

CITY OF FALLON
BOARD OF ADJUSTMENT MINUTES
55 West Williams Ave
Fallon, Nevada
June 26, 2025

The City Board of Adjustment met on the above date in the Council Chambers, City Hall, 55 West Williams Avenue, Fallon, Nevada.

Present:

Board Member Charlie Arciniega
Board Member Chris Webb
Board Member Toby Thomas
City Engineer Derek Zimney
Deputy City Attorney Sean Rowe

The meeting was called to order by Board Member Charlie Arciniega at 6:00 p.m.

Board Member Charlie Arciniega inquired if the agenda had been posted in compliance with NRS requirements.

City Engineer Derek Zimney advised that the agenda was posted in compliance with the NRS requirements.

Board Member Charlie Arciniega mentioned that Board Chairwoman Kim Barrencea and Board Member Sheila Scholz were out of town and unable to make it.

Public Comments

Board Member Charlie Arciniega inquired if there were any public comments. He noted that comments are to be general in nature, not relative to any agenda items. No action may be taken on a matter raised under this item until the matter has been specifically included on an agenda as an item upon which action will be taken.

No comments were noted.

Consideration and possible approval of Board of Adjustment meeting minutes for October 10, 2024. (For possible action)

Board Member Chris Webb made a motion to approve the Board of Adjustment meeting minutes for October 10, 2024, without any corrections or additions; seconded by Board Member Charlie Arciniega and the motion carried with a 3-0 vote by the Board.

Consideration and possible approval of an application by Charlie and Carol Arciniega, 645 Nadine Drive (APN #001-433-04), for a variance in an R-1 zone to encroach twenty feet into a twenty-foot front setback and four feet into a five-foot side setback. (For possible action)

Board Member Charlie Arciniega stated that this item will be tabled due to not having a quorum for a vote on the item.

Deputy City Attorney Sean Rowe stated that that was correct due to the application by Charlie Arciniega. You would need to recuse yourself from deliberation and action on that which would leave us without a quorum.

Consideration and possible approval of an application by Samantha Mello, 850 Sunset Drive (APN #001-345-08), for a variance in an R-1 zone to encroach four feet into a twenty-foot front setback. (For possible action)

City Engineer Derek Zimney stated that Samantha Mello 850 Sunset Drive, has filed for a variance in an R-1 zone to encroach four feet into a twenty-foot front setback. Samantha Mello is proposing to extend her front porch. The building plans have been reviewed by the City of Fallon Building Department and are attached. Unfortunately, Samantha is down with a leg injury but her grandfather, Garnett Mello, is here to answer any questions you may have.

Garnett Mello stated that earlier this year, four feet was added to the front of her house. Unfortunately, this addition eliminated her porch and now we would like to add a front porch to the front of her home. We have submitted the plans to the building department and we are waiting for the approval from the Board of Adjustment.

Board Member Chris Webb stated that the aesthetics will be beautiful. The work that you have already done is beautiful and it is the prettiest house on the street and I am sure that it will add more aesthetic value to the neighborhood.

Board Member Toby Thomas stated that he agreed with that assessment.

Board Member Charlie Arciniega asked if there were comments made to the Engineers Office regarding the application.

City Engineer Derek Zimney stated that there was no negative feedback received. There were some questions asked as to what was going on but no negative feedback whatsoever.

Board Member Chris Webb made a motion to approve the application by Samantha Mello, 850 Sunset Drive (APN #001-345-08) for a variance in an R-1 zone to encroach four feet into a twenty-foot front setback; seconded by Board Member Toby Thomas and the motion carried with a 3-0 vote by the Board.

Public Comments

Board Member Charlie Arciniega inquired if there were any public comments.

Board Member Chris Webb inquired if Charlie Arciniega would be presenting tonight so that he wouldn't have to be here at the next meeting when voting took place.

City Engineer Derek Zimney stated that it would be best to handle it at the next meeting.

Deputy City Attorney Sean Rowe stated that there would be no issue as to when it would be addressed. There will be other Board Members at the next meeting for a quorum. I don't know that Charlie needs to be present for his presentation.

Board Member Charlie Arciniega stated that he would refrain from making any comments on his project.

No further comments were made.

Adjournment

There being no further business to come before the Board of Adjustment, Board Member Charlie Arciniega adjourned the meeting at 6:07 p.m.

Board Member Charlie Arciniega

Attest: _____
Derek Zimney, City Engineer

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