

NOTICE OF PUBLIC HEARINGS

NOTICE IS HEREBY GIVEN that the City Council of the City of Reno will hold the below listed public hearing in the Council Chambers of the Reno City Hall, One East First Street, First Floor, on August 14, 2024, commencing at the time indicated.

10:00 a.m – LDC24-00031 (Bella Vista Ranch Phase II PUD Amendment)

A request has been made for an amendment to the Bella Vista Ranch Phase II Planned Unit Development (PUD) handbook to: a) reduce the amount of nonresidential from $\pm 178,600$ sq. ft. to $\pm 117,612$ square feet; b) increase the maximum dwelling units from ± 575 units to ± 609 units; and c) modify the allowed land uses, design standards, development standards, and street design standards. The ± 77.37 acre site is located southeast of the eastern terminus of South Meadows Parkway, north of the northern terminus of Rio Wrangler Parkway and east of Steamboat Creek within the Bella Vista Ranch Phase II PUD zoning district. The site is located within Bella Vista Ranch Phase II PUD zoning district and has a Master Plan land use designation of Special Planning Area (SPA).

Those who wish to submit public comment relative to the above, may do so by submitting public comment through the online public comment form found at Reno.Gov/PublicComment_email_to_PublicComment@reno.gov or leave a voicemail at 775-393-4499. Comments received prior to 4:00 p.m. on the day preceding the meeting will be transcribed, provided to City Council for review, and entered into the record. Comments received after 4:00 pm on the day preceding the meeting will be provided to City Council for review prior to adjournment, and entered into the record.

All interested persons are invited to present testimony.

MIKKI HUNTSMAN, CLERK AND CLERK OF THE RENO CITY COUNCIL

10418404 August 2, 2024

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All interested persons are invited to present testimony.

MIKKI HUNTSMAN, CLERK AND CLERK OF THE RENO CITY COUNCIL

Thank you for your planning application submittal. The following information is to be populated into the interactive form for public notice as required by Reno Municipal Code. The form will produce a PDF version of the Public Notice sign for you to print and post at the project proposal location. If you have any questions concerning this process, please contact (775) 334-2030.

To get started go to:

<https://www.reno.gov/government/departments/development-services/planning-and-engineering-applications>

Select the “**Other Resources**” dropdown and select the applicable form for **Public Hearing Notice – City Council**

*Your case is scheduled for the **August 14, 2024 City Council Meeting at 10 AM.***

*Please enter the meeting date and time, case number, case name and planner’s name into the corresponding fields. **Also, you must input the Applicant’s name as listed on the application.***

CASE NO: **LDC24-00031**

CASE NAME: **Bella Vista Ranch Phase II PUD Amendment**

PLANNER: **Leah Piccotti**

Please copy and paste the below project description into the DESCRIPTION field:

A request has been made for an amendment to the Bella Vista Ranch Phase II Planned Unit Development (PUD) handbook to: a) reduce the amount of nonresidential from ±178,600 sq. ft. to ±117,612 square feet; b) increase the maximum dwelling units from ±575 units to ±609 units; and c) modify the allowed land uses, design standards, development standards, and street design standards. The ±77.37 acre site is located southeast of the eastern terminus of South Meadows Parkway, north of the northern terminus of Rio Wrangler Parkway and east of Steamboat Creek within the Bella Vista Ranch Phase II PUD zoning district. The site is located within Bella Vista Ranch Phase II PUD zoning district and has a Master Plan land use designation of Special Planning Area (SPA).

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Once you have populated all required fields, please download the form and review it to ensure the posting notice information is complete and correct. This may be printed at a sign shop or copy

center of your choosing. Please note that the format is 36 inches wide by 48 inches tall and must be printed on astrobright yellow paper.

Maps of number of postings and posting locations have been provided via email.

*The public notice sign(s) must be on site no later than **Friday, August 2, 2024, at 5:00 p.m.***

