

BOARD OF COUNTY COMMISSIONERS, WASHOE COUNTY, NEVADA

TUESDAY 9:00 A.M. AUGUST 22, 1995

PRESENT:

Jim Shaw, Chairman
Steve Bradhurst, Vice Chairman
Joanne Bond, Commissioner
Mike Mouliot, Commissioner
Grant Sims, Commissioner

Judi Bailey, County Clerk
John MacIntyre, County Manager
Madelyn Shipman, Legal Counsel

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

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95-771 WORK CARD PERMIT APPEAL - TYE J. PAULY

This appeal was considered on Monday, AUGUST 21, 1995, at 1:30 P.M., prior to the Caucus meeting, the Board having convened, with all members of the Board present and Chairman Shaw presiding, to consider the appeal of TYE J. PAULY from the recommendation of the Sheriff's office to revoke his work permit as a security guard at Burns Security.

On motion by Commissioner Sims, seconded by Commissioner Bond, which motion duly carried, the Board convened in closed personnel session to hear testimony as to why the work card should not be revoked. The appellant was present to offer testimony during the closed personnel session as was Kathleen A. Zeiser, Records Section of the Sheriff's office. The Board then reconvened in open session wherein the following action was taken.

On motion by Commissioner Mouliot, seconded by Commissioner Bond, which motion duly carried, Vice Chairman Bradhurst ordered that the recommendation of the Sheriff's office be denied and the work permit granted contingent upon TYE J. PAULY completing the conditions of his sentence within the allotted time as specified, and that the Sheriff's office verify that this has been done.

AGENDA

In accordance with the Open Meeting Law, on motion by Commissioner Mouliot, seconded by Commissioner Sims, which motion duly carried, Chairman Shaw ordered that the agenda for the August 22, 1995 meeting be approved.

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The Board convened as the County Liquor Board

95-772 REFUND - BUSINESS LICENSE FEE - GREGORY SKINNER

Upon recommendation of Carla Fells, Business License Division, on motion by Commissioner Bradhurst, seconded by Commissioner Mouliot, which motion duly carried, Chairman Shaw ordered that the refund of \$300 to Gregory Skinner, being the amount paid on May

15, 1995 to renew his business license for a law office, be granted. It was noted that Mr. Skinner merged his practice into a corporation with a separate license and accidentally paid for this license.

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The Board reconvened as the Board of County Commissioners.

MINUTES

On motion by Commissioner Bond, seconded by Commissioner Bradhurst, which motion duly carried, Chairman Shaw ordered that the minutes of the regular meeting of July 18, 1995 be approved.

PUBLIC COMMENTS

There was no response to the call for public comments.

95-773 TRAVEL

On motion by Commissioner Bond, seconded by Commissioner Bradhurst, which motion duly carried, Chairman Shaw ordered that the following travel requests and advancement of travel funds be approved:

Name	Department	Destination	Date	Amount
B. Hawkins	Sheriff	Buena Park, CA	09/24/95 - 09/29/95	\$ 640.00
J. Long	District Attorney	Palm Springs, CA	10/10/95 - 10/13/95	\$ 859.20
M. Oxhorn	Sheriff	Grand Junction, CO	09/17/95 - 09/22/95	\$ 484.95
E. Sattler	District Attorney	San Diego, CA	10/08/95 - 10/12/95	\$1,085.32
W. Stevenson	Sheriff	Buena Park, CA	09/24/95 - 09/29/95	\$ 720.00
D. Thomas	District Attorney	Las Vegas, NV	10/20/95 - 10/31/95	\$ 278.00
C. Woodman	District Attorney	Colorado Springs, CO	09/10/95 - 09/15/95	\$1,133.00

95-774 1995 NATIONAL ASSOCIATION OF COUNTIES ACHIEVEMENT AWARDS AND RECOGNITION OF STAFF - COMPREHENSIVE PLANNING

Chairman Shaw extended congratulations on behalf of the Board and presented plaques on behalf of the National Association of Counties to Leslie Roylance, Planning Technician, Department of Comprehensive Planning, in recognition of her achievement award for the Citizen Advisory Board Member's Handbook, and to Bill Whitney, Planner, Department of Comprehensive Planning, in recognition of his achievement award for the Regional Open Space Program.

95-775 1995 INTERNATIONAL ENVIRONMENTAL SYSTEMS RESEARCH INSTITUTE USER CONFERENCE AWARDS - COMPREHENSIVE PLANNING

John MacIntyre, County Manager, noted that the 1995 International Environmental Systems Research Institute conference was attended by over 4,000 people from all over the world; that over 400 users competed in the poster competition where GIS maps produced by users are displayed; and that Comprehensive Planning staff prepared a poster for the competition entitled Natural Resource Applications, which was awarded both "Best Overall Presentation-First Place" and "Most Communicative-Third Place."

Chairman Shaw presented both awards on behalf of the Board to John Hester, Director, Department of Comprehensive Planning. He extended congratulations and recognized the following staff for their achievement:

Kyle Anderson, GIS Analyst
Moni Fox, GIS Technician
Gail Prockish, Engineering Technician
Tim Davis, Former GIS Analyst
Deborah Reed, Former Planning Systems Manager

95-776 CORRECTION OF FACTUAL ERRORS - 1995 SECURED TAX ROLL (THREE)

Upon recommendation of Jean Tacchino, Assistant Chief Deputy Assessor, on motion by Commissioner Bradhurst, seconded by Commissioner Bond, which motion duly carried, Chairman Shaw ordered that Roll Change Request Nos. 222, 223, and 224, correcting factual errors on tax bills already mailed for the 1995 Secured Roll be approved for the reasons indicated thereon and mailed to the property owners, a copy of which is on file in the Clerk's office.

95-777 SEXUAL ASSAULT VICTIMS - MEDICAL CARE - PAYMENT

Pursuant to NRS 217.280 to 217.350, on motion by Commissioner Sims, seconded by Commissioner Bradhurst, which motion duly carried, Chairman Shaw ordered that payments with funds from the District Attorney's account designated Sexual Assault Victims Expenses be authorized for initial emergency medical care and follow-up treatment for 4 victims of sexual assault in an amount totaling \$772.54, as set forth in a memorandum placed on file with the clerk from Vickie Wedow, Administrative Assistant, District Attorney's office, dated August 9, 1995.

95-778 CAPITAL EXPENDITURE - RAMCAM CAMERA FOR LATENT PRINT PROCESSING - SHERIFF

Upon recommendation of Richard Kirkland, Sheriff, on motion by Commissioner Bond, seconded by Commissioner Sims, which motion duly carried, Chairman Shaw ordered that the capital expenditure to purchase one Ramcam-FW Camera for the Sheriff's office in the amount of \$3,500 to be purchased from the Sheriff's Capital Account No. 1502-7810, be approved.

95-779 ACKNOWLEDGE RECEIPT OF DONATIONS FROM DISTRICT COURT JURORS - JULY 1, 1994 THROUGH JUNE 30, 1995 - SOCIAL SERVICES

John MacIntyre, County Manager, reviewed background information regarding this item and advised that each donor has personally received a letter from the Director of Social Services, and the District Court has also recognized each person for their donations.

May Shelton, Director, Department of Social Services, responded to questions of the Board and advised that contributions are acknowledged on a donor plaque at Kids Kottage, and Washoe County is the only county in the state that has this program in place at the current time.

