

BILL NO. 7218
ORDINANCE NO. ____

ORDINANCE TO AMEND TITLE 18, CHAPTER 18.02 OF THE RENO MUNICIPAL CODE, ENTITLED "ZONING DISTRICTS," REZONING AN ±8.05 ACRES SITE LOCATED ±1,000 FEET SOUTH OF THE INTERSECTION OF CLAIM JUMPER WAY AND TELLURIUM MINE DRIVE FROM UNINCORPORATED TRANSITION 5 ACRES (UT-5) TO SINGLE-FAMILY 8 DWELLING UNITS PER ACRE (SF-8); TOGETHER WITH MATTERS WHICH PERTAIN TO OR ARE NECESSARILY CONNECTED THEREWITH.

THE CITY COUNCIL OF THE CITY OF RENO DOES 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).1427 relating to an ±8.05 acres site located ±1,000 feet south of the intersection of Claim Jumper Way and Tellurium Mine Drive and more particularly described in the attached "Exhibit A" and rezoning said property from Unincorporated Transition 5 acres (UT-5) to Single-Family 8 dwelling units per acre (SF-8), the same to read as follows:

Sec. 18.02.102(b).1427. The zoning of the City of Reno as heretofore established is hereby amended in the manner shown on the map labeled Case No. LDC22-00048, thereby changing the use of land indicated therein, relating to an ±8.05 acre site located ±1,000 feet south of the intersection of Claim Jumper Way and Tellurium Mine Drive and more particularly described in the attached "Exhibit A," and rezoning said property from Unincorporated Transition 5 acres (UT- 5) to Single-Family 8 dwelling units per acre (SF-8).

SECTION 2. This Ordinance shall be in effect 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 and upon conformance review for the associated Master Plan amendment (LDC22-00048 DPII Master Plan and Zoning Map Amendment) by the Truckee Meadows Regional Planning Commission.

CASE NO. LDC22-00048 (DPII Master Plan and Zoning Map Amendment)
APN NO. 145-030-07

PASSED AND ADOPTED this 26th day of October, 2022, by the following vote of the Council:

AYES: _____

NAYS: _____

ABSTAIN: _____ ABSENT: _____

APPROVED this _____ day of _____, 2022.

HILLARY SCHIEVE
MAYOR OF THE CITY OF RENO

ATTEST:

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

EFFECTIVE DATE:

EXHIBIT A

APN 145-030-07:

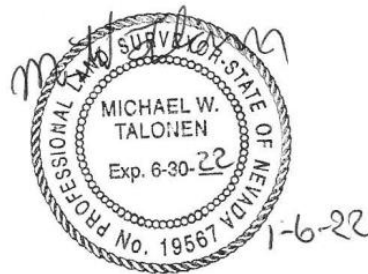
ALL THAT CERTAIN REAL PROPERTY SITUATE IN THAT PORTION OF THE NORTHWEST ONE-QUARTER (NW 1/4) OF THE SOUTHEAST ONE-QUARTER (SE 1/4) OF SECTION FOURTEEN (14), TOWNSHIP EIGHTEEN (18) NORTH, RANGE TWENTY (20) EAST, M.D.B.& M., CITY OF RENO, COUNTY OF WASHOE, NEVADA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

