

**BOARD OF COUNTY COMMISSIONERS, WASHOE COUNTY, NEVADA**

TUESDAY

2:00 P.M.

JANUARY 22, 2008

PRESENT:

**Bob Larkin, Chairman**  
**Bonnie Weber, Vice Chairperson**  
**Jim Galloway, Commissioner**  
**David Humke, Commissioner\***  
**Kitty Jung, Commissioner**

**Amy Harvey, County Clerk**  
**Katy Singlaub, County Manager**  
**Melanie Foster, Legal Counsel**

The Board met in regular session in the Commission Chambers of the Washoe County Administration Complex, 1001 East Ninth Street, Reno, Nevada. Following the Pledge of Allegiance to the flag of our Country, the Clerk called the roll and the Board conducted the following business:

County Manager Katy Singlaub stated: "The Chairman and Board of County Commissioners intend that their proceedings should demonstrate the highest levels of decorum, civic responsibility, efficiency and mutual respect between citizens and their government. The Board respects the right of citizens to present differing opinions and views, even criticism, but our democracy cannot function effectively in an environment of personal attacks, slander, threats of violence, and willful disruption. To that end, the Nevada Open Meeting Law provides the authority for the Chair of a public body to maintain the decorum and to declare a recess if needed to remove any person who is disrupting the meeting, and notice is hereby provided of the intent of this body to preserve the decorum and remove anyone who disrupts the proceedings."

**08-61            AGENDA ITEM 3 – PUBLIC COMMENT**

**Agenda Subject: "Public Comment. Comment heard under this item will be limited to two minutes per person and may pertain to matters both on and off the Commission agenda. The Commission will also hear public comment during individual action items, with comment limited to two minutes per person. Comments are to be made to the Commission as a whole."**

**\*2:07 p.m.**     Commissioner Humke arrived at the meeting.

Nancy Johnson identified herself as a homeowner in Rancho Haven. She expressed her opposition to a Special Use Permit for the Sierra Nevada Teen Ranch. She indicated her primary concerns were negative impacts on the area's water table and the General Rural zoning of the site, which was designed to support a single family home.

She urged the Board to deny the Permit when it came before them for consideration at their next meeting.

Gwen Reeves described herself as a resident of Rancho Haven and also spoke in opposition to the Sierra Nevada Teen Ranch. Her concerns included water, traffic, safety, open space, and hazards to the environment, wildlife and neighborhood. She asked the Board to deny the Special Use Permit at its upcoming meeting.

Pete Hackbusch stated he was a resident of Sierra Ranchos. He spoke against the Sierra Nevada Teen Ranch and related several concerns he had heard expressed during the Board of Adjustment hearing, including: detrimental community property values, lack of medical services and response time, no guidelines to screen Pjuveniles to determine their classifications, and the likelihood that the \$10 million dollar facility would fail without a business plan. He urged the Board to reverse the Board of Adjustment's decision at its upcoming meeting.

Sam Dehne expressed dissatisfaction with the Nevada presidential caucuses and the voting system.

Andy Manor spoke of her nephew, Sergeant David Joseph Drakulich, who was killed in Afghanistan on January 9, 2008 while fighting for his Country. She shared comments he made to her during their last conversation together, when he told her how important it was for U.S. Troops to be there and what a shame it was that the people of the United States were so divided. She urged the public to bring the men and women of our military back as heroes.

**08-62            AGENDA ITEM 4 – ANNOUNCEMENTS**

**Agenda Subject:    “Commissioners’/Manager’s Announcements, Requests for Information, Topics for Future Agendas and Statements Relating to Items Not on the Agenda. (No discussion among Commissioners will take place on this item.)”**

Katy Singlaub, County Manager, pointed out Addendum Agenda Items 5E, 18 and 19.

Commissioner Humke discussed the recent presidential caucuses in Nevada. He said the caucuses were not official Washoe County or State of Nevada events, but were conducted by each of the political parties. He pointed out it was very expensive to the taxpayers for public agencies to conduct a primary and suggested that calls for a return to a straight-up primary run by the counties in the State were premature. He proposed the Commission take a position on the issue with the 2009 State Legislature.

Commissioner Weber said she helped to set up and run a caucus site for her party, and it had been a difficult process. Although the caucus was well attended, she expressed concern about the one person/one vote situation.

Commissioner Weber talked about her attendance at a recent meeting of the Regional Transportation Commission (RTC), where a discussion took place about the index portion of the gas tax. She indicated the issue would be discussed at the February 2008 Joint Meeting between the local governing bodies.

Commissioner Weber requested an update regarding the Nevada Humane Society and Regional Animal Services. Ms. Singlaub pointed out an email update was sent to each of the Commissioners following a recent meeting between the Humane Society and Animal Services. Commissioner Weber indicated she would like the update provided at a public Board meeting.

Commissioner Weber mentioned that she and other Board members recently received an email from Pamela Galloway. She wondered whether there would be some kind of response prepared by the County Manager. Ms. Singlaub asked to have a copy of the email forwarded to her.

Chairman Larkin said the RTC would host a public information meeting in January 2008 to update the community about several possible plans for the Southeast Connector, and there would also be a meeting of the RTC and its Technical Advisory Committee to discuss road studies and capital improvements. He announced an upcoming meeting of the Joint Fire Advisory Board.

Commissioner Galloway recalled previous staff direction that agenda items and staff reports use wording such as “acknowledge receipt of report” rather than “accept report.” He stated the wording was important for the public to understand the Board was not necessarily endorsing everything contained in a report. Ms. Singlaub explained the change had recently been made but there was a long lead time for developing staff reports. She said her instructions had been to use “acknowledge receipt” when a report contained recommendations, so there would be no implication that the recommendations were being accepted. Commissioner Galloway did not believe the staff direction was limited to reports containing recommendations. Ms. Singlaub thanked him for the clarification.

Commissioner Galloway stated it was not well received by the public for the Board to approve agreements that were not provided far enough in advance for the Commissioners to read them. He identified six items on the agenda for which no agreements were provided and said it was a problem for him to vote on such items. He requested the items be continued until the agreements were provided.

Commissioner Galloway requested clarification as to when water rates were last updated and emphasized the importance of updating all fees and rates on an annual basis.

Commissioner Weber thanked Ms. Andy Manor for her remarks during Public Comment and expressed appreciation for her nephew’s military service in Afghanistan.

Commissioner Jung discussed her participation as a precinct captain during the presidential caucus. She commented on the high level of voter participation and said she thought it was a positive democratic experience for those in her neighborhood.

Commissioner Jung thanked Public Works Director Dan St. John, as well as Regional Animal Services and the Nevada Humane Society, for providing the email update regarding their collaboration. She agreed with Commissioner Weber that it was important to have a public discussion about the issue, particularly as it related to future directions.

Commissioner Jung agreed with Commissioner Galloway's position concerning agreements. She indicated, although she did not need all of the documents related to bid awards, she found it helpful when staff placed bid results in a chart to show the bidders and bid amounts, as well as the reasons why a particular bidder was selected.

Commissioner Humke read a *Letter to the Editor*, which was placed on file with the Clerk. The letter from Brenda Eldridge complimented Washoe County for doing an excellent job clearing winter snow from the streets. Ms. Eldridge thanked Chairman Larkin, County Manager Katy Singlaub and Roads Superintendent Bill Orozsi for their prompt response to a specific problem.