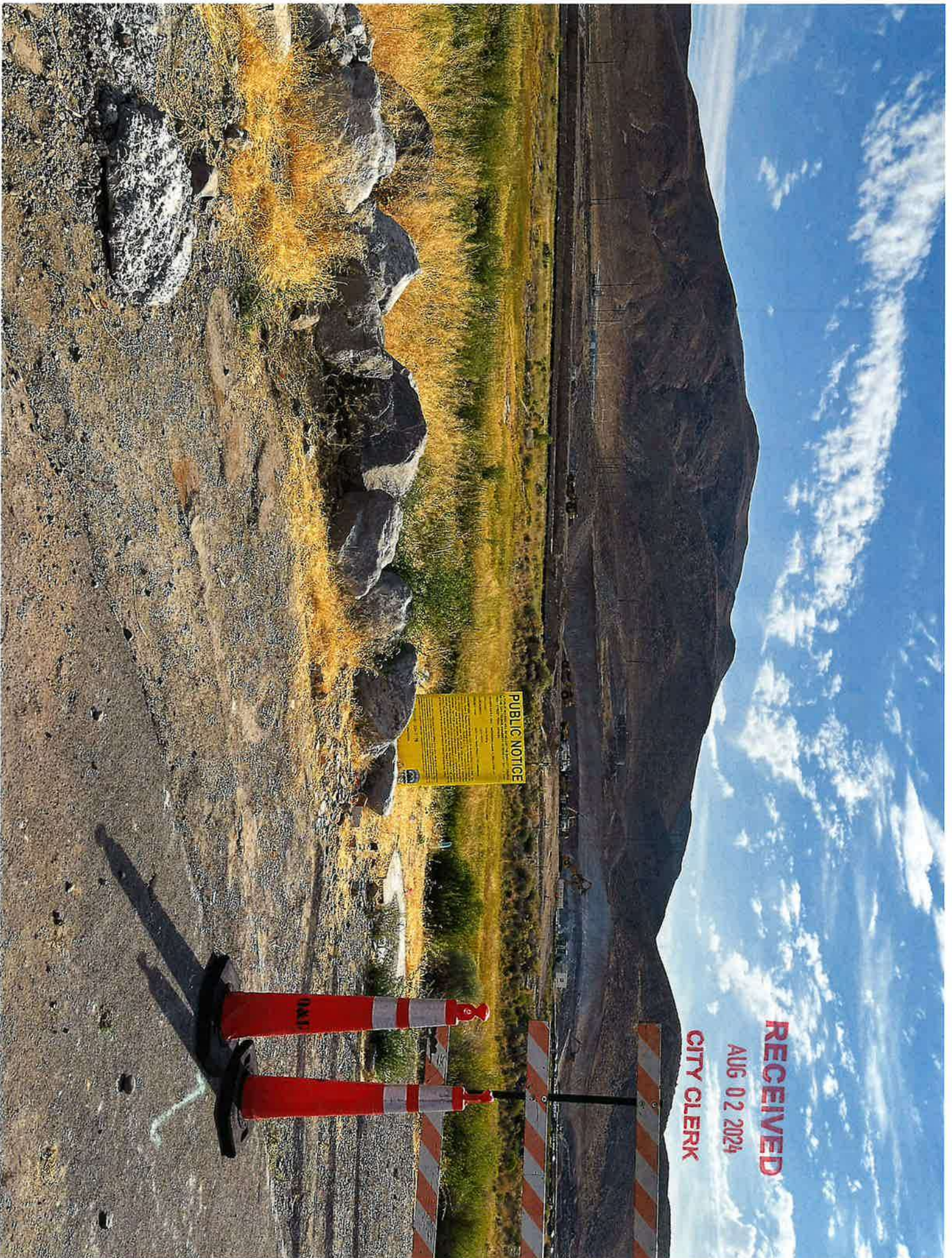
Please submit legible photographic proof of posting to our office at 1 East First Street, 2nd Floor or via email to cityclerk@reno.gov. Signs must be clear and legible.

RECEIVED
AUG 02 2024
CITY CLERK

[illegible]

RECEIVED
AUG 02 2024
CITY CLERK

PUBLIC NOTICE



RECEIVED

AUG 02 2024

CITY CLERK

PUBLIC NOTICE

A PUBLIC HEARING WILL BE HELD BY THE RENO CITY COUNCIL
IN THE CITY COUNCIL CHAMBERS AT RENO CITY HALL, 1 EAST
FIRST STREET, RENO, NEVADA.

HEARING DATE & TIME: WEDNESDAY August 14, 2024 at 10:00 AM

APPLICANT: Andy Durling

CASE NUMBER: LDC24-00031

PROJECT NAME: Bella Vista Ranch Phase II PUD Amendment

DESCRIPTION: A request has been made for an amendment to the Bella Vista Ranch Phase II Planned Unit Development (PUD) handbook to: a) reduce the amount of nonresidential from $\pm 178,600$ sq. ft. to $\pm 117,612$ square feet; b) increase the maximum dwelling units from ± 575 units to ± 609 units; and c) modify the allowed land uses, design standards, development standards, and street design standards. The ± 77.37 acre site is located southeast of the eastern terminus of South Meadows Parkway north of the northern terminus of Rio Wragler Parkway and east of Steamboat Creek within the Bella Vista Ranch Phase II PUD zoning district. The site is located within Bella Vista Ranch Phase II PUD zoning district and has a Master Plan land use designation of Special Planning Area (SPA).

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Leah Piccotti - 334-2178
CITY OF RENO
Development Services Department
P.O. Box 1900
Reno, NV 89505

The applicant shall remove this sign within 5 days
after the applicable period for the public hearing has ended.



RECEIVED

AUG 02 2024

CITY CLERK

PUBLIC NOTICE

A PUBLIC HEARING WILL BE HELD BY THE RENO CITY COUNCIL
IN THE CITY COUNCIL CHAMBERS AT RENO CITY HALL, 1 EAST
FIRST STREET, RENO, NEVADA.

HEARING DATE & TIME: WEDNESDAY August 14, 2024 at 10:00 AM

APPLICANT:

Andy Durling

CASE NUMBER:

LDC24-00031

PROJECT NAME:

Bella Vista Ranch Phase II PUD Amendment

DESCRIPTION: A request has been made for an amendment to the Bella Vista Ranch Phase II Planned Unit Development (PUD) Handbook (to be reduced the amount of nonresidential units from 4,788,891 sq. ft. to 4,177,612 square feet, modify the maximum allowable design standards, development standards, and terms of the allowed land use. The 47.87 acre site is located south of the Reno Meadows Parkway and east of Steinhilber Creek within the Bella Vista Ranch Phase II PUD zoning district. The site is located within Bella Vista of Special Planning Area (SPA).

