

Rod Idle
Rick Jones
Ed Meagher, Chairman
Bill Penaluna
Lance Shumway
Robert Smith

FERNLEY PLANNING COMMISSION MEETING AGENDA

Fernley City Hall

595 Silver Lace Blvd. • Fernley, NV 89408
Phone: (775) 784-9830 • Fax: (775) 784-9839

FPC Meeting Date: June 9, 2010

**ITEMS MAY BE REMOVED OR ADDRESSED OUT OF SEQUENCE.
ACTION MAY BE TAKEN ON ALL ITEMS EXCEPT WHERE NOTED.**

6:00 p.m. OPEN MEETING – PLEDGE OF ALLEGIANCE

Chairman's statement: "To avoid meeting disruptions, please place cell phones and beepers in the silent mode or turn them off during the meeting. Thank you for your understanding."

- 1) **ROLL CALL.**
- 2) **RECOGNITION OF PAST PLANNING COMMISSIONER BURLESON**
- 3) **ELECTION OF PLANNING COMMISSION VICE-CHAIRMAN.**
- 4) **APPROVAL OF MINUTES FOR MAY 12, 2010.**
- 5) **APPROVAL OF AGENDA.**
- 6) **PUBLIC INPUT.** Items not agendized for this meeting cannot be acted upon other than to place them on future agendas.
- 7) **ITEMS FOR DISCUSSION.**
 - A) Discussion on PCF 10-43 Clean Energy Rail Center, a Pre-Conference Feasibility Report for a proposed industrial tentative subdivision map for approximately 757.92 acres located in the vicinity north of Highway 50 across from the eastern terminus of Farm District Road. The site is currently zoned M-1 (General Commercial). (APN's: 21-392-14; 21-392-16, 21-392-17, 21-392-18);
 - B) Discussion on PCF 10-44 Clover Ranch, a Pre-Conference Feasibility Report for a proposed residential tentative subdivision map for approximately 20.48 acres located at Clover Lane, a quarter of a mile north of Farm District Road. The site is currently zoned E-2/PD (Second Estates Residential, 1/2 acre minimum lot size with a Planned Development Overlay). (APN's: 21-331-19; 21-331-20; 21-331-22; 21-331-28; 21-331-29; and 21-331-37).
- 8) **PUBLIC HEARING.**
 - A) Public Hearing, Discussion, and Possible Action on ZMA 10-45, a Zoning Map Amendment to change the zoning from E-2/PD (Second Estates Residential, 1/2-acre minimum lot size) to RR-1/2 (Rural Residential, 1/2-acre minimum lot size) for +/- 20.48 acres located at Clover Lane, a quarter of a mile north of Farm District Road. (APN's: 21-331-19; 21-331-20; 21-331-22; 21-331-28; 21-331-29; and 21-331-37).
- 9) **CHAIR AND COMMISSION ITEMS.** (Unless otherwise listed with a topic description, this portion of the agenda is limited to announcements, discussion of items proposed for action at future meetings, and reports on planning issues and/or activities or organizations in which individual members may be involved.)

10) DIRECTOR'S ITEMS. (Unless otherwise listed with a topic description, this portion of the agenda is limited to announcements, discussion of items proposed for action at future meetings, and reports on planning issues and/or activities of organizations in which individual members may be involved.)

A) Report on previous Planning Commission items.

11) COMMISSIONER SUGGESTIONS FOR FUTURE ADGENDA ITEMS.

12) ADJOURNMENT.

This notice and agenda is being posted before 9:00 a.m., June 4, 2010 in accordance with NRS 241.020 at the following locations: www.cityoffernley.org, Fernley Post Office at 315 Main Street, Lyon County Library at 575 Silver Lace Blvd., Senior Citizen's Center at 1170 W. Newlands Drive, and Fernley City Hall at 595 Silver Lace Blvd.

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 Fernley City Hall, at least 24 hours in advance, at 784-9900.