Commissioner Weber thanked her constituents for their remarks during Public Comment about the Sierra Nevada Teen Ranch.

**08-63            AGENDA ITEM 19 – PROCLAMATION**

**Agenda Subject: “Week of February 3, 2008 as Food Check Out Week (requested by Commissioner Humke).”**

County Clerk Amy Harvey read the Proclamation. Commissioner Humke presented the Proclamation to Richard Capurro, District Director of the Nevada Farm Bureau.

Mr. Capurro thanked the Commission and accepted the Proclamation on behalf of Louis Damonte, Jr., President of the Washoe County Farm Bureau, as well as the farmers, ranchers and families who were members. He also thanked Chairman Larkin for encouraging the Farm Bureau to get involved with development of the County's nuisance ordinance because of their concerns about ranch open space.

In response to the call for public comment, Sam Dehne supported the Proclamation.

Commissioner Jung encouraged citizens to join Community Supported Agriculture (CSA), which allowed members to purchase a share in the weekly harvest from local farmers.

On motion by Commissioner Humke, seconded by Commissioner Weber, which motion duly carried, it was ordered that the Proclamation in Agenda Item 19 be adopted and approved. The Proclamation for same is attached hereto and made a part of the minutes thereof.

### **DISCUSSION – CONSENT AGENDA (ITEMS 5A THRU 5E)**

At the request of Commissioner Weber and Chairman Larkin, Agenda Item 5D(5) was pulled from the consent agenda for separate discussion.

County Manager Katy Singlaub stated the agenda items previously mentioned by Commissioner Galloway (Items 5D(1), 5D(3), 5D(4), 6, 7, 8 and 11) were framed to authorize the Chairman to execute the agreements upon presentation and that had been a standing process. She said those agreements would be provided to the Commissioners, and the agreement for Agenda Item 12 had already been provided. Commissioner Galloway indicated it was not a question of how the agenda items were framed, but whether the Board knew what the Chairman was being authorized to sign. He emphasized that authorizing agreements the Commissioners had not seen seemed inappropriate to him and he thought the public would agree if they were to be surveyed on the issue. He said it was up to each Commissioner to decide how much time they spent reviewing the agreements. Ms. Singlaub pointed out she was sending an email request to Assistant District Attorney Melanie Foster to establish a better practice. She explained the notion had been that the Chairman was authorized to review the agreements. Commissioner Galloway acknowledged it was up to each Commissioner if he or she opted not to receive certain boilerplate types of agreements. He indicated he would always want to review agreements and he believed they should also be posted on the County website. Chairman Larkin clarified there was not a problem with the language on the agenda but the agreements must be included in the agenda package. Ms. Singlaub agreed it would be done that way.

In response to the call for public comment, Sam Dehne said he appreciated Commissioner Galloway's diligence and oversight.

Commissioner Humke asked whether continuing the items with no agreements would cause difficulty among any of the contracting parties. Ms. Singlaub explained those types of items typically involved agreements that were still being negotiated and the agreements were then presented to the Chairman for execution after the final wording had been worked out. Public Works Director Dan St. John apologized for not having the agreements available in advance and promised to provide them in the future. He indicated there would be a delay of a few weeks for the West Spanish Springs Hydrologic Study, but he did not see anything catastrophic among the continued items.

**08-65                    AGENDA ITEM 5A – HUMAN RESOURCES**

**Agenda Subject: “Authorize issuance of an Invitation to Bid for the Employee Assistance Program.”**

There was no response to the call for public comment.

On motion by Commissioner Galloway, seconded by Commissioner Weber, which motion duly carried, Chairman Larkin ordered that Agenda Item 5A be authorized.

**08-66                    AGENDA ITEM 5B – SENIOR SERVICES**

**Agenda Subject: “Accept cash donations [\$13,977.87] for the period October 1, 2007 through December 31, 2007 for the second quarter of Fiscal Year 2007/08; acknowledge various non-cash holiday donations given directly to seniors through the Senior Center; and if accepted, direct Finance Department to make appropriate budget adjustments. (All Commission Districts)”**

On behalf of the Board, Commissioner Galloway thanked the following private parties whose donations helped the County do a better job for their citizens by enhancing Senior Center programs:

<b>Donor</b>	<b>Purpose/Program</b>	<b>Cash Value</b>
Lend-A-Check	General	\$700.00
Anonymous Donors	Senior Law Project	625.00
Anonymous Donor	Angel Fund	250.00
Priscilla Dorazio	Adult Day Care	50.00
Van Walraven & Harris, Chtd.	Senior Law Project	200.00
Scolari’s	Adult Day Care	25.10
Theta Master Chapter	Adult Day Care	50.00
McKenzie Properties	Nutrition	1,000.00
Susan Stapenhorst	Nutrition	25.00
United Way	General	360.72
Anonymous Donor	Nutrition	20.00
Anonymous Donor	General	10,000.00
Barbara Hartman	General	100.00
NARFE	General	100.00
Hobey’s Casino	Adult Day Care	150.00
Architectural Committee of Incline Village	Incline Donations	322.05

There was no response to the call for public comment.

On motion by Commissioner Galloway, seconded by Commissioner Weber, which motion duly carried, Chairman Larkin ordered that Agenda Item 5B be accepted and directed.

**08-67            AGENDA ITEM 5C – TRUCKEE RIVER FLOOD MANAGEMENT PROJECT**

**Agenda Subject: “Accept Truckee River Flood Management Project Status Report for December 2007. (All Commission Districts)”**

In response to the call for public comment, Sam Dehne pointed out the status report did not mention the recent flood that occurred in Fernley.

Commissioner Galloway asked whether the Fernley flood might be addressed in the next month’s report. Commissioner Humke remarked that Fernley was located in Lyon County and was not a part of the Flood Management Project for Washoe County. Chairman Larkin stated the request had been noted by the County Manager and Commissioner Galloway would receive a response to his question by email.

On motion by Commissioner Galloway, seconded by Commissioner Weber, which motion duly carried, Chairman Larkin ordered that Agenda Item 5C be accepted.

**08-68            AGENDA ITEM 5D(1) – PUBLIC WORKS DEPARTMENT**

**Agenda Subject: “Award Professional Services Agreement for the West Spanish Springs Hydrologic Study to the most qualified proposer (staff recommends Quad-Knopf, Inc.) [\$56,000]; and if awarded, authorize Chairman to execute Agreement upon presentation. (Commission District 4)”**

Please see above for a summary of the discussion concerning this item and the consent agenda.

On motion by Commissioner Galloway, seconded by Commissioner Weber, which motion duly carried, Chairman Larkin ordered that Agenda Item 5D(1) be continued to the next available meeting date so the agreement could be provided to the Board and posted with the agenda prior to the meeting.

**08-69            AGENDA ITEM 5D(2) – PUBLIC WORKS DEPARTMENT**

**Agenda Subject: “Authorize Public Works Department to bid the Crystal Bay Phase I Water Quality Improvement Project. (Commission District 1)”**

There was no response to the call for public comment.

