Hem#5-4A

City of Carson City Agenda Report

Date Submitted: February 10, 2009 Agenda Date Requested: February 19, 2009

Time Requested: Consent

To: Mayor and Board of Supervisors

From: Development Services - Planning Division

Subject Title: Action to adopt Bill No. 101, on second reading, Ordinance No. 2009-3, an ordinance to change the zoning of approximately a 10.61-acre portion of APN 002-101-85 from Single Family 6,000 (SF6) to Public Regional (PR), and to change the zoning of approximately the remainder 3.49-portion of APN 002-101-85 from Single Family 6,000 (SF6) to Multi Family Apartment (MFA). (ZMA-08-045)

Staff Summary: The proposed Zoning Map Amendment would allow a 10.61 acre portion of the property to be zoned Public Regional, resulting in land to be developed for the proposed Carson City Recreation Center, and a 3.49 acre portion of the property to be zoned Multi-Family Apartment. This item was initially before the Board of Supervisors on January 5, 2009, and was approved by a vote of 5 ayes and 0 nays. The reason this item is back before the BOS is due to a publishing oversight pursuant to Nevada Revised Statues (NRS) requirements.

() Resolution () Formal Action/Motion	(X) Ordinance - Second Reading() Other (Specify)		
Does This Action Require A Business Impa	act Statement:	() Yes	(X) No

Planning Commission Action: Recommended approval on December 17, 2008 with a vote of 6 ayes, 0 nays and 1 absent.

Prior Board Action: Continued by Board of Supervisors on January 5, 2009. Introduced Bill No. 101 on first reading on January 15, 2009, by a vote of 5 ayes and 0 nays.

Recommended Board Action: I move to adopt Bill No. 101, on second reading, Ordinance No. 2009-3, an ordinance to change the zoning of approximately a 10.61-acre portion of APN 002-101-85 from Single Family 6,000 (SF6) to Public Regional (PR), and to change the zoning of approximately the remainder 3.49-portion of APN 002-101-85 from Single Family 6,000 (SF6) to Multi Family Apartment (MFA), 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 second of two readings to amend the Title 18 City Zoning Map by ordinance.

Board Action Report -ZMA 08-045 Second Reading February 19, 2009 Page 2

CCMC 18.02.075 (Zoning Map
Board of Supervisors meeting.
2/9/09 2-11-09 2-10-09
Aye/Nay
-

(Vote Recorded By)

BILL NO. 101

ORDINANCE NO. 2009-3

AN ORDINANCE TO CHANGE THE ZONING OF APPROXIMATELY A 10.61-ACRE PORTION OF APN 002-101-85 FROM SINGLE FAMILY 6,000 (SF6) TO PUBLIC REGIONAL (PR), AND TO CHANGE THE ZONING OF APPROXIMATELY THE REMAINDER 3.49-PORTION OF APN 002-101-85 FROM SINGLE FAMILY 6,000 (SF6) TO MULTI FAMILY APARTMENT (MFA).

Fiscal Effect: None

THE CARSON CITY BOARD OF SUPERVISORS HEREBY

ORDAINS: THE CARSON CITY BOARD OF SUPERVISORS HEREBY ORDAINS:

SECTION I: An application for a Zoning Map Amendment on Assessor's Parcel Number 002-101-85, property located at 1870 Russell Way, Carson City, Nevada, was duly submitted by the Carson City Planning Division 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 a 10.61 acre portion of the subject property changing from Single Family 6,000 (SF6) to Public Regional (PR) and changing the zoning designation of approximately a 3.49 acre remainder portion from Single Family 6,000 (SF6) to Multi Family Apartment (MFA). After proper noticing pursuant to NRS 278 and CCMC Title 18, on December 17, 2008, the Planning Commission, during a public hearing, reviewed the Planning Division staff report, took public comment and voted 6 ayes, 0 nays to recommend to the Board of Supervisors approval of the Zoning Map Amendment.

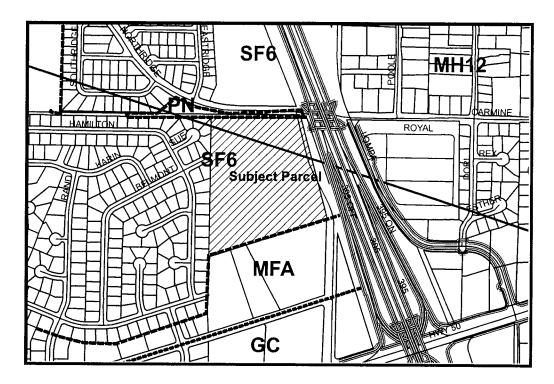
SECTION II:

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 a 10.61-acre portion of property identified as 1870 Russell Way, APN 002-101-85, from Single Family 6,000 (SF6) to Public Regional (PR) and changing the zoning designation of approximately a 3.49 acre remainder portion from Single Family 6,000 (SF6) to Multi Family Apartment (MFA), as shown on "Exhibit A," attached.

PROPOS	SED this c	lay of, 20	009.
PROPOS	SED BY Super	visor	
PASSED	on the	day of	, 2009.
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, 2009.	of

EXISTING ZONING MAP



PROPOSED ZONING MAP