Upon recommendation of May Shelton, Director, Department of Social Services, on motion by Commissioner Bond, seconded by Commissioner Bradhurst, which motion duly carried, it was ordered that receipt of donations from District Court jurors during the period July 1, 1994 to June 30, 1995 in the amount of \$11,452 be acknowledged.

It was noted that the funds are being used to purchase replacement items such as towels and kitchen items, and clothing for children at Kids Kottage.

95-780 ABANDONMENT CASE NO. AB5-8-95 - HIGH SIERRA CONSTRUCTION - (APN 09-132-29 30)

9:30 a.m. This was the time set for continuation of the Public Hearing (continued from August 8, 1995 [BCC No. 95-714], to consider the recommendation of the Washoe County Planning Commission to approve conditionally Abandonment Case No. AB5-8-95 as requested by High Sierra Construction to abandon a +276 x 15-foot equestrian easement following the rear property lines of Parcel 2 and 3 of Parcel Map No. 2638, which properties are accessed from Latigo Drive to July Court, designated High Density Rural (HDR) in the Southwest Truckee Meadows Area Plan, situated within Section 17, T19N, R19E, MDM, Washoe County, Nevada. Proof was made

that due and legal Notice had been given.

Bob Katai, Department of Development Review, advised that this item was continued for clarification of the status of any equestrian easements; and that staff found no equestrian easement networks in the area.

Chairman Shaw called on anyone wishing to speak. There was no response and the public hearing was closed.

It being the consensus of the Board that NRS 278.840 is being complied with and that the abandonment of the private easement described in the aforesaid Notice appears to be in the best interest of the public and that no person would be materially injured thereby, on motion by Commissioner Bradhurst, seconded by Commissioner Bond, which motion duly carried, Chairman Shaw ordered that Abandonment Case No. AB5-8-95 be approved, subject to the following conditions:

1. Prior to recordation of the Resolution and Order of Abandonment, the applicant shall submit legal descriptions to the County Engineer for review and approval. The legal descriptions shall be prepared by a registered professional and shall be for the area of abandonment, the portion of the abandonment reverting to each abutting property owner, and any required replacement easements.
2. No replacement easements are required.
3. The applicant shall comply with all conditions necessary to effect the Resolution and Order of Abandonment within two years from the date of the action by the Board of County Commissioners or this conditional abandonment will be null and void.

95-781 PARK COMMISSION GOLF COURSE REPORT AND FEE SCHEDULE - WASHOE AND SIERRA SAGE GOLF COURSES - PARKS

Gene Sullivan, Director, Department of Parks and Recreation, stated that one of the most important tasks of the Park Commission is the establishment of fees, and the Golf Council has worked diligently to find a way to make the necessary repairs to the two golf courses; that a few years ago the Board of County Commissioners directed Parks staff to make the golf courses self-sustaining, which has been done to a point, but Parks has not been able to generate enough money to make all the necessary improvements and the courses have deteriorated to the point that action needs to be taken. He advised that one concern expressed is that the seniors may have been assessed disproportionately on the 50 play ticket, and the Golf Council and some Park Commission members have suggested an \$8-per-round fee instead of the \$10-per-round fee.

Karen Mullen, Parks Department, responded to questions raised at yesterday's caucus relative to deed restrictions regarding bar services at the restaurant, initiation of the golf course enterprise system, and budget issues. She presented and reviewed documents containing financial statements, fee comparisons, operation costs, and possible alternatives for the 50 play tickets and advised that the 1995 ticketed play rate is \$7 per round and the cost to maintain the golf course is \$14.50 per round; that the Board discussed at caucus the possibility of spreading the cost over five years and implementing an \$8-per-round fee the first year, which staff and the Parks Commission feel would be an acceptable alternative; and that the difference over the five-year period would be \$15,000.

Leonard Howard, senior golf player, advised that he represents a group of players in opposition to many of the recommendations presented by staff. He stated that they are vitally interested in the program and feel it is not well rounded and is disproportionate for seniors; that the proposed fee schedule for the annual pass is discriminatory and sets aside a group of players that must be subsidized by all other players; that the entire program is too ambitious and golfers will have to pay for the proposed \$3 million bond over a period of many years, and question that a bond issue is even necessary; and that they have not had time to study these issues and request this matter be continued for one month to allow their group to study the issues and present a program or alternatives for the Board to consider.

Jim Barth, Board of Directors, Washoe Golf Course Men's Club, stated that they first found out about this program two weeks ago and many changes have occurred since then. He expressed concerns relative to the proposed funding, plans for Sierra Sage Golf Course, and plans to eventually do away with private carts.

Mike Mitchell, Golf Professional, Sierra Sage Golf Course, stated that the bond would be for twenty years and is needed to pay for necessary improvements up front; that a portion of the bond is for a new maintenance building to bring equipment inside and protect it during the winter, for new equipment, and for necessary infrastructure changes; and that there has been deterioration over the years and needed improvements have reached the critical stage.

Ron Mestre, Parks Commission, stated that the seniors fee increase is probably too high for the first year and the recommendation made by the Parks Commission yesterday was to lower the 50 play ticket from \$10 to \$8 and spread the increase over a five year period; that he understands the argument presented by the seniors that the golfers will have to pay the bond over a period of years, but the Parks Commission has been directed by the Board of County Commissioners to devise a program whereby the golf courses would be self-sustaining; that they have worked on this issue for 1-1/2 years, many meetings were held, every meeting was noticed, and all assistance and input on this matter was appreciated and considered; and that he doesn't feel it is right for opposition to come forth after the fact when every opportunity was given to present information during the process.

Commissioner Bradhurst congratulated the Parks Commission on their efforts and stated that he understands the concern that people are coming forward saying they knew nothing about the matter when it was advertised, etc.; but that he feels issues have come forward that need to be addressed such as the fee schedule, bond money, and special treatment for annual play. He suggested that the interested parties meet with staff and members of the Parks Commission to see if these issues can be worked through. Commissioner Bond commented that she feels every opportunity needs to be given to hear from people who will be most impacted by the program.

Mr. Mestre stated that he would be happy to attend as many meetings as necessary and will listen to the comments presented. Commissioner Mouliot expressed concern regarding the proposed elimination of the private carts through attrition and the fee for annual tickets. Commissioner Sims applauded the Parks Commission efforts and asked clarification on revenue issues, which Ms. Mullen provided. He requested that staff seriously pursue the issue of changing the deed restriction and how privatization might reduce the need for the fee increase amounts.

On motion by Commissioner Bradhurst, seconded by Commissioner Mouliot, which motion duly carried, Chairman Shaw ordered that this item be continued for one month to allow staff and interested parties the opportunity to address outstanding issues.

Commissioner Bradhurst requested that interested parties present their information to staff as quickly as possible. Chairman Shaw requested that staff notify the Board of meeting dates so that one or two Commissioners could attend.

95-782 BOND PROPOSAL - SPECIAL ASSESSMENT DISTRICT NO. 21 (COLD SPRINGS AREA SEWER ASSESSMENT DISTRICT) - UTILITY

John MacIntyre, County Manager, advised that questions were raised regarding this item at yesterday's caucus and staff is present to respond to those questions.

Commissioner Sims disclosed that one of the builders in this matter works with the title company he is employed by, and the District Attorney's office has advised him in the past, on issues similar to this one, that there is no conflict of interest.

Robert Jasper, Assistant County Manager, provided background information and advised that this type of assessment district is allowed by NRS provisions and County guidelines; that the appraisal meets required value to lien ratios, but does not meet the criteria of the underwriters; and that the policy issue being presented to the Board is whether or not to provide backing to the proposed bonds. Mr. Jasper then responded to questions of the Board regarding ratios, bulk sale, bond issues, etc.