Those who wish to submit a letter comment relative to this action, must do so by the hearing date. Those who wish to submit a letter comment must do so by the hearing date. Comments and suggestions should be submitted to the City Clerk, City of Reno, 1 East First Street, Reno, NV 89501. Comments should be submitted to the City Clerk, City of Reno, 1 East First Street, Reno, NV 89501. Comments should be submitted to the City Clerk, City of Reno, 1 East First Street, Reno, NV 89501.

Leah Piccotti - 334-2178

CITY OF RENO
Development Services Department
P.O. Box 1900
Reno, NV 89505

The applicant shall remove all signs and notices from the site within 10 days of the hearing date.



RECEIVED

AUG 02 2024

CITY CLERK



Bella Vista Ranch Phase II PUD Amendment

Site Posting Locations



10/11/2018, 9:19:35 AM



Override 1



Major Roads



Interstate



Parcels (No Labels)



2016 Aerial Photos



Red: Band 1



0 0.1 0.2 0.4 mi



0 0.17 0.35 0.7 km

1:18,056

AFFIDAVIT OF MAILING

STATE OF NEVADA)

:ss.

COUNTY OF WASHOE)

Barbara Aufiero, being first duly sworn, deposes and says: That at all times hereinafter mentioned she was, and now is, the duly appointed City Clerk of the City of Reno, Washoe County, Nevada; that on the 1st day of August, 2024, she deposited in the United States Post Office at Reno, Nevada, copies of the attached postcard "Notice of Public Hearing" on which postage was fully prepaid, addressed to the property owners shown opposite their names, said noticing being marked "Exhibit A" and made a part hereof; that there is a regular communication by mail between the place of mailing and the place addressed; that said attached list contains the names and addresses of all owners of land in Case No. LDC 24-00031 (Bella Vista Ranch Phase II PUD Amendment) who are required to be notified by law.

Barbara Aufiero
Deputy CITY CLERK

SUBSCRIBED and SWORN to before me this

2nd day of August, 2024.

[Signature]

Notary Public in and for the County of Washoe,
State of Nevada



NOTICE OF PUBLIC HEARING

Dear Property Owner:

YOU ARE HEREBY NOTIFIED that the Reno City Council will hold a public hearing on **August 14, 2024 at 10 AM** in the Council Chambers of City Hall, One East First Street, First Floor, Reno, Nevada, to consider testimony for **Case No. LDC24-00031 (Bella Vista Ranch Phase II PUD Amendment)**

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As a property owner within **750 feet**, you are invited to present written or oral testimony relative to the above. If you have any questions, please call **Leah Piccotti, Associate Planner at (775) 334-2178**.

Those who wish to submit public comment relative to the above, may do so by submitting public comment through the online public comment form found at [Reno.Gov/PublicComment](https://reno.gov/publiccomment), email to PublicComment@reno.gov or leave a voicemail at 775-393-4499. Comments received prior to 4:00 p.m. on the day preceding the meeting will be transcribed, provided to City Council for review, and entered into the record. Comments received after 4:00 pm on the day preceding the meeting will be provided to the City Council for review prior to adjournment and entered into the record.

MIKKI HUNTSMAN, CITY CLERK AND CLERK OF THE CITY COUNCIL OF THE CITY OF RENO

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MIKKI HUNTSMAN, CITY CLERK AND CLERK OF THE CITY COUNCIL OF THE CITY OF RENO



