

From: [Weiche, Courtney](#)
To: [Roman, Brandon](#)
Subject: FW: Master Plan Amendment Case WMPA25-0002 and WRZA25-0002 - NDSL Agency Comment
Date: Thursday, July 31, 2025 3:55:06 PM

For the record to the Planning Commission.

From: Kevin Fromherz <kfromherz@lands.nv.gov>
Sent: Thursday, July 31, 2025 2:31 PM
To: Washoe311 <Washoe311@washoecounty.gov>
Cc: Heather Watkins <h.watkins@lands.nv.gov>; Brent E. Moore <bemoore@lands.nv.gov>
Subject: Master Plan Amendment Case WMPA25-0002 and WRZA25-0002 - NDSL Agency Comment

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Good afternoon,

Nevada Division of State Lands (NDSL) has reviewed the proposed changes to the master plan and wants to ensure that the intent of the neighboring NDSL Conservation Area Parcels is considered. NDSL has three conservation area parcels that are directly adjacent to the applicant's parcel APN's 125-041-08, 125-041-07, and 125-052-02. Additionally, NDSL has two parcels near the applicant's property APN's 125-041-13 and 125-252-03.

NDSL does not object to the master plan change however would like to make the planning commission and the applicant aware that these parcels are protected for their conservation values. Homeowners are not allowed to store materials, cut trees, or perform defensible space work on any NDSL Conservation Area Parcel. In the event of redevelopment of the parcel the applicant should carefully plan to ensure that their defensible space needs can be met without entering a NDSL conservation area. Additionally, NDSL will not authorize any easements for driveways, utilities, or other needs on the property. NDSL will object to any changes to setback modification requests or any improvement that may cause or require damage to one of the conservation areas.

Thank you for your time,

Kevin Fromherz

Nevada Tahoe Resource Team Program Manager

Nevada Division of State Lands

Department of Conservation and Natural Resources

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