

**AGENDA  
REGULAR MEETING  
RENO CITY COUNCIL  
Wednesday, November 28, 2007  
10:00 A.M.  
RENO CITY COUNCIL CHAMBER  
ONE EAST FIRST STREET  
RENO, NEVADA 89501**

Robert A. Cashell, Sr., Mayor  
Dan Gustin, Council Member, Ward 1  
Sharon Zadra, Council Member, Ward 2  
Jessica Sferrazza, Council Member, Ward 3  
Dwight Dortch, Council Member, Ward 4  
David Aiazzi, Council Member, Ward 5  
Pierre Hascheff, Council Member, At-Large

**THE PUBLIC HEARING ITEMS M.0 thru N.0 AT 6:00 P.M.  
WILL BE HELD AT THE  
RENO-SPARKS CONVENTION AND VISITORS AUTHORITY  
ROOM A-3  
4590 SOUTH VIRGINIA STREET, RENO, NEVADA.**

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THIS AGENDA IS POSTED AT RENO CITY HALL, 1 EAST FIRST STREET, THE WASHOE COUNTY CENTRAL LIBRARY, 301 SOUTH CENTER STREET, CITY OF RENO COMMUNITY DEVELOPMENT BUILDING, 450 SINCLAIR STREET, THE WASHOE COUNTY ADMINISTRATION BUILDING, 1001 EAST 9<sup>TH</sup> STREET, AND FURTHER IN COMPLIANCE WITH NRS241.020, THIS AGENDA HAS BEEN POSTED ON THE OFFICIAL WEBSITE FOR THE CITY OF RENO, [www.cityofreno.com](http://www.cityofreno.com).

A time listed next to a specific agenda item indicates that the specific item will not be heard before that time – it does not indicate the time schedule of any other item. Agenda items may be considered out of order.

ALL ITEMS ARE FOR CITY COUNCIL ACTION UNLESS OTHERWISE NOTED WITH AN ASTERISK (\*).

We are pleased to make reasonable accommodations for members of the public who are disabled and wish to attend meetings. If you should require special arrangements for any Council Meeting, please contact our offices at 334-2030, 24 hours prior to the date of the meeting.

An Agenda CAUCUS meeting will be held in the 7 <sup>th</sup> Floor Caucus Room, at 1 East First Street, Reno, on Monday, November 26, 2007 at 10:00 a.m. in order to review agenda items for this meeting of the Reno City Council as described in the agenda below. Said review, if requested by the Council, is limited to brief staff presentation of issues and may include review of background information and questions to be answered at the meeting.
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**ITEM**