Commissioner Bradhurst reviewed the special assessment district guidelines approved by the Board of County Commissioners in 1992 and issues relating to onsite and offsite improvements and commented that the issue before the Board is to see a clear benefit to the community beyond the subdivision.

John Collins, Chief Sanitary Engineer, discussed public benefit and interest issues and advised that the County will have access to the plant, and as the developers continue to develop, the plant will be expanded; that the plant has been designed to be

expanded and all permits are being obtained and the facility will be in operation with all laboratories and control mechanisms in place; and that the treatment plant will meet drinking water standards for nitrate and will potentially put effluent back into the ground that is of higher quality than the current effluent. Mr. Collins then responded to questions of the Board and advised that the Cold Springs area is trending towards a problem with septic tank failure that will need to be dealt with in the future, and staff continues to monitor the situation with Reno Park Water Company.

Doug Coulter, Supervising Engineer, Health Department, advised that the Reno Park Water System Well was incorporated into the study conducted by Hydrosearch in 1992, which study indicated an upward trend on the nitrate level; that the increase has not been quite as steep as predicted, but data collected on the well since the 1992 report indicates the drinking water standard will be exceeded at some point in the early part of the next century; and that sample results show that there has been an impact from existing parcels and once a trend has started, it tends to increase due to the multiplying effect of pumping nitrates out of the well and putting them back through the septic system. He gave examples of areas in the Truckee Meadows where this has occurred and stated that the Health Department would prefer to prevent a problem rather than to solve it after the fact. He noted that the reason this treatment plant got off the ground initially was to handle new development while also addressing a need to service the existing customer. Mr. Coulter responded to questions of the Board and explained the Health Department's procedures when it becomes necessary to require customers to connect to the sewer system when the nitrate level exceeds acceptable levels.

John Nelson, Technical Services Branch Supervisor, State of Nevada Division of Environmental Protection, stated that every county in Nevada is having a problem with nitrates, and his Division is in charge of protecting the waters of the State to the drinking water standard for groundwater; that because of the fast growth of the State, they are going to need that water someday; that they understand the political nightmares created for the local governments when people are forced to connect to the sewer system, but they see the trend that even existing systems are contaminating groundwater today; that the treatment plant will provide the infrastructure to get started in making that service available to the existing homeowners; and that it does appear this would benefit not only the developments, but the area in particular, and the entire County.

Robert Sader, representing Roston Company, one of the two developers in the area, stated that at the present time, 874 units will be hooked up to this treatment plant; that it will take ten years to absorb the number of units planned and the County will have that extra capacity over the ten-year period to make sure the capacity for development is available when needed, which could be adequately done by proper phasing; and that the County would have this capacity in place as it evaluates the existing users contribution to groundwater degradation, which would represent a major community benefit.

He discussed the Sun Valley health crisis that occurred in 1980 and stated that trends are going to require eventual hookup and the County would have the ability to plan ahead by having a plant in place when needed rather than having to start from scratch in five to ten years when an emergency occurs.

Commissioner Bradhurst stated that the comments received have indicated there would be benefit to the public, the County, and protection of State waters, and it may make sense to get ahead of a crisis situation and have the facility in place so if there is a point in the future where the nitrate level is beyond the safe drinking water standards, the County would have the ability to address it. He added that although people may be unhappy to be forced to tie into the system, the cost would be less if the system is already in place; and that the underwriter is very conservative and he feels the risk to the taxpayer is minimal and is protected by the resources that are available.

Upon recommendation of Robert Jasper, on motion by Commissioner Bradhurst, seconded by Commissioner Bond, which motion duly carried, Chairman Shaw ordered that the request to allow the bonds proposed to be issued for Cold Springs Assessment District No. 21 to be backed with the County's credit be granted.

95-783 FY 1995-96 SALARY RANGE TABLE AND AUTHORIZED POSITION TABLE - FINANCE

John MacIntyre, County Manager, responded to questions raised at yesterday's caucus.

Commissioner Bradhurst requested a list of County positions and names associated with those positions so Board members may have a

sense of who works for the various departments.

Upon recommendation of Lisa Gianoli, Finance Division, on motion by Commissioner Bond, seconded by Commissioner Mouliot, which motion duly carried, Chairman Shaw ordered that the Salary Range Table and Authorized Position Table for fiscal year 1995-96, as outlined in the agenda memorandum dated August 11, 1995, be adopted.

95-784 RESOLUTION AND INTERLOCAL AGREEMENT - PLACEMENT OF ROADWAY AND BRIDGE AT PATRICK I-80 OFF RAMP AND TRUCKEE RIVER FOR ACCESS TO INDUSTRIAL DEVELOPMENT IN STOREY COUNTY - PUBLIC WORKS

John MacIntyre, County Manager, advised that discussion was held on this item at yesterday's caucus meeting.

Dean Haymore, Storey County Building Official, reviewed their request to construct a roadway and bridge over the Truckee River at the approximate location of the Patrick I-80 off-ramp, and presented maps and an aerial photograph of the area.

Following discussion, on motion by Commissioner Mouliot, seconded by Commissioner Bond, which motion duly carried, it was ordered that the following Resolution be adopted and Chairman Shaw be authorized to execute:

RESOLUTION-AUTHORIZING PLACEMENT OF A ROADWAY IN THE APPROXIMATE LOCATION OF THE PATRICK I-80 OFF-RAMP AND A BRIDGE OVER THE TRUCKEE RIVER WITHIN THE GEOGRAPHICAL BOUNDARIES OF WASHOE COUNTY, WHICH ROADWAY AND BRIDGE ARE NECESSARY TO ACCESS CERTAIN INDUSTRIAL DEVELOPMENT IN STOREY COUNTY.

WHEREAS, Storey County has approved the development of certain industrial property in its north County area adjacent to Washoe County; and

WHEREAS, Storey County has determined that access to said industrial property is necessary via a roadway on or about the Patrick I-80 off-ramp, which roadway would include a bridge over the Truckee River in Washoe County; and

WHEREAS, the Storey County Commission has authorized short-term financing in an amount of up to One Million Seven Hundred Fifty Thousand Dollars for the construction of said roadway and bridge; and

WHEREAS, the Nevada Legislature allocated the sum of One Million Five Hundred Thousand Dollars toward the construction of said roadway and bridge; and

WHEREAS, there is a request pending before the Board of Directors of the Nevada Department of Transportation for One Million Dollars of highway funds for the construction of said roadway and bridge; and

WHEREAS, on July 6, 1995 the Washoe County Board of Adjustment approved a Special Use Permit to Storey County for the construction of said roadway and bridge which Special Use Permit was conditioned to require the Washoe County Engineer to approve the proposed right of way and improvements; and

WHEREAS, the Nevada Department of Transportation has verbally agreed to maintain said road and bridge when constructed; and

WHEREAS, bond counsel for Storey County has indicated that prior to the issuance of bonds, inter-local agreements must be in place between Storey County and Washoe County and/or the Nevada Department of Transportation; and

WHEREAS, Storey County must issue said bonds on or before September 1, 1995 and desires an indication from Washoe County as to whether it will enter into such needed inter-local agreements in the future; and

WHEREAS, Washoe County's participation via any future inter-local agreement would be limited to authorizing the location of said proposed roadway and bridge within the geographical boundaries of Washoe County;

NOW, THEREFORE, BE IT RESOLVED that the Board of Commissioners of Washoe County authorizes the location of said proposed roadway and bridge within the geographical boundaries of Washoe County;

BE IT FURTHER RESOLVED that upon approval by the Washoe County Engineer of the final right-of-way and improvements for said roadway and bridge, Washoe County staff present to the Washoe County Commission for approval such inter-local agreements as may be necessary to further the expeditious construction of said roadway and bridge;

BE IT FURTHER RESOLVED that Washoe County Commission approval of this Resolution does not imply nor bind Washoe County to any financial participation in the project or obligation beyond that stated herein;

BE IT FINALLY RESOLVED that copies of this Resolution be forwarded to Storey County and the Nevada Department of Transportation.

