

CITY OF NORTH LAS VEGAS MEETING AGENDA ITEM

NUMBER: 16.

SUBJECT:

Public Hearing for AMP-03-2022 (Mixed Use Commercial – Densities): An Amendment to the Comprehensive Master Plan to Increase the Residential Density Range Within the Mixed-Use Commercial Land Use Category, and Providing for Other Matters Properly Related Thereto. (Citywide) (For Possible Action)

REQUESTED BY:

Marc Jordan, Land Development and Community Services Director

WARD:

Citywide

RECOMMENDATION OR RECOMMEND MOTION:

Following the public hearing, it is recommended that City Council approve AMP-03-2022.

FISCAL IMPACT:

AMOUNT: None

EXPLANATION: N/A

ACCOUNT NUMBER:

N/A

STAFF COMMENTS AND BACKGROUND INFORMATION:

The City's Planning and Zoning Division recommends approval of AMP-03-2022, an amendment to the City's Comprehensive Master Plan in Chapter 4: Land Use Plan for the Mixed Use Commercial land designation. The amendment would allow a residential density range up to 50 dwelling units per acre for developments located within a designated Activity Center. Under the Comprehensive Master Plan, Activity Centers emphasize pedestrian-friendly mixed-use development and serve different functions within the City. There are three Activity Centers identified in the Comprehensive Master Plan: Downtown; North 5th Transit Corridor and Craig Ranch; and Northern Development Area.

The Comprehensive Master Plan currently has a density range in the Mixed Use Commercial land use category of 25 units per acre or up to 50 units per acre within one quarter-mile of a designated future transit location station. The amendment would allow a density range of 50 units per acre in the Mixed Use Commercial category for developments located in Activity Centers, in addition to developments located within one quarter-mile of a designated future transit location.

The City's Planning Commission is conducting a public hearing on AMP-03-2022 at its meeting on May 11,

CIP No.	Related Item:	
LIST CITY COUNCIL GOAL(S): Achieving North Las Vegas Vision 2025; Well - Planned Quality Growth; Quality Municipal Services		
PREPARED BY:	Respectfully Submitted	MEETING DATE: 5/18/2022
Marc Jordan Land Development and Community Services Director	Ryann Juden City Manager	

2022. The City Council, at its meeting on May 4, 2022, set the public hearing date for AMP-03-2022 for May 18, 2022.

Attachment:

Staff Report with Attachments