

BILL NO. \_\_\_\_

ORDINANCE NO. \_\_\_\_

**ORDINANCE TO AMEND TITLE 18, CHAPTER 18.02 OF  
THE RENO MUNICIPAL CODE, ENTITLED "ZONING,"  
REZONING A ±3.0 ACRE SITE LOCATED ON THE  
SOUTH SIDE OF OROVADA STREET APPROXIMATELY  
±285 FEET EAST OF ITS INTERSECTION WITH  
SILVERADA BOULEVARD FROM PUBLIC FACILITIES  
(PF) TO SPECIFIC PLAN DISTRICT (SPD); TOGETHER  
WITH MATTERS WHICH PERTAIN TO OR ARE  
NECESSARILY CONNECTED THEREWITH.**

THE CITY COUNCIL OF THE CITY OF RENO DO ORDAIN:

SECTION 1. Chapter 18.02 of the Reno Municipal Code is hereby amended by adding thereto a new section to be known as Section 18.02.102(b).1442 relating to a ±3.0 acre site located on the south side of Orovada Street approximately ±285 feet east of its intersection with Silverada Boulevard (2590 Orovada Street), and more particularly described in the attached "Legal Description," and rezoning said property from the Public Facilities (PF) zoning district to the Specific Plan District (SPD), the same to read as follows:

*Sec. 18.02.102(b).1442. The zoning of the City of Reno as heretofore established is hereby amended in the manner shown on the map labeled Case No. LDC24-00007, thereby changing the use of land indicated therein, relating to a ±3.0 acre site located on the south side of Orovada Street approximately ±285 feet east of its intersection with Silverada Boulevard (2590 Orovada Street), and more particularly described in the attached "Legal Description," and rezoning said property from the Public Facilities (PF) zoning district to the Specific Plan District (SPD),*

SECTION 2. This Ordinance shall be in effect from and after its passage, adoption, and publication in one issue of a newspaper printed and published in the City of Reno.

SECTION 3. The City Clerk and Clerk of the City Council of the City of Reno is hereby authorized and directed to have this Ordinance published in one issue of the Reno Gazette Journal, a newspaper printed and published in the City of Reno.

CASE NO. LDC24-00007 (Note-able Music Therapy Services Specific Plan District)  
APN NO. 026-284-23

PASSED AND ADOPTED this \_\_\_\_ day of \_\_\_\_\_, \_\_\_\_, by the following vote of the Council:

AYES: \_\_\_\_\_

NAYS: \_\_\_\_\_

ABSTAIN: \_\_\_\_\_ ABSENT: \_\_\_\_\_

APPROVED this \_\_\_\_ day of \_\_\_\_\_, \_\_\_\_.

\_\_\_\_\_  
MAYOR OF THE CITY OF RENO

ATTEST:

\_\_\_\_\_  
CITY CLERK AND CLERK OF THE CITY  
COUNCIL OF THE CITY OF RENO, NEVADA

EFFECTIVE DATE:

## LEGAL DESCRIPTION

All that certain real property situate in the City of Reno, County of Washoe, State of Nevada, described as follows:

### PARCEL 1:

All that portion of the Northeast 1/4 of Section 6, Township 19 North, Range 20 East, M.D.B.&M., being more particularly described as follows:

**BEGINNING** at the Southeast corner of Orovada Street as shown on the Amended Plat of Lots "A" and "B", Lots 1 through 15 and Lots 56 through 70, Inclusive, Silverada North Subdivision Unit No.1, Tract Map No. 1010, according to the map thereof, filed in the Office of the County Recorder of Washoe County, State of Nevada, on July 15, 1966, as File No. 65778, Official Records;

Thence South 00°10' East, 318.00 feet;  
Thence South 89°50' West, 274.00 feet;  
Thence North 00°10' West, 318.00 feet to the south line of Orvada Street;  
Thence along same North 89°50' East, 274.00 feet to the **POINT OF BEGINNING**.

### PARCEL 2:

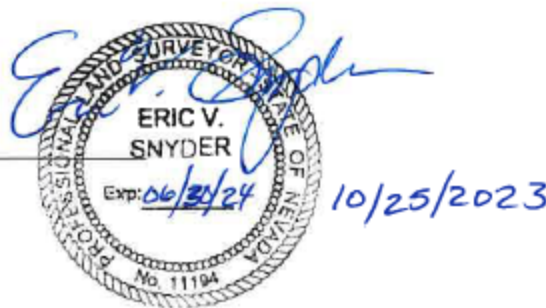
All that portion of the Northeast 1/4 of Section 6, Township 19 North, Range 20 East, M.D.B.&M., being more particularly described as follows:

