

CARSON CITY BOARD OF SUPERVISORS
Minutes of the March 16, 2000, Meeting
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A regularly scheduled meeting of the Carson City Board of Supervisors was held on Thursday, March 16, 2000, at the Community Center Sierra Room, 851 East William Street, Carson City, Nevada, beginning at 8:30 a.m.

PRESENT:	Ray Masayko	Mayor
	Kay Bennett	Supervisor, Ward 4
	Robin Williamson	Supervisor, Ward 1
	Jon Plank	Supervisor, Ward 2
	Pete Livermore	Supervisor, Ward 3
STAFF PRESENT:	John Berkich	City Manager
	Alan Glover	Clerk-Recorder
	Al Kramer	Treasurer
	Walter Sullivan	Community Development Director
	Steve Kastens	Parks and Recreation Director
	Cheryl Adams	Acting Purchasing Director
	Mark Forsberg	Chief Deputy District Attorney
	Katherine McLaughlin	Recording Secretary
	Justine Chambers	Purchasing Tech.
		(B.O.S. 3/16/00 Tape 1-0001)

NOTE: Unless otherwise indicated, each item was introduced by staff's reading/outlining/clarifying the Board Action Request and/or supporting documentation. Staff members present for each Department are listed under that Department's heading. Any other individuals who spoke are listed immediately following the item heading. A tape recording of these proceedings is on file in the Clerk-Recorder's office. This tape is available for review and inspection during normal business hours.

CALL TO ORDER, ROLL CALL, INVOCATION, AND PLEDGE OF ALLEGIANCE - Mayor Masayko convened the meeting at 8:30 a.m. Roll call was taken. The entire Board was present, constituting a quorum. Rev. Louie Locke of the Fountainhead Foursquare Church gave the Invocation. Mayor Masayko lead the Pledge of Allegiance.

CITIZEN COMMENTS (1-0027) - None.

1. ACTION TO APPROVE MINUTES FOR 1/6/00 (1-0030) - Mayor Masayko noted the two typographical corrections which had been made to the Minutes prior to the meeting. Supervisor Plank moved to approve the January 6, 2000, Minutes of the Board of Supervisors meeting with the noted corrections on Pages 1 and 4. Supervisor Livermore seconded the motion and complimented the Clerk on the timeliness of the Minutes. Motion carried 5-0.

2. AGENDA MODIFICATIONS (1-0055) - None.

LIQUOR AND ENTERTAINMENT BOARD (1-0056) - Mayor Masayko recessed the Board of Supervisors session and immediately convened the Liquor and Entertainment Board. A quorum of the Board was present although neither Member Banister nor his representative were present.

3. TREASURER - Al Kramer - ACTION ON A FULL BAR LIQUOR LICENSE FOR ROD FOX, DOING BUSINESS AS DECADES BAR AND DELI (1-0059) - Mayor Masayko explained

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that a Liquor License is a privilege and the Board's insistence that the laws be adhered to. Rod Fox assured the Board that he would adhere to them and train his employees in them. The favorable Sheriff's Departmental Report was noted. Member Plank moved to approve the full bar liquor license for Rod Fox, doing business as Decades Bar and Deli, located at 1475 Hot Springs Road #6, under Carson City Municipal Code 4.13; fiscal impact is \$1,000 new fee, \$500 investigation fee, and \$200 per quarter. Members Williamson and Livermore seconded the motion. Motion carried 5-0. Mr. Fox indicated that he planned to open on April 1 with a grand opening ceremony on May 1. He invited the Board to the May 1 opening.

BOARD OF SUPERVISORS (1-0123) - There being no other matters for consideration as the Liquor and Entertainment Board, Chairperson Masayko adjourned the Liquor and Entertainment Board and immediately reconvened the session as the Board of Supervisors. The entire Board was present, constituting a quorum.

4. CONSENT AGENDA (1-00126)

A. TREASURER - ACTION ON THE TREASURER'S REPORT FOR THE MONTH OF FEBRUARY 2000

B. COMMUNITY DEVELOPMENT DIRECTOR - ACTION ON S-97/98-2 - A REQUEST FROM JACK E. RANDELL, JR., OF R.P. SURVEYING AND ENGINEERING (PROPERTY OWNER: ALEXANDER BERNHARD) FOR A ONE-YEAR EXTENSION OF A TENTATIVE SUBDIVISION MAP FOR HIDDEN MEADOWS ESTATES, UNIT #3, ON PROPERTY ZONED SINGLE FAMILY 21,000 (SF21000), LOCATED ON CARSON RIVER ROAD, APN 10-072-04

C. PURCHASING DEPARTMENT

- i. ACTION ON CONTRACT NO. 9900-020 - BACKHOE/EXTENDAHOE, REBID
- ii. ACTION ON CONTRACT NO. 9900-180 - GONI ROAD WIDENING
- iii. ACTION ON CONTRACT NO. 9900-186 - EDMONDS SPORTS COMPLEX RECLAIMED WATER PROJECT
- iv. ACTION ON CONTRACT NO. 9899-150 - REQUEST TO CONTRACT WITH CORPORATE EXPRESS BY JOINDER BID WITH NEVADA STATE PURCHASING DIVISION TO PURCHASE OFFICE PRODUCTS
- v. ACTION ON CONTRACT NO. 9900-199 - SURPLUS AND DONATION OF CITY PROPERTY
- vi. ACTION ON CONTRACT NO. 9900-198 - PURCHASE OF LIVE FIRE SIMULATORS, REQUEST FOR CONTRACT APPROVAL
- vii. ACTION ON CONTRACT NO. 9899-236 - REQUEST TO CONTRACT WITH UNITED GREEN MARK, INC., BY JOINDER BID WITH WASHOE COUNTY SCHOOL DISTRICT TO PURCHASE IRRIGATION PARTS
- viii. ACTION ON CONTRACT NO. 9899-154 - AQUATIC FACILITY CLERK OF THE WORKS, AMENDMENT NO. 1, REQUEST FOR CONTRACT APPROVAL
- ix. ACTION ON CONTRACT NO. 9900-122 - CURRY STREET EXTENSION AND WIDENING PROJECT DESIGN SERVICES, AMENDMENT NO. 1, REQUEST FOR CONTRACT APPROVAL - Supervisor Plank moved to approve all 12 items on the Consent Agenda as presented. Supervisor Williamson seconded the motion. Motion carried 5-0.

