

EXPLANATION: Matter underlined is new; matter in brackets and stricken [--] is material to be repealed.

BILL NO. 7210

ORDINANCE NO. 6630

ORDINANCE TO AMEND TITLE 18, CHAPTER 18.02 OF THE RENO MUNICIPAL CODE, ENTITLED "ZONING," REZONING ±8.3 ACRES GENERALLY LOCATED 0.21 MILES SOUTHWEST OF THE INTERSECTION OF BOOMTOWN-GARSON ROAD AND OLD TOWN ROAD FROM OF INDUSTRIAL COMMERCIAL (IC) TO PARKS, GREENWAYS, AND OPEN SPACE (PGOS); 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).1419 relating to an ±8.3 acre site generally located 0.21 miles southwest of the intersection of Boomtown-Garson Road and Old Town Road and more particularly described in the attached "Exhibit A" and rezoning said property from Industrial Commercial (IC) to Parks, Greenways, and Open Space (PGOS), the same to read as follows:

Sec. 18.02.102(b).1419. The zoning of the City of Reno as heretofore established is hereby amended in the manner shown on the map labeled Case No. LDC22-00045, thereby changing the use of land indicated therein, relating to an ±8.3acre site generally located 0.21 miles southwest of the intersection of Boomtown-Garson Road and Old Town Road and more particularly described in the attached "Exhibit A," and rezoning said property from Industrial Commercial (IC) to Parks, Greenways, and Open Space (PGOS).

CASE NO. LDC22-00045 (MERIDIAN 120 SOUTH OPEN SPACE)

APN NO. 038-132-33

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.

PASSED AND ADOPTED this 8th day of June, 2022, by the following vote of the Council:

AYES:	<u>Reese, Jardon, Duerr, Weber, Schieve</u>
NAYS:	<u>Brekhus</u>
ABSTAIN:	<u>NONE</u>
ABSENT:	<u>Delgado</u>

APPROVED this 8th day of June, 2022.



HILLARY L. 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: FRIDAY, JUNE 10, 2022

**PROOF OF
PUBLICATION**

**STATE OF WISCONSIN SS.
COUNTY OF BROWN**

CITY OF RENO - LEGALS
1 E 1ST ST FL 2

RENO NV 89501

Being first duly sworn, deposes and says: That as the legal clerk of the Reno Gazette-Journal, a daily newspaper of general circulation published in Reno, Washoe County, State of Nevada, that the notice referenced below has published in each regular and entire issue of said newspaper issue dated between: 06/10/2022 - 06/10/2022, for exact publication dates please see last line of Proof of Publication below.

NOTICE OF CITY ORDINANCE(S) ADOPTION

NOTICE IS HEREBY GIVEN that the ordinance(s) listed below by title and containing the vote of the Council, was prepared on May 25, 2022 Final action and adoption of such ordinance(s) took place on June 8, 2022.

BILL NO. 7210, ORDINANCE NO. 6630:

Ordinance to amend Title 18, Chapter 18.02 of the Reno Municipal Code, entitled "Zoning," rezoning an ±8.3 acres generally located 0.21 miles southwest of the intersection of Boomtown-Garson Road and Old Town Road from Industrial Commercial (IC) to Parks, Greenways, and Open Space (PGOS); together with matters which pertain to or are necessarily connected therewith.

YES: Reese, Jordan, Duerr, Weber, Schieve

NAYS: Brekhuis

ABSTAIN: None.

ABSENT: Delgado

BILL NO. 7211, ORDINANCE NO. 6631:

Ordinance annexing to and making part of the City of Reno certain specifically described territory of three parcels being ±33.71 acres of property located east of Wedge Parkway ±515 feet south of its intersection of Mount Rose Highway, within the City of Reno Sphere of Influence (SOI) and the Truckee Meadows Service Area (TMSA), Washoe County, Nevada, together with other matters which pertain to or are necessarily connected therewith.

YES: Duerr, Reese, Weber, Jordan, Schieve

NAYS: Brekhuis

ABSTAIN: None.

ABSENT: Delgado

Ordinance(s) shall be in full force and effect from and after June 10, 2022. Notice is further given that copies of the above ordinance(s) are available for inspection by all interested parties at the office of the City Clerk, City Hall, One East First Street, Second Floor, Reno, Nevada, or by accessing our website at reno.gov.

MIKKI HUNTSMAN, CITY CLERK AND CLERK OF THE CITY COUNCIL
No. 5295284

June 10, 2022

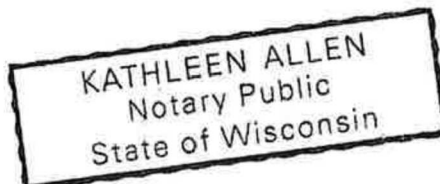
06/10/2022


Legal Clerk

Subscribed and sworn before me this
17th of June 2022.


