

~~Strikethrough~~ material is that portion being deleted or amended

Underlined material is that portion being added

BILL NO. 10-4-23-6

SUMMARY - An Ordinance to rename existing zoning designations pursuant to the recently adopted Title 30, modify the effective date for the repeal of Title 30, and make corrections and clarifications as appropriate. (T30-23-900469)

ORDINANCE NO. 5082

(of Clark County, Nevada)

AN ORDINANCE RENAMING EXISTING ZONING DISTRICTS PURSUANT TO THE RECENTLY ADOPTED TITLE 30, MODIFYING THE EFFECTIVE DATE OF THE REPEAL OF THE EXISTING TITLE 30, AND MAKE CORRECTIONS AND CLARIFICATIONS AS APPROPRIATE; AND PROVIDING FOR OTHER MATTERS PROPERLY RELATED THERETO.

THE BOARD OF COUNTY COMMISSIONERS OF THE COUNTY OF CLARK, STATE OF NEVADA, DOES HEREBY ORDAIN AS FOLLOWS:

SECTION 1. Pursuant to the adoption of Title 30 on August 2, 2023, the following zoning district names shall be renamed to the new naming conventions:

R-U (Rural Open Land) shall be named RS80 (Residential Single-Family 80) District  
R-A (Residential Agricultural) shall be named RS40 (Residential Single-Family 40) District  
R-E (Rural Estates Residential) shall be named RS20 (Residential Single-Family 20) District  
R-D (Suburban Estates Residential) shall be named RS10 (Residential Single-Family 10) District  
R-1 (Single Family Residential) shall be named RS5.2 (Residential Single-Family 5.2) District  
R-T (Manufactured Home Residential) shall be named RS5.2 (Residential Single-Family 5.2) District  
R-2 (Medium Density Residential) shall be named RS3.3 (Residential Single-Family 3.3) District  
RUD (Residential Urban Density) shall be named RS2 (Residential Single-Family 2) District  
R-3 (Multiple Family Residential) shall be named RM18 (Residential Multi-Family 18) District  
R-4 (Multiple Family Residential - High Density) shall be named RM32 (Residential Multi-Family 32) District  
R-5 (Apartment Residential) shall be named RM50 (Residential Multi Family 50) District  
CRT (Commercial Residential Transition) shall be named CP (Commercial Professional) District  
C-P (Office and Professional) shall be named CP (Commercial Professional) District  
C-1 (Local Business) shall be named CG (Commercial General) District  
C-2 (General Commercial) shall be named CG (Commercial General) District  
H-1 (Limited Resort and Apartment) shall be named CR (Commercial Resort) District  
M-D (Designed Manufacturing) shall be named IP (Industrial Park) District  
M-1 (Light Manufacturing) shall be named IL (Industrial Light) District  
M-2 (Industrial) shall be named IH (Industrial Heavy) District  
O-S (Open Space) shall be named OS (Open Space) District  
P-F (Public Facility) shall be named PF (Public Facility) District  
R-V-P (Recreational Vehicle Park) within the Urban Area shall be named CG (Commercial General) District  
R-V-P (Recreational Vehicle Park) within the Nonurban Area shall be named RS80 (Residential Single-Family 80) District  
U-V (Urban Village - Mixed Use) shall be named CC (Commercial Core) District

SECTION 2. If any section of this ordinance or portion of thereof is for any reason held invalid or unconstitutional by any court of competent jurisdiction, such holding shall not invalidate the remaining parts of this ordinance.

SECTION 3. A land use application approved prior to the effective date of this ordinance may be developed per the plans approved with the application.

The Board of County Commissioners expresses its legislative intent for the provisions of the Zoning Ordinance to govern all zoning, land use, and land use development within the County; however, in order to safeguard the public safety, health, welfare and interest in the event the Title

30 (adopted August 2, 2023, effective January 1, 2024) is silent in some respect, the Board of County Commissioners deems it necessary to retain in force the provisions of the existing Title 30 (ORD 2481 including all amendments), until July 1, 2024. Until the expiration, the provisions of the existing Title 30 shall remain in force, but are intended to operate and shall be given effect only in those applications accepted prior to January 1, 2024.

Any application submitted prior to January 1, 2024 may voluntarily elect to comply with the provisions of this ordinance, however a decision-making body shall only act on the application on or after January 1, 2024.

SECTION 4. After its passage and the publication thereof by title only, together with names of the County Commissioners voting for or against its passage, in a newspaper published in and having a general circulation in Clark County, Nevada, at least once a week for a period of two (2) weeks this ordinance shall take effect and be in force on January 1, 2024.

PROPOSED on the 4th day of October, 2023

INTRODUCED By: Commissioner James B. Gibson

PASSED on the 18th day of October, 2023

VOTE:

AYES: James B. Gibson  
Justin Jones  
Marilyn K. Kirkpatrick  
William McCurdy II  
Michael Naft  
Tick Segerblom

NAYS: None

ABSTAINING:  
None

ABSENT:  
Ross Miller

BOARD OF COUNTY COMMISSIONERS  
CLARK COUNTY, NEVADA

By   
JAMES B. GIBSON Chair

ATTEST:

  
LYNN MARIE GOYA, County Clerk

This ordinance shall take effect and be in force from and after the 1<sup>st</sup> day of January, 2024.