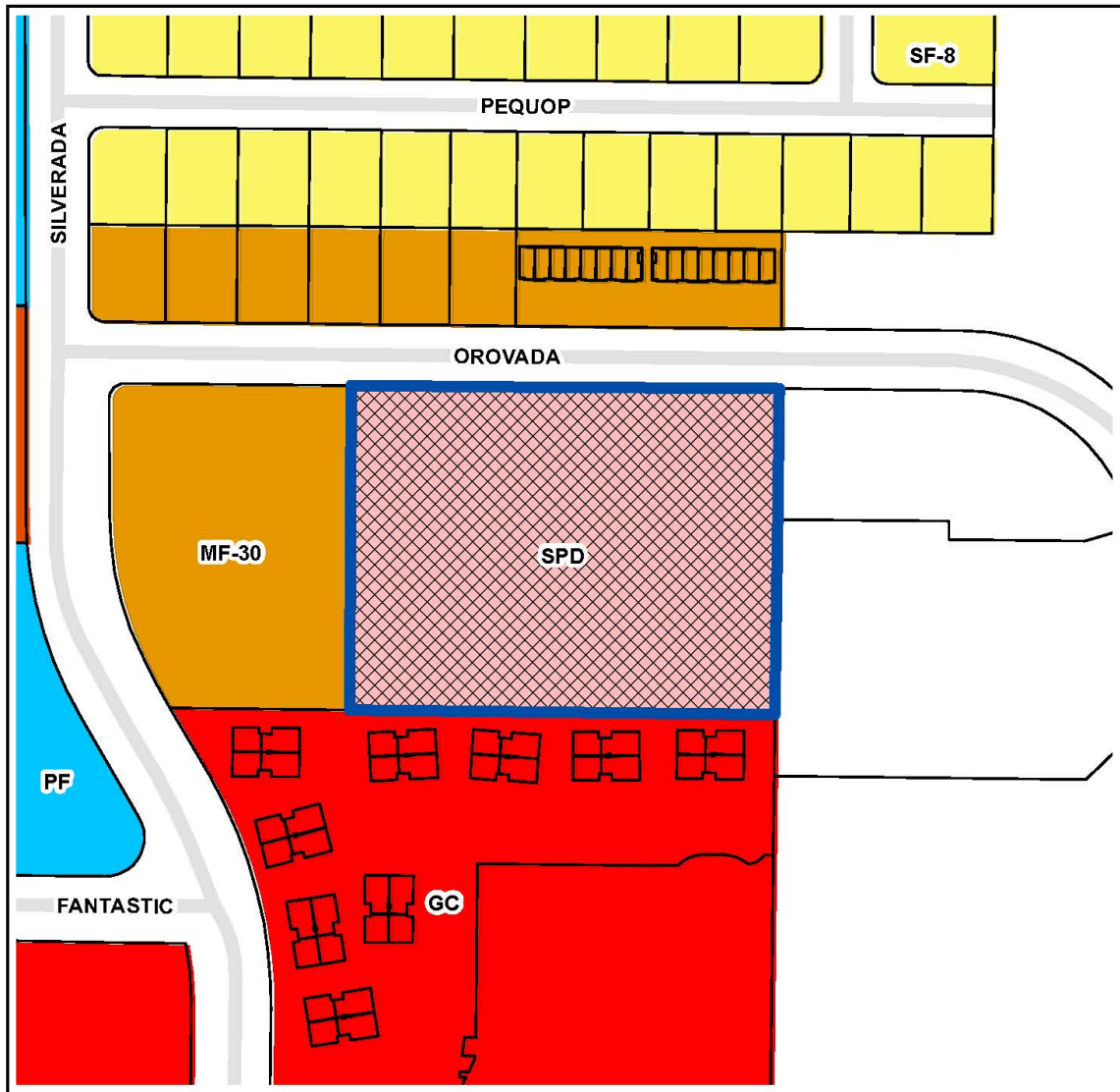
**COMMENCING** at the Southeast corner of Orovada Street as shown on the Amended Plat of Lots "A" and "B", Lots 1 through 15 and Lots 56 through 70, Inclusive, Silverada North Subdivision Unit No.1, Tract Map No. 1010, according to the map thereof, filed in the Office of the County Recorder of Washoe County, State of Nevada, on July 15, 1966, as File No. 65778, Official Records;

Thence along the South line of said Orovada Street South 89°50'00" West, 274.00 feet, to the **POINT OF BEGINNING**;  
Thence continuing South 89°50'00" West, 137.02 feet;  
Thence South 00°10'00" East, 318.00 feet;  
Thence North 89°50'00" East, 137.02 feet;  
Thence along same North 00°10'00" West, 318.00 feet to the **POINT OF BEGINNING**.


Said Parcels contain a combined area of approximately 3.00 acres.

Eric V. Snyder, PLS 11194  
CFA Inc.  
1150 Corporate Blvd.  
Reno, NV 89502



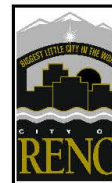


**LDC24-00007**  
**(Note-Able Music Therapy Services)**

 **ZONING MAP AMENDMENT**  
 FROM | ±3 Acres of PF  
 TO | ±3 Acres of SPD



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**Development Services Department**

1 East 1st Street Phone: 321-8309  
 P.O. Box 1900 Fax: 334-2043  
 Reno, NV 89505 www.reno.gov

Map Produced: August 2023