

SUMMARY – An ordinance to amend the official zoning map to reflect certain zone changes. (ORD-26-900587)

ORDINANCE NO. 5411
(of Clark County, Nevada)

AN ORDINANCE TO AMEND THE OFFICIAL ZONING MAP RECLASSIFYING CERTAIN PROPERTIES AS APPROVED BY THE BOARD OF COUNTY COMMISSIONERS THROUGH VARIOUS ZONE CHANGE APPLICATIONS ON JUNE 17, 2026.

THE BOARD OF COUNTY COMMISSIONERS OF THE COUNTY OF CLARK, STATE OF NEVADA, DOES HEREBY ORDAIN AS FOLLOWS:

SECTION 1. In accordance with the provisions of Title 30 and the actions of the Board of County Commissioners on June 17, 2026, the following described properties situated in Clark County are reclassified as follows, (See “Exhibit A” for Legal Description(s)):

ZC-26-0070

From RS20 (Residential Single-Family 20) Zone and CP (Commercial Professional) Zone to IP (Industrial Park) Zone. Generally located west of Edmond Street and north of Oquendo Road.

APN: 163-36-502-003; 163-36-502-006

ZC-26-0139

From RS20 (Residential Single-Family 20) Zone to RS10 (Residential Single-Family 10) Zone and remove the Neighborhood Protection (RNP) Overlay. Generally located south of Shelbourne Avenue and west of Miller Lane.

APN: 176-16-601-045

ZC-26-0182

From RS20 (Residential Single-Family 20) Zone to RS2 (Residential Single-Family 2) Zone. Generally located south of Russell Road and east of Jones Boulevard.

APN: 163-36-101-002; 163-36-102-001

ZC-26-0196

From H-2 (General Highway Frontage) Zone to CG (Commercial General) Zone. Generally located east of US Highway 95 and north of State Route 163.

APN: 260-32-702-001 ptn

ZC-26-0251

From H-2 (General Highway Frontage) Zone to IP (Industrial Park) Zone. Generally located northwest of Las Vegas Boulevard North and west of Walnut Road.

APN: 140-07-403-008

ZC-26-0260

From IL (Industrial Light) Zone to IP (Industrial Park) Zone. Generally located east of Edmond Street and north of Warm Springs Road.

APN: 176-01-801-021

SECTION 2. If any section of this ordinance or portion thereof is for any reason held invalid or unconstitutional by any court of competent jurisdiction, such holding shall not invalidate the remaining parts of this ordinance.

SECTION 3. All ordinances, part of ordinances, chapters, sections, subsections, clauses, phrases, or sentences contained in the Clark County Code in conflict herewith are hereby repealed.

SECTION 4. This ordinance shall take effect and be in force from and after its passage and the publication thereof by title only, together with name of the County Commissioners voting for or against its passage, in a newspaper published in and having a general circulation in Clark County, Nevada, at least once a week for a period of two (2) weeks.

PROPOSED on the 19th day of
August 2026.
INTRODUCED by Commissioner William McCurdy II
PASSED ON THE 2nd day of
September 2026.

VOTE:

AYES: Michael Naft
William McCurdy II
April Becker
James B. Gibson
Justin Jones
Marilyn K. Kirkpatrick
Tick Segerblom
NAYS: None

ABSTAINING: None

ABSENT:

None

BOARD OF COUNTY COMMISSIONERS
CLARK COUNTY, NEVADA

By


Michael Naft (Sep 10, 2026 09:00:30 PDT)

MICHAEL NAFT, Chair

ATTEST:



LYNN MARIE GOYA, County Clerk

This ordinance shall be in force and effect from and after the 17th day
of September, 2026.