CITY OF RENO
City Clerk
P.O. Box 7
Reno, Nevada 89504

RETURN SERVICE REQUESTED

IMPORTANT NOTICE ABOUT YOUR PROPERTY

Parcel: **141-194-20**

ABDUNNUR & ROGERS LIVING TRUST
13295 W SADDLEBOW DR
RENO, NV 89521



CITY OF RENO
City Clerk
P.O. Box 7
Reno, Nevada 89504

RETURN SERVICE REQUESTED

IMPORTANT NOTICE ABOUT YOUR PROPERTY

Parcel: **165-212-03**

AARON P & DAWN M ACKERMAN
2468 SPARSTONE DR
RENO, NV 89521

FirstOfpin	lastname	firstname	mailing1
141-194-20	ABDUNNUR & ROGERS LIVING TRUST		
165-212-03	ACKERMAN	AARON P & DAWN M	13295 W SADDLEBOW DR
141-303-12	ADAMS	TIMOTHY C & CHARITY K	2468 SPARSTONE DR
141-271-01	AKEL	OMAR D & BRITTANEY F	2805 BONFIRE LN
165-283-16	ANMIN ZHENG & HUI LIU TRUST		7 BELAIR
Ward 3 NAB	Arbatman		2285 KIRKWOOD TRL
165-263-08	ATIENZA	Ilva	825 Wilkinson Ave
141-302-12	ATTASHIAN	ALEJANDRO N & VIBETH D	9258 RED SPRING DR
165-232-03	AWE TRUST	RAFFI & KIMMON	9650 AVITARA WAY
165-283-03	BAKER		550 W PLUMB LN # B407
165-211-11	BARBER TRUST	JAMES F & CORINNE R	9265 CANVAS EDGE LN
141-301-02	BARSODI	JACK C & JACQUELYN R	2463 SPARSTONE DR
165-214-07	BATISTA et al	JOHN P & KATIE	9665 AVITARA WAY
165-281-05	BAUER et al	VINCENT J	2455 BUTTERMERE CT
165-271-15	BEAVER	ARIELLE A	2236 EDGELANDS DR
165-251-11	BELLA VISTA RANCH COMMUNITY ASSN	DEAN & LAURIE	2253 PINEHILLS RD
165-282-01	BELLA VISTA RANCH COMMUNITY ASSOCIATION		10509 PROFESSIONAL CIR STE 200
165-264-05	BENNETT	MERCEDES A	10509 PROFESSIONAL CIR STE 200
165-283-19	BENSON	SAMUEL L & RACHEL L	2256 PINEHILLS RD
165-283-09	BERGANTZ	KENT & HILARY	2271 KIRKWOOD TRL
165-283-01	BHAKTA	SUBHASH G & SARASWATI	920 PROVIDENCE PL
141-301-05	BLACKWOOD	ROBERT C & ALISON L	2262 PINEHILLS RD
Ward 3 NAB	Bolton		9695 AVITARA WAY
141-193-10	BORDEN	Zachary	4829 Eaglewood Ct
165-212-14	BORLAND	DEVON M	2780 SHOW JUMPER LN
165-224-15	BRADLEY FAMILY TRUST	DANIEL & LEE	2471 STONETRACK TRL
141-271-03	BROWN	ANGELA & ANDREW	9605 COPPERHORN WAY
141-271-04	BROWN	GREGORY A	2925 SHOW JUMPER LN
165-212-13	BROWN LIVING TRUST	OLAF W & SAMMI L	2935 SHOW JUMPER LN
141-303-13	BURNETT	OLIVER L & BRENDA R	2461 STONETRACK TRL
165-283-05	BURT FAMILY LIVING TRUST	TIMOTHY & KELLY	2795 BONFIRE LN
165-214-04	CARGILE FAMILY 2020 TRUST		9273 CANVAS EDGE LN
165-264-09	CARMAZZI	ADAM R & JESSICA N	2425 BUTTERMERE CT
165-281-07	CEDERWALL		9270 PERCEVAL WAY
141-193-14	CHANDLER	ANASTASI B	2228 EDGELANDS DR
141-303-09	CHIN et al	SHAWN G & BARBARA	2820 SHOW JUMPER LN
165-223-01	CLARK FAMILY LIVING TRUST	KAI	2835 BONFIRE LN
141-271-10	COOPER		9737 SILVERSPAR ST
		BRENDAN J & STACEY D	2995 SHOW JUMPER LN

LOC24-00031 (Bella Vista Ranch Phase II PUD Amendment)

FirstOfpin	lastname	firstname	mailing1
165-212-01	CRUMBY	MARK R & SARAH M	2488 SPARSTONE DR
165-011-36	CYAN DRAINAGE DISTRICT		1675 ROBB DR STE 5
141-194-23	DAMONTE FAMILY LIMITED PTSP		PO BOX 18346
016-350-63	DAMONTE FAMILY LTD LIAB CO		7370 DESERT WAY
141-271-18	DAMONTE RANCH DRAINAGE DISTRICT		10509 PROFESSIONAL CIR STE 200
141-194-22	DAMONTE RANCH LANDSCAPE MAINTENANCE ASSOC		5011 MEADOWOOD MALL CIR STE 200
165-214-08	DANIEL et al	JOHN R	2465 BUTTERMERE CT
165-214-06	DEMARTIN et al	ANDREW L	2445 BUTTERMERE CT
165-231-05	DORFMAN LIVING TRUST	STEVEN & JO E	9756 SILVERSPAR ST
165-264-04	DUPANOVIC	VEDRAN & JUSTINE	2243 EDGELANDS DR
165-224-06	DUPUIS	MICHEL & LAUREN D	2353 STONE RISE RD
141-271-09	DURAN FAMILY TRUST		2985 SHOW JUMPER LN
	Durling	Andy	1361 Corporate Blvd
141-192-05	ELIA	RENEE & JASON M	9600 EVENTER LN
141-194-13	ELSHABRAWY	MOHAMEDALAEELDIN & DEENA	2775 SHOW JUMPER LN
165-231-04	ERICKSON	DAVID & MARCI	9752 SILVERSPAR ST
141-191-04	FATEHYAR FAMILY 2005 TRUST		561 SPIRIT RIDGE CT
141-193-06	FEASTER et al	JOSEPH	2735 BONFIRE LN
165-223-05	FONG et al	MITCHELL	9717 SILVERSPAR ST
165-263-07	FRAGOZA	ELIZABETH & PAUL	9259 PERCEVAL WAY
165-211-16	FUDGE et al	HAROLD	2485 BUTTERMERE CT
141-194-05	GAMMON	WENDY L	2855 SHOW JUMPER LN
141-302-11	GANNON	PETER M & KARI I	9660 AVITARA WAY
165-283-17	GAO et al	RUIPING	2281 KIRKWOOD TRL
141-192-04	GASPER et al	ALEXANDRIA	9610 EVENTER LN
165-211-17	GAY TRUST		2440 BUTTERMERE CT
165-264-10	GHERARDI MASSEY LIVING TRUST		9276 PERCEVAL WAY
141-193-01	GIRI	RAMCHANDER	9605 EVENTER LN
165-231-06	GLASSBERG FAMILY LIVING TRUST		9760 SILVERSPAR ST
Ward 3 NAB	Golden	Shanda	2480 West View Blvd
165-271-16	GOOKIN	TRENT & AMY	2259 PINEHILLS RD
165-283-13	GORDON	MATTHEW W & REBECCA J	900 PROVIDENCE PL
165-281-03	GRADILLAS	DENNIS R & TAMIL L	2244 EDGELANDS DR
141-302-13	GREGORY	JOHN P	9640 AVITARA WAY
165-224-14	GRIFFITH	PAUL & AMANDA	9609 COPPERHORN WAY
141-194-09	GUILLEN LIFE TRUST		2815 SHOW JUMPER LN
165-223-16	GULLION FAMILY LIVING TRUST		9628 COPPERHORN WAY
165-232-04	HALLAHAN LIVING TRUST		9757 SILVERSPAR ST