NOTARY PUBLIC RESIDING
AT STATE OF WISCONSIN
COUNTY OF BROWN

Notary Expires: 1-7-25



Ad#:0005295284
P O : ORDINANCE

of Affidavits: 1

This is not an invoice

**Exhibit A - LEGAL DESCRIPTION FOR
ZONE CHANGE**

All that certain real property situate within a portion of the South One-Half (S 1/2) of Section Sixteen (16), Township Nineteen (19) North, Range Eighteen (18) East, Mount Diablo Meridian, City of Reno, County of Washoe, State of Nevada, being a portion of Parcel 6-A, as shown on the Record of Survey Map No. 6033, recorded on March 15, 2019, as File No. 4894684, filed in the Official Records of Washoe County, Nevada, being more particularly described as follows:

BEGINNING at the southwest corner of said Parcel 6-A, being marked by a 1" rebar, from which the South One-Quarter (S 1/4) corner of said Section Sixteen (16), bears South 86°37'35" East a distance of 1311.54 feet, said corner being marked by a 3 1/2" B.L.M. brass cap dated 1999;

THENCE along the easterly line of said Parcel 6-A, North 02°50'17" East a distance of 542.16 feet;

THENCE departing said easterly line and along the existing zoning line the following sixty-eight (68) courses and distances:

1. South 07°59'16" East a distance of 25.30 feet;
2. South 17°34'02" East a distance of 17.15 feet;
3. South 26°20'45" East a distance of 14.57 feet;
4. South 26°21'08" East a distance of 1.54 feet;
5. South 34°37'35" East a distance of 18.18 feet;
6. South 43°54'18" East a distance of 17.15 feet;
7. South 52°41'42" East a distance of 17.18 feet;
8. South 61°28'14" East a distance of 17.12 feet;
9. South 70°14'56" East a distance of 17.15 feet;
10. South 78°33'58" East a distance of 15.36 feet;
11. South 88°28'53" East a distance of 17.47 feet;
12. North 87°41'18" East a distance of 8.66 feet;
13. North 78°27'54" East a distance of 16.78 feet;
14. North 69°22'44" East a distance of 16.67 feet;
15. North 59°59'47" East a distance of 16.87 feet;
16. North 50°46'06" East a distance of 16.76 feet;
17. North 42°12'22" East a distance of 13.94 feet;
18. North 39°49'10" East a distance of 30.62 feet;
19. North 42°44'51" East a distance of 24.87 feet;
20. North 43°43'58" East a distance of 15.32 feet;
21. North 46°52'26" East a distance of 22.36 feet;
22. North 46°52'22" East a distance of 17.79 feet;
23. North 50°17'45" East a distance of 25.67 feet;
24. North 52°49'02" East a distance of 29.42 feet;
25. North 54°22'16" East a distance of 25.21 feet;
26. North 57°50'29" East a distance of 26.53 feet;
27. North 58°40'28" East a distance of 13.62 feet;

**LEGAL DESCRIPTION FOR
ZONE CHANGE**

28. North 66°33'55" East a distance of 17.39 feet;
29. North 72°44'19" East a distance of 35.94 feet;
30. North 72°44'13" East a distance of 20.57 feet;
31. North 74°44'13" East a distance of 19.03 feet;
32. North 82°09'10" East a distance of 25.32 feet;
33. North 82°09'06" East a distance of 22.33 feet;
34. North 87°48'15" East a distance of 17.99 feet;
35. South 88°42'46" East a distance of 30.49 feet;
36. South 88°42'41" East a distance of 25.81 feet;
37. South 88°42'42" East a distance of 13.82 feet;
38. South 75°31'08" East a distance of 26.18 feet;
39. South 75°31'08" East a distance of 26.35 feet;
40. South 75°31'09" East a distance of 21.51 feet;
41. South 47°51'35" East a distance of 59.79 feet;
42. South 13°06'12" West a distance of 58.87 feet;
43. South 27°42'05" West a distance of 23.64 feet;
44. South 27°42'03" West a distance of 37.83 feet;
45. South 27°42'01" West a distance of 13.99 feet;
46. South 27°42'03" West a distance of 11.47 feet;
47. South 27°42'02" West a distance of 22.24 feet;
48. South 27°22'16" West a distance of 34.08 feet;
49. South 27°22'15" West a distance of 24.90 feet;
50. South 24°28'37" West a distance of 24.12 feet;
51. South 24°28'39" West a distance of 30.40 feet;
52. South 15°19'55" West a distance of 19.68 feet;
53. South 15°19'51" West a distance of 23.52 feet;
54. South 15°19'53" West a distance of 24.82 feet;
55. South 15°19'51" West a distance of 15.08 feet;
56. South 01°37'49" West a distance of 26.69 feet;
57. South 01°37'51" West a distance of 23.25 feet;
58. South 09°50'54" East a distance of 32.98 feet;
59. South 09°50'56" East a distance of 17.81 feet;
60. South 09°50'56" East a distance of 19.83 feet;
61. South 19°09'08" East a distance of 16.73 feet;
62. South 19°09'06" East a distance of 19.52 feet;
63. South 19°09'05" East a distance of 20.67 feet;
64. South 24°31'55" East a distance of 19.02 feet;

**LEGAL DESCRIPTION FOR
ZONE CHANGE**

65. South 24°31'55" East a distance of 36.49 feet;

66. South 22°37'22" East a distance of 31.25 feet;

67. South 20°42'06" East a distance of 22.79 feet;

68. South 20°42'04" East a distance of 27.21 feet to the southerly line of said Parcel 6-A;

THENCE along said southerly line, North 86°37'35" West a distance of 681.17 feet to the POINT OF BEGINNING;

Containing 8.47 acres of land, more or less.

