

NOTICE OF PUBLIC MEETING OF THE CARSON CITY HISTORIC RESOURCES COMMISSION

Day: Thursday
Date: May 13, 2021
Time: Beginning at 5:30 p.m.
Location: Community Center, Robert 'Bob' Crowell Board Room
851 East William Street
Carson City, Nevada

AGENDA

NOTICE TO THE PUBLIC:

The State of Nevada and Carson City are currently in a declared State of Emergency in response to the global pandemic caused by the coronavirus (COVID-19) infectious disease outbreak. In accordance with the applicable Directives issued under authority of the Governor's Declaration of Emergency, including Directive 024 and Directive 044, the maximum occupancy for physical attendance at this meeting is limited to occupancy consistent with social distancing requirements. In addition, unless specifically exempted by Directive 024, anyone who attends in person and is not physically separated by previously installed impermeable barriers must wear a face covering at all times.

Members of the public who wish only to view the meeting but do NOT plan to make public comment may watch the livestream of the Historic Resources Commission meeting at www.carson.org/granicus and by clicking on "In progress" next to the meeting date, or by tuning in to cable channel 191.

The public may provide public comment in advance of a meeting by written submission to the following email address: planning@carson.org or via mail to the Planning Division at 108 E. Proctor St., Carson City, NV 89701. For inclusion or reference in the minutes of the meeting, your public comment must include your full name and be submitted via email by not later than 3:00 p.m. the day before the meeting.

A. Call to Order

B. Roll Call

C. Public Comment **

Members of the public are invited to address the Commission at this time and comment on any matter that is relevant to or within the authority of the Historic Resources Commission, including any matter that is not specifically included on the agenda as an action item. No action may be taken on a matter raised under this public comment portion of the agenda, unless the matter is already specifically included on the agenda as an item upon which the Commission may take action later in this meeting.

D. For Possible Action: Approval of the Minutes from March 11, 2021.

E. Meeting Items

E-1. HRC-2021-0125 For Possible Action: Discussion and possible action regarding a recommendation to the Board of Supervisors regarding a request for a Historic Tax Deferment on property zoned Single Family 6,000 (SF6), located at 310 Mountain Street, APN 003-191-02. (Hope Sullivan, hsullivan@carson.org)

Staff Summary: The subject property may be eligible for the Open Space Use Assessment, commonly known as a Historical Tax Deferment, as a result of its historical status in Carson City. The Commission makes a recommendation to the Board of Supervisors based on the finding that the property is in general conformance with the Secretary of the Interior's Standards and Guidelines for Rehabilitation, Carson City Historic District Guidelines and with Historic Resources Commission policies.

E-2. HRC-2021-0102 For Possible Action: Discussion and possible action regarding the relocation of a shed from property zoned Single Family 6000 (SF6) and located at 702 West Musser Street, APN 003-192-17 to neighboring property zoned Single Family 6000 (SF6) and located at 216 Elizabeth Street, APN 003-192-15. (Hope Sullivan, hsullivan@carson.org)

Summary: This project involves relocating a ten foot by sixteen foot shed from one property to a neighboring property. Per the National Register Nomination for the Westside Historic District, the shed was constructed circa 1920 and is a contributing building. The Commission will review the request for compliance with the guidelines for the historic district.

E-3 HRC-2021-0095 For Possible Action: Discussion and possible action regarding a request for a new door and a covered porch on property zoned Single Family 6000 (SF6) located at 612 West Telegraph Street, APN 003-245-04. (Hope Sullivan, hsullivan@carson.org)

Summary: Per the Tax Assessor, the subject home was constructed in 1941. The applicant is proposing to construct an 18 foot, 8 inch by 10 foot covered deck on the westside of the home, as well as to install a new door to the deck. Deck materials will be wood, and the roof will utilize composition shingles to match the existing home. The Commission will review the request for compliance with the guidelines for the historic district.

E-4 HRC-2021-0151 For Possible Action: Discussion and possible action regarding a request to replace siding and replace windows on property zoned Residential Office (RO) and located at 305 West King Street, APN 003-216-14. (Hope Sullivan, hsullivan@carson.org)

Summary: Per the survey information, the subject home was constructed in the 1870's. The applicant is proposing to remove the cement siding and either repair the original one foot by ten foot siding or install new one foot by ten foot wooden siding, depending on the condition of the siding. The applicant also proposes to replace and resize the front bay window to replicate the window at 301 King Street, and to replace a window on the east side of the home. The Commission will review the request for compliance with the guidelines for the historic district.

