

City of Carson City  
Agenda Report

Item # 6B

Date Submitted: February 12, 2008

Agenda Date Requested: February 21, 2008

Time Requested: 10 minutes

To: Mayor and Board of Supervisors

From: Development Services - Planning Division

**Subject Title:** Action to introduce, on first reading, Bill No. \_\_\_\_\_, an ordinance to change the zoning from Single Family One Acre (SF1A) to Single Family 21,000 (SF21) on four parcels located at 3820-4094 Center Drive, APN's 009-775-24, -25, -26 and -27. (File No. ZMA-07-175)

**Staff Summary:** The Zoning Map Amendment would allow the properties to be subdivided into a minimum lot size of 21,000 square feet (approximately one-half acre). Three of the parcels are currently one acre in size and one is already one-half acre in size.

**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 January 30, 2008 by a vote of 7:0.

**Recommended Board Action:** I move to introduce, on First Reading, Bill No. \_\_\_\_\_, an ordinance to change the zoning from Single Family One Acre to Single Family 21,000 on four parcels located at 3820 through 4094 Center Drive, APN's 009-775-24, -25, -26 and -27, 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 attached 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) Refer the matter back to Planning Commission for further review.

2) Deny

**Supporting Material:** 1) Ordinance