

**CLARK COUNTY
STAFF REPORT**

DEPARTMENT: Community Development
DATE: March 4, 2014
REQUEST: Approve and sign the final plat for Dow Short Plat
CHECK ONE: X Consent CAO

BACKGROUND: Transmitted for acceptance by the Board is the short plat for the Dow Short Plat (PLD2007-00014/FLD2013-00028)

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 300 feet of the site and the Felida Neighborhood Association on March 29, 2007.

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	Minimum lot size required	Average maximum lot size required*
R1-10	10,000 square feet	15,000 square feet
Actual average lot area	Actual min. lot area	Actual max. lot area
24,016 square feet*	10,017 square feet	79, 620 square feet

*Clark County Code allows that one lot with an existing home does not have to meet the maximum lot size.

PROJECT START DATE: July 13, 2006 (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 14, 2014
SR 43-14

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



Attachment A Vicinity Map

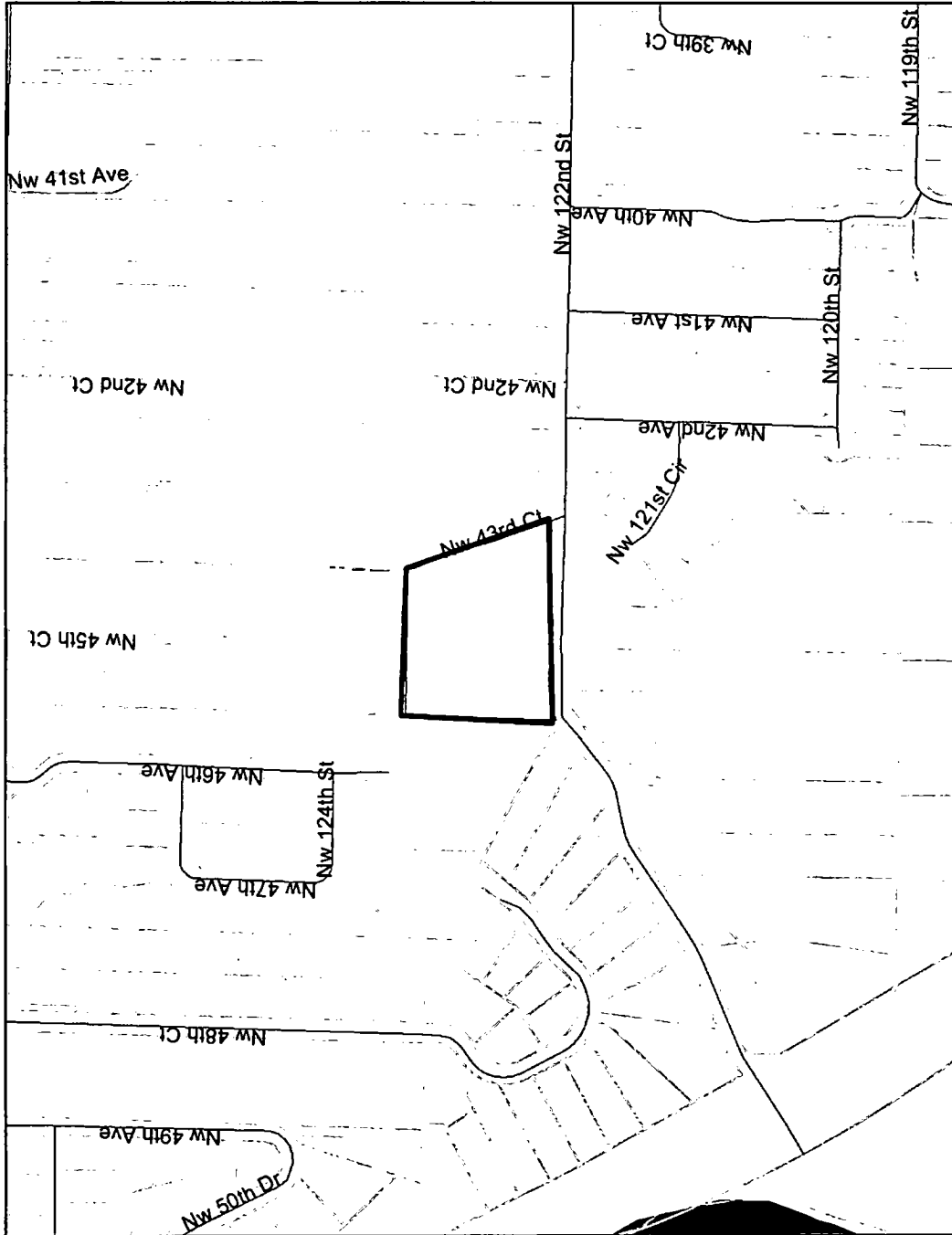


Legend

- Parcels
- Roads
- Alley
- 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: 1:4,747



Map center: 1074218, 145269

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