

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

TUESDAY

10:00 A.M.

JANUARY 28, 2020

PRESENT:

Bob Lucey, Chair  
Marsha Berkbigler, Vice Chair  
Kitty Jung, Commissioner  
Vaughn Hartung, Commissioner  
Jeanne Herman, Commissioner

Nancy Parent, County Clerk  
Eric Brown, County Manager  
Paul Lipparelli, Assistant District Attorney

The Washoe County Board of Commissioners convened at 10:00 a.m. 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:

**20-0051      AGENDA ITEM 3 Public Comment.**

Ms. Elise Weatherly spoke about churches, the judicial system, the reputations of politicians, roundabouts, good and bad businesses, Excel Christian School, music, and nursing homes.

Mr. Levi Hooper stated his parents were drug addicts and he had seven brothers and one sister. He admitted he grew up in foster care and group homes and understood a life of bad circumstances, which made him grateful for what he had. He asserted he did not do drugs and indicated he had been homeless for 5 years. He mentioned he moved to Reno for work but he lacked the appropriate paperwork and identification to get a job. He said he met a lady that let him live with her family to get him off the streets. He noted he currently had two homeless men living with him that were in the same situation he was at one time. He helped them get their appropriate paperwork and now both had jobs. He indicated he would help two more men after the first two obtained housing.

Mr. Michael Pitkin stated HIV was a public health matter. He expressed frustration about having to make his life public because of his disease. He indicated his health was declining five years before and he discontinued all his prescription medications; within one day he started feeling better. He feared the medications were poisoning him and felt he had to take his life into his own hands. He stated he made his life public so people could learn what to do when issues started happening to them.

Mr. Sam Dehne spoke about the media, government bureaucrats, Kobe Bryant, his flying safety record, Lance Gilman, and Burning Man.

**20-0052      AGENDA ITEM 4 Announcements/Reports.**

County Manager Eric Brown announced the Family Court was scheduled to present information to the Board on March 10. He said work was being done between the three municipalities pursuant to a request from the Community Homelessness Advisory Board via Chair Lucey. He explained regional homelessness strategies were being discussed beyond Our Place, an update on which Human Services Agency Director Amber Howell would present later in this meeting. He noted collaboration for the Community Assistance Center was also in process. He stated staff continued to work with the other municipalities on the lands bill, and a meeting was held recently with stakeholder groups. He indicated the website landsbill.org would be launched to provide information and resources for interested citizens. He added there would be a section on the website for the public to submit comments.

Commissioner Herman said the Hilbert Family spoke during public comment a few months prior about a semi-trailer on their property, which they had been instructed to remove. She wanted the issue with semi-trailers resolved before March 1 or the family would have to remove the trailer, leaving them with no storage. She hoped it could be addressed prior to any action being taken. She said Ms. Diane Stobiecki was selected as the alternate for the Vya Conservation District and asked for her approval to be included on an agenda soon.

Commissioner Herman stated she had been meeting with the Sheriff's Office, the Bureau of Land Management (BLM), the Parks Department, and the Health District about homeless camps and illegal dumping. She spoke with the Carson City BLM, who indicated they wanted to conduct a presentation for the Board; she requested 10-minute presentations from the Sheriff's Office and BLM on March 17 to present information.

Commissioner Hartung noted Commissioner Herman referred to the operable vehicle code, which he said Assistant County Manager Dave Solaro was working on, but there were many different pieces to that code. He stated the Sheriff's Office planned to pay to have a stretch-framed building removed from its location and he thought it could be used as a temporary shelter.

Commissioner Hartung said the City of Reno recently heard the Mortenson Ranch Development project, which they denied. During the hearing it was brought up that the City of Reno could not get an automatic aid agreement signed with the County and they encouraged the public to contact the County about it. He indicated the County had been ready to sign an agreement with them for years. He thought it should be addressed at the next Truckee Meadows Fire Protection District meeting and at a joint meeting with the City of Reno.