Portion of APN 083-132-33

The basis of bearings for this legal description is identical to that as shown on said Record of Survey Map No. 6033.

Prepared by:
Wood Rodgers, Inc.
1361 Corporate Blvd.
Reno, NV 89502



1-10-21

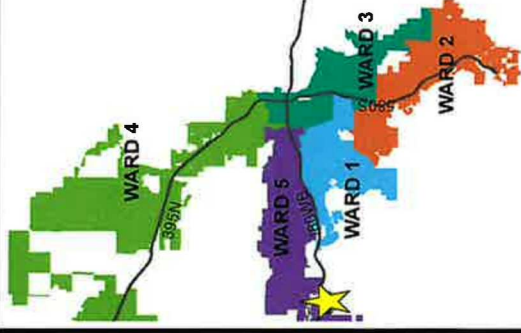
Kevin M. Almeter, P.L.S.
Nevada Certificate No. 19052

AREA MAP

LDC22-00045

(Meridian 120 South
Open Space)

Subject Site ► 



WARD 5



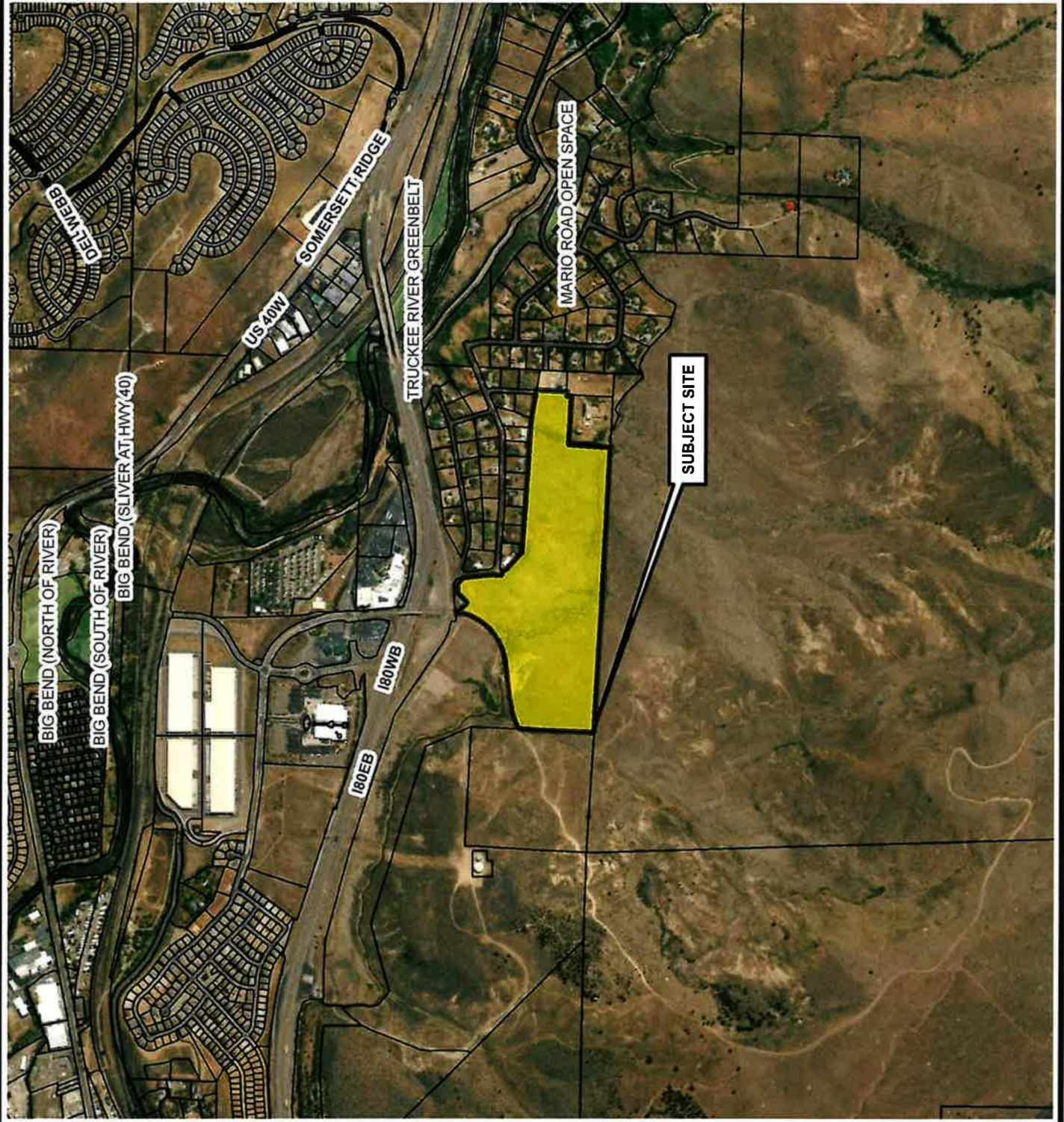
Development
Services
Department



The information herein
is approximate and
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purposes only.