On motion by Commissioner Galloway, seconded by Commissioner Weber, which motion duly carried, Chairman Larkin ordered that Agenda Item 5D(2) be authorized.

**08-70            AGENDA ITEM 5D(3) – PUBLIC WORKS DEPARTMENT**

**Agenda Subject:** “Approve 36-month Lease Agreement between the County of Washoe and Edward F. and Carol Jean Newman to provide uninterrupted occupancy for the Incline Village Community Health Clinic (lease term February 1, 2008 through January 31, 2011) [annual lease expense \$22,080 - funding allocated in Community Support Program within Management Services Division]; and if approved, authorize Chairman to execute Lease upon receipt. (Commission District 1)”

Please see above for a summary of the discussion concerning this item and the consent agenda.

On motion by Commissioner Galloway, seconded by Commissioner Weber, which motion duly carried, Chairman Larkin ordered that Agenda Item 5D(3) be continued to the next available meeting date so the agreement could be provided to the Board and posted with the agenda prior to the meeting.

**08-71            AGENDA ITEM 5D(4) – PUBLIC WORKS DEPARTMENT**

**Agenda Subject:** “Approve Interlocal Agreement between the County of Washoe and State of Nevada, Department of Transportation, for design, installation and construction oversight for a traffic signal at Sun Valley Boulevard and First Avenue; and if approved, authorize Chairman to execute Agreement upon presentation. (Commission District 5)”

Please see above for a summary of the discussion concerning this item and the consent agenda.

On motion by Commissioner Galloway, seconded by Commissioner Weber, which motion duly carried, Chairman Larkin ordered that Agenda Item 5D(4) be continued to the next available meeting date so that the agreement could be provided to the Board and posted with the agenda prior to the meeting.

**08-72            AGENDA ITEM 5D(5) – PUBLIC WORKS DEPARTMENT**

**Agenda Subject:** “Acknowledge information regarding Sparks Justice Court building program and existing budget. (Commission District 4)”

Commissioner Weber requested that Agenda Item 5D(5) be pulled from the consent agenda to allow for separate discussion.

Chairman Larkin said he appreciated the information in the staff report about pre-design, permitting and site work. He asked whether it was possible to use a modular approach to build a “starter” justice center that could be expanded when more funds became available. Public Works Director Dan St. John requested the discussion be continued to a future meeting so that all of the Sparks Justice Court judges could participate.

Commissioner Weber agreed the discussion needed to be continued. However, she observed the staff report had not really addressed the question asked by Chairman Larkin during a previous meeting. She also noted that more than one Commission District was affected by the Sparks Justice Court. Chairman Larkin indicated Districts 3, 4 and 5 (Commissioners Jung, Larkin and Weber) were affected.

County Manager Katy Singlaub explained the Sparks Justice Court judges were strongly opposed to doing a \$15 million project that would not produce the facility they needed. She said they did not want the accumulated resources invested in a small project now, which would mean they would not have the resources available to do the right project later. She pointed out the staff report was reflective of the judges’ wishes and that was why it was important for them to participate in the discussion.

Chairman Larkin stated he understood it was not possible to build a \$30 million facility for \$15 million, but he thought it might be possible to build a shell. Mr. St. John confirmed that Chairman Larkin was requesting the costs for shelling out the 48,000-square-foot building that had already been scoped out, including superstructure, roof, walls and windows. Chairman Larkin acknowledged it might not be possible to build the entire roof structure, but he wanted to know how much of the structure could be built in a manner that would allow later additions. Mr. St. John said he did not currently have the information in that context, so the discussion would need to be continued. He stated he was not very optimistic, but would come back to the Board with a more specific answer. He hoped the judges would be available to participate at that time. Chairman Larkin said he wanted to engage the judges with the idea that the Commission wanted to build their building.

Commissioner Weber stated she looked forward to seeing the information sooner rather than later. She said, with the housing market the way it was, it seemed to be a perfect opportunity to look at what could be provided at this point in time, with the hope of also discontinuing a lease. Chairman Larkin suggested there might be some public/private combinations that could be examined. Commissioner Galloway agreed with Chairman Larkin’s comments. Commissioner Humke pointed out, although the housing market was in a downturn, there was far less room for negotiation in a public works project. He noted there were approximately 8,600 construction workers in the State who were no longer working in their field and acknowledged there might be contractors in the private sector who would work with the County for the benefit of the Sparks Justice Court.

In response to the call for public comment, Sam Dehne agreed the item should be continued.

On motion by Commissioner Weber, seconded by Commissioner Humke, which motion duly carried, Chairman Larkin ordered that Agenda Item 5D(5) be continued to the next available meeting date.

**08-73                    AGENDA ITEM 5E – COMMISSION DISTRICT 3**

**Agenda Subject: “Approve expenditure from County Commission District 3 Special Funding Account [\$500] to be used by The Note-Ables (a non-profit organization that provides music programs and music therapy services for children and adults with disabilities) for their February 9, 2008 event “A Note-Able Evening of Romance”; and if approved, authorize Chairman to execute Resolution necessary for same (requested by Commissioner Jung). (All Commission Districts)”**

Commissioner Jung acknowledged the work done by her Public Service Intern, Katilin Brush, on the staff report for the agenda item. She pointed out it was probably the first time a staff report had been authored by an intern. She also thanked Julie Skow, Program Assistant, who helped to guide Ms. Brush through the process.

There was no response to the call for public comment.

On motion by Commissioner Galloway, seconded by Commissioner Weber, which motion duly carried, it was ordered that Agenda Item 5E be approved, authorized and executed. The Resolution for same is attached hereto and made a part of the minutes thereof.

**DISCUSSION OF BLOCK VOTE – AGENDA ITEMS 6, 7, 8 AND 9**

Chairman Larkin asked whether the Commissioners had concerns about the Cooperative Stewardship Agreements in Agenda Items 6, 7 and 8. Commissioner Galloway stated he would not vote in favor of any item that referenced an agreement if a copy of the agreement had not been provided for his review. Commissioner Weber said she was prepared to vote on the items, which were located in her District. Commissioner Humke pointed out that each of the agreements was with the State of Nevada and it was not likely that the State would negotiate the language of such agreements. He indicated he would support the agenda items.

Chairman Larkin combined Agenda Items 6, 7, 8 and 9 into a block vote.

Commissioner Weber noted that Items 6, 7 and 8 were grant funded with in-kind County matching. In addition to the language for each agenda item, she asked County Manager Katy Singlaub to read the section of the staff report that identified the project’s location. Ms. Singlaub did so, highlighting the fact that each project would build sidewalks near an elementary school.

**08-74                    AGENDA ITEM 6 – PUBLIC WORKS DEPARTMENT**

**Agenda Subject:** “Recommendation to approve the Cooperative (Stewardship) Agreement titled ‘Lemmon Drive Pedestrian Project’ between the County of Washoe and State of Nevada, Department of Transportation, for design, contract awards and inspection of projects [grant funds of \$671,175]; and if approved, authorize Chairman to execute Agreement upon presentation. (Commission District 5)”

Please see above for a summary of the discussion concerning this item and items included in a block vote.

There was no response to the call for public comment.

On motion by Commissioner Weber, seconded by Commissioner Humke, which motion carried on a 4-1 vote with Commissioner Galloway voting “no,” it was ordered that Agenda Item 6 be approved, authorized and executed.

