



## Churchill County Agenda Report

**Date Submitted:** June 23, 2021

**Agenda Item #:** New Business - A

**Meeting Date Requested:** August 5, 2021

**To:** Board of County Commissioners  
**From:** Christian Spross, Director, Public Works, Planning & Zoning  
**Subject Title:** Consideration and possible action re: A Sending Site Application filed by the Eckert Family Trust for properties located at 1805 Norcutt Lane, 9295 Pasture Road, and farmland off of Pasture Road, Assessor's Parcel Numbers 006-111-25, 006-111-26, 006-111-27, 006-111-29 and 006-111-37, consisting of 262.88 acres with 220.08 acres of water rights in the A-10 zoning district, whereby the Applicant proposes to place a conservation easement on the property.

**Type of Action Requested:** Accept

**Does this action require a Business Impact Statement?** No

**Findings of Fact Motion:** N/A

**Recommend Board Action:** motion to approve the Sending Site application for the Eckert Family Trust on properties at 1805 Norcutt Lane, 9295 Pasture Road, and adjacent farmland (APNs: 006-111-25, 006-111-26, 006-111-27, 006-111-29 & 006-111-37), consisting of 262.88 acres with 220.08 acres of surface water rights, based upon meeting the criteria for a Sending Site, and to approve 352 TDRs for the same properties.

**Discussion:** This Application is for approval of a Sending Site and Transfer of Development Rights calculation. The subject properties meet the 20-acre minimum parcel size for a Sending Site, have water rights, meet the zoning district requirements, and are located within the military operations buffer zone, as well as meeting the additional qualification of totaling more than 100 acres.

The Sending Site Review Committee reviewed the Application on June 21, 2021 and recommends approval of the Sending Site. The Committee recommended a total of 352 Transferable Development Rights (TDRs). The Planning Commission also recommended approval at their July 14, 2021 meeting.

**Recommended Conditions:** N/A

**Alternatives:** N/A

**Prepared By:** Diane Moyle, Administrative Assistant

The submission of this agenda report by county officials is not intended, necessarily, to reflect agreement as to a particular course of action to be taken by the board; rather, the submission hereof is intended, merely, to signify completion of all appropriate review processes in readiness of the matter for consideration and action by the board.

