



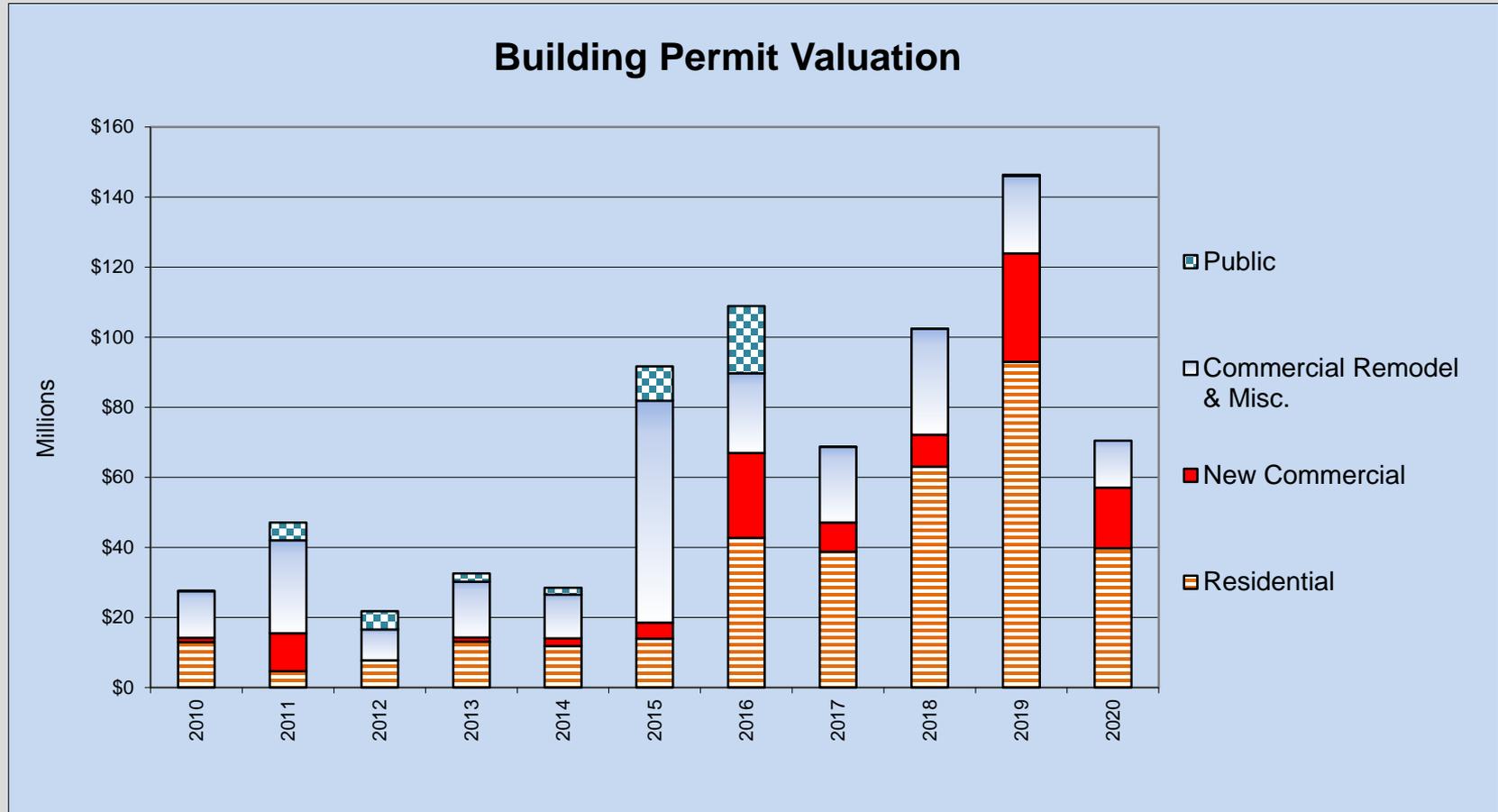
# COMMUNITY DEVELOPMENT REPORT

AUGUST 2020

This condensed report provides information regarding new zoning applications and new development applications that may be of interest to the public. For the latest status on all projects, go to <http://gis.carson.org/developmentmap> for the development status map.

