



ORDINANCE No. 2228

OF THE BOARD OF SUPERVISORS OF THE COUNTY OF NEVADA

AN ORDINANCE AMENDING SECTIONS L-IV 2.12.C, L-IV 2.13.C AND L-IV 2.15.C ALL IN ARTICLE 2 OF CHAPTER IV, OF THE LAND USE AND DEVELOPMENT CODE OF THE COUNTY OF NEVADA, INCREASING THE INITIAL APPROVAL PERIOD FROM 24 MONTHS TO 36 MONTHS (ORD 06-005)

THE BOARD OF SUPERVISORS OF THE COUNTY OF NEVADA, STATE OF CALIFORNIA, ORDAINS AS FOLLOWS:

SECTION I: Purpose and Intent

It is the purpose and intent of the Board of Supervisors to extend the initial expiration period for all approved tentative maps, and vesting tentative maps, from 24 months to 36 months. This provision does not apply to any previously approved tentative map or vesting tentative map that has already been approved for an Extension of Time.

SECTION II

Sec. L-IV 2.12 Tentative Maps for Subdivisions Requiring a Final Map and Those Creating More Than Four Lots Which Require a Parcel Map

...
C. Expiration:

An approved or conditionally approved tentative map shall expire 36 months after its approval or conditional approval. The foregoing 36-month period shall apply to any tentative map for which the initial 24-month period has not expired prior to January 11, 2007. The expiration of the approved or conditionally approved tentative map shall terminate all proceedings and no final map or parcel map of all or any portion of the real property included within such tentative map shall be filed after the expiration date without first processing a new tentative map.

...

SECTION III

Sec. L-IV 2.13 Tentative Maps Creating Subdivisions With Four or Fewer Lots Requiring a Parcel Map

...
C. Expiration:

An approved or conditionally approved tentative map shall expire 36 months after its approval or conditional approval. The foregoing 36-month period shall apply to any tentative map for which the initial 24-month period has not expired prior to January 11, 2007. The expiration of the approved or conditionally approved tentative map shall terminate all proceedings and no final map or parcel map of all or any portion of the real property included within such tentative map shall be filed after the expiration date without first processing a new tentative map.

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SECTION IV

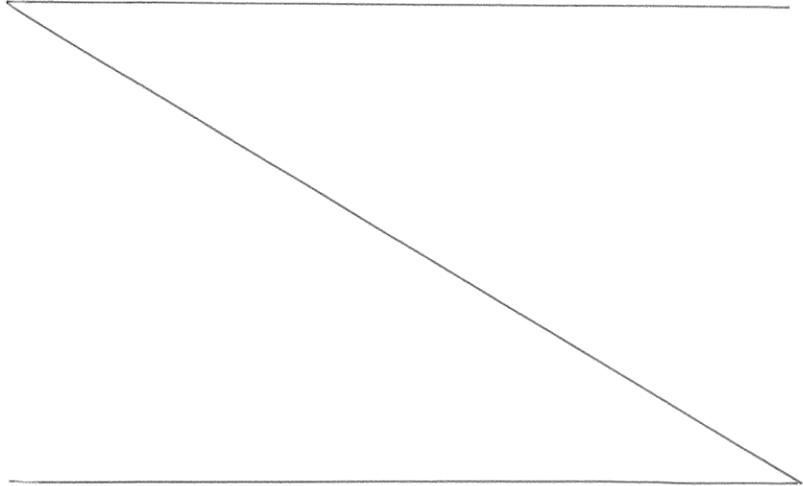
Sec. L-IV 2.15 Environmental Subdivisions

...
C. Expiration:

An approved or conditionally approved tentative map shall expire 36 months after its approval or conditional approval. The foregoing 36-month period shall apply to any tentative map for which the initial 24-month period has not expired prior to January 11, 2007. The expiration of the approved or conditionally approved tentative map shall terminate all proceedings and no final map or parcel map of all or any portion of the real property included within such tentative map shall be filed after the expiration date without first processing a new tentative map.

...
SECTION V:

This Ordinance shall take effect and be in force at the expiration of thirty (30) days from and after its passage, and it shall become operative on the 11th day of January, 2007, and before the expiration of fifteen (15) days after its passage it shall be published once, with the names of the Supervisors voting for and against same in the Union, a newspaper of general circulation printed and published in the County of Nevada.



PASSED AND ADOPTED by the Board of Supervisors of the County of Nevada at a regular meeting of said Board, held on the 12th day of December, 2006, by the following vote of said Board:

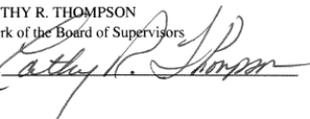
Ayes: Supervisors Nate Beason, Sue Horne, John Spencer,
Robin Sutherland & Ted S. Owens.
Noes: None.

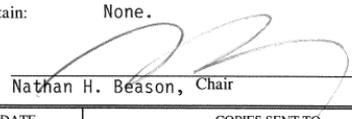
ATTEST:

Absent: None.

CATHY R. THOMPSON
Clerk of the Board of Supervisors

Abstain: None.

By: 


Nathan H. Beason, Chair

DATE	COPIES SENT TO
12/13/06	Union
	Planning
	DOTS
	Counsel