* * * * *

It was further ordered that the Cooperative Agreement between Washoe County and the State of Nevada, Department of Transportation, and Storey County, concerning the proposed roadway and bridge within the geographical boundaries of Washoe County needed for access to industrial property in Storey County, be approved, and Chairman Shaw be authorized to execute.

95-785 AWARD OF REQUEST FOR PROPOSAL - DROP-IN CENTER FOR HOMELESS PERSONS - CENTER STREET MISSION

John MacIntyre, County Manager, stated that the Board received comments from Mr. Jeff Church relative to issues associated with the Center Street Mission and this item.

Michael McMahon, Human Service Coordinator, commented that the community is indebted to Officer Jeff Church for his efforts during the past several years in realizing the need for an alternative place for homeless individuals as opposed to the downtown business area, parks, and the detention facility, noting that it was actually his efforts that led to the formation of the Community Homeless Project. He then reviewed background information and discussed financial issues and advised that Officer Jeff Church submitted some allegations to the County and the City of Reno in reference to the past management of funds by the Center Street Mission; that a meeting was held on May 23, 1995 to address those issues, and a synopsis of that meeting was provided for the Board's review; that City of Reno staff conducted a performance review and there were no adverse findings, since they felt that all information was submitted in a timely fashion and expenditures were within accepted limits; and that he also did an independent review of the records kept by the Center Street Mission and he was unable to find any evidence to substantiate the claims of mismanagement.

Mr. McMahon then responded to various questions of the Board and advised that the Health Consortium has developed a process whereby all contracts will have a standardized administrative process with very strict financial accounting procedures that must be followed; and that an intake form is required for every person that walks through the door, which they have found to be the most successful tracking mechanism for monitoring the numbers and level of service being provided.

Further discussion commenced regarding ADA compliance, the number of people to be served, and audit and financial issues.

Jeff Church, Vice President, Community Homeless Project, stated that he questions Mr. Lufkin's offering of a facility for 100 people and feels that the Fire Department should look at the facility; that he believes the Center Street Mission signs contracts and does not comply with them, and feels it is wrong to reward them with a new contract; that he does not think any audit has been done nor is there any intent to do an audit; that the Center Street Mission has been closed half the time they are supposed to be open and were in violation of their previous contract; and that a meeting is being put together where the parties can work out their differences, and he feels it is in the best interest of everyone to postpone this matter until these issues can be clarified.

Commissioner Mouliot expressed his disappointment that providers giving aid are fighting over turf and program costs. He stated that he supports staff's recommendation but would request that the contract require that the Center stay open 22 hours a day. Mr.

McMahon advised that this condition is contained in the contract.

Commissioner Bradhurst requested that ADA improvement requirements also be contained in the contract; and that if the current audit being conducted by the City of Reno on the previous contract is not acceptable, this contract would be null and void.

Upon inquiry of Commissioner Sims, Mr. McMahon replied that to the best of his knowledge, the allegations made by Mr. Church have not been substantiated, and he has found no discrepancies in his review and audits of the monthly reports. He advised that the Center Street Mission had relocated to its new premises two weeks prior to the time Mr. Church alleges the Center was closed, which was corroborated with staff and the Director of the Center; and that these matters are currently before the District Attorney's Office for review. Mr. Church stated that he has videos, photographs, etc. that the new facility was locked.

Upon recommendation of Michael McMahon, Human Service Coordinator, on motion by Commissioner Mouliot, seconded by Commissioner Bradhurst, which motion duly carried, it was ordered that the Request For Proposal for a Drop-in Center for homeless persons be awarded to Center Street Mission. It was further ordered that the amended contract between Washoe County and Center Street Mission containing occupant capacity requirements and ADA compliance be approved and Chairman Shaw be authorized to execute, subject to a positive audit report from the City of Reno.

Mr. MacIntyre stated that the question of whether or not the County has diligently pursued its responsibilities with regard to monitoring the activities of the Center Street Mission will be addressed and a report will be presented to the Board.

95-786 ACKNOWLEDGE FAILURE TO REACH TERMS ON PREVIOUSLY AWARDED BID AND AWARD BID FOR EXPANSION OF CENTER STREET MISSION

Michael McMahon, Human Service Coordinator, advised that this item relates to a Community Development Block Grant received in 1993 for the purpose of expanding one of the buildings that is part of the Center Street Mission's housing program; that the Board awarded the bid for the expansion on May 9, 1995 to Denny Frook Construction, but the Center Street Mission and their architect, Dolven Simpson Associates, were unable to come to terms with the contractor, and a new bid had to be published; and that the architect and the representatives from Center Street Mission have reviewed the proposals and have requested that the award be made to Bayco Construction Company.

Following discussion, upon recommendation of Michael McMahon, Human Service Coordinator, on motion by Commissioner Bradhurst, seconded by Commissioner Sims, which motion duly carried, it was ordered that the failure to reach terms in the previously awarded bid to Denny Frook Construction for expansion of the Center Street Mission be acknowledged. It was further ordered that the new bid be awarded to the low bidder, Bayco Construction, in the total amount of \$300,000, and Chairman Shaw be authorized to execute the contract document upon receipt.

It was noted that \$100,000 of the Center Street Mission Project is available through a Community Development Block Grant (CDBG 93/380) and the remainder of the funds for the project will come from the Center Street Mission.

95-787 AWARD OF CONSTRUCTION BID - SOUTHWEST POINTE WELL DRILLING - UTILITY

This was the time to consider award of construction bid, Notice to Contractors for receipt of sealed bids having been published in the Reno Gazette-Journal on July 24, 26, 28, 31, August 2, and 4, 1995 for construction of at least one production well and one exploratory well located west of Zolezzi Lane on Southwest Pointe Subdivision property. Proof was made that due and legal Notice to Bidders had been given.

Bids were received from the following vendors:

Engineer's Estimate	\$252,000.00
COMPANY	BID AMOUNT

Nevada Drilling, Inc.	\$244,046.00
Sargent Irrigation Company	\$247,176.00
Humboldt Drilling and Pump Company	\$279,972.86

John Collins, Chief Sanitary Engineer, responded to questions raised at yesterday's caucus regarding funding of the project. He advised that no General Fund subsidy would be used and the well is programmed in the Utility Enterprises Capital Budget from connection fees already collected. He then discussed water rights issues, current usage, and future projected needs for the area, and advised that the project represents the orderly expansion of facilities in accordance with the facility plan adopted by the Board of County Commissioners in 1984, which implemented a program to first develop groundwater resources to their maximum extent. He then presented a map depicting how facilities in the South Truckee Meadows are intertwined.