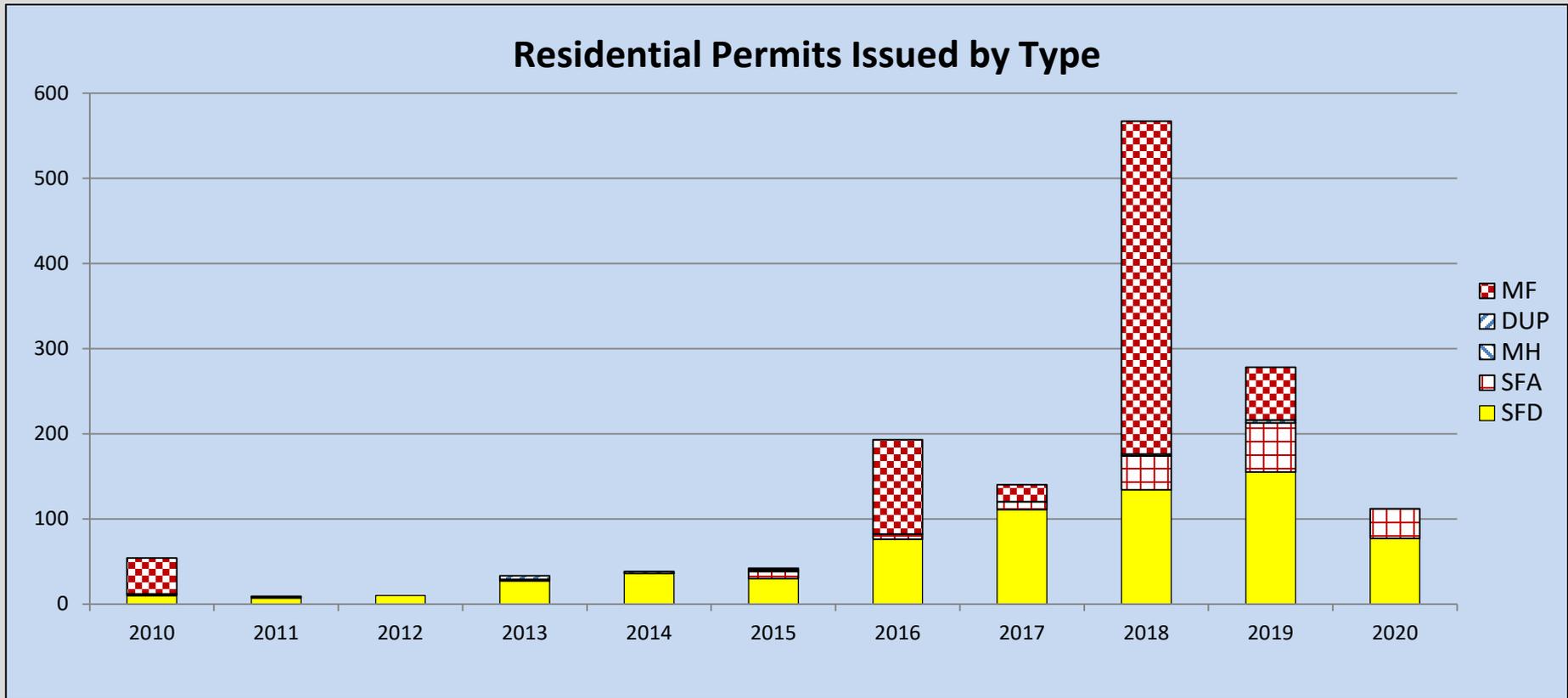


# BUILDING PERMIT ACTIVITY REPORT



- Through July 2020
- July 2020 Total Permit Valuation: \$8.2 million
- 2020 YTD total: \$70.5 million

# BUILDING PERMIT ACTIVITY REPORT



- 2020 YTD Total: 112 units
- July 2020 Total Housing Unit Permits:
  - 14 Single Family Detached
  - 10 Single Family Attached

SFD – Single Family Detached  
SFA – Single Family Attached  
MH – Manufactured Home  
DUP – Duplex  
MF – Multi-Family (3+ attached units)

# UNDER ZONING REVIEW

## | Emerson Drive & College Parkway |

Tentative Subdivision Map and Special Use Permit to create 42 single family lots, request for a Special Use Permit for a 42 single family residential attached developments with tandem parking on property zoned Neighborhood Business (NB).