5. BOARD OF SUPERVISORS (1-0145)

A. ACTION ON A REQUEST FROM THE CARSON CITY HORSEMEN'S ASSOCIATION FOR A RENTAL FEE WAIVER FOR USE OF THE FAIRGROUNDS - Association Member and Mule Association Director Marsha Arthur discussed with the Board the requested

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stall fee waiver, the purpose of the event, and the Association's non-profit status. Parks and Recreation Director Steve Kastens indicated that the Commission was not aware of the request and had not considered it. The Board's policy is to grant the waivers. Ms. Arthur described the event and provided justification for requesting the stall fee waiver. Supervisor Williamson explained her intent to vote against the request based on her involvement with other nonprofit organizations. They normally pay all of the fees for their fundraising events. She felt that the fees could be incorporated into the entry fees. She also pointed out that all of the contact individuals were non-residents of Carson City. Efforts were being undertaken to make the City facilities pay for themselves. Supervisor Plank indicated his support for her comments and suggested that Ms. Arthur negotiate a different proposal with Mr. Kastens. His major concern related to the precedent which would be established for waiver of facility fees. Mr. Kastens agreed that entertainment fees have been waived by the Board previously but not facility fees. Board comments wished her success with the event and in her negotiations with Mr. Kastens. Ms. Arthur indicated she had received a packet from the State Convention and Visitors Bureau but had not submitted it. Supervisor Livermore explained his appointment to the Carson City Convention and Visitors Bureau (CCCVB) as the Board's representative and explained his concern that the hotel/motel accommodations for the scheduled weekend may be difficult to obtain. He also felt that the event would not score well if a grant was requested. Approval of the request would set a precedence and other non-profit organizations would request similar consideration. Ms. Arthur described the fee waiver request and cited events similar to hers held in other communities which are a successful tourist attraction. Supervisor Livermore encouraged her to seek support from other organizations. Supervisor Plank expressed his concerns that the request may create an impact on the Department's budget. Mr. Kastens indicated that the stalls are rented for all horse events. They all pay the \$8 per day stall rent. Mayor Masayko then expressed the hope that negotiations would find a favorable solution. He felt willing to grant some concessions to a first time event. He agreed that the proposal would impact the Department's budget. He suggested that she withdraw the request and follow-up on the suggestions that another nonprofit organization participate in the event and that she and Mr. Kastens seek other options. Supervisor Livermore expounded on his comments concerning available rooms and suggested that she consider holding the event during slower tourist periods. This may make a request for support more successful when considered by the CCCVB. Mayor Masayko encouraged Ms. Arthur to contact CCCVB Executive Director Candace Duncan. Ms. Arthur then withdrew the request. Mayor Masayko indicated the Board would reconsider her request if she wished to resubmit it. No formal action was taken.

B. ACTION TO DELEGATE THE AUTHORITY TO CONDUCT ONE OR MORE HEARINGS TO A HEARING OFFICER FOR APPEALS FILED WHEN DENIED A WORK PERMIT BY THE SHERIFF (1-0510) - Chief Deputy District Attorney Mark Forsberg - Mayor Masayko explained the request. Mr. Forsberg highlighted the District Attorney's opinion recommending that a Justice of the Peace not serve as the hearing officer. Discussion noted the reasons for using a hearing officer and the Board's ability to delegate the authority. Mr. Forsberg supported having an individual with Ms. Joffee's qualifications represent the Board. Discussion noted that there have been few appeals. Supervisor Williamson expressed her

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hope that the process would not delay the issue any more than necessary. Supervisor Williamson moved to delegate the authority conduct one or more hearings to a hearing officer for appeals filed when denied a work permit by the Sheriff for a fiscal impact of \$150 a day and that the Board had secured the services of Allison Joffee to hear the two appeals of the Sheriff's workcard denials. Supervisor Livermore seconded the motion. Motion carried 5-0. Mayor Masayko indicated that certified letters will be sent to the two appellants advising them of the process.

C. NON-ACTION ITEMS - INTERNAL COMMUNICATIONS AND ADMINISTRATIVE MATTERS (1-0658) - Supervisor Plank announced his plans to seek re-election as Ward 2 Supervisor. He thanked Mayor Masayko for representing the Board on the Airport Authority during its work on its Master Plan. He felt that the plan had resolved some of the fears residents in its vicinity had had concerning its future and potential expansion projects. He also indicated that he had filed his final disclosure paperwork and hoped that the remainder of the Board had also filed theirs. Mayor Masayko indicated the end of March is the deadline. Discussion explained the location of the State Ethics Commission and the filing process. Supervisor Plank announced that the FFA State Convention would be held in Carson City next week and urged the Board members to attend if at all possible. He then reported on his activities including his review of the plans for the Edmonds/Fifth Street roundabout which should go out to bid this week; a meeting with several other Board members and Governor Guinn regarding the funding for the freeway multi-use trail and meetings with staff on Community Development's budget items; the Chamber of Commerce and Mayor Masayko regarding future freeway problems and the multi-use trail issue; the RTC; and the employees recognition luncheon. He then announced a potential Parks and Recreation Commission and RTC joint meeting on the freeway multi-use trail and a meeting on Sunrise and Bowers accesses to Arrowhead. Discussion noted the need for a connector road between Arrowhead and Graves Lane and reasons the streets had been closed originally. Supervisor Plank indicated that he had received his census form and encouraged the public to complete and return the forms as soon as possible. Supervisor Williamson also reported on the meeting with Governor Guinn regarding the multi-use trail as well as meetings with NDOT on the design and costs of the multi-use trail. She announced an April 5th NDOT meeting on it. A meeting establishing the relationship between the Museum and the Golden Spike had been held. She hoped that the buildings would be revitalized by the end of the summer. Her report included meetings with the Chamber of Commerce Downtown Mainstreet Committee; School District concerning the financial impact Redevelopment will have on the School District if Redevelopment's life is extended; the Cowboy Jubilee and Poetry Show and its success; the Hospital Auxiliary's funding for the acquisition of a residence at 3 Lane Circle which will be used as a hospitality home; the employee training program; Telegraph Square's promotional activities; and the employee recognition luncheon. Supervisor Bennett reported on meetings with representatives from "ULI", the Subconservancy and Alpine County; the Nevada Tahoe Conservation District; RTC; Public Transit Advisory Committee; the Tahoe Transportation District; the Cowboy Jubilee; and the employees award luncheon. She announced the TRPA meeting for next week and her weekend family plans. Supervisor Livermore reported on the Health Smart Board meeting and expressed a willingness to have them make a similar presentation to the Board at a future meeting. He then reported on meetings