Commissioner Sims expressed concern that in January the Board reviewed the water resource investigation status report which contained verbiage from staff that the Southwest Truckee Meadows appears to lack water for additional development, and surface water is utilized to meet a significant portion of the existing and planned development. He stated that the Board is very concerned about this issue, and he understands the exploratory well is necessary to determine how much water is in the area.

Don Mahin, Hydrologist, Comprehensive Planning, explained that the report was looking at the demand of all approved unbuilt development being imposed on groundwater; and that there was insufficient groundwater to support all the approved master plan development, and, therefore, was looking toward using surface water. He advised that Southwest Pointe was included in that report and there is no inconsistency in using groundwater for the project, provided the surface water development takes place in the future or the Truckee River is utilized for other developments that are further out.

Following further discussion, upon recommendation of John Collins, Chief Sanitary Engineer, on motion by Commissioner Sims, seconded by Commissioner Mouliot, which motion duly carried, it was ordered that the bid for the Southwest Pointe Well Drilling be awarded to Sargent Irrigation Company, deemed the lowest responsible, responsive bidder, in the amount of \$247,176 and Chairman Shaw be authorized to execute the contract documents upon their receipt. It was further ordered that the Chief Sanitary Engineer be authorized to issue the Notice to Proceed.

It was further ordered that staff be directed to provide the Board with water resource information and a copy of the conditions for Southwest Pointe regarding water service for the development.

It was noted that Nevada Drilling was the apparent low bidder, but did not request Preferential Bidder Status; that Sargent Irrigation was within 5% of Nevada Drilling's bid and did request and prove Preferential Bidder Status, and, therefore, is deemed the lowest, responsive, responsible bidder per NRS 338.147; and that the District Attorney's Office has reviewed this process and concurs.

95-788 AWARD OF BID - SUN VALLEY PARK LANDSCAPING/IRRIGATION

This was the time to consider award of construction bid, Notice to Contractors for receipt of sealed bids having been published in the Reno Gazette-Journal on August 2 and 9, 1995 for Sun Valley Park landscaping. Proof was made that due and legal Notice to Bidders had been given.

Upon recommendation of Craig McConnell, Public Works Director, on motion by Commissioner Bradhurst, seconded by Commissioner Bond, which motion duly carried, it was ordered that the Base Bid plus Alternate I for Sun Valley Park Landscape be awarded to the sole bidder, "A" Scape by Design, in the total amount of \$78,694.20 and Chairman Shaw be authorized to execute the contract documents when presented.

It was noted that the contract will provide landscaping and a complete irrigation system for the parking area, ball fields, and community recreation facility now under construction. It was further noted that although "A" Scape by Design failed to include an

Affidavit of Non-Collusion with their bid, the District Attorney's office advised that upon review, since only one bid was received, the form could be completed subsequently and the contract awarded.

95-789 AWARD OF BID - BID NO. 1865-95 - NEC 2400 ICS TELEPHONE SWITCH - TELECOMMUNICATIONS

This was the time to consider award of bid, Notice to Bidders having been published in the Reno Gazette-Journal on July 14, 1995 for a NEC 2400 ICS Telephone Switch for the Telecommunications Division of the General Services Department. Proof was made that due and legal Notice to Bidders had been given.

Bids, copies of which were placed on file with the Clerk, were received from the following vendors:

Vision Comm. Sys. Inc.
NEC Business Comm. Sys. West

CMS Communications, Inc.; GTE Supply; Pacific States Comm., and Tessco, Inc. submitted "no-bid" responses. A Max Wire and Cable; Advanced Comm., Inc.; Advanced Concepts; Anthem Electronics, Inc.; Automation Electronic En.; Bellsouth Comm. Sys.; CMC Distributors, Inc.; Commercial Comm., Inc.; Enhanced Comm., Inc.; Enhanced Sys., Inc.; EPIC Marketing Co., Inc.; Federal Comm. Contractors, Inc.; Graybar Electric Co., Inc.; Nevada Bell; Nevada Comm. Eq. Co.; Octel Comm. Corp.; Pacific Bell Information; Southwestern Comm., Inc.; Talley Comm. Co., Inc.; Total Telecomm. Specialist; and V.T.E., American Businessphone failed to respond to the invitation to bid.

Upon recommendation of John Balentine, Purchasing and Contract Administrator, on motion by Commissioner Bradhurst, seconded by Commissioner Bond, which motion duly carried, Chairman Shaw ordered that the bid for One new NEC 2400 ICS Telephone Switch, for use by the Telecommunications Division of the General Services Department be awarded to the lowest, responsive, responsible bidder, Visions Communication Services, Inc., in the net amount of \$191,782.00.

95-790 AWARD OF BID - BID NO. 1867-95 - COOLING TOWER RETROFIT - BUILDINGS AND GROUNDS

This was the time to consider award of bid, Notice to Bidders having been published in the Reno Gazette-Journal on July 19, 1995 for a Cooling Tower Retrofit at the Washoe County Courthouse Addition on behalf of the Buildings and Grounds Division of the General Services Department. Proof was made that due and legal Notice to Bidders had been given.

Bids, copies of which were placed on file with the Clerk, were received from the following vendors:

Savage and Son, Inc.
Gardner Engineering, Inc.

Air Con Service, Inc.; Applied Metal Systems, Inc.; D.M. Morrin Company; Gardner Mechanical Services, Inc.; Gardner Plumbing; J J Mechanical, Inc.; J.W. McClenahan Company; John E. Fitzpatrick, Inc.; Mt. Rose Heating Air Conditioning; Precision Environmental Power; Preferred Service, Inc.; Ray Heating Products, Inc.; Scott Company of California; Sierra Air, Inc.; and Tempco Equipment Company, Inc. failed to respond to the invitation to bid.

Upon recommendation of John Balentine, Purchasing and Contract Administrator, on motion by Commissioner Bradhurst, seconded by Commissioner Bond, which motion duly carried, Chairman Shaw ordered that the bid for a Cooling Tower Retrofit at the Washoe County Courthouse Addition on behalf of the Buildings and Grounds Division of the General Services Department be awarded to the low bidder, Savage and Son, Inc., in the net amount of \$121,117.00. It was further ordered that the Purchasing and Contracts Administrator be authorized to execute the agreement for the work with a completion date of 12/31/95.

95-791 AWARD OF BID - BID NO. 1869-95 - FOAM REROOFING OF SPARKS LIBRARY AND HEALTH DEPARTMENT BUILDINGS - BUILDINGS GROUNDS

This was the time to consider award of bid, Notice to Bidders having been published in the Reno Gazette-Journal on July 25, 1995

for Foam Reroofing of the Sparks Library and Health Department Building on behalf of the Buildings and Grounds Division of the General Services Department. Proof was made that due and legal Notice to Bidders had been given.

Bids, copies of which were placed on file with the Clerk, were received from the following vendors:

- Alpine Roofing Co., Inc.
- Roof Crafters, Inc.
- Central Coating Co., Inc.

Mountain Foam failed to respond to the invitation to bid.

Upon recommendation of John Balentine, Purchasing and Contract Administrator, on motion by Commissioner Bradhurst, seconded by Commissioner Bond, which motion duly carried, Chairman Shaw ordered that the Bid for Foam Reroofing of the Sparks Library and Health Department Buildings on behalf of the Buildings and Grounds Division of the General Services Department be awarded to the following low bidders:

Roof Crafters, Inc.		
Bid Item #1	(Sparks Library)	\$59,250.00
Alpine Roofing Co., Inc.		
Bid Item #2	(Health Dept.)	\$47,796.00

It was further ordered that the Purchasing and Contracts Administrator be authorized to execute agreements for the work.

