

City of Carson City
Agenda Report

Item #9D

Date Submitted: October 9, 2007

Agenda Date Requested: October 18, 2007

Time Requested: 5 minutes

To: Mayor and Board of Supervisors

From: Development Services - Planning Division

Subject Title: Action to adopt Bill No. 137, on second reading, Ordinance No. _____, an ordinance to change the zoning of APN's 008-211-11 and 008-184-36 from Mobile Home 12,000 (MH12) to Mobile Home 6,000 (MH6) located on the northeast corner and northwest corner of Airport Road and Sherman Lane. (File ZMA 07-123)

Staff Summary: Approval of the Zoning Map Amendment application which would allow a higher density to occur on property than what is presently permitted the Mobile Home 12,000 zoning district.

Type of Action Requested

☐ Resolution

☒ Ordinance - Second Reading

☐ Formal Action/Motion

☐ Other (Specify)

Does This Action Require A Business Impact Statement: ☐ Yes ☒ No

Planning Commission Action: Recommended approval September 26, 2007 by a vote of 4:0:3.

Recommended Board Action: I move to adopt Bill No. _____, on second reading, Ordinance No. _____, an ordinance to change the zoning of APN's 008-211-11 and 008-184-36 from Mobile Home 12,000 (MH12) to Mobile Home 6,000 (MH6) located on the northeast corner and northwest corner of Airport Road and Sherman Lane.

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 code 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

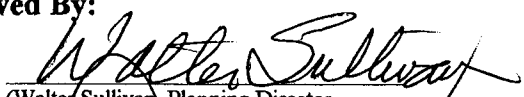
Funding Source: N/A

Alternatives: 1) Refer the matter back to Planning Commission for further review.
2) Deny

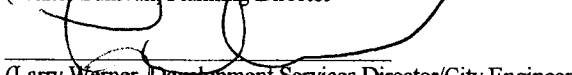
Supporting Material: 1) Ordinance

Prepared By: Donna Fuller, Administrative Services Manager

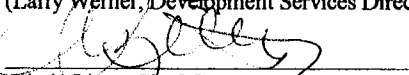
Reviewed By:


(Walter Sullivan, Planning Director)

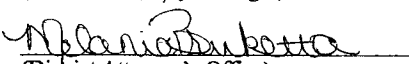
Date: 10-23-07


(Larry Werner, Development Services Director/City Engineer)

Date: 10/23/07


(Linda Ritter, City Manager)

Date: 10-23-07


(District Attorney's Office)

Date: 10-23-07

Board Action Taken:

Motion: _____

1) _____
2) _____

Aye/Nay

(Vote Recorded By)

ORDINANCE NO. 2007-__

BILL NO. 137

AN ORDINANCE TO CHANGE THE ZONING OF APNs 008-211-11 AND 008-184-36 FROM MOBILE HOME 12,000 (MH12) TO MOBILE HOME 6,000 (MH6) LOCATED ON THE NORTHEAST CORNER AND NORTHWEST CORNER OF AIRPORT ROAD AND SHERMAN LANE.

Fiscal Effect: None

THE CARSON CITY BOARD OF SUPERVISORS HEREBY ORDAINS:

SECTION I:

An application for a Zoning Map Amendment on Assessor's Parcel Numbers 008-211-11 AND 008-184-36, on property located on the northeast corner and the northwest corner of Airport Road and Sherman Lane, 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 APN(s) 008-211-11 and 008-184-36 changing from Mobile Home 12,000 (MH12) to Mobile Home 6,000 (MH6). After proper noticing pursuant to NRS 278 and CCMC Title 18, on September 26, 2007, the Planning Commission, during a public hearing, reviewed the Planning Division staff report, took public comment and voted 4 ayes, 0 nays, and 3 absent 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 keeping with the objectives of the Master Plan, that the Amendment would be beneficial and not detrimental to the immediate vicinity, that the community as a whole would receive merit and value from the change, that adequate consideration for surrounding properties has been made, 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 APNs 008-211-11 and 008-184-36 from Mobile Home 12,000 (MH12) to Mobile Home 6,000 (MH6), with existing zoning shown on Exhibit "A" and

the resulting zoning shown on Exhibit "B," on property located on the northeast corner and northwest corner of Airport Road and Sherman Lane.

PROPOSED this 18th day of October, 2007.

PROPOSED BY Supervisor Robin Williamson.

PASSED on the _____ day of _____, 2007.