Date: January 2022

Scale: 1 inch = 1,500 feet

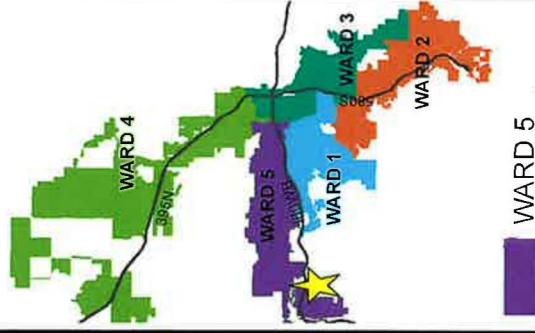


VICINITY MAP

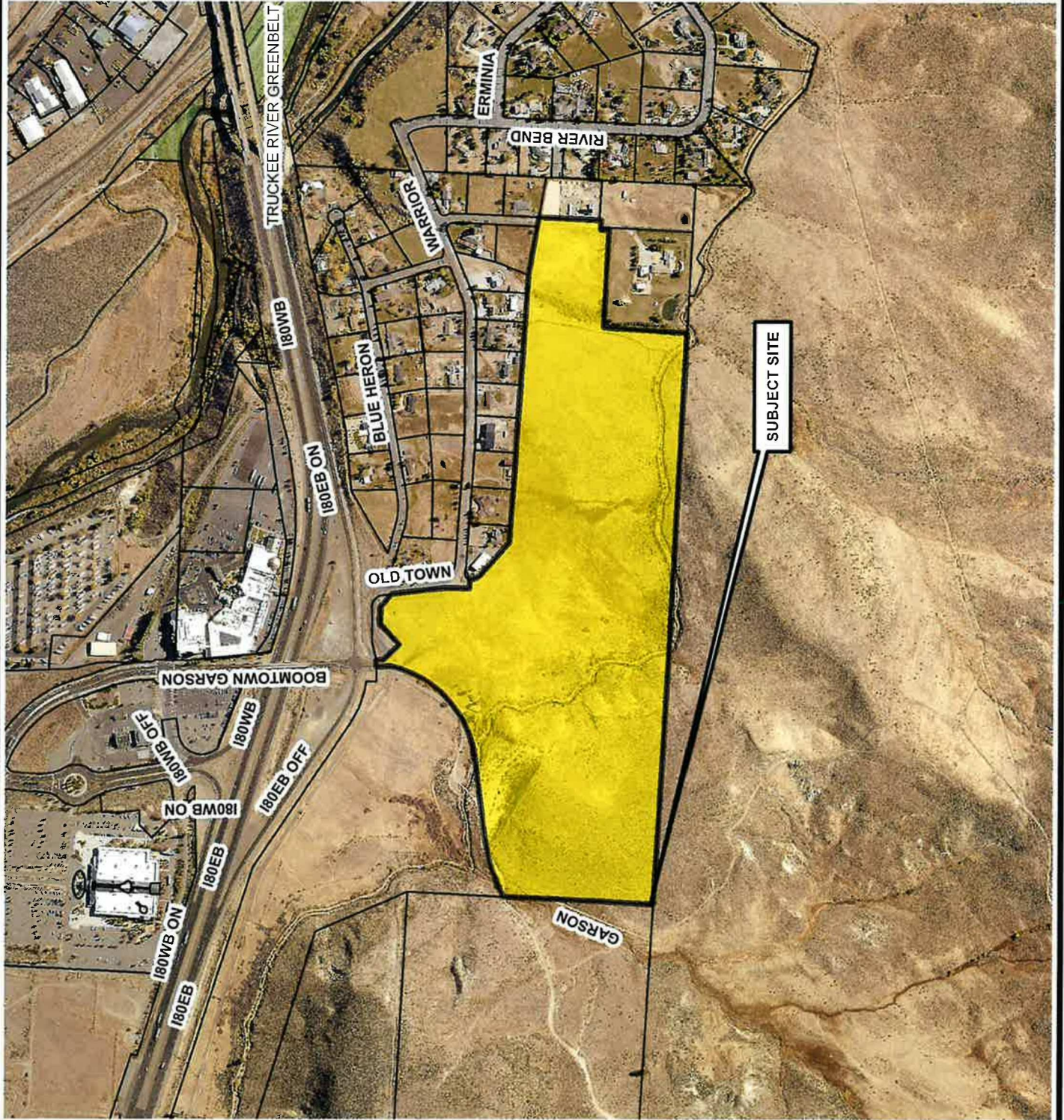
LDC22-00045

(Meridian 120 South
Open Space)

Subject Site ► 



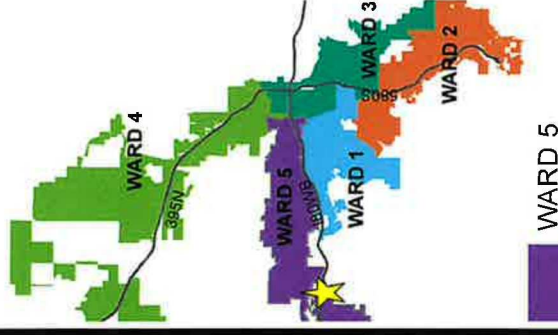
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Date: January 2022
Scale: 1 inch = 750 feet