E-5 HRC-2021-0065 For Possible Action: Discussion and possible action regarding a review of Carson City Municipal Code Section 18.06.085 (avoiding demolition through owner neglect) and CCMC 18.06.090 (minimum maintenance of historic properties), and the status of structures in the historic district.

Summary: The Commission will review the referenced code sections and discuss the condition of property maintenance in the district.

Appeal of a Commission item: An appeal must be submitted to the Planning Division within 10 days of the Commission's action. In order to be part of the administrative record regarding an appeal of an item on the agenda, you must present your comments at the podium or have previously sent written correspondence to the Planning Division for inclusion as public comment. For information regarding an appeal of a Commission decision, please contact the Community Development Director at 775-887-2180, via e-mail at planning@carson.org or via fax at 775-887-2278.

F. Staff Reports: Discussion Only

- Planning Division staff report to the Historic Resources Commission. (Hope Sullivan)
- Commissioner reports/comments.
- Future agenda items.
- Next meeting: The next meeting is tentatively scheduled for 5:30 p.m., Thursday, July 8, 2021, at the Carson City Community Center, Robert 'Bob' Crowell Board Room, 851 East William Street, Carson City, Nevada 89701.

G. Public Comments**

Members of the public are invited to address the Commission at this time and comment on any matter that is relevant to or within the authority of the Historic Resources Commission, including any matter that is not specifically included on the agenda as an action item. No action may be taken on a matter raised under this public comment portion of the agenda.

H. For Possible Action: Adjournment

****PUBLIC COMMENT LIMITATIONS:** *The Commission will provide at least two public comment periods in compliance with the minimum requirements of the Open Meeting Law prior to adjournment. **Public comment will be taken at the beginning of the agenda before any action is taken and again at the end before adjournment.** No action may be taken on a matter raised under public comment unless the item has been specifically included on the agenda as an item upon which action may be taken. The Chair or Vice-Chair may call for or allow additional individual-item public comment at the time of the body's consideration of the item when: (1) the comment will be provided from a person who is directly involved with the item, such as City staff or an applicant; or (2) it involves any person's or entity's due process appeal or hearing rights provided by statute or the Carson City Municipal Code. Comments may be limited to **three minutes** per person or topic at the discretion of the Chair in order to facilitate the meeting.*

Please note: Any person who wishes to have their complete testimony included in the permanent record of this meeting should provide a written or electronic copy to the Chair in addition to any other written material. Minutes of the meeting are produced in a summary format and are not verbatim.

Agenda Management Notice - Items on the agenda may be taken out of order; the public body may combine two or more agenda items for consideration; and the public body may remove an item from the agenda or delay discussion relating to an item on the agenda at any time.

Titles of agenda items are intended to identify specific matters. If you desire detailed information concerning any subject matter itemized within this agenda, you are encouraged to call the

Planning Division. You are encouraged to attend this meeting and participate by commenting on any agenda item.

Notice to persons with disabilities: The Historic Resources Commission is pleased to make reasonable accommodations for members of the public who wish to attend the meeting and need assistance. If special arrangements for the meeting are necessary, please notify the Planning Division in writing at 108 E. Proctor St., Carson City, Nevada 89701, or call 775-887-2180, at least 24 hours in advance of the meeting.

If you would like more information about an agenda item listed above, please contact the staff member listed at the end of the particular item in which you are interested at 775-887-2180. To request copies of the supporting materials for an agenda item, contact Hope Sullivan at 775-887-2180 or planning@carson.org.

This agenda and supporting materials for the meeting are available in the Planning Division office located at 108 E. Proctor Street, Carson City or at www.carson.org/agendas.

This agenda has been posted at the following locations:

City Hall, 201 North Carson Street
Community Center, 851 East William Street
Community Development Department, 108 E. Proctor Street
Carson City Library, 900 North Rook Street

Carson City Website - <https://carson.org/government/meeting-information/agendas>
State Website - <https://notice.nv.gov>