- A.0 \*PLEDGE OF ALLEGIANCE**
- A.1 \*OBSERVANCE OF A MOMENT OF SILENCE**
- A.2 \*ROLL CALL**

- A.3 APPROVAL OF THE AGENDA** - November 28, 2007.
- A.4 APPROVAL OF MINUTES** - October 24, 2007 and November 1, 2007.
- A.5 \*PUBLIC COMMENT - Limited to No More than three (3) Minutes. The public may comment by submitting a Request to Speak form to the City Clerk. [12:00 p.m.]**
- B.0 CASH DISBURSEMENTS** - October 21, 2007 through November 3, 2007
- C.0 CONSENT AGENDA**
- C.1 Approval of Privileged Business Licenses**
- New License - Liquor**
- a. Buckbean Brewing Company, Douglas S. Booth, 1155 South Rock Boulevard, Suite 490.
  - b. Buckbean Brewing Company, Douglas S. Booth, 1155 South Rock Boulevard, Suite 490.
  - c. Gesture, Russell C. Schultz, 10765 Double R Boulevard.
  - d. Gesture, Russell C. Schultz, 13945 South Virginia Street, Suite 636.
  - e. Lincoln Lounge Inc., Ryan Gold, 302 East Fourth Street.
  - f. Zagol Ethiopian Cuisine, Meaza Gesit, 825 East Fourth Street, Suite H.
  - g. BMC Fine Spirits Inc., Artemy Saguirian, 4185 West Post Road, Suite E.
- New License - Gaming**
- h. United Coin dba Foxy Olive, Craig Soper, 220 Mill Street.
  - i. Golden Route Operations dba Lamp Post Pizza and Bar, Rod S. Atamian, 1141 Steamboat Parkway, Suite 930.
  - j. Longs Drug Store #123, Steven Francis McCann, 1695 Robb Drive - *(This item was continued from the November 1, 2007 Reno City Council meeting)*
- New License - Cabaret**
- k. Club Zulu, LLC, Cristian A. Baca, 1537 South Virginia Street.
- Change of Ownership - Adult Interactive Cabaret**
- l. Fantasy Girls LLC, Jamal Keshmiri, 1095 East Fourth Street.
- Change of Ownership - Gaming**
- m. Winners Circle 3, Jerry Edward Herbst, 4755 North Virginia Street.
- C.2 Staff Report:** Approval of Bid Award to PAR Electrical Contractors, Inc. for the 2007-2008 Traffic Signal On-Call Contract in the amount of \$403,825.
- C.3 Staff Report:** Authorization to award a Contract to the lowest responsive and responsible bidder(s) for building modifications in the Oliver/Montello area in an amount not to exceed \$120,000.
- C.4 Staff Report:** Approval of a Contract for Consulting Services with Susan Fisher for the Interim and 2009 Legislature in the amount of \$125,000.

**C.0 CONSENT AGENDA (Continued)**

- C.5 Staff Report: Approval of a Community Pride Grant in the amount of \$1,350 to the City of Reno Parks, Recreation and Community Services Department to landscape upper tiers of Whitaker Park Flower Beds. **[Ward 5]**
- C.6 Staff Report: Acceptance of Phase I Hazard Mitigation Grant from the Federal Emergency Management Agency for protecting the Lawton Sewer Interceptor at Oxbow Park in the amount of \$10,350 and authorization of City Matching Funds in the amount of \$4,650.
- C.7 Staff Report: Ratification of a grant agreement with The E.L. Wiegand Foundation in the amount of \$1,000,000 for the renovation of the Wiegand Youth Center at 1300 Foster Drive.
- C.8 Staff Report: Approval of a Memorandum of Understanding between the City of Reno, Northern Nevada Adult Mental Health Services, and WestCare, Inc., relating to the provision of funds for the Community Triage Center, which term will run from December 1, 2007 to June 30, 2009.
- C.9 Staff Report: Approval of an Amendment to the Contract with Reno Sparks Gospel Mission for the Men's Homeless Drop-In Center for FY2007-2008.
- C.10 Staff Report: Acceptance of a grant from the Washoe County Department of Social Services to the Reno Police Department to develop and implement a joint response/service model to enhance the safety and well-being of children who are the primary or secondary victims of crime in the amount of \$60,000 for a period of eight months from November 1, 2007 through June 30, 2008.
- C.11 Staff Report: Approval of Bid Award to Schindler Elevator Corporation for One East First Street, City Hall Elevator Modernization in an amount not to exceed \$759,560, and for a three year maintenance agreement in an amount not to exceed \$86,929 for a total amount of \$846,529.
- C.12 Staff Report: Acceptance of the offer of dedication of three parcels to be used as open space.
- C.13 Staff Report: Authorization to award a contract to the lowest responsive and responsible bidder for the manufacture and supply of modular/manufactured units for Fire Station 1 relocation for an amount not to exceed \$650,000.
- C.14 Staff Report: Authorization to award a contract to the lowest responsive and responsible bidder for the manufacture and supply of apparatus structures for Fire Station 1 relocation for an amount not to exceed \$600,000.
- C.15 Staff Report: Approval of the application and recommendation of the lease rent rate for WestCare Nevada, Inc., a nonprofit organization, as set forth by certain requirements in NRS 268.053 and approval of a Lease Agreement for the building located at 315 Record Street.