MASTER PLAN MAP

LDC22-00045
(Meridian 120 South
Open Space)

Subject Site ► 



WARD 5

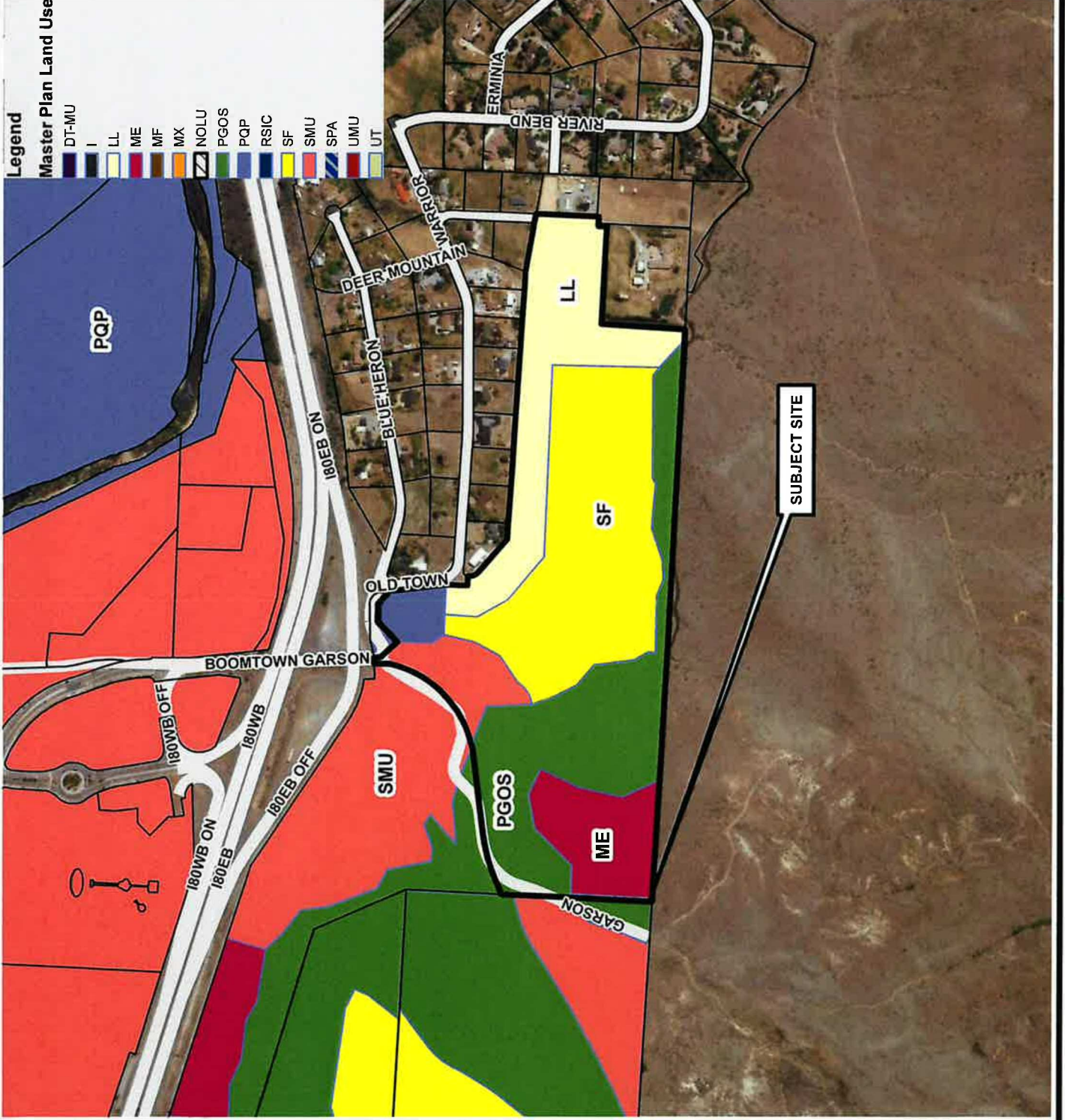


Development
Services
Department



The information herein
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purposes only.

Date: January 2022
Scale: 1 inch = 750 feet



ZONING MAP

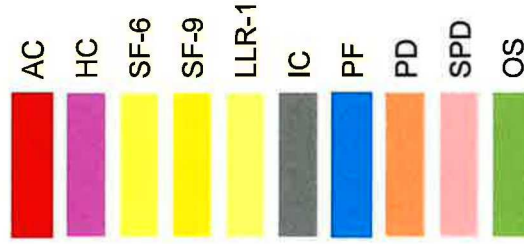
LDC22-00045

(Meridian 120 South
Open Space)