[illegible]

FirstOfpin	lastname	firstname	mailing1
141-272-06	HAYES TRUST	JOHN W	140 ISLAND WAY STE 224
141-193-05	HEATON et al	DIANE E	2745 BONFIRE LN
141-194-15	HENRIKSEN	DANIELLE J	2755 SHOW JUMPER LN
141-194-03	HENSON	AARON S	2875 SHOW JUMPER LN
165-271-12	HERMANS	JOHN R & JOHANNA M	1140 N TOWN CENTER DR STE 250
165-281-08	HICKS	MICHAEL P & MARIE L E	2224 EDGELANDS DR
165-223-03	HIGA LIVING TRUST et al	LANCE J	9729 SILVERSPAR ST
165-211-19	HIGHTOWER	KAREN	2420 BUTTERMERE CT
141-193-04	HOFFMAN	WILLIAM H JR & LISA N	9635 EVENTER LN
165-263-06	HOLLAND	MITCHELL C & ALYSSA L	9263 PERCEVAL WAY
165-264-07	HORNE	MATTHEW & TARA	2248 PINEHILLS RD
165-281-01	HOVELL	JOSEPH F JR	2252 EDGELANDS DR
165-283-11	HOWEY	ROBERT R & VALERIE	908 PROVIDENCE PL
165-212-05	HUMPHRYES	ROBERT K	2448 SPARSTONE DR
165-222-09	HUSSEY	JAMES & SHELLEY	9732 SILVERSPAR ST
141-194-08	HUTSON	RAND	2825 SHOW JUMPER LN
141-193-12	IMSDAHL	PHILLIP S & SHEILA D	2800 SHOW JUMPER LN
165-223-15	IMSE TRUST	DAVID J & ANGELA I	9624 COPPERHORN WAY
165-283-14	JACOWITZ FAMILY TRUST		2295 KIRKWOOD TRL
141-194-10	JARAMILLO	AMANDA M & JEFFREY F	2805 SHOW JUMPER LN
141-272-10	JARCIK	TERRY A & TUNDE B	2990 SHOW JUMPER LN
165-321-06	JEN HOLDCO 24 LLC		680 FIFTH AVE FL 25
165-212-06	JENSEN	KURT W	2438 SPARSTONE DR
141-194-18	JONES	SHAWNA L & SHAWN J	2770 DRUM HORSE LN
165-212-07	KAHLON et al	MANPREET S	2428 SPARSTONE DR
141-272-08	KIDD	ROBERT P & EMILY E	2970 SHOW JUMPER LN
165-282-02	KIEU	LINH & WENDY	2273 PINEHILLS RD
141-303-14	KIHM	DANIEL & SANDRA	2785 BONFIRE LN
165-211-14	KING FAMILY TRUST		2470 BUTTERMERE CT
141-193-08	KITCHINGMAN LIVING TRUST		2775 DRUM HORSE LN
165-232-07	KLEIN	BRYAN R & DIANA M	9632 COPPERHORN WAY
165-211-06	KULJIT KOHLI TRUST		2413 SPARSTONE DR
165-232-06	KURSCH	DEBORAH & PAUL	9741 SILVERSPAR ST
165-224-07	LANE	JOHN W & JOSEPHINE C	346 IRONWAY CT
141-194-07	LATINO	THOMAS J & CHELSEA	2835 SHOW JUMPER LN
141-194-02	LAWRENCE LIVING TRUST	JOSEPH C & CONNER J	2885 SHOW JUMPER LN
141-193-11	LAWSON et al	CHRISTOPHER C	UNIT 4110 BOX 7028
165-283-15	LEITCH	HANNAH M	2291 KIRKWOOD TRL