It was noted that Alpine Roofing Company, Inc., was the apparent low bidder for the Sparks Library and Roof Crafters the low bidder for the Health Department; that Alpine Roofing contacted the Purchasing Department immediately after the bid opening indicating they had inadvertently switched their bids for each building; that Roof Crafters has been advised of the error and is agreeable to allowing the change which will award them the higher valued job and Alpine Roofing the lower valued job; and that as no other bidders were affected, and both bidders were agreeable, there seems to be no reason not to allow this change.

95-792 AGREEMENTS - 1995 FORENSIC SUPPORT SERVICE - VARIOUS ENTITIES - SHERIFF

John MacIntyre, County Manager, provided information pursuant to questions asked at caucus regarding this item.

Upon recommendation of Richard Kirkland, Sheriff, on motion by Commissioner Bond, seconded by Commissioner Mouliot, which motion duly carried, it was ordered that the 1995 Forensic Support Service Agreements between the Washoe County Sheriff's Office and Carson City, Churchill County, Douglas County, Elko County, Eureka County, Humboldt County, Lander County, Lyon County, Mineral County, Pershing County, Storey County and White Pine County Sheriff's Offices; Elko, Fallon, Lovelock, Sparks, Winnemucca and Yerington Police Departments; Nevada Department of Motor Vehicles and Public Safety; Nevada Employment Securities Department; Nevada Highway Patrol; and Nevada State Attorney General, concerning forensic science services, be approved, and Chairman Shaw be authorized to execute the contract documents when presented.

It was noted that the fiscal impact will be \$259,134 of income that will be sent to the County's General Fund; and that the contracts have been reviewed by Risk Management, the District Attorney's Office, and Finance.

95-793 AGREEMENT - STANDARD DESIGN SPECIFICATIONS AND DETAILS FOR PARK CONSTRUCTION - PARK DEVELOPMENT GREEN BOOK - PARKS

John MacIntyre, County Manager, provided information relative to questions raised at yesterday's caucus meeting regarding this item.

Upon inquiry of Commissioner Sims, Karen Mullen, Parks and Recreation Department, advised that other park agencies have expressed

a willingness to participate in the project, which is a "Green Book" of details and specifications for park construction to include the selection, review, and adoption of standard park elements.

Upon recommendation of Gene Sullivan, Director, Parks and Recreation Department, on motion by Commissioner Bond, seconded by Commissioner Sims, which motion duly carried, it was ordered that the Contract between Washoe County and S.E.A. Inc. to prepare design specifications and details for a Park Development Green Book in the amount of \$35,260 be approved and Chairman Shaw be authorized to execute.

95-794 AGREEMENT - REGIONAL WASTEWATER FACILITIES MASTER PLAN - REGIONAL WATER MANAGEMENT AGENCY

John MacIntyre, County Manager, provided background information regarding this item.

Dave Roundtree, Regional Water Manager, advised that the presentation made at caucus yesterday was presented to the Sparks Council yesterday and will be presented to the Reno City Council this afternoon; and that additional information requested by the Board has been provided. He responded to issues raised at yesterday's caucus and stated that the proposed study is very comprehensive, representing a significant effort for the community, and will provide clear direction regarding wastewater treatment and effluent facilities that will be required to serve the general Truckee Meadows area; and that the interlocal agreement provides for a three-way equal cost sharing between the County and the two cities to be adjusted at the end of the study based on how capacity may be developed and allocated to the three entities. Mr. Roundtree then responded to questions of the Board regarding the agreement, costs, etc.

Commissioner Bradhurst stated that the previous Regional Water Supply and Quality Study cost \$1.4 million and set forth recommendations that were somewhat controversial; that the document was not approved by any of the entities, and the document data is to be used to move forward with this planning program; that he has received complaints about the \$1.4 million cost for the first project and now staff is requesting another \$1 million for this project, and it appears that several tasks to be done in the proposed project are incorporated in the previous work; and that one of the firms that did work on the first project would also be involved in this one.

He asked if there would be a duplication of work and Mr. Roundtree advised that this project will represent a significantly more detailed look at wastewater facilities, and once the process is complete it will provide clear direction to move directly into the design of facilities. He explained that the Regional Water Supply and Quality Study dealt with issues on a much broader scale and looked at the inter-relationship between water supply and wastewater treatment and flood control, and this effort will look strictly at wastewater treatment facilities but will draw from the previous study relative to water supply issues, return flow obligations, etc. and will help in the evaluation process for proposed wastewater treatment facilities. He agreed that the recommendations coming from the evaluation of the previous data were the subject of controversy, but there was no disagreement with much of the data that would be used toward this project. He noted that all these issues were discussed with the committee that developed the contract.

Commissioner Bradhurst expressed his concern and asked that caution be exercised to assure that the document not be suspect like the previous document and represent only the best thinking of the consultant without any outside influence. Mr. Roundtree commented that there is no predetermined or preconceived outcome of the study and that Carolla Engineers have done a number of master planning efforts and have an excellent reputation; that the scope of work is a direct reflection of some of the concerns raised by the Technical Advisory Committee; and that there is a steering committee that will meet on a regular basis to make sure that the study is progressing and is addressing the scope of work, and will assure that information is provided to the public, the elected officials, and the Water Planning Commission.

Commissioner Bond expressed concern about what would happen if an entity determined it was not happy with how things were going and decided to withdraw. Mr. McIntyre indicated that if an entity were to withdraw, the other two entities would absorb the cost. Commissioner Sims commented that this represents a community effort and better communications between the entities than existed a few years ago; and that the Water Planning Commission will take this study and integrate the findings and their input into a water policy for the region. Mr. MacIntyre suggested that Mr. Roundtree prepare a graphic to show the relationship between the Regional

Water Quality and Supply Study and how it provides the foundation for moving to a more detailed wastewater treatment facility study. Commissioner Mouliot stated that he feels the costs are excessive for water studies, basically the same people are doing the water study, and seven of the fourteen tasks appear to have already been done; and that until he sees that this is not payment for the same work, he does not support the recommendation.

Upon recommendation of David Roundtree, Regional Water Manager, on motion by Commissioner Bradhurst, seconded by Commissioner Sims, which motion duly carried, with Commissioners Mouliot and Bond voting "no," it was ordered that the agreement between Washoe County, the City of Reno, and the City of Sparks, and John Carolla Engineers, concerning preparation of a Regional Wastewater Facilities Master Plan, be approved and Chairman Shaw be authorized to execute.

Commissioner Bradhurst emphasized the need that this effort produce a useful document and asked that Carolla Engineers visit with the Board to discuss their process and listen to the Board's concerns.

It was noted that the full cost of the facility planning effort is \$1,050,000 which will be shared equally by the three contracting entities; that Washoe County's one-third share is \$350,000; and that at the conclusion of the study the cost will be redistributed based on the distribution of proposed additional capacity to the three participating entities.

