

WARM SPRINGS CITIZEN ADVISORY BOARD



DRAFT: Approval of these draft minutes, or any changes to the draft minutes, will be reflected in writing in the next meeting minutes and/or in the minutes of any future meeting where changes to these minutes are approved by the CAB.

Minutes of the special meeting of the Warm Springs Citizen Advisory Board held May 2, 2011 at the Spanish Springs Library, 7100A Pyramid Lake Hwy. Nevada.

1. **CALL TO ORDER** – The meeting was called to order at 6:33 p.m. by Robert White, Chair.
2. **MEMBERS PRESENT** – Hugh Ezzell, At-Large, Secretary, Jeanne Herman, At-Large, Joann Phillips, At-Large Alternate sat in for Larry Chesney, Robert White, At-Large, Chair, and Jeff Wiggins, At-Large, V. Chair.
MEMBERS ABSENT - Larry Chesney, At-Large excused.
3. **APPROVAL OF AGENDA FOR THE MEETING OF MAY 2, 2011** – Hugh Ezzell moved to approve the May 2, 2011 meeting agenda as posted. Jeff Wiggins seconded the motion. The motion carried unanimously. Item 11. B was heard after item 6.
4. **APPROVAL OF THE MINUTES OF THE MEETING HELD ON MARCH 7, 2011** – Jeanne Herman moved to approve the minutes of the March 7, 2011 meeting as submitted. Jeff Wiggins seconded the motion. The motion carried unanimously.
- 5.* **UPDATES/ANNOUNCEMENTS/CORRESPONDENCE** – (CAB files and correspondence which are part of the public record are on file in the Washoe County Department of Community Development and are available for public review. Written correspondence and testimony will be included in the public record when a request is made to make the document a part of the public record and when a copy is provided to the CAB Chair, who forwards the document to the County. Copies of correspondence should be on file in the Washoe County Department of Community Development and are available for public review).
 - Robert White provided copies of announcements and correspondence from Washoe County for public review. Mr. White briefly reviewed the recent CAB Chairs meeting and announced that the phone number to call for code enforcement is 328-6106.
 - Robert White reported that there will be more community forums scheduled prior to the next regular WSCAB meeting in July. Mr. White urged everyone to sign up to receive e-mails from Washoe County.
 - Mr. White urged everyone to sign up to receive notices by e-mail. Contact Sheri Ingley at the Department of Community Development.
- 6.* **WASHOE COUNTY SHERIFF'S DEPARTMENT** – Sergeant Chris Banks, Washoe County Sheriff's Department was available to report on public safety issues including recent calls for service. Call 328-3002 to report illegal or suspicious activity to the Sheriff's Department. Citizens are urged to keep vehicles and residential doors locked and valuables out of sight. Sgt. Banks discussed the new AlertID program that has been initiated in Washoe County and also stated that updated information from the Sheriff's Department is available on Twitter. Sgt. Banks reported that there have been several parties in the Moon Rocks area where illegal substances have been consumed by teenagers. Citizens are asked to report any unusual, suspicious or illegal activity to the Sheriff's Department.
Comments and Concerns
 - Concerns were raised regarding possible non-sanctioned horse racing or possible events resulting in animal cruelty are being held in the Warm Springs area.
 - Hugh Ezzell stated that he has heard that permits have been issued for horse racing and alcohol use.
 - Sharon Spencer reported that per the property owner, some permits have been denied due to fire hazards along the berm along the fence line.
- 7.* **RENO FIRE PROTECTION AND SAFETY ISSUES** – A representative of the Reno Fire Department was not available to present a report on fire safety.
- 8.* **COUNTY COMMISSIONER/COUNTY LIAISON UPDATES**
 - A. Commissioner Robert Larkin was not present to provide an update on County issues.
 - B. Lorrie Adams, County Liaison for Districts 4 and 5, is available to answer your questions and concerns. Please feel free to contact her at ladams@washoecounty.us (775) 328-2720. To sign up to receive email updates from the County, visit www.washoecounty.us/cmail. Copies of the monthly updates were available for review and monthly updates on County issues in your area are available online at www.washoecounty.us/cab (follow the link to your CAB).
9. **COMMUNITY FORUM UPDATE** – Robert White reported on the Community Forum that was held on May 1, 2011 at Jeanne Herman's home. The forum was held to provide an opportunity for the community to discuss issues related to the Warm Springs area. Discussion included the update of the Warm Springs Area Plan water budget and the citizen request to change the General Rural Residential (GRR) land use classification to General Rural Agricultural (GRA), as

