

RESOLUTION NO. 4153
(CPA-14-500238 – Green Valley Patrick Phase II)

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF HENDERSON, NEVADA, TO AMEND THE LAND USE POLICY PLAN OF THE CITY OF HENDERSON COMPREHENSIVE PLAN FOR THE PURPOSE OF APPLYING HIGH-DENSITY RESIDENTIAL LAND USE CATEGORY TO THAT CERTAIN PROPERTY RECENTLY ANNEXED IN THE CITY LIMITS OF THE CITY OF HENDERSON, NEVADA, DESCRIBED AS A PARCEL OF LAND CONTAINING 7.3 ACRES, MORE OR LESS, AND FURTHER DESCRIBED AS A PORTION OF SECTION 32, TOWNSHIP 21 SOUTH, RANGE 62 EAST, M.D.B. & M., CLARK COUNTY, NEVADA, LOCATED APPROXIMATELY 860 FEET NORTHWEST OF THE INTERSECTION OF RAMROD AVENUE AND CRITTER STREET, IN THE GREEN VALLEY NORTH PLANNING AREA.

WHEREAS, Picerne Development Corporation has made application to apply High-Density Residential land use category to that certain land recently annexed, consisting of 7.3 acres, more or less, in the City of Henderson, Clark County, Nevada, described as:

THAT PORTION OF THE NORTHWEST QUARTER (NW 1/4) OF SECTION 32, TOWNSHIP 21 SOUTH, RANGE 62 EAST, M.D.M., CLARK COUNTY, NEVADA, DESCRIBED AS FOLLOWS: LOT 3 OF FILE 52, PAGE 8 OF PARCEL MAPS, CLARK COUNTY, NEVADA, TOGETHER WITH THOSE PORTIONS OF PATRICK LANE AND PALM LANE AS SHOWN ON SAID PARCEL MAP, AND EXCEPTING THEREFROM THAT PORTION OF SAID LOT AS QUITCLAIMED TO WAYNE D. JACKS PER INSTRUMENT 201112280001103, OFFICIAL RECORDS, CLARK COUNTY, NEVADA.

TOGETHER WITH:

LOT 4 OF FILE 29, PAGE 23 OF PARCEL MAPS, CLARK COUNTY, NEVADA, TOGETHER WITH THAT PORTION OF PATRICK LANE AS SHOWN ON SAID PARCEL MAP AND LYING SOUTH OF THE SOUTHERLY RIGHT-OF-WAY OF THE DUCK CREEK FLOOD CHANNEL AS DEDICATED PER INSTRUMENT 200909280005549, OFFICIAL RECORDS, CLARK COUNTY, NEVADA.

and as depicted in Exhibit A attached hereto, consisting of one page (the "Land"); and

WHEREAS, in accordance with Nevada Revised Statutes, the City of Henderson, Nevada, has deemed it necessary to amend the Land Use Policy Plan for the purpose of changing the land use designations, which, if implemented, would affect territory within Henderson's jurisdiction; and

WHEREAS, the Henderson Planning Commission has conducted the appropriate public hearing, received public comment, duly deliberated the proposal, and recommends approve of the Land Use Plan amendment; and

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Henderson, Nevada, that the Land Use Policy Plan amendment be approved, and that the Policy Plan be revised to reflect the land use category of High-Density Residential for the Land.

PASSED, ADOPTED, AND APPROVED THIS 7TH DAY OF OCTOBER, 2014, BY THE FOLLOWING ROLL-CALL VOTE OF COUNCIL.

Those voting aye: Gerri Schroder, Mayor Pro Tem
 Councilmembers:
 Sam Bateman
 Debra March
 John F. Marz

Those voting nay: None
Those abstaining: None
Those absent: Andy Hafen, Mayor


Gerri Schroder, Mayor Pro Tem

ATTEST:


Sabrina Mercadante, MMC, City Clerk

EXHIBIT A
CPA-4-500238 – Green Valley Patrick Phase II