**D.0 PROCLAMATIONS - None.**

**E.0 PRESENTATIONS**

- E.1 Presentation of the Reno Citizens Institute XVIII Graduates. **[12:15 p.m.]**
- E.2 Presentation of the ROTC Veterans Day Parade Certificates.

**F.0 PUBLIC HEARINGS - 10:15 A.M.**

- F.1 Staff Report: Case No. LDC08-00055 Request for a zoning map amendment from IB (Industrial Business) to PF (Public Facility) on ±2.74 acres located on the west side of Corporate Boulevard, ±470 feet south of its intersection with Mill Street. (1155 Corporate Boulevard) **[Ward 3]**
- F.1.1 **ORDINANCE, INTRODUCTION Case No. LDC08-00005** Bill No. Ordinance to amend Title 18, Chapter 18.08 of the Reno Municipal Code, entitled "Zoning," rezoning a ±2.74 acre site located on the west side of Corporate Boulevard, ±470 feet south of its intersection with Mill Street from IB (Industrial Business) to PF (Public Facility); together with other matters properly relating thereto. **(1155 Corporate Boulevard)** **[Ward 3]**
- F.2 Staff Report: **Case No. LDC08-00094** Request for a zoning map amendment from MF14 (Multifamily - 14 units per acre) to SF4 (Single Family Residential - 4,000 square foot lots) on ±24.3 acres located ±234 feet south of Ferrari McLeod Boulevard and west of the terminus of Gardella Avenue. **(Mountain View Estates - Unit 1)** **[Ward 4]**
- F.2.1 **ORDINANCE, INTRODUCTION Case No. LDC08-00094** Bill No. Ordinance to amend Title 18, Chapter 18.08 of the Reno Municipal Code, entitled "Zoning," rezoning a ±24.3 acre site located ±234 feet south of Ferrari McLeod Boulevard and west of the terminus of Gardella Avenue from MF14 (Multifamily - 14 units per acre) to SF4 (Single Family Residential - 4,000 square foot lots); together with other matters properly relating thereto. **(Mountain View Estates - Unit 1)** **[Ward 4]**
- F.3 Staff Report: **Case No. LDC08-00033** Request for a zoning map amendment from IB (Industrial Business) to I (Industrial) on a ±34.24 acre portion of a ±53.24 acre parcel located ±400 feet northwest of the intersection of Moya Boulevard and Lear Boulevard. **(DP Partners Industrial Park)** **[Ward 4]**
- F.3.1 **ORDINANCE, INTRODUCTION Case No. LDC08-00033** Bill No. Ordinance amending Title 18, Chapter 18.08 of the Reno Municipal Code, entitled "Zoning," rezoning ±34.24 acres, a portion of a ±53.25 acre parcel, located ±400 feet northwest of the intersection of Moya Boulevard and Lear Boulevard from IB (Industrial Business) to I (Industrial); together with other matters properly relating thereto. **(DP Partners Industrial Park)** **[Ward 4]**
- F.4 Staff Report: **Case No. LDC08-00048** Request for a zoning map amendment from IB (Industrial Business) to IC (Industrial Commercial) on ±1.3 acres located on the northwest corner of Condor Way and Airmotive Way. **(1365 Airmotive Way)** **[Ward 3]**

**F.0 PUBLIC HEARINGS - 10:15 A.M. (Continued)**

- F.4.1 **ORDINANCE, INTRODUCTION Case No. LDC08-00048** Bill No. Ordinance amending Title 18, Chapter 18.08 of the Reno Municipal Code, entitled "Zoning," rezoning ±1.3 acres located on the northwest corner of Condor Way and Airmotive Way from IB (Industrial Business) to IC (Industrial Commercial); together with other matters properly relating thereto. **(1365 Airmotive Way) [Ward 3]**

