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

TUESDAY 10:00 A.M. NOVEMBER 14, 2023

PRESENT:

**Alexis Hill, Chair**
**Jeanne Herman, Vice Chair**
**Michael Clark, Commissioner**
**Mariluz Garcia, Commissioner**
**Clara Andriola, Commissioner**

**Janis Galassini, County Clerk**
**Eric Brown, County Manager**
**Nathan Edwards, 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, County Clerk Janis Galassini called roll and the Board conducted the following business:

**23-0716** **AGENDA ITEM 3** Invocation.

Reverand Dr. Debra Lax, Senior Pastor of Bethel African Methodist Episcopal (AME) Church, provided the Invocation.

**23-0717** **AGENDA ITEM 4** Public Comment.

Nevada Housing Coalition (NHC) Executive Director Maurice Page thanked the Board of County Commissioners (BCC) for the opportunity to introduce himself. He explained the NHC was a member-based nonprofit that was working toward affordable housing solutions throughout Nevada. He noted an estimated 23 percent of housing needs were being fulfilled in the State, so the coalition's efforts were critical for addressing the barriers to renting and acquiring property. He indicated that the NHC's previous work included assembling a task force that conceptualized the Home Means Nevada Initiative. The initiative was a historic $500 million-dollar investment in affordable housing. Mr. Page mentioned his extensive background in landlord engagement and asserted the housing crisis could not be solved without partnerships and local jurisdictions. He declared Item 17 was emblematic of Washoe County's efforts in addressing the affordable housing issue. He believed the supportive housing development was an efficient use of resources in addition to being a pragmatic approach to ensuring access to housing for the County's extremely low-income residents. On behalf of the NHC, he thanked the

BCC for its hard work so far. He announced the NHC would collaborate with staff on the February 13, 2024, BCC agenda.

Ms. Bari Levinson introduced herself as a volunteer with the Sierra Club Great Basin Group as well as a retired chemical engineer and physician. She added she had been living in the County since 2020. She spoke on behalf of the Sierra Club in support of the proposed Envision Washoe 2040 Master Plan, as the Sierra Club believed it was well-thought-out, organized, and clear. She added the plan contained some favorable policies for the environment. She and the Sierra Club especially appreciated the County's community outreach effort and how it accepted feedback on the plan. Ms. Levinson and the Sierra Club were in favor of a policy providing for development of enhanced landscaping standards in order to mitigate air pollution. They endorsed the transition from gas-powered to electric-powered landscape equipment. Ms. Levinson asserted the gas-powered equipment was extremely polluting, an occupational hazard for the workers, and a major source of noise pollution. She advocated for continued efforts toward a future powered by electricity rather than by fossil fuels. She and the Sierra Club agreed with the policy to provide support for alternative agriculture techniques, including healthy soils initiatives. She indicated the Sierra Club supported a healthy soils approach to all agriculture, which involved the use of natural methods in lieu of chemical fertilizers, pesticides, and herbicides. She pointed out natural agriculture methods improved crop yields, prevented contamination of water supplies, and were healthier for humans and for the ecosystems. She communicated the Sierra Club's disappointment with the lack of support for all-electric new construction in the resiliency section of the draft Envision Washoe 2040 Master Plan. She noted the plan included a policy for encouraging development of renewable energy and infrastructure; however, there was no mention of electrification in all new construction. Ms. Levinson reported building operations accounted for approximately 45 percent of all greenhouse gas (GHG) emissions in the County. She opined the County needed to transition from gas infrastructure toward electrification of all new buildings in an effort to combat climate change. She stated electrical appliances were much more energy efficient and less polluting than gas appliances. She declared the use of gas infrastructure should be discouraged in new buildings, which she claimed would save roughly $8,000 per home bill. She believed the County should encourage and support the use of electric vehicles (EV) by making it easier for homeowners to charge their vehicles at home. She and the Sierra Group hoped the electrification requirements in the building code could be addressed through future policy action.

Ms. Elise Weatherly remarked that she wished public commenters were given three minutes and 23 seconds. Because she wanted support, she stated she would support the BCC, and she believed doing so was worth it. She commented about learning she had a tendency to be somewhat negative. She indicated that a part of her assignment was to expose the deeds of darkness, which she noted was not fun because nobody wanted that. She talked about looking for and finding a hero from Pro Duct Cleaning, LLC. She asked for the BCC to support her. Ms. Weatherly divulged she could not run for office with the homeowners associations (HOAs) due to a $9,000 fine and a violation against her. She was fighting the fine and violation and questioned if it was bad behavior to tell the truth in

a way that was not approved of. She alleged Family Court Hearing Master Greg Shannon brought a charge against Ms. Weatherly for contempt of court because she challenged Mr. Shannon on how little child support she was awarded to raise her grandson. She stated she would remind her grandson that he was right about electricity being better than gas. She mentioned her case against Community Bible Church and was uncertain about what to do with the incident. She recalled an event related to the Center Street Mission and noted people sometimes did not know what to do.

Mr. Terry Brooks read an original poem about the cycle of problems affiliated with homelessness, such as poor health, poor nutrition, poor mental health, the inability to obtain an education, and unemployment.

Mr. Bill Miller introduced himself as a retired designer and chaplain. He echoed the appreciation toward the BCC for the draft Envision Washoe 2040 plan. He agreed with Ms. Levinson's input about mandating electrification and commented doing so would save money and help save the planet. He asked the Board to continue considering green policies when contemplating how to create more affordable housing. He declared homelessness was not a crime. He stated if anything was a crime, it was that rent started at over $1,000, and the cost of a starter house started at over $500,000. Mr. Miller advocated for caring for and helping individuals who had fallen through the cracks because they were human and the other County residents were human. Additionally, doing so made the community better, stronger, and safer.

Mr. Rick Hilton indicated he was a resident of the City of Sparks. He thanked the Commissioners for allowing him to speak. He acknowledged Commissioner Andriola for bringing the Dignity Index presentation to the October 24, 2023, BCC meeting, as it was important. He mentioned arriving in the City of Reno in early 2020 and described having seen people holding cardboard signs asking for help. He recalled seeing a sign in the Arlington Gardens Mall that he could relate to. He disclosed how he never thought he would lose his wife, his business, his house, his savings, or his sport utility vehicle (SUV) respectively and drive to a city he had only read about. Mr. Hilton said he arrived at the City of Reno from Florida three days before his Social Security and Supplemental Security Income (SSI) benefits would arrive and with only a day's worth of motel room money. He gave the gentleman holding the sign $3 and asked him if he could sleep in his own car without being harassed. He had also inquired about how much money he could earn from holding a sign in the city. The man told Mr. Hilton that he earned $50, often $80 to $90, a day due to the kindness of strangers. Mr. Hilton noted he did not see people holding signs requesting the kindness of strangers nowadays and indicated he was personally harmed by their removal. He divulged he used to carry $1 bills around to perform small good deeds and wish individuals luck. He proposed permitting signholding.

Mr. Augustin Jolquez congratulated Chair Hill on her position. He noted he advocated for the senior citizens for years and efforts toward assisting with homelessness. He commented there had been positive strides within the County. He advised remembering that new buildings and businesses were creating tax revenues and giving back to the community. As a Native American and a spiritual leader, he spoke about opening prayers

giving thanks to clean air, clean water, and the breath of life. He asserted homelessness could result in a major increase in the County's population. He emphasized the potential increase of 6,000 unhoused individuals. Mr. Jolquez informed there were pockets within the County that created difficulty with assessing income averages. He requested that the Commissioners consider the overall impact for generations as a result of their decisions.

Ms. Janice Jones indicated she was speaking on behalf of the Senior Dance Club of Nevada, Inc. She thanked County Manager Eric Brown, Commissioner Andriola, and Commissioner Clark for all the time and attention they had extended to the matter involving the Senior Dance Club of Nevada, Inc. She also thanked them for connecting her and another instructor with Cara Paoli, the division director of Adult and Senior Services. Ms. Jones commented that Ms. Paoli was a pleasure to work with, and the amount of change resulted in life during the dance classes being a lot more comfortable in relation to noise and pedestrian traffic interference. She brought to the BCC's attention that, in addition to the Thursday afternoon dance class, there were several other activities offered at the Senior Services building. She added there were people requesting assistance from the administration office staff, food service being offered for most of the day, individuals resting at a table for the remainder of the day, and unhoused individuals. She suggested using the industrialized kitchen owned by the County to serve quality meals and keep the Senior Services building as an activity center. She recommended adding portable table tennis to the building and separating the food services from the activities.

Mr. Prince Saruhan stated he was a resident of South Reno in Commissioner Clark's jurisdiction. He disclosed he was attending the meeting with Faith in Action Nevada (FIANV) and mentioned he was a volunteer with Saint Vincent de Paul Society. He said he moved to the County as a child and added he was an immigrant. He expressed affection toward the County. He noted having firsthand experience with people who were forced to live on the Truckee River, and some of those individuals were living in public spaces in their vehicles. Mr. Saruhan and FIANV believed an ordinance, proposed by the Washoe County Sheriff's Office, was the wrong action to take. He explained the ordinance would amend the County Code to target anyone who was using the river. He believed the unhoused residents who lived there should not be viewed as a blight and should be directed to services. He disagreed with law enforcement directing services to those individuals because it was the wrong approach due to the message it would send, and it was not the care he thought the community deserved. He complimented the BCC's efforts and recounted how FIANV worked with the County and the State in 2019 for an affordable housing trust fund. He and FIANV appreciated the trust fund's existence and noted the funding stream was necessary. He thought the State cleared out the funding stream and noted it needed to be joined with the County. Mr. Saruhan and FIANV wished to have the proposed ordinance placed on a BCC agenda so the Commissioners could vote in opposition to it.

Father Chuck Durante thanked the Commissioners for listening to members of the public. He introduced himself as the rector from the Saint Thomas Aquinas Cathedral and mentioned he chaired the Nevada Interfaith Association. He explained every faith tradition held strong language regarding the duty to care for individuals experiencing

poverty. He informed other traditions had similar approaches. He opined the laws were derived from the ancient faith traditions. He noted the complexity of homelessness. He pointed out the County's stances and the latest iteration of an ordinance were criminalizing unhoused individuals being on the street or camping. Mr. Durante did not believe jailing unhoused residents and adding shame to their lives was a just response for caring for them. He commented such actions penalized poverty, which was contradictory to the teachings of the faith traditions in the County. He thought allowing people to regularly camp in areas that affected the free enjoyment of public lands was not a solution to the houseless problem. He also did not believe the solution was to make it unlawful to regularly camp in public areas when there was no other reasonable or reliable place to go. He declared housing was the ultimate solution. He requested that the Commissioners review the Truckee Meadows affordable housing project. He asked the Commissioners to consider the call to ensure all residents had access to a continuum of safe, accessible, and affordable housing options in neighborhoods that offered access to opportunity and quality of life.

Ms. Pam Gormly indicated she was representing the Unitarian Universalist Fellowship of Northern Nevada (UUFNN), FIANV, and the Reno Posse. She divulged two of her friends passed away in the cold weather in December 2022 because they were unhoused. She stated she had known those friends for several years because she delivered dinners to them through the Reno Posse, and she described them as being kind and appreciative. She said 99 residents passed away during the year 2022 as a result of being unable to afford housing in the County and having no place to live. She urged the BCC to think about the unhoused residents. Ms. Gormly asserted all people should be provided with affordable housing and insisted the County needed to find solutions that would work for the less fortunate members of the community. She commented being homeless and impoverished was not a crime. She pointed out less fortunate individuals were impacted by decisions made during the BCC meetings despite lacking representation. She advocated for the County to be a community with compassion.

Ms. Jennifer Peters introduced herself as a constituent of District 4. She shared her experiences with being incarcerated, addiction, and mental health issues in addition to being unhoused for four years. She said she lost the apartment she had lived in for nearly seven years with her children due to new management. She described her worries during the period she was homeless. She related to being outcasted by society and looked down on because she did not have anyone who could help her, and she conveyed feeling belittled. Ms. Peters described no longer having self-confidence or self-worth due to how other individuals viewed her based on her living situation, for having been incarcerated, and her background. She indicated what she needed was a chance to demonstrate that she could be a positive member of society. She stated, while she currently had shelter, there were obstacles with trying to find stable housing for herself and her family due to her criminal background. She mentioned working with FIANV, during which she had met some kindhearted individuals. She built relationships and friendships with residents experiencing housing issues. She stressed unhoused individuals deserved better treatment and explained they were people undergoing a rough situation. Ms. Peters promoted exploring ways to address the root problem. She opposed criminalizing people's struggles by fining or jailing them, as it was discouraging and unjust to create more barriers that

would keep them in the same situation. She requested the Commissioners to vote in opposition to an ordinance related to the matter if it was reintroduced at a BCC meeting.

Ms. Aspen Murillo indicated she lived in District 1 on Washoe Tribe land. She revealed she was attending the meeting in response to an ordinance that was being drafted with FIANV and representing UUFNN. She commented criminalizing a social issue that was beyond a person's ability to reach was unethical and illogical. She informed the unhoused population resulted from financial factors, which would not be alleviated by making homelessness a crime. Additionally, it would create more issues for the individual. Ms. Murillo recommended allocating funds to offer solutions rather than relying heavily on law enforcement and emergency services. She mentioned she was an advocate who worked with domestic violence and observed domestic violence was sometimes linked closely with homelessness. She brought attention to how a victim of domestic violence may need to choose between being houseless or returning to the perpetrator. She communicated the need for more resources, especially when individuals were facing financial barriers. She noted people with chronic mental health issues struggled to obtain employment and become self-sufficient to give back to the community. She wished to see a community offer resources at locations where people could be directed. Ms. Murillo mentioned that she acquired signed statements from community members who could not attend the meeting.

Mr. Kevin Benline referenced the Martin v. City of Boise United States (US) Court of Appeals case ruling that it was unconstitutional to criminally punish an individual for sleeping outside if there was no adequate housing. He stated he attended the meeting to protest a proposed ordinance. He remarked criminalizing people for their personal hardships and for being homeless was an inhumane punishment. He noted it added more stress and worry to a daily hardship, and it was counterproductive to the overall goal. Mr. Benline informed that, for an unhoused individual, basic necessities that the average person would have access to daily, such as restrooms, showers, and laundry, were a serious struggle. He said unhoused residents had to worry about their belongings. He brought attention to how difficult it was to acquire and keep proper identification to gain employment, find reliable transportation, and/or maintain a place to live. He stated anybody could become homeless, and many people were on the cusp of experiencing homelessness. Mr. Benline asserted the proposed ordinance related to the matter would create more resistance between the unhoused population and law enforcement in addition to adding more penalties to a demographic that was already struggling. He supported the Commissioners' efforts involving the Cares Campus. He was unaware of a proper solution to homelessness.

Ms. Chasity Martinez introduced herself as a community organizer for FIANV and briefly explained FIANV's functions. She indicated that FIANV leaders organized a campaign, "Housing not Harm," over the past 10 months in opposition to the proposed ordinance on illegal encampments. She and FIANV were disappointed that there were no significant changes upon reviewing the updated language in the ordinance. They observed similar language in a restrictive policy recently passed in the City of Sparks, adding criminal offenses to life-sustaining activities such as panhandling and sleeping in

vehicles. Ms. Martinez and FIANV attended the BCC meeting to ask that the Commissioners vote down the proposed ordinance when it returned to a BCC agenda. She observed the ordinance was unnecessary, since such actions as trespassing after warning, littering, and loitering were already illegal. She stated the ordinance could increase inhabitants in the already overcrowded jail, which would cost the County and the taxpayers more money than providing housing and services. She claimed research had shown that a "carrot and stick" response to people living unhoused did not alter behavior and could lead to additional barriers for individuals who were constantly being displaced. Ms. Martinez recalled similar approaches to those referenced in the ordinance were used by numerous cities and counties, including the Cities of Reno and Sparks. She noted the ineffectiveness of those approaches in addressing the root causes of homelessness demonstrated the policy should not be implemented County-wide. She indicated the solution to homelessness was housing and supportive services. She added research showed the "Housing First" model was less costly than supporting people living in shelters or on the street. She referenced a North Carolina county that had saved $2.4 million at the beginning of its "Housing First" program and housed 1,000 people in a single year. She informed more success was observed from individualized care, well-trained case managers, and enabling individuals to make choices. Ms. Martinez acknowledged the County was improving the Cares Campus and purchased West Hills Behavioral Health Hospital, which she and FIANV hoped would introduce resources to the community. She divulged FIANV fought for the establishment of the Washoe County Affordable Housing Trust Fund three years prior. She and FIANV were in favor of the Commissioners adopting the draft Envision Washoe 2040 Master Plan. She and FIANV believed the referenced ordinance was a major step in the wrong direction for the County's strategy to end homelessness. She asserted members of the community experiencing homelessness would suffer from unnecessary harm until the root causes of the issues were addressed with solution-based policies. She advised elected leaders should focus on compassionate solutions with the approaching winter season. She announced FIANV was committed to working with the County and other stakeholders to ensure there were adequate housing and services for such vulnerable populations. She requested members of the public in attendance to stand up if they opposed criminalization of the unhoused demographic and favored more transformative solutions.

