

# FERNLEY PLANNING COMMISSION

## MEETING MINUTES

FEBRUARY 13, 2019

Chairman Jan Hodges called the meeting to order at 5:02 p.m. at Fernley City Hall, 595 Silver Lace Blvd, Fernley, NV.

### 1. Roll Call

Present: Chairman Jan Hodges, Commissioner Felicity Zoberski, Commissioner Paul Unterbrink, Commissioner Jenni McCullar, Commissioner Angela Lewis, Commissioner Cody Wagner, Commissioner Barry Williams Sr, Planning Director Tim Thompson, Associate Planner Melinda Bauer, Deputy City Attorney Brent Kolvet, Administrative Specialist II Sara Thomas.

### 2. PUBLIC INPUT

There was none.

### 3. APPROVAL OF THE AGENDA

**Motion:** MOVE TO APPROVE TODAY'S AGENDA FOR FEBRUARY 13, 2019, **Action:** Approve, **Moved by** Commissioner Felicity Zoberski **Seconded by** Commissioner Jenni McCullar, **Vote:** Motion (**summary:** Yes = 7). Yes: Chairman Jan Hodges, Commissioner Angela Lewis, Commissioner Cody Wagner, Commissioner Paul Unterbrink, Commissioner Felicity Zoberski, Commissioner Barry Williams Sr., Commissioner Jenni McCullar.

### 4. (POSSIBLE ACTION) APPROVAL OF MINUTES

**Motion:** MOVE TO APPROVE THE MINUTES FROM THE JANUARY 09, 2018 MEETING, **Action:** Approve, **Moved by** Commissioner Paul Unterbrink, **Seconded by** Commissioner Barry Williams Sr., **Vote:** Motion (**summary:** Yes = 7). Yes: Chairman Jan

Hodges, Commissioner Angela Lewis, Commissioner Cody Wagner, Commissioner Paul Unterbrink. Commissioner Felicity Zoberski, Commissioner Barry Williams Sr., Commissioner Jenni McCullar

## **5. PUBLIC HEARINGS**

- a. Discussion with Planning Commission & Staff
- b. Public Input
- c. Additional Discussion with Planning Commission & Staff
- d. Commission Action or Direction to Staff

### **5.1 Public Hearing, SUP 2019-001 - Sims Metal Management**

Assistant Planner Melinda Bauer presented this item which would require a special use permit item for a metal recycling facility. She noted an amendment to condition #7 for traffic analysis.

Greg Evangelatos, Sims Metal Management representative, presented additional information for this item and stated the importance of this business which would employ about 37 people.

Gabby Olsen, account manager and Fernley resident, described the company and intended operations and stated that it is not a metal junk yard but a recycling center in which they take scrap metal for re-melt.

Chairman Jan Hodges inquired about the intended business hours of operation, information regarding the sound impact, whether the company would fence the whole property during the first phase, and when the spur addition would take place. He also asked how radiation would be monitored, regarding large trucks dismantling and how different materials and bi-products would be handled.

Commissioner Jenni McCullar asked about the procedure for acquiring items from customers.

Commissioner Cody Wagner asked about an emergency plan which would involve neighboring businesses, due to the nature of business.

## **Public Comment**

Curtis Clark, GE Transport general manager, stated a concern about the increased amount of traffic on East Newlands and Lyon Drive.

**Motion:** MOVE TO FORWARD A RECOMMENDATION OF APPROVAL TO THE CITY COUNCIL, FOR A SPECIAL USE PERMIT REQUEST ASSOCIATED WITH SUP 2019-001, TO ALLOW FOR GENERAL INDUSTRIAL USE FOR THE CONSTRUCTION OF A METAL RECYCLING FACILITY ADOPTING FINDINGS (A) THROUGH (G) AND THE FACTS SUPPORTING THESE FINDINGS AS SET FORTH IN THE STAFF REPORT AND SUBJECT TO THE CONDITIONS OF APPROVAL 1 THROUGH 25, WITH THE ADDITION OF THE AMENDED CONDITION (#7). **Action:** Approve, **Moved by** Commissioner Cody Wagner, **Seconded by** Commissioner Angela Lewis **Vote:** Motion (**summary:** Yes = 7). Yes: Chairman Jan Hodges, Commissioner Angela Lewis, Commissioner Cody Wagner, Commissioner Felicity Zoberski, Commissioner Jenni McCullar, Commissioner Barry Williams Sr., Commissioner Paul Unterbrink.

## **6. CHAIR AND COMMISSION ITEMS:**

There was none.

## **7. PLANNING DIRECTOR ITEMS:**

There was none.

## **8. ADDRESS REQUEST(S) FOR FUTURE AGENDA ITEMS.**

There was none.

## **9. PUBLIC INPUT**


There was none.

## **ADJOURNMENT.**

There being no further business to come before it, the Fernley Planning Commission meeting adjourned at 5:37 pm.

Approved by the Fernley Planning Commission on March 13, 2019, by a vote of:

AYES: 7      NAYS: 0      ABSTENTIONS: 0      ABSENT: 0

  
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**ATTEST:**

  
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**Chairman Jan Hodges**