**G.0 ORDINANCES, ADOPTION**

- G.1 Staff Report: **Case No. 48-89 Bill No. 6537** Ordinance to amend Title 18, Chapter 18.08 of the Reno Municipal Code, entitled "Zoning," rezoning ±103.5 acres generally located south of Ridgeview and Meadowridge Drives, and west of Windy Hill from LLR2.5 (Large Lot 2.5 acres) to SF9 (Single Family 9,000 sq. ft); together with other matters properly relating thereto. **(Evans Creek Estates) [Ward 2]**
- G.2 Staff Report: **Case No. AT-26-07** Bill No. 6538 Ordinance to amend the Reno Municipal Code Title 18, "Annexation and Land Development," Chapter 18.08 entitled "Zoning," Article II, "Permitted Uses and Use Designations," Section 18.08.201, "Permitted Uses by Base Zone District," Section 18.08.202, "Additional Regulations for Principal Uses," Chapter 18.24 entitled "Rules of Measurement and Definitions," Article II, "Definition of Words, Terms, and Phrases," Section 18.24.203, "Definitions of Words, Terms, and Phrases," of the Reno Municipal Code pertaining to the establishment of non-traditional, secondary public schools in the PF (Public Facility) zone, subject to minimum standards, and additional standards, together with other matters properly relating thereto. **(Secondary School Standards)**
- G.3 Bill No. 6539 Ordinance to amend Ordinance No. 4541, changing the dates of the Regular Meetings of the Reno City Council in the Months of January, March and July, 2008; together with other matters properly relating thereto.
- G.4 Staff Report: Bill No. 6540 Ordinance to amend Title 2 of the Reno Municipal Code "Administration", Chapter 2.10 "Finances" Article III, "Room Tax" Section 2.10.200 "Tax Imposed", Section 2.10.200 "License Required", Section 2.10.220 "Exemption - Length of Residence", Section 2.10.230 "Exemption - Certain Existing Contracts," Section 2.10.240 "Collection by Licensee", Section 2.10.250 "Fund Established," Section 2.10.260 "Collection and Payment by Authority," Section 2.10.270 "Payment of Tax," Section 2.10.280 "Examination of Financial Records," Section 2.10.290 "Fund Established," and Section 2.10.300 "Revenue Uses" to amend and/or repeal portions thereof relating to modifying or adding definitions of "gross receipts," "occupancy," "occupant," "operator," "transient guest," and "transient lodging"; deleting obsolete provisions; modifying provisions relating to timeshare users, and other matters properly relating thereto.

**H.0 RESOLUTIONS [Other Resolutions can be found under the Public Hearing Sections of this Agenda]**

H.1 Staff Report: Resolution No. Resolution Accepting Streets - Highland Vista Subdivision  
(Case No. LDC05-00527). [Ward 4]

H.2 Staff Report: Resolution No. Resolution Accepting Streets - Sky Vista Village 8B  
Subdivision (Case No. LDC93-193). [Ward 4]

H.3 Staff Report: Resolution No. Resolution Accepting Streets - Curti Ranch Two - Unit 9  
Subdivision (Case No. LDC06-00155). [Ward 2]

*This item was continued from the October 10, 2007 City Council meeting.*

H.4 Staff Report: Resolution No. Resolution Amending Resolution No. 6828 Relative to  
Managerial and Mid-Managerial Benefits.

**H.5 PUBLIC AUCTION AND PROPERTY BID OPENING:**

Staff Report: Public Auction of and potential acceptance of highest bid for certain real property identified as APN 001-190-15 located at Van Ness Avenue, west of Keystone Avenue, near North McCarran.

H.5.1 Resolution No. Resolution of acceptance of Bid to sell City Owned real property identified as APN 001-190-15 located at Van Ness Avenue, west of Keystone Avenue, near North McCarran.

**I.0 ORDINANCES, INTRODUCTION [Other Ordinance Introductions can be found under the Public Hearing Sections of this Agenda]**

I.1 Staff Report: Bill No. Ordinance to amend Title 5 of the Reno Municipal Code entitled "Privileged Licenses, Permits and Franchises," by amending Chapter 5.07 entitled "Alcoholic Beverages," to correct a syntax error in section 5.07.150 entitled "On-premises beer license" and Section 5.07.160 entitled "On-premises alcoholic beverage license," and providing other matters properly relating thereto.

