

RESOLUTION NO. 4400  
(CPA-2020005371 – Inspirada Town Center)

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF HENDERSON, NEVADA, TO AMEND THE LAND USE POLICY PLAN OF THE CITY OF HENDERSON COMPREHENSIVE PLAN FOR THE PURPOSE OF CHANGING THE LAND USE DESIGNATION OF THAT CERTAIN PROPERTY WITHIN THE CITY LIMITS OF THE CITY OF HENDERSON, NEVADA, DESCRIBED AS A PARCEL OF LAND CONTAINING 15.2 ACRES, MORE OR LESS, AND FURTHER DESCRIBED AS A PORTION OF SECTIONS 14, 15, AND 23, TOWNSHIP 23, RANGE 61 EAST, M.D.B. & M., CLARK COUNTY, NEVADA, GENERALLY LOCATED ON THE EAST SIDES OF VIA CENTRO, APPROXIMATELY 2,400 FEET NORTH FROM ITS INTERSECTION WITH VIA INSPIRADA, IN THE WEST HENDERSON PLANNING AREA, FROM NEIGHBORHOOD TYPE 4 TO NEIGHBORHOOD TYPE 3 ON 10.0 ACRES AND FROM NEIGHBORHOOD TYPE 3 TO NEIGHBORHOOD TYPE 4 ON 5.2 ACRES.

WHEREAS, Essex Real Estate Partners, LLC, has made application to have the land use designations of that certain land consisting of 15.2 acres, more or less, in the City of Henderson, Clark County, Nevada, described as:

SITUATED WITHIN SECTIONS 14, 15, 23, TOWNSHIP 23, RANGE 61 EAST, M.D.M., CITY OF HENDERSON, CLARK COUNTY, DESCRIBED AS FOLLOWS:

LOTS ONE (1), EIGHT (8), TWENTY-ONE (21), TWENTY-TWO (22) AND TWENTY-EIGHT (28) OF THE AMENDED PARENT FINAL MAP OF SOUTH EDGE, AS SHOWN BY MAP THEREOF ON FILE IN BOOK 137, PAGE 100 OF PLATS, IN THE CLARK COUNTY RECORDER'S OFFICE, NEVADA.

And as depicted in Exhibit A attached hereto, consisting of one page (the "Land"), changed from Neighborhood Type 4 to Neighborhood Type 3 on 10.0 acres and from Neighborhood Type 3 to Neighborhood Type 4 on 5.2 acres; and

WHEREAS, in accordance with Nevada Revised Statutes, the City of Henderson, Nevada, has deemed it necessary to amend the Land Use Policy Plan for the purpose of changing the land use designations, which, if implemented, would affect territory within Henderson's jurisdiction; and

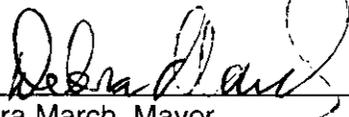
WHEREAS, the Henderson Planning Commission has conducted the appropriate public hearing, received public comment, duly deliberated the proposal, and recommends approval of the Land Use Plan amendment; and

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Henderson, Nevada, that events, trends or facts occurring after adoption of the Land Use Policy Plan have changed the character or condition of the area in which the Land is located to make this amendment necessary, and the Land Use Policy Plan amendment be approved, and that the Policy Plan be revised to reflect the change in land use for the Land from Neighborhood Type 4 to Neighborhood Type 3 on 10.0 acres and from Neighborhood Type 3 to Neighborhood Type 4 on 5.2 acres.

PASSED, ADOPTED, AND APPROVED THIS 1<sup>ST</sup> DAY OF SEPTEMBER, 2020, BY THE FOLLOWING ROLL-CALL VOTE OF COUNCIL.

Those voting aye:  
Debra March, Mayor  
Councilmembers:  
John F. Marz  
Michelle Romero  
Dan K. Shaw  
Dan H. Stewart

Those voting nay: None  
Those abstaining: None  
Those absent: None

  
\_\_\_\_\_  
Debra March, Mayor

ATTEST:

  
\_\_\_\_\_  
Sabrina Mercadante, MMC, City Clerk

**EXHIBIT A**  
**CPA-2020005371 – Inspirada Town Center**

