

CLARK COUNTY STAFF REPORT

DEPARTMENT: Community Development

DATE: March 4, 2014

REQUEST: Approve and sign the final plat for Wharton Cluster Short Plat

CHECK ONE: X Consent CAO

BACKGROUND: Transmitted for acceptance by the Board is the short plat for the Wharton Cluster Short Plat (PLD2007-00095/FLD2013-00005)

COMMUNITY OUTREACH: This land division received the standard land use review and approval process. Notice of application was mailed to the applicant, property owners within 500 feet of the site and the Fairgrounds Neighborhood Association on February 29, 2008.

BUDGET AND POLICY IMPLICATIONS: N/A

FISCAL IMPACTS

Yes (see attached form) No

ACTION REQUESTED: It is recommended the Board approve the short plat.

Zoning	Average minimum lot size required	Average maximum lot size required
R-5 (Cluster Development)	1 acre cluster lots	Remainder lot 65% of total parent parcel
Actual average lot area	Actual min. lot area	Actual max. lot area
2.02 acre cluster lots	2 acres	Remainder lot 69% of total parent parcel

PROJECT START DATE: May 8, 2007 (pre-application conference)

DISTRIBUTION: Please forward a copy of the approved staff report to Community Development.



 Marty Snell
 Community Development Director

Approved: 

 CLARK COUNTY BOARD OF
 COMMISSIONERS

March 4, 2014
 SR 42-14

Attachments: A (Vicinity Map)
 B (Land Division Map)



Handwritten initials/signature

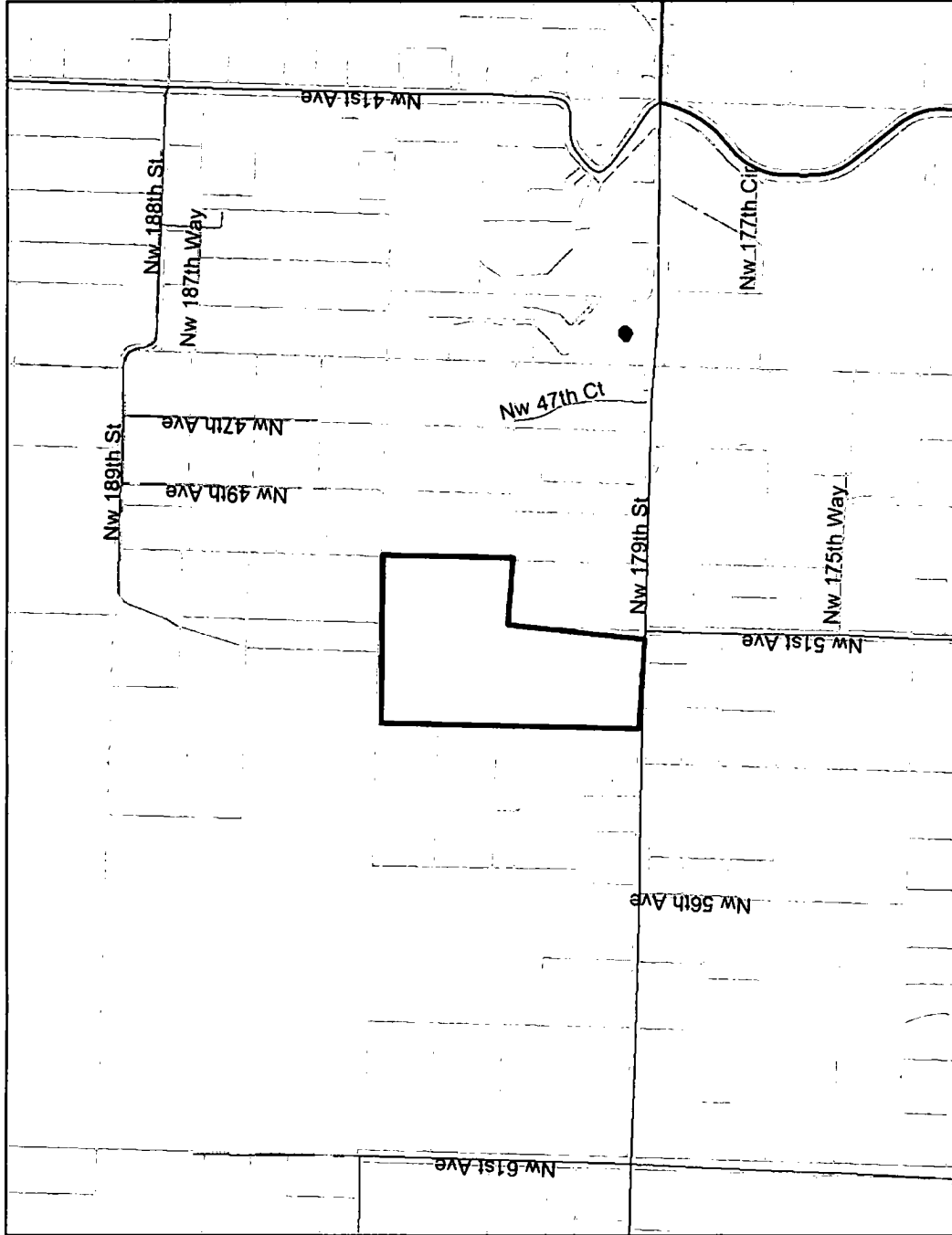
Attachment A Vicinity Map



Legend

- Parcels
- Roads
- Alloy
- Arterial
- DNR (Private Land)
- Driveway
- Interstate
- Interstate Ramp
- Primary Arterial
- Private Roads
- Private Roads w/o Names
- Public Roads
- SR Ramp
- State Route
- Waterbodies
- Rural Centers
- City Boundaries
- Urban Growth Boundaries
- County Boundary

Scale: 1:10,006



0 1000 2000 3000 ft.

Map center: 1073007, 160867

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