95-795 CONTINGENCY TRANSFER - REGIONAL WASTEWATER FACILITIES MASTER PLAN

Upon recommendation of Jerry McKnight, Finance Division, on motion by Commissioner Bradhurst, seconded by Commissioner Sims, which motion duly carried, Chairman Shaw ordered that the following transfer of appropriations from the contingency account for the Regional Wastewater Facilities Master Plan be authorized:

DECREASE ACCOUNT	AMOUNT	INCREASE ACCOUNT	AMOUNT
001-1890-7328	\$350,000.00	001-160620-7140	\$350,000.00

95-796 MEMORANDUM OF UNDERSTANDING - SIERRA PACIFIC, CITY OF RENO, RENO REDEVELOPMENT AGENCY - REMEDIATION OF GROUNDWATER CONTAMINATION - POSTPONED

Upon recommendation of Dave Roundtree, Regional Water Manager, on motion by Commissioner Bradhurst, seconded by Commissioner Bond, which motion duly carried, Chairman Shaw ordered that consideration of a Memorandum of Understanding between Washoe County, Sierra Pacific Power Company, the City of Reno, and the Reno Redevelopment Agency concerning initiation of certain investigation and preliminary remediation design work pertaining to ground water contamination in the central Reno area be postponed and that staff investigate alternative actions in conjunction with all concerned parties.

* * * * *

1:00 p.m. Chairman Shaw turned the gavel over to Vice Chairman Bradhurst and left the meeting.

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95-797 BUILDING PERMIT PROCEDURES - REQUEST TO CHANGE PROCEDURES BY DAN TONNEMACHER

Dan Tonnemacher, architect and builder residing in Incline Village, addressed the Board regarding his concerns about the lengthy permitting process for getting plans approved for construction of single family dwellings at Incline Village/Crystal Bay, especially in light of the short construction season at Lake Tahoe. Mr. Tonnemacher also offered several ideas he believed would help to alleviate the problems and expressed his frustration in feeling that his voice is not being heard.

Jess Traver, County Building Official, explained the current procedures utilized in his Department and outlined goals and objectives that the County will implement to streamline the process of obtaining a building permit. Mr. Traver explained the

Industrial Relations Committee, made up of building industry professionals, which has been established to improve communications. He proposed discussing these goals in detail with the Board in a workshop setting.

Art Johnson, representing the Incline Village General Improvement District, indicated IVGID's willingness to work together with everyone on this, emphasizing that IVGID's requirements must also be considered.

Commissioner Bradhurst commented that it appears the Building Department is moving in the right direction and suggested that Mr. Tonnemacher become involved with the Industrial Relations Committee. Mr. Tonnemacher stated that he has been trying to talk to people and to be involved for the past two years without success; and he requested that the Board require this to return for consideration in a few months to determine if any progress on implementing some of the goals that would improve the situation has occurred. Commissioner Bradhurst stated that there will be a Board meeting at Incline Village in October or November where this will be on the agenda again; and that, in the meantime, the Board will have a workshop with Mr. Traver at which time Mr. Tonnemacher can also provide input.

95-798 ENGAGE JEFF LUNDAHL - REMODEL 10 KIRMAN INTO T.B. CLINIC - GENERAL SERVICES

Upon recommendation of Bud Fujii, Director, General Services Department, on motion by Commissioner Bond, seconded by Commissioner Sims, which motion duly carried, Vice Chairman Bradhurst ordered that the hiring of Jeff Lundahl, Architect, to remodel the vacant space in the 10 Kirman Avenue Building (Coroner's Office) into the Health Department's T.B. Clinic be approved.

95-799 TOLL ROAD - REDUCE SPEED LIMIT TO 35 MPH - ENGINEERING

Upon recommendation of Kimble Corbridge, Chairman, Traffic Control Committee, through Craig McConnell, Public Works Director, on motion by Commissioner Sims, seconded by Commissioner Mouliot, which motion duly carried, Vice Chairman Bradhurst ordered that the speed limit on Toll Road between Venus Avenue and Scarlet Way be reduced from 45 mph to 35 mph.

95-800 DISCUSSION - USE OF TOURIST COMMERCIAL PROPERTY - VERDI AREA PLAN - COMPUTER COMPONENT ASSEMBLY - DEVELOPMENT REVIEW

Dean Diederich, Department of Comprehensive Planning, reviewed background information and informed the Board of its options regarding a request that the Board review the determination made by Mike Harper, Director, Department of Development Review, regarding proposed land use by Franklin Ribelin on property in the Verdi Area Plan.

Madelyn Shipman, Assistant District Attorney, stated that she was surprised to see this item on the agenda and advised that her office has corresponded with Mr. Ribelin indicating they believe Mr. Harper's interpretation was reasonable and advising Mr. Ribelin that if he wishes to pursue this further, the proper procedure would be to appeal to the Board of Adjustment.

Commissioner Mouliot advised that staff might save themselves a lot of time and work if they would first check with the property owner, noting that Mr. Ribelin is leasing the property, as he believes the owner is not interested in having the zoning changed.

Vice Chairman Bradhurst directed that staff find out if the property owners are still negotiating with Mr. Ribelin and whether they would support a zoning change request; and, if so, staff is directed to assist Mr. Ribelin in following proper appeal procedures and to present this to the Verdi Citizen Advisory Board for their input.

95-801 RESOLUTION - SCENIC ROADWAY CORRIDOR STUDY PROCESS - MT. ROSE HIGHWAY - DEPARTMENT OF COMPREHENSIVE PLANNING

Dean Diederich, Department of Comprehensive Planning, provided background information and updated the Board regarding staff's progress on the direction given at the July 18, 1995, meeting concerning establishing scenic roadway corridor standards for the Mt. Rose Highway.

Commissioner Bradhurst expressed a concern that goals and objectives have not been established which should be the first thing that is done.

Commissioner Mouliot stated that it is urgent that something be started for the Mt. Rose Highway and stressed the importance of keeping everyone informed, which he believes the Citizen Advisory Boards will be able to do. Jeanne Johnson, Mt. Rose/Geiger Grade Citizen Advisory Board, apprised the Board of the meetings that have been scheduled at Galena High School to work on this and advised that she has mailed the agendas to approximately 249 residences in both her CAB and the Southwest Truckee Meadows CAB, and to the 67 people who will be affected by the study. Ms. Johnson further requested that, when necessary, one of the Deputy District Attorneys familiar with design review and land use regulations attend these meetings. In response to Commissioner Sims, Ms. Johnson related the history of how the establishment of a scenic corridor for the Mt. Rose Highway has progressed.

Commissioner Sims stated that he feels the general goals and objectives have been outlined in terms of areas that need to be protected for their aesthetic and environmental qualities. Commissioner Bradhurst stated that his fear is that the Board will be misleading the public again and that he would rather see the CAB's just get started on this and then tell the County what the citizens want. Commissioner Sims clarified that the study will not actually be done by the CAB's; that the CAB's will gather public opinion and input to determine what the citizens want which will then be relayed to staff; and that staff will then do the study if it is determined that Articles 204 and 214 of the Development Code are not enough to address the concerns.