**08-75                    AGENDA ITEM 7 – PUBLIC WORKS DEPARTMENT**

**Agenda Subject:** “Recommendation to approve the Cooperative (Stewardship) Agreement titled ‘Cold Springs Valley Pedestrian Project’ between the County of Washoe and State of Nevada, Department of Transportation, for design, contract awards and inspection of projects [grant funds of \$480,700]; and if approved, authorize Chairman to execute Agreement upon presentation. (Commission District 5)”

Please see above for a summary of the discussion concerning this item and items included in a block vote.

There was no response to the call for public comment.

On motion by Commissioner Weber, seconded by Commissioner Humke, which motion carried on a 4-1 vote with Commissioner Galloway voting “no,” it was ordered that Agenda Item 7 be approved, authorized and executed.

**08-76                    AGENDA ITEM 8 – PUBLIC WORKS DEPARTMENT**

**Agenda Subject:** “Recommendation to approve the Cooperative (Stewardship) Agreement titled ‘Fifth Avenue Pedestrian Project’ between the County of Washoe and State of Nevada, Department of Transportation, for design, contract awards and inspection of projects [grant funds of \$542,450]; and if approved, authorize Chairman to execute Agreement upon presentation. (Commission District 5)”

Please see above for a summary of the discussion concerning this item and items included in a block vote.

There was no response to the call for public comment.

On motion by Commissioner Weber, seconded by Commissioner Humke, which motion carried on a 4-1 vote with Commissioner Galloway voting “no,” it was ordered that Agenda Item 8 be approved, authorized and executed.

**08-77            AGENDA ITEM 9 – DEPARTMENT OF WATER RESOURCES**

**Agenda Subject: “Recommendation to review Water Rights Application 76376 proposing to change the point of diversion, place and manner of use of 1.00 acre-foot of water from Glenbrook Creek located in Douglas County to a point of diversion from Lake Tahoe in Washoe County; and, authorize Chairman to recommend approval of the subject application to the Nevada State Engineer. (Commission District 1)”**

There was no response to the call for public comment.

On motion by Commissioner Weber, seconded by Commissioner Humke, which motion duly carried, it was ordered that Agenda Item 9 be approved and authorized.

**08-78            AGENDA ITEM 10 – DEPARTMENT OF WATER RESOURCES**

**Agenda Subject: “Presentation on Lightning W Water System issues; and, recommendation to execute a Resolution making a Provisional Order for the Acquisition and improvement of a Water project in Washoe County, Nevada, Special Assessment District No. 39 (Lightning W Water System Supply Improvement Project) at a preliminary estimated cost of \$1,500,000 to be assessed against parcels in the District pursuant to the consolidated local improvements law; setting a time and place for a public hearing (February 12, 2008 at 5:30 p.m. in the Washoe County Commission Chambers) on the project; providing the manner, form and contents of a notice thereof ratifying action heretofore taken not inconsistent herewith; and providing the effective date hereof. (Commission District 2)”**

Water Resources Director Rosemary Menard conducted a PowerPoint presentation, which was placed on file with the Clerk. She explained the Lightning W municipal water system was located in the southwest part of Washoe Valley, where the County owned and operated two wells and a tank. She said the tank was designed to manage fluctuations in water usage, as well as to provide fire flow storage. She pointed out the project would address problems with maintaining the tank at the minimum 11-foot level (120,000 gallons of water) that was necessary to provide adequate storage for fire flow. Ms. Menard stated the problem was caused by low production in the two wells,

which caused the tank level to drop during high demand periods. She observed additional supply was necessary in order to meet fire flow demands for the season that typically started in early June. She said a number of alternatives had been considered and possible production wells had been identified. She indicated a new pipeline was required to carry raw water from the wells to the current water treatment and distribution facility.

In response to Chairman Larkin's questions, Ms. Menard identified the location of the water treatment facility on a map display. She explained the treatment process for the two existing wells was designed to treat for uranium and to chlorinate for disinfection. She stated the uranium treatment was fairly expensive and required disposal of the treatment media through a hazardous waste disposal site. Chairman Larkin asked whether the facility was tied with any other system. Ms. Menard said the only other system in Washoe Valley that she was aware of was not connected.

Chairman Larkin questioned whether the project could act as a stimulus for more municipal facilities and subsequent land use intensification. Ms. Menard identified two adjacent parcels that might soon be sold to an interested developer, and pointed out the developer would still have to go through the comprehensive planning process. She assured Chairman Larkin that the proposed project would not in any way convey any rights to the developer. She said the County owned and operated the system, and had an obligation to provide the existing developments with fire flow capacity.

Ms. Menard pointed out the existing development was not yet built out, and the special assessment district (SAD) provided a way to recover the cost of the project from both developed and undeveloped lots. She noted the undeveloped lots probably could not be developed without an additional source of water supply.

Commissioner Humke inquired whether the 121 affected parcels referenced in the staff report represented improved parcels or the total number. Ms. Menard referred to Attachment A-1 of the staff report, which identified all of the proposed affected parcels for the Franktown Estates and Franktown Pines developments.

Commissioner Humke questioned whether the formation of a SAD was an unusual step. Ms. Menard said she did not have the complete history of how the SAD mechanism had been used by the Department of Water Resources. She indicated it was chosen in this case to provide an opportunity for the parcels benefiting from the project to finance the improvements, and to spread the cost across the developed and undeveloped properties within the developments served.

Commissioner Humke asked about the size of the two adjacent properties referenced earlier. Ms. Menard estimated the two parcels to be about 800 acres. Commissioner Humke commented he was not interested in expanding municipal water services in the area or in negotiating with potential developers to provide services for additional parcels. Ms. Menard emphasized the SAD project and its pipelines were being sized to serve the area that the County was currently responsible for and already had an obligation to serve. Based on her understanding of the development process, she

indicated that any person who purchased the adjacent properties would have to go through a comprehensive plan amendment zoning change in order to subdivide them. A developer would then propose either a municipal system or individual wells at the tentative map stage. She said it was her understanding the zoning could not be conditioned and there was no option to say yes or no. Commissioner Humke wondered whether the question of setting up a new municipal water system would be posed to the State or to the County. Ms. Menard replied that water and sewer services on a proposed tentative map would come to the County for review. She pointed out that either domestic wells or a municipal system would require the acquisition of water rights through the State Engineer's process, and she understood there were no rights associated with the adjacent parcels. On further questioning by Commissioner Humke, she indicated it was her understanding there were other water rights available in the hydrographic basin that might be adequate to serve 800 acres.

Commissioner Galloway noted the comment in the staff report that the project's benefit to each property must be equal to or greater than the approximate cost of \$12,000 per parcel. He asked whether there was any degree of certainty the water flow would hold up after adding a new well. Joe Howard, Senior Licensed Engineer, said a fairly lengthy testing process was used to project well capacity and determine safe pumping rates for a sustainable water supply. Commissioner Galloway asked if that had been done for the current wells with their diminished capacity. Mr. Howard pointed out the hydrologists in Water Resources had never had high confidence in the existing wells when they were initially sent over to the County.

