



**PLANNING COMMISSION AGENDA  
REGULAR MEETING**

**COUNCIL CHAMBER, 401 CALIFORNIA AVENUE,  
BOULDER CITY NV 89005**

**Wednesday  
August 15, 2018 – 7:00 PM**

**ITEMS LISTED ON THE AGENDA MAY BE TAKEN OUT OF ORDER; TWO OR MORE AGENDA ITEMS FOR CONSIDERATION MAY BE COMBINED; AND ANY ITEM ON THE AGENDA MAY BE REMOVED OR RELATED DISCUSSION MAY BE DELAYED AT ANY TIME.**

CALL TO ORDER

PLEDGE OF ALLEGIANCE

**PUBLIC COMMENT**

**PUBLIC COMMENT DURING THIS PORTION OF THE AGENDA MUST BE LIMITED TO MATTERS ON THE AGENDA FOR ACTION. EACH PERSON HAS UP TO FIVE MINUTES TO SPEAK. IF AN AGENDA ITEM IS ALSO LISTED AS A PUBLIC HEARING, PERSONS MAY WAIT TO SPEAK UNTIL THAT PARTICULAR ITEM.**

AGENDA

For possible action: APPROVAL OF AGENDA

1. For possible action: Approval of the Minutes of the July 18, 2018 regular meeting
2. For possible action: V-18-632 – StoryBook Homes – Boulder Hills Estates, BC No. 113: A **public hearing** on an application for a variance in the R1-7, Single-Family Residential Zone to permit the following, relative to Sections 11-3-5.A and B of the City Code:
  - Minimum combined side setbacks of 16' for up to 75% of all R1-7 interior lots to allow for RV garage options on 2 models, whereas minimum combined side setbacks of 20' are otherwise required
  - Maximum lot coverage of up to 43.6% for up to 60% of all R1-7 lots to allow for RV garage options on 2 models, whereas maximum lot coverage of 40% otherwise applies
3. Review of current City strategic plan, Envision 2020

4. Monthly Progress Report on Development Allotments
5. Public Comment

*Each person has up to five minutes to speak at the discretion of the Chair. Comments made during the Public Comment period of the agenda may be on any subject. All remarks shall be addressed to the Planning Commission as a whole, not to any individual member of the Planning Commission, of the audience, or of the City staff. There shall be no personal attacks against the Chair, members of the Planning Commission, the City staff, or any other individual. No person, other than members of the Planning Commission and the person who has the floor, shall be permitted to enter into any discussion, either directly or through a member of the Planning Commission without the permission of the Chair or Presiding Officer. No action may be taken on a matter raised under this item of the agenda until the matter itself has been specifically included on an agenda as an item upon which action will be taken.*

**All decisions for action items on this agenda are final by the Planning Commission, unless they are recommendations to the City Council, or appealed to the City Council.** Appeals must be filed within seven (7) calendar days of the decision in accordance with Chapter 11-34 of the Boulder City Code.

Supporting material is on file and is available for public inspection at the City Clerk's Office, 401 California Avenue, Boulder City, Nevada 89005 and the Boulder City website at [www.bcnv.org](http://www.bcnv.org), as per NRS 241. To request supporting material, please contact the City Clerk at (702) 293-9208 or [lkrumm@bcnv.org](mailto:lkrumm@bcnv.org).

Notice to persons with disabilities: Members of the public who are disabled and require special assistance or accommodations at the meeting are requested to notify the City Clerk by telephoning (702) 293-9208 at least seventy-two hours in advance of the meeting.

This notice and agenda has been posted on or before 9 a.m. on the third working day before the meeting at the following locations:

Boulder City Hall, 401 California Avenue  
United States Post Office, 1101 Colorado Street  
Boulder City Senior Center, 813 Arizona Street  
Boulder City Parks & Recreation, 900 Arizona Street  
[www.bcnv.org](http://www.bcnv.org)