

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 legal clerk of THE NEVADA STATE JOURNAL, a daily newspaper published at Reno, in Washoe County, in the State of Nevada.

That the notice BILL 339

.....
of which a copy is hereto attached, was first published in said newspaper in its issue dated the .. 6 .. day of Oct., 19 73 .. and
..... Oct. 13

the full period of ... 2 ... days, the last publication thereof being in the issue dated the ... 13 ... day of October 19 73


Signed *Dorothy Yocom*

Subscribed and sworn to before me this

..... 15 day of October 19 73

Hugh E. Robinson
Notary Public.

NOTICE OF COUNTY ORDINANCE
Notice is hereby given that Bill No. 339, amending Ordinance No. 57, entitled "An Ordinance amending Washoe County Ordinance No. 57 permitting child care facilities not to exceed six children, including those of the owner, in all agricultural zones, all estate zones, all R-1 zones and the R-2; permitting child care facilities of more than six children in said zones subject to the issuance of a Special Use Permit; permitting child care facilities for more than six children in the R-3 zone; and other matters properly relating thereto," was adopted on September 25, 1973, by Commissioners Rusk, Scott, Pagni, Nelson and Grow all voting aye.
Typewritten copies of the Ordinance are available for inspection by all interested persons at the office of the County Clerk.
H. K. BROWN, County Clerk
33-7900-Bill 339 Oct. 6-13

 HUGH E. ROBINSON
Notary Public — State of Nevada
Washoe County
My Commission Expires Dec. 1, 1976

SUMMARY: Amends Ordinance No. 57 to permit child care facilities for up to six children, including those of the owner, in all Agricultural Zones, all Estate Zones, all R-1 Zones and the R-2 Zone, and more than six children in said zones subject to the issuance of a Special Use Permit; permits child care facilities for more than six children in the R-3 Zone.

BILL NO. 339

ORDINANCE NO. 57

AN ORDINANCE AMENDING WASHOE COUNTY ORDINANCE NO. 57 PERMITTING CHILD CARE FACILITIES NOT TO EXCEED SIX CHILDREN, INCLUDING THOSE OF THE OWNER, IN ALL AGRICULTURAL ZONES, ALL ESTATE ZONES, ALL R-1 ZONES AND THE R-2 ZONE; PERMITTING CHILD CARE FACILITIES OF MORE THAN SIX CHILDREN IN SAID ZONES SUBJECT TO THE ISSUANCE OF A SPECIAL USE PERMIT; PERMITTING CHILD CARE FACILITIES FOR MORE THAN SIX CHILDREN IN THE R-3 ZONE; AND OTHER MATTERS PROPERLY RELATING THERETO.

THE BOARD OF COUNTY COMMISSIONERS OF THE COUNTY OF WASHOE DO ORDAIN:

SECTION 1.

Article 6A of Ordinance No. 57 is hereby amended to read as follows:

- A. Uses permitted on a lot or parcel of land having the required area and required width:
1. Single family dwellings of a permanent nature, and accessory buildings and uses thereto.
 2. Stables.
 3. Farms for the raising or growing and marketing on a commercial scale of poultry, rabbits, livestock, tree and brush crops, nursery stock, field crops, but not including commercial slaughtering.
 4. Buildings for the sale and display of products grown and raised on the premises, provided no such buildings are situated closer than 50 feet to any property classified in a residential district, or closer than 30 feet to any street or highway.
 5. Building, corrals, coops, pens, stables or structures used in conjunction with farming, or ranching provided that they be located not closer than 100 feet to any street or highway, or to any public park or school, or to any land classified in a residential district.
 6. Overnight trailer campground facilities, including accessory facilities subject to the issuance of a Special Use Permit reviewed by the Board of Adjustment.
 7. (a) Educational uses and buildings, churches, temples, or other structures used exclusively for religious worship.
 (b) Tennis, golf course, ski resort, swimming, civic, cultural, country club and other similar recreational uses; including normal accessory uses (provided such ac-

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cessory uses are incidental to the primary use of the property) on parcels of a minimum of 2 acres, subject to the issuance of a Special Use Permit reviewed by the Planning Commission.

(c) Child care facilities not to exceed six (6) children, including those of the owner. If the owner has no children, then six (6) non-related children permitted.

A child care facility of more than six (6) children subject to the issuance of a Special Use Permit following review by the Board of Adjustment.

