
How do we represent Washoe Tahoe's unique challenges to the Board of Commissioners?

October 2, 2023

Our goal is to convey these Washoe Tahoe considerations to the county commissioners.

- We have a duty to preserve Lake Tahoe.
 - Landlocked – no growth through spread
 - Remaining land is costly
 - Every use of land carries opportunity costs
- We face inherent danger of forest fire coupled with a volatile population.
- We acknowledge the need to meet the needs of stakeholders with differing aims:
 - Residents
 - Local businesses and workers
 - Developers
 - Tourists
 - Government

Our moment in the sun is brief.



- We have been granted
 - 30 minute individual meetings with each commissioner
 - 10 minute presentation at a board meeting
- Our objectives are to
 - Dislodge misconceptions we sense in the commissioners
 - Generate policy decisions and actions that address our top issues

This process was used to analyze the CAB comments.

- Review minutes from last 12 doc'd meetings – April 2022 to June 2023
- Review each comment and categorize it by issue(s) raised
- Cluster closely related and interlocking issues
- Count occurrences comments raised around these clusters
- Develop list in “priority” order

Numerous concerns are repeatedly raised at CAB meetings.

CAB Comment Issues	Repetitions
Housing, workforce, STRs	102
Distrust of county govt, TRPA, process	86
Development, overcrowding	70
Communication, lack of representation	58
Safety, ebikes, pedestrian crossings	69
Evacuation	37*
Zoning	35
Transportation	34
Traffic, parking	25
Maintenance (roads, snow removal)	23
Environment	21
Tourism	13

Catalog of comments at CAB meetings:

- April 2022 to June 2023
- 12 meetings total
- 402 comments –
 - 81 in general
 - 320 response to presentations
- 45 different speakers

63% of comments expressed **frustration** with:

- Agency, department performance
- Lack of local representation in planning
- Having inputs ignored

* Minutes from July 23 meeting on Evacuation Plan not yet available.

A survey of 657 residents ranked local issues as follows:

Having more local control and accountability	51.9%
Availability of housing (cost and range of housing options)	47.3%
Building more pride of place (nicer downtown/sidewalks/appearances)	43.0%
Getting around and through town (traffic, parking, plowing, and transit management)	39.0%
Nuisance management (noise/parking/trash, etc.)	33.7%
Building a stronger sense of community	30.5%
Having IVGID serve the community better	29.9%
Quality and management of schools	28.1%
Other	23.8%

Respondents allowed to choose up to five of the nine options listed above.

What should we include in the presentation to commissioners?

- Urgent – before it's too late
- Important – impact on future of the area
- Actionable – something can be done
- Relevant – within the purview of the commissioners

Options:

1. Present the whole list.
2. In depth presentation of two-three issues.
3. Abandon this project.