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with the "ULI"; the Hospital Board; the Cowboy Jubilee and its dinner; the Youth Sports Association, and on Costco. He complimented the City staff who are involved with this project on their professionalism and efforts to expedite the process. Mayor Masayko complimented the Board on its ability to get through the budget sessions and its revised process. He also complimented staff on its willingness to undertake the new process. He agreed that the Board may have to reconsider minor portions of the budget but felt the majority of the budget was acceptable as proposed. He then reported on his meetings regarding the multi-use trail and Hospital legislative issues. He described his participation in the Children's Science Fair at the Children's Museum and complimented City staff on the Certificates of Participation. He reported on the Airport Authority Master Plan meeting and the date when the Board will consider it. He directed Mr. Sullivan to provide a copy of the plan to Supervisor Bennett. The plan included the connector road between Graves and Arrowhead. He continued his report with an explanation of his activities with 4-H members at Fuji Park, his participation at Bordewich-Bray Elementary Schools in the National Reading Week, the employees recognition luncheon, and plans to participate in the FFA Convention. He announced a special Board meeting scheduled for March 27 at noon in the Capital Conference Room and the Re-elect America Tour activities.

B. STAFF COMMENTS AND STATUS REPORT (1-1668) - None.

BREAK: A recess was declared at 10:10 a.m. The entire Board was present when Mayor Masayko reconvened the meeting at 10:25 a.m., constituting a quorum.

6. COMMUNITY DEVELOPMENT DIRECTOR - Walter Sullivan

A. ACTION ON MR-99/00 - A MERGER AND RESUBDIVISION MAP APPLICATION FROM LANDMARK HOMES AND DEVELOPMENT, INC., TO ADJUST THE LOT WIDTHS OF LOTS 2 THROUGH 8 OF NORTHRIDGE PHASE 3 IN ORDER TO ELIMINATE TWO 45 FOOT WIDE LOTS AND MAKE THE MINIMUM LOT WIDTH 50 FEET ON PROPERTY ZONED SINGLE FAMILY 6000 (SF6000) LOCATED AT RIDGECREST DRIVE, APNS 8-031-01 THROUGH 07, AS PROVIDED IN SENATE BILL 542 (1-1679) - Landmark Homes and Development Representative Ron Kipp - Discussion explained the one condition of approval. Mr. Kipp indicated that two 45 foot lots in this Phase, which had not been sold, and all of the 45 foot lots in Phase 6 will remain at 45 foot widths. The remaining unsold lots

will be adjusted. Discussion explained the reasons 45 foot lots had been proposed. Mr. Kipp also explained the intent to revise the Statute which had simplified the process of submitting resubdivision map applications. Mr. Kipp also indicated that the easements are as delineated on the third sheet in the Board's packet. This purportedly met the condition of approval. Supervisor Plank moved that the Board of Supervisors approve MR-99/00-1, a merger and resubdivision application from Landmark Homes and Development, Inc., to adjust the lot widths of Lots 2 through 8 of Northridge Phase 3 in order to eliminate two 45 foot wide lots and make the minimum lot width 50 feet on property zoned single Family 6,000 located at Ridgcrest Drive, Assessor's Parcel Numbers 8-631-01 through 07 as provided for in Senate Bill 542 subject to one condition of approval; no fiscal

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impact. Supervisor Williamson seconded the motion. Discussion indicated the parcel numbers were 8-631-01 through 07 as stated. Motion carried 5-0.

B. ACTION TO DETERMINE IF THE PROPOSED ORDINANCE AMENDING CHAPTERS 18.03 AND 18.05 OF THE CARSON CITY MUNICIPAL CODE REGARDING PANEL VANS IMPOSES A DIRECT AND SIGNIFICANT ECONOMIC BURDEN UPON A BUSINESS OR DIRECTLY RESTRICTS THE FORMATION, OPERATION OR EXPANSION OF A BUSINESS (1-1878) - Mr. Sullivan reported that he had discussed the proposal with Chamber of Commerce Executive Vice President Larry Osborne who supported it. Supervisor Plank moved that the Board of Supervisors approve the finding that the proposed ordinance amending Chapters 18.03 and 18.05 of the Carson City Municipal Code regarding panel vans does not impose a direct and significant economic burden upon a business or directly restrict the formation, operation or expansion of a business. Supervisor Bennett seconded the motion. Motion carried 5-0.

