

NEVADA STATE JOURNAL PROOF OF PUBLICATION

STATE OF NEVADA }
COUNTY OF WASHOE } ss.

DOROTHY YOCOM

being first duly sworn, deposes and says: That SHE IS THE PRINCIPAL CLERK of THE NEVADA STATE JOURNAL, a daily newspaper published at Reno, in Washoe County, in the State of Nevada.

That the notice BILL NO: 153

of which a copy is hereto attached, was first published in said newspaper in its issue dated the

28th day of May, 19 66

and was published in each issue of said newspaper thereafter for

June 4

the full period of 2 days, the last publication thereof being in the issue dated the 4th day

of June, 19 66.

Signed Dorothy Yocom

Subscribed and sworn to before me this

4th day of June, 19 66

Richard J Taylor
Notary Public.



RICHARD J. TAYLOR

Notary Public — State of Nevada
Washoe County

My Commission Expires Jan. 22, 1967

NOTICE OF COUNTY ORDINANCE
NOTICE IS HEREBY GIVEN that Bill No. 153, Ordinance No. 57, AN ORDINANCE TO AMEND ARTICLES 34 AND 35, COUNTY ORDINANCE 57 ENTITLED: "AN ORDINANCE AMENDING, REPEALING IN PART AND RE-ESTABLISHING A LAND USE PLAN WITHIN THE UNINCORPORATED AREA OF WASHOE COUNTY, REGULATING AND RESTRICTING THE USE OF LAND; THE LOCATION, USE, BULK, HEIGHT, AND NUMBER OF STORIES OF STRUCTURES; THE DENSITY OF POPULATION; THE PROPORTION OF LAND TO BE COVERED BY STRUCTURES; ESTABLISHING SET-BACK LINES; PROVIDING FOR ADJUSTMENT, ENFORCEMENT AND AMENDMENT OF SAID LAND USE PLAN AND ITS ORDINANCES; PRESCRIBING PENALTIES FOR THE VIOLATION THEREOF AND OTHER MATTERS RELATING THERETO," was proposed on the 28th day of May, 1966 by Commissioner Sauer and was passed the 25th day of May, 1966 as an emergency measure.
The vote on the above Ordinance was as follows:
AYES: Commissioners: Streeter, Sauer, Cunningham, McKislick and McKenzie
NAYES: Commissioners: None
ABSENT: Commissioners: None
This Ordinance shall be in full force and effect from and after June 4, 1966 the second date of publication. Notice is further given that typewritten copies of the above Ordinance are available for inspection by all interested parties at the office of the County Clerk, Courthouse, Reno, Nevada.
H. K. BROWN, County Clerk and Clerk of the Board of County Commissioners, Washoe County, Nevada
May 28-June 4

SUMMARY: An ordinance amending Ordinance No. 57, Articles 34 and 35 to provide a procedure for attaching conditions to proposals for change of land use zone.

BILL NO. 153

ORDINANCE NO. 57

AN ORDINANCE TO AMEND ARTICLES 34 AND 35, COUNTY ORDINANCE 57 ENTITLED: "AN ORDINANCE AMENDING, REPEALING IN PART AND RE-ESTABLISHING A LAND USE PLAN WITHIN THE UNINCORPORATED AREA OF WASHOE COUNTY, REGULATING AND RESTRICTING THE USE OF LAND; THE LOCATION, USE, BULK, HEIGHT, AND NUMBER OF STORIES OF STRUCTURES; THE DENSITY OF POPULATION; THE PROPORTION OF LAND TO BE COVERED BY STRUCTURES; ESTABLISHING SETBACK LINES; PROVIDING FOR ADJUSTMENT, ENFORCEMENT AND AMENDMENT OF SAID LAND USE PLAN AND ITS ORDINANCES; PRESCRIBING PENALTIES FOR THE VIOLATION THEREOF AND OTHER MATTERS RELATING THERETO."

THE BOARD OF COUNTY COMMISSIONERS OF WASHOE COUNTY DO ORDAIN:

Section 1. Section C of Article 34, County Ordinance 57 is hereby amended to read as follows:

C. Report to Board of County Commissioners: Within 40 days following the public hearing, the Planning Commission shall file a written report with the Board of County Commissioners relative to the proposed change or amendment. Such written report shall recommend one of the following:

- (1) Approval of the proposed change or amendment.
- (2) Disapproval of the proposed change or amendment.
- (3) Adoption by the Board of County Commissioners of a "Resolution of Intent" to reclassify all or a portion of the property included in the proposed change or amendment.
 - (a) Planning Commission recommendation of adoption of such a resolution may contain any conditions, stipulations, or limitations which the Commission feels necessary to protect the public interest.

Failure of the Planning Commission to so report shall be deemed approval. The Planning Commission shall mail to the applicant notice of the recommendation within three days following the filing of the report with the Clerk of the Board of County Commissioners.

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Section 2. Article 35, County Ordinance 57 is hereby amended by adding a section lettered H to read as follows:

H. The Board of County Commissioners, in adopting a "Resolution of Intent" to reclassify all or a portion of the property included in the proposed change or amendment may include any conditions, stipulations or limitations which the Board of County Commissioners may feel necessary to require in the public interest as a prerequisite to final action. The fulfillment of all conditions, stipulations and limitations contained in said resolution, on the part of the applicant, shall make this resolution a binding commitment on the Board of County Commissioners. Upon completion of compliance action by the applicant, the Board of County Commissioners shall by Ordinance effect such reclassification. The failure of the applicant to meet any or all conditions, stipulations or limitations contained in said resolution, including the time limit placed in the resolution, shall render said Resolution of Intent to reclassify null and void, unless an extension is granted by the Board of County Commissioners upon recommendation of the Planning Commission.

Section 3. This Ordinance shall be in full force and effect from and after its passage, approval and publication as prescribed by NRS §244.100.

Proposed on the 25th day of May, 1966.
Proposed by Commissioner Sauer
Passed the 25th day of May, 1966,
as an emergency measure.

Vote:

Ayes: Commissioners: Streeter, Sauer, Cunningham,
McKissick and McKenzie
Nayes: Commissioners: None
Absent: Commissioners: None

J. C. McKenzie
Chairman of the Board

ATTEST:

[Signature]

County Clerk

This Ordinance shall be in force and effect from and after the 4th day of June, 1966.