Commissioner Hartung referred to a conference call through the Nevada Association of Counties and said Blackrock Holdings was a \$7 trillion investment company that invested in municipal bonds throughout the world. He said a municipality or county that did not possess a climate action plan could have its bond rate reduced. He added this was relevant in coastal areas such as Florida, California, and other states where sea level rise could affect them. He thought this was something Washoe County needed to monitor to avoid bond rating issues and wondered whether it needed to have a climate action plan in place. He indicated he sent the information to Assistant County Manager Christine Vuletich and the Treasurer.

Commissioner Jung said the most recent Sun Valley Citizen Advisory Board had 50 to 60 citizens in attendance. She requested staff reach out to the Citizen Advisory Board (CAB) Chairwoman Carmen Ortiz to ask her about a time and date preference for monthly meetings. She thought the District Attorney's Office, the Sheriff's Office and this Board should be on the same page about legal options for abandoned vehicles, dumping, and related issues. At that CAB meeting, proxies from the Sheriff's Office stated not much could be done. She noted she and Commissioner Herman agreed Sun Valley was the favorite place for people to dump abandoned vehicles. She requested a report of open land owned by Washoe County and thought abandoned vehicles could be moved to a County parcel, at which point the District Attorney's Office could identify the owners and take legal action. She noted scrap metal had no value, otherwise it would be sold. She mentioned a senior citizen who was a veteran had a car dumped on his property, and it cost him \$250 to have it towed away. She asked the County Manager to have staff keep a list of policies that needed to be changed or required additional language. She wanted the list to include public records, monuments, and input from the Assessor about the best use when evaluating development proposals. She thought the Assessor could present valuable information to the Board.

Commissioner Jung announced this was Assistant District Attorney Paul Lipparelli's last Board of County Commissioner meeting before his retirement. She said he was a dear friend and she would miss him.

Commissioner Herman reiterated the Sheriff's Office and the BLM were going to present solid plans at the March 17 meeting.

Chair Lucey wished Commissioner Jung a belated happy birthday. He confirmed it was Mr. Lipparelli's last meeting.

Chair Lucey wanted a patrol commander from the Sheriff's Office to confirm or deny the legality of a vehicle making a U-turn on Mt. Rose Highway between Thomas Creek and Wedge Parkway. He mentioned children had been hit by vehicles and many car accidents had occurred. He expressed concern about the dangers of young drivers making illegal U-turns in that area. He spoke about the framed building that Commissioner Hartung mentioned and said it could be recovered and moved to act as an emergency shelter. He stated he would ensure Sheriff's Office and BLM presentations were on the agenda for March 17.

Commissioner Hartung said he was told the Sheriff's Office planned to pay to have that structure hauled away and he had a call in to the Undersheriff to confirm that. He thought it would make a perfect temporary shelter.

**CONSENT AGENDA ITEMS – 5A THROUGH 5D2**

- 20-0053** **5A1** Approval of minutes for the Board of County Commissioners' regular meetings of December 10, 2019. Clerk. (All Commission Districts.)
- 20-0054** **5A2** Approval of minutes for the Board of County Commissioners' regular meeting of December 17, 2019. Clerk. (All Commission Districts.)
- 20-0055** **5B1** Recommendation to approve a Water Rights Deed to re-convey 8.21 acre-feet of water rights from Washoe County to Hawco Development Company, a Nevada corporation, as the successor in interest to Hawco Investment and Development Company, Inc. Community Services. (Commission District 4.)
- 20-0056** **5B2** Recommendation to approve a Water Rights Deed to re-convey 16.358 acre-feet of Thomas Creek water rights under Orr Ditch Decree Claim # 486 from Washoe County to Reno Retail, LLC. Community Services. (Commission District 2.)
- 20-0057** **5C1** Recommendation to approve amendments totaling an increase of [\$3,000] in both revenue and expense to the FY20 Association of Food and Drug Official (AFDO)- Food Retail Program Standards Program - Verification Audit Standard 3 and Standard 5; retroactively for the period January 1, 2020 through December 31, 2020; and if approved direct the Comptroller's office to make the appropriate budget amendments. Health District. (All Commission Districts.)
- 20-0058** **5C2** Recommendation to approve amendments totaling an increase of [\$3,000] in both revenue and expense to the FY20 Association of Food and Drug Officials (AFDO)-Category 3 Training; Food Retail Program Standards Program -FDA FD112 Food Code Training Course; retroactively for the period September 30, 2019 to May 31, 2020 and if approved direct the Comptroller's office to make the appropriate budget amendments. Health District. (All Commission Districts.)
- 20-0059** **5C3** Recommendation to approve amendments totaling an increase of [\$1,976] in both revenue and expense to the FY20 Association of Food and Drug Officials (AFDO)- Food Retail Program Standards Program -Joint Nevada Food Safety Task Force and NvEHA Annual Educational Conference; retroactively for the period January 1, 2020 through May 30, 2020; and if approved direct the Comptroller's office to make the