Scheduled for review by the [Planning Commission on August 26, 2020](#).

# UNDER ZONING REVIEW

| 2610 North Carson Street |

A request for a Special Use Permit to expand an existing multi-family residential use from 11 units to 12 units by converting an existing single unit into two units of approximately 1,633 square feet and 1,475 square feet in size, on property zoned Retail Commercial (RC).



Scheduled for review by the [Planning Commission on August 26, 2020](#).

# UNDER ZONING REVIEW

| 4669 East 5th Street |

A request for a Special Use Permit to modify a municipal well site by adding an emergency backup generator on property zoned Single Family 21 (SF21P).



Scheduled for review by the [Planning Commission on August 26, 2020](#).

# UNDER ZONING REVIEW

| 2115 Desert Peach Drive |

A request for a Special Use Permit to modify a municipal well site by adding an emergency backup generator on property zoned Public Regional (PR).

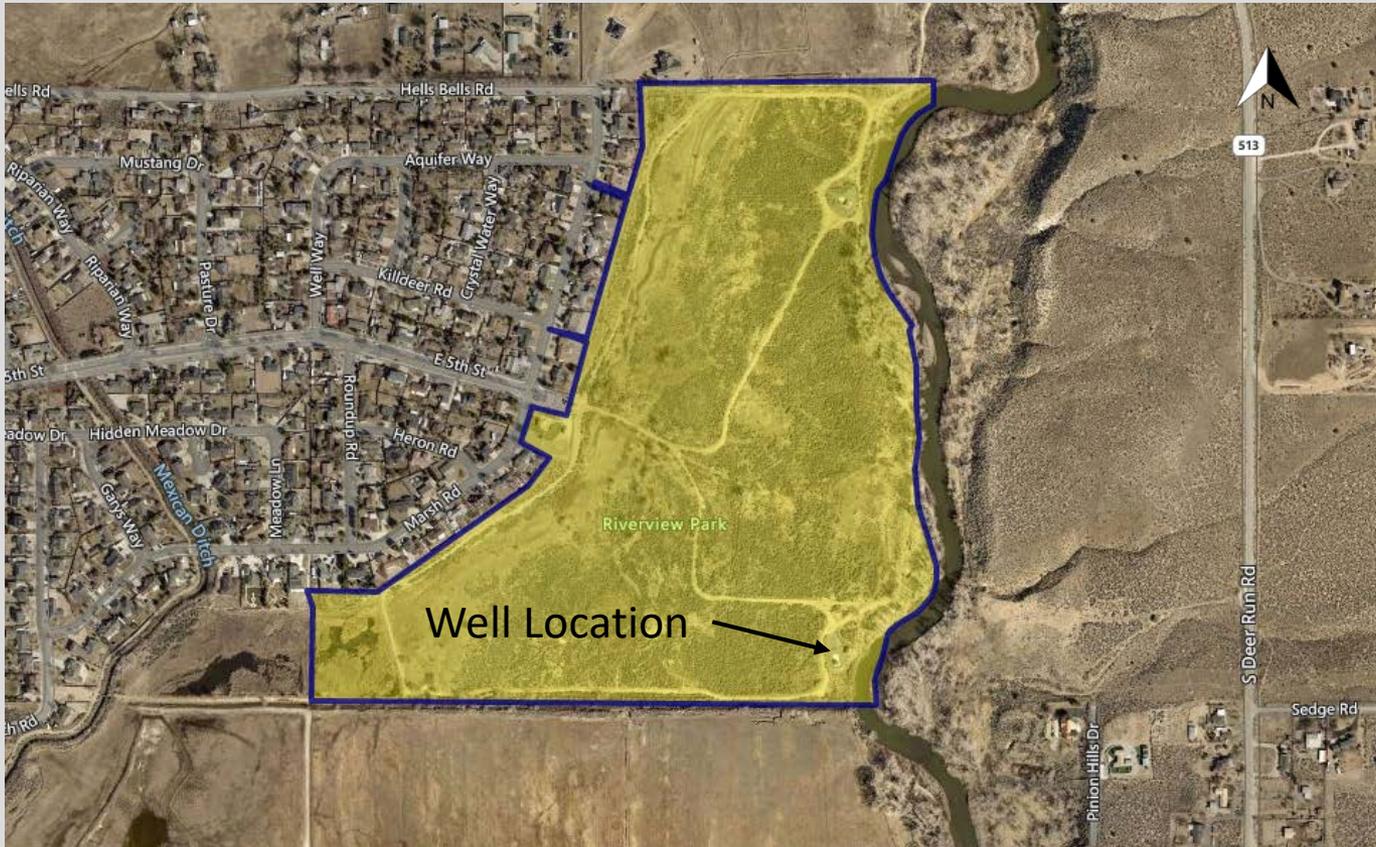


Scheduled for review by the [Planning Commission on August 26, 2020](#).

# UNDER ZONING REVIEW

| 5355 East 5th Street |

A request for a Special Use Permit to modify a municipal well site by adding an emergency backup generator on property zoned Public Community (PC).



Scheduled for review by the [Planning Commission on August 26, 2020](#).

# UNDER ZONING REVIEW

| 1860 Russell Way |

A request for a Special Use Permit for a metal storage container on property zoned Public Regional (PR).