ZONING = PF, AC,
LLR-1, IC, OS, SF-6

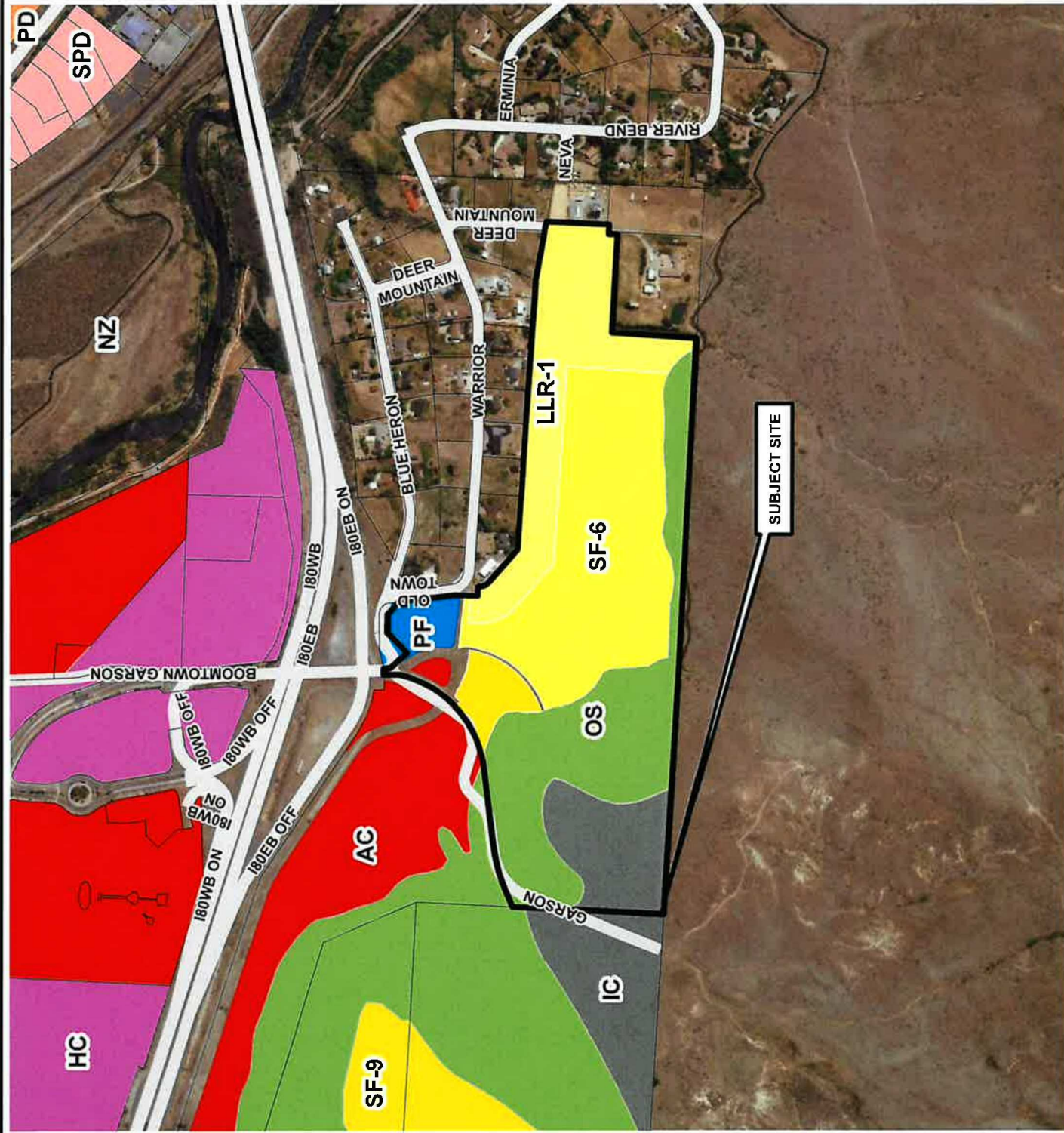
Subject Site ► 

Zoning Designations



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DATE: January 2022
SCALE: 1 inch = 750 feet