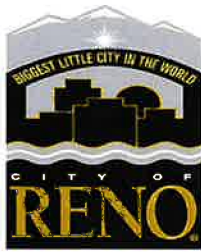
FirstOfpin	lastname	firstname	mailing1
165-321-02	LENNAR RENO LLC		9425 DOUBLE DIAMOND PKWY
141-191-09	LINEBERRY KOKOL FAMILY TRUST		5401 GRANITE GROVE WAY
141-271-08	LOGAN LIVING TRUST		2975 SHOW JUMPER LN
141-193-09	LUNA	WENDY	2770 SHOW JUMPER LN
141-271-07	MACAGNO	CHRISTOPHER	2965 SHOW JUMPER LN
165-222-08	MAGEE FAMILY TRUST		9728 SILVERSPAR ST
165-211-07	MAILES	TOBY W	2423 SPARSTONE DR
141-301-03	MALAMET	GARRETT J	9675 AVITARA WAY
165-264-08	MANZOOR et al	KHALED & SAHARA	9266 PERCEVAL WAY
165-212-04	MATHEWS TRUST	RICHARD B	2458 SPARSTONE DR
165-283-10	MAUGA	JOSHUA & AMANDA K	914 PROVIDENCE PL
Ward 3 NAB	Maya	Gabriel	4790 Spring Drive
165-271-14	MAYVILLE LIVING TRUST	STEPHEN & ANNE	2249 PINEHILLS RD
141-303-08	MCBRIDE	BRIANNA M	2845 BONFIRE LN
141-272-07	MCCALEB	ZACHARY & MARY	2960 SHOW JUMPER LN
165-223-10	MCDANIEL	JOEY D	9604 COPERHORN WAY
165-264-03	MCLAUGHLIN	MATTHEW & DANIELA	2239 EDGELANDS DR
141-303-10	MCMANUS	BRADLEY	494 COUNTRY CLUB DR
165-263-05	MEYER TRUST	EVAN & EMILY	9269 PERCEVAL WAY
165-264-11	MICELI	JOSEPH	2221 EDGELANDS DR
165-283-18	MIMS	SUSAN K L & THOMAS III	2275 KIRKWOOD TRL
141-271-02	MIRO et al	DANIELLE	2915 SHOW JUMPER LN
141-194-16	MONAGHAN	MELISSA P	2750 DRUM HORSE LN
141-191-03	MORO	STEPHEN K	1613 RIVER HILL WAY
165-211-12	MUIR	JEFFERY & CYNTHIA	2473 SPARSTONE DR
165-231-03	MULREANY FAMILY TRUST		9748 SILVERSPAR ST
165-283-12	MUNSTERMAN	KENNETH J & STACEY M	904 PROVIDENCE PL
165-223-13	MURILLO FAMILY TRUST		9201 WILD SKIES WAY
141-194-19	NASSOUR LIVING TRUST		2780 DRUM HORSE LN
141-020-02	NEVADA TRI PARTNERS		985 DAMONTE RANCH PKWY STE 310
165-232-09	NEVAREZ FAMILY TRUST		2352 STONE RISE RD
165-223-06	NEWMAN	JEFFREY A & JACQUI N	9713 SILVERSPAR ST
165-223-09	NIELSEN FAMILY TRUST		9701 SILVERSPAR ST
165-264-06	NIZAR et al	AMJAD	2252 PINEHILLS RD
141-194-14	NOTMEYER	WILLIAM C	2765 SHOW JUMPER LN
165-223-08	NUGENT TRUST	DAVID C	899 SAN JOSE AVE
165-264-02	ODELL FAMILY TRUST	SHAWN & ANNE	2235 EDGELANDS DR
165-214-10	OLLENDICK et al	MERRILEE	2485 BUTTERMERE CT

