERMIT EIGHTH APPLICATION FOR REVIEW for a massage establishment in conjunction with an existing retail center on 1.9 acres in a C-2 (General Commercial) Zone. Generally located on the northwest corner of Red Rock Street and Spring Mountain Road within Spring Valley. JJ/bb/jo (For possible action)
8. ET-21-400052 (UC-18-0328)-SHERWOOD 2592 INVESTMENTS, LLC:
HOLDOVER 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)

9. ET-21-400062 (DR-19-0134)-DESTINY HOMES, LLC:
DESIGN REVIEW FIRST EXTENSION OF TIME for finished grade in conjunction with a proposed 4 lot single family residential development on 2.5 acres in an R-E (Rural Estates Residential) (RNP-I) Zone. Generally located on the southeast corner of Craig Road and Bonita Vista Street within Lone Mountain. RM/jgh/jo (For possible action)
10. ET-21-400063 (UC-18-0557)-PALMER, SELINA:
USE PERMIT FIRST EXTENSION OF TIME to allow vehicle (automobile) sales.
WAIVER OF DEVELOPMENT STANDARDS for alternative landscaping.
DESIGN REVIEW for a proposed vehicle (automobile) sales facility on 0.6 acres in a C-1 (Local Business) Zone. Generally located between Charleston Boulevard and Nevada Avenue, 200 feet east of Arden Street within Sunrise Manor. TS/jgh/jo (For possible action)
11. ET-21-400066 (NZC-0872-16)-AMH NV8 DEVELOPMENT, LLC:
ZONE CHANGE SECOND EXTENSION OF TIME to reclassify 15.2 acres from an H-2 (General Highway Frontage) Zone and an R-E (Rural Estates Residential) Zone to an R-2 (Medium Density Residential) Zone for a single family residential development.
DESIGN REVIEWS for the following: 1) a single family residential development; and 2) finished grade. Generally located on the south side of Agate Avenue and the east side of Hualapai Way within Enterprise (description on file). JJ/lm/jd (For possible action)
12. WS-21-0189-AMH NV8 DEVELOPMENT, LLC:
WAIVER OF DEVELOPMENT STANDARDS to increase the retaining wall height in conjunction with a single family residential development on 13.6 acres in an R-2 (Medium Density Residential) Zone. Generally located on the south side of Agate Avenue and the east side of Hualapai Way within Enterprise. JJ/lm/jd (For possible action)
13. TM-21-500046-AMH NV8 DEVELOPMENT, LLC:
TENTATIVE MAP consisting of 109 lots on 13.6 acres in an R-2 (Medium Density Residential) Zone. Generally located on the south side of Agate Avenue and the east side of Hualapai Way within Enterprise. JJ/lm/jd (For possible action)
14. ET-21-400067 (ZC-18-0905)-SWENSON 72, LLC:
USE PERMIT FIRST EXTENSION OF TIME for a proposed mini-warehouse facility.
WAIVERS OF DEVELOPMENT STANDARDS for the following: 1) increased height; and 2) waive the requirement for sidewalks or a buffer around the building footprint.
DESIGN REVIEW for a proposed mini-warehouse facility on 1.4 acres in a C-1 (Local Business) (AE-60) Zone within the Midtown Maryland Parkway District. Generally located on the east side of University Center Drive, 1,160 feet north of Flamingo Road within Paradise. TS/md/jo (For possible action)
15. DR-21-0198-SWENSON 72, LLC:
DESIGN REVIEW for finished grade in conjunction with a previously approved mini-warehouse on 1.4 acres in a C-1 (Local Business) (AE-60) Zone within the Midtown Maryland Parkway District. Generally located on the east side of University Center Drive, 1,160 feet north of Flamingo Road within Paradise. TS/md/jo (For possible action)