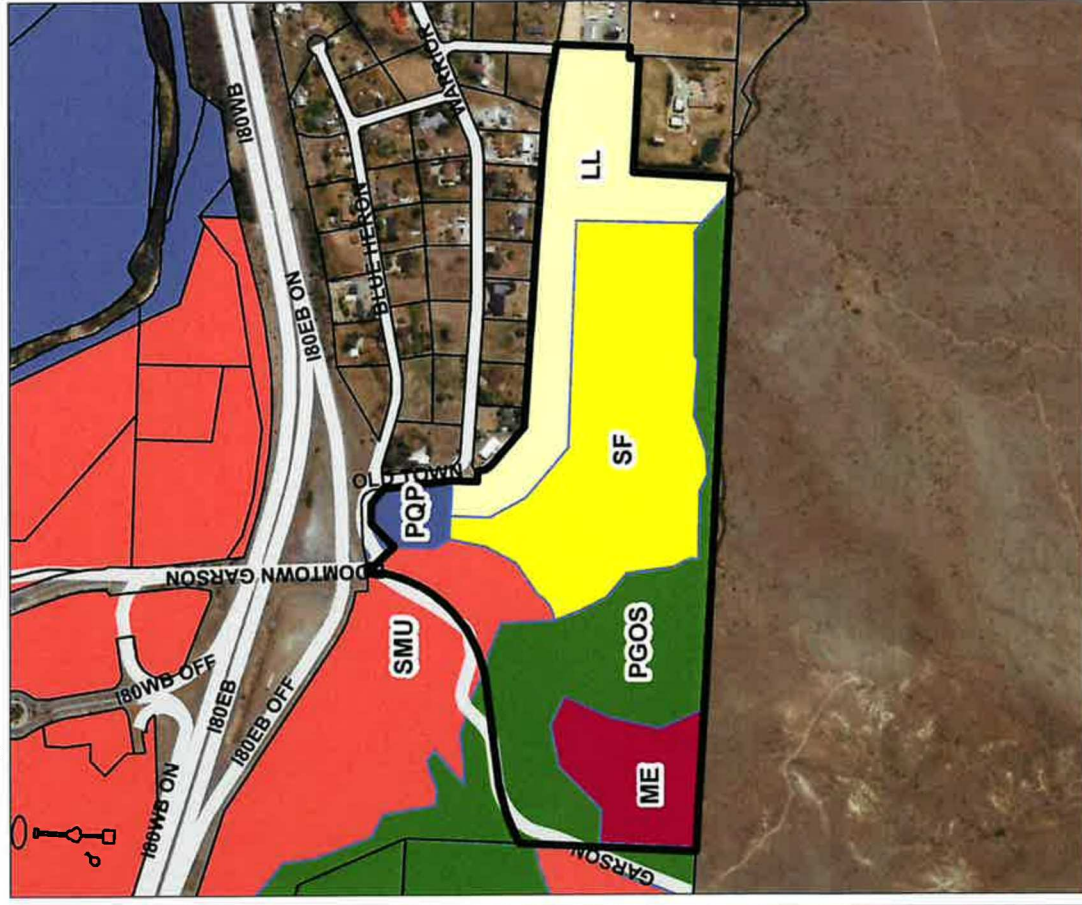


MASTER PLAN LAND USE COMPARISON MAP

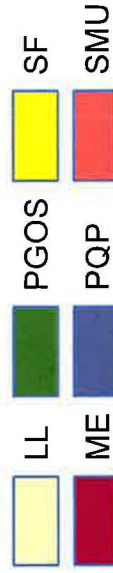
LDC22-00045 (Meridian 120 South Open Space)

