

Notice: Per NRS 239B.030, this document does not contain personal information as defined in NRS 603A.040

SUMMARY: An ordinance amending Washoe County Code Chapter 110 (Development Code) at Article 306 (Accessory Uses and Structures), Section 110.306.10(g), to modify certain standards for placement and mitigation of visual impacts of cargo containers as permanent detached accessory structures on residential properties; and providing for other matters properly relating thereto.

BILL NO. 1713

ORDINANCE NO. 1531

An Ordinance To amend Washoe County Code, Chapter 110, Development Code, at Article 306 (Accessory Uses and Structures), Section 110.306.10(g), to modify certain standards for placement and mitigation of visual impacts of cargo containers as permanent detached accessory structures on residential properties; and providing for other matters properly relating thereto.

WHEREAS:

- A. Following the notice and public hearing requirements set forth in Washoe County Code Chapter 110, Article 808, and following the hearing recommends adoption of an ordinance that amends Section 110.306.10(g); and
- B. This ordinance is adopted pursuant to a provision in NRS Chapter 278 and therefore is not a "rule" as defined in NRS 237.060.

NOW THEREFORE, THE BOARD OF COUNTY COMMISSIONERS OF THE COUNTY OF WASHOE DOES HEREBY ORDAIN:

SECTION 1. Section 110.306.10(g) subsections (3) and (10) of Washoe County Code are hereby amended to read as follows:

- (g) Cargo Containers, to include Sea-land Containers, Cargo Containers or Other Portable Storage Containers not Designed for Independent or "In-tow Trailer" Highway Use. Cargo containers designed and constructed as a standardized, reusable vessel to be loaded on a truck, rail car or ship may be established as a detached accessory structure for the sole purpose of storage with the following restrictions:

- (3) In the Suburban and Urban Regulatory Zones, the cargo container shall be:
 - (i) Located within an area fenced by either a six (6) foot high slatted chain link fence, wooden fence or other durable and opaque fencing; or
 - (ii) Located within an area screened by existing solid vegetation having a minimum height of six (6) feet. If existing landscaping is used as screening, it shall be indicated on the building plans and photos shall be submitted as evidence; or
 - (iii) Painted one, solid, muted color that blends with the surrounding vegetation, or structures or topography.

- (10) When placed on a parcel fronted by two (2) or more street or road right-of-ways, shall be placed at least seventy-five (75) feet from all street or road right-of-ways, excepts as provided for in (9), above.

SECTION 3. General Terms.

1. All actions, proceedings, matters, and things heretofore taken, had and done by the County and its officers not inconsistent with the provisions of this Ordinance are ratified and approved.

2. The Chairman of the Board and officers of the County are authorized and directed to take all action necessary or appropriate to effectuate the provisions of this Ordinance. The District Attorney is authorized to make non-substantive edits and corrections to this Ordinance.

3. All ordinances, resolutions, bylaws and orders, or parts thereof, in conflict with the provisions of this Ordinance are hereby repealed to the extent only of such inconsistency. This repealer shall not be construed to revive any ordinance, resolution, bylaw or order, or part thereof, heretofore repealed.

4. This Ordinance shall be in effect from and after its publication as hereinafter provided, and after this Ordinance is signed by the Chairman of the Board and attested and sealed by the District Attorney, this Ordinance shall be published by title only, together with the names of the board members voting for or against and with a statement that typewritten copies of said ordinance are available for inspection by all interested parties at the office of the County Clerk, such publication to be made in the Reno Gazette Journal, a newspaper published and having general circulation in the County, at least once a week for a period of two weeks by two insertions as required by NRS

244.100 and any other enabling laws.

5. Each term and provision of this Ordinance shall be valid and shall be enforced to the extent permitted by law. If any term or provision of this Ordinance or the application thereof shall be deemed by a court of competent jurisdiction to be in violation of law or public policy, then it shall be deemed modified, ipso facto, to bring it within the limits of validity or enforceability, but if it cannot be so modified, then it shall be excised from this Ordinance. In any event, the remainder of this Ordinance, or the application of such term or provision to circumstances other than those to which it is invalid or unenforceable, shall not be affected.

Passage and Effective Date (Liquor Manufacturing)

This Ordinance was proposed on 5-13-14 by Board Member Hartung.

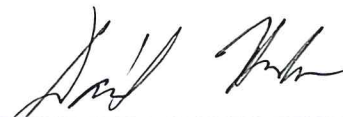
This Ordinance was passed on 6-17-14.

