



COMMUNITY DEVELOPMENT
1594 Esmeralda Avenue, Minden, Nevada 89423

Mimi Moss
COMMUNITY DEVELOPMENT DIRECTOR

775-782-6201
FAX: 775-782-6297
website: www.douglascountynv.gov

Building Division
Engineering Division
Planning Division
Code Enforcement

NOTICE of MEETING/AGENDA
DOUGLAS COUNTY PLANNING COMMISSION
January 09, 2018

PUBLIC NOTICE: This is only an **ACTION SUMMARY** that reflects the actions taken during the meeting. This should not be, in any way, used or construed as official minutes of the meeting. The official minutes are posted after being submitted to the Planning Commission for their approval.

CALL TO ORDER AND DETERMINATION OF QUORUM 6 MEMBERS PRESENT, 1 MEMBER ABSENT

PLEDGE OF ALLEGIANCE-LED BY MEMBER BROWN

PUBLIC COMMENT-HELD

APPROVAL OF AGENDA-APPROVED

APPROVAL OF MINUTES-APPROVED

For possible Action. Planning Commission - Regular Meeting - Dec 12, 2017 1:00 PM

PUBLIC HEARINGS

1. For possible action. Discussion on a request for a Special Use Permit for a Bed and Breakfast without Special Events. The subject parcel is located at 480 Highway 88, in the A-19 (Agricultural-19 acre minimum net parcel size) zoning district in the South Agricultural Community Plan. The applicant is Debra McCarthy. Development Application (DA) 17-101. (APN 1220-30-002-011). (Lucille Rao) **APPROVED 6-0, 1 ABSENT**

2. For possible action. Discussion on a request for: 1) A Special Use Permit (SUP) for the establishment of a commercial equestrian facility for boarding, training, and rehabilitation of horses pursuant to Douglas County Code (DCC) 20.660.090; and, 2) A Major Variance (MVAR) to accommodate an existing 12,960 square-foot riding arena (100' required rear-setback / 45' existing rear-setback). The subject property is located at 1506 East Valley Road, approximately 0.75 miles north of the intersection of Fish Springs Rd, in the RA-5 (Residential Agriculture - 5 Acre Minimum Parcel Size) zoning district, within the East Valley Community Plan Area. The applicant is Stephanie Kepler - Equine Smarts (APN: 1320-35-001-030). Development Application (DA) 17-106 (SUP) and DA 17-107 (MVAR). (Steve Mason) **APPROVED 6-0, 1 ABSENT**

January 9, 2018

3. For possible action. Discussion on a request for: (1) A Tentative Subdivision Map to create eleven (11) residential lots from 5.0 to 8.9 acres in size; and, (2) a Variance to Floodplain Development Standards (Pursuant to DCC 20.50.190) to allow construction of a 2,200'-length cul-de-sac partially within a designated Special Flood Hazard Area. The project site is comprised of two contiguous parcels totaling 66.88-acres located immediately north of the intersection of Fish Springs Road and Myers Drive in the RA-5 (Rural Agriculture – 5 Acre Minimum Net Parcel Size) zoning district, within the Fish Springs Community Plan Area. The applicant is Midtown Ventures, LLC (APN's 1221-05-001-001 & 1321-32-002-034). Land Division Application (LDA) 17-027 and Major Variance (MVAR) 17-085. (Steve Mason) **APPROVED 5-1, 1 ABSENT**

4. For possible action. Discussion on the Planning Commission 2017 Activities Report. (Heather Ferris) **APPROVED 6-0, 1 ABSENT**

ADJOURNMENT AT 3:40PM