Existing MPLU: ME

Subject Area ▶



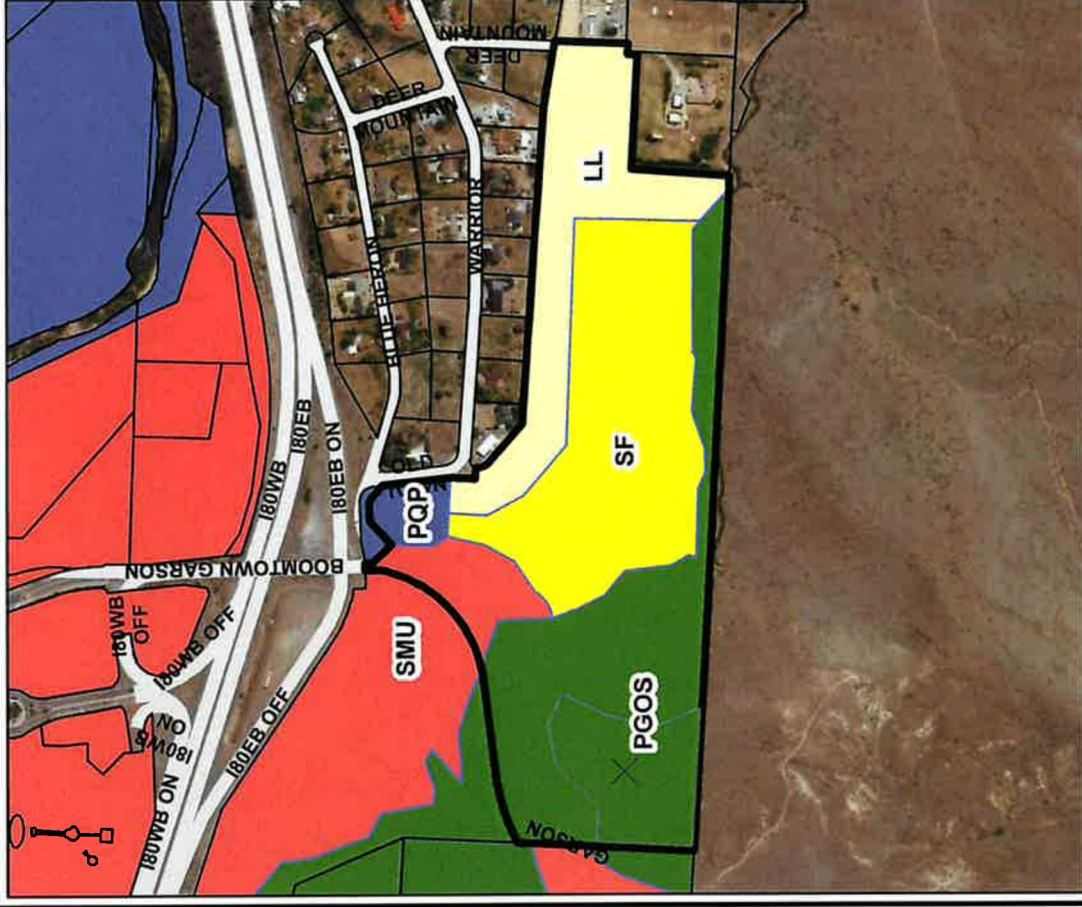
Master Plan Land Use



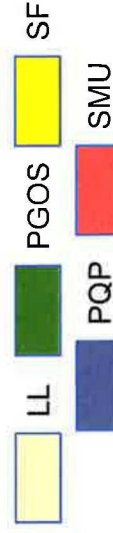
Date: January 2022

Proposed MPLU: PGOS

Subject Area ▶

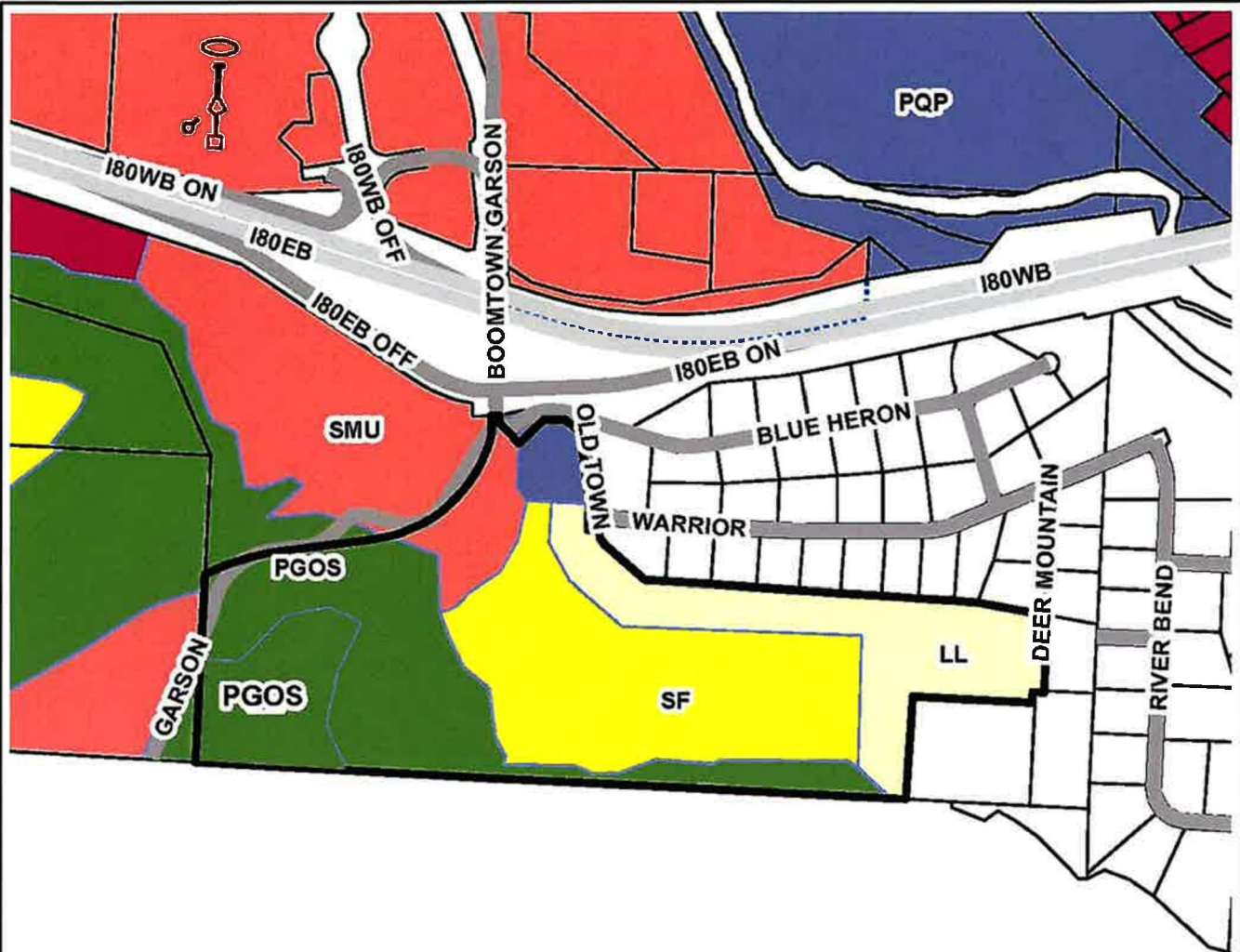


Master Plan Land Use



Scale: 1 inch = 850 feet

The information herein is approximate and is intended for display purposes only.



LDC22-00045 (Meridian 120 South Open Space)



ZONING MAP AMENDMENT
FROM | ± 8.3 acres of ME
TO | ± 8.3 acres of PGOS



0 0.045 0.09 0.18
Miles

The information hereon is approximate and is intended for display purposes only. Reproduction is not permitted. For additional information, please contact the City of Reno Community Development Department



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: January 2022