Commissioner Galloway wondered whether approval of the item would authorize additional research before the SAD was formed. Ms. Menard explained it was not possible for Water Resources to expend any significant amount of money on construction or exploratory work until after the SAD was established. She indicated the proposal to establish the SAD and to award the contract for drilling the production well would come back before the Board at a public hearing on February 12, 2008. She said the Department was fairly confident there was enough water to meet the needs of the area, but the question of production capacity could not be answered until the well was drilled and constructed. Ms. Menard stated the different cost estimates ranging from \$1 million to \$1.5 million were dependent on treatment requirements for the water. She noted the exploratory hole that had been drilled did not provide a good sample for assessing water quality.

Commissioner Galloway expressed concern about what would happen if the SAD was authorized and the wells did not prove out. Ms. Menard said the Department had been looking at alternatives and had identified a well with potential capacity at the Wilson Commons Park, which was located further north. She indicated alternatives were also considered on the east side of U.S. Highway 395, toward the south end of Washoe Lake. She emphasized it was preferable to have the shortest pipeline possible. Mr. Howard pointed out there was an exploratory bore hole on the Davis parcel at the site of the proposed new well, but it did not allow the water there to be quantified with any degree of accuracy. He said the Department was pretty confident they could

obtain a capacity of 300 gallons per minute, which would sustain the Lightning W system through its complete development. He indicated they would probably equip the well even if it provided one-half that yield, because it would still be adequate for several years until another alternative could be found.

Commissioner Galloway asked about the possibility of building a separate tank and using affluent for firefighting. Ms. Menard pointed out the area had no community sewer and affluent would have to be piped in from too great a distance.

In response to the call for public comment, Cliff Low stated he and his wife had owned a home in Franktown Estates for approximately four years. He indicated Franktown Estates had the most parcels affected by the proposed SAD, and its Homeowners Association (HOA) set up a committee to work with the Department of Water Resources. He commended Director Menard and her staff for being responsive and acting promptly to address the situation. He expressed his personal support for seeing the proposed SAD move forward to a public hearing.

Ronald Burdg identified himself as a Franktown Pines homeowner since 1994. He pointed out, prior to the County's acquisition of the community water system, the original plan by the developers was to set up individual domestic wells. He said he was president of the Franktown Pines HOA and had no idea there was an issue beyond last summer's reduced water levels until he received a letter sent by Ms. Menard on January 9, 2008. He observed the cost estimates had gone from \$1 million to \$1.5 million and he would prefer to see more specific quotes on the project. He suggested the use of Washoe Lake for fighting fire.

Larry Greenman said he resided in Franktown Estates and was also president of the HOA. He supported moving the SAD proposal forward for a public hearing. He indicated the HOA was planning a workshop meeting on February 2, 2008 and a board meeting on February 6, 2008. He shared Mr. Burdg's concerns about the wide range in cost estimates, but recognized the Department of Water Resources was staying on top of the problem and keeping the HOA informed. He commented that someone would have to pay for the improvements.

In response to questions by Commissioner Humke, Mr. Burdg said the Franktown Pines HOA represented 11 parcels, which he located on a map display. He wondered what would happen if additional parcels tied into the system at some point in the future. He identified a parcel that was not part of the two existing developments, but paid to join the community system after purchasing water rights from the original developer. Mr. Burdg indicated a few other parcels had also joined the system.

Commissioner Humke asked Mr. Burdg what he was requesting. Mr. Burdg said he thought the proposal was generally a good idea but he questioned the rising estimates and wondered if the project would soon go to \$2 or \$3 million. Commissioner Humke commented it had been his experience that staff tended to give high estimates of project costs when a SAD was being formed because that was the conservative approach.

Commissioner Humke inquired about the wide range in cost estimates. Ms. Menard stated the range from \$1 and \$1.5 million was largely due to an estimate of approximately \$400,000 for a more expensive form of water treatment should that prove to be necessary. She indicated the letter she wrote in January had not taken that into account. She said she was hoping the well would turn out to be a good quality water source with low-level treatment requirements, which would bring project costs into the lower end of the range. Ms. Menard pointed out that project costs for a SAD had to be estimated at the high end because costs over the top end could not be recovered without a new justification of the benefits to each property. She said Mr. Howard was available to answer questions about how the benefits were calculated.

Ms. Menard emphasized the importance of bringing a new source on line before the next demand season because of the risk of catastrophic wildfire. She clarified the use of Washoe Lake to fight fire, if the water were available, would require a duplicated pipeline system to avoid mixing untreated and treated water. She commented that such a system was likely to be more expensive than what was being proposed. In response to a question by Chairman Larkin, Ms. Menard stated the County did not have any water rights to Washoe Lake.

Ms. Menard indicated to Commissioner Galloway she had strong confidence that the test well would produce what was needed for build-out of the Lightning W water system. Commissioner Galloway asked why deepening of the existing wells had been ruled out. Mr. Howard said the existing wells were located in fractured bedrock and did not recharge very fast. He added that Well #2 had a uranium problem that made it expensive to treat and to dispose of the waste. He pointed out the proposed well would allow blending and save some money if it could be utilized. Commissioner Galloway hoped there would be no repetition of the mistakes made with the original development. He questioned whether the new well would be placed in fractured bedrock. Mr. Howard said the new well was located in a completely different type of geology.

With respect to the use of Washoe Lake, Commissioner Galloway inquired whether it was true that water quality got worse as one got closer to the Lake. Mr. Howard replied it was important to keep in mind that the fire suppression system was geared toward fighting house fires, not toward suppressing a major wildfire. He agreed with Ms. Menard that a whole new infrastructure would be required in order to use Washoe Lake.

Commissioner Humke asked Mr. Burdg if he had any further comments. Mr. Burdg replied he suggested Washoe Lake for fire suppression in case of a forest fire because he did not think any domestic system would work in that event. He pointed out there was no mention of the uranium problem in the 2007 Water Resources report for Washoe County. Since the developments were nowhere close to being built out and there had been a couple of dry years, he wondered if production would come back during a wet year. He said it appeared to him that either the wells had been no good to begin with or they were suffering from a drought situation, and he hated to see money wasted if it was

not necessary. Commissioner Humke asked Ms. Menard to make her staff available to Mr. Burdg and the other ten property owners in Franktown Pines for an additional briefing.

Commissioner Humke disclosed regular meetings and correspondence with Ms. Menard and her staff, as well as meetings with Mr. Cliff Low and Ms. Gail Block. He said he visited some of the property at the Lightning W facility and was fully briefed on the issue. He stated he would vote to stop the project if something were to change. Commissioner Humke emphasized he was not inclined to see the project expand or to have others “latch on,” which would exacerbate the problem of a new production well. He said he wanted to solve the problem for the parcels already on the system and was not interested in serving other municipal water systems.

On motion by Commissioner Humke, seconded by Commissioner Galloway, which motion duly carried, it was ordered that Agenda Item 10 be approved and executed. The Resolution for same is attached hereto and made a part of the minutes thereof.