**AFFIDAVIT OF PUBLICATION**

STATE OF NEVADA)  
COUNTY OF CLARK) SS:

**CC CLERK  
RM 6037  
500 S GRAND CENTRAL PKWY  
LAS VEGAS NV 89155-0001**

**Account # 22477  
Ad Number 0001253543**

Leslie McCormick, being 1st duly sworn, deposes and says: That she is the Legal Clerk for the Las Vegas Review-Journal and the Las Vegas Sun, daily newspapers regularly issued, published and circulated in the City of Las Vegas, County of Clark, State of Nevada, and that the advertisement, a true copy attached for, was continuously published in said Las Vegas Review-Journal and / or Las Vegas Sun in 1 edition(s) of said newspaper issued from 10/25/2023 to 10/25/2023, on the following days:

**10 / 25 / 23**

**ORDINANCE NO. 5082**

AN ORDINANCE RENAMING EXISTING ZONING DISTRICTS PURSUANT TO THE RECENTLY ADOPTED TITLE 30, MODIFYING THE EFFECTIVE DATE OF THE REPEAL OF THE EXISTING TITLE 30, AND MAKE CORRECTIONS AND CLARIFICATIONS AS APPROPRIATE; AND PROVIDING FOR OTHER MATTERS PROPERLY RELATED THERETO.

NOTICE IS HEREBY GIVEN that typewritten copies of the above numbered and entitled Ordinance are available for inspection by all interested parties at the Office of the County Clerk of Clark County, Nevada, at her Commission Division Office on the first floor of the Clark County Government Center, 500 South Grand Central Parkway, Las Vegas, Nevada, and that said Ordinance was proposed by Commissioner James B. Gibson on the 4th day of October 2023 and passed on the 18th day of October 2023, by the following vote of the Board of County Commissioners:

**Aye** James B. Gibson  
Justin Jones  
Marilyn K. Kirkpatrick  
William McCurdy II  
Michael Naft  
Tick Segerblom  
**Nay:** None  
**Abstaining:** None  
**Absent:** Ross Miller

This Ordinance shall be in full force and effect from and after the 2nd day of November 2023

(SEAL) LYNN MARIE GOYA,  
COUNTY CLERK  
and Ex-Officio Clerk of the  
Board of County  
Commissioners

Dated this 18th day  
of October 2023.

PUB: Oct. 25, Nov. 1, 2023  
LV Review-Journal

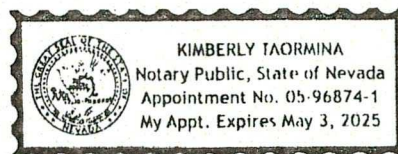
/s/

**LEGAL ADVERTISEMENT REPRESENTATIVE**

**Subscribed and sworn to before me on this 14th day of November, 2023**

**Notary**

*Kimberly Taormina*



AFFIDAVIT OF PUBLICATION

STATE OF NEVADA)  
COUNTY OF CLARK) SS:

CC CLERK  
RM 6037  
500 S GRAND CENTRAL PKWY  
COMMISSION CLERK  
LAS VEGAS NV 89155

Account #  
Order ID

104095  
300452

Leslie McCormick, being 1st duty sworn, deposes and says: That she is the Legal Clerk for the Las Vegas Review-Journal/Las Vegas Sun, daily newspaper regularly issued, published and circulated in the Clark County, Las Vegas, Nevada and that the advertisement, a true copy attached for, was continuously published in said Las Vegas Review-Journal/Las Vegas Sun, in 1 edition(s) of said newspaper issued from 11/01/2023 to 11/01/2023, on the following day(s):

11/01/2023

*Leslie McCormick*

LEGAL ADVERTISEMENT REPRESENTATIVE

Subscribed and sworn to before me on this November 1, 2023

Notary

*Linda Espinoza*



**ORDINANCE NO. 5082**

AN ORDINANCE RENAMING EXISTING ZONING DISTRICTS PURSUANT TO THE RECENTLY ADOPTED TITLE 30, MODIFYING THE EFFECTIVE DATE OF THE REPEAL OF THE EXISTING TITLE 30, AND MAKE CORRECTIONS AND CLARIFICATIONS AS APPROPRIATE; AND PROVIDING FOR OTHER MATTERS PROPERLY RELATED THERETO.

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Aye: James B. Gibson  
Justin Jones  
Marilyn K. Kirkpatrick  
William McCurdy II  
Michael Naft  
Tick Segerblom

Nay: None  
Abstaining: None  
Absent: Ross Miller

This Ordinance shall be in full force and effect from and after the 2nd day of November 2023

(SEAL) LYNN MARIE GOYA,  
COUNTY CLERK  
and Ex-Officio Clerk of the  
Board of County  
Commissioners

Dated this 18th day  
of October 2023.

PUB: Oct. 25, Nov. 1, 2023  
LV Review-Journal