Ms. Janet Butcher recounted attending a Citizen Advisory Board (CAB) meeting in Spanish Springs, during which she had mentioned an issue with the exit off of Pyramid Way traveling on Interstate 80 (I-80) East. She indicated the exit was closed down and resurfaced a couple of weeks later. She complimented the work on the exit and remarked that things could happen when they are asked for sometimes. She spoke about the damage to her car that was caused by a cement truck and a rock truck. She added she could not drive close to the cement truck due to the debris it was ejecting. She noted a meeting was scheduled for November 15, 2023, in Spanish Springs to discuss rezoning. She disagreed with rezoning an area that was previously designated a residential area and recommended the Commissioners review the matter. Ms. Butcher pointed out the existing issues with the trucks and traffic on Pyramid Way. She disclosed she assisted with subsidizing a young person who was allotted $900 for SSI because there was no way that individual could afford an apartment in the area.

Mr. John Garfinkle stated he was born in the County 81 years ago and expressed pride for his State and his town. He observed the town he lived in did not exist anymore other than in his imagination. He indicated the Commissioners were elected to work for the citizens and remarked he was the BCC's boss. He requested that the Commissioners consider that residents' pets were being mistreated purposely by the BCC because they were not enforcing the laws that were already implemented. Mr. Garfinkle referenced State and County law stating the Board must enforce proper housing as well as potable water and food for dogs and cats. He added there was a law in the State indicating medicine must be provided; however, the County had not followed that law. He claimed the Commissioners charged for misdemeanors while the action continued, and the animals died. He commented he was almost ashamed to say he lived in the County anymore. He declared no one spoke on behalf of dogs and cats, which had no voice.

Ms. Arielle Krause indicated she operated an equine education company in the County. She thanked the Board for its dedication to the County and its efforts to make the community function well for everyone. She stated she emailed the BCC during the summer of 2023 to share the challenges her family encountered when obtaining a business license. She added Commissioner Andriola contacted her in October 2023 to inquire about the progress on the business license. Ms. Krause had shared the challenges that were still present. She informed Commissioner Andriola about the additional suffering that the horse community was facing after approximately a dozen violations were sent to small businesses in the County in late August 2023. She said Commissioner Andriola elevated the issue to a level of attention that was necessary to pursue a solution. She expressed feeling hopeful for the future of the County's equine industry for the first time in three years. Ms. Krause thanked Commissioner Andriola for her efforts so far and the work she initiated in the County. She thanked Vice Chair Herman and Commissioner Clark for the discussions on the matter in addition to their outspoken support for the horse community and businesses. She acknowledged the BCC for its responsiveness to its constituents and the community. She mentioned she had never received a response when contacting commissioners in the past. She thanked staff for their attention to the equine community's challenges. She believed the community was looking forward to identifying a solution.

Ms. Penny Brock criticized the room size, the setup, and the video recording for the October 24, 2023, BCC Workshop. She asked that the next BCC strategic planning meeting take place in the Chambers. She informed the PowerPoint slideshow that was presented at the workshop was not incorporated into the agenda. She referenced Nevada Revised Statute (NRS) 241.020 and said the slideshow presentation was still not posted online after sending a public records request (PRR). She requested that the Commissioners investigate the matter and ensure the slideshow was posted on the Internet per NRS. Ms. Brock recalled sending a PRR for the contract for the Dignity Index. She claimed the taxpayers wished to know how much the Dignity Index presentation and workshop had cost them. Ms. Brock requested copies of the expenses associated with the Dignity Index. She pointed out Manager Brown reported an external consultant had been hired for the Registrar of Voters (ROV). She recounted asking for the identity of the outside consultant as well as the consultant's contract through a PRR. She stated she received the contract for the elections integrity group. She wished to know who the external consultant was and

wanted the contract. She asserted the public had a right to the information and noted NRS was the public's protection. She did not understand why there might be someone within the County who did not want to be transparent and speculated there was something wrong. She declared the employees of the County worked for the taxpayers.

Ms. Greta Anderson mentioned she was humbled by the issues regarding homelessness that were identified during the meeting. She hoped the BCC would operate with the most consummate compassion for what members of the public had said. She alleged she was recently assaulted, which resulted in a broken finger. She noted she was glad some people from the horse community participated in the meeting. She confirmed the equine community needed the Board's assistance and to be able to house and care for their horses without undue interference. She mentioned her age and divulged she made a difficult decision to reduce her number of horses after losing three-quarters of her retirement funds. Ms. Anderson stated she was involved in dog and horse rescues for the past 45 years. She referenced her book titled *Clearing the Air:Air Rage and Outrage* about a 15-year history of violence within the workplace. She disclosed she studied crisis response. She shared she visited the rescue Rockin Kt Equine Redemption, and an encounter had taken place at Ms. Anderson's property with an individual associated with the rescue, resulting in a criminal case. She claimed Washoe County Regional Animal Services (WCRAS) removed all of her animals from her property. She stated the incident caused her to go to the hospital. She added a psychiatrist identified her experience as a dismal, acute tragedy.

Mr. Cliff Low addressed Agenda Items 25, 26, and 27 and hoped the BCC would not think he was wasting time, as it would harm his credibility, which was important to him. He explained the most important reason he addressed the matter was the process. He detailed how the presentations would include the stakeholders' and the public's involvement in the County's master plan process. He stated the Commissioners would hear how closely related the new master plan was to Agenda Item 26. He observed the amendments to Washoe County Code (WCC) Chapter 110, the Development Code, had no involvement. He mentioned, as a CAB member, he had learned that the Development Code amendments would be reviewed at the Planning Commission (PC) during the previous month. He added an individual from the Technical Advisory Committee (TAC) delivered public comment during the PC meeting and conveyed surprise about the matter. Mr. Low advised there should have been involvement on Agenda Item 26 because of how connected the items were. He believed staff experienced an error in judgment.

Ms. Katherine Snedigar introduced herself as a non-person, a non-resident, and an unenfranchised natural woman. She accused the BCC of causing damage to the County's residents and creating a code about it. She claimed the BCC and the County were responsible for people living on the street, the number of unhoused residents, children committing suicide, and people experiencing distress. She opined the Board was responsible due to the COVID-19 (C19) pandemic protocols and for providing medical advice to residents. Ms. Snedigar indicated masks were dirty and full of worms. She said doctors wore masks for approximately an hour at a time, but the County required people to wear them all day. She used an expletive to describe her dissatisfaction over the matter.

Chair Hill asked Ms. Snedigar to please not use profanities during the public comment period. Ms. Snedigar asserted Chair Hill could not interrupt her free speech if it was her opinion and demanded that Chair Hill stop disrupting her. She commented she was tired of the BCC making everybody's lives worse. She declared the BCC did not have the authority to create laws. She stated all public law was repealed in 1947 and was reintroduced as commercial and administrative law. She alleged the BCC did not follow its own administrative properties.

Ms. Valerie Fiannaca indicated she was taken off guard by the Audit Committee (AC) meeting being scheduled for November 13, 2023, as members of the public did not expect the library to be audited until June 2024. During the meeting, two representatives were absent, and Ms. Fiannaca was surprised that her specific requests had not been addressed. She talked about being called a fascist by a University of Nevada, Reno (UNR) employee at a recent Library Board of Trustees (LBT) meeting for reciting the Pledge of Allegiance during her public comment. She noted the discussion regarding civil discourse that took place during a BCC meeting. She stated a UNR professor, who was present at the LBT meeting, was allowed to print a newsletter article about Nazis, to which Ms. Fiannaca's public comment was linked. Additionally, Washoe County Library Director Jeff Scott approved the article. She criticized Mr. Scott's judgment, suggested starting the discussion on civil discourse, and indicated calling someone a Nazi during the current times was harmful and dangerous.

**23-0718** **AGENDA ITEM 5** Announcements/Reports.

Commissioner Andriola reported receiving information about concerns related to the Washoe County Code (WCC) governing the equestrian community since May 2023. She stated, for the past seven weeks, she was in communication with several people who were doing their best to navigate the situation. She announced she was invited to attend the October 26, 2023, Washoe County Horse Community meeting. She thanked County Manager Eric Brown and Assistant County Manager (ACM) Dave Solaro. She noted ACM Solaro had invited Community Services Department (CSD) Manager Julee Olander to attend the meeting. Commissioner Andriola informed the meeting invitation was sent to all the Commissioners via email. She recognized Commissioner Clark for attending the meeting and announced she had been working with Manager Brown, Mr. Solaro, and Assistant District Attorney (ADA) Nathan Edwards to initiate steps to identify a solution. She requested that planning staff organize a series of staff meetings with stakeholders to collect input for the possible creation of WCC Chapter 110 amendments to be considered by the Board of County Commissioners (BCC). She referenced Agenda Item 27 and wished the matter to be included as a priority.

Vice Chair Herman commended Commissioner Andriola. She commented she was working on the same project as Commissioner Andriola in different ways. She observed the equestrian community in the districts that own horses were being victimized. She noted similar circumstances had occurred, which Washoe County had to fix in order to preserve the horse population in District 5. She spoke in support of the people who owned horses and properties that were established for horses. She declared the County

needed to stop picking on people. She noted the equine community paid taxes and had to pay permit fees, which Vice Chair Herman believed was not fair. She assured she would work together with the equestrian community in any way she could and noted the matter needed to be fixed. She called the situation a hit job.

Commissioner Garcia expressed appreciation and respect for the past, present, and future veterans. She commented the Saturday, November 11, 2023, celebration in the downtown area of the City of Reno was a beautiful reflection of the community unifying. She said it was wonderful to hear and see different stories of the community's veterans. She brought attention to November being National Adoption Awareness Month. She shared updated adoption and foster care data, including that there were currently over 650 children in foster homes throughout the region. She stated the Human Services Agency (HSA) team was comprised of approximately 280 Children's Services Division staff. She recognized Children's Services Division staff's hard work and dedication in finalizing 250 adoptions during the past three years and complimented the County's efforts. She commented that there were currently 100 children who needed to be adopted and remarked about how the quantity was similar to the population of Gerlach. She requested for those in attendance to converse with friends and neighbors in an effort to decrease the number of unadopted children. She encouraged individuals who were interested in learning to take classes and/or contact County staff.

Commissioner Clark wished to address the horse licensing problem. ADA Edwards asked Commissioner Clark to refrain from commenting further on the matter, since two Commissioners had already spoken about the topic. Commissioner Clark requested that ADA Edwards explain the term "bundle of rights" and what people had the right to expect when they owned a particular piece of property. He stated, as a 47-year real estate broker and property manager, he wanted individuals to understand what ownership of property and the bundle of rights entailed when owning a particular property. ADA Edwards noted real property was one of the most complicated areas of law. He expounded on the background of real property law, English common law, and the concept of a bundle of rights. He concluded the concept shaped the relationship between property owners and the government in regard to regulation and regulatory burdens that were allowed to be placed on the property. They possibly limited what the government could regulate in some situations, though they could not limit what the government could regulate in other situations.

Chair Hill suggested that ADA Edwards provide a presentation outside of a meeting on the topic of real property law.

Commissioner Clark explained he wanted information included on the record because he believed there were people on the Dais who did not have a clear understanding of private property ownership and the rights of the individual. He wished to ensure individuals understood the background of why citizens had a bundle of rights. He recalled inquiring about how many permits were issued in each district for requests of the type of activity on properties that were properly zoned for such activity. He wanted to find out why the County had a recent history of not approving such businesses on properties

that had the traditional right or a reason to use property in that manner. He was concerned about the liability the County might face for not allowing people to exercise their rights on their properties. Commissioner Clark clarified his request was to understand how many equine business licenses were applied for in each of the County's districts, how many of those were denied, and what the outcome was.

Commissioner Clark stated he was contacted by an individual who informed her alarm was triggered when she returned to her house, resulting in a $349 bill from the Fire Department. She was also fined a $25 late fee. He inquired about the County's policy related to the incident. He asked whether other residents were being charged when their alarms were unintentionally activated and how many times people were charged. Commissioner Clark indicated he directed the individual to contact the fire chief and Truckee Meadows Fire Protection District (TMFPD) Fire Communications Manager Adam Mayberry. The individual had expressed discontent because she paid property taxes and did not want to pay the extra fee.

Commissioner Clark reported on meeting the director of the Desert Research Institute (DRI) and requested that an item be placed on a BCC agenda for the director to present to staff. He believed a presentation from the DRI would be helpful for the Board to understand the water issues and drought.

Commissioner Clark suggested coordinating with Osher Lifelong Learning Institute (OLLI) to offer its trainings and courses to the senior citizens at the local senior centers.

Commissioner Clark referenced Agenda Item 14 and observed some judges were dissatisfied with the quality of the service from Qual-Econ, LLC. He specified there was disappointment about how the courts were cleaned. He commented the Washoe County Courthouse was a mess. He was uncertain if the courthouse was safe to work in. He mentioned the elevators were not operational and noted electrical, water, and sewage issues. He remarked about the occurrence of functional and physical obsolescence at the courthouse. He wondered if it was possible for the Board to order a safety inspection of the courthouse to assess its conditions, as he wished to receive an update and believed the members of the public deserved an update on the quality of the building. He thought the County needed to consider constructing a new courthouse that was safe for everyone.

Commissioner Clark wished the other Commissioners and Manager Brown would visit the Carson City Senior Center to observe how efficiently it was managed. He also wanted them to visit the Douglas County Community and Senior Center, which he indicated had quality food and services as well as several activities. He commented it was a vibrant place. He thought many lessons could be learned from neighboring counties to explore improvements to the Senior Services building, and he believed the other counties did a significantly better job. Commissioner Clark was concerned about the senior and veteran populations in the County. He informed approximately 72 percent of the senior residents voted in the County, and roughly 120,000 senior citizens lived in the County. He recommended that the other Commissioners consider their constituents. He thought Ms.

Janice Jones provided some notable examples for the BCC to consider, and he thanked Ms. Jones. He thanked all the public commenters and emphasized the importance of hearing people's feedback.

Chair Hill thanked the organizers of the County's first entry into the Veterans Day Parade. She mentioned how great it was to honor the County's veterans and walk with staff who had served in the United States (US) Military. She thanked staff. She informed Commissioner Clark there was a robust discussion on the Washoe County Courthouse and Senior Services during the October 24, 2023, BCC Workshop. She recommended viewing the video from the workshop.

**23-0719** **AGENDA ITEM 6** Ann Silver, Chief Executive Officer of the Reno + Sparks Chamber will briefly describe the activities of the organization and discuss the new Chamber Career Program for residents of the CARES CAMPUS.

Chief Executive Officer of the Reno + Sparks Chamber of Commerce (Chamber), Ann Silver, reported on the Chamber. She stated it was the most prominent business organization in Northern Nevada. She informed the Chamber advocated for over 2,200 business and nonprofit members that collectively employed over 120,000 residents. She listed some of the members, including companies as large as Tesla, Inc.; Panasonic; Google; South West Airlines; the Las Vegas Raiders; and the Vegas Golden Knights. She added thousands of smaller businesses were members and provided goods and services the Washoe County residents relied on daily. She stated that according to the Nevada Secretary of State, Francisco Aguilar, 99 percent of Nevada businesses were registered as small businesses. She noted small businesses employed less than 100 employees. Ms. Silver indicated the Chamber was seeking new members for whom it could serve as the voice for a robust economy and expansion of free and fair commerce. She emphasized the organization did not receive federal, State, County, or city funding and relied on member fees. She added the larger amounts were paid for by the 41 Chamber partners that assisted with underwriting all the programs, events, and educational sessions provided to the members at no charge. She verified the Chamber did not endorse candidates or raise funds for their campaigns. The organization scheduled post-primary forums for members to meet key candidates and ask questions regarding positions on vital business laws, regulations, and supportive infrastructure. She mentioned the organization produced an annual public policy platform for all elected officials to read in order to understand its positions on business and employer issues.

