

CLARK COUNTY BOARD OF COMMISSIONERS
ZONING / SUBDIVISIONS / LAND USE
AGENDA ITEM

Petitioner: Nancy A. Amundsen, Director, Department of Comprehensive Planning

Recommendation: AG-21-900018: That the Board of County Commissioners discuss waiving fees associated with establishing or amending a Historic Neighborhood Overlay District, and direct staff accordingly. (For possible action)

FISCAL IMPACT:

None by this action.

BACKGROUND:

Pursuant to Title 30, Section 30.48.140, if a neighborhood is located within an eligible area described in Section 30.48.1050, the establishment or amendment of a Historic Neighborhood Overlay District may be initiated with the submittal of a conforming Zone Boundary Amendment. An overlay shall be established by the Board of County Commissioners (Board) approval of the conforming Zone Boundary Amendment, and thereby shall be incorporated into the Official Zoning Map.

Similarly, approval of a Special Use Permit is required for a building, structure or site to receive a Historic Designation.

Once a Historic Neighborhood Overlay District is established, new construction or alteration within the overlay pursuant to Section 30.48.1080 is required to be reviewed and approved through the Design Review application process. Pursuant to Board direction and as a result of working with stakeholders, in February 2020 an ordinance was adopted waiving the \$500 application fee and \$175 public notice fee for Design Review applications required pursuant to Section 30.48.1080.

Today, the total application fees for establishing or amending a Historic Neighborhood District are, at a minimum, \$1,050.00 and are broken down as follows:

- Zone Boundary Amendment (conforming): \$500
- Notice Fees
 - Mailed notice (1,000' radius): \$350
 - Mailed notice over 1,000 notices: \$1 per notice
 - Sign: \$200

In October 2016, the Board initiated a Zone Boundary Amendment for a portion of the Paradise Palms Neighborhood to establish a Historic Neighborhood Overlay District. Since the Board initiated the application, no fees were required when the Zone Boundary Amendment application was filed. On February 8, 2017, the Board approved a Historic Neighborhood Overlay District over a portion of Paradise Palms measuring 65 acres and consisting of 216 residences.

Commissioner Segerblom would like the Board to discuss whether to waive fees associated with establishing or amending a Historic Neighborhood Overlay District, and direct staff accordingly.

Cleared For Agenda
02/03/21