

ABN24-00001

(Old Town Road Abandonment)

Reno City Council

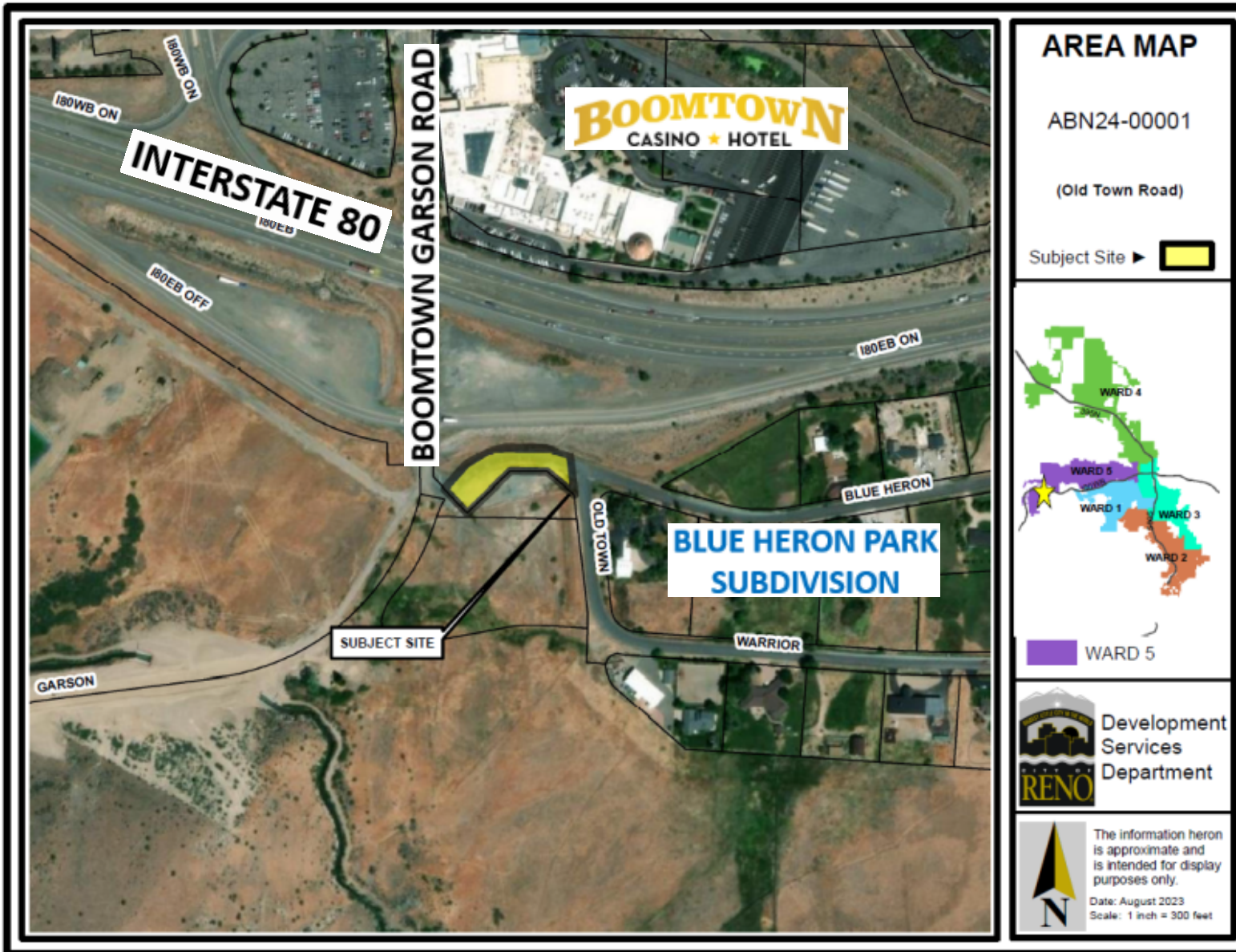
October 25, 2023



C I T Y O F
RENO

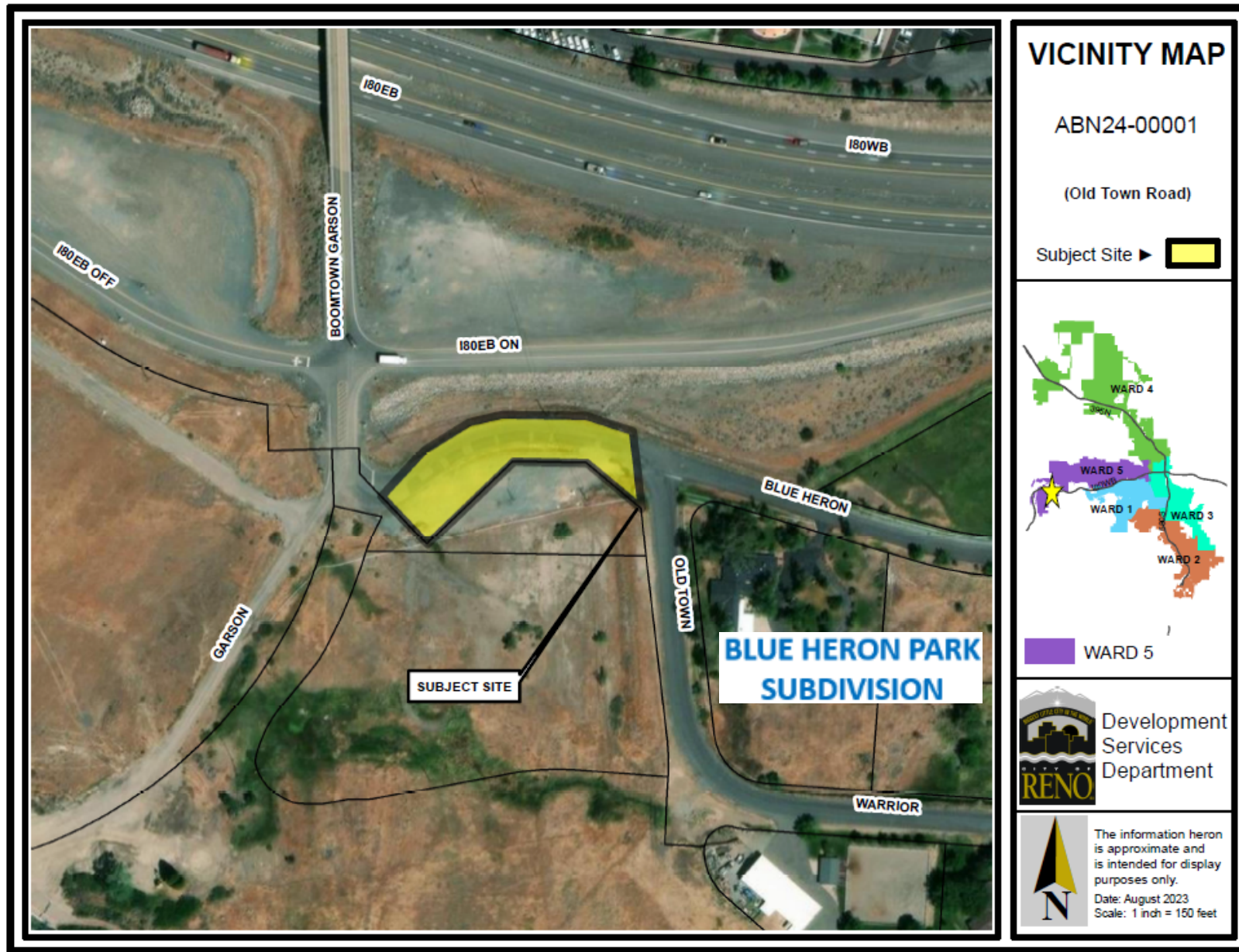
Summary

- **Request:** Abandonment of a $\pm 23,888$ square foot portion of Old Town Road
- Tied to Meridian 120 South and Santerra-Quilici subdivisions



Key Issues

- Maintaining access for residents
- Financial



(PROPOSED IMPROVEMENT AND ABANDONMENT EXHIBIT)