Ms. Silver brought attention to the new Chamber Career Program. She stated it was conducted under a memorandum of agreement (MOA) with the County to provide skills assessments, high school certifications, and career training to Cares Campus residents at no cost. The program was offered at the Chamber to introduce eligible Cares Campus participants to in-demand career opportunities, free training classes, literacy training, and over 100 occupations. The Chamber worked in conjunction with the case management team and the Northern Nevada Literacy Council (NNLC). It was the hope of the Chamber to maximize the talents, prior work history, and workforce skills of the Cares

Campus residents who wished to use them again. Ms. Silver said the residents' dignity and sense of self-worth were heightened by their willingness to imagine themselves employed full-time, earning self-supporting wages, and becoming self-sufficient. The Chamber anticipated at least 10 percent of the Cares Campus population would participate in the program and gain meaningful careers.

Commissioner Clark thanked Ms. Silver for her presence at the meeting and for the presentation. He recalled discussing the matter with Ms. Silver. He complimented her work, ideas, and resume. He noted the Chamber had a lot of opportunities to assist with employment needs. He spoke about the Chamber working with the Cares Campus to help restore some of its residents' personal dignity and establish a means of earning money to survive. He expressed appreciation for trying to assist with solving some of the employment issues. He remarked about the Chamber's work being beneficial for the members and the people who needed an opportunity to earn funds.

Commissioner Andriola thanked Ms. Silver for participating in the meeting. She inquired about the duration of the Chamber Career Program. Ms. Silver indicated the program consisted of four sessions that were three hours long. She explained when participants signed up, their case managers would recommend them for the program and transport them to the Chamber. Commissioner Andriola supported the open enrollment concept of the program.

Chair Hill commended Ms. Silver for her consistent outreach about the business community and for the "Alliance" event. She believed the event was an effective opportunity to unite the Reno-Sparks Convention and Visitors Authority (RSCVA) and the Economic Development Authority of Western Nevada (EDAWN). She looked forward to hearing about the outcomes of the program.

**23-0720** **AGENDA ITEM 7** Presentation by Chief Justin Roper, Chief Alternative Sentencing Officer, and Sergeant Andrew Sherbondy, Washoe County Department of Alternative Sentencing (DAS), on 2023's results, data, and successes of the Washoe County DAS Support in Treatment, Accountability, and Recovery (STAR) program. This includes, but is not limited to, STAR's notable first year statistics, successes, challenges, and future plans for the program.

Department of Alternative Sentencing (DAS) Sergeant Andrew Sherbondy conducted a PowerPoint presentation and reviewed slides with the following titles: 2023 STAR First Year Recap; STAR Program Overview; 157 Total Program Referrals; 12-Month Contact Data; 12-Month Recidivism Data Review; 12-Month Overdose Data Review; Interactive Journaling; 103 one-on-one journaling sessions completed; 12-Month Journaling Data Review; STAR Drug Testing Appearance and Results Comparison By Month; Additional Grant Funding Secured Over Year 1; STAR Recovery House (6 slides); Leading with Compassion and Allowing For Change; Local and National Support for the STAR Initiative; Thank you.

Mr. Sherbondy described the Support in Treatment, Accountability, and Recovery (STAR) program as a multidisciplinary program model intended to address opioid use disorder (OUD) within the population the DAS served. The program's team consisted of a probation officer, a licensed clinician, a case manager, and a peer recovery support specialist. The team provided wraparound support for a group of 25 to 30 individuals with the understanding that addiction was a disease that needed to be treated. He affirmed the symptomology, which was often criminal behavior, could be managed by addressing the disease. He indicated the DAS received 157 total program referrals within the first year, and the majority of referrals were from DAS staff. He noted the need was present within the DAS before the program was developed. Mr. Sherbondy stated the pretrial population especially needed such a program because pretrial supervision was virtually hands-off. He informed the DAS addressed the gap by providing the necessary wraparound services at the pretrial supervision level.

Mr. Sherbondy believed the STAR program worked as well as it did because its team engaged and developed relationships with each person within a caseload on a near-daily basis. He pointed out the DAS peer recovery support specialist (PRSS) accrued 2,418 cases within 12 months. He spoke about the importance of employing a peer in the program. He revealed the DAS was approaching recidivism in the program by redefining success based on the individual and addressing the core barriers to that success, such as housing, mental health, or addiction treatment. He detailed how success could be attained by focusing on the needs of the individual, finding alignment, and pulling on the intrinsic motivators. He highlighted 6 percent of the participants in the program were charged criminally compared to the 65 percent of individuals who were arrested two or more times and charged criminally before implementation of the STAR program. Mr. Sherbondy credited the program's team for the reduction of overdoses for which medical intervention was required and acknowledged the participants who maintained their sobriety. He hoped the percentage of overdoses would be zero by the time he reported on the program. He disclosed a participant had passed away from an overdose.

Mr. Sherbondy informed *The Courage to Change Interactive Journaling System* was used to help individuals through their recovery by guiding and motivating them to work on behavior change. He noted the interactive journaling system was evidence-based, so the STAR program team was confident with deploying it. He indicated the team used it in a team setting, one-on-one with a program participant, and as assigned homework. He described the interactive journaling system as cognitive-behavioral therapy (CBT) in nature. He explained the intent was to incorporate prosocial skills into the middle of the process of perceiving, processing, and responding to an event or situation, which was effective. He noted a 32-percent average increase in journal content comprehension compared to the pre-test data. Mr. Sherbondy concluded the participants were retaining the journal content and applying it to their lives. He brought attention to the drug test results from the program's first month to the 12$^{th}$ month, showing a decrease in the drug test positivity rate from 74 percent to 15 percent. He attributed the drug testing data to the focus on alignment with the participants rather than compliance with conditions.

Mr. Sherbondy indicated that identifying additional grant funding was a priority within the first year of the STAR program in order to broaden the scope of the program and ensure all the necessary resources could be provided. He recognized DAS Grants Coordinator Nicole Schauwecker and the Washoe County Community Reinvestment Grant Program team for assisting with identifying funds and expanding the services that could be provided. The additional grant funds totaled $1,631,151. Through those additional funds, the program was able to provide vocational training as well as support for medication-assisted treatment and counseling services for people who were no longer eligible for Medicaid. He added the STAR Recovery House was funded by the Fund for a Resilient Nevada (FRN) and was a collaborative effort with Life Changes, Inc. and the SilverSummit Health Plan. The STAR Recovery House was established to house eight male participants who wanted a sober living environment. Mr. Sherbondy mentioned having received funding from the Bureau of Justice Assistance (BJA) grant to eventually support a house for female participants. He explained that a recovery house was for individuals who completed a structured program but were not ready for independent living or who were facing the option of returning to an environment that contributed to their addiction. The recovery house was provided as a safe place for participants while they navigated their future actions and worked towards sustainable independent living. Mr. Sherbondy mentioned the recovery house was also used as a hub for prosocial engagement for the caseload. Referencing photographs from the recovery house, he noted the program team wore casual attire so they could appear relatable and build relationships with the participants. He stated the participants would need a network of people with a similar experience because recovery could be isolating.

Mr. Sherbondy referenced some participant communications that were received by the program's team. He identified one of his tertiary goals as rekindling relationships between law enforcement and the population that the program served. He added public safety was the program's mandate and always would be. He said the team was willing to surpass expectations of service to show the program was about trust and alignment. He recognized the County for its support that enabled the program team to pursue and obtain funding for its efforts. He mentioned the response to the program was positive. He thanked the Board for the opportunity to present on the STAR program's first year.

Chair Hill complimented the presentation and stated that the results from the STAR program were something to be proud of.

In response to Commissioner Garcia's inquiry, Mr. Sherbondy introduced some of the STAR program's participants who accompanied him.

Chair Hill was in favor of the aspect of the program that focused on people instead of numbers. She commented about being able to see the potential in each individual. She complimented Mr. Sherbondy's efforts in acquiring grant funding. She thought the County was cutting-edge and expressed excitement about the DAS's work.

**11:53 a.m.** **The Board recessed.**

**11:56 a.m.** **The Board reconvened with all members present.**

**PROCLAMATIONS**

**23-0721** **8A1** Proclaim the week of November 13-19, 2023 as National Apprenticeship Week.

Commissioner Andriola read the proclamation.

Brian Pather of the Northern Nevada Apprenticeship Coordinators Association (NNACA) introduced some of his apprentices.

Center for Energy Workforce Development (CEWD) Regional Program Manager Sherill Maddox introduced Adam Weber, who was representing the International Brotherhood of Electrical Workers (IBEW) Local 1245, and Scott Talbot of NV Energy. She stated they were involved in implementing a program called Stronger Together to bring awareness to the skilled labor trades. She added they were representing NV Energy for both Northern and Southern Nevada.

Charles Zemp introduced himself as an apprentice instructor for the Bricklayers and Tile Setters Union Local 13.

Mr. Prather introduced Rob Benner and Wendy Colborne of the Building and Construction Trades Council of Northern Nevada as well as the City of Sparks Councilmember Dian VanderWell. He indicated they were all represented by the NNACA. He informed the NNACA had over 1,000 apprentices in Northern Nevada completing the program. He commented registered apprenticeships' roles were crucial in expanding the opportunities for diverse groups of marginalized individuals and those with disabilities to contribute to American industries. He explained apprentice work-based training offered industrial-driven, adaptable solutions to satisfy national and local demands. Mr. Prather clarified it was a system that incorporated acquiring knowledge and skills while earning an income. He indicated completing the program led to nationally recognized credentials. He mentioned building and construction trades wages started anywhere from $17 to $23 an hour with benefits and retirement. He noted apprentices earned an average of $300,000 more over their lifetime than non-apprentices. Mr. Prather brought attention to the workforce's decline in experienced craftsmen. He outlined the benefits of apprenticeship, including recruiting and developing a highly skilled workforce, strengthening productivity and profitability, enhancing employee retention, and reducing turnover costs. He referenced information from the United States Department of Labor indicating that employers earned roughly $1.50 for every dollar spent on apprenticeships.

Commissioner Clark thanked Mr. Prather for his work and asked how many apprentices could be trained at this time. Mr. Prather responded the economy and the available work were the program's limitations. Commissioner Clark commented about

how people did not realize how critical training was for serious tasks. He said such apprenticeship programs were not available years ago.

Chair Hill assured she would distribute information about the apprenticeship program to family members who might be interested. She complimented the efforts of those involved with the program.

There was no response to the call for public comment.

On motion by Commissioner Andriola, seconded by Vice Chair Herman, which motion duly carried on a 5-0 vote, it was ordered that Agenda Item 8A1 be adopted.

**12:05 p.m.** **The Board recessed.**

**12:07 p.m.** **The Board reconvened with all members present.**

**CONSENT AGENDA ITEMS – 9A1 THROUGH 9H3**

**23-0722** **9A1** Acknowledge and approve a correction to the Board of County Commissioners' regular meeting minutes of February 21, 2023, to correct the adjournment time. Clerk. (All Commission Districts.)

**23-0723** **9A2** Approval of minutes for the Board of County Commissioners' regular meeting of October 10, 2023. Clerk. (All Commission Districts.)

**23-0724** **9B1** Recommendation to accept the FY 2024 Office of Traffic Safety grant award from the State of Nevada Department of Public Safety, Office of Traffic Safety [amount not to exceed $67,000.00, 25% In-Kind county match required] as administered through the State of Nevada Department of Public Safety Office of Traffic Safety, to support the lease of two (2) Preliminary Breath Test (PBT) kiosks, for the retroactive grant term of the effective date of authorization through September 30, 2024 and if approved, direct Comptroller's Office to make the necessary budget amendments and authorize Chief Roper to execute grant award documents. Alternative Sentencing. (All Commission Districts.)

**23-0725** **9B2** Recommendation to retroactively accept the Bureau of Behavioral Health Wellness and Prevention Sub-Award from the Department of Health and Human Services, Division of Public and Behavioral Health in the amount of [$32,722.00; no County match required] to be used to cover personnel costs for Year 2 of the Department of Alternative Sentencing Support in Treatment, Accountability and Recovery (STAR) program, for the grant period of November 1, 2023 - June 30, 2024, and if approved authorize Chief Roper to accept and manage any future adjustments of this award; and direct the Comptroller's Office to make the necessary budget amendments. Alternative Sentencing. (All Commission Districts.)

**23-0726** **9C1** Recommendation to: 1) approve an Assignment and Assumption of Easement Deed and Agreement, accepting the assignment of an Union Pacific Railroad Company Easement Deed and Agreement (Deed) from the City of Reno to Washoe County as successor and assign, and if authorized; 2) approve a License and Maintenance Agreement (Agreement) between S3 Mogul, LLC and Washoe County identifying S3 Mogul, LLC as responsible for all future improvements, maintenance and liability associated with the use and benefit of the two access easements identified in exhibits A-1 and B-1 of the Agreement, situated on Assessor Parcel Numbers 038-172-16 and 17. These actions will effectively transfer a 2006 Deed between the Union Pacific Railroad Company and the City of Reno to Washoe County who will assume the rights and obligations contained within the Deed. As requested by the S3 Mogul LLC, the planning, development, construction and future maintenance and liabilities associated with portions of the easement will be transferred to S3 Mogul and their successors in interest under the terms of the Agreement. [no fiscal impact to Washoe County]. Community Services. (Commission District 1.)

**23-0727** **9C2** Recommendation to appoint Leo Horishny to the Washoe County Board of Adjustment representing Commission District 3 (generally includes portions of Panther Valley south of Sagehen Lane; and Sun Valley generally north of Dandini Boulevard, south of 7th Avenue and west of a boundary extending along Leon Drive to Wall Canyon Drive to Lupin Drive to Klondike Drive), to fill a partial term beginning on the date of appointment, and ending on June 30, 2025, or until such time as Mr. Horishny no longer serves on the Board of Adjustment or a successor is appointed, whichever occurs first. Eligible applicants include Dawn McCarthy, Leo Horishny, and Mark Dunn. Community Services. (Commission District 3.)

**23-0728** **9D1** Recommendation to acknowledge receipt of the Interim Financial Report for Washoe County Governmental Funds for the Three Months Ended September 30, 2023 recognizing a total funds balance increase of $56 million year-to-date and $32 million year over year. This unaudited interim financial report is provided quarterly, in addition to the audited comprehensive annual financial report, to provide information on Washoe County's primary operating fund and accounts and identify significant variances between the years. - Unaudited. Comptroller. (All Commission Districts.)

**23-0729** **9D2** Recommendation to approve and authorize the Chair of the Board of County Commissioners to execute the attached resolution establishing the Washoe County Unified Computer Aided Dispatch and Records Management System Fund per NRS 354.612 as a Special Revenue Fund for the purpose of separately tracking and identifying the County's sources,

uses, resources, and disbursements associated with the Unified Computer Aided Dispatch (CAD) and Records Management System(s) (RMS); for the purposes of paying expenses associated with the CAD and RMS including, but not limited to: technology and licensing fees, ongoing software maintenance, technology infrastructure, salaries and benefits of staff dedicated only to the operations and maintenance CAD and RMS systems, third-party project management and implementation support, Washoe County overhead directly attributable to the CAD and RMS systems, and Cybersecurity Insurance; but cannot be used for the purpose of debt service. Comptroller. (All Commission Districts.)

**23-0730** **9E1** Recommendation to approve the reclassification of a Librarian II, pay grade 16, to Librarian I, pay grade 14 (Library); reclassification of a Water Resources Program Manager pay grade 18, to Senior Licensed Engineer, pay grade 18 (Community Services Department); reclassification of an Administrative Assistant II pay grade 14, to Program Coordinator, pay grade 14 (Human Services Agency); reclassification of a Deputy Sheriff pay grade D001, to Pilot, pay grade 18 (Sheriff's Office); as reviewed and evaluated by the Job Evaluation Committee (JEC) and authorize Human Resources to make the necessary changes. [Total fiscal impact $27,428]. Human Resources. (All Commission Districts.)

**23-0731** **9F1** Recommendation to accept a FY24 Federal Title IV-B 1 sub-grant award from the State of Nevada Department of Health and Human Services, Division of Child and Family Services (DCFS) in the amount of [$62,004.00; $20,668.00 county match] retroactive from July 1, 2023 to June 30, 2024 to improve outcomes for children and families involved with Washoe County Human Services Agency; authorize the Interim Director of the Human Services Agency to execute the grant and related documents; and direct the Comptroller's office to make the necessary budget amendments. Human Services Agency. (All Commission Districts.)

**23-0732** **9F2** Recommendation to approve an Interlocal Agreement with Storey County for the purpose of providing a Senior Nutrition Program through the Human Services Agency retroactive October 1, 2023 to September 30, 2024; and if approved authorize the Purchasing and Contracts Manager to sign the agreement. Storey County will reimburse HSA Senior Services an estimated amount of $48,000.00 for meals served under the terms outlined in the Interlocal Agreement. Human Services Agency. (All Commission Districts.)