FirstOfpin	lastname	firstname	mailing1
165-281-04	O'TOOLE FAMILY TRUST		2240 EDGELANDS DR
141-192-03	OUELHE et al	EDWARD L III	9620 EVENTER LN
141-272-03	PANG	SHANG-LIN & FENG-CHU	2920 SHOW JUMPER LN
165-211-15	PARKER	KRISTIE P & DANIEL B	PO BOX 5570
165-223-04	PATEL LIVING TRUST	JAVESH B & SHEILA	9725 SILVERSPAR ST
165-211-13	PATULA	STANLEY & TONI-JILL	2480 BUTTERMERE CT
141-272-01	PEARCE	EMILY	2900 SHOW JUMPER LN
165-271-09	PERKINS	JEFFREY L & HEATHER T	2223 PINEHILLS RD
141-192-02	PETERS	MATTHEW J & HANNAH	2765 BONFIRE LN
165-271-13	PHAM	KIM	2243 PINEHILLS RD
141-191-08	PIATT	HEATHER & DONALD	2760 BONFIRE LN
165-212-02	PINTO	JAMES R	2478 SPARSTONE DR
165-224-16	PONCE FAMILY TRUST 2020		9601 COPPERHORN WAY
141-272-05	PRASAD	ASHWINI	2940 SHOW JUMPER LN
165-212-16	PURCELL LIVING TRUST	DOLORES M	2491 STONETRACK TRL
165-281-02	RAI	AMNEET & JACQUELINE	2248 EDGELANDS DR
141-194-01	RATKO 1983 FAMILY TRUST		795 PEACE PIPE LOOP
165-212-17	REED LIVING TRUST et al	SHARON M	2501 STONETRACK TRL
141-193-02	REQUENA et al	MELISSA	9615 EVENTER LN
141-302-14	REYES	SENOVIA	2830 BONFIRE LN
141-193-13	RICE et al	JOSEPH	2810 SHOW JUMPER LN
165-264-01	RICH	TODD & STACEY	2231 EDGELANDS DR
Ward 3 NAB	Rodriguez	Marie	4330 Matich Dr
141-191-07	RODRIGUEZ-CRUZ	SATURNINO	2770 BONFIRE LN
165-222-03	ROSSI 2005 FAMILY TRUST		9708 SILVERSPAR ST
	S Truckee Meadows-Washoe Valley CAB		6593 Champetre Ct
165-283-07	SABIC	MATE & JULIA L	917 PROVIDENCE PL
141-194-21	SADDLE RIDGE UNIT OWNERS ASSN		5421 KEITZKE LN # 200
141-303-15	SADDLE RIDGE UNIT OWNERS ASSN		10509 PROFESSIONAL CIR STE 200
165-222-11	SALZWEDEL TRUST	DAVE & JENIFER	9740 SILVERSPAR ST
165-231-02	SANCHEZ	MICHAEL J & SONYA B	9744 SILVERSPAR ST
165-222-02	SANDERS	HOWARD A & PENAEY S	9704 SILVERSPAR ST
165-283-06	SCHWARZER FAMILY TRUST		909 PROVIDENCE PL
165-222-07	SCOTT FAMILY 2004 TRUST		9724 SILVERSPAR ST
141-194-17	SEDGWICK	SCOTT D & TERESA C	2760 DRUM HORSE LN
165-211-18	SEMMENS FAMILY TRUST		59 DAMONTE RANCH PKWY BOX 270 S-B
165-222-05	SENNA LIVING TRUST		9716 SILVERSPAR ST
165-212-15	SHACHAR et al	AMIRAM	2481 STONETRACK TRL

FirstOfpin	lastname	firstname	mailing1
165-222-10	SHERWOOD	BARRY S & GAYLE	9736 SILVERSPAR ST
165-222-04	SHI et al	JIAMING	1920 HORSE PRAIRIE RD
141-191-02	SHIGHARA	TAYLOR K	9329 MAYFAIR WAY
141-191-01	SHIMA	REBECCA L	2710 BONFIRE LN
141-194-04	SHORT	SCOTT F & KELLY L	2865 SHOW JUMPER LN
141-194-11	SHORT et al	WILLIAM R	2795 SHOW JUMPER LN
141-194-06	SHOW JUMPER LLC		136 WATERFORD CT
Ward 3 NAB	Singh	Jaret	745 Hood Ave
141-303-11	SINGH et al	HARJIT	2815 BONFIRE LN
165-223-11	SINGH et al	HARINDER	9608 COPPERHORN WAY
141-301-04	SIQUEIROS FAMILY TRUST		9685 AVITARA WAY
141-272-09	SISON et al	RODRIGO JR	2980 SHOW JUMPER LN
165-222-06	SKVORZOV 2013 TRUST	ALEXANDER & M ELIZABETH	748 S MEADOWS PKWY STE A9-347
165-232-05	SLAMON FAMILY TRUST		9749 SILVERSPAR ST
141-303-07	SMITH FAMILY TRUST	WILLIAM J & KRISTEN L	2855 BONFIRE LN
141-193-03	SMITH TRUST		9625 EVENTER LN
141-301-01	STANKO	ALEXANDRA J	2790 BONFIRE LN
165-223-14	STASTNY	DAVID M	9620 COPPERHORN WAY
141-271-05	STEWART	MARK G & MELANIE M	2945 SHOW JUMPER LN
165-211-09	ST-JULES	DAVID & LAENA	2443 SPARSTONE DR
165-212-12	STRANG LIVING TRUST	BRIAN & SHEREE	2451 STONETRACK TRL
165-281-06	STRICKLIN	ERIC N & MICHELLE	2232 EDGELANDS DR
165-232-08	STURMAN TRUST	JOHN S & JOANN G	2356 STONE RISE RD
016-820-08	SUNNY HILLS RANCHOS		PO BOX 1440
165-011-37	SUNNY HILLS RANCHOS		4001 VIA ORO AVE
165-223-12	SY	MARK A & JOSIELYN	9612 COPPERHORN WAY
141-194-12	TARTE	BRIAN	2785 SHOW JUMPER LN
165-214-09	TAYLOR	SILVIA & JOEL R	2475 BUTTERMERE CT
165-211-10	TAYLOR FAMILY TRUST		2453 SPARSTONE DR
165-282-03	THOMAS TRUST	CARL F III & JOAN G	2279 PINEHILLS RD
165-231-07	TJOA	MANUEL	9764 SILVERSPAR ST
141-272-04	TOM	RUSSELL S & DENICE A	2930 SHOW JUMPER LN
165-214-05	TRAN et al	VY T	2435 BUTTERMERE CT
165-211-08	TRISCHETTI	JOSEPH JR & DONNA R	2433 SPARSTONE DR
141-271-06	TRITES	DANIEL T & PATRICIA A	2955 SHOW JUMPER LN
165-283-04	UPRETY et al	SHANKAR	9269 CANVAS EDGE LN
165-222-01	VALENCIA	ARMANDO	9700 SILVERSPAR ST
165-283-02	VAULET	MIRANDA M & BRENT	9261 CANVAS EDGE LN