C. ORDINANCE - FIRST READING - ACTION ON M-99/00-6 - AN ORDINANCE AMENDING CARSON CITY MUNICIPAL CODE (CCMC) TITLE 18 (ZONING), CHAPTER 18.03 (DEFINITIONS), SPECIFICALLY BY ADDING SECTION 18.03.438 (PANEL VAN) TO THE LIST OF DEFINITIONS; AND CHAPTER 18.05 (PROVISIONS APPLYING TO ALL USE DISTRICTS), SECTION 18.05.023 (GENERAL REQUIREMENTS), SPECIFICALLY SUBSECTIONS 18.05.023 (11C) AND 18.05.023(12) BY REMOVING THE WORD "SINGLE" WHEN REFERRING TO A PANEL VAN; AND SECTION 18.05.045 (HOME OCCUPATION), SPECIFICALLY SUBSECTION 18.05.045(13), BY REMOVING THE WORD "SINGLE" WHEN REFERRING TO A PANEL VAN; AND OTHER MATTERS PROPERLY RELATED THERETO (1-1994) - Discussion described the purpose of the ordinance, a proposed amendment which will allow these vehicles under the special use permit process, and the type of vehicles which would be restricted. Concern was expressed about whether utility company vans would be impacted. Mr. Sullivan agreed to contact the companies. His Department had never received a complaint about these vehicles. The standard would be used for all vehicles meeting the specified criteria including the utility company vans. Supervisor Bennett moved to introduce on first reading Bill No. 112, AN ORDINANCE AMENDING CARSON CITY MUNICIPAL CODE TITLE 18, CHAPTER 18.03 SPECIFICALLY BY ADDING SECTION 18.03.438 (PANEL VAN) TO THE LIST OF DEFINITIONS; AND CHAPTER 18.05 (PROVISIONS APPLYING TO ALL USE DISTRICTS), SECTION 18.05.023 (GENERAL REQUIREMENTS, SPECIFICALLY SUBSECTIONS 18.05.023(11C) AND 18.05.023(12) BY REMOVING THE WORD "SINGLE" WHEN REFERRING TO A PANEL VAN; AND SECTION 18.05.045 (HOME OCCUPATION), SPECIFICALLY SUBSECTION 18.05.045(13), BY REMOVING THE WORD "SINGLE" WHEN REFERRING TO A PANEL VAN; AND OTHER MATTERS PROPERLY RELATED THERETO. Supervisor Livermore seconded the motion. Discussion ensued on the vehicles allowed within the agriculture district. Multiple farm vehicles are allowed. Farms are not considered home occupations. Motor homes, RVs, and trailers, including horse trailers, are not part of the ordinance. Mr. Sullivan reiterated his intent to check with the utility companies prior to second reading. Treasurer Al Kramer explained his reasons for supporting the modification. Comments also noted that CC&Rs may prohibit the vehicles in residential districts, however, the City does not enforce CC&Rs. The motion to introduce Bill 112 on first reading was then voted and carried 5-0.

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D. ACTION ON M-99/00-10 - A RESOLUTION BY THE CARSON CITY BOARD OF SUPERVISORS ENDORSING THE USE OF THE CARSON WATER SUBCONSERVANCY DISTRICT'S CARSON RIVER INTEGRATED WATERSHED PLANNING PROCESS GUIDING PRINCIPLES IN CARSON CITY'S MASTER PLANNING EFFORTS (1-2296) - Mr. Sullivan's introduction included Watershed Coordinator Meg Getty. Ms. Getty gave a slide presentation highlighting the 11 principles and justifying the need for them. Mayor Masayko suggested the term "multiple use" be used rather than merely "recreational" as it may allow more flexibility in the individual's ability to use federal lands in the future. Ms. Getty felt that the entire concept of the integrated plan required multiple uses. Federal agencies had been involved with the process and supported the multiple use. Ms. Getty agreed to relay the concern. She also explained that the District could not enforce the guidelines on anyone. It is not a regulatory agency. She did not feel that there is a conflict between the guidelines and federal mandates at this time. Mayor Masayko agreed and stressed his point that this is the reason "multiple uses" should be included in Number 7. He wished to have the river protected while at the same time prohibit anyone from having an advantage on the watershed areas east of the river. The original BLM Pinenut Range Land Use Plan was cited to illustrate his concern. Ms. Getty then clarified that the portion he had cited was merely an idea on how to implement the guidelines and was not intended as the text for the principles. She reiterated her willingness to explain his concern to the group. Mayor Masayko indicated his understanding of Number 7 included multiple uses and all existing multiple uses on public lands which are permitted. Supervisor Williamson briefly described the individuals who had participated in drafting the guidelines. The principles are dynamic and can be changed as times and conditions dictate. She reiterated that there is no regulatory power involved with the guidelines. The discussions had included a broad range of topics. Local decisions would still be allowed and had not been usurped. Ms. Getty indicated that the implementation of the principles is subject to interpretation by groups such as the Board. Mayor Masayko indicated that he had complete confidence in the local elected officials but was concerned about the competency of the federal government. Supervisor Bennett felt that the plan was an attempt to protect the watershed with its multiple uses along the entire length of the river. The Carson River Advisory Committee had on its own developed similar guidelines within its master plan. Similar guidelines have been or will be developed throughout the country. The importance of and her pride in participating in the development of such principles in a desert area were stressed. She agreed that the term "multiple use" should be inserted somewhere in the document. She felt that both BLM and the Forest Service had participated and would cooperate with the effort. She agreed that a third federal agency had ignored the entire process. Supervisor Plank felt that the concern was covered in Number 5. Inclusion in Number 7 would re-enforce Number 5. Ms. Getty reiterated her intent to take the comments back to the Carson River Coalition Steering Committee but preferred not to change the wording at this time. It would be incorporated in the next version. Supervisor Livermore acknowledged the concern and need for latitude within the guidelines. He supported adding the term "multiple uses" and its definition. Discussion indicated the guidelines had not been prioritized. Public comments were solicited but none given. Supervisor Bennett moved to adopt Resolution 2000-R-12, A RESOLUTION BY THE CARSON CITY BOARD OF SUPERVISORS ENDORSING THE USE OF THE CARSON WATER SUBCONSERVANCY DISTRICT'S CARSON RIVER

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INTEGRATED WATERSHED PLANNING PROCESS GUIDING PRINCIPLES IN CARSON CITY'S MASTER PLANNING EFFORTS, which were attached. Supervisor Williamson seconded the motion. Motion carried 5-0.