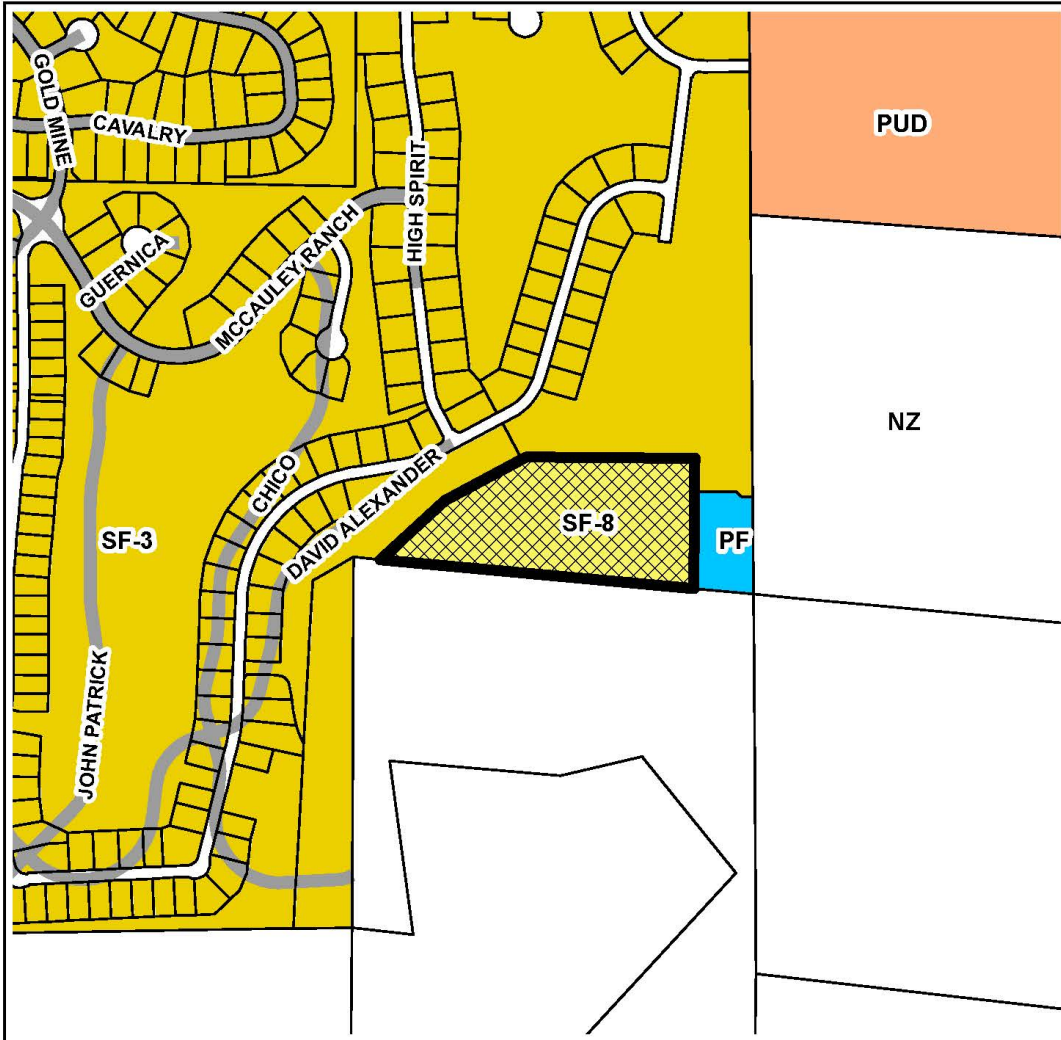
PARCEL A, AS SHOWN ON THE PARCEL MAP FOR DOLAN PROPERTIES II, LLC, ACCORDING TO THE MAP THEREOF, FILED IN THE OFFICE OF THE COUNTY RECORDER OF WASHOE COUNTY, STATE OF NEVADA, ON JUNE 5, 2007, UNDER FILE NO. 3540507, OF OFFICIAL RECORDS OF WASHOE COUNTY, NEVADA.

CONTAINING 8.05 ACRES, MORE OR LESS.

BASIS OF BEARINGS: NEVADA STATE PLANE COORDINATE SYSTEM, WEST ZONE, (NAD 83/94 HARN)

MICHAEL TALONEN, P.L.S. 19567





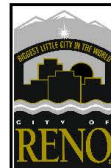
LDC22-00048
(DP11 Master Plan and
Zoning Map Amendment)



ZONING MAP AMENDMENT
FROM | ±8.05 acres of UT-5
TO | ±8.05 acres of SF-8



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Development Services Department

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P.O. Box 1900 Fax: 334-2043
Reno, NV 89505 www.reno.gov

Map Produced: September 2022