**23-0733** **9F3** Recommendation to approve an Interlocal Agreement with Walker River Paiute Tribe (WRPT) for the purpose of providing a Nutrition program through the Human Services Agency retroactive October 1, 2023 to September 30, 2024; and if approved authorize the Purchasing and

Contracts Manager to sign the agreement. Walker River Paiute Tribe will reimburse HSA Senior Services an estimated amount of $10,000.00 for meals served under the terms outlined in the Interlocal Agreement. Human Services Agency. (All Commission Districts.)

**23-0734** **9F4** Recommendation to accept a Federal Title IV-B Subpart 2, Promoting Safe and Stable Families (PSSF) grant subaward from the State of Nevada, Division of Child and Family Services in the amount of [$94,444.00; $31,482.00 county match] retroactive for the period July 1, 2023 through June 30, 2024 for the Adoption Promotion and Support services to support safe and stable placements of children and celebrate/recruit foster and adoptive families; authorize the Interim Director of Human Services Agency to execute the grant subaward; and direct the Comptroller's Office to make the necessary budget amendments. Human Services Agency. (All Commission Districts.)

**23-0735** **9F5** Recommendation to accept a Federal Title IV-B Subpart 2, Promoting Safe and Stable Families (PSSF) grant subaward from the State of Nevada, Division of Child and Family Services in the amount of [$51,744.00; $17,248.00 county match] retroactive for the period July 1, 2023 through June 30, 2024 for the Family Preservation services to prevent unnecessary separation of children from their families; authorize the Interim Director of Human Services Agency to execute the grant subaward; and direct the Comptroller's Office to make the necessary budget amendments. Human Services Agency. (All Commission Districts.)

**23-0736** **9F6** Recommendation to accept a Federal Title IV-B Subpart 2, Promoting Safe and Stable Families (PSSF) grant subaward from the State of Nevada, Division of Child and Family Services in the amount of [$54,744.00; $18,248.00 county match] retroactive for the period July 1, 2023 through June 30, 2024 for the Family Reunification services to support safe, secure, and successful reunifications of children with their families; authorize the Interim Director of Human Services Agency to execute the grant subaward; and direct the Comptroller's Office to make the necessary budget amendments. Human Services Agency. (All Commission Districts.)

**23-0737** **9F7** Recommendation to accept a Federal Title IV-B Subpart 2, Promoting Safe and Stable Families (PSSF) grant subaward from the State of Nevada, Division of Child and Family Services in the amount of [$49,744.00; $16,581.00 county match] retroactive for the period July 1, 2023 through June 30, 2024 for the Family Support services to increase the strength, stability, safety, and well-being of children and families with a focus on foster families; authorize the Interim Director of Human Services Agency to execute the grant subaward; and direct the Comptroller's Office to make the necessary budget amendments. Human Services Agency. (All Commission Districts.)

**23-0738** **9F8** Recommendation to accept a Continuum of Care - Permanent Supportive Housing Program Grant from the United States Department of Housing and Urban Development (HUD), in the amount of [$256,224.00; $64,056.00 county match] to provide housing and supportive services for homeless families retroactive for the period September 1, 2023 through August 31, 2024; authorize the Interim Director of the Human Services Agency to retroactively execute the agreement; and direct the Comptroller's Office to make the necessary budget amendments. Human Services Agency. (All Commission Districts.)

**23-0739** **9F9** Recommendation to accept the Continuum of Care Agreement for the Shelter Plus Care Program from the United States Department of Housing and Urban Development (HUD) in the amount of [$177,792.00; $44,448.00 county match] to provide housing and supportive services for homeless individuals, retroactive to August 1, 2023 through July 31, 2024; authorize the Interim Director to retroactively execute the grant agreement; and direct the Comptroller's Office to make the necessary budget amendments. Human Services Agency. (All Commission Districts.)

**23-0740** **9G1** Recommendation to approve, pursuant to NRS 244.1505, Commission District Special Fund disbursement in the amount of [$30,000.00] for Fiscal Year 2023-2024; District 5 Commissioner Jeanne Herman recommends a [$10,000.00] grant to Awaken -- a nonprofit organization created for religious, charitable, or educational purposes -- to support the creation and furnishing of the organization's Gathering Center for participants to come together in community; a [$10,000.00] grant to The Salvation Army -- a nonprofit organization created for religious, charitable, or educational purposes - to support meeting the needs of Washoe County residents struggling with food and housing insecurity, and those impacted by the traumas of human trafficking; and a [$10,000.00] grant to the Food Bank of Northern Nevada -- a nonprofit organization created for religious, charitable, or educational purposes -- to support the Mobile Harvest program; approve Resolutions necessary for same; and direct the Comptroller's Office to make the necessary disbursements of funds. Manager's Office. (Commission District 5.)

**23-0741** **9G2** Recommendation for the Board of County Commissioners to appoint Katheryn Hickman as the Washoe County Alternate Public Defender effective December 26, 2023, with an annual salary of $211,120. Manager's Office. (All Commission Districts.)

**23-0742** **9H1** Recommendation to acknowledge Receipt of Status Report of Commissary Fund set up per NRS 211.360 to be utilized for the welfare and benefit of the inmates for items such as counseling, chaplaincy services, vocational training, and certifications programs for inmates in the jail,

submitted by the Washoe County Sheriff's Office Commissary Committee for Second Quarter for Fiscal Year 2023. Sheriff. (All Commission Districts.)

**23-0743** **9H2** Recommendation to retroactively accept the FY 2024 Joining Forces award from the State of Nevada Department of Public Safety, Office of Traffic Safety [amount not to exceed $43,500.00, 25% in-kind county match of $10,875.00 required] to cover overtime costs related to conducting traffic enforcement checkpoint events and limited travel expenses, for the grant term of October 1, 2023 through September 30, 2024 and if approved, direct Comptroller's Office to make the necessary budget amendments; and authorize Sheriff Balaam to execute grant award documents. Sheriff. (All Commission Districts.)

**23-0744** **9H3** Recommendation to retroactively accept the FY 2024 Office of Traffic Safety award from the State of Nevada Department of Public Safety, Office of Traffic Safety [amount not to exceed $25,000.00, 25% In-Kind county match required] as administered through the State of Nevada Department of Public Safety Office of Traffic Safety, to cover overtime costs related to conducting DUI saturation patrols, for the grant term of October 1, 2023 through September 30, 2024 and if approved, direct Comptroller's Office to make the necessary budget amendments and authorize Sheriff Balaam to execute grant award documents. Sheriff. (All Commission Districts.)

On the call for public comment, Ms. Melissa Holland introduced herself as the co-founder and chief executive officer (CEO) of Awaken. She thanked Vice Chair Herman for the donation referenced in Item 9G1. She expressed appreciation for the support of Washoe County. She informed the State was leading in the nation for illegal human trafficking of women and children. She stated it was vital for the community to be able to support the resources for individuals who were victimized by human trafficking, which the grant funds were able to do. She explained the funds would be used to convert an office space into a gathering area so victims of trafficking were able to congregate with peers to share a meal, engage in programming, and learn healthy community. She added the organization would be able to increase its programming opportunities. Ms. Holland indicated the nonprofit currently had a drop-in center and an education center for minors who had been trafficked. The education center provided online education with holistic wraparound services, case management, and counseling to minor victims. Additionally, it included several fun activities so victims could experience their youth again. She informed a house was being repurposed for women who were pregnant and for parenting because the Awaken team recognized a need for it within the community. She stated Awaken partnered with the Northern Nevada RAVE Family Foundation (NNRFF) to provide childcare onsite.

Mr. Leo Horishny introduced himself as a County resident living in Sun Valley. He said he was recently asked to consider an open position for the Board of Adjustments (BOA) in Sun Valley. He thanked the Commissioners for their consideration

and time. He also thanked Commissioner Garcia. He commented that he had been actively involved with the community with the Washoe County Leadership Academy (WCLA) and the Citizen Advisory Board (CAB). He stated the BOA position would be another opportunity to return the favor to the County for having accomplished some positive endeavors. He appreciated the opportunity.

Ms. Penny Brock referenced Agenda Items 9F8 and 9F9 and noted they were regarding the receipt of additional funds to address homelessness. She pointed out staff notified the public that there were between 1,700 and 2,000 unhoused individuals in the County. She stated the County had allocated over $150 million for housing, the Cares Campus, the Karma Box Project, and OUR Place in addition to $88 million for the fiscal year (FY) budget. She compared the $259 million she indicated was designated for the unhoused population to the $7 million budgeted for the 110,000 senior citizens residing in the County. Ms. Brock observed there were no locations for senior residents in the southern, northern, and northwestern areas of the City of Reno. She noted the City of Reno only had the Ninth Street Senior Services building; however, it was heavily populated with unhoused residents. She recalled County Manager Eric Brown's statement regarding the matter during the October 24, 2023, Board of County Commissioners (BCC) Workshop. Ms. Brock did not believe the security at the Senior Center was the solution to the problem. She said the senior residents did not feel comfortable entering an environment with a lot of security, as it implied the location was unsafe. She urged the BCC to take action for the senior population and questioned why there was no place for them to enjoy congregate meals. She stated the City of Sparks had three senior centers and used many of its community buildings. She added Las Vegas (LV) used its libraries and questioned why the County could not use the South Valleys Library and the Northwest Reno Library. Ms. Brock wondered why more money was being used for the 2,000 unhoused individuals compared to the senior voters.

Mr. Marc Picker introduced himself as the current County Alternate Public Defender (APD). He thanked the BCC for the privilege of having been selected to lead the Washoe County APD's Office six years ago. He believed the APD's Office was the best law firm in the State and expressed feeling honored to have led the office. Referencing Item 9G2, he recommended that the Commissioners confirm the appointment of Ms. Katheryn Hickman to the position of APD. He praised Ms. Hickman's advocacy for her clients, her mentorship and teaching abilities, and her leadership in criminal defense. Mr. Picker commented that Ms. Hickman would be an outstanding APD. He recounted reflecting on the difficult task of providing representation to society's most vulnerable demographics during previous BCC meetings. He indicated dedication and true belief were required in order to provide proper public defense. He described public defense as a calling rather than a job. Mr. Picker noted 12 APD's Office staff members attended the meeting to support Ms. Hickman, and they all looked forward to the Commissioners confirming her. He added Ms. Hickman epitomized what it meant to be a public defender.

Ms. Alma Bermejo noted she did not have a title attached to her name and said her only accomplishment was being a County employee for over 30 years. She spoke about her experience with being under the supervision of several colleagues. She informed

Ms. Hickman began working at the APD's Office as the Chief Deputy APD in October 2022 during one of the busiest and most difficult times. Ms. Bermejo noticed that Ms. Hickman led and guided her staff as opposed to just supervising them. Ms. Hickman mentored and attended to their every need in the APD's Office. Ms. Bermejo explained Ms. Hickman addressed matters when necessary and directed what actions needed to be performed. She mentioned Ms. Hickman would instruct her staff to correct errors, and she would assist in fixing them. She voiced her respect for Ms. Hickman and believed she was the best choice for the APD position. She clarified she was commenting as Ms. Hickman's fellow coworker. She remarked that Ms. Hickman's accomplishments were numerous.

Mr. Cliff Low referenced Agenda Item 9C2 and thanked all of the BOA members as well as the other members of public bodies for volunteering to serve the County. He commented that as long as their service was not driven by a personal agenda, he thought it was great for them to offer themselves in that capacity and expressed gratitude for them. He disclosed he was acquainted with Mr. Horishny and believed the BCC would be pleased with appointing him to the BOA. Mr. Low described Mr. Horishny as passionate and a hard worker. He added Mr. Horishny had other positive qualities and thought he would do a fine job.

On motion by Commissioner Garcia, seconded by Commissioner Andriola, which motion duly carried on a 5-0 vote, it was ordered that Consent Agenda Items 9A1 through 9H3 be approved. Any and all Resolutions or Interlocal Agreements pertinent to Consent Agenda Items 9A1 through 9H3 are attached hereto and made a part of the minutes thereof.

**BLOCK VOTE – 10 THROUGH 24**

**23-0745** **AGENDA ITEM 10** Presentation and recommendation to acknowledge the August 2023 Utility User Rate and Connection Fee Study (Study) and direct staff to initiate the Business Impact Statement (BIS) as required by Nevada Revised Statute 237.090 in response to the recommended increase of new development utility connection fees, along with other matters relating thereto. Community Services. (All Commission Districts.)

Public comment for each item in the Block Vote was held concurrently.

On the call for public comment, Ms. Penny Brock addressed Agenda Item 17. She stated there were four members of the Board of County Commissioners (BCC) on March 28, 2023. She recalled a motion to authorize a construction agreement for the Cares Campus Phase 3 Intake Center Project had failed due to a tie vote during the April 11, 2023, BCC meeting. She noted the agreement was passed by a 3-2 vote of the Commissioners once Commissioner Andriola was elected. She calculated over $400,000 per unit for the Cares Campus Phase 5 Supportive Housing Project without factoring in the $28 million for the third phase. She questioned whether 50 units was the most Washoe County could construct with $20 million for affordable housing. Ms. Brock informed a Fleur de Lis condominium could be purchased at approximately $400,000. She pointed out

neither a floor plan nor the square footage was viewable for the units referenced in Agenda Item 17. She requested that the Commissioners table the item and compile some additional information. She asked whether the project was sent out to bid or awarded to the previous contractor, Clark Sullivan Construction. She believed there was something wrong, and the project was not a wise use of taxpayer funds. She asked if staff provided the Commissioners with the floor plans. Ms. Brock expressed her confusion regarding the matter and questioned the addition of a dog kennel area in the proposed supportive housing building. She thought there were so many questions as a taxpayer and inquired about whether the Commissioners were concerned about the cost of constructing 50 units.

Mr. Roger Edwards introduced himself as a resident of the County for half a century, a 39-year resident of Golden Valley, and one of the original crafters of the Golden Valley Artificial Recharge Program. He referenced Agenda Item 13 and stated by January 1, 2024, he will have been requesting for eight years that the Commissioners suspend the Golden Valley Artificial Recharge Program. He informed residents of Sun Valley developed the program to address declining water levels and high nitrate levels in their community. He added the issue was never critical. He indicated homeowner approval for crafting the program was nearly unanimous. Mr. Edwards noted the Staff Report indicated over 50 percent of program participants were in favor of suspending the program, which he revealed was closer to 70 percent. He divulged the participants also wanted a refund of their money. He mentioned the title of a member of staff who was involved in the program, and Chair Hill asked Mr. Edwards to refrain from making personal attacks toward staff.

Ms. Valerie Fiannaca observed no houses were included in Agenda Item 17 and speculated it only referenced the infrastructure. She supported designating all the funds from the opioid litigation settlement, referenced in Agenda Item 19, to the Support in Treatment, Accountability and Recovery (STAR) program. She observed the STAR program was performing exceptionally well.

Addressing Agenda Item 17, Commissioner Clark was concerned about the lack of funding for the senior residents and the veterans compared to the continued funding of the unhoused community. He requested that Agenda Item 17 be pulled from the Block Vote, otherwise he was not able to support the items in the Block Vote.

Commissioner Andriola clarified Agenda Item 17 related to a grant, not a request for additional funding. She explained the Construction-Manager-At-Risk (CMAR) helped ensure a project was completed with a high-quality, guaranteed price on time. Additionally, the Home Means Nevada Initiative was the funding source for the project.

In response to Chair Hill's request, County Manager Eric Brown confirmed Commissioner Andriola's clarifying statement. Chair Hill indicated Agenda Item 17 was regarding moving forward with construction of the project.

Commissioner Andriola thought it was important for everyone to know the intent of Agenda Item 17. She understood there was a lot of money associated with Agenda

Item 17 and remarked that the complexities of homelessness were immense. She added the senior population deserved to have an opportunity to have their needs met. She described the item as a passthrough.

On motion by Vice Chair Herman, seconded by Commissioner Commissioner Andriola, which motion duly carried on a 3-2 vote with Vice Chair Herman and Commissioner Clark voting no, it was ordered that Agenda Item 10 be acknowledged and directed.

**12:33 p.m.** **The Board recessed.**

**1:08 p.m.** **The Board reconvened with all members present.**

**23-0746** **AGENDA ITEM 11** Recommendation to accept the Bureau of Behavioral Health Wellness and Prevention Sub-Award from the Department of Health and Human Services, Division of Public and Behavioral Health in the amount of [$410,513.00; no County match required] to be used to cover personnel costs and operating expenses related to Year 2 of the Department of Alternative Sentencing Support in Treatment, Accountability and Recovery (STAR) program, for the retroactive grant period of October 1, 2023 - September 30, 2024, and if approved authorize Chief Roper to execute grant award documents; and direct the Comptroller's Office to make the necessary budget amendments. Alternative Sentencing. (All Commission Districts.)