Exhibit "A"
Legal Description(s)

(see next page for attachment(s))

20-26-
0070
1042^r

LEGAL DESCRIPTION

163-36-502-003

**THE NORTHEAST QUARTER (NE1/4) OF THE SOUTHEAST QUARTER (SE1/4) OF THE
NORTHWEST QUARTER (NW1/4) OF THE NORTHEAST QUARTER (NE1/4) OF SECTION
36, TOWNSHIP 21 SOUTH, RANGE 60 EAST, M.D.B.&M.**

**EXCEPTING THEREFROM THE NORTHERLY THIRTY (30.00) FEET, THE EAST THIRTY (30.00) FEET AND THAT CERTAIN SPANDREL AREA AS CONVEYED TO CLARK COUNTY
BY DEED RECORDED JULY 10, 1978 IN BOOK 913 AS INSTRUMENT NO 872040,
OFFICIAL RECORDS, CLARK COUNTY, NEVADA.**

20-26-
0070
2 of 2 ✓

LEGAL DESCRIPTION

163-36-502-006

**THE SOUTHEAST QUARTER (SE1/4) OF THE SOUTHEAST QUARTER (SE1/4) OF THE
NORTHWEST QUARTER (NW1/4) OF THE NORTHEAST QUARTER (NE1/4) OF SECTION
36, TOWNSHIP 21 SOUTH, RANGE 60 EAST, M.D.B.&M.**

**EXCEPTING THEREFROM THE SOUTHERLY THIRTY (30.00) FEET, THE EASTERLY THIRTY
(30.00) FEET AND THAT CERTAIN SPANDREL AREA AS CONVEYED TO CLARK COUNTY
BY DEED RECORDED JULY 10, 1978 IN BOOK 913 AS INSTRUMENT NO 872042,
OFFICIAL RECORDS, CLARK COUNTY, NEVADA.**

26-26-
0139-

EXHIBIT A

LEGAL DESCRIPTION

176-16-601-045

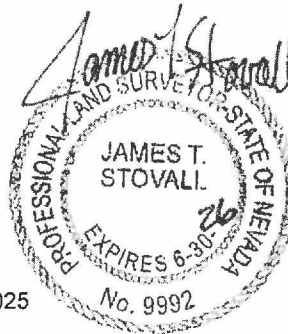
THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF CLARK, STATE OF NEVADA, AND IS DESCRIBED AS FOLLOWS:

THE NORTHEAST QUARTER (NE 1/4) OF THE NORTHWEST QUARTER (NW 1/4) OF THE SOUTHEAST QUARTER (SE 1/4) OF THE NORTHEAST QUARTER (NE 1/4) OF SECTION 16, TOWNSHIP 22 SOUTH, RANGE 60 EAST, M.D.M., CLARK COUNTY, NEVADA.

EXCEPTING THEREFROM THOSE PORTIONS CONVEYED TO COUNTY OF CLARK, A POLITICAL SUBDIVISION OF THE STATE OF NEVADA BY DEDICATION IN FEE RECORDED JULY 28, 2020 IN BOOK 20200728 AS INSTRUMENT NO. 02210 OF OFFICIAL RECORDS, CLARK COUNTY, NEVADA.

CONTAINS 2.43 ACRES, MORE OR LESS.

JAMES TODD STOVAL PLS
NEVADA CERT. NO. 9992
TANEY ENGINEERING
6030 S JONES BLVD
LAS VEGAS, NEVADA 89118
702-362-8844



12/15/2025

2C-26-
0182+

LEGAL DESCRIPTION

THE NORTHWEST QUARTER (NW 1/4) OF THE NORTHEAST QUARTER (NE 1/4) OF THE
NORTHWEST QUARTER (NW 1/4) OF THE NORTHWEST QUARTER (NW 1/4) OF SECTION 36,
TOWNSHIP 21 SOUTH, RANGE 60 EAST, M.D.M., CLARK COUNTY, NEVADA

EXCEPTING THEREFROM THE NORTH FORTY FIVE FEET (45.00').

TOGETHER WITH

THE NORTHEAST QUARTER (NE 1/4) OF THE NORTHWEST QUARTER (NW 1/4) OF THE
NORTHWEST QUARTER (NW 1/4) OF THE NORTHWEST QUARTER (NW 1/4) OF SECTION 36,
TOWNSHIP 21 SOUTH, RANGE 60 EAST, M.D.M., CLARK COUNTY, NEVADA.

EXCEPTING THEREFROM THE NORTH FORTY FIVE FEET (45.00').