well as any topic residents wish to bring to the forum. (Note: The Community Forum is not sponsored by either Washoe County or the Warm Springs CAB.) **MOTION:** Jeff Wiggins moved to recommend the restoration of A1/A7 zoning as represented by Mr. Whitney and Ms. Sannazzaro on the January 2011 comparison chart. Jeanne Herman seconded the motion. The motion carried unanimously.

Comments and Concerns

- Sharon Spencer reviewed the errors in the language for the GRA (General Rural Agriculture) designation.
- Sharon Spencer stated that hospital services is not appropriate, however, a clinic would be appropriate. Ms. Spencer stated that if we don't keep the language that the Warm Springs loses its standing with the courts. Bill Whitney read the definition of hospital services into the record. Ms. Spencer stated opposition to a diagnostic service facility.
- Differences of opinion were stated regarding the definition of sanitarium. Support was stated for an emergency care facility. Opposition was stated to takings of property rights.
- Katherine Snedigar stated that if someone opposes hospital services, they need to attend the meetings and state their opinions. Ms. Snedigar stated that the intent is to restore property rights and not to agree to changes.
- Robert White stated that due to budget cuts that sometime in the near future Mr. Whitney and Ms. Sannazzaro will not be available to continue with the planning process.
- Concerns were raised regarding inclusion of Dude Ranches, which are included in the development code definition.
- Ms. Snedigar stated that Article 106 only allows people with 40 acres to only have one dwelling.
- Concerns were raised that it appears that the community is not able to reach agreement.
- Jeff Wiggins stated that the development code has changed since the land use changed and language that exists outside of the development code needs to be changed in future phases.
- Mr. Whitney stated that he feels that the community is really close to a final agreement and urged everyone to attend the planning commission hearing and state their opinions.
- Robert White stated that in order to move forward, the 'ball needs to start rolling'.
- Ms. Snedigar asked Mr. Whitney and Ms. Sannazzaro to contact her with proposed language.
- Mr. Whitney reviewed the planning process and the public hearings for the adoption and indicated that the process should take four months.

Robert White called a recess at 8:05 p.m. and called the meeting back to Order at 8:15 p.m.

10.* PUBLIC COMMENT - Time limits for Public Comment will be limited to 15 minutes. Any additional comments after the 15-minute timelimit, will be continued following Item 13. Chairman/Board Member Items. Comment heard under this item will be limited to items not on this agenda and will also be limited to three minutes per person. Public comment and/or testimony, as applicable, will also be allowed under each individual agenda item and will likewise be subject to the same three minute limitation per speaker. Public comment/testimony during an individual agenda item shall be limited to the subject of the agenda items. Comments are to be made to the CAB as a whole. The CAB follows NRS 241.035 and includes written remarks as part of the public record only when such remarks are read into the record and a copy is provided for inclusion as a part of the record.

- Sharon Spencer announced that Tom Prentiss has a web-site with information on the Area Plan Update. www.palominovalley.washoecountynv.info
- Sharon Spencer stated her opposition to the inconvenience of the Lazy 5 Regional Park for the WSCAB meetings due to the cost of gas and other hardships. Ms. Spencer stated concern that meeting here seems to be a tactic by Washoe County to stall use of the shooting range facility. Ms. Spencer stated that all property in Palomino Valley has vested domestic water rights and the .025 seems to have been taken by the state and anyone can give up their own water rights without impacting other property owners.
- Gary Schmidt provided copies of his contact information at www.nobullschmid@hotmail.com and Gary@reformnevadapolitics.com Mr. Schmidt reminded everyone that Assembly Bill 545 changes 400 laws that deal with population thresholds. Mr. Schmidt stated that the law calls for Washoe County to have 7 County Commissioners. Mr. Schmidt stated concern that three County Commissioners collude prior to making decision at the public hearings. Mr. Schmidt urged eliminating one of the assistant County Managers and support staff and use the funds for two new commissioners. Mr. Schmidt stated that AB545 needs to be defeated. Contact Mr. Schmidt for updated information on public issues.
- Robert White asked for further public comment and hearing none, closed this agenda item.

