

# PUBLIC HEARING

## A G E N D A

### LANDER COUNTY PLANNING COMMISSION

November 10, 2010

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: **October 13, 2010 – Regular Session**  
Correspondence  
Public Comment - For non-agendized items only

#### DISCUSSION, PLANNING & ACTION ON:

1) \* Discuss and approve/disapprove the following Home Occupation Permit request:

Applicant: Samme Engelson  
Location: 1075 Allen Road, Battle Mountain  
APN: 010-260-31  
Type: Commercial Embroidery Service

2) \* Discuss and approve/disapprove the following Home Occupation Permit request:

Applicant: Vern and Kay Wachsmuth  
Location: 2039 George Washington Avenue, Battle Mountain  
APN: 011-230-09  
Type: Delivery of freight and escort service for over sized loads

3) \* Discuss and approve/disapprove the following Home Occupation Permit request:

Applicant: Fernando Torres  
Location: 1919 Hilltop Road, Battle Mountain  
APN: 011-400-28  
Type: Ambulatory veterinary practice

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

Applicant: Robert Dailey  
Location: W2NE4S2 Section 20, T25N, R41E, Antelope Valley  
APN: 007-520-04  
Type: To allow the construction of thirty six 100 feet Wind Turbines, in Agricultural Zoning

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

Applicant: Klondex Gold & Silver Mining Co., Inc.  
Location: Portions of sections 9, 15, 23, 21 & 33 of T30N, R47E in Lander County  
APN: 007-110-01 & -13 and 007-140-01, -03, -05, -12, -14, -15, -19, -20, -21, -22, -23 & -25 and 007-160-08, -09, -16, -17, -18, -19, -20, -21, -22, -25, -26, -27 & -28 and 007-610-01 and 007-640-06  
Type: Mining operation

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

Applicant: Santiago and Elena Pacheco  
Locations: 109 & 111 Jefferson Drive, Kingston  
APNs: 003-101-33 & 003-101-34  
Type: Combining two (2) parcels into one (1) parcel

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

Applicant: Elko Land & Livestock Company  
Location: N2 Section 1 and portions of sections 2, 3, 4, 5 & 6, T32N, R47E  
APNs: 010-380-02  
Type: Splitting one (1) parcel into two (2) parcels

8) \*Discuss and approve/disapprove the following Variance request:

Applicant: Lander County  
Location: 85 Main Street, lots 11 – 14, Block 12 of Austin Town  
APN: 001-073-07  
Type: Allowing one parcel to be less than 5,000 sq ft as required by Lander County commercial zoning code when the parcel is split into two parcels for the Austin Visitor Center.

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

Applicant: Lander County  
Location: 85 Main Street, Austin  
APNs: 001-073-07  
Type: Splitting one (1) parcel into two (2) parcels

10) \*Discussion and possible recommendation to the Lander County Board of Commissioners the following Street Abandonment request:

Applicant: Lander County  
Location: A Portion of Washington Street, (not built) between Pony Street and Second Street (Birch Street), (not built) and a portion of Second Street (Birch Street), (not built), between Washington Street (not built) and Jefferson Street (not built) and a portion of Jefferson Street, (not built), between Pony Street and Second Street (Birch Street) (not built).

11) \*Discussion and possible recommendation to the Lander County Board of Commissioners regarding the draft Lander County Water Resources Plan and other matters properly related thereto.

12) \*Discussion and possible recommendation to the Lander County Board of Commissioners regarding a draft ordinance to address “Uniform Addressing and Street Naming” in the County and other matters properly related thereto.

13) Planning Commissioners’ Updates.

14) 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, Executive Secretary, of said Lander County, Nevada, being duly sworn, says, that on the 3<sup>rd</sup> day of November A.D., 2010, 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.

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GINA LITTLE, EXECUTIVE SECRETARY

Subscribed and sworn to me before this 3<sup>rd</sup> day of November, 2010.

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WITNESS