

Notice of Public Meeting

Pershing County Regional Planning Commission

Regular Meeting

Wednesday, November 3, 2021 at 6:15 pm

Lovelock City Hall – City Council Meeting Room – 400 14th Street, Lovelock, Nevada

1. Call meeting 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 6, 2021 meeting minutes – **Discussion and for Possible Action.**
4. **Public Hearing:** Request for review and recommended approval of a Home Occupancy Special Use Permit on APN: 001-121-01 for Anna McBride. The applicant is requesting the HOSUP so she can operate a small personal training business from her home. The applicant said the business timeline will be a minimum of two years at which time expansion into a studio on commercial property will be considered. The applicant said clients will be limited and capped on a daily and weekly basis and there will be no noticeable traffic increase and no more additional activity outside that of a regular Lovelock residential area. The applicant is requesting recommended approval of this HOSUP so she can obtain a City of Lovelock business license. The parcel is zoned Multi-Family (MF) and is located at 530 Dartmouth Avenue in the City of Lovelock. - **Discussion and for Possible Action**
5. **Public Hearing:** Request for review and recommended approval of a Parcel Map application on APN: 007-241-39 for Pavilion Homes, LLC. The applicant is proposing to divide the current parcel into (1) 21,172 ± sq. ft. and, (1) 14,518 ± sq. ft. parcel so each parcel can be used for what is currently on them as outlined in the Pershing County Development Code Division 3, Chapter 302 (Allowed Uses). The parcel is zoned Industrial (I) which allows for a minimum parcel size of 10,000 sq. ft. and are located at 600 Industrial Way in Lovelock, Pershing County, NV. - **Discussion and for Possible Action**
6. Next Pershing County Regional Planning Commission meeting is scheduled for December 1, 2021 at 6:15 p.m.
7. Matters of the Board for discussion.
8. 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.
9. 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*

James Evans, Planning & Building Director

Date: 10/25/2021