I.2 Staff Report: Bill No. Ordinance amending Title 6, Chapter 6.07, Sections 6.07.010 through 6.07.060, inclusive, relating to Residential Permit Parking Districts.

I.3 Staff Report: Bill No. Ordinance amending the Reno Municipal Code Title 15 entitled "City Property" for the purpose of making various changes consistent with state law relating to the sale and lease of real property and providing other matters properly relating thereto.

**J.0 STANDARD DEPARTMENT ITEMS**

**J.1 PARKS, RECREATION AND COMMUNITY SERVICES.**

J.2 Staff Report: Discussion and potential direction to staff regarding bid proposals for private operations of Rosewood Golf Course.

J.3 Staff Report: Update, discussion and potential direction to staff regarding the Facilities Plan for the Parks, Recreation and Community Services Department.

J.4 Staff Report: Update, discussion and potential direction to staff regarding the Moana Pool and potential repairs.

**J.5 COMMUNITY DEVELOPMENT/PUBLIC WORKS**

J.6 Staff Report: Discussion, direction to staff and possible approval of the River's Inn Development Agreement.

**J.7 CITY MANAGER**

J.8 Staff Report: Presentation to Council on the Status of: Research regarding the Potential for More Stringent Fire Codes and Impacts; Number of False Alarms and the Fire Company Inspection Program.

J.9 Staff Report: Discussion and potential selection of members to the Fairness in Reno and Sparks Taxes (FIRST) Blue Ribbon Task Force.

J.10 Presentation: Update on the City's Financial Status.

**J.11 COMMUNITY DEVELOPMENT**

J.12 Staff Report: Presentation and Confirmation of Expenditure and Personnel Changes to Manage the Planning and Engineering Enterprise Fund and Building Enterprise Fund, discussion and potential direction staff.

J.13 Staff Report: Presentation and Confirmation of Policy related to Subdivision Maps, Completion of Infrastructure and Exoneration of Bonds for Associated Public Improvements, discussion and potential direction to staff.

**K.0 CITY CLERK**

**K.1 Boards and Commissions Appointments**

- a. Recreation and Parks Commission
- b. Ward 2 (Central) Neighborhood Advisory Board
- c. Ward 2 (South) Neighborhood Advisory Board
- d. Historical Resources Commission
- e. Old Northwest Neighborhood Advisory Board
- f. Financial Advisory Board
- g. North Valleys Neighborhood Advisory Board

K.2 Staff Report: Election of Assistant Mayor.

**L.0 MAYOR AND COUNCIL**

L.1 Identification of Mayor and Council Items for Future Agendas of the Reno City Council.

**L.2 Liaison Reports**

- Access Advisory Board - Councilmember Hascheff, Liaison
- Affordable Housing Task Force - Councilmember Sferrazza, Liaison
- Artown - Councilmember Aiazzi, Member
- Audit Committee - Councilmember Hascheff, Member, Councilmember Gustin, Member, Councilmember Sferrazza, Member
- Ballroom Construction Review Committee - Mayor Cashell, Member, Councilmember Dortch, Member, Councilmember Aiazzi, Member
- Board of Directors, Nevada League of Cities - Councilmember Sferrazza, Member
- Citizen's Cable Compliance Committee - Councilmember Aiazzi, Liaison
- City of Reno Housing Authority - Councilmember Sferrazza, Member
- Civil Service Commission - Councilmember Hascheff, Liaison
- Criminal Justice Advisory Committee - Councilmember Sferrazza, Liaison
- District Board of Health - Councilmember Gustin, Member
- Downtown Police Tax District - Councilmember Gustin, Liaison
- Financial Advisory Board - Councilmember Hascheff, Liaison
- Fire Advisory Board - Councilmember Hascheff, Alternate, Councilmember Zadra, Member, Councilmember Aiazzi, Member
- Flood Control Coordinating Committee - Councilmember Gustin, Member, Councilmember Sferrazza, Member
- 4 Steps into the Future Advisory Board - Councilmember Sferrazza, Liaison
- Historical Resources Commission - Councilmember Gustin, Liaison
- Human Services Consortium - Councilmember Sferrazza, Member, Councilmember Aiazzi, Alternate
- National League of Cities Public Safety and Crime Prevention Steering Committee - Councilmember Sferrazza, Member