**08-79                    AGENDA ITEM 11 – REGIONAL PARKS AND OPEN SPACE**

**Agenda Subject: “Recommendation to approve Agreement regarding November 2002 State Question 1 Parks and Open Space Bond Issue Truckee River Lockwood Project Funding between the County of Washoe and The Nature Conservancy [\$2,117,959 - funded through 2002 State Question 1 Bond, with a match of \$2,119,960], to be used for flood restoration improvements and a recreational trailhead on the section of the Truckee River at Lockwood; and if approved, authorize Chairman to sign Agreement upon presentation and authorize Finance Division to make all appropriate financial adjustments. (Commission District 4)”**

**4:16 p.m.**            Commissioner Humke temporarily left the meeting.

Although he had no copy of the agreement, Commissioner Galloway stated he had numerous exhibits and detail available concerning the agenda item. He said he could vote to approve the agreement, provided it conformed to the detail in the staff report.

Rosemarie Entsminger, Fiscal Compliance Officer, thanked Commissioner Galloway for his comments. She said there was a completed agreement, staff was waiting for final approval and signature from the Nature Conservancy’s attorney, and she expected to have a contract ready for Chairman Larkin to sign by the end of the week. Commissioner Galloway asked for assurance that the final agreement would not be out of conformance with the documentation provided and requested that a copy of draft or final agreements be provided with all future staff reports. Ms. Entsminger agreed.

There was no response to the call for public comment.

Chairman Larkin indicated he had been involved with review of the document through the Flood Control Committee. He said he would read the final agreement and make sure it was consistent with the documentation provided by staff.

On motion by Commissioner Galloway, seconded by Chairman Larkin, which motion duly carried with Commissioner Humke absent, it was ordered that Agenda Item 11 be approved, authorized and executed subject to the understanding that the agreement must fully conform with the detail provided in the staff report.

**08-80            AGENDA ITEM 12 – TRUCKEE RIVER FLOOD MANAGEMENT PROJECT**

**Agenda Subject: “Recommendation to approve an Agreement between the County of Washoe and the FCS Group to implement a flood funding area study and a regional cost-benefit analysis for the Truckee River Flood Project [not to exceed \$975,000]; authorize use of the 1/8 cent sales tax dedicated to the Truckee River Flood Project to fund such agreement; and if approved, authorize Chairman to execute Agreement with FCS Group upon presentation. (All Commission Districts)”**

Commissioner Galloway confirmed that the Commissioners had a copy of the professional services agreement before them.

Naomi Duerr, Director of the Truckee River Flood Management Project, conducted a PowerPoint presentation, which was placed on file with the Clerk. She explained a team composed of staff from the Cities of Sparks and Reno, Washoe County, and the Flood Management Project was put together one year ago to look at alternatives for developing a flood funding area. She noted there would be approximately \$100 million generated from a 1/8-cent sales tax, but an estimated \$400 million was needed to fund the local share. The committee distributed a Request for Quote (RFQ) and received replies from six teams of consultants. After presentations from the top teams, a partnership between the FCS Group and CH2M Hill was recommended to implement the flood funding study. Ms. Duerr outlined the consultants’ six primary tasks and aggressive timeline. She stated the jurisdictions would hold public hearings after the tasks were completed. She explained the study costs had been negotiated down to about \$880,000, which was about 20 percent lower than the consultants’ original proposal, and an additional contingency fund was set aside to handle any unknown factors involved with the project.

Chairman Larkin commented the purpose of the study was to determine ways to raise the remaining \$200 million required for the local community to complete the project under federal guidelines.

Commissioner Jung said it was her opinion the study was a good use of the 1/8-cent sales tax because it would determine how much each geographical area should contribute to the project based on their contribution to flooding, and on what they

suffered from flooding or what they would not suffer from future flood events. She believed it would establish funding that was equitable to everyone in the Truckee Meadows.

Commissioner Galloway asked for a justification of why it was necessary to spend nearly \$1 million to assess the costs of the project. Ms. Duerr explained the project team first prepared a draft scope of work and asked each of the consultants to propose an estimated amount to perform each task. The project team then prepared spreadsheets containing the rate and number of hours for each task and each consultant, and used the data to question the consultants and challenge their assumptions. She said the consultants were only authorized to bill for time and materials, so their money had to be earned through their work product. She indicated a project management reporting process had been set up and there would be a team meeting every two weeks to make sure the consultants stayed on task and did not exceed budget requirements. She stated the recommended consultants had done about 100 similar types of studies, although not all of them were as extensively detailed as this project. Ms. Duerr emphasized this was their area of expertise and the consultants were recommended because they were the most qualified.

Ms. Duerr confirmed for Commissioner Galloway that the goal was to have enough technical work and analysis to withstand any legal challenge to the rates that would be imposed at the completion of the study. She stated the team wanted to do the fair thing, the right thing, and the scientifically based thing. To that end, she indicated there would be a few attorneys working with the team.

Commissioner Galloway referenced a map labeled "Possible Direct Benefit Area Boundary" on page 15 of the RFQ, which was attached to the professional services agreement. He pointed out there were high ground areas on the map that did not look like they could possibly flood and wondered if that was a mistake. Ms. Duerr identified two shaded areas on the map and explained the hatched area with diagonal lines was the area that would have potential benefit. She stated the larger areas were intended to identify the various jurisdictions and would have shown up better if the map had been printed in color. She referred to a second map on page 16 that showed Truckee River contributing flood runoff areas in Washoe and Storey Counties. Ms. Duerr said the consultants were being asked to develop detailed maps to show where runoff actually occurred.

Commissioner Galloway indicated it was painful for him to vote for anything involving such a large amount of money. He asked legal counsel if the Board's role was considered ministerial because the expenditure had been recommended by the Flood Project Coordinating Committee (FPCC). Melanie Foster, Legal Counsel to the Board, confirmed it was the Board's responsibility to send the item forward, assuming the item had been approved and recommended by the FPCC, and absent any showing of illegality or bond impairment. Commissioner Galloway said he would speak out if he were to see a recommendation that did not sufficiently assess the property owners who directly benefited from the project.

There was no response to the call for public comment.

On motion by Commissioner Jung, seconded by Chairman Larkin, which motion duly carried with Commissioner Humke absent, it was ordered that Agenda Item 12 be approved, authorized and executed.

**4:33 p.m.** Chairman Larkin declared a brief recess.

**08-81            AGENDA ITEM 18 – DEPARTMENT OF WATER RESOURCES**

**Agenda Subject:** “Recommendation from the Interim Western Regional Water Commission that the Washoe County Board of Commissioners: 1) adopt the Western Regional Water Commission Charter; and, 2) approve and authorize the Chairman to execute upon receipt the Western Regional Water Commission Joint Powers Agreement between the City of Reno, City of Sparks, South Truckee Meadows General Improvement District, Sun Valley General Improvement District, the Truckee Meadows Water Authority and Washoe County; and if approved, authorize submission of the Joint Powers Agreement to the Nevada Attorney General for approval. (All Commission Districts)”

**5:12 p.m.** The Board convened jointly as the Board of County Commissioners and the Board of Trustees for the South Truckee Meadows General Improvement District with Commissioner Humke having returned and all members present.

Commissioner Galloway asked, if the Western Regional Water Commission (WRWC) did the things described in the agreement, what additional funding mechanisms were planned to support day-to-day operations and what additional funding mechanism was planned to support the acquisition of water. Water Resources Director Rosemary Menard stated that neither Senate Bill (SB) 487 nor the Joint Powers Agreement had contemplated the WRWC in the role of acquiring new water. She explained there would be no funding for acquisition because the WRWC would not be acquiring water. She said new water might be acquired by the action of each public body or through public/private partnerships, but the WRWC was to have a planning function.

