

Item # 17

**City of Carson City  
Agenda Report**

**Date Submitted:** October 26, 2010

**Agenda Date Requested:** November 4, 2010

**Time Requested:** 5 minutes

**To:** Mayor and Board of Supervisors

**From:** Public Works, Planning Division

**Subject Title:** Action to approve a request for a two-year extension of the Tentative Map, Special Use Permit, and Variances for a Planning Unit Development known as Mills Landing, which consists of 94 single-family residential units on 7.7 acres and a commercial/retail development on 2.4 acres, located at 1208 E. William Street and State Street. (File TPUD-06-202) (Lee Plemel)

**Staff Summary:** The current Planned Unit Development approval will expire on December 21, 2010. This request would extend the Tentative Map, Special Use Permit, and Variances to December 21, 2012 to allow time for coordination of the project and for the housing market to improve.

**Type of Action Requested:**

Resolution

Ordinance

Formal Action/Motion

Other (Specify)

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

**Prior Board Action:** Approved the Planned Unit Development Tentative map on December 21, 2006 with a vote of 5 Ayes and 0 Nays.

**Recommended Board Action:** I move to approve a request for a two-year extension of the Tentative Map, Special Use Permit, and Variances for a Planning Unit Development known as Mills Landing, which consists of 94 single-family residential units on 7.7 acres and a commercial/retail development on 2.4 acres, located at 1208 E. William Street and State Street.

**Explanation for Recommended Board Action:** The applicant is submitting his request at least 30 days prior to the tentative map expiration per the CCMC 17.06. Staff recommends that the Board of Supervisors approve the two-year extension of the Final Map recordation requirement to December 21, 2012.

**Applicable Statute, Code, Policy, Rule or Regulation:** CCMC 17.05 (Tentative Maps), 18.02.050 (Review), CCMC 17.06 (Time Limit for Recording), and CCMC 17.09 (Planned Unit Development).