.PREPARED BY:
JEFFREY C. MILLER
NEVADA CERTIFICATE NO. 21266
BAUGHMAN & TURNER, INC.
1210 HINSON STREET
LAS VEGAS, NEVADA 89102
M350 MASACHI RED ROCK

ZONE CHANGE - LEGAL

PARCEL 1 A PORTION OF PARCEL 2 OF THE AMENDED PLAT OF PARCEL MAP FILE 59, PAGE 56 OF PARCELS MAPS, SECTION 32, TOWNSHIP 31 SOUTH, RANGE 64 EAST, MOUNT DIABLO MERIDIAN, RECORDED DECEMBER 13, 1991 IN RECORDS OF CLARK COUNTY, NEVADA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT A 2" ALUMINUM CAP ON A 1" IRON PIPE MARKING THE EAST QUARTER-CORNER OF SAID SECTION 32; THENCE S89°09'08"W, 882.69 ALONG THE EAST-WEST QUARTER SECTION LINE OF SAID SECTION 32 TO THE POINT OF BEGINNING; THENCE S11°27'51"E, 357.91 FEET; THENCE S78°31'47"W, 299.97 FEET TO THE EASTERLY RIGHT-OF-WAY LINE OF U.S. HIGHWAY 95; THENCE N11°28'13"W, 414.18 FEET ALONG SAID RIGHT-OF WAY LINE TO A POINT ON THE EAST-WEST QUARTER SECTION LINE OF SAID SECTION 32; THENCE N89°09'08"E, 305.24 FEET ALONG SAID QUARTER SECTION LINE TO THE POINT OF BEGINNING, CONTAINING 2.66 ACRES. MORE OR LESS.

26-26-
0251.

LEGAL DESCRIPTION

140-07-403-008

Parcel 1:

A portion of the Southeast quarter (SE $\frac{1}{4}$) of the southwest quarter (SW $\frac{1}{4}$) of Section 7, Township 20 south, Range 62 east, M.D.M. , County of Clark, State of Nevada, more particularly described:

Lot 2, as shown by map thereof on file in file 118 of parcel maps, page 50, in the office of the county recorder of Clark County, Nevada.

Parcel 2:

Non-exclusive easement as created by that certain "access easement agreement with covenants and restrictions", recorded July 23rd, 2012, in Book 20120723 as document No. 0000180, for pedestrian and vehicular access over, upon, and across the land described therein, subject to the terms, provisions and conditions set forth in said instrument.

ZC-26-0260
Legal Description - revised
5/11/26
Mark N. Donohue

ZC-26-
0260-

WALLACE MORRIS KLINE SURVEYING, LLC
Land Survey Consulting

APN: 176-01-801-021
OWNER: SWITCH, LTD

THAT PORTION OF THE SOUTH HALF (S1/2) OF THE SOUTHEAST QUARTER (SE1/4) OF SECTION 1, TOWNSHIP 22 SOUTH, RANGE 60 EAST, M.D.M., CLARK COUNTY, NEVADA MORE PARTICULARLY DESCRIBED AS FOLLOWS:

THE SOUTHWEST QUARTER (SW1/4) OF THE SOUTHWEST QUARTER (SW1/4) OF THE SOUTHEAST QUARTER (SE1/4) OF THE SOUTHEAST QUARTER (SE1/4) OF SECTION 1, TOWNSHIP 22 SOUTH, RANGE 60 EAST, M.D.B&M., CLARK COUNTY, NEVADA;

EXCEPTING THEREFROM THAT PORTION AS CONVEYED TO COUNTY OF CLARK IN DEED RECORDED MARCH 27, 2007, IN BOOK 20070327 AS INSTRUMENT NO. 03791, OF OFFICIAL RECORDS;

FURTHER EXCEPTING THEREFROM THAT PORTION AS CONVEYED TO COUNTY OF CLARK IN GRANT, BARGAIN, SALE AND DEDICATION DEED RECORDED AUGUST 14, 2008, IN BOOK 20080814 AS INSTRUMENT NO. 00676, OF OFFICIAL RECORDS.