appropriate budget amendments. Health District. (All Commission Districts.)

- 20-0060** **5D1** Recommendation to approve the acceptance of reimbursement costs [\$13,000.00, no match required] from the USDA Forest Service Humboldt-Toiyabe National Forest for overtime costs incurred while involved in the Cooperative Law Enforcement Agreement #16-LE-11041701-008 Mod 05 for the retroactive period of November 7, 2019 – December 31, 2020; and if approved, authorize Comptroller's Office to make the necessary budget amendments. Sheriff. (All Commission Districts.)

- 20-0061** **5D2** Recommendation to approve a pass through grant award from the State of Nevada Department of Public Safety, Office of Criminal Justice Assistance 2019 Paul Coverdell Forensic Science Improvement (FSI), Project No. 19-FSI-03 for [\$54,027.00, no County match requirement] to provide for continued education and training for staff members and training for new Criminalists and Opioid analysis supplies in the Forensic Science Division for the retroactive grant period of January 1, 2020 through December 31, 2020 and if approved, direct Comptroller's Office to make necessary budget amendments. Sheriff. (All Commission Districts.)

There was no public comment on the Consent Agenda Items listed above.

On motion by Commissioner Hartung, seconded by Vice Chair Berkbigler, which motion duly carried on a 5-0 vote, it was ordered that Consent Agenda Items 5A through 5D2 be approved. Any and all Resolutions or Interlocal Agreements pertinent to Consent Agenda Items 5A through 5D2 are attached hereto and made a part of the minutes thereof.

#### **BLOCK VOTE – 7 THROUGH 9**

- 20-0062** **AGENDA ITEM 7** Recommendation to 1) approve roll change requests, pursuant to NRS 361.765 and/or NRS 361.768, for errors discovered on the 2016/2017, 2017/2018, 2018/2019 and 2019/2020 secured and unsecured tax rolls 2) authorize Chair to execute the changes described in Exhibits A and B and 3) direct the Washoe County Treasurer to correct the error(s). [cumulative amount of decrease to all taxing entities \$167,218.93]. Assessor. (All Commission Districts.)

There was no response to the call for public comment.

On motion by Vice Chair Berkbigler, seconded by Commissioner Jung, which motion duly carried on a 5-0 vote, it was ordered that Agenda Item 7 be approved, authorized, and directed.

**20-0063**      **AGENDA ITEM 8** Recommendation to 1) Approve the Owner-CMAR Construction Agreement between Washoe County and Q&D Construction, LLC, for Guaranteed Maximum Price #4 for Site Improvements of the Our Place Homeless Housing Project [in the amount of \$1,119,468.00] and if approved, 2) Authorize a deductive change order in the amount of \$244,841.00 reflecting a reduction in scope of work. Community Services. (Commission District 3.)

On the call for public comment, Mr. Sam Dehne was called but was not present to speak.

On motion by Vice Chair Berkbigler, seconded by Commissioner Jung, which motion duly carried on a 5-0 vote, it was ordered that Agenda Item 8 be approved and authorized.

**20-0064**      **AGENDA ITEM 9** Recommendation to approve the purchase of a Commvault backup solution from Zones, LLC, retroactive to December 20, 2019, at a total cost of [\$205,242.13]. Technology Services. (All Commission Districts.)

There was no response to the call for public comment.

On motion by Vice Chair Berkbigler, seconded by Commissioner Jung, which motion duly carried on a 5-0 vote, it was ordered that Agenda Item 9 be approved.

