



# CITY OF ELKO

## Planning Department

Website: [www.elkocitynv.gov](http://www.elkocitynv.gov)  
Email: [planning@elkocitynv.gov](mailto:planning@elkocitynv.gov)

1751 College Avenue • Elko, Nevada 89801 • (775) 777-7160 • Fax (775) 777-7219

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### PUBLIC MEETING NOTICE

The City of Elko Planning Commission will meet in a regular session on Tuesday, June 1, 2021 in the Council Chambers at Elko City Hall, 1751 College Avenue, Elko, Nevada, and beginning at 5:30 P.M., P.D.S.T. and by utilizing GoToMeeting.com.

Please join the meeting from your computer, tablet, or smartphone:  
<https://global.gotomeeting.com/join/962775741>. You can also dial in using your phone: **+1 (786) 535-3211**. Access Code: **962-775-741**

Attached with this notice is the agenda for said meeting of the Commission. In accordance with NRS 241.020, the public notice and agenda were posted on the City of Elko Website at <http://www.elkocitynv.gov>, the State of Nevada’s Public Notice Website at <https://notice.nv.gov>, and in the following locations:

- ELKO COUNTY COURTHOUSE – 571 Idaho Street, Street, Elko, NV 89801  
Date/Time Posted: May 25, 2021 2:10 p.m.
- ELKO COUNTY LIBRARY – 720 Court Street, Elko, NV 89801  
Date/Time Posted: May 25, 2021 2:05 p.m.
- ELKO POLICE DEPARTMENT – 1448 Silver Street, Elko NV 89801  
Date/Time Posted: May 25, 2021 2:15 p.m.
- ELKO CITY HALL – 1751 College Avenue, Elko, NV 89801  
Date/Time Posted: May 25, 2021 2:00 p.m.

Posted by: Shelby Knopp, Planning Technician  
Name Title

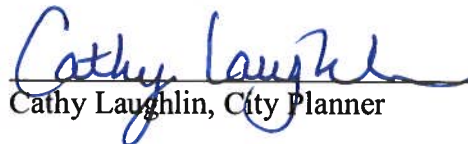
  
Signature

The public may contact Shelby Knopp by phone at (775) 777-7160 or by email at [sknopp@elkocitynv.gov](mailto:sknopp@elkocitynv.gov) to request supporting material for the meeting described herein. The agenda and supporting material is also available at Elko City Hall, 1751 College Avenue, Elko, NV or on the City website at <http://www.elkocity.com>.

Dated this 25<sup>th</sup> day of May, 2021.

### NOTICE TO PERSONS WITH DISABILITIES

Members of the public who are disabled and require special accommodations or assistance at the meeting are requested to notify the City of Elko Planning Department, 1751 College Avenue, Elko, Nevada, 89801 or by calling (775) 777-7160.

  
Cathy Laughlin, City Planner

**CITY OF ELKO**  
**PLANNING COMMISSION**  
**REGULAR MEETING AGENDA**  
**5:30 P.M., P.D.S.T., TUESDAY, JUNE 1, 2021**  
**ELKO CITY HALL, COUNCIL CHAMBERS,**  
**1751 COLLEGE AVENUE, ELKO, NEVADA**  
**<https://global.gotomeeting.com/join/962775741>**

**CALL TO ORDER**

The Agenda for this meeting of the Elko City Planning Commission has been properly posted for this date and time in accordance with NRS requirements.

**ROLL CALL**

**PLEDGE OF ALLEGIANCE**

**COMMENTS BY THE GENERAL PUBLIC**

Pursuant to N.R.S. 241, this time is devoted to comments by the public, if any, and discussion of those comments. No action may be taken upon a matter raised under this item on the agenda until the matter itself has been specifically included on a successive agenda and identified as an item for possible action. **ACTION WILL NOT BE TAKEN**

**APPROVAL OF MINUTES**

May 4, 2021 – Regular Meeting **FOR POSSIBLE ACTION**

**I. NEW BUSINESS**

**A. PUBLIC HEARING**

1. Review, consideration and possible action on Variance No. 2-21, filed by Catherine Wines for the Great Basin Child Advocacy Center on behalf of Elko County for a reduction of the required off street parking stalls from 25 to 18, for a professional office in an PQP (Public, Quasi-Public) Zoning District, and matters related thereto, **FOR POSSIBLE ACTION**

The subject property is located generally on the west corner of the intersection of Golf Course Road and College Avenue. (1401 College Avenue - APN 001-200-002)

**B. MISCELLANEOUS ITEMS, PETITIONS, AND COMMUNICATIONS**

1. Review, consideration and possible approval of Final Map No. 2-21, filed by Jordanelle Third Mortgage, LLC for the development of a subdivision entitled Zephyr Heights Unit 1 involving the proposed division of approximately 25.1 acres of property into 18 lots for residential development and 1 remainder lot within the R

(Multiple-Family and Single-Family Residential) Zoning District, and matters related thereto. **FOR POSSIBLE ACTION**

The subject property is located on the east side of East Jennings Way generally east of Puccinelli Parkway. (APN 001-562-010)

## **II. REPORTS**

- A. Summary of City Council Actions.
- B. Summary of Redevelopment Agency Actions.
- C. Professional articles, publications, etc.
  - 1. Zoning Bulletin
- D. Miscellaneous Elko County
- E. Training

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**NOTE:** The Chairman or Vice Chairman reserves the right to change the order of the agenda and if the agenda is not completed, to recess the meeting and continue on another specified date and time. Additionally, the Planning Commission reserves the right to combine two or more agenda items, and/or remove an item from the agenda, or delay discussion relating to an item on the agenda at any time.

## **ADJOURNMENT**

Respectfully submitted,



Cathy Laughlin  
City Planner