

**City of Carson City  
Agenda Report**

**Date Submitted:** June 28, 2011

**Agenda Date Requested:** July 7, 2011

**Time Requested:** 5 minutes

**To:** Mayor and Board of Supervisors

**From:** Public Works - Planning Division

**Subject Title:** For Possible Action: To adopt Bill No. 106, on second reading, Ordinance No. 2011-\_\_\_, an ordinance to change the zoning of APN 002-101-81, located south of Northridge Drive and east of Roop Street, from Single Family 6000 (SF6) to Public Community (PC). (ZMA-11-030) (Lee Plemel)

**Summary:** As a result of the proposed Zoning Map Amendment the subject parcel will have a zoning designation that is consistent with the existing Master Plan. This zoning designation is consistent with other property in the vicinity owned by Carson City and managed by the Parks and Recreation Department. This Zoning Map Amendment would allow a 625 square foot portion of the 18 acre site to be developed for the proposed cellular communication facility for AT&T. The Planning Commission approved a Special Use Permit for the proposed cellular communication facility on May 25, 2011, subject to approval of the Zoning Map Amendment.

**Type of Action Requested**

Resolution

Formal Action/Motion

Ordinance-Second Reading

Other (Specify)

**Does This Action Require A Business Impact Statement:** ( ) Yes ( X ) No

**Prior Board Action:** Approved the ordinance on first reading on June 16, 2011, by a vote of 5 ayes and 0 nays.

**Recommended Board Action:** I move to adopt Bill No. 106, on second reading, Ordinance No. 2011-\_\_\_, an ordinance to change the zoning of APN 002-101-81, located south of Northridge Drive and east of Roop Street, from Single Family 6000 to Public Community, based on the findings contained in the staff report.

**Explanation for Recommended Board Action:** The Board of Supervisors, pursuant to the Carson City Municipal Code, is required to take final action on all zoning map amendments. This is the first of two readings to amend the Title 18 City Zoning Map by ordinance. See the complete staff report to the Planning Commission for more information.

**Applicable Statute, Code, Policy, Rule or Regulation:** CCMC 18.02.075 (Zoning Map Amendments).

**Fiscal Impact:** N/A

**Explanation of Impact:** N/A

**Funding Source:** N/A

**Alternatives:**

- 1) Approve the Zoning Map Amendment
- 2) Deny the Zoning Map Amendment.
- 3) Refer the matter back to Planning Commission for further review.

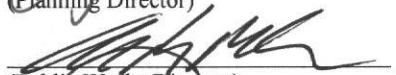
**Supporting Material:** 1) Ordinance

**Prepared By:** Janice Brod, Management Assistant V

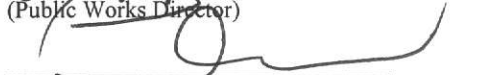
**Reviewed By:**

  
\_\_\_\_\_  
(Planning Director)


Date: 6-27-11

  
\_\_\_\_\_  
(Public Works Director)

Date: 6-28-11

  
\_\_\_\_\_  
(City Manager)

Date: 6/28/11

  
\_\_\_\_\_  
(District Attorney's Office)

Date: 6/28/11

**Board Action Taken:**

Motion: \_\_\_\_\_

- 1) \_\_\_\_\_
- 2) \_\_\_\_\_

Aye/Nay  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

\_\_\_\_\_  
(Vote Recorded By)

ORDINANCE NO. 2011- \_\_\_\_\_

BILL NO. 106

AN ORDINANCE TO CHANGE THE ZONING OF APN 002-101-81, LOCATED SOUTH OF NORTHRIDGE DRIVE AND EAST OF ROOP STREET, FROM SINGLE FAMILY 6,000 (SF6) TO PUBLIC COMMUNITY (PC).

Fiscal Effect: None

THE CARSON CITY BOARD OF SUPERVISORS HEREBY ORDAINS:

SECTION I:

An application for a Zoning Map Amendment on Assessor's Parcel Number 002-101-81, property located south of Northridge Drive and east of Roop Street, Carson City, Nevada, was duly submitted by Carson City and AT&T in accordance with Section 18.02.075, et seq. of the Carson City Municipal Code (CCMC). The request will result in the zoning designation of approximately 18 acres changing from Single Family 6,000 (SF6) to Public Community (PC). After proper noticing pursuant to NRS 278 and CCMC Title 18, on May 25, 2011, the Planning Commission, during a public hearing, reviewed the Planning Division staff report, took public comment and voted 7 ayes, 0 nays to recommend to the Board of Supervisors approval of the Zoning Map Amendment.

SECTION II:

Based on the findings that the Zoning Map Amendment would be in substantial compliance with the goals, policies and action programs of the Master Plan, that the Amendment will provide for land uses compatible with existing adjacent land uses and will not have detrimental impacts to other properties in the vicinity, that the Amendment will not negatively impact existing or planned public services or facilities and will not adversely impact the public health, safety and welfare, and that the request satisfied all other requirements for findings of fact enumerated in CCMC Section 18.02.075(5), the zoning map of Carson City is amended changing the zoning designation of approximately 18 acres of property identified as south of Northridge Drive and east of Roop Street, APN 002-101-81, from Single Family 6,000 (SF6) to Public Community (PC), as shown on "Exhibit A," attached.

PROPOSED this \_\_\_\_ day of \_\_\_\_\_, 2011.

PROPOSED BY Supervisor \_\_\_\_\_

PASSED on the \_\_\_\_ day of \_\_\_\_\_, 2011.

VOTE:   AYES:           \_\_\_\_\_

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

          NAYS:           \_\_\_\_\_

\_\_\_\_\_  
\_\_\_\_\_

          ABSENT:       \_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_  
ROBERT L. CROWELL, Mayor

ATTEST:

\_\_\_\_\_  
ALAN GLOVER, Clerk-Recorder

This ordinance shall be in force and effect from and after the \_\_\_\_ of \_\_\_\_\_, 2011.