



Shauna Holcomb
James Schreiber
Lance Moffitt
Robert Schultz, Jr.
David Ray

*****MASON VALLEY CITIZEN'S ADVISORY BOARD*****

*****27 S. MAIN STREET*****

*****YERINGTON, NEVADA, 89447*****

THURSDAY, AUGUST 4, 2016

A G E N D A

(Action will be taken on all items unless otherwise noted)
(No action will be taken on any item until it is properly agendized).

TO AVOID MEETING DISRUPTIONS, PLEASE PLACE CELL PHONES AND BEEPERS IN THE SILENT MODE OR TURN THEM OFF DURING THE MEETING.

NOTE: This is a tentative schedule for the meeting. The Board reserves the right to take items in a different order to accomplish business in the most efficient manner. Items may be combined for consideration by the Board and items may be pulled or removed from the agenda at anytime.

Restrictions on comments by the general public: Any such restrictions must be reasonable and may restrict the time, place and manner of the comments, but may not restrict comments based upon viewpoint.

7:00 P.M. -- OPEN MEETING -- PLEDGE OF ALLEGIANCE

1. Public participation: It is anticipated that public participation will be held at this time, though it may be returned to at any time during the agenda. **Citizens wishing to speak during public participation are asked to state their name for the record and will be limited to 3 minutes. The Board of Commissioners will conduct public comment after discussion of each agenda action item, but before the Mason Valley Advisory Board takes any action.**
2. For Possible Action: Review and adoption of agenda
3. For Possible Action: Approve minutes from the July 7, 2016 meeting.
4. Board member comments
5. Elected Official's reports
6. For Possible Action: Approve Financial Report: NONE

7. For Possible Action: NONE
8. For Possible Action: Recommendations and Comments on Planning Special Use Permit Review:

MASON VALLEY AREA

- A. PERI & SONS FARMS, INC./ DESERT PEARL FARMS, LLC - ZONING - RR-5** - Special use permit issued May 1990 and modified August 1991 to utilize a total of two (2) mobile homes for ranch help on approximately 195 total acres; located at 105 MacKenzie Lane, Yerington (APN 12-011-02)
- STAFF OBSERVATIONS** – No business license required. SUP appears to be in use and compliance. No complaints have been received.
- B. L & M MASINI FAMILY LIMITED PARTNERSHIP - ZONING - RR-5** - Special use permit issued August 1991 and modified in May 2005 to utilize a total of two (2) mobile homes for ranch help on approximately 380 total acres; located at 56 Bowman Lane, Yerington (APN 14-181-12)
- STAFF OBSERVATIONS** – No business license required. SUP appears to be in use and compliance. No complaints have been received.
- C. THE TURF COMPANY, L.L.C. - ZONING - RR-2/RR-5** - Special use permit issued August 2001 to utilize two (2) mobile homes for ranch help in conjunction with the turf farm, on approximately 2.83 acres; located at 15 East Pursel Lane, Mason Valley (APN 12-151-11)
- STAFF OBSERVATIONS** – No business license required. SUP is in use and compliance per applicant. No complaints have been received.
- D. DESERT HILLS DAIRY, LLC - ZONING – RR-5** - Special use permit issued August 2008 to replace two (2) mobile homes, which are older than 15 years, with two (2) modular homes and add five (5) additional manufactured housing units for farm labor housing on approximately 634.44 total acres, located on 260 Farrell Lane, Yerington (APN 14-101-02) PLZ-08-0053
- STAFF OBSERVATIONS** – No business license required. SUP appears to be in use and compliance. No complaints have been received.
- E. WALKER RIVER MEAT PROCESSING / LASSEN MEAT PROCESSING, LLC – ZONED M-1** –Special Use Permit to operate a multi-species, meat processing facility including structures for processing and shipping meats; holding corrals; rendering plant; pet food production; feed barns and warehouses; hog, sheep & goat production; agricultural crop production; hydroponic growing structures; onsite co-generation/bio-digester plant; water treatment plant; water reservoirs; and possible reserve for a university campus; all on an approximately 1712.50 total acre parcel; located off of Sierra Way, Wabuska, in Mason Valley (APN 14-091-09) PLZ-11-0027

STAFF OBSERVATIONS – Concern from the property owner has been expressed, that the applicant has not yet fulfilled the proposed use. Staff has contacted the applicant and will meet with them towards the end of August. Applicant has reported that he is still moving forward with securing financing for the project and requested that the SUP continue.

9. For Possible Action:.. NONE

10. Advisory Board Comments/Next meeting date Thursday, September 1, 2016

11. Public participation it is anticipated that public participation will be held at this time, though it may be returned to at any time during the agenda. **Citizens wishing to speak during public participation are asked to state their name for the record and will be limited to 3 minutes**

12. Adjourn

CERTIFICATE OF POSTING

I, DAVID RAY, Chairman, do hereby certify that I posted, or caused to be posted, a copy of this agenda at the following locations on or before 9:00 AM, August 1, 2016

Lyon County Administrative Complex
City of Yerington City Complex
United States Post Office, Yerington Main Branch
Lyon County Library, Yerington Central Branch
Sciolari's Food & Drug Center, Yerington

Members of the public requesting meeting support materials may contact David Ray, (775) 722-3294, or, daveray451@gmail.com

/s/ DAVID RAY

Lyon County recognizes the needs and civil rights of all persons regardless of age, race, color, religion, sex, handicap, family status, or national origin. In accordance with Federal civil rights law and U.S. Department of Agriculture (USDA) civil rights regulations and policies, the USDA, its agencies, offices, and employees, and institutions participating in or administering USDA programs are prohibited from discriminating based on race, color, national origin, religion, sex, gender identity (including gender expression), sexual orientation, disability, age, marital status, family/parental status, income derived from a public assistance program, political beliefs, or reprisal or retaliation for prior civil rights activity, in any program or activity conducted or funded by USDA (not all bases apply to all programs). Remedies and complaint filing deadlines vary by program or incident.

Persons with disabilities who require alternate means of communication for program information (e.g., Braille, large print, audiotope, American Sign Language, etc.) should contact the responsible agency or USDA's TARGET Center at (202) 720-2600 (voice and T) or contact USDA through the Federal Relay Service at (800) 877-8339. Additionally, program information may be made available in languages other than English. To file a program discrimination complaint, complete the USDA Program Discrimination Complaint Form, AD-3027, found on-line at http://www.ascr.usda.gov/complaint_filing_cust.html and at any USDA office or write a letter addressed to USDA and provide in the letter all of the information requested in the form. To request a copy of the complaint form, call (866) 632-9992. Submit your completed form or letter to USDA by: (1) Mail: U.S. Department of Agriculture, Office of the Assistant Secretary for Civil Rights, 1400 Independence Avenue, SW, Washington, DC 20250-9410; Fax: (202) 690-7442; or Email: program.intake@usda.gov

T.D.D. services available through 463-2301 or 463-6620 or 911 (emergency services) 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 Commissioners'/Manager's office in writing at 27 S. Main Street, Yerington, NV 89447, or by calling (775) 463-6531 at least 24 hours in advance

Lyon County is an equal opportunity provider.