Public comment for each item in the Block Vote was held concurrently; see Agenda Item 10 for the public comment relevant to this item.

On motion by Vice Chair Herman, seconded by Commissioner Andriola, which motion duly carried on a 3-2 vote with Vice Chair Herman and Commissioner Clark voting no, it was ordered that Agenda Item 11 be accepted, authorized, and directed.

**23-0747** **AGENDA ITEM 12** Recommendation to retroactively accept a direct grant award [$826,852.00, no County match required] from the Bureau of Justice Assistance (BJA), FY 2023, Project number 15PBJA-23-GG-02433-SCAX, to the Washoe County Department of Alternative Sentencing to expand treatment and recovery services for the Support in Treatment, Accountability and Recovery (STAR) program for the grant period of October 1, 2023 to September 30, 2027, and if approved, authorize Chief Roper to accept and manage any future adjustments of this award, and direct

the Comptroller's Office to make the necessary budget amendments. Alternative Sentencing. (All Commission Districts.)

Public comment for each item in the Block Vote was held concurrently; see Agenda Item 10 for the public comment relevant to this item.

On motion by Vice Chair Herman, seconded by Commissioner Andriola, which motion duly carried on a 3-2 vote with Vice Chair Herman and Commissioner Clark voting no, it was ordered that Agenda Item 12 be retroactively accepted, authorized, and directed.

**23-0748** **AGENDA ITEM 13** Recommendation to adopt Resolution R23-149 to suspend the Golden Valley Artificial Recharge Program (Program) participant fee collection from January 1, 2024, through December 31, 2033, continuing Program activities in support of the maintenance of the State of Nevada Division of Water Resources injection permit performed pursuant to Washoe County Ordinance 1548, at an estimated annual cost of $30,000.00 with all efforts utilizing existing fund balance (Fund 566), estimated to be $684,000.00 as of September 30, 2023, and to require all Program participants to bring any past due accounts current through the processes identified in Ordinance 1548. Community Services. (Commission District 5.)

Public comment for each item in the Block Vote was held concurrently; see Agenda Item 10 for the public comment relevant to this item.

On motion by Vice Chair Herman, seconded by Commissioner Andriola, which motion duly carried on a 3-2 vote with Vice Chair Herman and Commissioner Clark voting no, it was ordered that Agenda Item 13 be adopted. The Resolution for same is attached hereto and made a part of the minutes thereof.

**23-0749** **AGENDA ITEM 15** Recommendation to approve a sole source purchase of a new Lenco BearCat armored rescue vehicle and associated components in the amount of [$319,191.00] from Lenco Armored Vehicles, 10 Betnr Industrial Drive, Pittsfield, Massachusetts 01201, to replace Equipment #9001 assigned to the Washoe County Sheriff's Office which has reached

the end of its intended useful life. Community Services. (All Commission Districts.)

Public comment for each item in the Block Vote was held concurrently; see Agenda Item 10 for the public comment relevant to this item.

On motion by Vice Chair Herman, seconded by Commissioner Andriola, which motion duly carried on a 3-2 vote with Vice Chair Herman and Commissioner Clark voting no, it was ordered that Agenda Item 15 be approved.

**23-0750** **AGENDA ITEM 16** Recommendation to approve Amendment No. 4 to the Agreement for Professional Consulting Services between DOWL (formerly Farr West Engineering) and Washoe County to provide final design, geotechnical engineering, permitting, and bid support services for the Hidden Valley Regional Park - Effluent Disposal Facility project [in the amount of $439,000.00 for a total of $840,000.00]. The Hidden Valley Regional Park is located at 4740 Parkway Drive, Reno, Nevada. Community Services. (Commission District 2.)

Public comment for each item in the Block Vote was held concurrently; see Agenda Item 10 for the public comment relevant to this item.

On motion by Vice Chair Herman, seconded by Commissioner Andriola, which motion duly carried on a 3-2 vote with Vice Chair Herman and Commissioner Clark voting no, it was ordered that Agenda Item 16 be approved.

**23-0751** **AGENDA ITEM 17** Recommendation to authorize the Guaranteed Maximum Price #3 Agreement (GMP #3) for the NV Cares Campus Phase 4 Supportive Housing Project - GMP #3 with Clark/Sullivan Constructors, Inc., doing business as Clark Sullivan Construction, the project Construction-Manager-At-Risk (CMAR), [in the amount not to exceed $20,332,773.00]. The 50-unit affordable Supportive Housing Project, located at 1800 Threlkel Street, includes supporting infrastructure such as a community room, staff offices, training room, laundry room as well as other necessary infrastructure such as perimeter fencing, landscaping, dog kennel area, shade structure, outdoor recreational area, roadways, parking lots, and underground utilities. Budget for the GMP #3 construction agreement has been previously approved and work under GMP #3 is anticipated to

commence on or about November 16, 2023. Community Services. (All Commission Districts.)

Public comment for each item in the Block Vote was held concurrently; see Agenda Item 10 for the public comment relevant to this item.

On motion by Vice Chair Herman, seconded by Commissioner Andriola, which motion duly carried on a 3-2 vote with Vice Chair Herman and Commissioner Clark voting no, it was ordered that Agenda Item 17 be authorized.

**23-0752** **AGENDA ITEM 18** Recommendation to award a bid and approve a Construction Agreement for the Kietzke High-Mass Area PCE Remediation System Phase 2a, Installation of Trenching & Piping Project to the lowest responsive, responsible bidder [RaPiDRapid Construction, Inc. in the amount of $148,841.00]; and authorize an Agreement for Services with Product Recovery Management, Inc. for Phase 2b, to procure the Extraction Remediation System Equipment [in the amount of $118,504.93]. The total project amount of $503,663.98 includes previous project costs of $236,318.05 approved in July 2023. The Kietzke High-Mass Area Remediation Project, located on the corner of Kietzke Lane and Mill Street in Reno, Nevada, will allow Washoe County to effectively remove tetrachloroethene (PCE) from the ground and groundwater, under the oversight of the State of Nevada Division of Environmental Protection. Community Services. (Commission District 3.)

Public comment for each item in the Block Vote was held concurrently; see Agenda Item 10 for the public comment relevant to this item.

On motion by Vice Chair Herman, seconded by Commissioner Andriola, which motion duly carried on a 3-2 vote with Vice Chair Herman and Commissioner Clark voting no, it was ordered that Agenda Item 18 be awared, approved, and authorized.

**23-0753** **AGENDA ITEM 19** Recommendation and possible action to approve the settlement between Masters Pharmaceutical, LLC and the State of Nevada in the opioid litigation (State of Nevada v. McKesson Corp. et al., Case No. A-19-796755-B (Nev. Dist. Ct., Clark County) and execution by Washoe County of the "Masters Subdivision Participation and Release Form" pursuant to the One Nevada Agreement on Allocation of Opioid Recoveries ("One Nevada Agreement") previously agreed upon for participation in settlements (entered into on July 27, 2021).

The proposed settlement between Masters Pharmaceutical, LLC and the State of Nevada is in an amount of $1,428,552.26 before attorney's fees are deducted. Pursuant to the One Nevada Agreement, Washoe County will

receive an estimated total net allocation of $54,819.67. District Attorney. (All Commission Districts.)

Public comment for each item in the Block Vote was held concurrently; see Agenda Item 10 for the public comment relevant to this item.

On motion by Vice Chair Herman, seconded by Commissioner Andriola, which motion duly carried on a 3-2 vote with Vice Chair Herman and Commissioner Clark voting no, it was ordered that Agenda Item 19 be approved and executed.

**23-0754** **AGENDA ITEM 20** Recommendation to acknowledge the grant award from the Department of Justice (DOJ) to the Second Judicial District Court, in the amount of $547,969.00 ($201,215 match required), for a 36-month project that will provide comprehensive evidence-based assessments for clients of mental health and substance use disorders to facilitate treatment placement and effective matching; residential treatment; assisted outpatient mental health treatment, primary healthcare services; medicated assisted treatment services; regular drug testing; employment assistance; peer support; housing assistance, including transitional housing; and supervision; beginning at the effective date of authorization to September 30, 2026, and direct the Comptroller's Office to make the necessary budget amendments. District Court. (All Commission Districts.)

Public comment for each item in the Block Vote was held concurrently; see Agenda Item 10 for the public comment relevant to this item.

On motion by Vice Chair Herman, seconded by Commissioner Andriola, which motion duly carried on a 3-2 vote with Vice Chair Herman and Commissioner Clark voting no, it was ordered that Agenda Item 20 be acknowledged and directed.

**23-0755** **AGENDA ITEM 21** Recommendation to acknowledge the grant award from the Department of Justice (DOJ) to the Second Judicial District Court, in the amount of $945,461.00, for a 48-month project period beginning at the effective date of authorization to September 30, 2027, and direct Human Resources to create 1 full time equivalent (FTE) for a Specialty Court Coordinator and 1 intermittent hourly Public Service Intern position and

direct the Comptroller's Office to make the necessary budget amendments. District Court. (All Commission Districts.)

Public comment for each item in the Block Vote was held concurrently; see Agenda Item 10 for the public comment relevant to this item.

On motion by Vice Chair Herman, seconded by Commissioner Andriola, which motion duly carried on a 3-2 vote with Vice Chair Herman and Commissioner Clark voting no, it was ordered that Agenda Item 21 be acknowledged and directed.

**23-0756** **AGENDA ITEM 22** Recommendation to accept the 2024 Incline Traffic Motor Unit Grant extension from the Dave and Cheryl Duffield Foundation [amount not to exceed $412,803.90 no match required] to be used to pay for two (2) full time deputy sheriffs, associated operating expenses, and equipment retroactive for the grant period of September 1, 2023 – August 31, 2024, and if approved, authorize Sheriff Balaam to sign all awarded documents; and direct Comptroller's Office to make the necessary budget amendments. Sheriff. (Commission District 1.)

Public comment for each item in the Block Vote was held concurrently; see Agenda Item 10 for the public comment relevant to this item.

On motion by Vice Chair Herman, seconded by Commissioner Andriola, which motion duly carried on a 3-2 vote with Vice Chair Herman and Commissioner Clark voting no, it was ordered that Agenda Item 22 be accepted, authorized, and directed.

**23-0757** **AGENDA ITEM 23** Recommendation to retroactively accept the Second Amendment and Assignment of the Grant Agreement and Notice of Subgrant Award in the amount of [$1,709,550 ($854,775 per fiscal year, annual balances are not allowed to roll); no county match] from Nevada Clinical Services, Inc. and managed by the State of Nevada Division of Public and Behavioral Health retroactive from June 30, 2023 through June 30, 2025 to provide crisis and jail diversion services through a Mobile Outreach Safety Team (MOST Team) to individuals with a mental health condition who have come into contact with law enforcement; authorize Sheriff Balaam to execute the subgrant award and related documents; and direct the Comptroller's Office to make the necessary budget amendments. Sheriff. (All Commission Districts.)

Public comment for each item in the Block Vote was held concurrently; see Agenda Item 10 for the public comment relevant to this item.

On motion by Vice Chair Herman, seconded by Commissioner Andriola, which motion duly carried on a 3-2 vote with Vice Chair Herman and Commissioner Clark

voting no, it was ordered that Agenda Item 23 be retroactively accepted, authorized, and directed.

**23-0758** **AGENDA ITEM 24** Recommendation to authorize the grant application for the 2023 Justice Assistance Grant (JAG) Program Award (CFDS#16.738), Office of Justice Programs, and Bureau of Justice Assistance through the Reno Police Department for the grant period of October 1, 2022 to September 30, 2026. With this funding, the WCSO's anticipated award will be [$94,576, no County match required] for the purchase of Law Enforcement equipment, Law Enforcement related training and travel; and approve the Interlocal Agreement between the City of Reno, on behalf of the Reno Police Department, Washoe County, on behalf of the Washoe County Sheriff's Office and the City of Sparks, on behalf of the Sparks Police Department for the management and disposition of 2023 Justice Assistance Grant (JAG) Program. Sheriff. (All Commission Districts.)

Public comment for each item in the Block Vote was held concurrently; see Agenda Item 10 for the public comment relevant to this item.

On motion by Vice Chair Herman, seconded by Commissioner Andriola, which motion duly carried on a 3-2 vote with Vice Chair Herman and Commissioner Clark voting no, it was ordered that Agenda Item 24 be authorized and approved.

**23-0759** **AGENDA ITEM 14** Recommendation to award Washoe County Bid No. 3224-24 and approve the Agreement for Services to provide custodial services to high security buildings to one responsive, responsible bidder, [staff recommends Qual-Econ, LLC., in the amount of $87,821.00 per month]; and authorize the Purchasing and Contracts Manager to execute a three year agreement effective December 1, 2023, with two additional one year renewal options on behalf of Washoe County [estimated annual value $1,053,852.00 plus cost for call-back and Porter services]. Community Services. (All Commission Districts.)

Commissioner Clark asked if Qual-Econ, LLC. was the same company that was currently performing the cleaning service on the courthouses. In response to Commissioner Clark's question, Community Services Department (CSD) Operations Division Director Eric Crump stated there were four responses to the bid for the Agreement for Services. Commissioner Clark asked if Mr. Crump had any correspondence from courthouse staff and elected officials regarding the quality of the cleaning service. Mr. Crump indicated there were somewhat frequent complaints about the quality of cleaning at all the Washoe County locations. He added complaints were addressed with the contractor, and staff were made aware of the level of service that was often provided in the contract. He was not aware of any specifics associated with the downtown area of the City of Reno. Commissioner Clark explained Washoe County Courthouse staff were dissatisfied with the level of service by the company. He inquired about scheduling a meeting with the

courthouse staff and obtaining copies of the complaints so they could be brought to the company's attention. He commented that accepting the low bidder or a bidder who was acceptable to the Operations Division was not what he was looking for. He aimed to ensure that people were pleased with the quality of service they received. Commissioner Clark wondered why employees should be unhappy at their workplace and noted not working in a clean environment might be a concern, which he attributed to morale. He pointed out the public was also served by the courthouse. Mr. Crump agreed with Commissioner Clark and voiced his willingness to meet with any of the individuals who submitted a complaint to address their concerns. He mentioned the courts in the downtown area benefited from a porter service that was included in the contract several years prior. He stated there were activities requiring cleaning that occurred at night that staff were unaware of until the morning. A porter was employed to ensure the courthouse was ready to open and clean early in the morning in addition to being available during the day. Commissioner Clark referred to an incident at the courthouse that involved a juror getting sick. He clarified he was relaying information that was brought to his attention. He wished for the item to be removed from the agenda and delayed for a couple of weeks while some meetings were held with the end users to investigate the complaints. Mr. Crump explained the item included 14 locations throughout the County, and the current contract concluded at the end of November 2023. Commissioner Clark suggested that he or Mr. Crump's staff investigate the matter prior to signing the contract.

In response to Chair Hill's question regarding possible legal ramifications to moving the item to a future Board of County Commissioners (BCC) agenda, Mr. Crump did not believe there were legal ramifications. He said he would need to review the contract's language but believed the action on the item could be postponed. He informed the Operations Division worked closely with all the representatives throughout the County. He indicated there was a 24/7 facility management service that all the representatives were aware of as well as a robust work order system, so the Operations Division was contacted by the representatives fairly often regarding concerns. Mr. Crump viewed the contract as being administered by thousands of County employees.

Chair Hill inquired about whether Mr. Crump had a system to ensure that people could report their concerns that could be followed up on. Mr. Crump confirmed there was a work order system in place.

Chair Hill expressed concern with tabling the item due to the many facilities that were impacted in addition to potentially creating uncertainty. She entertained input from the other Commissioners for how they should proceed.

Commissioner Andriola supported tabling the item based on the potential concerns or issues. She noted a long-term relationship with Qual-Econ, LLC. She believed any company that wished to improve situations would want to assess necessary steps for improvement.

On the call for public comment, Ms. Deborah Sauk pointed out the County was only servicing 14 buildings at a cost of $87,821 a month, which totaled over $1 million

a year. She calculated the cost to be $6,272.93 a month per building. She commented that it was a lot of money, noting how most cleaning services charged within the $100s. She reminded the Commissioners the residents' tax dollars funded the cleaning services. She asked the Commissioners to be judicious with their spending.

There was no action on this item.