FirstOfpin	lastname	firstname	mailing1
165-214-03	VILLAGRA-RODRIGUEZ FAMILY TRUST		2415 BUTTERMERE CT
165-223-07	VINEYARD TRUST	JOHN & KATHRYN	9709 SILVERSPAR ST
016-350-58	VOPAT TRUST	DARLENE D	7400 DESERT WAY
141-193-07	WAGNER	SANGEETA S & GARY M JR	2725 BONFIRE LN
	Washoe Co Assessor's		1001 E 9th St
	Washoe County Comm. Dev.		1001 E 9th St
	Washoe County Public Works		1001 E 9th St
165-251-10	WASHOE COUNTY SCHOOL DISTRICT		PO BOX 30425
	Washoe County Treasurer		P.O. Box 30039
165-223-02	WONG et al	AUDREY C L	9733 SILVERSPAR ST
165-271-10	WU	YUXIANG	2229 PINEHILLS RD
141-272-02	YARMEY	MICHAEL R & TAMMY L	2910 SHOW JUMPER LN
165-271-11	ZHOU et al	ZIMING	2233 PINEHILLS RD
165-271-17	ZUFELT et al	KELSEY	2263 PINEHILLS RD

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RENO		NV	89521



CITY OF RENO PRINT ORDER FORM

Job Name : LDC24-00031 (Bella Vista Ranch phase II PUD Amendment)

Contact Information (required fields):

Name: Barbara Aufiero

Dept/Division: CITY CLERKS OFFICE

Contact Phone #: 775-334-2030

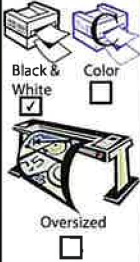
Date File is Available: 7-25-2024

Date Order Due: 7-30-2024

Contact Email: CITYCLERK@RENO.GOV

0371-7400-6000-

PRODUCTION



Copies Sides Page Size

242

SS

DS

8.5 X 11

8.5 X 14

11 X 17

Paper Type & Color:

Paper Color:

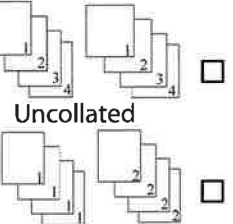
Blue

Paper Weight:

Paper Choices*			
Pastel	Available Sizes & Weights	Prights (letter size only)	Available Weights
Blue	Letter, Legal, & Cardstock	Cosmic Orange	24 lb & cardstock
Green	Letter, Legal, & Cardstock	Gamma Green	24 lb
Ivory	Letter, Legal, & Cardstock	Lift-Off Lemon	24 lb
Yellow	Letter, Cardstock	Lunar Blue	24 lb & cardstock
Pink	Letter, Legal	Planetary Purple	24 lb
Goldenrod	Letter, Legal	Pulsar Pink	24 lb
Buff	Letter	Re-Entry Red	24 lb & cardstock
Lilac	Letter	Solar Yellow	24 lb & cardstock
Salmon	Letter	Terra Green	24 lb & cardstock

* Other paper options are available, please specify in Special Instructions

Collated



Uncollated

Binding



Binding:

☐ Comb Bind

☐ Coil Bind

☐ Tape Bind

Binding color (pick one): navy

☐ Front cover:

☐ Clear

☐ Regency

☐ Cardstock

Color: navy

☐ Back cover:

☐ Clear

☐ Regency

☐ Cardstock

Color: navy

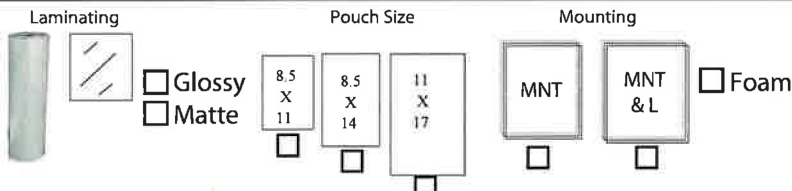
☐ 3-ring Binder

Size:

Color: navy

FINISHING

Laminate/
Mount



Carbonless paper:

☐ 2-part

☐ Color

☐ 3-part

☐ BW

☐ 4-part

Finish

STAPLING	FOLDING	CUTTING	DRILLING	PADS	SHRINKWRAP	TABS	Tab Font
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Tab Text
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	1. _____
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	2. _____
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Special Instructions

BLUE POSTCARDS - DELIVERED TO RENO CITY HALL, 2ND FLOOR CLERKS OFFICE BY TUESDAY, JULY 30, 2024 AT 10 AM.

THANK YOU!