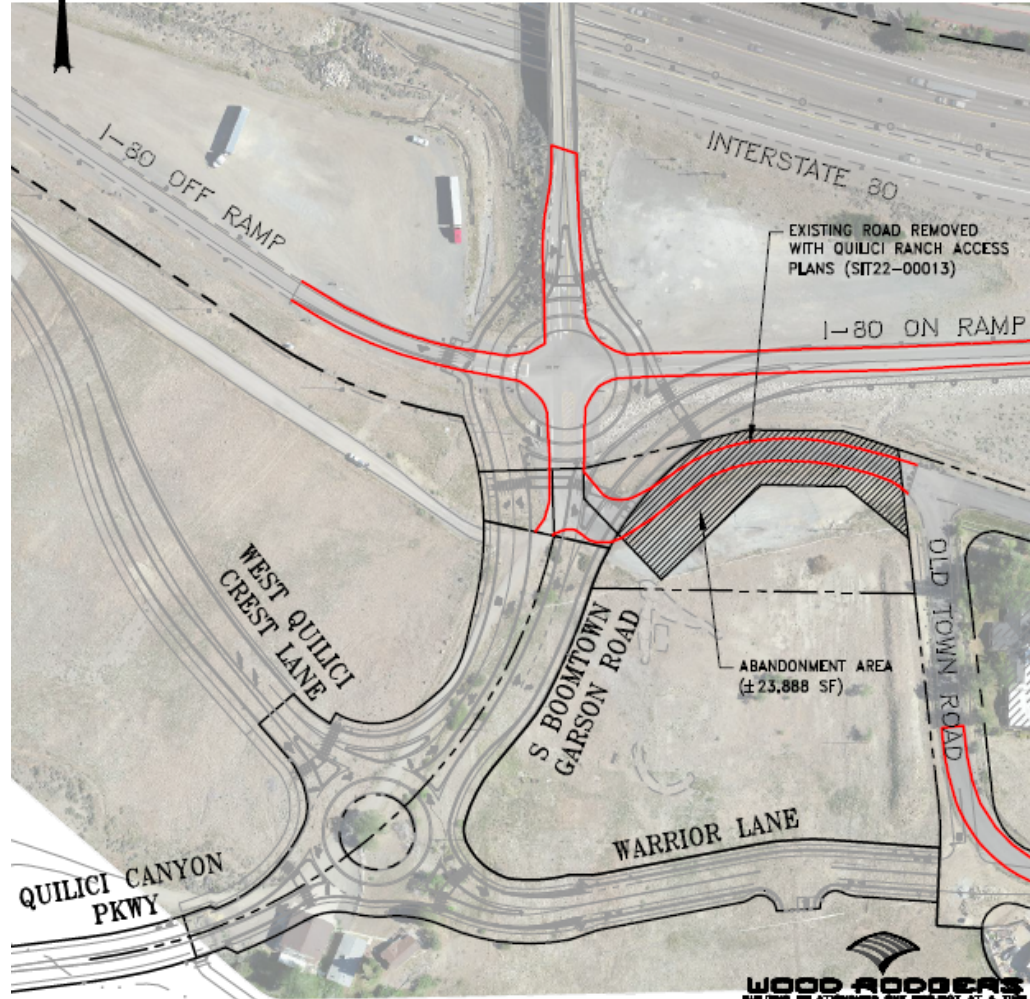
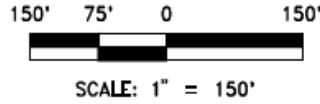
QUILICI RANCH ACCESS

TOLL BROTHERS

RENO

NEVADA

SEPTEMBER, 2023



WOOD ROBBERS
ENGINEERS, ARCHITECTS, AND PLANNERS AT A TIME
8801 Corporate Boulevard Reno, NV 89502 Tel 775.225.4000 Fax 775.225.4008