**23-0760** **AGENDA ITEM 25** Public Hearing: To adopt Envision Washoe 2040, a comprehensive update to the Washoe County Master Plan. If adopted, this plan would replace the existing Washoe County Master Plan-excluding the Tahoe Area Plan-and provide a contemporary vision for growth and development in Washoe County for the next 10-20 years. Envision Washoe 2040 consolidates the 18 existing Master Plan documents into a single document. The new Master Plan would conform with both state law requirements and the 2019 Truckee Meadows Regional Plan and addresses certain topics such as housing, conservation, land use, transportation, public facilities and services, adaptation and resiliency, regional form and coordination, and population. And, if approved, authorize the chair to sign a resolution to this effect. Any approval by the Washoe County Board of County Commissioners will require a finding of conformance with the Truckee Meadows Regional Plan by the regional planning authorities before the updated Master Plan will go into effect. Community Services. (All Commission Districts.)

Chair Hill opened the public hearing.

Senior Planner Eric Young conducted a PowerPoint presentation and reviewed slides with the following titles: Envision Washoe 2040 (WMPA23-0007); Agenda; Plan Overview; Plan Jurisdiction; Guiding Principles & Fundamental Goals; Alignment with NRS and Regional Plan; Plan Structure; Planning Areas; Plan Structure; Chapter 1 Foundation; Chapter 2 Vision (4 slides); Chapter 3 Implementation (2 slides); Plan Process and Public Engagement; Public Engagement Process; Public Engagement – by the numbers; Agency Collaboration; Draft Plan Outreach Series (2 slides); Motion; Thank you.

Mr. Young indicated the item was the first of four related agenda items. He summarized the significance of a master plan. He reported the Envision Washoe 2040 Master Plan applied to the unincorporated County, excluding areas within the Cities of Reno and Sparks municipal borders and the Tahoe Basin. He explained the guiding principles and fundamental goals were adopted to ensure County staff were on track and their decisions reflected those principles and goals. He assured the master plan update was efficient, clear, accessible, and supported by a range of stakeholders. Mr. Young noted staff needed to establish a distinction between policy and the Washoe County Code (WCC), as the current master plan had a large amount of regulatory and code language that could be problematic. Through a community process, the differences in areas and their rules were

legally established. He described the significance of creating a clear bridge between the master plan and the development review.

Mr. Young referenced the slides titled Alignment with NRS and Regional Plan, Plan Structure, and Planning Area. He said the slides were developed to assist the community. He noted the importance of regional coordination, a section for which was included in the updated master plan, and stated all of staff's actions were a result of the cooperation of multiple agencies. He spoke about how adherence to State and regional regulations governing natural resources was crucial for the benefit of the County's residents. He mentioned staff had used a chart to ensure compliance with the State and Regional Plan. Staff also referred to a chart during each meeting because of how challenging it was to compile 18 documents from the current master plan into a modern, clear, and efficient document. He revealed a lot of the WCC was removed and integrated into the Development Code. The elements from the 2010 Master Plan as well as the 13 Area Plans were combined into Chapter 2 of the draft Envision Washoe 2040 Master Plan. Mr. Young detailed how the Area Plans from the 2010 Master Plan consisted of the same language that was included in every plan. The language was oftentimes in Code or regulatory and could be problematic as well as confusing for every customer of the plan.

Mr. Young described the structure of the draft Envision Washoe 2040 Master Plan and brought attention to Chapter 3 regarding implementation, which was not included in the current master plan. Chapter 3 specified the actions involved with implementing the plan, which involved actions for each element and the planning areas. He indicated Chapter 1 contained the background and the public engagement for the plan. He summarized the high-level elements outlined in Chapter 2. They included population and housing, regional form and coordination, conservation of natural and cultural resources, adaptation and resiliency, land use, transportation, and public services and facilities. He affirmed all of the existing conditions were provided for each element. Mr. Young informed links to relevant plans from the County and different agencies were added to the draft to help readers understand the subject and the other agencies' roles. He explained Chapter 2 provided context to the planning areas, such as imagery, the history and existing conditions, development opportunities and constraints, the area vision, and the principles and policies. He stated staff needed to focus on the aspects that differentiated an area from every other place in order to validate why each area deserved a separate discussion, which staff spent approximately a year completing. He informed there were no changes to the land use designations. Staff devised more modern, presentable, accessible maps and made a commitment to move toward more electronic mapping. Mr. Young expounded on the formation of the actions from establishing the principles and the policies. He listed Development Code revisions; plans, studies, and policies; programs and resources; and capital projects as the steps needed to implement the principles and policies. He mentioned immediate actions evolved through the process and were matters that staff and the public advised completing as soon as possible. He addressed the varying timeframes expected to perform certain actions. He noted the Envision Washoe 2040 Master Plan was a guiding document and was intended to be considered when determining how resources would be allocated.

Planner Katherine Oakley referenced the graphic on slide 17 and spoke about the planning process and the public engagement process. She identified the Steering Committee, the Technical Advisory Committee, and the Community Advisory Committee as the public bodies that staff periodically met with. She stated staff regularly updated and received feedback from the Planning Commission (PC). Additionally, staff periodically presented at Citizen Advisory Boards (CABs) and communicated with partner agencies on a regular basis. She reported having received nearly 600 responses from two questionnaires. She indicated there were two phases of outreach with draft materials, the first being a dedicated phase of outreach for the new planning area documents. Staff performed outreach on the entire draft Envision Washoe 2040 plan during the summer, which involved 16 in-person meetings and many online views and comments. Ms. Oakley noted staff collaborated with partner agencies at the federal, State, and local levels because many different agencies had overlapping roles in accomplishing the County's goals. She brought attention to staff's first Spanish-language outreach effort that involved two events, including the Spanish-language Open House. She concluded all efforts were to ensure that Envision Washoe 2040 represented the vision of the entire community.

Chair Hill acknowledged the entirety of the team that was responsible for the resulting draft Envision Washoe 2040 Master Plan. She thanked Mr. Young, Ms. Oakley, and the consultant group, Logan Simpson. She also thanked Planning Manager Trevor Lloyd, Senior Planner Chris Bronczyk, Planner Tim Evans, Planner Julee Oldander, Planner Katy Stark, and Senior Planner Courtney Weiche. On behalf of the Board, Chair Hill expressed appreciation for all of the stakeholders' work.

On the call for public comment, Mr. Cliff Low brought attention to some issues related to the process and the substance that he believed the Commissioners should consider. He thought an error in judgment was made by not involving the same groups when reviewing the proposed amendments to the Development Code. He cited the language from the Staff Reports and stated there were no changes in substance intended other than items regarding compliance. He indicated he came across something that was pulled from the 2010 Master Plan that was not included in the proposed amendments to the Development Code. He believed it could be substantial. Mr. Low displayed a document from the current master plan, which was placed on file with the Clerk. The document referenced the regulatory zones within the West Truckee Meadows Wildland Transition Suburban Character Management Area. He pointed out it was divided into character management areas and mentioned there was a contributing map as well as new maps for the area. He explained he chose maps at random to analyze them and the effect when he discovered the document. Mr. Low read the language used for the regulatory zones detailed in the document that were not included in the Development Code amendments. He observed the limitation on Medium Density Suburban (MDS) was removed to areas already designated MDS as of 2010. He believed the matter deserved more review and wondered if the PC was aware of it.

Ms. Penny Brock was concerned the COVID-19 (C19) pandemic possibly prevented the public's ability to provide input on the matter at public meetings during 2021 and 2022. She did not recall receiving any notification of the meetings referenced in the

presentation. She pointed out the draft Envision Washoe 2040 Master Plan indicated it encompassed public facilities and services when she thought the item was concerning land use. She questioned if more homeless issues would be added to the services of the updated master plan and inquired about where the facilities for the senior citizens were. She commented that the item was a major decision that the Commissioners could not currently make. Ms. Brock asked if the Commissioners reviewed all of the attachments or communicated with the PC. She expressed concern regarding the partners at the federal level, as she was uncertain what that meant. She inquired about where the title of the plan was derived from. She opined a lot of what members of the public were seeing introduced in the County started in 2020 with the new Democrat administration in Washington, District of Columbia (DC). She asserted the administration brought its Democratic agenda to the County and cities. Ms. Brock asked about the cost of implementation, as it was always what the taxpayers wished to know. She wondered what the cost meant to her as an individual as well as to families and local businesses.

Mr. Nate Kusha introduced himself as a policy analyst with Truckee Meadows Regional Planning Agency (TMRPA). He said TMRPA Director Jeremy Smith intended to support the item; however, he was unable to attend the meeting. Mr. Kusha, representing the TMRPA, supported the draft Envision Washoe 2040 Master Plan and believed it was a positive step forward. He complimented staff on successfully simplifying the document and making it more approachable. He noted TMRPA's role in regional coordination and thought coordinating across a region was significant. The TMRPA was in favor of the attention in regards to regional coordination. He related the TMRPA's experience with an overarching document overhaul and a regional plan to the experience of developing the draft. Mr. Kusha complimented the draft and acknowledged there would always be more improvements that could be made. On behalf of TMRPA, he expressed excitement about the opportunity to work with staff and develop those improvements. He commented that the draft plan was an upgrade compared to the current master plan. He complimented staff for involving the TMRPA and obtaining its input.

Commissioner Andriola addressed how developing the draft Envision Washoe 2040 Master Plan was a laborious undertaking and commended staff. She understood the draft was presented to the PC and inquired about its feedback. She also asked if the PC's approval of the draft was unanimous. Mr. Young indicated there were more public comments at the referenced PC meeting. He stated the Great Basin Group Sierra Club appeared in support of the draft plan at the PC meeting. He mentioned a citizen who attended the PC meeting had some concerns about housing and had hoped the master plan would be more supportive of housing. He noted some concerns from other public commenters about some process issues. Mr. Young confirmed the PC was approving of the draft and the members' input related to how it would work. He recalled a PC member voiced consternation regarding Chapter 3 being prescriptive and a list of required actions. He assured staff tried to make sure the listed actions were not required and were re-vetted ideas. In response to Commissioner Andriola's clarifying question, Mr. Young confirmed staff had established from the beginning that making changes to the Development Code would require another effort to solicit specific input on those changes. He stated the

regulatory language from the current master plan was transferred to the Development Code in order to avoid prompting the need to discuss possible changes with the public.

Commissioner Andriola briefed Mr. Young on the process of a Nevada Revised Statute (NRS) generating a Nevada Administrative Code (NAC), which was an implementation of the statute at a high level. She compared Envision Washoe 2040 to the framework and the guidelines of a high-level piece and indicated the NAC was in the Development Code and the next phase. She asked how the character management areas were defined. She inquired about the need for revisions and the associated process. Mr. Young explained the character management areas were identified as one of the more problematic features of the existing master plan at the onset of the planning process. He clarified the concept of the character management areas was not efficient, clear, concise, supported by a broad range of the community, or accessible. He added it had not satisfied any of the established principles. Staff understood certain individuals in the community felt as though the character management areas were an added protection. He recounted the character management areas in practice resulted in the master plan designations becoming obscured. Mr. Young explained the current master plan required searching for the real designation from the list of zoning districts that were allowed from the specific neighborhood within the Area Plan. Additionally, a master plan amendment would take place if a landowner discovered that his/her desired use of the land was not permitted. He mentioned there were dozens of requests for master plan amendments. He advised master plan amendments were not ideal, as the aim was for it to be stable and a true vision of the community. He talked about how problematic amendments could be for the PC, the landowner, the people who opposed the amendment, and the Commissioners. Responding to Commissioner Andriola's question, Mr. Young explained the PC's zoning decision was based on whether or not the concise language of the updated master plan supported it. He concluded, despite certain protections being absent, staff were proposing a more clear and concise process that provided the PC with the ability to make determinations based on real information instead of feelings.

Chair Hill appreciated Commissioner Andriola's question, acknowledging the difficulty of such decision-making as a Board member. She thought the Envision Washoe 2040 Master Plan would be a more effective document to guide the Commissioners through the process. She mentioned her experience with discussions in which individuals used the same part of a chapter in the master plan to support or oppose a proposed development.

Assistant District Attorney (ADA) Nathan Edwards supported Mr. Young's explanation. Adding to Mr. Young's point, ADA Edwards referred to the decision to use the one-map system, which combined zoning and master planning into the same document. In order to change the zoning, the master plan had to be altered. This resulted in collateral effects until the County reverted back to a two-map system in 2011. He compared the one-map system to having a spare bedroom and noted all the regulatory zoning rules and Development Code zoning-type rules were added to the current master plan. ADA Edwards referenced NRS 278.200 indicating the master plan was supposed to be a map in

conjunction with supporting documentation. He said the item was a bold strategy to restore the master plan to its intended form.

Vice Chair Herman thanked staff for spending so much time in her district. She echoed Mr. Low's concerns. She recalled when the County used the one-map system and commented that it was a mess. She attributed many of the current development issues to the one-map system. She was opposed to not being able to view the individuality of the areas for the character management areas. She recognized staff's hard work on the draft Envision Washoe 2040 Master Plan. She indicated she would be concerned about the plan until she could evaluate it once it was implemented.

Commissioner Garcia expressed gratitude and commendation toward staff for their efforts. In response to her question about whether the updated master plan would be revisited or modernized at any point through 2040, Mr. Young confirmed such actions would take place multiple times. He added the typical approach was to complete one extensive update. He stated the wiser method that was anticipated in Chapter 3 of the plan was a continual maintenance approach and periodically returning to the BCC with a more significant update. Commissioner Garcia commented that a plan today was better than a perfect plan tomorrow. She said it was an honor to have attended the meeting to view the culmination of extensive work and outreach. She noted the true measure of success for Envision Washoe 2040 would be when the plan started working for the County. She approved of the attention to clarity within the document, minifying it from 1,500 pages to 190 pages, and the emphasis on accessibility. She praised it for being user-friendly. She mentioned that she found the "Relevant Plans" boxes to be useful, since she lacked experience with master planning, and expressed her fondness for them. Commissioner Garcia complimented the execution of the vision statements and noted they provided a clear essence of the community. She also appreciated the visual representations with the bar graphs and the constant reminders about recreation, scenic resources, commercial services, and multi-modal transportation. She noted the logo was designed by high school students who would likely have careers and families by the year 2040. She acknowledged the decisions made during the meeting would impact the Commissioners' families in the future.

Commissioner Clark thanked staff for their hard work in condensing the master plan and voiced his partiality to streamlining government in any way possible. He acknowledged Mr. Low's input and noted certain portions of the current master plan might have been excluded from the draft due to the reduction in pages and content. He inquired about whether Mr. Low had an opportunity to meet with staff to discuss the matter. Commissioner Clark divulged he was in contact with Mr. Low. He said he was trying to be a conduit by helping Mr. Low gain a better understanding of his concerns. Mr. Young appreciated Mr. Low for his willingness to spend time with staff and be informed. He indicated he had constant contact with Mr. Low. He informed Mr. Low was a member of the Citizen Advisory Board (CAB) that met regularly to discuss the draft Envision Washoe 2040 plan, so Mr. Low was involved in and informed on the process.

On motion by Chair Hill, seconded by Commissioner Andriola, which motion duly carried on a 5-0 vote, it was ordered that Agenda Item 25 be adopted, approved, and authorized. The Resolution for same is attached hereto and made a part of the minutes thereof. The motion was based on the findings included in WCC Section 110.820.15(d) as follows:

1. Consistency with Master Plan. The proposed amendment is in substantial compliance with the policies and action programs of the Master Plan.

2. Compatible Land Uses. The proposed amendment will provide for land uses compatible with (existing or planned) adjacent land uses, and will not adversely impact the public health, safety or welfare.

3. Response to Change Conditions. The proposed amendment responds to changed conditions or further studies that have occurred since the plan was adopted by the Board of County Commissioners, and the requested amendment represents a more desirable utilization of land.

4. Availability of Facilities. There are or are planned to be adequate transportation, recreation, utility, and other facilities to accommodate the uses and densities permitted by the proposed Master Plan designation.

5. Desired Pattern of Growth. The proposed amendment will promote the desired pattern for the orderly physical growth of the County and guides development of the County based on the projected population growth with the least amount of natural resource impairment and the efficient expenditure of funds for public services.

6. Effect on a Military Installation. The proposed amendment will not affect the location, purpose and mission of the military installation.