11. NEW BUSINESS – Time limits for these items will be limited to: 10 minutes for presenters, 15 minutes for public testimony, and 10 minutes for Board discussion. (Staff contact listed on items for Community Development may not be in attendance but can be contacted with code and policy questions.)

A. Possible Rescheduling of the July Meeting due to the July 4, 2011 Holiday – Discussion was held and the CAB took the following action. MOTION: Hugh moved to recommend that the WSCAB change the regular July meeting date to July 18, 2011. Jeff Wiggins seconded the motion. The motion carried unanimously.

B. Regional Shooting Facility Master Plan Update – Al Rodgers, Assistant Director, Washoe County Regional Parks and Open Space presented information on the Regional Shooting Facility Master Plan process to date. Dale Doerr, Lumos and Associates present conceptual plans for public review and comment. Mr. Doerr reported that they received approximately 100 responses to a survey. Jennifer Budge, Regional Parks and Open Space was available to present information and hear comments from the community. Contact Ms. Budge at: jbudge@washoecounty.us or 775.823.5313.

MOTION: Hugh Ezzell moved to recommend adoption of Plan A1 as presented tonight, that the locations of the recreation shooting portions of the facility be worked out between the Parks Department and the designer and the users groups, a strong recommendation that trees be omitted and any live landscape be omitted from the design and transferred elsewhere in the county where necessary, and for this design and in the future changes or modifications of the Master Plan that actuation be made toward noise mitigation and lowering of noise impact to the public around the shooting range and that if possible, the bomb disposal area be relocated if feasible according to who ever uses it. Jeff Wiggins seconded the motion. The motion carried unanimously.

Comments and Concerns

- In response to questions raised, Ms. Budge reported on the comments that have been made by adjacent property owners. One of the concerns is related to negative impacts from noise. Ms. Budge reported that she had talked with every resident adjacent to the facility.
- Sharon Spencer asked that citizens can be noticed in advance of bomb disposal activity by the Consolidated Bomb Squad. Ms. Budge stated that she would pass the request on to the Consolidated Bomb Squad.
- Concerns were raised regarding the amount of water that would be used to irrigate the landscape at the facility and it was suggested that funds be used for stationary overhead shade and berms to reduce noise impacts.
- In consideration of the dry conditions at the facility site, support was stated for installing zero landscape and noise controls.
- Ms. Budge stated that there were approximately 100 trees removed for the Ruby Pipeline project and Ruby Pipeline would be providing funds for trees and landscape at this facility.
- Joe Melcher, Palomino Valley Gun Club stated that they are happy with the proposed master plan and stated that trees can provide some reduction of the noise. Mr. Melcher stated that substantial numbers of parking would be supported. Mr. Melcher stated that there is a natural rock quarry north of the facility that would be an acceptable alternative for bomb disposal. Mr. Melcher stated support for making this plan work and provide an accessible location for urban and suburban shooters.
- Sharon Spencer asked that the applicant address drought conditions with regard to landscape options. Ms. Spencer also asked that contamination from lead and from the bomb disposal site be addressed.
- Ms. Budge stated that they are seeking specific funding for cleanup of contaminants.
- Mr. Melcher discussed issues of removal of contaminants and lead recycling.
- Mr. Doerr was asked to post the alternative plans at the shooting range. Concerns were raised regarding possible accidents on-site.
- In response to questions raised, Mr. Rodgers stated that they will put out a request for proposal for private management of the site.
- (Unidentified speaker) stated that he has conducted studies that show that trees do not substantially reduce noise impacts and some explosives could react in unexpected ways.
- Safety precautions were urged regarding multiple activities going on at the same time.
- Gary Schmidt stated that a potential relocation of the shooting facility would be the Winnemucca Ranch. Mr. Schmidt stated that there is an area north of Gerlach where there is plenty of water to support landscape.
- In response to questions raised, Mr. Rodgers stated that the purveyor/vendor would be responsible for day to day management of the facility.
- Mr. Doerr stated that the height of the berms would be determined as the master plan moves forward.
- Hugh Ezzell stated that negative impacts from noise and lighting are his main issues. Mr. Ezzell stated that alternate locations could be at Bedell Flats or off of Red Rock Road.
- Bill Sill stated that he utilizes the shooting range and stated that the noise levels are very low.
- Mr. Rodgers stated that due to current budget loses, the Regional Parks and Open Space department has not been able to manage the shooting range site but they will manage the site to the best of their ability.
- Mr. Doerr stated that costs have not been determined. Ms. Budge stated that they will be submitting requests for proposals for funding.
- Questions were raised that with the current economy, should the funds be spent on the shooting facility? Concerns were also stated that funds could be spent on other existing facilities.
- In response to questions raised, Mr. Rodgers stated that income to costs ratio is a losing proposition.
- Ms. Budget stated that the Master Plan could be initiated when funding is made available. Ms. Budge also stated that there are possibilities for acquisition of adjacent land in the future.