16. ET-21-400069 (ZC-19-0099)-CRP III CHEYENNE LV, LLC:
USE PERMITS FIRST EXTENSION OF TIME for the following: 1) a distribution center; and 2) reduce the setback from loading docks to a residential use.
WAIVER OF DEVELOPMENT STANDARDS to reduce driveway throat depth.
DESIGN REVIEWS for the following: 1) distribution center; and 2) alternative parking lot landscaping on 4.9 acres in an M-D (Designed Manufacturing) (AE-75 & APZ-2) Zone. Generally located on the southeast corner of Cheyenne Avenue and Walnut Road within Sunrise Manor. WM/bb/jo (For possible action)
17. ET-21-400071 (NZC-18-0475)-RW INVESTMENTS, LLC:
ZONE CHANGE FIRST EXTENSION OF TIME to reclassify 2.6 acres from an R-E (Rural Estates Residential) (AE-60) Zone to an M-D (Design Manufacturing) (AE-60) Zone in the CMA Design Overlay District.
USE PERMIT for an office as a principal use.
DESIGN REVIEW for a proposed office/warehouse development. Generally located on the east side of Buffalo Drive and the north side of Teco Avenue within Spring Valley (description on file). MN/jgh/jo (For possible action)
18. VS-21-0183-SPANISH RIDGE INDUSTRIAL OWNER, LLC:
VACATE AND ABANDON easements of interest to Clark County located between Spanish Ridge Avenue and Hacienda Avenue, and between Riley Street and the 215 Beltway within Spring Valley (description on file). JJ/jgh/jd (For possible action)
19. VS-21-0200-HAMILTON, BERNARD JR.:
VACATE AND ABANDON easements of interest to Clark County located between Camero Avenue and Shelbourne Avenue (alignment) and between Tomsik Street and Gagnier Boulevard (alignment) and a portion of a right-of-way being Tomsik Street located between Camero Avenue and Shelbourne Avenue (alignment) within Enterprise (description on file). JJ/jvm/jd (For possible action)
20. WS-21-0201-HAMILTON, BERNARD JR.:
WAIVER OF DEVELOPMENT STANDARDS for increased wall height.
DESIGN REVIEWS for the following: 1) finished grade; and 2) single family residential subdivision on 5.1 acres in an R-E (Rural Estates Residential) (RNP-I) Zone. Generally located on the north side of Camero Avenue and the west side of Tomsik Street within Enterprise. JJ/jvm/jd (For possible action)
21. TM-21-500049-HAMILTON, BERNARD JR.:
TENTATIVE MAP consisting of 9 lots and common lots on 5.1 acres in an R-E (Rural Estates Residential) (RNP-I) Zone. Generally located on the north side of Camero Avenue and the west side of Tomsik Street within Enterprise. JJ/jvm/jd (For possible action)
22. VS-21-0211-GKT 5, LLC & GRAGSON CACTUS HIGHLANDS, LLC:
VACATE AND ABANDON a portion of flood control right-of-way located between Torrey Pines Drive and Redwood Street and easements of interest to Clark County between Russell Road and Diablo Drive and between Torrey Pines Drive and Redwood Street within Spring Valley (description on file). MN/sd/jd (For possible action)