**L.0 MAYOR AND COUNCIL (Continued)**

**L.2 Liaison Reports (Continued)**

Neighborhood Advisory Boards - Councilmember Gustin, Liaison (Ward 1), Councilmember Zadra, Liaison (Central & South Ward 2), Councilmember Sferrazza, Liaison (Ward 3), Councilmember Dortch, Liaison (Northeast, & North Valleys Ward 4), Councilmember Aiazzi, Liaison (Northwest & Old Northwest Ward 5)

Oversight Panel for School Facilities - Councilmember Hascheff, Member, Councilmember Aiazzi, Member,

Planning and Building Enterprise Funds Advisory Committee - Councilmember Zadra, Liaison, Councilmember Sferrazza, Liaison

Recreation and Parks Commission - Councilmember Gustin, Liaison

Redevelopment Agency Citizen's Advisory Committee - Councilmember Gustin, Liaison

Regional Transportation Commission - Councilmember Dortch, Member, Councilmember Aiazzi, Member

Regional Planning Governing Board - Mayor Cashell, Member, Councilmember Hascheff, Member, Councilmember Gustin, Alternate, Councilmember Zadra, Alternate, Councilmember Dortch, Member, Councilmember Aiazzi, Member

Reno Arts and Culture Commission - Councilmember Aiazza, Liaison

Reno City Planning Commission - Councilmember Dortch, Liaison

Reno Sparks Convention & Visitors Authority - Councilmember Zadra, Member, Councilmember Dortch, Member

Reno Tahoe Airport Authority - Councilmember Gustin, Liaison, Councilmember Zadra, Liaison, Councilmember Dortch, Alternate

Senior Citizen's Advisory Committee - Councilmember Hascheff, Liaison, Councilmember Gustin, Alternate

Sierra Arts Foundation - Councilmember Zadra, Member

Truckee Meadows Water Authority - Mayor Cashell, Member, Councilmember Dortch, Alternate, Councilmember Aiazzi, Member

Urban Forestry Commission - Councilmember Gustin, Liaison

Youth City Council - Councilmember Sferrazza, Liaison

L.3 Reports from any Conferences or Professional Meetings.

L.4 Approval of the reallocation from Council donation funds in the amount of \$3,000 to the Parks, Recreation and Community Services Department budget to be used exclusively for improvements at Virginia Lake in accordance with the Virginia Lake Plan. S. Zadra

L.5 Approval of reallocation from City Council Donation Funds in the amount of \$600 to the Reno Fire Department-Downtown Station One budget to be used for the annual Reno Fire Department Children's Christmas Party. S. Zadra

L.6 Discussion and potential direction to staff regarding a meeting with the Reno Sparks Convention and Visitors Authority regarding Pin Setter at the National Bowling Stadium. R. Cashell

**L.0 MAYOR AND COUNCIL (Continued)**

- L.7 Update, discussion and potential direction to staff regarding Longs Drugs. D. Aiazzi
- L.8 Update and discussion regarding historical information regarding RTC Sierra Spirit and Ride buses and potential direction to staff regarding RTC bus route locations within the downtown. R. Cashell
- L.9 Approval of reallocation from City Council Donation Funds in the amount of \$1,500 to the City Manager's Office Budget to be used for expenses association with the Oliver/Montello clean up event. J. Sferrazza
- L.10 Discussion and potential direction to staff regarding a request from Big Brothers Big Sisters for assistance to help locate land in the City's inventory or otherwise, that may be available to build a new office for Big Brothers Big Sisters facility including other matters related thereto. P. Hascheff
- L.11 Discussion and potential direction to staff regarding the re-naming of Powning Park. S. Zadra