- Concerns were raised that there are some sites where shooting would be hazardous for shooters on other ranges.

C. Permanent Change of Meeting Location – Discussion was held and the CAB made the following recommendation to the Board of County Commissioners to permanently change the regular meeting location of the Warm Springs Citizen Advisory Board from Fire Station #29 on Ironwood Road to the Regional Shooting Facility at 21555 Pyramid Hwy. **MOTION:** Jeff Wiggins moved to recommend to the Board of County Commissioners that the WSCAB permanently change the meeting location to the Regional Shooting Facility at 21555 Pyramid Hwy. Jeanne Herman seconded the motion. The motion carried unanimously.

Comments and Concerns

- Katherine Snedigar stated that the process has taken too long and that the community was supposed to have received a letter confirming why the CAB can no longer meet at the fire station. Ms. Snedigar stated that this should be the final action taken on changing the permanent meeting location and that the July CAB meeting should be held at the shooting facility.

12. OLD BUSINESS – Time limits for these items will be limited to: 10 minutes for presenters, 15 minutes for public testimony, and 10 minutes for Board discussion.

A. Warm Springs Area Plan Update – Grace Sannazzaro and Bill Whitney with the Department of Community Development were available to continue the discussion on updating the Warm Springs Area Plan, a part of the Washoe County Comprehensive Plan. The Warm Springs Area Plan update process will be comprised of review and discussion over a period of several months that take place at regularly scheduled Warm Springs Citizen Advisory Board meetings. At the completion of the update, there may be revisions to any or all of the following sections of the Warm Springs Area Plan: Introduction, Conservation section, Land Use and Transportation section, Public Services and Facilities section, Conclusion, Appendix A – Water Budget for the Warm Springs Area Plan, List of Maps and List of Tables. Mr. Whitney stated that there needs to be another meeting to finalize the language for the issues and concerns.

Comments and Concerns

- Mr. Whitney was asked to provide copies of the language and the changes to attendees of the WSCAB meetings.
- In response to questions raised, Mr. Whitney stated that one acre foot is an estimated amount that the state uses for a single family residence demand.
- Clifford Pitts supported a minimum of a three year study on the perennial yield.
- Robert White asked that the community hold at least three community forums and come back to the WSCAB in July with the proposed changes. The first community forum would be scheduled on May 14, 2011 and a second forum on May 28, 2011 with the possibility of a third forum in June.
- Mr. White urged postponing action on the water budget until the new study has been completed.
- In response to concerns raised, Mr. Whitney stated that Article 106 is a description of categories and it changed when Washoe County went from a one map system to a two map system.

B.* Palomino Valley General Improvement District (PVGID Permanent Agenda Item) – A representative from the PVGID was not available to present a report. (This item was informational only and no action was taken by the CAB).

13.*CHAIRMAN/BOARD MEMBER ITEMS (This item limited to announcements of topics/issues posed for future workshops/agendas).

- **Next Agenda Items:** Election of Officers, meeting location change.

14. ADJOURNMENT – Jeff Wiggins moved to adjourn the meeting at 9:40 p.m. Hugh Ezzell seconded the motion. The motion carried unanimously.

Respectfully submitted by: Allayne Donnelly-Everett, Recording Secretary