23. ZC-21-0212-GKT 5, LLC & GRAGSON CACTUS HIGHLANDS, LLC:
ZONE CHANGE to reclassify 5.0 acres from an R-1 (Single Family Residential) Zone to an R-2 (Medium Density Residential) Zone.
USE PERMIT for an attached (townhouse) planned unit development.
WAIVERS OF DEVELOPMENT STANDARDS for the following: 1) reduce setback; 2) reduce the minimum street width for private street; 3) allow A-curb and ribbon curb; 4) reduce back of curb radius; 5) increase building height; 6) reduce driveway distance; and 7) reduce street intersection.
DESIGN REVIEWS for the following: 1) single family attached residential townhome planned unit development; and 2) finished grade. Generally located on the northwest corner of Russell Road and Torrey Pines Drive within Spring Valley (description on file). MN/sd/jd (For possible action)
24. TM-21-500053-GKT 5, LLC & GRAGSON CACTUS HIGHLANDS, LLC:
TENTATIVE MAP consisting of 50 lots and 7 common lots for a planned unit development (PUD) on 5.0 acres in an R-2 (Medium Density Residential) Zone. Generally located on the northwest corner of Russell Road and Torrey Pines Drive within Spring Valley. MN/sd/jd (For possible action)
25. WS-21-0181-PALM MORTUARY, INC.:
WAIVER OF DEVELOPMENT STANDARDS for increased building height.
DESIGN REVIEWS for the following: 1) a chapel/mausoleum; and 2) finished grade in conjunction with an existing cemetery on a portion of a 71.3 acre site in an R-E (Rural Estates Residential) Zone. Generally located on the east side of Eastern Avenue and the north side of Robindale Road within Paradise. JG/jvm/jo (For possible action)
26. ZC-21-0167-WW & JJ CHOI, LLC:
HOLDOVER ZONE CHANGE to reclassify 0.4 acres from a C-1 (Local Business) Zone and a C-2 (General Commercial) Zone to a C-2 (General Commercial) Zone.
USE PERMITS for the following: 1) tire sales and installation; and 2) reduced separation. Generally located on the west side of Decatur Boulevard, 170 feet north of Reno Avenue within Spring Valley (description on file). MN/nr/jo (For possible action)
27. ZC-21-0186-REGIONAL CACTUS, LLC:
ZONE CHANGE to reclassify 1.7 acres from an R-E (Rural Estates Residential) Zone to a C-1 (Local Business) Zone.
USE PERMITS for the following: 1) convenience store; 2) gasoline station; and 3) reduce the setback for a proposed convenience store to a section line street.
WAIVER OF DEVELOPMENT STANDARDS to allow alternative driveway geometrics.
DESIGN REVIEWS for the following: 1) convenience store with gasoline station within a proposed retail complex; and 2) finished grade. Generally located on the south side of Cactus Avenue and the east side of Amigo Street within Enterprise (description on file). MN/lm/jd (For possible action)
28. VS-21-0187-REGIONAL CACTUS, LLC:
VACATE AND ABANDON easements of interest to Clark County located between Amigo Street and Aphrodite Street, and between Cactus Avenue and Mystic Cliffs Avenue, and a portion of a right-of-way being Cactus Avenue located between Amigo Street and Aphrodite Street, and a portion of a right-of-way being Amigo Street located between Cactus Avenue and Mystic Cliffs Avenue within Enterprise (description on file). MN/lm/jd (For possible action)
29. ZC-21-0197-RBR ANGEL REVOCABLE LIVING TRUST & RESTREPO, RICARDO BUITRAGO TRS:
ZONE CHANGE to reclassify 2.3 acres from an H-2 (General Highway Frontage) Zone and an R-U (Rural Open Land) Zone to an R-U (Rural Open Land) Zone within the Red Rock Design Overlay District. Generally located 255 feet south of Blue Diamond Road and east of Fortney Road within the Northwest County Planning Area (Red Rock) (description on file). JJ/jvm/jd (For possible action)

30. ZC-21-0208-ROBISON, DELL H. & PEARL W. FAM TR & ROBISON, PEARL W. TRS:
ZONE CHANGE to reclassify 0.7 acres from an R-U (Rural Open Land) Zone to an R-E (Rural Estates Residential) Zone for a future residential development in the Moapa Valley Overlay District. Generally located on the south side of Navajo Avenue and the west side of Moapa Valley Boulevard within Moapa Valley (description on file). MK/rk/jd (For possible action)
31. ORD-21-900256: Conduct a public hearing on an ordinance to amend the official zoning map reclassifying certain properties as approved by the Board of County Commissioners through various zone change applications on August 19, 2020, March 17, 2021, April 7, 2021, and April 21, 2021, and in Assessor's Books 140, 163, and 176. (For possible action)

NON-ROUTINE ACTION ITEMS (32 - 45):

These items will be considered separately.

32. UC-20-0338-SANG, TJIE GIOK:
HOLDOVER AMENDED USE PERMITS for the following: 1) place of worship; 2) increased height of a place of worship; and 3) increased height of a freestanding sign (no longer needed).
WAIVERS OF DEVELOPMENT STANDARDS for the following: 1) reduced setbacks; 2) driveway geometrics; 3) departure distance; and 4) increased signage (previously not notified).
DESIGN REVIEW for a place of worship on 5.0 acres in an R-E (Rural Estate Residential) (RNP-I) Zone. Generally located on the west side of Buffalo Drive and the north side of Wigwam Avenue within Enterprise. JJ/nr/jd (For possible action)
33. UC-20-0493-5051 SLV, LLC:
AMENDED USE PERMITS for the following: 1) expand the Gaming Enterprise District; 2) a resort hotel; 3) public areas including the casino, showrooms, live entertainment, retail center, indoor and outdoor dining, entertainment, offices, conventions, back of house and parking structures; 4) associated accessory and incidental commercial uses, buildings, and structures; and 5) deviations from development standards.
DEVIATIONS for the following: 1) increase the height of high-rise towers; 2) encroachment into airspace; 3) reduce setbacks; 4) alternative landscaping; and 5) all other deviations as shown per plans on file.
WAIVERS OF DEVELOPMENT STANDARDS for the following: 1) for non-standard improvements (landscaping) within the right-of-way; and 2) alternative driveway geometrics (previously not notified).
DESIGN REVIEWS for the following: 1) a resort hotel with all associated and accessory uses, structures and incidental buildings and structures; and 2) finished grade (previously not notified) on 4.9 acres in an H-1 (Limited Resort and Apartment) (AE-65) Zone. Generally located on the east side of Las Vegas Boulevard South, 500 feet south of Russell Road (alignment) within Paradise. JG/al/jd (For possible action)