7. CARSON WATER SUBCONSERVANCY DISTRICT - General Manager Edwin D. James - STATUS REPORT ON THE REGIONAL WATER DISTRIBUTION SYSTEM AND THE POSSIBILITY OF ALPINE COUNTY JOINING CARSON WATER SUBCONSERVANCY DISTRICT (1-3532) - A consultant had been retained to study the water supply and demand on the Carson River. Copies of the final report will be made available to the Board. Once the study is completed, the District will move into Phase 2 of the regional program. The study looks at the distant future--2050. Phase 1 indicated that Douglas County has a lot of water including adequate groundwater to meet the future community needs. The concerns with deregulation and arsenic reduce the amount that is drinkable and will require treatment. (2-0006) Costs for development and treatment were noted. Douglas County meets the current arsenic standards, however, future requirements are more stringent. Options to reduce the costs are being analyzed. Examples of such options were noted including regionalization. The advantages of such a program were indicated. Carson City may wish to consider such a program in the future inasmuch as some of its neighbors have a water shortage. State enhancements to the Hobart-Marlette system were also noted including a study of a Hobart Dam which would be located downstream from Hobart. The cost to develop it were noted. Studies had noted the City's infiltration program which utilizes alluvial fans for storage. Benefits of this program include low cost water storage. Expansion of this system was encouraged. Regional politics, its impact on current water decisions, and justification for the City to regionalize were iterated. Maps illustrating potential regional programs were described. Mr. James then limned an idea which would use the Stagecoach aquifer to store water. Underground storage may reduce the treatment costs. A study of this concept is being undertaken. Mr. James stressed that the intent is not to adversely impact any community/area while enhancing water supplies. He also noted the politics involved with leased water which at this time supports a prohibition against the development of housing areas which will use leased water to service the area. Any large scale water development costs which can be delayed are being studied. The advantage to such delays were noted. The study is analyzing the total picture and will develop costs and financial packages. These answers may be available in four months when another report will be provided. Mayor Masayko complimented the District on its willingness to commence the process. Supervisor Bennett pointed out Douglas County concerns with being able to keep all of its water rights. She offered to meet with any Board member regarding the Marlette/Hobart possibilities. Her remarks stressed the importance of the cooperative effort and the coalition. She indicated that the Stagecoach aquifer contained good quality water and that there is another aquifer in Silver Springs which should be considered. Mayor Masayko recognized Utility Operations Manager Tom Hoffert's role in the program and complimented him on that effort.

Mr. James then described the Alpine County issue, the importance of it joining the District, and potential programs and mechanisms which will allow this to occur. His comments iterated the fact that the agency has no regulatory ability and has no desire to become one. The Alpine Decree will

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not be replaced but the plan is to provide a mechanism whereby the District will be allowed to participate with the Federal agencies in controlling the river. The proposed tax mechanism for Alpine funding was limned. The goal is to assess all of the participants equally throughout the watershed. Although the projected revenue from Alpine County is not estimated as a lot, the opportunity exists for State and Federal funds. The water quality concerns were cited as an advantage of the program. Discussion noted the contributions made by Carson City over the last several years and stressed the need for equity in the assessments. Mr. James pointed out that although the District considers water storage, etc., it is hoped that that each individual County will foot the bills when development occurs. Comments further stressed the importance of having Alpine County participate in the District and the need for the appropriate amount of assurances so that hidden agendas are not involved. The politics involved were pointed out to stress the need to be aware of how Congress perceives the program. For this reason Mr. James wanted to involve the participating Counties in the development of the plan and to develop the correct language so that the District's goals and objectives could remain as originally established. This will require a great deal of education on the part of the District to assure that it does not become a regulatory agency. For this reason Federal agencies have purposely been left out of the District. The proposal is to be pro-active and maintain local control rather than face the problems such as are occurring on the Walker River. Mayor Masayko indicated the Board's support for the program and goal. Mr. James thanked the Board for its input and indicated he would return with reports in the future. Additional comments were solicited but none given. Mayor Masayko thanked him for the report. No formal action was required or taken on this item.

BREAK: A lunch recess was declared at 12:25 p.m. A quorum of the Board was present when Mayor Masayko reconvened the meeting at 1:35 p.m. although Supervisor Bennett was absent.

8. REDEVELOPMENT AUTHORITY (2-0630) - Mayor Masayko recessed the Board of Supervisors session and passed the gavel to Chair Williamson. She immediately convened the session as the Redevelopment Authority. For Minutes of the Redevelopment Authority, see its folder. Following adjournment of the Redevelopment Authority, Mayor Masayko reconvened the Board of Supervisors session. A quorum was present although Supervisor Bennett was absent.

9. REDEVELOPMENT DIRECTOR - Rob Joiner

A. ACTION TO APPROVE A RESOLUTION BY THE CARSON CITY BOARD OF SUPERVISORS APPROVING THE INTERLOCAL AGREEMENT WHICH CONVEYS THE REAL PROPERTY LOCATED AS A PORTION OF THE CLEAR CREEK ROAD RIGHT-OF-WAY, CARSON CITY, NEVADA, FROM CARSON CITY TO THE CARSON CITY REDEVELOPMENT AUTHORITY (2-0755) - Mayor Masayko noted the finding of blight in this resolution and indicated that he would vote against the resolution. Supervisor Williamson moved to adopt Resolution 2000-R-13, A RESOLUTION BY THE CARSON CITY BOARD OF SUPERVISORS APPROVING THE INTERLOCAL AGREEMENT WHICH CONVEYS THE REAL PROPERTY LOCATED AS A PORTION OF THE CLEAR CREEK ROAD RIGHT-OF-WAY, CARSON CITY, NEVADA, FROM CARSON CITY TO THE CARSON CITY REDEVELOPMENT AUTHORITY, no fiscal impact. Supervisor Livermore seconded the motion. Mayor Masayko reiterated his

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intent to vote against the finding of blight. The motion was voted and carried 3-1-1 with Mayor Masayko voting Naye and Supervisor Bennett absent.