**20-0065**      **AGENDA ITEM 6** Update, discussion, and possible direction regarding the Washoe County Our Place project. Human Services Agency. (All Commission Districts.)

Human Services Agency Director Amber Howell conducted a PowerPoint presentation, a copy of which was placed on file with the Clerk, and reviewed slides with the following titles: The Our Place Project (3 slides); Previous Board Actions (2 slides); Project Team; Project Scope & Key Milestones; Campus Design; Making Our Way; Staffing Plan; GMP Construction & Estimated Timeline; State Benefits; Needed Goals & Outcomes; Current & Final Structure; Future Opportunities & Expansion Needs; Our Place One Sheet; and Questions.

Ms. Howell mentioned Grace Church continued to donate to Our Place and recently donated \$300,000 specifically for the rehabilitation of building 8C, which was for the 18 to 24-year-old population. She recognized Human Services Coordinator Kim Schweickert and Project Manager Bill Wardell for their work and said they were the reason for the tremendous progress. She stated a full-time social worker was placed at the jail to assist inmates with services once they were released. She highlighted that discussions were occurring with the University of Nevada, Reno about an on-site medical clinic at Our Place. She explained information was received from the Department of Housing and Urban

Development and the shelter received a rating of 272, which meant northern Nevada was next to the bottom. She wanted attention paid to those ratings as the project moved forward.

Vice Chair Berkbigler expressed excitement about the project and thanked Ms. Howell and her staff for the work they had done. She was curious whether the issues with the State related to Soulful Seeds had been resolved. Ms. Howell responded a State Master Plan process was initiated at the Northern Nevada Adult Mental Health Services (NNHAMS) campus to determine a plan related to the campus property; it had been due in December but was not complete yet. She stated it was communicated to her that new buildings could not be authorized on the campus until after the plan was approved by the State. She indicated Governor Steve Sisolak had toured the Our Place campus and said staff was optimistic about the future.

Commissioner Hartung indicated Renown Health President and Chief Executive Officer Dr. Tony Slonim expressed interest in an exchange of a parcel near Crossroads for the former Medical Examiner's building.

Chair Lucey thanked Ms. Howell for the time and effort spent on this project and mentioned Ms. Schweickert and Mr. Wardell also put in an extreme amount of time. He expressed excitement about the campus opening and said it would be an answer to growing issues in the community and region. He thought this was one step that would continually evolve but it showed the County's willingness to participate in creating solutions. He said he was able to participate in Thriving Communities for a Better Southern Nevada, a workforce development program that dealt with issues in the region. He thought this program was directly related to the processes at Our Place by housing people and providing the first step out of homelessness; rehabilitation was the next step.

Chair Lucey wanted the County Manager, the Board of County Commissioners, the District Attorney, the Sheriff, and Ms. Howell to collaborate on ideas for Our Place to provide services like Crossroads for any individuals in need of workplace development. He stated there was more than \$30 million in grant money available from the State and the federal government, and collaborative work could enable the region to obtain money to be utilized in needed areas. He said it could change the behavior of many individuals and result in less population in the jail, less prosecution time, less judiciary time, and less time for social workers to locate individuals. He said these were the types of issues the region wanted to solve. He thought there had been significant progress at Our Place since construction began in September, and he was excited to see the campus fully operational in mid-spring. He was optimistic about working with the State to align the proposed buildings at Our Place. He said he would work diligently with Ms. Howell when they met with the federal government in February. He wanted to have meetings with the business community and the Chamber of Commerce. He believed homelessness issues needed to be a community effort to collaboratively determine a solution. He thanked all staff who participated in making this first step for the County.

Vice Chair Berkbigler said homelessness issues were created partly by the lack of affordable housing. She explained citizens making minimum wage or slightly above

that could not afford an apartment much less a house. She thought training individuals in a trade or skill could provide the opportunity to increase their income. She said this issue needed to be at the top of the priority list.