Commissioner Galloway inquired as to the latest estimate for the cost of acquiring new water to support the Regional Plan as it currently existed. He commented he last heard an estimate of \$1 billion in order to get enough water to support all of the zoning and population growth projected in the Truckee Meadows Regional Plan. Ms. Menard agreed with that amount. She indicated the existing Regional Water Planning Commission had been working on concurrency planning for water, wastewater, reclaimed water facilities and storm water facilities, and were packaging that material to be part of the Regional Water Plan Update. She said they estimated a cost of \$897 million for water facilities up to the year 2030, which did not include the acquisition of any associated water rights or land. Ms. Menard clarified the estimate included the infrastructure

necessary to distribute water, store water and transmit water, but not to transport new water from someplace else.

With respect to day-to-day operations, Ms. Menard explained the Regional Water Management Fund generated approximately \$1.5 million per year for those activities. She said the Truckee Meadows Water Authority (TMWA) would provide in-kind support for the WRWC for items such as meeting agendas and minutes, and Washoe County would provide similar support for the Northern Nevada Water Planning Commission. She indicated staff and legal support for the WRWC and the Northern Nevada Water Planning Commission, which was roughly estimated at \$0.5 million per year, would be paid through the Regional Fund, leaving approximately \$1 million per year to fund the work of the two commissions.

Commissioner Galloway referred to the following language on page 3 of the Joint Powers Agreement (JPA): “The planning for acquisition, development, management and conservation of regional water supplies and any associated facilities by the Western Regional Water Commission is for a public and governmental purpose and a matter of public necessity.” He said it sounded as if the agency could mandate rationing and other conservation measures, and also set up management rules, guidelines or regulations for the existing facilities. Ms. Menard noted there were a number of requirements from SB 487 that had been incorporated into the JPA and would provide for the production of several plans. She said there was a strong incentive to require adoption of those plans by the various governing boards so there would be buy-in about how the entities were going to work together. She indicated the goal was to bring the parties together to address issues, come up with plans that would work, and then use interlocal agreements or individual actions of the agencies to do implementation differently from what had been done historically.

Commissioner Galloway referenced the following language on page 11 of the JPA: “To provide for regional conservation efforts, subject to and in accordance with the Truckee River Operating Agreement.” He said the wording seemed to be more than advisory and could allow all kinds of conservation efforts through the agency.

Chairman Larkin asked whether there was anything in the legislation or the JPA that authorized the agency to collect fees for the acquisition of water. Ms. Menard stated there was not.

Chairman Larkin read from section 6.3 on page 15 of the JPA: “A plan developed pursuant to the powers set forth in Article 5 above does not apply to any Public Purveyor and Member unless each Public Purveyor and Member agrees to the provisions of the plan.” He remarked that any conservation measure would require unanimous approval before it could be implemented. Ms. Menard agreed. Chairman Larkin indicated that each of the water purveyors could voluntarily implement conservation measures, but the language allowed an opt-out procedure modeled after the Southern Nevada Water Authority.

There was no response to the call for public comment.

Chairman Larkin asked what action had been taken by the Local Managing Board (LMB) of the South Truckee Meadows General Improvement District. Ellen Allman, Vice Chair of the LMB, indicated the Board unanimously recommended approval of the WRWC charter, as well as approval and execution of the JPA.

Chairman Larkin inquired as to what action had been taken by other entities. Ms. Menard stated the items had been approved by the Sun Valley General Improvement District, the Truckee Meadows Water Authority Board, and the Reno City Council. She indicated the Sparks City Council was scheduled to consider approval at their next meeting.

Commissioner Galloway acknowledged the JPA was not as onerous as the original bill that had gone before the State Legislature and he appreciated the consideration that was given to the public objections voiced at those hearings. He indicated he could not support the agenda item because there were no assurances that growth would pay for itself where new water was concerned. He wanted assurances that water would not involuntarily be taken from current users, either through conservation or tremendous rate schedules that limited how much an individual could afford to use, only to be allocated to new users. Commissioner Galloway stated that any water saved through conservation efforts should go back to the reservoirs. He read the language from section 6.7 of the JPA, which said: "The Commission shall not have the power to impose any general tax unless it is duly authorized by the State Legislature." For the sake of argument, Commissioner Galloway noted that if one looked at a cost of \$1 billion spread uniformly over 400,000 current residents and 400,000 new residents, the current residents were subsidizing new growth by 50 percent.

On motion by Commissioner Weber, seconded by Chairman Larkin, which motion carried on a 4-1 vote with Commissioner Galloway voting "no," it was ordered that Agenda Item 18 be adopted, approved, authorized, executed and submitted.

**5:36 p.m.** The Board reconvened as the Board of County Commissioners with all members present.

## **08-82            AGENDA ITEM 14 – COMMUNITY DEVELOPMENT**

**Agenda Subject: "Comprehensive Plan Amendment Case No. CP07-006--Southwest Truckee Meadows Area Plan Update: An amendment to the Southwest Truckee Meadows Area Plan that provides a wholesale update of the Southwest Truckee Meadows Area Plan, establishing updated goals and policies relating to Land Use, Transportation, Scenic, Recreational and Cultural Resources, Natural Resources (Air, Land and Water), and establishing specific findings, criteria and thresholds for future amendments; amending the Land Use Plan map to reflect certain land use changes within proposed character management areas; and establishing an updated map series to include a Land Use Plan map, Character Management Plan**

**map, Recreational Opportunities Plan map, Public Services and Facilities Plan map, Streets and Highway Systems Plan map, and Development Suitability map. The Southwest Truckee Meadows Planning Area is comprised generally of the unincorporated areas of the southern portion of Washoe County, bounded on the west by the Toiyabe National Forest, on the north by the Truckee River, on the east by I-580 and South Virginia Street, and on the south by the Steamboat Hills and the Mt. Rose Highway. And if approved, to authorize the Chair of the Board of County Commissioners to sign the Resolution Adopting the Amended Southwest Truckee Meadows Area Plan (CP07-006), a part of the Washoe County Comprehensive Plan. Such signature by the Chair to be made only after a determination of conformance with the Regional Plan by the Truckee Meadows Regional Planning Agency. (Commission Districts 1 and 2.) Continued from January 8, 2008 Commission meeting.”**

Chairman Larkin opened the public hearing.

Assistant Planner Lisa Brosnan explained the Area Plan Update had been in the works for about three years and was last continued from the Board’s meeting on January 8, 2008. She noted the Update had been approved by the Washoe County Planning Commission and the Southwest Truckee Meadows Citizen Advisory Board (CAB).

Commissioner Galloway pointed out it was not approved by the West Truckee Meadows CAB and indicated their objections had been included in the agenda packet. He said he spoke with the Director of Community Development, who was optimistic that an appendix and some minor amendments could be incorporated. He commented that half of the CAB’s residents were also residents of the City of Reno, and they had concerns about issues that crossed the jurisdictional boundaries. Given the very strong feelings expressed by the CAB members, Commissioner Galloway said he could not support the Area Plan Update until the CAB’s issues were addressed.