PC Action - Forward from 06/15/21 meeting

34. UC-21-0188-UTE INDIAN TRIBE:
USE PERMITS for the following: 1) convenience store; 2) gasoline station; 3) vehicle wash; 4) reduce the separation from a proposed convenience store to a residential use; 5) reduce the separation from a proposed gasoline station to a residential use; 6) reduce the setback from a convenience store to a section line road; and 7) reduce the setback from a gasoline station to a section line road.
WAIVERS OF DEVELOPMENT STANDARDS for the following: 1) alternative driveway geometrics; 2) reduce driveway approach distances; 3) reduce driveway departure distances; 4) reduce vehicle wash separation from residential; 5) reduce pedestrian walkway width; 6) reduce height to setback ratio; 7) reduce trash enclosure setback from residential use; 8) alternative drive-thru talk box location; 9) reduce number of loading zones; and 10) modify area of landscape island fingers.
DESIGN REVIEWS for the following: 1) convenience store; 2) gasoline station (fuel canopy); 3) vehicle wash; 4) restaurant and drive-thru; 5) retail buildings; 6) finished grade; and 7) alternative parking lot landscaping on 2.5 acres in a C-1 (Local Business) Zone. Generally located on the southwest corner of Decatur Boulevard and Windmill Lane within Enterprise. JJ/bb/jd (For possible action)
35. VS-21-0054-N2MH LLC & EAGLE 40 LLC:
HOLDOVER VACATE AND ABANDON easements of interest to Clark County located between Coley Avenue and Palmyra Avenue, and between Monte Cristo Way and Tenaya Way and a portion of a right-of-way being a portion of Coley Avenue, Tenaya Way, Palmyra Avenue, and Monte Cristo Way within Spring Valley (description on file). JJ/nr/jd (For possible action)
36. WS-21-0068-N2MH LLC & EAGLE 40 LLC:
HOLDOVER WAIVERS OF DEVELOPMENT STANDARDS for the following: 1) reduce lot area; 2) increase wall height; and 3) waive off-site improvements (sidewalk and streetlights).
DESIGN REVIEWS for the following: 1) proposed single family residential development; 2) finished grade; and 3) allow a hammerhead cul-de-sac design on 10.0 acres in an R-E (Rural Estates Residential) (RNP-I) Zone. Generally located on the southwest corner of Coley Avenue and Tenaya Way within Spring Valley. JJ/sd/jd (For possible action)
37. TM-21-500021-N2MH LLC & EAGLE 40 LLC:
HOLDOVER TENTATIVE MAP consisting of 20 residential lots on 10.0 acres in a R-E (Rural Estates Residential) Zone. Generally located on the southwest corner of Coley Avenue and Tenaya Way within Spring Valley. JJ/sd/jd (For possible action)
38. VS-21-0185-MARIANO, MARILOU:
VACATE AND ABANDON easements of interest to Clark County located between Spencer Street and Bruce Street, and between Robindale Road and Sur Este Avenue (alignment) within Paradise (description on file). MN/md/jd (For possible action)
39. UC-21-0184-MARIANO, MARILOU:
USE PERMIT for a place of worship.
WAIVERS OF DEVELOPMENT STANDARDS for the following: 1) reduce parking; 2) eliminate trash enclosure setback; 3) eliminate street landscaping; 4) eliminate parking lot landscaping; 5) alternative landscaping adjacent to a less intensive use (single family residences); 6) eliminate the pedestrian walkway from the adjacent public sidewalk to the principal building entrance; 7) reduce the setback for an accessory structure (carport); 8) reduce drive aisle width; and 9) allow modified driveway design standards.
DESIGN REVIEW for a place of worship on 0.8 acres in an R-E (Rural Estates Residential) Zone. Generally located on the east side of Spencer Street, 440 feet north of Robindale Road within Paradise. MN/md/jd (For possible action)