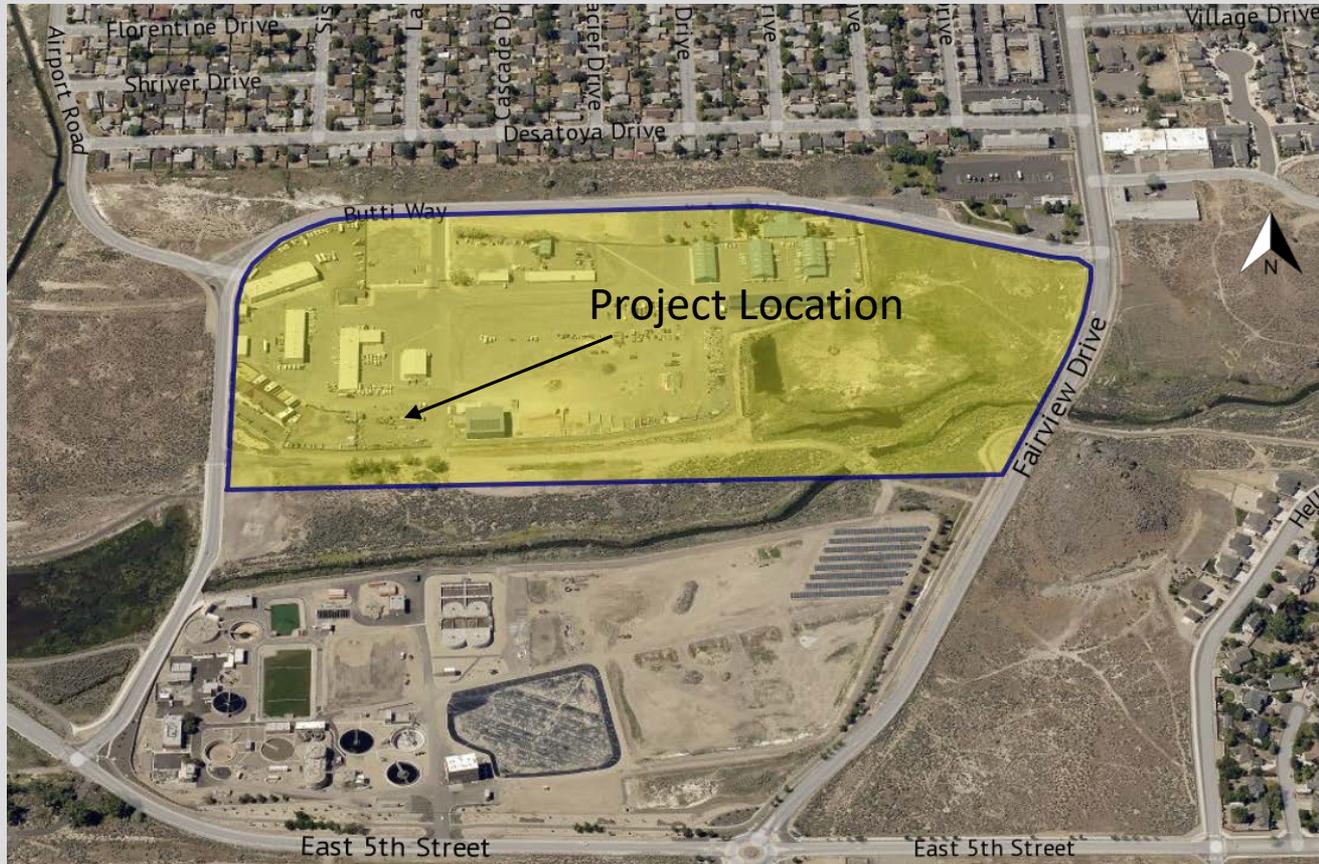


Scheduled for review by the [Planning Commission on August 26, 2020](#).

# UNDER ZONING REVIEW

| 3303 Butti Way |

A request for a Special Use Permit for a 3,000 square foot, four bay, equipment storage building on property zoned Public Regional (PR).

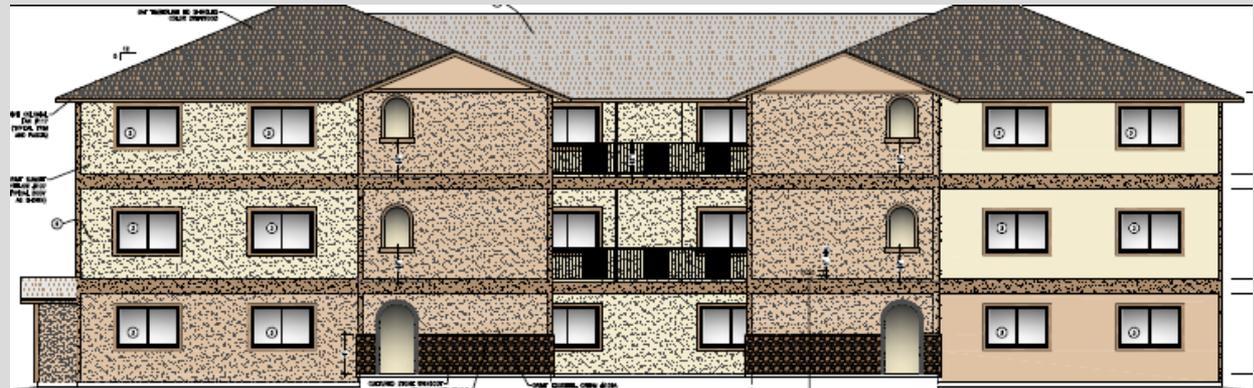


Scheduled for review by the [Planning Commission on August 26, 2020](#).

# BUILDING PERMIT UNDER REVIEW

| 1630 & 1636 Brown Street |

Building permit to construct 24 apartment units on 0.78 acres zoned Multi-Family Apartment.



# BUILDING PERMIT UNDER REVIEW

| 556 Airport Road |

Sierra Tahoe RV Storage  
Valuation: \$550,000



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# PLANNING COMMISSION

## | OTHER AGENDA ITEMS |

For Possible Action: Discussion and possible action regarding recommendations to the Board of Supervisors concerning an ordinance related to hemp cultivation, amending Title 18 (Zoning), Chapter 18.03 (Definitions) to add definitions related to hemp; amending Chapter 18.04 (Use Districts) to determine in which zoning district cultivation of hemp will be permitted; and amending Title 18 Appendix (Development Standards), Division 1 (Land Use and Site Design) to add Section 1.22 (Hemp Cultivation) relating to regulations and design standards for cultivation of hemp. (Lee Plemel, lplemel@carson.org)

*Summary: The Board of Supervisors adopted a moratorium on the cultivation of hemp, including the drying of hemp plants, on May 7, 2020, in order to give City time to develop appropriate regulations for such operations, including location and operational standards. Federal and Nevada laws allow the cultivation of hemp and manufacturing of certain products from hemp. Though similar in appearance, hemp has different characteristics than cannabis (marijuana) and is regulated separately from cannabis. The purpose of this item is to develop regulations related to the cultivation of hemp.*

Scheduled for review by [Planning Commission on August 26, 2020.](#)



For more information, contact:  
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AUGUST 2020

Go to <http://gis.carson.org/developmentmap>  
for the status map of current projects

Community Development Department