**23-0761** **AGENDA ITEM 26** Introduction and first reading of an ordinance amending Washoe County Code Chapter 110 (Development Code) by adding various sections and maps to multiple articles within Divisions Two, Three, Four and Eight, in order to transfer existing regulatory language found in the 2010 Washoe County Master Plan to the Development Code as part of a comprehensive update to the Master Plan (Envision Washoe 2040). The following articles have been amended by adding new sections thereto: Article 204 Forest Area to add sections related to Matera Ridge Community Modifiers, Mt. Rose Scenic Highway Commercial Modifiers, Mt. Rose Resort Services Area, and specific plans; Article 206 High Desert Area to add sections related to temporary residential development, Squaw Valley Reservoir Community Modifiers, Downtown Gerlach Community Modifiers, and specific plans; Article 208 North Valleys Area to add sections related to avigation easements, Golden Valley Community Modifiers, Lemmon Valley Community Modifiers, and specific plans;

Article 210 South Valleys Area to add sections related to Old Washoe City Community Modifiers, development standards and allowed uses, and Steamboat Valley Community Modifiers, development standards and allowed uses; Article 212 Southeast Truckee Meadows Area to add a section related to public access easements in the Virginia range; Article 216 Spanish Springs Area to add sections related to western theme design standards, business park design standards, specific plans, the Spanish Springs Airport, and allowable uses in the Spanish Springs planning area; Article 218 Sun Valley Area to add sections related to Downtown Sun Valley Design and Development Standards, and specific plans; Article 226 Warm Springs Area to add sections related to export of native water resources and Palomino Valley Community Modifiers; Article 302 Allowed Uses to add a section related to diesel power generation; Article 340 Industrial Performance Standards to add sections related to building design and air quality; Article 406 Building Placement Standards to add a section related to common open space fences; Article 820 Amendment of Master Plan to add a section related to administrative amendments; and Articles 204, 206, 208, 210, 216, 218 and 226 for the addition of planning area community maps; and all matters necessarily connected therewith and pertaining thereto; and if supported, set a public hearing for the second reading and possible adoption of the ordinance for December 12, 2023. Community Services. (All Commission Districts.)

Chair Hill opened the public hearing.

Senior Planner Eric Young conducted a PowerPoint presentation and reviewed slides with the following titles: Development Code Amendment Case Number WDCA23-0002 (110 Update Envision Washoe 2040); Case Description; Proposed Amendments; Modifiers; Regulation of Uses; Building Placement Standards; Administrative Amendments; Findings of Fact; Possible Motion; Thank you.

Mr. Young noted the item was significantly related to Item 25. He emphasized the importance of the combined effort to the overall effort. He referenced the PowerPoint slideshow presentation from Agenda Item 25. He reported most of the proposed amendments related mainly to the articles within Division 2, which were referred to as modifiers. He indicated the modifiers were critically important to the community at large, particularly in South Valleys. He explained some of the code language that was transferred to Washoe County Code (WCC) Chapter 110, the Development Code, consisted of use tables that significantly modified the types of permitted land uses based on the designation. The Area Plan was currently used to identify the land use table and what land uses were allowed. Mr. Young advised if the updated master plan was adopted without also adopting the proposed changes to the Development Code, the existing zoning designations would not take effect.

Mr. Young noted Articles 302, 340, and 406 regarding allowed uses, industrial performance standards, and building placement standards respectively. He

explained Articles 302 and 340 currently existed as policies and were being relocated to the Development Code. He brought attention to Article 820 specifying the amendments that could be made to the master plan. Mr. Young mentioned code was typically implemented by placing conditions on an approval, special use permit (SUP), or a new subdivision. The inclusion of conditions on developments would no longer be necessary with the information that was being added to the Development Code.

Mr. Young informed the amendment to the Development Code was discussed during every meeting on the master plan updates. He remarked that staff made it apparent that they would not discuss the proposed changes with the community on an individual basis, as there were no plans to modify the existing rules. He revealed staff received requests for changes to the Development Code; however, staff denied them. He acknowledged the concerns about the master planning process. He affirmed staff demonstrated they did as they promised and made no changes requiring a community meeting. He referenced the Staff Report indicating that all four findings in support of the proposed amendment were made by the Planning Commission (PC) and mentioned that the PC was only required to make one finding.

On the call for public comment, Mr. Cliff Low thanked the Commissioners for approving the draft Envision Washoe 2040 Master Plan. He referenced his public comment from Agenda Item 25. He observed a change of substance in the updated master plan and noted it might complicate the PC's job. He wondered whether there was additional information that was removed from the current master plan and not added to the Development Code. He did not believe the PC had knowledge of this information. He mentioned he was a Citizen Advisory Board (CAB) member and was not aware of the Development Code amendments being on the November 14, 2023, agenda until the Friday before the Monday meeting. He was unable to stay at the meeting and provide feedback on the item. Mr. Low thought all of the substance changes should have been presented to the PC and believed it could still be done. He remarked about his experience during the PC meeting when the matter was presented to it. He said he did not spend several hours comparing documents and wondered if there were other pieces of information that were of substance. He clarified his position was not in opposition to the proposed amendments. He questioned what was not incorporated into the Development Code and whether that information should be included. Mr. Low proposed directing planning staff to do what he had suggested in addition to presenting the amendments to the PC and informing the interest groups so they could review the code for missing information.

Mr. Russell Bierle introduced himself as the Public Works supervisor for the Gerlach General Improvement District (GGID) and indicated he served on the Gerlach/Empire CAB. He stated he had not been aware of the item's appearance on the November 14, 2023, BCC agenda. He revealed he was not notified or consulted, he did not receive a mailer, and he was not permitted to submit virtual comments on the matter. He divulged he had driven to the meeting from the Gerlach Community Center. Mr. Bierle did not have an opinion to express on the matter; however, he was aware of approximately 150 people in Gerlach who might. He requested that the item be tabled until communities, such

as Gerlach, that were impacted by the proposed changes had the opportunity to review the proposed amendments and could virtually submit public comments.

Vice Chair Herman requested a description of what the Downtown Gerlach Community Modifiers and special plans entailed, as she believed those needed to be considered. She thought it was necessary to see the sections involving the North Valleys area. She was uncertain about how they were written in the current master plan but had never observed the language used before. She proposed that staff provide information on what the changes meant so the Commissioners could make an educated decision. Mr. Young informed the Downtown Gerlach Community Modifiers came directly from the High Desert Area Plan. He specified the section called the Downtown Modifiers was added to the Development Code with no alterations. He stated there were some character management areas with accompanying code that had been identified and transferred directly from the North Valleys Area Plan to the modifiers in the Development Code.

Vice Chair Herman asked about the information concerning Warm Springs and the Export of Native Water Resources. Mr. Young responded it was derived from the existing Warm Springs Valley Area Plan. Water was prohibited from being exported out of the Warm Springs Hydrographic Basin without the Board's approval. He indicated the information was added as policy to the Development Code. He confirmed Red Rock and Rancho Haven were included in the North Valleys area. Vice Chair Herman said she would consider tabling the item and ensuring everyone understood what the differences were. She stated one community seemed to be concerned about the item. Mr. Young reiterated there were no changes that were made to any of the information in the Development Code. Vice Chair Herman believed there were a lot of materials for the citizens to consider, and she understood the Commissioners needed to make the right decision. She noted the district she represented included Gerlach.

Chair Hill recognized the referenced concerns and pointed out the item was regarding a first reading of the proposed ordinance, allowing the Commissioners enough time until the second reading on December 12, 2023. She suggested that staff work with Gerlach, Mr. Low, and any other concerned individuals. Additionally, staff could demonstrate that the same contents were being implemented and build trust. She reiterated Mr. Young's statement about denying requests for changes to the Development Code's language. Chair Hill expressed disappointment regarding Mr. Bierle having to travel to the meeting from Gerlach.

Commissioner Clark expressed relief about there being no changes. He wanted a member of staff to discuss with Mr. Bierle why he or Gerlach was not notified about the item being placed on the meeting's agenda. He remarked that Mr. Bierle's experience was troublesome because of the five-hour round-trip, noting the price of fuel and the wear and tear on the vehicle.

In response to Chair Hill's inquiry about whether there were discussions regarding updating the Development Code during the master plan amendment process, Mr. Low confirmed that such dialogue had taken place at every meeting.

Commissioner Clark asked why electronic public comment was not available. He asserted the BCC should apologize to Mr. Bierle for the circumstances.

Chair Hill expressed confidence in staff's ability to move forward and address community concerns by the December 2023 BCC meeting.

County Clerk Jan Galassini read the title for Bill No. 1899.

Bill No. 1899 was introduced by Chair Hill, and legal notice for final action of adoption was directed.

**23-0762** **AGENDA ITEM 27** Recommendation to provide direction to staff by confirming or modifying proposed prioritization of initial actions to begin implementing the Envision Washoe 2040 Master Plan. The subjects for prioritization for which staff is requesting Board input are as follows: (1) County-wide affordable housing initiatives; (2) resources to implement Envision Washoe 2040; (3) public noticing; (4) Tahoe Area Plan; (5) Warm Springs ground water rights dedications; and, (6) indicators for measuring Envision Washoe 2040 Master Plan achievement. Community Services. (All Commission Districts.)

Planning and Building Division Director Kelly Mullin conducted a PowerPoint presentation and reviewed slides with the following titles: Master Plan Implementation; Background; Modifiers; Implementation Actions; Potential Initial Priority Order; Recommendation; Thank you.

Ms. Mullin congratulated the Commissioners for adopting the draft Envision Washoe 2040 Master Plan. She remarked that the number of potential action items to implement the plan would be a labor-intensive effort and a multi-year process. She assured the plan's application would occur in stages. She explained staff were asking the Commissioners to review the initial actions for implementation, of which there were approximately six that were proposed for prioritization. She added staff's intention was to ensure their effort and the resources that were applied to implementation aligned with Board priorities. Ms. Mullin advised staff recommended that the Board of County Commissioners (BCC) confirm or modify the proposed priority order of initial actions. She stated doing so recognized that the County had an existing strategic plan and set of goals that were determined by the Board.

Ms. Mullin briefed the Commissioners on the prioritized actions, noting the first priority was identified by the Board as a critical need. It pertained to the numerous master plan policies and action items that were intended to address affordability challenges over a period of several years. It also applied to the shorter-term initiatives involved in the fiscal year (FY) 2024 Strategic Plan for the creation of affordable housing and the increased availability of diverse housing types. Ms. Mullin explained the second priority concerned the allocation of appropriate resources for the 20-year process of implementation. Staff

advised that the Board explore hiring additional staff during the FY 2025 budget process. Ms. Mullin noted the concerns, comments, and recommendations related to the public noticing process. She indicated the third priority focused on the current public notice practices. She explained it would act as a subsequent phase to the introduction of neighborhood meetings requiring developers to convene with neighbors and identify any updates for addressing community concerns. She stated the fourth priority, the Tahoe Area Plan, existed separately from the master plan as a master plan document. It was governed by the Tahoe Regional Planning Agency (TRPA); however, amendments to the plan were prioritized by Chair Hill, and modifications were necessary for several items. Those items included affordable and workforce housing, the process for which was expected to take nine to 12 months because of the required resources. Staff requested direction on where the item would be appropriate within the overall implementation process. Ms. Mullin spoke about how the fifth priority was frequently raised by the Warm Springs community. She explained the current groundwater rights dedication requirements for development were inadequate for matching the yield of the Warm Springs Valley Hydrographic Basin. In conjunction with the planning staff's support, the County's water rights and engineering teams would lead the effort to make changes to ensure the appropriate amount of groundwater was allocated to development. She informed the final priority pertained to the creation of a functional dashboard. This dashboard would allow the public and the community partners to view the measured achievements that were identified through the implementation process with ease.

On the call for public comment, Mr. Cliff Low hoped the BCC did not think he was wasting its time. He approved of the Commissioners' decision to advance the amendments to the Development Code because the master plan was not effective without them. He clarified the issue was regarding what might not be included in the Development Code, not what was proposed for the amendments. He wished to speak with planning staff to help him understand how removing parts of the master plan without including them in the Development Code did not constitute a change. It appeared to be a change to him. Mr. Low noted the Commissioners were guiding staff on how to prioritize matters. He requested that the Board prioritize a review of and a presentation on the items that were not transferred with a reason as to why they did not need to be. He recommended involving the Planning Commission (PC) and possibly some of the stakeholders that contributed to the updated master plan. He believed the review and presentation would improve people's level of comfort. He proposed adopting a timeframe in line with that of the Truckee Meadows Regional Planning Agency (TMRPA) for the master plan to take effect because he thought all of those processes should occur concurrently. Mr. Low did not believe there was any harm done by the first reading of the ordinance referenced during Item 26. Mr. Low displayed a document that was placed on file with the Clerk. He noted over 70 modifications to the Development Code, and he believed the character management areas were at least as important as some of the items in the Development Code. He thought the PC should know what information was not included in the Development Code.

Ms. Kathy Yriarte indicated she and her husband operated Team Yriarte Horsemanship and resided in Vice Chair Herman's district in Rancho Haven. She stated her equine business was one of several that were affected by the code enforcement that

took place in August 2023. She added hers was one of the few businesses attempting to comply with the code enforcement, which had cost thousands of dollars. She conveyed her gratitude and her husband's gratitude for the new plan and believed it was a great concept. Ms. Yriarte expressed concern regarding how the plan would impact the equestrian community and did not reflect equine businesses. She pointed out the current codes focused on true commercial facilities, which her business was not, as it was located on an unpaved, non-County maintained road. She indicated her business was still required to pave its parking lot, although it was not realistic with horses or where she lived. She encouraged the Commissioners to consider prioritizing the matter, as it was affecting a large number of constituents throughout many of the districts. She suggested at least listening to why adhering to the codes currently was not working for members of the equine community. She clarified they were not unwilling to comply and wanted to be safe in addition to being able to afford the proposed changes. She stated most of the changes were not practical or affordable based on where she lived. She explained there was no logic in adding commercial landscaping, paving, or a lot of the other basic requirements to a horse training facility. Ms. Yriarte requested that the code not be applicable to horses. She thanked the BCC for its patience.

Ms. Penny Brock expressed confusion about the agenda item. She noted it seemed dependent on the proposed ordinance's possible adoption, which was scheduled for December 12, 2023. She asked how the item could be on the meeting's agenda. She pointed out County-wide affordable housing initiatives were prioritized while staff was already requesting taxpayer funds for implementation. She stated the County's Affordable Housing Trust was the taxpayers' money unless the County was in some way involved in the private sector and generating income. She noted it was not the government's job to be involved in the private sector. Ms. Brock observed the Lake Tahoe area was not included in Item 26 and questioned why the TRPA did not attend the meeting. She inquired about whether the Lake Tahoe residents were notified about the item. She recalled the Lake Tahoe residents usually appeared in the Chambers or remotely at the BCC meetings. She claimed the citizens in Lake Tahoe were dissatisfied with the plans for the region, such as the workforce housing and the short-term rentals. She asked how the Board could be devising plans for Lake Tahoe without its residents' input. Ms. Brock requested that the item be tabled until the ordinance was adopted.

Commissioner Andriola referenced her previous remarks from Agenda Item 5 and recommended incorporating consideration for the codes related to the equestrian community as a seventh priority. She said all districts were impacted and believed it deserved to be prioritized. She indicated there were several acquaintances who had been working through and navigating the matter for years. She recognized there were time constraints. She reminded the Board she brought attention to the regionalization of the sewer and wastewater facilities during the October 24, 2023, BCC Workshop. She mentioned Vice Chair Herman agreed with considering the matter, and Commissioner Andriola believed Vice Chair Herman was aware of the necessity of its incorporation into the implementation process. She stated she discussed the matter with many other individuals and determined the time was right. She referenced data from the draft Envision Washoe 2040 Master Plan projecting a population increase of 61,000 in the City of Reno,

23,000 in the City of Sparks, and 16,000 in Washoe County. Ms. Mullin clarified the regionalization of the sewer and wastewater facilities was a separate topic from the item's consideration. She indicated it was not applicable to the Planning and Building Division.

Commissioner Andriola inquired about whether it was appropriate to consider incorporating the priority of the equine community and the codes that impacted them, since they involved the Development Code. Additionally, she brought attention to her request for staff to explore organizing stakeholder meetings. She asked for confirmation regarding whether the equine community and codes that affect it could be added to the Development Code. Ms. Mullin informed where the matter might be prioritized was based on the Board's discretion. She suggested granting staff the opportunity to present data concerning the existing businesses and information about the processes for establishing a new equine business. She offered to provide the impacts observed by staff and some of the concerns and benefits from the current public processes. She believed additional context might be helpful to the Board. Commissioner Andriola approved of Ms. Mullin's suggestion. She acknowledged Commissioner Clark and Vice Chair Herman spoke about the importance of assessing all of the information. She conveyed finding a solution was the primary concern, and the Development Code affected that. She supported organizing a stakeholders meeting in order to ensure there could be further exploration. Commissioner Andriola wished to separate what had already been discussed regarding the distinction between a plan, a policy, and a code. She believed there was an opportunity to analyze the code that governed the equestrian industry as well as different factors. She thought there was a law that could be extrapolated from the individuals who were impacted. She reiterated her request to incorporate the matter as a priority into the implementation process.