Project Information

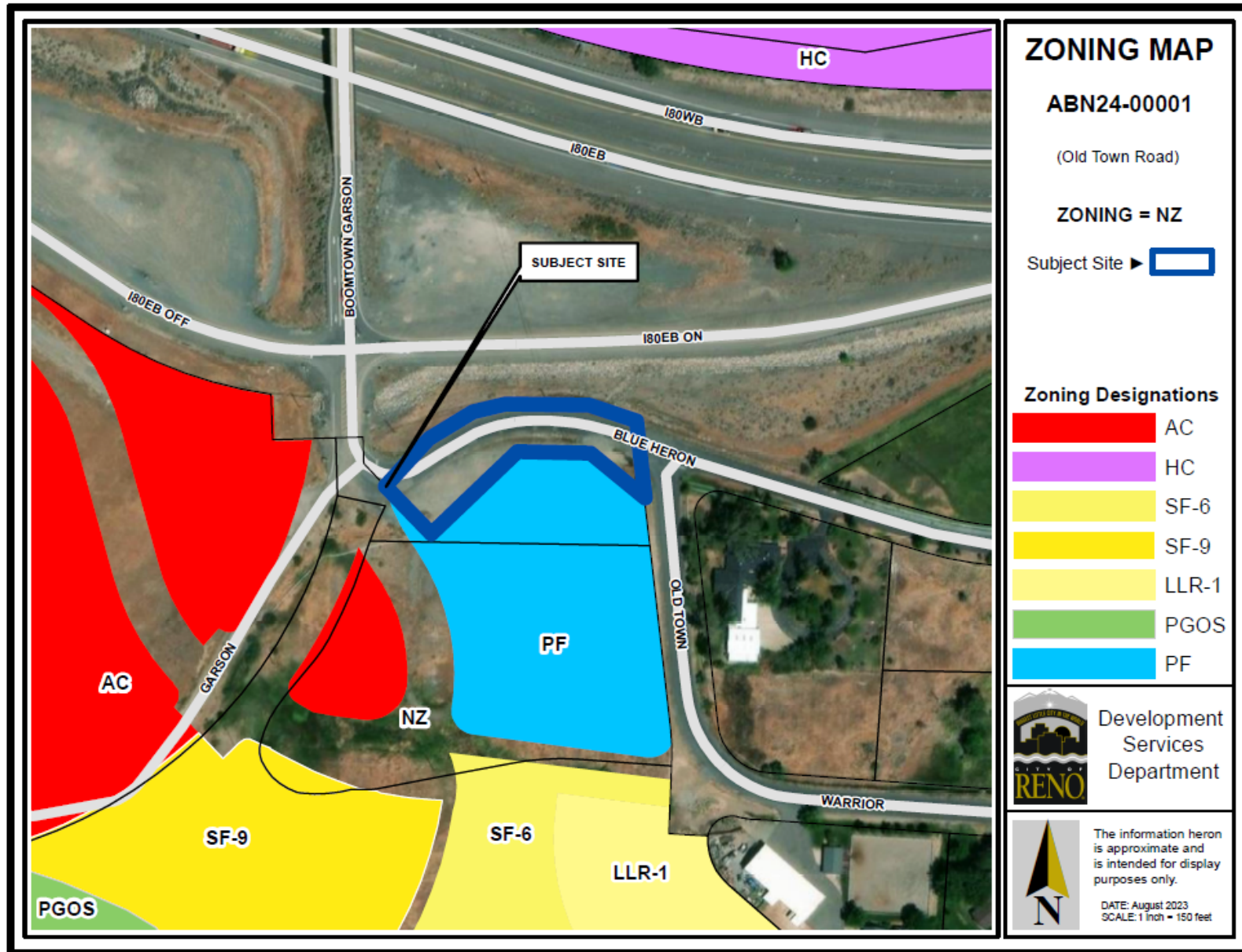
- With NDOT roundabout, physical expansion of intersection prevents connection with Old Town Road at current location
- Condition 12 for Meridian South Villages 1-6 (LDC21-00038) requires abandonment
- Warrior Lane extension

Construction

- Applicant required to continuously maintain access and connectivity for Blue Heron Park subdivision residents
- Temporary access roads will be constructed to maintain access to on-ramp and bridge during construction of NDOT roundabout

Adjacent Parcel

- Only one parcel will benefit (APN 038-132-39), as area adjoining northern half is NDOT right-of-way
- Abandonment will not be split at centerline; all of abandoned area will become part of adjacent parcel to south
- Potential future fire station



Zoning District

- Adjacent parcel zoned Public Facilities (PF), has Suburban Mixed-Use (SMU) and Public/Quasi-Public (PQP) Master Plan land use designations
- Adjacent PF zoning will be applied to entire abandonment area



Financial

- Records indicate road was offered for dedication to Washoe County and through annexation to City of Reno right-of-way, and no value was exchanged
- Area should revert back to adjacent property owner with no associated fee if abandoned
- City will benefit from reduced liability and maintenance responsibility associated with existing substandard roadway

Abandonment Recommended Findings

ABN Findings	Analysis	Staff Review
In approving any abandonment, the City Council shall find that the public will not be materially injured by the proposed abandonment.	Access to subdivision will be maintained during construction and into the future with Warrior Lane extension	✓ Yes

Recommended Motion

I move that Council make a determination that the public will not be materially injured by the proposed vacation and approve the abandonment, subject to the conditions in the staff report.