Those voting "aye" were Humke, Weber, Jung, Benkigler & Hartung

Those voting "nay" were None.

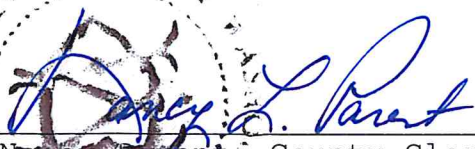
Those absent were None.

Those abstaining were None.



David Humke, Chairman
Washoe County Commission

ATTEST:



Nancy L. Parent, County Clerk

This Ordinance shall be in force and effect immediately upon the date of the second publication of such Ordinance as required by NRS 244.100.

WASHOE COUNTY
COMPTROLLER

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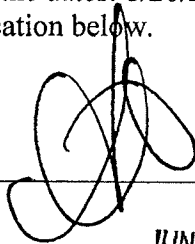
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COUNTY OF WASHOE

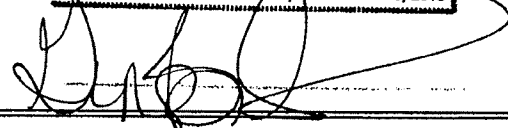
Being first duly sworn, deposes and says: That as the legal clerk of the Reno Gazette-Journal, a daily newspaper of general circulation published in Reno, Washoe County, State of Nevada, that the notice referenced below has published in each regular and entire issue of said newspaper between the dates: **6/20/2014 - 6/20/2014**, for exact publication dates please see last line of Proof of Publication below.

Signed: _____



JUN 20 2014

Subscribed and sworn to before me
GINA BRILES
Notary Public - State of Nevada
Appointment Recorded in Washoe County
No: 11-6105-2 Expires October 10, 2016



Proof of Publication

NOTICE OF ADOPTION WASHOE COUNTY ORDINANCE NO. 1531 BILL NO. 1713
NOTICE IS HEREBY GIVEN that typewritten copies of the above-numbered and entitled ordinance are available for inspection by the interested parties at the office of the County Clerk of Washoe County, Nevada, at her office in the Washoe County Complex, 1001 E. Ninth Street, Building A, Reno, Washoe County, Nevada; and that the ordinance was proposed on May 13, 2014 by Commissioner Hartung and was passed and adopted without amendment at a regular meeting held on June 17, 2014 by the following vote of the Board of County Commissioners: An Ordinance to amend Washoe County Code, Chapter 110, Development Code, at Article 306 (Accessory Uses and Structures), Section 110.306.10(g), to modify certain standards for placement and mitigation of visual impacts of cargo containers as permanent detached accessory structures on residential properties; and providing for other matters properly relating thereto. (Bill No. 1713) Those Voting Aye: David Humke, Marsha Berkbigler, Vaughn Hartung and Bonnie Weber, and Kitty Jung. Those Absent: None This Ordinance shall be in full force and effect from and after June 27, 2014. IN WITNESS WHEREOF, the Board of County Commissioners of Washoe County, Nevada, has caused this Ordinance to be published by title

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only. DATED June 18, 2014 Nancy Parent, Washoe County Clerk and Clerk of the Board of County Commissioners No. 35355 June 20, 2014

**NOTICE OF ADOPTION
WASHOE COUNTY ORDINANCE NO. 1531
BILL NO. 1713**

NOTICE IS HEREBY GIVEN that typewritten copies of the above-numbered and entitled ordinance are available for inspection by the interested parties at the office of the County Clerk of Washoe County, Nevada, at her office in the Washoe County Complex, 1001 E. Ninth Street, Building A, Reno, Washoe County, Nevada; and that the ordinance was proposed on May 13, 2014 by Commissioner Hartung and was passed and adopted without amendment at a regular meeting held on June 17, 2014 by the following vote of the Board of County Commissioners:

An Ordinance to amend Washoe County Code, Chapter 110, Development Code, at Article 306 (Accessory Uses and Structures), Section 110.306.10(g), to modify certain standards for placement and mitigation of visual impacts of cargo containers as permanent detached accessory structures on residential properties; and providing for other matters properly relating thereto. (Bill No. 1713)

Those Voting Aye: David Humke, Mursha Barkbigler, Vaughn Hartung and Bonnie Weber, and Kil; Jung.

This Ordinance shall be in full force and effect from and after June 27, 2014.

IN WITNESS WHEREOF, the Board of County Commissioners of Washoe County, Nevada, has caused this Ordinance to be published by title only.

DATED June 18, 2014

Nancy Parent, Washoe County Clerk and Clerk of the Board of County Commissioners

No. 35355 June 20, 2014

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