TEX J. BROOKS, PLS
NEVADA LICENSE NO. 13747

Zoning 9/2/2026 Approved item #19

Final Audit Report

2026-09-15

Created:	2026-09-02 (Pacific Daylight Time)
By:	Asano Taylor (TaylorA@ClarkCountyNV.gov)
Status:	Signed
Transaction ID:	CBJCHBCAABAAztGXg6G8fqAlj456Ag01uNAne6mQKvw3

"Zoning 9/2/2026 Approved item #19" History

-  Document created by Asano Taylor (TaylorA@ClarkCountyNV.gov)
2026-09-02 - 1:33:42 PM PDT- IP address: 198.200.132.41
-  Document emailed to michael.naft@clarkcountynv.gov for signature
2026-09-02 - 1:50:20 PM PDT
-  Email viewed by michael.naft@clarkcountynv.gov
2026-09-03 - 0:16:56 AM PDT- IP address: 172.226.175.23
-  Agreement viewed by michael.naft@clarkcountynv.gov
2026-09-09 - 1:27:32 PM PDT- IP address: 45.41.142.177
-  Signer michael.naft@clarkcountynv.gov entered name at signing as Michael Naft
2026-09-10 - 9:00:28 AM PDT- IP address: 198.200.132.41
-  Document e-signed by Michael Naft (michael.naft@clarkcountynv.gov)
Signature Date: 2026-09-10 - 9:00:30 AM PDT - Time Source: server- IP address: 198.200.132.41 - Signature Appearance Selected: DRAW
-  Document emailed to Lynn Goya (Lynn.Goya@ClarkCountyNV.gov) for signature
2026-09-10 - 9:00:32 AM PDT
-  Agreement viewed by Lynn Goya (Lynn.Goya@ClarkCountyNV.gov)
2026-09-15 - 2:44:42 PM PDT- IP address: 198.200.132.69
-  Document e-signed by Lynn Goya (Lynn.Goya@ClarkCountyNV.gov)
Signature Date: 2026-09-15 - 2:44:49 PM PDT - Time Source: server- IP address: 198.200.132.69 - Signature Appearance Selected: IMAGE
-  Agreement completed.
2026-09-15 - 2:44:49 PM PDT

AFFIDAVIT OF PUBLICATION

STATE OF NEVADA)
COUNTY OF CLARK) SS:

CC CLERK
ATTN: COMMISSION CLERK
RM 6037
500 S GRAND CENTRAL PKWY
LAS VEGAS NV 89155

Account # 104095
Order ID 360644

IMAGE ON NEXT PAGE(S)

Leslie McCormick, being 1st duty sworn, deposes and says: That she is the Legal Clerk for the Las Vegas Review-Journal, daily newspaper regularly issued, published and circulated in the Clark County, Las Vegas, Nevada and that the advertisement, a true copy attached for, was continuously published in said Las Vegas Review-Journal, in 2 edition(s) of said newspaper issued from 09/09/2026 to 09/16/2026, on the following day(s):

09/09/2026, 09/16/2026

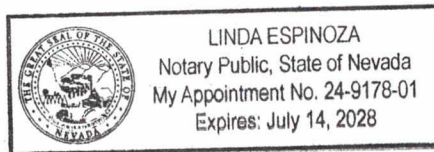
Leslie McCormick

LEGAL ADVERTISEMENT REPRESENTATIVE

Subscribed and sworn to before me on this September 16, 2026

Notary

Linda Espinoza



ORDINANCE NO. 5411

AN ORDINANCE TO AMEND THE
OFFICIAL ZONING MAP
RECLASSIFYING
CERTAIN PROPERTIES AS
APPROVED BY THE BOARD OF
COUNTY COMMISSIONERS
THROUGH VARIOUS ZONE
CHANGE APPLICATIONS ON
JUNE 17, 2026.

NOTICE IS HEREBY GIVEN that
typewritten copies of the above
numbered and entitled
Ordinance are available for
inspection by all interested
parties at the Office of the
County Clerk of Clark County,
Nevada, at her Commission
Division Office on the first floor
of the Clark County
Government Center, 500 South
Grand Central Parkway, Las
Vegas, Nevada, and that said
Ordinance was proposed by
Commissioner
William McCurdy II on the 19th
day of August 2026 and passed
on the 2nd day of September
2026, by the following vote of
the Board of County
Commissioners:

Aye: Michael Naft
William McCurdy II
April Becker
James B. Gibson
Justin Jones
Marilyn K. Kirkpatrick
Tick Segerblom

Nay: None

Abstaining: None

Absent: None
None

This Ordinance shall be in full
force and effect on the 17th day
of September 2026.

(SEAL) LYNN MARIE GOYA,
COUNTY CLERK
and Ex-Officio Clerk of the
Board of County
Commissioners

Dated this 2nd day of
September 2026.

PUB: Sep. 9, 16, 2026
LV Review-Journal