Chair Lucey stated the sale of Harrah's Reno would place dealers and other individuals with entry level jobs back into the workforce, and he wondered why this was not included in discussions. He said Switch and Tesla had worked with Truckee Meadows Community College, but there had to be more help for individuals because people could not afford to pay \$1,000 a month for a studio apartment. He spoke about training and services individuals could take advantage of through the federal government. He wanted to work with the County Manager and elected officials to unify and focus on homelessness since it was the top subject in the region.

**20-0066**      **AGENDA ITEM 10** Public Hearing: Regulatory Zone Amendment Case Number WRZA19-0006 (Lifestyle Homes), to adopt a regulatory zone amendment from Low Density Suburban (LDS) (1 dwelling unit/acre maximum) to Medium Density Suburban (MDS) (3 dwelling units/acre maximum), master planned Suburban Residential (SR) in the Cold Springs Area Plan, on two parcels of land (APN: 566-041-01 & 02) totaling approximately 14.05 acres for owner/applicant Lifestyle Homes TND LLC. If approved, authorize the Chair to sign the resolution to that effect. Community Services. (Commission District 5.)

County Manager Eric Brown introduced the public hearing.

Chair Lucey indicated there was no need for a presentation but asked whether this had been approved by the Planning Commission. Planner Julee Olander confirmed it was approved.

There was no response to the call for public comment.

On motion by Commissioner Herman, seconded by Vice Chair Berkbigler, which motion duly carried on a 5-0 vote, it was ordered that Agenda Item 10 be adopted and authorized. The Resolution for same is attached hereto and made a part of the minutes thereof.

**20-0067**      **AGENDA ITEM 11** Public hearing pursuant to NRS 277.050, to consider any objections to the Resolution of Intent to execute an easement agreement and easement deed between Washoe County and the Truckee Meadows Water Authority for an access and water facilities easement totaling ±11,802 square feet and a temporary construction easement totaling ±23,588 square feet on APN 534-521-01, part of Sugarloaf Peak Open Space [at the appraised value of \$2,033.00]; possible approval of said easement agreement and easement deed; and, if approved, authorize the Chair to execute the agreement and deed to that effect. Community Services. (Commission District 4.)

County Manager Eric Brown introduced the public hearing.

There was no response to the call for public comment.

On motion by Commissioner Hartung, seconded by Commissioner Jung, which motion duly carried on a 5-0 vote, it was ordered that Agenda Item 11 be approved and authorized. The Resolution for same is attached hereto and made a part of the minutes thereof.

**20-0068**      **AGENDA ITEM 12** Possible Closed Session for the purpose of discussing labor negotiations with Washoe County and Truckee Meadows Fire Protection District per NRS 288.220.

County Manager Eric Brown stated there was no need for a closed session.

**20-0069**      **AGENDA ITEM 13** Public Comment.

County Clerk Nancy Parent stated email correspondence she received from Annmarie Grant would be placed on the record.

**20-0070**      **AGENDA ITEM 14** Announcements/Reports.

Chair Lucey invited District Attorney Chris Hicks to the podium. Mr. Hicks read and presented a Proclamation to Assistant District Attorney Paul Lipparelli, a copy of which was placed on file with the Clerk. Mr. Hicks thanked Mr. Lipparelli for his service to the County and said he would be missed.

Mr. Lipparelli mentioned the Proclamation was not on the approved agenda.

The County Commissioners shared fond stories of Mr. Lipparelli and each expressed their thanks for his dedication and guidance over the years.

Mr. Lipparelli expressed his gratitude for the opportunity to work for Washoe County and with wonderful people over the years. He wanted someone to read his Proclamation at his funeral. He thanked Mr. Hicks and the Commissioners for their kind

words. He told a story about telling Deputy District Attorney Mike Large that all he wanted for Christmas was a bolo tie with a scorpion on it, and expressed his surprise when Mr. Large presented him with one, which he proudly wore during this meeting. He spoke about his future plans and reiterated his thanks to all for the kindness.

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**11:29 a.m.** There being no further business to discuss, the meeting was adjourned without objection.

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**BOB LUCEY**, Chair  
Washoe County Commission

ATTEST:

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**NANCY PARENT**, County Clerk and  
Clerk of the Board of County Commissioners

*Minutes Prepared by:  
Doni Gassaway, Deputy County Clerk*