VOTE: AYES:

NAYS:

ABSENT:

MARV TEIXEIRA, Mayor

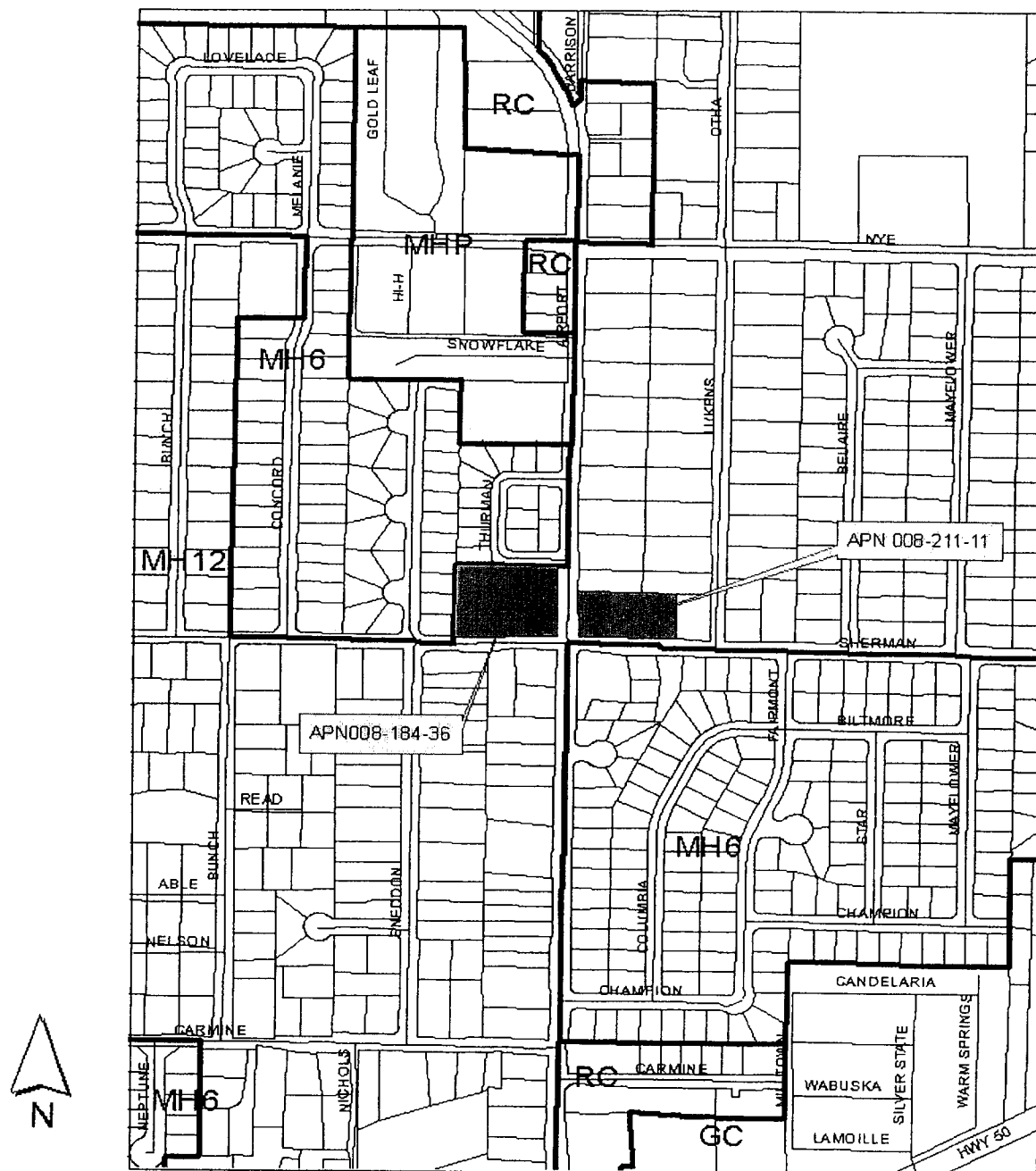
ATTEST:

ALAN GLOVER, Clerk-Recorder

This ordinance shall be in force and effect from and after the _____ of _____, 2007.

EXHIBIT "A" Existing
ZMA-07-123 Zoning Map Amendment from Mobile Home 12,000 (MH12) to Mobile

Home 6,000 (MH6)
EXHIBIT "A" Proposed
ZMA-07-123 Zoning Map Amendment from Mobile Home 12,000 (MH12) to Mobile



**EXHIBIT "A" Proposed
ZMA-07-123 Zoning Map Amendment from Mobile Home 12,000 (MH12) to Mobile
Home 6,000 (MH6)**

