



## Sunrise Manor Town Advisory Board

January 13, 2022

### MINUTES

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Board Members:	Alexandria Malone – Chair – PRESENT Briceida Castro– Vice Chair –EXCUSED Earl Barbeau – PRESENT	Paul Thomas – PRESENT Max Carter- PRESENT Planning- Jazmine Harris
Secretary:	Jill Leiva 702 334-6892 <a href="mailto:jillniko@hotmail.com">jillniko@hotmail.com</a>	
County Liaison:	Beatriz Martinez, William Covington	

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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 December 16, 2021 Minutes

**Moved by: Mr. Thomas**

**Action: Approved**

**Vote: 4-0/ Unanimous**

IV. Approval of Agenda for January 13, 2022

**Moved by: Mr. Thomas**

**Action: Approved**

**Vote: 4-0/Unanimous**

V. Informational Items: The TAB received a presentation from Ken Rammer regarding the NDOT I-11 Planning and Environmental Linkages (PEL) Study.

**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

## VI. Planning & Zoning

01/18/22 PC

1. **UC-21-0634-SPEEDWAY COMMERCE CENTER, LLC:**  
**AMENDED HOLDOVER USE PERMITS** for the following: **1)** minor training facility (no longer needed); **2)** medium manufacturing (previously not notified); and **3)** major training facility (previously not notified) within an existing office/warehouse complex on a portion of 97.7 acres in an M-1 (Light Manufacturing) (AE-70 & AE-75) Zone. Generally located on the east side of Hollywood Boulevard and the south side of Centennial Parkway (alignment) within Sunrise Manor. MK/sd/jo (For possible action)  
**Moved by: Mr. Barbeau**  
**Action: Approved per staff recommendations**  
**Vote: 4-0/Unanimous**

01/19/22 BCC

2. **ZC-21-0676-JOSEPHS FAMILY LAND, LP:**  
**ZONE CHANGE** to reclassify 17.6 acres from an R-E (Rural Estates Residential) (AE-65 & AE-70) Zone and an H-2 (General Highway Frontage) Zone to an M-D (Designed Manufacturing) (AE-65 & AE-70) Zone.  
**WAIVERS OF DEVELOPMENT STANDARDS** for the following: **1)** landscaping; and **2)** allow modified driveway design standards.  
**DESIGN REVIEWS** for the following: **1)** warehouse and distribution center; and **2)** finished grade. Generally located on the south side of Las Vegas Boulevard North and the west side of Marion Drive within Sunrise Manor (description on file). MK/lm/jo (For possible action)  
**Moved by: Mr. Thomas**  
**Action: Approved per staff recommendations**  
**Vote: 4-0/Unanimous**

02/01/22 PC

3. **UC-21-0713-GODOY MARIA:**  
**USE PERMIT** to allow an accessory structure not architecturally compatible with the principal building.  
**WAIVER OF DEVELOPMENT STANDARDS** to reduce side yard setback for an accessory structure on 0.6 acres in an R-E (Rural Estates Residential) Zone. Generally located on the north side of Suncrest Avenue and the west side of Middlegate Road (alignment) within Sunrise Manor. MK/lm/jo (For possible action)  
**Moved by: Mr. Carter**  
**Action: Held Until 1/27/22 TAB meeting**  
**Vote: 4-0/Unanimous**

4. **UC-21-0723-MONTGOMERY, JOHN H. ET AL:**  
**USE PERMIT** to allow an accessory structure to not be architecturally compatible to the principal residence.  
**WAIVERS OF DEVELOPMENT STANDARDS** for the following: **1)** reduced separation; and **2)** reduced setbacks for existing accessory structures in conjunction with an existing single family residence on 0.3 acres in an R-D (Suburban Estates Residential) Zone. Generally located on the north side of Honeygrove Avenue, 1,000 feet east of Sloan Lane within Sunrise Manor. TS/jor/jo (For possible action)  
**Moved by: Mr. Carter**  
**Action: Approved per staff recommendations**  
**Vote: 4-0/Unanimous**

5. **WS-21-0712-AUGUST KATHLEEN & JAMES:**  
**WAIVER OF DEVELOPMENT STANDARDS** to increase the height of a block wall in conjunction with an existing single family residence on 0.2 acres in an R-1 (Single Family Residential) Zone. Generally located on the west side of Finchwood Lane, 200 feet north of Mirror Lake Drive and 870 feet north of Bonanza Road within Sunrise Manor. TS/jgh/jo (For possible action)  
**Moved by: Mr. Carter**  
**Action: Approved per staff recommendations**  
**Vote: 4-0/Unanimous**

02/02/22 BCC

6. **DR-21-0714-LVBN PROPERTY, LLC:**  
**DESIGN REVIEWS** for the following: 1) distribution center; and 2) finished grade on 7.2 acres in an M-D (Designed Manufacturing) (AE-65) Zone. Generally located on the north side of Las Vegas Boulevard North, 1,950 feet east of Lamb Boulevard within Sunrise Manor. MK/nr/jo (For possible action)  
**Moved by: Mr. Thomas**  
**Action: Approved per staff recommendations**  
**Vote: 4-0/Unanimous**
  
7. **ZC-21-0711-SUNLAND PROPERTIES INC:**  
**ZONE CHANGE** to reclassify 12.2 acres from a C-1 (Local Business) Zone to a C-2 (General Commercial) Zone for a future development. Generally located on the south side of Charleston Boulevard and the west side of Broadalbin Drive within Sunrise Manor (description on file). TS/jvm/jo (For possible action)  
**Moved by: Mr. Carter**  
**Action: Approved per staff recommendations**  
**Vote: 4-0/Unanimous**
  
- VII. General Business: None
  
- VIII. Public Comment: none
  
- IX. Next Meeting Date: The next regular meeting will be January 27, 2022
  
- X. Adjournment  
The meeting was adjourned at 7:35pm