

Item # 8D

**City of Carson City
Agenda Report**

Date Submitted: July 10, 2007

Agenda Date Requested: July 19, 2007

Time Requested: 15 minutes

To: Mayor and Board of Supervisors

From: Development Services - Planning Division

Subject Title: Action to introduce, on first reading, Bill No. _____, an ordinance amending Carson City Municipal Code Title 18, Zoning, Chapter 18.03, Definitions, Section 18.03.010, Words and Terms Defined, to modify the definitions of "Retail Sales" and "Secondhand Business" to define specialty used goods shops as a retail use; amending Chapter 18.04, Use Districts, Section 18.04.010, Districts Established, to replace the Downtown Commercial District with the Downtown Mixed-Use District; amending Section 18.04.125, Downtown Commercial, to modify the list of permitted and conditional uses for the new Downtown Mixed-Use District; amending Section 18.04.195, Non-Residential Districts Intensity and Dimensional Standards, to delete the Downtown Commercial District and add standards for the new Downtown Mixed-Use district; amending Chapter 18.07, Downtown Business District, to Modify the process-oriented standards for review of development within the new Downtown Mixed-Use District; amending Chapter 18.16, Development Standards, Division 2, Parking and Loading, Section 2.2, Number of Spaces Required, to add specific parking requirements for the new Downtown Mixed-Use District; and amending Chapter 18.16, Development Standards, Division 6, Downtown Business District, to replace the existing Downtown Business District standards with standards for the new Downtown Mixed-Use District relating to height, parking, setbacks, signs and other design requirements, and other matters properly related thereto. (File ZCA-07-057)

Staff Summary: The proposed amendment to the Zoning Ordinance would replace the existing *Downtown Business District* standards with standards for the new *Downtown Mixed-Use* zoning district.

Type of Action Requested:

- Resolution
- Ordinance - First Reading
- Formal Action/Motion
- Other (Specify)

Does This Action Require A Business Impact Statement: Yes No

Planning Commission Action: Recommended approval June 27, 2007, by a vote of 7 Ayes and 0 nay.

Recommended Board Action: I move to introduce, on first reading, Bill No. _____, an ordinance amending Carson City Municipal Code Title 18, Zoning, Chapter 18.03, Definitions, Chapter 18.04, Use Districts, Chapter 18.07, Downtown Business District, and Chapter 18.16, Development Standards, to replace the existing Downtown Commercial and Downtown Business District standards with standards for the new Downtown Mixed-Use District relating to height, parking, setbacks, signs and other design requirements, and other matters properly related thereto, as published on the agenda, based on the finding contained in the staff report.