

CITY OF ELKO
PLANNING COMMISSION
REGULAR MEETING MINUTES
5:30 P.M., P.S.T., TUESDAY, DECEMBER 1, 2020
ELKO CITY HALL, COUNCIL CHAMBERS,
1751 COLLEGE AVENUE, ELKO, NEVADA
<https://global.gotomeeting.com/join/223205901>

CALL TO ORDER

Jeff Dalling, Chairman of the City of Elko Planning Commission, called the meeting to order at 5:30 p.m.

ROLL CALL

Present: **Jeff Dalling**
 Tera Hooiman
 John Anderson
 Stefan Beck
 Giovanni Puccinelli

Absent: **Gratton Miller**
 Mercedes Mendive

City Staff Present: **Scott Wilkinson, Assistant City Manager**
 Cathy Laughlin, City Planner
 Michele Rambo, Development Manager
 Bob Thibault, Civil Engineer
 Jamie Winrod, Fire Marshal
 Shelby Archuleta, Planning Technician

PLEDGE OF ALLEGIANCE

COMMENTS BY THE GENERAL PUBLIC

There were no public comments made at this time.

APPROVAL OF MINUTES

November 3, 2020 – Regular Meeting **FOR POSSIBLE ACTION**

*****Motion: Approve November 3, 2020 Planning Commission Meeting Minutes as presented.**

Moved by Tera Hooiman, Seconded by Giovanni Puccinelli.

**Motion passed unanimously. (5-0)*

I. NEW BUSINESS

A. PUBLIC HEARING

1. Review, consideration, and possible adoption of Resolution No. 3-20, a resolution by the Elko City Planning Commission, containing amendments to the City of Elko Master Plan, specifically amending the Proposed Future Land Use Plan Atlas Map 8 on: 1) six parcels of land located in the area of W. Cedar Street and D Street; 2) APN 001-01R-004 located on Front Street adjacent to the 5th Street Bridge; and 3) APN 110-620-058 located at the northeast corner of Ruby Vista Drive and College Parkway, and matters related thereto. **FOR POSSIBLE ACTION**

Planning Commission reviewed and initiated the amendment to the City of Elko Master Plan at its November 3, 2020 meeting.

Michele Rambo, Development Manager, explained that item this was back. It was brought to the last meeting as an initiation. There are three areas that need cleaned up. It is a housekeeping item to make sure that the Master Plan and the Zoning Code match. Nothing has changed since the initiation.

Chairman Jeff Dalling thought everyone was aware from the last meeting.

Cathy Laughlin, City Planner, recommended approval as presented.

Bob Thibault, Civil Engineer, recommended approval as presented.

Jamie Winrod, Fire Marshal, had no comment and recommended approval.

Scott Wilkinson, Assistant City Manager, had no comments or concerns.

*****Motion: Adopt Resolution 3-20, containing amendments to the City of Elko Master Plan; directing that an attested copy of the foregoing parts, amendments, extensions of and/or additions to the Elko City Master Plan be certified to the City Council; further directing that an attested copy of this Commission's report on the proposed changes and additions shall have be filed with the City Council; and recommending to City Council to adopt said amendments by resolution.**

Moved by Tera Hooiman, Seconded by Giovanni Puccinelli.

**Motion passed unanimously. (5-0)*

II. REPORTS

A. Summary of City Council Actions.

Ms. Laughlin reported that at the City Council Meeting on November 10th they approved the Final Map for Tower Hill Phase 4 and the performance agreement. They also approved the Rezone for the 2,800 square foot parcel that is along the river & Front Street. The City

is in the process of selling the parcel to Safelink/Anthem Broadband of Nevada. At the November 24th City Council Meeting the Vacation for the Grace Baptist Church was on the agenda, but they took no action, so it will be put on the January meeting. At the time when the public hearing was advertised, it was thought that there would be a live meeting at the convention center, but it was changed to Gotomeeting. We have to start over with the public hearing notifications. The City Council will only have one meeting in December, as they have canceled the December 22nd meeting due to it being so close to Christmas. This is the last Planning Commission meeting for the year, Merry Christmas and Happy New Year. There are a few things on the January agenda. There are a couple Final Maps and we will have elections.

B. Summary of Redevelopment Agency Actions.

Ms. Laughlin reported that the RDA had a meeting on November 10th. They authorized staff to go out to bid for the Block End Project for construction this spring. It will be the blocks ends of the corridor on the 400 Block, 500 Block, and 6th Street. They also approved the Storefront Grant Program for another five years at \$50,000 per year, up to \$250,000. They reappointed the RAC Members as well.

C. Professional articles, publications, etc.

1. Zoning Bulletin

D. Miscellaneous Elko County

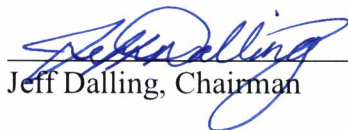
COMMENTS BY THE GENERAL PUBLIC

There were no public comments made at this time.


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

There being no further business, the meeting was adjourned.



Jeff Dalling, Chairman



Tera Hooiman, Secretary