8. One unlighted sign not exceeding 16 square feet in area, provided that such sign is located not closer than 10 feet to any street or highway, and further provided that said sign pertains only to the sale, lease or hire of the premises of the products grown on the premises.
9. Dude or guest ranches if situated on a parcel of land having an area of five or more acres, provided that guest rooms or guest cottages do not have kitchen facilities in conjunction therewith.
10. Extraction of sand, gravel, topsoil and like earth products subject to the issuance of a Special Use Permit reviewed by the Board of Adjustment. Requirements for issuance of a Special Use Permit in addition to those specified in Article 36 of this Ordinance shall be as follows:
 - (a) The applicant must submit a plan showing, among other things, area of development, stages of development and the condition of the site upon completion of work or exhaustion of sand, gravel, topsoil, or like earth products. The plan shall be approved by the Board of Adjustment and the Board of County Commissioners. Compliance with the Plan shall be condition of the Special Use Permit.
 - (b) The applicant must furnish a Performance Bond in an amount, as determined by the Washoe County Engineer, sufficient to insure performance of the conditions of the Special Use Permit.
11. Mining, including ore processing operations, subject to the issuance of a Special Use Permit reviewed by the Board of Adjustment.
12. Cemeteries and memorial parks and accessory uses such as mausoleums and crematoriums, subject to the issuance of a Special Use Permit reviewed by the Board of Adjustment. Requirements for consideration and issuance of Special Use Permit in addition to those specified in Article 36 of this Ordinance shall be as follows:
 - (a) The applicant shall submit a complete plan of the entire property showing design of gardens, buildings, streets, landscaping, parking, existing and/or final topography, development stages, adjacent uses, streets, water courses, necessary screening, etc.
 - (b) The applicant must submit a location map showing general uses, zoning and street pattern within one-half mile of subject property.

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(c) The applicant must submit a financial statement indicating ability to proceed and names of all owners or developers concerned with the application.

(d) Applicants must submit a statement completely describing the type and use of the cemetery.

13. Marinas, including those normal accessory uses, provided such accessory uses are incidental to the primary use of the property as a marina, subject to the issuance of a Special Use Permit reviewed by the Board of Adjustment.
14. Highway, public utility, railroad and similar maintenance camps, subject to the issuance of a Special Use Permit reviewed by the Board of Adjustment. (Amended by Bill 288, Item 72-471)
15. Dog kennels, including the commercial boarding and caring for animals other than livestock, on parcels of a minimum 2½ acres, subject to the issuance of a Special Use Permit reviewed by the Board of Adjustment. Requirements for the issuance of a Special Use Permit in addition to those specified in Article 42 of this Ordinance shall be as follows:
 - (a) Provision of fencing and soundproofing, to include hedging and/or planting, to the satisfaction of the Board of Adjustment.
 - (b) Animals to be confined at all times to an area not closer than 100 feet to any adjacent residence.
 - (c) Review on annual basis. (Amended by Bill 286, Item 72-434)

SECTION 2.

Article 10A of Ordinance No. 57 is hereby amended to read as follows:

- A. Uses permitted on a lot or parcel having the required area and required width:
1. Single family dwellings of a permanent nature.
 2. One detached guest building as defined in Article 3.
 3. Accessory uses customarily incident to the above uses and located on the same lot or parcel, including a private garage with capacity of not more than four automobiles; private stables, garden houses, playhouses, greenhouses, toolhouses, and hobby shops.
 4. Churches and places of religious worship and instruction; private golf, swimming, tennis and similar clubs, subject to the issuance of a Special Use Permit reviewed by the Board of Adjustment on lots or parcels of land having a minimum area of two acres.
 5. Child care facilities not to exceed six (6) children, including those of the owner. If the owner has no children, then six (6) non-related children permitted.

A child care facility of more than six (6) children subject to the issuance of a Special Use Permit following review by the Board of Adjustment.

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6. Public parks and recreational areas.
7. Schools (public) and other public institutions (except hospitals).

SECTION 3.

Article 15A of Ordinance No. 57 is hereby amended to read as follows:

- A. Uses permitted on a lot or parcel having the required area and required width:
1. Single family dwellings of a permanent nature.
 2. Public parks and recreational areas.
 3. Churches, public and religious schools and other public institutions, (but not including hospitals) subject to the issuance of a Special Use Permit reviewed by the Board of Adjustment.
 4. Child care facilities not to exceed six (6) children, including those of the owner. If the owner has no children, then six (6) non-related children permitted.