Commissioner Galloway asked what timeframe staff recommended in which to work the issues out. Planning Manager Mike Harper requested the Board continue the agenda item to February 26, 2008, which would give Community Development the opportunity to take the amendments back to the Planning Commission on February 19. Commissioner Galloway questioned whether minor amendments had to be approved by the Planning Commission. Mr. Harper said they did not, but he could not be sure what language might be proposed or whether the District Attorney’s Office would agree the amendments were minor. Commissioner Galloway did not believe it was necessary to wait for another CAB meeting.

Chairman Larkin pointed out he had a planning area that was contiguous to the City of Sparks and, after much debate, it had been made clear to him that the Spanish Springs Area Plan could not include items relevant to the City of Sparks. He said he expected equal treatment and hoped nothing would be put into the Southwest Truckee Meadows Area Plan that might be considered binding on the City of Reno. Mr. Harper said it was his understanding that the language being sought was more advisory about

proposed directions they hoped the City of Reno would consider. Chairman Larkin recalled the Spanish Springs Area Plan also ended up with language that was advisory.

In response to the call for public comment, Gary Schmidt said he owned property within the area and participated in many of the public hearings. He pointed out a photograph of an antique farm trailer, and said the currently recommended changes to the Washoe County nuisance codes would prohibit the trailer. Mr. Schmidt indicated there might be a conflict between the proposed language of the nuisance ordinances and the Area Plan.

Commissioner Galloway said one of the strategies recommended to him by staff was that language applicable only to the City of Reno could be placed in the Update as supplemental material in some type of an appendix; for example, a letter to the City could be drafted on behalf of the CAB. He assured the Board there would be nothing heavy-handed that attempted to dictate what the City of Reno could do. Chairman Larkin said he had no objection, but had been prohibited from placing similar items in the Spanish Springs Area Plan and wanted fair treatment.

On motion by Commissioner Galloway, seconded by Commissioner Jung, which motion duly carried, it was ordered that Agenda Item 14 be continued to the meeting scheduled for February 26, 2008.

**08-83                    AGENDA ITEM 15 – REPORTS AND UPDATES**

**Agenda Subject: “Reports/updates from County Commission members concerning various boards/commissions they may be a member of or liaison to (these may include, but not be limited to, Regional Transportation Commission, Reno-Sparks Convention & Visitors Authority, Debt Management Commission, District Board of Health, Truckee Meadows Water Authority, Organizational Effectiveness Committee, Investment Management Committee, Citizen Advisory Boards).”**

Commissioner Humke apologized that all of the County Libraries would be closed on January 29 and 30, 2008 for an upgrade of their catalog system. He noted there would be an important meeting of the Regional Transportation Commission and its Technical Advisory Committee to discuss the number of road projects that would be attempted. He announced upcoming meetings for the District Board of Health and the Reno-Sparks Convention and Visitors Authority.

Chairman Larkin said he had been downtown and noticed the parking lot on the old Pioneer site was functioning quite well. He congratulated County Manager Katy Singlaub and Public Works Director Dan St. John for their efforts in getting the project completed.

Commissioner Galloway announced a meeting of the Tahoe Regional Planning Agency.

\* \* \* \* \*

**5:50 p.m.** There being no further business to discuss, on motion by Commissioner Humke, seconded by Commissioner Galloway, which motion duly carried, the meeting was adjourned.

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**ROBERT M. LARKIN**, Chairman  
Washoe County Commission

**ATTEST:**

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**AMY HARVEY**, County Clerk  
and Clerk of the Board of  
County Commissioners

*Minutes Prepared by  
Catherine Patterson and Lisa McNeill,  
Deputy County Clerks*

Clark

## Proclamation

**WHEREAS**, American consumers enjoy the most abundant, safest and most affordable food supply on earth in large part due to the efficiency and productivity of Nevada and America's ranch and farm families; and,

**WHEREAS**, It takes the average American just 5 weeks, or 37 days, to earn enough disposable income to pay for his or her food supply for an entire year, whether purchased from the grocery store or enjoyed by dining out; and,

**WHEREAS**, By comparison, it takes 52 days to cover annual health and medical care; 62 days to provide housing and household operation for a year; and, 77 days to pay federal taxes for the year, based on U.S. Department of Agriculture Tax Foundation statistics; and,

**WHEREAS**, By comparison U.S. consumers spend only 10% of their disposable annual income on food, while consumers in other countries spend much more, (for instance, Japan 14%, France 15%, China 26%, Philippines 38%, and Indonesia 55%); and,

**WHEREAS**, In 2006 nearly \$69 billion in American food and fiber was exported around the world, in essence exporting more agricultural products than were imported, creating a positive agricultural trade balance; and,

**WHEREAS**, Ninety-eight percent of U.S. ranches and farms are operated by individuals, family partnerships or family corporations; and,

**WHEREAS**, Since 1980 the amount ranchers and farmers receive for their products has decreased from 31 to only 19 cents out of every dollar spent on food (the balance going to wages, production materials, processing, marketing, transportation and distribution); and,

**WHEREAS**, Deer, moose, fowl and other wildlife species have shown significant population increases over the past several years, as more than half of America's ranchers and farmers intentionally provide habitat; and,

**WHEREAS**, The State and County Farm Bureau Women's Leadership Committees invite all consumers to join in recognizing Nevada's ranchers' and farmers' contribution to our quality of life; now, therefore, be it

**PROCLAIMED**, By the Washoe County Board of Commissioners that February 3-9, 2008 is designated as Food Check-out Week in Washoe County

**ADOPTED**, this 22<sup>nd</sup> day of January, 2008.



A handwritten signature in cursive script that reads "Robert M. Larkin".

Robert M. Larkin, Chairman  
Washoe County Commission

08-63

19

**RESOLUTION**--Authorizing the Grant of Public Money to The Note-Ables.

WHEREAS, NRS 244.1505 provides that a board of county commissioners may expend money for any purpose which will provide a substantial benefit to the inhabitants of the county and that a board may make a grant of money to a private organization, not for profit, or to a governmental entity, to be expended for a selected purpose; and

WHEREAS, The Board of Commissioners of Washoe County has determined that a certain amount of money is available in Fiscal Year 2007/2008, to make a grant of money to be used by The Note-Ables (a non-profit organization that provides music programs and music therapy services for children and adults with disabilities) for their February 9, 2008 event "A Note-Able Evening of Romance" and that by providing this grant of money, a substantial benefit will be provided to the inhabitants of Washoe County; now, therefore, be it

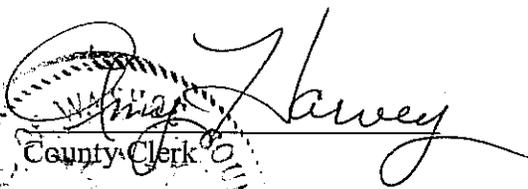
RESOLVED, By the Board of Commissioners of Washoe County that the Board hereby grants to The Note-Ables a grant for Fiscal Year 2007/2008 in the amount of \$500.

Adopted this 22<sup>nd</sup> day of January, 2008.

  
Chairman

08-73

ATTEST:

  
County Clerk