**ANY ITEM THAT IS NOT HEARD BEFORE 10 P.M. MAY BE CONTINUED UNTIL THE NEXT EVENING, OR THE NEXT REGULAR MEETING OF THE RENO CITY COUNCIL.**

**LOCATION CHANGE:**

**THE MEETING WILL MOVE TO THE RENO-SPARKS CONVENTION AND VISITOR AUTHORITY, ROOM A-3, 4590 SOUTH VIRGINIA STREET, RENO, NEVADA, FOR THE PUBLIC HEARINGS AT 6:00 P.M.**

**M.0 PUBLIC HEARINGS - 6:00 P.M.**

- M.1 Staff Report: Hearing regarding the filing of the preliminary assessment roll and opportunity to file written objections concerning the creation of that area to be assessed and for acquiring and improving six (6) street construction projects for the City of Reno, Nevada 2008 Special Assessment district No. 1.
- M.1.1 **RESOLUTION No.** Resolution dispensing with protests and objections made at the public hearing for the City of Reno, Nevada 2008 Special Assessment District No. 1.
- M.1.2 **ORDINANCE INTRODUCTION** Bill No. Ordinance creating the City of Reno, Nevada 2008 Special Assessment District No. 1.

**M.0 PUBLIC HEARINGS - 6:00 P.M. (Continued)**

M.2 Staff Report: **Case No. AT-10-07** Request for a Zoning Code Text Amendment to modify Title 18, "Annexation and Land Development", Section 18.08.201, "Permitted Uses by Base Zoning District", Section 18.08.202, "Additional Regulations for Principal Uses", and Section 18.24.203, "Definitions of Words, Terms, and Phrases" to amend the definitions of "Service Station" and "Truck Terminal" and to add the definition of "Truck Stop" and other matters properly relating thereto (**Truck Stops**).

*This item was continued from the May 23, 2007, June 13, 2007, and October 10, 2007 City Council Meetings.*

M.2.1 **ORDINANCE, INTRODUCTION Case No. AT-10-07** Bill No. Ordinance to amend the Reno Municipal Code Title 18, "Annexation and Land Development", Section 18.08.201, "Permitted Uses by Base Zoning District", Section 18.08.202, "Additional Regulations for Principal Uses", and Section 18.24.203, "Definitions of Words, Terms, and Phrases" to amend the definitions of "service station" and "truck terminal" and to add the definition of "truck stop" and other matters properly relating thereto (**Truck Stops**).

M.3 Staff Report: **Case No. LDC07-00308** Request for a zoning text amendment to modify the development standards for portions of Planning Units K and L of the South Meadows Phase III PUD (Planned Unit Development). The changes consist of: (1) allowing commercial and office uses in Planning Unit K; (2) allowing residential units (condominiums) in Planning Unit K; (3) increasing the site coverage from 30% in Planning Unit L and from 50% in Planning Unit K to 90%; (4) modifying setbacks in Planning Units K and L; (5) increasing building height from 55 feet to 360 feet for Planning Units K and L; (6) modifying the residential and non-residential parking rates contained in the PUD; (7) modifications to the architectural standards; and (8) other changes necessary to effectuate changes 1-7. These changes will allow 140,000 square feet of office/retail/restaurant space; and 1,726 residential condominium units. This amendment affects ±11.63 acres of Planning Unit K and ±4.58 acres of Planning Unit L. This is also a project of Regional Significance as the project will generate more than 187,500 gallons per day of sewage (±1,450,054); generate more than 6,250 average daily trips (±10,098); and create more than 625 housing units (1,726). The ±16.21 acre site is located northeast of the Double R Boulevard/South Meadows intersection in the South Meadows Phase III PUD. (**South Meadows PUD Amendment Planning Units K & L** [Ward 2])

*This item was appealed by an area resident Barbara Ausherman.*

**N.0 ADJOURNMENT.**