



South Truckee Meadows/Washoe Valley
Citizen Advisory Board

Revised - Meeting Agenda - Revised

November 7, 2019 at 6:00 P.M.

South Valleys Library (Meeting Room)

15650A Wedge Parkway, Reno, Nevada

Accessibility. The meeting location is accessible to the disabled. If you require special arrangements for the meeting, call the Community Services Department, (775) 328-2722, two working days prior to the meeting.

Following the agenda. All number or lettered items on this agenda are hereby designated for possible action as if the words for possible action were written next to each, except for items marked with an asterisk (*). Items on this agenda may be taken out of order, combined with other items, discussed or voted on as a block, removed from the agenda, or moved to the agenda of a later meeting at the discretion of the Chair.

Public comment and time limits. Public comments are welcomed during the Public Comment period for all matters, whether listed on the agenda or not, and are limited to three minutes per person or as designated by the Citizen Advisory Board Chair at the beginning of the meeting. Additionally, public comment will be heard during individually numbered items on the agenda. Persons are invited to submit comments in writing on the agenda items and/or attend and make comment on that item at the Citizen Advisory Board meeting. Persons may not allocate unused time to other speakers.

Forum restrictions and orderly conduct of business. The Citizen Advisory Board is an advisory body providing community comments and recommendations to Washoe County advisory and governing boards. The presiding officer may order the removal of any person whose statement to other conduct disrupts the orderly, efficient or safe conduct of the meeting. Warning against disruptive conduct may or may not be given prior to removal. The viewpoint of a speaker will not be restricted, but reasonable restrictions may be imposed upon the time, place and manner of speech. Irrelevant and unduly repetitious statements and personal attacks which antagonize or incite others are examples of speech that may be reasonably limited.

Responses to public comments. The Citizen Advisory Board can deliberate or take action only if a matter has been listed on an agenda properly posted prior to the meeting. During the public comment period, speakers may address matters listed or not listed on the published agenda. The Open Meeting Law does not expressly prohibit responses to public comments by the Board. However, responses from Citizen Advisory Board members to unlisted public comment topics could become deliberation on a matter without notice to the public. On the advice of legal counsel and to ensure the public has notice of all matters the Citizen Advisory Board will consider, Citizen Advisory Board members may choose not to respond to public comments, except to correct factual inaccuracies, ask for County staff clarification, or ask that a matter be addressed on a future meeting or district forum. Citizen Advisory Board members may do this either during the public comment item or during the following item: "CHAIRMAN/BOARD MEMBER ITEMS"

Posting locations. Pursuant to NRS 241.020, this notice has been posted at the Washoe County Administration Building (1001 E. Ninth Street, Bldg. A); Washoe County Courthouse (75 Court Street), Downtown Reno Library (301 S. Center St.), Sparks Justice Court (1675 East Prater Way), South Valleys Library (15650A Wedge Parkway), and online at notice.nv.gov and www.washoecounty.us/cab.

Support documentation. Support documentation for the items on the agenda, provided to the CAB is available to members of the public at the County Manager's Office (1001 E. 9th Street, Bldg. A, 2nd Floor, Reno, Nevada), Alice McQuone, Community Services Department, 775-328-2722.

AGENDA

1. *CALL TO ORDER/ DETERMINATION OF QUORUM

2. *PLEDGE OF ALLEGIANCE

3. *GENERAL PUBLIC COMMENT AND DISCUSSION THEREOF- Limited to no more than three (3) minutes. Anyone may speak pertaining to any matter either on or off the agenda. The public are requested to submit a Request to Speak form to the Board Chairman. Comments are to be addressed to the Board as a whole. Additionally, during action items [those not marked by an asterisk (*)], public comment will be heard on that particular item before action is taken.

4. APPROVAL OF AGENDA FOR THE MEETING OF NOVEMBER 7, 2019 (for Possible Action)

5. APPROVAL OF THE MINUTES FOR THE MEETINGS OF SEPTEMBER 12 AND OCTOBER 3, 2019 (for Possible Action)

6. DEVELOPMENT PROJECTS– The project description is provided below.

6.A. Administrative Permit Case Number WADMIN19-0021 (The Ditch) - Request for community feedback, discussion and possible action to forward community and Citizen Advisory Board comments to Washoe County staff on a request for a 4,232 sq. ft. detached accessory structure to be used as a 4 car garage with a planning room, bathroom and carport. The new structure will be larger than the main residence building footprint of 3,014sq. ft. This structure is part of the first phase of a two phase plan to replace the existing main residence and garage **(for Possible Action)**

- **Applicant\Property Owner:** Keyhole Trust
- **Location:** 30 Cassas Ct.
- **Assessor's Parcel Number:** 041-120-43
- **Staff:** Dan Cahalane, Planner, 775-328-3628; dcahalane@washoecounty.us
- **Reviewing Body:** Tentatively scheduled for the Board of Adjustment on December 5, 2019

6.B. Special Use Permit Case Number WSUP19-0023 (DDC Enterprises) – Request for community feedback, discussion and possible action to forward community and Citizen Advisory Board comments to Washoe County staff on a request a construction sales and services use type within the General Commercial Regulatory Zone in Washoe Valley. The project location is found within the Old Washoe City Historic District (OWCHD) in the South Valleys Area Plan. The OWCHD has its own Allowed Uses, and Construction Sales and Services requires a Special Use Permit. **(for Possible Action)**

- **Applicant\Property Owner:** DDC Enterprises
- **Location:** 470 Old Highway 395
- **Assessor's Parcel Number:** 050-234-62
- **Staff:** Chris Bronczyk, Planner, 775-328-3612; cbronczyk@washoecounty.us
- **Reviewing Body:** Tentatively scheduled for the Board of Adjustment on December 5, 2019

7. *UPDATE AND DISCUSSION ON THE RHODES BRIDGE SINGLE LANE CLOSURES – Washoe County staff will provide an update, including timeline, for the Rhodes Bridge single lane closures and will be available to answer questions.

8. *CHAIRMAN/BOARD MEMBER ITEMS - This item is limited to announcements by CAB members. *(This item is for information only and no action will be taken by the CAB).*

9. * GENERAL PUBLIC COMMENT AND DISCUSSION THEREOF – Limited to no more than three (3) minutes. Anyone may speak pertaining to any matter either on or off the agenda. The public are requested to submit a Request to Speak form to the Board Chairman. Comments are to be addressed to the Board as a whole.

ADJOURNMENT