A child care facility of more than six (6) children subject to the issuance of a Special Use Permit following review by the Board of Adjustment.
 5. Accessory uses customarily incident to the above uses, when located on the same lot or parcel, including a private garage with capacity of not more than three automobiles, garden houses and play houses.

SECTION 4.

Article 16A of Ordinance No. 57 is hereby amended to read as follows:

- A. Uses permitted on a lot or parcel having the required area and required width:
1. Single family dwellings of a permanent nature.
 2. Public parks and recreational areas.
 3. Churches, public and religious schools and other public institutions, (but not including hospitals) subject to the issuance of a Special Use Permit reviewed by the Board of Adjustment.
 4. Child care facilities not to exceed six (6) children, including those of the owner. If the owner has no children, then six (6) non-related children permitted.

A child care facility of more than six (6) children subject to the issuance of a Special Use Permit following review by the Board of Adjustment.
 5. Accessory uses customarily incident to the above uses, when located on the same lot or parcel, including a private garage with capacity of not more than three automobiles, garden houses and play houses.

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SECTION 5.

Article 17A of Ordinance No. 57 is hereby amended to read as follows:

- A. Uses permitted on a lot or parcel having the required area and required width:
1. Any use permitted in zone R-1a. Uses requiring a Special Use Permit in zone R-1a also require a Special Use Permit in this zone.
 2. One detached guest building as defined in Article 3.
 3. Accessory uses customarily incident to the above uses and located on the same lot or parcel, including a private garage with capacity of not more than four automobiles; private stables, garden houses, play houses, greenhouses, toolhouses and hobby shops.
 4. Churches and places of religious worship and instruction; private golf course, swimming, tennis and similar clubs, subject to the issuance of a Special Use Permit reviewed by the Board of Adjustment on lots or parcels of land having a minimum of two acres.
 5. Child care facilities not to exceed six (6) children, including those of the owner. If the owner has no children, then six (6) non-related children permitted.

A child care facility of more than six (6) children subject to the issuance of a Special Use Permit following review by the Board of Adjustment.
 6. Public parks and recreation areas.
 7. Schools (public) and other public institutions (except hospitals).

SECTION 6.

Article 20A of Ordinance No. 57 is hereby amended to read as follows:

- A. Uses permitted on a lot or parcel having the required area and required width:
1. All uses permitted in the R-1 and R-2 Districts.
 2. R-2a uses subject to the requirements of the R-2a District.
 3. Private clubs and lodges, fraternity and sorority houses, hospitals, institutions and rest homes.
 4. Education and philanthropic institutions.
 5. Garden apartments, bungalows, boarding and rooming houses and other limited multiple use.
 6. The following office uses: Abstractors, Accountants, Dentist, Doctor, Insurance, Optometrist, Real Estate, other similar office uses with no retail activity, display, merchandise or storage.

(a) Above uses in District 2 (Lake Tahoe Basin) shall be subject to Special Use Permit review by the Board of Adjustment.
 7. Optician office use, subject to the following:

(a) Such use subject to issuance of a Special Use Permit reviewed by the Board of Adjustment.

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- (b) Dispensing optician only.
 - (c) Entrance to optician's establishment within a building.
 - (d) No display of merchandise.
 - (e) No retail sale of optical or other merchandise.
8. Specific uses, such as: Answering service, art museum, art gallery, art and music school, asylum, athletic club, blind people's homes, business colleges, charitable institutions, conservatories, interior decorator studio, radio stations (no antennae), savings and loan association, telephone exchange, television station (no antennae).
- (a) Above uses in District 2 (Lake Tahoe Basin) shall be subject to Special Use Permit reviewed by the Board of Adjustment.
9. Accessory uses customarily incident to the above.
10. Marinas, including those normal accessory uses, provided such accessory uses are incidental to the primary use of the property as a marina, subject to the issuance of a Special Use Permit reviewed by the Board of Adjustment.
11. Parking lots subject to the issuance of a Special Use Permit reviewed by the Board of Adjustment. (Amended by Bill 312, Item 72-1519)
12. Child care facilities wherein more than six (6) children are provided care.

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SECTION 7.

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 5th day of September, 1973.
Proposed by Commissioner Scott, Rusk & Pagni:
Passed on the 25th day of September, 1973.

Vote:

Ayes: Commissioners: Rusk, Scott, Pagni, Nelson and Grow
Nays: Commissioners: None
Absent: Commissioners: None

[Signature]
Chairman

ATTEST: *H. BROWN*
[Signature]
Clerk

This Ordinance shall be in force and effect from and after the 13th day of October, 1973.