

PUBLIC HEARING

A G E N D A

LANDER COUNTY PLANNING COMMISSION

July 13, 2011

LANDER COUNTY COURTHOUSE
COMMISSION CHAMBER
315 SOUTH HUMBOLDT STREET
BATTLE MOUNTAIN, NEVADA

3:00 P.M. Call to Order
Pledge of Allegiance
*Roll Call
*Approval of Agenda Notice
*Approval and Acceptance of minutes from: June 8, 2011 – Regular Session
Correspondence
Public Comment - For non-agendized items only

DISCUSSION, PLANNING & ACTION ON:

1) *Discuss and approve/disapprove the following Special Use Permit request:

Applicant: Maverik, Inc.
Location: NE Corner of Broad Street (SR305) and Broyles Ranch Road
Battle Mountain
APN: 002-200-63
Type: to construct a Maverik Convenience Store with gas dispensers plus
separate diesel fueling area.

2) *Discuss and approve/disapprove the following Special Use Permit request:

Applicant: William J. Gandolfo
Location: R40E T18N Sec 16, R42E T18N Sec 16, Battle Mountain
APN: 006-030-02 & 006-060-10
Type: to construct two (2) 132', 100KW wind turbines in Agricultural zoning.

3) *Discuss and approve/disapprove the following Special Use Permit request:

Applicant: Joan Weinreich
Location: SE4NW4 Sec 3, T24N R41E & SW4SW4NW4 Sec 3, T24N R41E,
Battle Mountain
APN: 005-020-03 & 005-020-04
Type: to construct five (5) 156', 100KW wind turbines in Agricultural zoning.

4) *Discuss and approve/disapprove the following Parcel Map:

Applicant: Larry & Nancee Stallard
Location: Intersection of Sheep Creek and Mulligan Way, Battle Mountain
APN: 011-110-07
Type: splitting one (1) parcel into four (4) parcels.

5) *Discuss and approve/disapprove the following Special Use Permit request:

Applicant: Watt Group USA
Location: State Route 305, Battle Mountain
APN: 010-430-14
Type: to construct a 20MW Solar (Photovoltaic) Plant

6) *Discuss and approve/disapprove the following Zone Change request:

Applicant: Watt Group USA
Location: State Route 305, Battle Mountain
APN: 010-430-14
Type: to change from Agricultural zoning to Industrial zoning

7) *Discussion and possible action regarding the draft revision 2 "Wind Machine Ordinance" and other matters properly related thereto.

8) *Discuss and approve/disapprove the following Special Use Permit request:

Applicant: Lander County School District
Location: 425 Weaver Avenue, Battle Mountain
APN: 002-190-10
Type: to construct one or two 40KW wind turbines

- 9) *Discuss and approve/disapprove the following Special Use Permit request:
- Applicant: Lander County School District
Location: 300 Altenburg Avenue, Battle Mountain
APN: 002-190-01
Type: to construct three to five 40KW wind turbines
- 10) *Discuss and approve/disapprove the following Special Use Permit request:
- Applicant: Lander County School District
Location: 985 West Humboldt Street, Battle Mountain
APN: 002-350-02
Type: to construct four 40KW wind turbines
- 11) *Discuss and approve/disapprove the following Special Use Permit request:
- Applicant: Lander County School District
Location: 200 N. State Route 305, Austin
APN: 005-440-21
Type: to construct three 40KW wind turbines
- 12) *Presentation and discussion by Maryan Grilli regarding Parcel A Map of Crystal Sage and other matters properly related thereto.
- 13) *Discuss/review and approve/disapprove Special Use Permits on file with the Planning Commission.
- 14) *Discussion and direction to staff regarding a request that an amendment or addendum to the Lander County Ordinance No. 2009-12 be added to address the parking of airplanes at the Kingston Airport and other matters properly related thereto.
- 15) *Discussion and direction to staff regarding the Lander County Commission decision from their June 23, 2011 meeting, agenda item: Discussion and approve/disapprove zone change for John Wood, 19 Wine Glass Road, Lot 3, Block P, Unit No. 5, Kingston, Nevada, APN 003-221-03, from Commercial District (C-1) to Single Family Residential District (R-1).
- 16) Planning Commissioners' Updates.
- 17) Staff Report.

ADJOURNMENT

*Denotes discussion and action items with information provided at the meeting.

NOTE: TIMES ARE APPROXIMATE

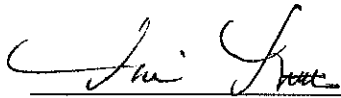
This is the tentative schedule for the meeting. The Board reserves the right to take items out of order to accomplish business in the most efficient manner.

NOTICE TO PERSONS WITH DISABILITIES: Members of the public who are disabled and require special assistance or accommodations at the meeting are requested to notify the County Manager in writing at the Courthouse, 315 S. Humboldt Street, Battle Mountain, Nevada 89820, or call (775) 635-2885 at least one day in advance of the meeting.

AFFIDAVIT OF POSTING

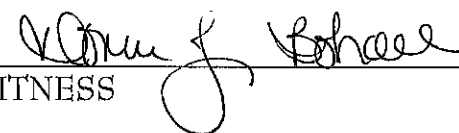
State of Nevada)
)SS.
County of Lander)

Gina Little, Community Services Officer, of said Lander County, Nevada, being duly sworn, says, that on the 7th day of July A.D., 2011, she posted a notice, of which the attached is a copy, at the following places: 1) Battle Mountain Civic Center, 2) Battle Mountain Post Office, 3) Lander County Courthouse and 4) Swackhamer's Plaza Bulletin Board, in said Lander County, where proceedings are pending.



GINA LITTLE, COMMUNITY SERVICES OFFICER

Subscribed and sworn to me before this 7th day of July, 2011.



WITNESS