B. ACTION TO DETERMINE IF THE PROPOSED ORDINANCE AMENDING ORDINANCE NO. 1986-10, AS AMENDED BY ORDINANCE 2000-9, WHICH ADOPTED CARSON CITY'S REDEVELOPMENT PLAN, BY EXTENDING THE DURATION OF THE REDEVELOPMENT PLAN TO A MAXIMUM OF 45 YEARS, IMPOSES A DIRECT AND SIGNIFICANT ECONOMIC BURDEN UPON A BUSINESS OR DIRECTLY RESTRICTS THE FORMATION, OPERATION OR EXPANSION OF A BUSINESS (2-0820) - Public comments were solicited but none given. Supervisor Williamson moved that the Board of Supervisors approve the finding that the proposed ordinance amending Ordinance No. 1986-10, as amended by Ordinance 2000-9, which adopted Carson City's Redevelopment Plan, by extending the duration of the Redevelopment Plan to a maximum of 45 years, does not impose a direct and significant economic burden upon a business or directly restrict the formation, operation or expansion of a business. Supervisor Plank seconded the motion. Motion carried 4-0.

C. ORDINANCE - FIRST READING - ACTION ON RD-99/00-4 - AN ORDINANCE AMENDING ORDINANCE NO. 1986-10, AS AMENDED BY ORDINANCE 2000-9, WHICH ADOPTED CARSON CITY'S REDEVELOPMENT PLAN, BY EXTENDING THE DURATION OF THE REDEVELOPMENT PLAN TO A MAXIMUM OF 45 YEARS, PURSUANT TO NRS 279.438 (2-0860) - The Board and Mr. Joiner discussed Assessor Weaver's memo regarding the financial impact that Redevelopment has on the School District. School Superintendent Jim Parry requested a statement be placed in the record by Mr. Joiner concerning the total impact Redevelopment would have on the School District. Mr. Joiner responded that this figure could not be determined due to the variables involved within the District. Examples were provided to illustrate his statement. Mr. Parry indicated that Mr. Weaver's memo indicated the impact was \$5 million. He suggested that staff meet with his staff and the State and attempt to determine the actual figure. He was not sure that the figures were correct as indicated. He requested an opportunity to have this meeting and questioned when a memorandum of understanding could be developed regarding this impact. Reasons for his concern were noted. Mayor Masayko indicated for the record that a portion of the \$5 million will always be there as the District's life was established in 1987 and runs to 2007. He also wished to meet with the District and discuss the figures and methods to mitigate the impact. He did not feel that the \$5 million figure was correct. Therefore, he did not wish to discuss it. Mr. Parry reiterated his desire to have a memorandum of understanding which would spell out a process to keep his District whole. Supervisor Williamson explained the Redevelopment meeting with the School District representatives. She pointed out the concern that if the City gives the District an amount equal to that which is lost, the State receives the funds and determines the allocation. This may not return the money to Carson City's School District. For this reason the answer needs to be "creative". Suggestions on how this could be achieved were noted. Her comments also noted the history of the impact which varies from year to year. The purpose of redevelopment is to make the entire community viable which occurs only when the downtown core is good and thriving. A dilapidated downtown area has a negative impact on the entire community. Mr. Parry reiterated his request for an agreement stating that at the end of every year the City and School District would determine if the District had encountered a loss based on the redevelopment area and if something could be

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done to mitigate that impact. The projections should not be used as the true impact cannot be established. Mayor Masayko pointed out that future Boards would not be bound by that agreement. He reiterated his request for information regarding the State's disbursement of the funds. Until he has this information, he was unwilling to grant any concessions. Supervisor Livermore expressed a willingness to conduct the annual meetings if the City has a correct list on its side. This would include the impact of the assessed values during the life of the District. Originally the District's value was \$400 million. The current value of the community outside the District is now \$950 million. This is the benefit of redevelopment. Discussion ensued on the School District's revenue sources. Comments noted that everyone shares a larger portion of the revenue generated by the area outside redevelopment. Supervisor Livermore agreed that the meetings should be conducted. Mr. Joiner then explained the fiscal impact to the Redevelopment funds if its funds are used to reimburse the School District. He also noted the requirements mandating the expenditure of Redevelopment funds within the Redevelopment District. He also pointed out that when the Redevelopment District terminates, the School District will be the major benefactor. Mayor Masayko reiterated his willingness to discuss these issues if all the information is available. Mr. Joiner pointed out that the District as now established sunsets in 2011. The proposal extends the period to 2026. It could also be terminated when the bonds have been repaid. Mayor Masayko suggested that the matter be continued to allow the discussions to continue. Supervisor Plank supported having annual discussions which include the amount which had not been received due to the State formula. He felt that the Redevelopment District acted as an investment opportunity for the School District due to the funding impact created when the Redevelopment District is dissolved. Discussion noted Redevelopment's current funding shortage for its incentive program. Supervisor Williamson expressed her support for having meetings on the process and proposal. Additional public comments were solicited but none given. Supervisor Williamson moved to withdraw this until the first week of May. Mayor Masayko indicated this is a tentative date which created an objective measurement and assures that something will occur. Supervisor Livermore seconded the motion. Mr. Parry expressed his concern that the Board may feel that he is stalling the process. This had not been his intent. He reiterated his desire to have a serious dialogue on the impact issue. Mayor Masayko indicated that it was understood that he was not attempting to stall the process. The need for valid figures on which to base the decision was stressed. The motion to withdraw the issue until the first meeting in May was voted and carried 4-0.

