**P U B L I C M E E T I N G N O T I C E**

The City of Elko Planning Commission will meet in a regular session on Tuesday, August 7, 2018 in the Council Chambers at Elko City Hall, 1751 College Avenue, Elko, Nevada, and beginning at 5:30 P.M., P.D.S.T.

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: August 1, 2018\_\_\_\_\_ 2:10 p.m.

ELKO COUNTY LIBRARY – 720 Court Street, Elko, NV 89801

Date/Time Posted: August 1, 2018 2:05 p.m.

ELKO POLICE DEPARTMENT – 1448 Silver Street, Elko NV 89801

Date/Time Posted: August 1, 2018 2:15 p.m.

ELKO CITY HALL – 1751 College Avenue, Elko, NV 89801

Date/Time Posted: August 1, 2018 2:00 p.m.

Posted by: Shelby Archuleta, Planning Technician

Name Title Signature

The public may contact Shelby Archuleta by phone at (775) 777-7160 or by email at sarchuleta@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.

Dated this 1st day of August, 2018.

**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, AUGUST 7, 2018**

# ELKO CITY HALL, COUNCIL CHAMBERS,

# 1751 COLLEGE AVENUE, ELKO, NEVADA

## 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

June 5, 2018 – Regular Meeting **FOR POSSIBLE ACTION**

July 9, 2018 – Special Meeting **FOR POSSIBLE ACTION**

1. **UNFINISHED BUSINESS**
   1. **PUBLIC HEARING**
      1. Review, consideration, and possible action on Variance No. 7-18, filed by HCPI/UTAH, LLC for a reduction of the required setback from any Street Line from 22.5’ to 0’ on the Cedar St. Street Line, from 19.5’ to 5.1’ on the Golf Course Drive Street Line, and from 19.5’ to 9.7’ on the 14th St. Street Line, and a reduction of the required interior side setback from 26’ to 10.3’, within a PQP (Public, Quasi-Public) Zoning District, in conjunction with a zone change application, and matters related thereto. **FOR POSSIBLE ACTION**

The subject property is located generally on the west side of Golf Course Drive, approximately 205’ south of Cedar Street. (855 Golf Course Drive - APN 001-200-005)

1. **NEW BUSINESS**
   1. **MISCELLANEOUS ITEMS, PETITIONS, AND COMMUNICATIONS**
      1. Review, consideration, and possible initiation to amend Title 3, Chapter 3, of the Elko City Code entitled “Subdivisions”, with the repeal and replacement of the chapter, and matters related thereto. **FOR POSSIBLE ACTION**

* + 1. Review, consideration, and possible action to change the time of the regular Planning Commission Meetings, and matters related thereto. **FOR POSSIBLE ACTION**

#### REPORTS

* 1. Summary of City Council Actions.
  2. Summary of Redevelopment Agency Actions.
  3. Professional articles, publications, etc.
     1. Zoning Bulletin
  4. Preliminary agendas for Planning Commission meetings.
  5. Elko County Agendas and Minutes.
  6. Planning Commission evaluation. General discussion pertaining to motions, findings, and other items related to meeting procedures.
  7. Staff.

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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