

ADMINISTRATIVE HEARING EXAMINER MEETING
Minutes of the Wednesday, June 30, 2021 Meeting
Carson City Community Development Conference Room A
108 East Proctor Street, Room A, Carson City, Nevada

An Administrative Hearing Examiner meeting was scheduled for 1:30 p.m. on Wednesday, June 30, 2021, in the Carson City Community Development Conference Room A, 108 East Proctor Street, Carson City, Nevada.

PRESENT

APPLICANT: Chris Fredlund – Applicant/Applicant Representative

STAFF: Hope Sullivan, Community Development Director – Administrative Hearing Officer
Heather Ferris, Planning Manager
Danielle Howard, Public Meetings Clerk

NOTE: A recording of these proceedings and any written comments or documentation provided to the recording secretary during the meeting are public record. These materials are on file in the Clerk-Recorder's Office, and available for review during regular business hours. The hearing materials are on file in the Planning Division, and are available for review during regular business hours.

1. CALL TO ORDER

Ms. Sullivan called the meeting to order at 1:30 p.m.

2. PUBLIC COMMENT – None

3. PUBLIC HEARING: ACITON ITEM

3.A LU-2021-0183 FOR POSSIBLE ACTION: DISCUSSION AND POSSIBLE ACTION REGARDING A REQUEST FOR AN ADMINISTRATIVE PERMIT TO ALLOW FOR THE CONSTRUCTION OF AN ACCESSORY STRUCTURE WITH A CUMULATIVE SQUARE FOOTAGE TOTALING 66.4 PERCENT OF THE SIZE OF THE PRIMARY STRUCTURE ON PROPERTY ZONED SINGLE FAMILY 1 ACRE (SF1A) LOCATED AT 4180 MULDOON STREET.

Ms. Sullivan introduced the item, and Ms. Ferris indicated that there were no changes to the Staff Report, which is incorporated into the record.

The Applicant, Chris Fredlund, confirmed that he had read and agreed to the Conditions of Approval outlined in the Staff Report. Mr. Fredlund clarified for the record that the bedroom and bath separated from the rest of the dwelling by the RV garage was for his son to eventually move

into as well as for a “backup space.” Mr. Fredlund confirmed that the request involved only one guest house.

ACTION: Ms. Sullivan approved the administrative permit for LU-2021-0183 based on the findings and subject to the Conditions of Approval contained in the Staff Report.

4. PUBLIC COMMENT – None.

5. FOR POSSIBLE ACTION: ADJOURNMENT

Ms. Sullivan adjourned the meeting at 1:32 p.m.

The Minutes of the June 30, 2021 Administrative Hearing Examiner meeting are respectfully submitted on this July 14, 2021.

AUBREY ROWLATT, Clerk-Recorder

By: _____
Danielle Howard, Public Meetings Clerk