10. DEVELOPMENT SERVICES - Deputy City Manager Dan St. John

A. ACTION ON A RESOLUTION OF SUPPORT TO THE NEVADA DEPARTMENT OF TRANSPORTATION (NDOT) FOR DESIGN CHANGES ORIGINATING FROM THE NDOT VALUE ENGINEERING PROGRAM INVOLVING THE USE OF TWO ROUNDABOUTS IN LIEU OF STOP SIGN INTERSECTIONS FOR THE HALF-DIAMOND INTERCHANGE AT ARROWHEAD DRIVE, AND OTHER MINOR ITEMS (2-1390) - NDOT Project Manager Jim Gallegos, PBSJ Consultant Jim Dotson, NDOT Public Information Officer Scott Magruder - Mr. St. John used computer enhanced slides to illustrate the concept. A new map showing the concept was distributed to the Board and Clerk. (A copy is in the file.) Discussion explained the reasons one roundabout is shaped like a

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teardrop and the other is round. Comments also noted the Federal Highway Administration's original concerns. These concerns had been addressed. Mr. Gallegos indicated that the excess right-of-way at the northwest and southwest quadrants may be sold. The concept had not reduced the construction costs substantially. Controlled access to the ramps and roundabouts was described. Mr. Gallegos felt that this control would be maintained for several years to assure that the roundabouts work. The radius access control would be maintained for a minimum of 100 feet. As NDOT owns the property within this distance, it was felt that the restriction should not create a hardship on anyone. The proposed cul-de-sac at West Ruby Lane was noted. If this occurs, the City will be asked to abandon Ruby Lane east of the cul-de-sac. The other portion of Ruby intersects into Imus.

(1-1835) Norm Pedersen explained his residence and his concerns with the concept and its impact on him. He did not feel that the roundabouts would stop through traffic on Arrowhead. A news article quoting him was clarified as supporting any mechanism which would discourage and slow Arrowhead traffic. He then described the Edmonds and Fifth Street roundabout and its costs. He did not feel that the roundabouts would be removed and signals installed if the concept does not work as perceived. He urged the Board to reject the roundabouts and install signals. A copy of his comments is included in the file. Mr. Gallegos indicated that if the roundabouts do not work they will be removed. He also explained that the use of the ramps is felt to be "fairly low"--6 to 800 cars a day which is well below the traffic at Edmonds and Fifth. Discussion then explained the reasons the ramps had been added to the plans and that the original concept had been for stop signs on Arrowhead and not the suggested signals. This design had not had a stop sign for eastbound traffic on Arrowhead. Supervisor Plank felt that the Fifth and Edmonds traffic volume was in the 3 to 5,000 range and the cost difference is \$60,000. He pointed out that the cost estimates do not contain the maintenance and operation costs. He also noted the need to enforce traffic laws east of the proposed roundabout. Mr. Pedersen explained his feeling that the Arrowhead traffic estimates were invalid. Supervisor Plank also felt that more traffic would use Arrowhead during construction of Phase I of the freeway and resurfacing of College Parkway. He encouraged the Sheriff's Department to actively patrol the area.

(1-2120) Ben Hammack briefly described the history of Arrowhead between Northgate and Highway 395. His experience as a former truck driver indicated to him that heavy truck traffic would use Arrowhead and not College Parkway. He had not reached a decision concerning the roundabouts. He did feel that the cul-de-sac on Ruby Lane would be beneficial to those residents. Eventually a full interchange will be needed at Arrowhead. When this happens, his area will be further impacted. He also felt that future zoning along the freeway will create an additional impact on his rural residential area. Mayor Masayko briefly described the change of zoning process. Future zoning plans were established on the master plan land use map. Predictions could not be made at this time regarding the future zoning. Mr. Hammack also felt that without participation from the Sheriff's Department little would be done about the traffic speeds. Mayor Masayko explained the Board's decision to prohibit truck traffic on Arrowhead. Enforcement is not within his jurisdiction. Mr. St. John iterated the

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commitment made during the public workshops to continue the public workshops on the freeway including discussions with the Chamber of Commerce, its manufacturers committee, etc., in an attempt to educate them about the truck routes. RTC had included within its five year budget funding for traffic calming mechanisms. This included Arrowhead and Goni. The roundabouts may discourage heavy trucks from using Arrowhead. Supervisor Plank described the Board's position on the encroachment of apartments against one acre lots in south Carson. He did not feel that the Board was interested at this time in putting a warehouse in Mr. Hammack's backyard. Transitional areas should be established between the one acre lots and the freeway. Supervisor Livermore described his personal experience with community-wide growth and the resulting traffic impact on Koontz. The same situation may occur in Mr. Hammack's area. He felt that an out-of-town trucker would not use Arrowhead but would stay on the marked truck routes. The manufacturers would, in all probably, support the truck route usage on their own. Closing Arrowhead would prohibit residential use of the off and on-ramps. Mr. Hammack supported the proposal to cul-de-sac Ruby Lane and having Arrowhead be a two lane road. His main concern dealt with the 2-1/2 and 15 acre parcels adjacent to his property and their access routes. He opposed allowing 15 housing units on the 2-1/2 acre parcel.

(2-2355) Ed Neidert noted media comments reportedly made by City Street Operations Manager Flansberg and Mr. Magruder regarding roundabouts. He felt that the public had been mislead and was ill-informed about the Fifth Street roundabout. Examples were provided to support his contention including its cost and the traffic volume determined by the consultant hired by the Eagle Highlands residents. His personal experience indicated that the current traffic is even higher now that the northern portion of Graves Lane has opened. Clarification indicated that the portion of Edmonds scheduled for widening is between Pheasant and Fifth Street. are scheduled for widening. Mr. Neidert felt that Graves Lane/Edmonds should be widened due to the ever increasing traffic volume created by drivers who use it as a bypass. Allegedly, there has been 13 accidents at the roundabout. He felt that these accidents had occurred due to driver error and the inability to determine where the vehicles plan to exit based on the drivers' failure to use signals. Road rage is becoming commonplace at the roundabout. Purportedly no-one but staff supports it. He questioned whether the proposed roundabouts would work any better than the one at Fifth and Edmonds. His friends refuse to use the roundabout and must detour 3-1/2 miles through Pinion Hills to reach his residence. He felt that the roundabout also impacted his real estate value. He urged Mr. Flansberg to conduct a 7 p.m. meeting with adequate advance publicity regarding the roundabout. He urged the Board to question the causes of the accidents, re-evaluate the need to install more roundabouts, to reconsider the issue at an evening meeting. Additional public comments were solicited but none provided.