Assistant District Attorney (ADA) Nathan Edwards indicated issues related to the equine community could be added to either the Envision Washoe 2040 Master Plan implementation process or the Development Code. He advised the decision on the matter was at the Board's discretion and noted the overlap. He stated the equine regulations were a structural issue related more to the Development Code, so he viewed them as a separate project instead of direct implementation pieces of the master plan.

Chair Hill asked when the equine community matter would return before the Board in the event such language was not added to the prioritized actions. Ms. Mullin assured staff would commit to presenting more information on the process and the impacts regarding equine businesses. Staff would also entertain direction from the Board at that point. She pointed out the expectation would be for the list of priorities to be sequential because of the available resources. She advised it would be useful for staff to receive input from the Commissioners on any opinion regarding where the equine community subject should be added to the list so staff could appropriately allocate resources. Staff also wanted to ensure they aligned with the Board's priorities.

Commissioner Garcia appreciated the passion and the efforts to try to connect with constituents and understand how it was impacting the County's business owners regionally. She talked about how actions added to the priority list could take years

before they could be addressed. She supported the order of the actions. She remarked that the Board expended a lot of time discussing the housing crisis in January 2023. She recognized the importance of the issues related to the equine community but struggled to prioritize them over a regional issue that was at a crisis status. She was in favor of addressing the matter separately from the six priority actions and with the same amount of attention.

Chair Hill inquired if the equine matter could be addressed as a parallel item, as she did not believe it was at the same level as County-wide affordable housing initiatives. Ms. Mullin confirmed staff could provide the informational overview on parallel items to the BCC and obtain direction from the Commissioners regarding whether there were proposed changes.

Commissioner Andriola referenced Commissioner Garcia's input and clarified she wanted the equestrian community issues to be included. She explained her intention was to request that the stakeholder meeting process commence in order to assess what might be applicable to change. She thought the stakeholder piece was important in terms of time.

ADA Edwards did not wish for the Commissioners to deviate the discussion to equine regulatory pieces and reminded the Commissioners of the topic for Agenda Item 27. He indicated the Board could modify the priority list by adding an action, including the issues related to the equestrian community.

Assistant County Manager (ACM) Dave Solaro noted the limited resources within the planning staff and the several requests from the community and the Board regarding development projects. He clarified the purpose of the item was to assist staff in establishing a focus for staff's work so they could be more effective for the Board. He explained the request from staff was to set the priorities that staff could refer to. He believed the list would be helpful through the implementation process. He thanked ADA Edwards for redirecting the Board's discussion back to the topic of the item.

Commissioner Garcia expressed appreciation for Commissioner Andriola's leadership and passion.

On motion by Commissioner Garcia, seconded by Commissioner Andriola, which motion duly carried on a 5-0 vote, it was ordered that Agenda Item 27 be confirmed.

**23-0763** **AGENDA ITEM 28** Recommendation to: (1) confirm or modify the proposed prioritization of efforts to spur the creation of affordable housing and increase housing supply, including streamlining associated permitting processes, removing unnecessary regulatory barriers, and establishing incentives to create affordable housing units, which are FY24 Strategic Plan Initiatives; and (2) initiate amendments to Washoe County Code (WCC) Chapter 110 (Development Code) pursuant to WCC Sections 2.030 and 110.818.05 to create the necessary code language for the first in a series of

amendments intended to implement the Board's policy direction on this topic. Subject to applicable legal limitations, the initial amendments may include, but are not limited to: reducing permitting requirements and providing greater flexibility in establishing accessory dwelling units; creating a definition, standards, and potential incentives for construction of "junior" accessory dwelling units; and ensuring Development Code standards for manufactured homes are consistent with Nevada Revised Statutes (NRS). Should the Board initiate such amendments, the Board is asked to direct the County Clerk to submit the request to the District Attorney for preparation of the proposed ordinances in accordance with WCC 2.040. Community Services. (All Commission Districts.)

Planning and Building Division Director Kelly Mullin conducted a PowerPoint presentation and reviewed slides with the following titles: Housing Affordability and Supply Efforts; Background; Overview; Potential Order of Priority Packages; Related Efforts; Recommendation; Thank you.

Ms. Mullin briefed the Commissioners on the background of housing affordability and supply efforts. She explained the purpose of the item was to ensure that staff efforts aligned with Board priorities. Staff were proposing four priority packages in order to progress with some of the goals. Those goals included streamlining the planning and permitting processes, softening standards that created unnecessary barriers, and exploring incentives to stimulate the creation of affordable and diverse housing types in Washoe County. She indicated the reason for the four packages was to ensure the County was advancing with regard to completing the goals. Ms. Mullin informed the packages were arranged in order of the least time-consuming tasks to the more complex tasks that would require more time to complete. She emphasized the proposed amendments would involve the usual public hearing process, including organizing at least one public workshop for each code package, a Planning Commission (PC) meeting, and at least two BCC meetings. She assured that staff would search for opportunities while assessing code amendments to streamline the processes associated with permitting in the unincorporated area where they were not in code. She added staff would be sure to make educational information available online to help the community and potential developers clarify the existing resources for providing a type of housing.

Ms. Mullin outlined the priority packages. The first package was accessory dwellings within the unincorporated area, which could be attached or detached, and manufactured homes. She noted the receipt of requests for approximately 50 detached accessory dwellings, and there was potential for an upward trend. She stated a factor of the package was aligning the Development Code with State law related to manufactured homes. The second priority package was considering the discretionary permit requirements and the standards associated with multi-family housing or attached housing products. Ms. Mullin informed duplexes in many areas required a hearing or a discretionary permit and questioned whether that made sense. The third package would focus on affordable incentives and some of the standards staff wished to investigate. It included considering standards and incentives for starter houses. The final package concerned the feasibility of

increasing dense housing types in some areas with available infrastructure by potentially up-zoning some properties. Ms. Mullin believed it was also important to assess opportunities for waiving or reducing development fees associated with developing affordable housing projects online. She pointed out the City of Reno currently offered to waive or reduce sewer connection and building permit fees for affordable housing projects. She noted the fourth package would require identifying a source of funds.

Ms. Mullin highlighted the County was a proud recipient of an Executive Fellow from FUSE to focus on affordable housing efforts and assist the County with some of the long-term items, such as the community outreach effort. She brought attention to the incentives that the Tahoe Regional Planning Agency (TRPA) was developing related to density, coverage, and height in affordable housing. She indicated there would be consideration on whether those incentives, if approved, would be incorporated into the WCC. She noted many recommendations were supplied by the Tahoe Prosperity Center (TPC) for other agencies in addition to the County.

Commissioner Clark remarked that his constituents had been talking about such matters as streamlining the permitting processes, and he believed it was how the County should progress. He recounted experiences that were relayed to him in which people made improvements to their properties and would not obtain necessary permits because they preferred to potentially pay the associated fine. He proposed compensating for waived and reduced fees by acquiring new construction on the tax rolls, since new construction and development amounted to increased property taxes. He commented that the BCC would be accomplishing several tasks by passing the item.

On the call for public comment, Ms. Penny Brock echoed her public comment from Agenda Item 27 and asked why the item was on the meeting's agenda when the proposed ordinance was not yet adopted. She questioned whether it was legal to confirm the item.

Ms. Susan Fisher indicated she was affiliated with the law firm McDonald Carano and speaking on behalf of the Nevada Housing Alliance (NHA), which was a State-wide association comprised of manufactured home dealers and related vendors. She thanked staff and the Commissioners for considering housing, affordable housing, and accessory dwelling units (ADUs) in a holistic manner. She stated different types of dwellings could be constructed with site-built housing, modular housing, and manufactured housing. She asserted they were indistinguishable from other sorts of housing anymore.

Mr. Dan Morgan commented on behalf of the Builders Association of Northern Nevada (BANN) and its over 700 members. He requested that the BANN be provided the opportunity to help develop the plan and some of the planning. He said BANN was currently working with the City of Reno and offered staff and the Board any help it could provide.

Commissioner Garcia expressed excitement over the first priority package and the housing options. She stated District 3, which she represented, overlapped with the

City of Reno, and she observed its housing meeting regarding ADUs. She believed ADUs could be the County's niche to fill space and fulfill the housing need. She recognized the constituents were struggling and noted the entry-level houses were not attainable. She described the low housing supply as the crux of the issue. She stated the Cities of Sparks and Reno were leaders in increasing affordable units. She believed the County should support them in the process and show its commitment.

Chair Hill shared her friend's experience with the County denying the construction of her house because it was too small. She noted many lives could be changed by going forward with the code amendments and the understanding that not every housing type fit a standard.

On motion by Commissioner Andriola, seconded by Commissioner Garcia, which motion duly carried on a 5-0 vote, it was ordered that Agenda Item 28 be confirmed, initiated, and directed.

**23-0764** **AGENDA ITEM 29** Public Comment.

Ms. Penny Brock referenced the financial report from Agenda Item 9D1 and observed the County was $56 million over budget for the first quarter of the fiscal year (FY). She wondered why the County was over budget and noted the budget was $1.6 billion for FY 2023/2024. She suggested that finance staff reallocate funds so the County would not be over budget. She recalled staff were uncertain of the reason for some of the budgeted line items. She requested adding a Board of County Commissioners (BCC) agenda item regarding facilities for the senior inhabitants of the City of Reno, explicitly in the southern, western, and northwestern areas. She talked about a photograph of Human Services Agency (HSA) staff on the County's Facebook page and said they were doing a great job in the City of Sparks area and in the North Valleys. She pointed out there were no senior facilities other than the Senior Services building, which was heavily populated with unhoused individuals. She asserted it was not the answer. Ms. Brock indicated the population had dispersed since the Senior Services building was constructed in 1978. She opined the senior residents' needs were not being fulfilled and urged the Commissioners to address the issue. She suggested adding a library to the south end of the city that was similar to the South Valleys Library. She mentioned the libraries in Las Vegas were used for senior citizens and asked why the County could not use the library for the senior residents in South Reno. She suggested the Northwest Reno Library as another option. She was uncertain about a solution for South Reno and mentioned that Chair Hill might have some ideas.

Mr. Cliff Low expressed disappointment but noted it was not too late. He was unaware that the die seemed to have been cast for the agenda item, and he asked the Commissioners to consider including something in. He hoped the Board would suggest an agenda item to consider the information regarding the master plan and the amendments that he brought to the Commissioners' attention. He reiterated his concern about what was not included in the amended Development Code. He assured he was not angry with the Commissioners. He shared he was a graduate of the Washoe County Learning Academy

several years ago and commented that it was a fascinating experience. He had wondered if he wanted to be a County Commissioner someday but realized he did not, nor was he sure that he could be one. After five or six years, he became convinced that he was too thin-skinned to pursue becoming a Commissioner or other opportunities. Mr. Low noted the length of the meeting spanned approximately five hours. He remarked it was a fairly quick meeting compared to the recent standards of previous meetings even with general public comment itemized at the beginning of the meeting. He hoped the initial public comment period would remain in place. He acknowledged he might have disagreements with the Commissioners and thanked them for carrying out the duties of their position. He appreciated that the Commissioners treated one another with civility and did the job they were elected to do as best as they could.

Ms. Janet Butcher reminded everyone in attendance that there was a neighborhood development meeting scheduled for the following day at 4:00 p.m. at the Spanish Springs Library. She indicated she obtained the information from Nextdoor. She said there were a lot of unhappy people in that area. She commented that the library audit that took place on November 13, 2023, was disappointing. She stated it was not actually an audit; it was a presentation that was presented before the Board before. She hoped the matter could be revisited so a true audit could be performed. Ms. Butcher divulged United States (US) Senator Jacky Rosen's website regarding the Washoe County Lands Bill still did not show the recent public comments. She acknowledged some of the Commissioners were supporting the Lands Bill. She suggested advising Senator Rosen to provide the public with the ability to view what people were saying in opposition to the bill. Ms. Butcher was certain the efforts of the Department of Alternative Sentencing (DAS) were notable; however, she believed it might need some assistance. She recalled a younger individual in her neighborhood did not have money and had an alternate public defender assigned to him/her. The individual had not received any communication from the DAS until the night before the scheduled court appearance was scheduled. She proposed implementing a harassment policy within the County's Human Resources (HR) Department, as she had written a letter about Library Director Jeff Scott promoting harassment against Ms. Butcher. She was encouraged to file a police report and chose to file an HR report instead because she did not want to involve law enforcement. Ms. Butcher received a response indicating there was no policy that would apply to the incident, so there was no infraction. She recommended reviewing the policies regarding harassment.

Clarifying his public comment during Agenda Item 26, Mr. Russell Bierle stated virtual commenting was enabled during the general public comment period. He indicated he did not comment at that time because he was not aware of there being any business related to Gerlach on the meeting's agenda. He explained Gerlach residents were not notified immediately after the public comment section was closed. He had spoken with several people, including Gerlach/Empire Citizen Advisory Board (CAB) Chair Tina Walters and Gerlach Public Works Supervisor Greg Nielson. None of them were aware of any items on the agenda that pertained to Gerlach. Mr. Bierle believed the Gerlach community should have been alerted through the normal channels that it relied on when there was business to be discussed at the BCC meetings. He noted Gerlach was a small town, and the CAB and the Gerlach General Improvement District (GID) did not have the

staffing to review every BCC agenda. He thought the residents should have had an opportunity to comment virtually on Agenda Item 26, and either of the proper actions would have prevented Mr. Bierle from having to drive to the meeting. He requested that the BCC enable virtual public comment for the second reading of the proposed ordinance referenced in Agenda Item 26. He also asked for the BCC to provide the regular notice for Gerlach.

**23-0765** **AGENDA ITEM 30** Announcements/Reports.

Vice Chair Herman requested that a member of staff from the Washoe County department assisting residents from the equine community attend the next Board of County Commissioners (BCC) meeting. She proposed attempting to devise a plan to accelerate the equine projects, allowing individuals to continue their business and generate revenue for the County. She suggested simplifying the process. She entertained suggestions for possible actions to address the matter during the next BCC meeting.

Commissioner Clark referenced email correspondence and an Agreement of Services, copies of which were distributed to the Board and placed on file with the Clerk. He indicated that the agreement was entered into with a standard operating procedure development with the Registrar of Voters (ROV). He thought anything related to elections was a hot topic across the Country and required transparency within the County. He asked why the Commissioners were not involved in voting on the agreement. He identified County Manager Eric Brown as a signatory for it. In light of the polarization of elections, Commissioner Clark believed the Commissioners should be involved in a vote on any similar contract. He noted he was not a Commissioner for the BCC when Manager Brown was authorized to sign contracts for amounts exceeding $100,000. He wished to include an item on a BCC agenda regarding the dollar amount the County Manager had authorization on in order to reinstitute the $100,000 limit. He said he was trying to take some pressure off of Manager Brown. Commissioner Clark asserted Manager Brown should allow the Commissioners to vote on the matter so he would not become the target of anyone's dissatisfaction. He indicated the Commissioners were responsible for protecting the residents, entertaining discussion, and voting on issues.

Commissioner Clark wanted to ensure there was more transparency in the County. He stated it alleviated many problems. He asked Manager Brown if there was anything in the agreement of services that was confidential or should not be shared with the public. He wondered why a constituent would request to view the contract without it being provided. He questioned why nobody had responded to Ms. Brock's email or supplied a copy of the agreement. He noted the email was regarding The Elections Group (TEG) when it was no longer involved. Commissioner Clark said he was not aware of the matter until he received the email. He did not believe the County Manager should be authorized to unilaterally sign the agreement without deliberation amongst the BCC. He noted the agreement was now on the public record, and there was no need to make a public records request (PRR). He requested that an item be added to a BCC agenda in regard to allowing the Clerk's Office to administer the ROV.

Commissioner Garcia noted the length of the meeting and the number of people who attended it. She acknowledged many individuals had spoken from the heart on a variety of topics, and she talked about how refreshing it was to complete a six-hour meeting in a respectful manner. She concluded by congratulating everyone involved in Envision Washoe 2040 and stated it was a big day for the County.

Chair Hill agreed with Commissioner Garcia and described the meeting as wonderful. She said she was looking forward to the next BCC meeting.

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**3:53 p.m.** There being no further business to discuss, the meeting was adjourned without objection.

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**ALEXIS HILL,** Chair
Washoe County Commission

ATTEST:

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**JANIS GALASSINI**, County Clerk and
Clerk of the Board of County Commissioners

*Minutes Prepared by:*
*Danielle Howard, Deputy County Clerk*