



## City Council Regular Meeting AGENDA ITEM

NUMBER: {{item.Number}}
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<b>SUBJECT:</b> <b>ZN-11-2024 and Ordinance No. 3216:</b> An Ordinance Related to Zoning; Reclassifying Approximately 35.19 Acres from RZ10 MPC (Residential Zone up to 10 DU/AC Master Plan Community District) to R-CL PCD (Medium Density-Residential Planned Community District) (ZN-11-2024 VTS Village 2 Parcel 2.13/2.14) for Property Located East of North 5th St. Approximately 1,800 Feet North of the Intersection of Clark County 215 and North 5th St. and Providing for Other Matters Properly Related Thereto. (Ward 4 - Cherchio) (For Possible Action; Recommendation – Approve; Pass and Adopt)	
<b>REQUESTED BY:</b> Alfredo Melesio, Jr., AICP, EDFP, Director of Land Development & Community Services	<b>WARD:</b> (Ward 4 - Cherchio)
<b>RECOMMENDATION OR RECOMMEND MOTION:</b> Approve Application for Reclassification (Rezoning), ZN-11-2024, and pass and adopt Ordinance No. 3216.	
<b>FISCAL IMPACT:</b>	<b>ACCOUNT NUMBER:</b> N/A

**STAFF COMMENTS AND BACKGROUND INFORMATION:**

At its October 9, 2024 meeting, the Planning Commission unanimously (7-0) voted to recommend approval of application for reclassification (rezoning) ZN-11-2024.

The applicant is requesting to reclassify (rezone) the subject parcel (a portion of APN 124-14-211-002) from RZ10 MPC (Residential Zone up to 10 du/ac Master Plan Community District) to R-CL PCD (Medium Density-Residential Planned Community District). The Comprehensive Master Plan Land Use designation for the subject site is Master Planned Community. The subject site is 35.19 acres and is located east of North 5<sup>th</sup> St., approximately 1,800 feet north of the Clark County 215 Beltway and N 5th St. intersection.

**Attachments:**

- Ordinance No. 3216
- Planning Commission Minutes
- Staff Report with Attachments

CIP No.	Related Item: ZN-11-2024
LIST CITY COUNCIL GOAL(S): Infrastructure Enhancement, Community Health and Well-Being	

<b>PREPARED BY:</b>  Alfredo Melesio, Jr., AICP, EDFP, Director of Land Development & Community Services	Respectfully Submitted  Micaela R. Moore, City Manager	<b>MEETING DATE:</b>  February 19, 2025
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