Supervisor Livermore moved to adopt Resolution No. 2000-R-14, A RESOLUTION SUPPORTING THE CONCEPT OF A VALUE ENGINEERING RECOMMENDATION TO ADD ROUNDABOUTS AT THE HALF-DIAMOND INTERCHANGE ON ARROWHEAD DRIVE IN CONJUNCTION WITH THE CONSTRUCTION OF THE CARSON CITY FREEWAY AS PROPOSED BY THE NEVADA DEPARTMENT OF TRANSPORTATION AND OTHER MINOR ITEMS. Supervisor Plank seconded the motion. Mayor Masayko encouraged Mr. Neidert to contact

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the Regional Transportation Commission. The motion to adopt Resolution 2000-R-14 was voted and carried 4-0.

(2-2786) BREAK: A recess was declared at 3:20 p.m. A quorum of the Board was present when Mayor Masayko reconvened the meeting at 3:35 p.m. although Supervisor Bennett was absent as previously indicated.

B. STATUS REPORT ON STORM DRAINAGE (1-3268) - Development Services Manager Mahmood Azad used maps to illustrate and limn the areas of concern, the phases, and estimated timetables. Phase I should go out to bid within four weeks. Discussion described the preliminary design for the Quill Ranch detention basin and proposed improvements to the Wellington Crest basin. A request for continued funding had been made to the Subconservancy. The Subconservancy wishes to fund actual construction and not just design. Mr. Azad hoped to have a small project ready for construction next year. The RFP/RFQ for an engineering and financial consultant is being developed. An abbreviated scope of work for the firm was described. The concept is to establish a utility similar to the water utility that will provide the level of protection desired by the community. This approach will spread the costs over the entire community rather than just the impacted areas. Justification for this concept was provided. The Storm Drainage Advisory Committee has been conducting neighborhood meetings in an attempt to determine the level of protection desired by the community and to assist with educating the public on the need for a community-wide approach. Discussion noted the turnout for these meetings and the reasons for including the Airport drainage master plan in the City's master Plan. Supervisor Livermore noted the flooding which had occurred two or three years ago and expressed the hope the plan would include both sides of the freeway and not just its west side. Mr. Azad agreed to hold another public meeting after the City and Airport plans are combined. Mr. St. John used the maps to illustrate the drainage improvements constructed as part of the Graves Lane extension and those proposed for the west side of Graves Lane. These basins will handle "regional" drainage and eliminate the need for many small individual basins. Mark Palmer purportedly had suggested that small parcels be assessed a "fee in lieu of" developing the individual basins. These funds could then be used to support the "regional" facility. Graves Lane had included stub outs for drainage. Mayor Masayko suggested the financial program include evaluation of a GID approach, a fee program, and an enterprise fund among the options. He also supported Mr. Palmer's suggestion. Carson City's uniqueness in funding options was noted. Federal mandates are quickly approaching which require the establishment of a storm drainage program and indicate that the program should be handled in the same fashion as the sewer program, i.e., if the City provides services for sewer to a private property, the same service will be required for storm water. The analysis will include an evaluation of whether to use the utility billing process to handle the storm water assessment. The actual line maintenance may be under the Street Department or the Water/Sewer Departments. This flexibility is available and will be analyzed to determine the best and most cost effective program. Discussion suggested spreading the assessment over time and including undeveloped parcels. Comments noted the storm drain improvements which NDOT is funding as part of the freeway project. No formal action was required or taken.

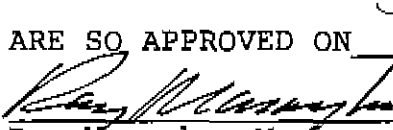
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11. CITY MANAGER - John Berkich - ACTION TO APPROVE A COOPERATIVE AGREEMENT WITH THE STATE OF NEVADA DEPARTMENT OF AGRICULTURE FOR THE MANAGEMENT OF ESTRAY HORSES (2-2790) - Nevada Department of Agriculture Director Paul Iverson - Comments indicated that funding was not being requested at this time. Mayor Masayko disclosed that he had discussed the proposal and need to address the estray horse problem found in the eastern part of the community with Mr. Iverson before the meeting. Washoe and Lyon Counties have similar agreements. Reasons Virginia City has a different agreement were noted. Justification for requesting a cooperative agreement was provided. Political problems surrounding the estrays were noted. Statistics were provided regarding the success of the program. To date, no horses had been taken to auction. The agreement allows the Sheriff's Department/Animal Control to assist with capturing horses who are in the congested, residential areas. Due to the large number of horses in the Virginia Range, Mr. Iverson felt that the horses who are removed will be replaced by other estrays who follow the trails into the community. Mayor Masayko pointed out that the budget hearings had just been completed. The community should support the Department to the best of its ability particularly if the Department continues to provide the service to the community. Mr. Iverson indicated that he would be seeking funding in the future. He explained the need for a facility to house 40 horses until they can enter the facility at the prison. Under this program, the timeframe for processing the animal would be held in abeyance until the animal reaches the prison facility. Discussion indicated that this proposal would expand the prison facility. This eliminates the need to transport the animals from a holding area. The building had been estimated to cost \$12,000. His Department had funding for the feed and maintenance. Branded horses are not released. Only a "good, strong" horse is relocated. This is done to provide a strong herd on top of the range. Supervisor Plank described his personal experience with estrays. Discussion indicated that the Sheriff's Mounted Posse may be mobilized to assist the Department. Mayor Masayko explained BLM's request for funding from NACO to manage the mustangs and its attempted control measures. Mr. Iverson indicated that status reports will be provided to keep the Board abreast of its efforts. Supervisor Livermore moved to approve a cooperative agreement with the State of Nevada Department of Agriculture for the management of estray horses, fiscal impact is unknown at this time. Supervisor Plank seconded the motion. Motion carried 4-0.

There being no other matters for consideration, Supervisor Williamson moved to adjourn. Mayor Masayko seconded the motion. Motion carried 4-0. Mayor Masayko adjourned the meeting at 4:20 p.m.

The Minutes of the March 16, 2000, Carson City Board of Supervisors meeting

ARE SO APPROVED ON May 18, 2000.


Ray Masayko, Mayor

ATTEST:


Alan Glover, Clerk-Recorder