40. ZC-20-0544-VALENTI SAM P & MARY TR SURV TR & VALENTI SAM & MARY TR DCDNTS TR:
 HOLDOVER ZONE CHANGE to reclassify 2.9 acres from an R-E (Rural Estates Residential) Zone to an R-3 (Multiple Family Residential) Zone.
 DESIGN REVIEWS for the following: 1) a multiple family residential development; and 2) finished grade. Generally located on the east side of Broadbent Boulevard and the south side of Wetlands Park Lane within Whitney (description on file). JG/jt/jd (For possible action)
41. ZC-21-0193-I-15 BIG 4 REAL ESTATE, LLC:
 ZONE CHANGE to reclassify 7.2 acres from an H-2 (General Highway Frontage) Zone and an R-E (Rural Estates Residential) Zone to an H-1 (Limited Resort and Apartment) Zone.
 USE PERMIT for a multiple family residential development.
 WAIVERS OF DEVELOPMENT STANDARDS for the following: 1) landscaping; 2) setback for decorative fence; 3) increase wall height; and 4) alternative driveway geometrics.
 DESIGN REVIEWS for the following: 1) multiple family residential development; and 2) finished grade. Generally located on the north side of Bruner Avenue and the west side of Ensworth Street (alignment) within Enterprise (description on file). MN/jt/jd (For possible action)
42. VS-21-0192-I-15 BIG 4 REAL ESTATE, LLC:
 VACATE AND ABANDON easements of interest to Clark County located between Jonathan Drive (alignment) and Bruner Avenue, and between Ensworth Street (alignment) and I-15 within Enterprise (description on file). MN/jt/jd (For possible action)
43. NZC-21-0038-UL215, LLC ETAL & UW215, LLC:
 AMENDED ZONE CHANGE to reclassify 18.7 acres from a C-2 (General Commercial) Zone to an M-D (Designed Manufacturing) Zone.
 WAIVERS OF DEVELOPMENT STANDARDS for the following: 1) increase building height (previously not notified); 2) screening loading docks; 3) increase sign height; 4) increase animated sign area; 5) alternative perimeter landscape and screening; 6) non-standard improvements within right-of-way; 7) waive the sidewalk requirement along Rafael Rivera Way; 8) allow an attached sidewalk along portions of Sunset Road; and 9) modified driveway design standards.
 DESIGN REVIEWS for the following: 1) a proposed distribution center with ancillary retail sales; 2) a comprehensive sign plan; and 3) finished grade in the CMA Design Overlay District. Generally located on the south side of Sunset Road and the east and north sides of Rafael Rivera Way within Spring Valley (description on file). JJ/rk/jd (For possible action)

PC Action - Approved

Waiver of Development Standards #6b was Withdrawn - without prejudice

APPEAL

44. ET-21-400019 (WS-19-0808)-GREAT BUNS:
 HOLDOVER APPEAL WAIVERS OF DEVELOPMENT STANDARDS FIRST EXTENSION OF TIME for the following: 1) reduced setback; and 2) deviate from design standards for an accessory storage building.
 DESIGN REVIEW for existing accessory buildings and structures in conjunction with an existing bakery on 1.3 acres in a C-1 (Local Business) Zone and a C-2 (General Commercial) Zone. Generally located 500 feet north of Tropicana Avenue, 850 feet west of Pecos Road within Paradise. TS/jgh/jd (For possible action)

PC Action - Approved

AGENDA ITEM

45. AG-21-900318: Consider a request for revocation of UC-0249-17, and direct staff accordingly. JJ/sr
(For possible action)

PUBLIC COMMENTS

Comments by the General Public regarding any items not listed on the agenda as posted. No action may be taken upon a matter raised under this item of the agenda until the matter itself has been specifically included on a future agenda.