

PLANNING COMMISSION MEETING
July 13, 2021
MINUTES

The July 13, 2021 meeting of the Planning Commission of the City of Nevada was called to order at 5:15 p.m. in Council Chambers of the Public Safety building by Jerry Haggard.

Members Present: Leslie Carroll, John Copple, Jerry Haggard, Larry Malcom, Sim Miller, Andy Remington, Richard Brockman – City Council liaison

Members Absent: None

Minutes:

Larry Malcom made a motion to approve the minutes of the May 11, 2021 Regular Meeting as written. Andy Remington seconded the motion.

The motion was passed unanimously.

Old Business:

There was no old business to discuss.

New Business:

A public hearing was opened at 5:17 p.m. by Jerry Haggard to hear comments concerning a request for a special use permit for a dietary supplement business at 1015 S. Adams as requested by Robert Jones.

Dr. Robert Jones, 1015 S. Adams, discussed the dietary supplement; how it is made and what it is used for. Dr. Jones foresees about 1 to 4 clients per week coming to the house and buying/picking up the supplement.

With no further comments from the public the hearing was closed at 5:26 p.m.

The Commissioners considered the request for the special use permit for a dietary supplement business at 1015 S. Adams as requested by Robert Jones.

Sim Miller moved to send a positive recommendation to City Council for approval of the special use permit at 1015 S. Adams for a dietary supplement business. Andy Remington seconded the motion.

The motion passed by the following vote:

Aye: Mr. Copple, Mr. Haggard, Mr. Malcom, Mr. Miller, Mr. Remington

Nay: Ms. Carroll

A public hearing was opened at 5:28 p.m. by Jerry Haggard to hear comments concerning amending Chapter 37 of the Nevada City Code.

With no comments from the public the hearing was closed at 5:29 p.m.

The Commissioners considered amending Chapter 37 of the Nevada City Code.

Accessory Dwelling Units (ADU) were discussed including the minimum size of the lot should be 12,000 square feet. The additional unit should not be a rental or income producing structure. One off-street parking space must be provided for the accessory dwelling unit. The unit must meet the building code. ADU's are only allowed as an accessory to a single-family dwelling.

Leslie Carroll moved to send a positive recommendation to City Council to amend Chapter 37 of the Nevada City Code by adding Accessory Dwelling Units. The second was provided by Sim Miller.

The motion passed by the following vote:

Aye: Mr. Haggard, Mr. Malcom, Mr. Miller, Mr. Remington, Ms. Carroll,
Mr. Copple

Nay: None

Miscellaneous:

Discussion regarding fencing requirements was held. Commissioners agreed to amend the fencing code by allowing six-foot privacy fence to the front of the house and allow chain link to be 6 foot tall in the backyard. Also wanted to move the fence requirements from Chapter 37 Zoning to Chapter 6 Buildings.

Leslie Carroll made a motion to send a positive recommendation to City Council to amend Chapter 37 of the Nevada City Code concerning fencing. The second was provided by Sim Miller.

The motion passed by the following vote:

Aye: Mr. Miller, Mr. Remington, Ms. Carroll, Mr. Copple, Mr. Haggard
Nay: Mr. Malcom

Next, discussion regarding parking lot surfacing requirements. Discussion concerning having commercial/industrial parking requirements the same as residential. All drives and lots should be paved was discussed.

Larry Malcom made a motion to send a positive recommendation to City Council to amend Chapter 37 of the Nevada City Code to require commercial and industrial parking lots to be paved; same requirements as residential. John Copple seconded the motion.

The motion failed by the following vote:

Aye: Mr. Haggard, Mr. Malcom, Mr. Copple
Nay: Mr. Miller, Mr. Remington, Ms. Carroll

Then, discussion regarding the Comprehensive Plan. It was agreed comments concerning section 2, 3 and 4 of the Land Use Plan would be emailed to Johnna Williams and then she would make a list of all comments and requested changes for next meeting

Andy Remington made a motion to adjourn the meeting. The motion was seconded by Sim Miller.

The motion passed unanimously.

The meeting adjourned at 7:09 pm.

Respectfully submitted,

Johnna Williams
Recording Secretary