

Notice of Public Meeting
Pershing County Regional Planning Commission
Regular Meeting
Wednesday, December 2, 2020 at 6:15 pm
Lovelock City Hall – City Council Meeting Room – 400 14th Street, Lovelock, Nevada

1. Regular Board meeting call to order.
2. Public Input: (Public comments and discussion). No action may be taken on a matter raised under this item of the agenda until the matter itself has been specifically included on an agenda as an item upon which action will be taken. Public commentary will generally be limited to 5 minutes per person.
3. Approval of the October 7, 2020 Planning Commission meeting minutes – **Discussion and for Possible Action.**
4. **Public Hearing:** Request for review and approval of a Special Use Permit on APN's: 011-100-03 & 015-020-12 and for legal descriptions outlined in this application for Sierra Pacific Power dba NV Energy. The applicant is proposing to construct a new 120kV/60kV "Panama" substation, a 120kV transmission line from the existing Oreana substation to the new Panama substation and make modifications to the Oreana substation to allow for the new line connection. – **Discussion and for Possible Action**
5. **Public Hearing:** Request for review and approval of a Division into Large Parcels map on APN: 008-690-52 for Open Mountain Energy. The applicant is proposing to divide the existing 566.86 acres into one (1) 480.46 ± acre parcel and one (1) 86.40 ± acre parcel. The applicant is proposing this division to reconfigure the parcel to allow S.P Land Company, LLC more flexibility of possible sale or land trade of one of the newly created parcels. The first parcel, parcel 1 will have access via existing frontage road and parcel 2 will have access to Chimney Creek Road. There is a proposed 40-foot-wide easement to allow access for the portion of Chimney Creek Road inside parcel 2. This parcel is zoned Agriculture, Mining, Recreation (AMR) and located on the east side of Interstate 80 about 2.4 miles north of the Rye Patch exit in Pershing County, NV. – **Discussion and for Possible Action**
6. **Public Hearing:** Request for review and recommended approval of a Parcel Map application on APN: 008-690-37 for Open Mountain Energy. The applicant is proposing to divide the existing parcel into one (1) 564.89 ± acre parcel and one (1) 9.39 ± acre parcel. This division will allow the applicant to build a new energy substation on the smaller parcel # 2 which will then be conveyed to NV Energy after construction. The applicant is also proposing a 40-foot-wide easement to allow access to parcel 2 through parcel 1. The parcel is zoned Agriculture, Mining, Recreation (AMR) and located on the east side of interstate 80 about 4.4 miles north of the Rye Patch exit in Pershing County, NV. – **Discussion and for Possible Action**
7. Discussion regarding Pershing County Water Resource Plan and other water related issues in the county. – **30-minute discussion**
8. Next Pershing County Regional Planning Commission meeting is scheduled for January 6, 2021 at 6:15 p.m.
9. Matters of the Board for discussion.
10. Public Input: (Public comments and discussion). No action may be taken on a matter raised under this item of the agenda until the matter itself has been specifically included on an agenda as an item upon which action will be taken. Public commentary will generally be limited to 5 minutes per person.

11. Adjourn

NOTICE TO PERSONS WITH DISABILITIES

Members of the public who are disabled and require special assistance or accommodations at the meeting are required to notify the Planning & Building Department, (775) 273-2700 as soon as possible.

Supporting material for the meeting may be requested by contacting James Evans at the Planning & Building Department, 398 Main St, Lovelock, NV. (775) 273-2700 or jevans@pershingcounty.net

*Comments based on viewpoint may not be restricted

*Items on this agenda may be taken out of order; Items on this agenda may be combined for consideration by the Planning Commission and Items may be pulled or removed from this agenda at any time.

EQUAL OPPORTUNITY NOTICE

Pershing County is an Equal Opportunity Provider and Employer and will not discriminate against employees or applicants for employment or services in an unlawful manner.

CERTIFICATE OF POSTING

This agenda is posted at the following locations:

Pershing County Community Center
Lovelock Post Office

Pershing County Courthouse
Lovelock City Hall

Pershing County Library
pershingcounty.net

Posted By: *James Evans*

Date: 11/19/2020

James Evans, Planning & Building Director