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**BILL NO. 2013-27**

**ORDINANCE NO. 6257**

AN ORDINANCE TO AMEND THE UNIFIED DEVELOPMENT CODE TO DECREASE THE MINIMUM LOT WIDTH FOR THE R-1 DISTRICT FROM 65 FEET TO 60 FEET, AND PROVIDE FOR OTHER RELATED MATTERS.

Sponsored by: Councilman Steven D. Ross                      Summary: Amends the Unified Development Code to decrease the minimum lot width for the R-1 District from 65 feet to 60 feet.

THE CITY COUNCIL OF THE CITY OF LAS VEGAS DOES HEREBY ORDAIN AS FOLLOWS:

SECTION 1: Ordinance No. 6190 and the Unified Development Code adopted as Title 19 of the Municipal Code of the City of Las Vegas, Nevada, 1983 Edition, are hereby amended as set forth in Section 2 of this Ordinance. The amendment is deemed to be an amendment to both Ordinance No. 6190 and the Unified Development Code adopted as Title 19.

SECTION 2: Title 19, Chapter 6, Section 70, is hereby amended by amending Table 1 appearing therein to read as follows:

BUILDING PLACEMENT (see Figure 1)		TABLE 1
1.	Minimum Lot Size Minimum Lot Width	6,500 square feet [65] 60 feet <sup>1</sup>
2.	Max. Lot Coverage Dwelling Units per Lot	50% 1
3.	Minimum Front Yard Setback	20 feet
4.	Minimum Side Yard Setback	5 feet
5.	Minimum Corner Side Yard Setback	15 feet
6.	Minimum Rear Yard Setback	15 feet
<b>Footnotes:</b>		
1. Notwithstanding the minimum lot width in this Table, lots located along the circular portion of a cul-de-sac or a knuckle portion of a street may be reduced to a minimum of 30 feet in width at the front property line, provided the average lot width meets the required lot width.		

SECTION 3: For purposes of Section 2.100(3) of the City Charter, Section 19.06.070 is deemed to be a subchapter rather than a section.

...

1 SECTION 4: The Department of Planning is authorized and directed to incorporate  
2 into the Unified Development Code the amendment set forth in Section 2 of this Ordinance.

3 SECTION 5: If any section, subsection, subdivision, paragraph, sentence, clause or  
4 phrase in this ordinance or any part thereof is for any reason held to be unconstitutional or invalid or  
5 ineffective by any court of competent jurisdiction, such decision shall not affect the validity or  
6 effectiveness of the remaining portions of this ordinance or any part thereof. The City Council of the  
7 City of Las Vegas hereby declares that it would have passed each section, subsection, subdivision,  
8 paragraph, sentence, clause or phrase thereof irrespective of the fact that any one or more sections,  
9 subsections, subdivisions, paragraphs, sentences, clauses or phrases be declared unconstitutional,  
10 invalid or ineffective.

11 SECTION 6: All ordinances or parts of ordinances or sections, subsections, phrases,  
12 sentences, clauses or paragraphs contained in the Municipal Code of the City of Las Vegas, Nevada,  
13 1983 Edition, in conflict herewith are hereby repealed.

14 PASSED, ADOPTED and APPROVED this 19<sup>th</sup> day of June, 2013.

15 APPROVED:

16 By   
17 CAROLYN G. GOODMAN, Mayor

18 ATTEST:

19   
20 BEVERLY K. BRIDGES, MMC  
City Clerk

21 APPROVED AS TO FORM:

22 Val Steed 5.23.13  
23 \_\_\_\_\_  
Date

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The above and foregoing ordinance was first proposed and read by title to the City Council on the 5<sup>th</sup> day of June, 2013, and referred to a committee for recommendation; thereafter the committee reported favorably on said ordinance on the 19<sup>th</sup> day of June, 2013, which as a regular meeting of said Council; that at said regular meeting, the proposed ordinance was read by title to the City Council as first introduced and adopted by the following vote:

- VOTING "AYE": Mayor Goodman and Councilmembers Tarkanian, Ross, Barlow, Coffin and Beers
- VOTING "NAY": None
- EXCUSED : Anthony
- ABSTAINED: None
- DID NOT VOTE: None

APPROVED:  
  
CAROLYN G. GOODMAN, Mayor

ATTEST:  
  
BEVERLY K. BRIDGES, MMC City Clerk



AFFIDAVIT OF PUBLICATION

STATE OF NEVADA)  
COUNTY OF CLARK) SS:

Stacey M. Lewis, 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,

LV CITY CLERK

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was continuously published in said Las Vegas Review-Journal and / or Las Vegas Sun in 1 edition(s) of said newspaper issued from 06/22/2013 to 06/22/2013, on the following days:

06/22/2013

BILL NO. 2013-27  
ORDINANCE NO. 6257

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The above and foregoing ordinance was first proposed and read by title to the City Council on the 5th day of June 2013 and referred to a committee for recommendation; thereafter the committee reported favorably on said ordinance on the 19th day of June 2013, which was a regular meeting of said City Council; and that at said regular meeting the proposed ordinance was read by title to the City Council as introduced and was adopted by the following vote:

VOTING "AYE": Mayor Goodman and Councilmembers Anthony, Tarkanian, Ross, Barlow, Coffin, and Beers  
VOTING "NAY": NONE  
EXCUSED: NONE

COPIES OF THE COMPLETE ORDINANCE ARE AVAILABLE FOR PUBLIC INFORMATION IN THE OFFICE OF THE CITY CLERK, 2ND FLOOR, 495 SOUTH MAIN STREET, LAS VEGAS, NEVADA.

PUB: June 22, 2013  
LV Review-Journal

Signed: Stacey M. Lewis

SUBSCRIBED AND SWORN BEFORE ME THIS, THE  
24<sup>th</sup> day of June, 2013.

Janet E. Miles  
Notary Public