Following further discussion, on motion by Commissioner Sims, seconded by Commissioner Mouliot, which motion duly carried, it was ordered that the following resolution be adopted and that Vice Chairman Bradhurst be authorized to execute on behalf of Washoe County:

RESOLUTION ESTABLISHING A SCENIC ROADWAY CORRIDOR STUDY PROCESS FOR THE MT. ROSE HIGHWAY

WHEREAS, The Washoe County Comprehensive Plan, Forest Area Plan and Southwest Truckee Meadows Area Plan, include policies and action programs to "Preserve the Mt. Rose Highway which offers an important scenic resource" (Policies F.1.1 and SWTM.1.1);

WHEREAS, There is an urgent need to complete a scenic roadway corridor study to establish the boundaries and qualities of the scenic resources which require further protection due to the rapid pace of development along the Mt. Rose Highway;

WHEREAS, The Washoe County Commission is concerned that a uniform and fair process is followed to conduct a Scenic Roadway Corridor Study for the Mt. Rose Highway without delay and prior to the adoption of specific regulations to be added to the Washoe County Development Code;

WHEREAS, It is the desire of the Washoe County Board of County Commissioners to immediately commence the effort to prepare the Scenic Roadway Corridor Study for the Mt. Rose Highway; and

WHEREAS, The extent of the Mt. Rose Highway Scenic Corridor shall commence at U.S. 395/South Virginia Street on the east and continue to the jurisdictional boundary of the Tahoe Regional Planning Agency on the west; now, therefore, it is hereby

RESOLVED, BY THE BOARD OF COUNTY COMMISSIONERS OF WASHOE COUNTY, NEVADA,

That the Board does hereby state the following process shall be utilized by the staff of the Washoe County Department of Comprehensive Planning, the Mt. Rose/Geiger Grade Citizen Advisory Board, the Southwest Truckee Meadows Citizen Advisory Board and the Washoe County Planning Commission in the review and adoption of a Scenic Roadway Corridor Study and related development standards for the Mt. Rose Highway: Scenic Roadway Corridor Study. A scenic roadway corridor study is an assessment of the visual quality of a scenic roadway. The purpose of such a study is to describe the character and quality of views as seen from the roadway and to identify those areas which are visible from the roadway in order to define the designated scenic roadway corridor boundaries. The adopted scenic roadway corridor study is used to identify appropriate regulatory tools and voluntary guidelines to ensure land utilization and development is compatible in character with the high quality scenic resources. A scenic roadway corridor study shall inventory, analyze and map the following:

(1) Goals and Objectives. Goals and objectives shall be established for the scenic corridor concept plan. The goals must relate to the findings of the inventory and analysis as well as public comments. Goals may include preservation and enhancement of views,

features' improvement, management of foreground views and mitigation of existing and proposed development.

(2) Landscape Character Inventory. The landscape character inventory should include, but not be limited to, the following:

- (i) Topography;
- (ii) Significant ridge lines and land forms;
- (iii) Plant communities, vegetation character and major plant masses;
- (iv) Drainage and hydrobasins;
- (v) Cultural features;
- (vi) Man-made features (i.e. quarries, clear cuts, mining, etc.); and
- (vii) Natural processes (i.e. slides, fires, floods, erosion, earthquake faults, etc.).

(3) Visual Character Inventory. The visual character inventory should include, but not be limited to, the following:

- (i) Establishment of the foreground, middle ground and background boundaries of the "seen and unseen" areas of the corridor; and
- (ii) Frequency and duration of views as seen from the roadway including photo and/or slide documentation of key views and features.

(4) Public Opinion Inventory. A public opinion inventory is a tool to determine the public perception and importance of various views, features and scenes within a roadway corridor. The public opinion inventory must include the input of landowners within the potential scenic roadway corridor boundaries as well as the opinions of the local and non-local population. The inventory should include, but not be limited to, the following:

- (i) Identification of which views and landscape features are important; and
- (ii) Identification of methods for protecting the visual quality of foreground features (i.e. architectural styles, fencing, walls and landscaping).

(5) County Comprehensive Plan Inventory. The County Comprehensive Plan inventory shall include the following:

- (i) Proposed land uses;
- (ii) Proposed roadways; and
- (iii) Proposed public facilities (i.e. schools, parks, fire stations, detention basins, etc.).

(6) Synthesis and Analysis. With the input obtained from the citizenry, an analysis is required that categorizes and prioritizes views into a hierarchy of importance for preservation and enhancement of the resource. In addition, the identification of issues that have emerged during the previous steps is also required.

(7) Scenic Corridor Concept Plan. Policies stated in the corridor concept plan shall be developed following completion of the previous steps. The policies should address, but not be limited to, the following:

- (i) Preservation and enhancement of important views;
- (ii) Management of foreground views; and
- (iii) The components of land use, circulation, open space, infrastructure, landscaping, buffering and public improvements with standards and design guidelines specific to each scenic corridor.

* * * * *

It was further ordered that staff ensure that the goals that have been established for sometime are supported by the Citizen Advisory Boards, the residents, and property owners; and that the CAB's proceed with haste.

John Slaughter provided background information and updated the Board on Washoe County's Strategic Plan for 1995 including the goals and action plans that staff has been working on. Action Team Leaders Mary Henderson, Sandy Marz, Beau Wiseman, Bob Jasper, and John Hester were present and each discussed progress on the goal that their particular team has been focusing on.

Commissioner Bradhurst suggested that the document be sent to, and comments solicited from, the other local elected officials, i.e. the Reno City Council, Sparks City Council, Washoe County School District, etc.

On motion by Commissioner Sims, seconded by Commissioner Mouliot, which motion duly carried, it was ordered that the following resolution be adopted and Vice Chairman Bradhurst authorized to execute on behalf of Washoe County:

R E S O L U T I O N

WHEREAS, a series of strategic planning workshops were held in February, 1995 by the elected and appointed department heads of Washoe County, and by the Board of County Commissioners of Washoe County, Nevada; and

WHEREAS, during the strategic planning workshops, the Board of County Commissioners of Washoe County, Nevada reviewed the Washoe County Mission Statement and Organizational Philosophy Statement; and

WHEREAS, during the strategic planning workshops, the Board of County Commissioners of Washoe County, Nevada identified seven strategic goals for Washoe County; and

WHEREAS, seven action plan teams were formed to develop plans to help Washoe County achieve its strategic goals; and

WHEREAS, the Board of County Commissioners of Washoe County, Nevada reviewed the 1995 Washoe County Strategic Plan on August 22, 1995; now, therefore let it be

RESOLVED, BY THE BOARD OF COUNTY COMMISSIONERS OF WASHOE COUNTY, NEVADA, that the Board does hereby adopt the 1995 Washoe County Strategic Plan, placed on file with the Clerk; and be it further

RESOLVED, BY THE BOARD OF COUNTY COMMISSIONERS OF WASHOE COUNTY that the Board does hereby direct staff to begin implementing the 1995 Washoe County Strategic Plan by including implementation information in the annual budget presentation process, in the annual Capital Improvement Program preparation process, and in the annual performance measurements preparation process; and be it further

RESOLVED, BY THE BOARD OF COUNTY COMMISSIONERS OF WASHOE COUNTY that the Board does hereby direct that the Washoe County Strategic Plan shall be updated bi-annually, following the election of County Commissioners, and that the Board shall be updated at least annually on progress toward implementation of the strategic plan.

95-803 STATUS REPORT - DIRECTION - IMPLEMENTATION OF SENATE BILL 489

County Manager John MacIntyre advised that there are several major tasks that need to be accomplished regarding implementation of Senate Bill 489, the new water legislation, such as adoption of ordinances, creation and appointment of the Water Planning Commission, creation of the Comprehensive Regional Water Management Plan, accounting issues, creation of Remediation Districts, and completion of the Service Area Agreement with Sierra Pacific Power Company (SPPC). He emphasized that the legislative delegation expressed a great deal of concern about the funding and how it will be utilized, stating that he believes it is critical to be very clear about that and to keep dialogue on-going with the delegation regarding evolution of the entire process. Mr. MacIntyre then briefly discussed each of the tasks outlined in the status report dated August 10, 1995.

Vice Chairman Bradhurst commented that the legislative delegation and SPPC should be copied on all future correspondence. He also stated that he has been in contact with Walt Higgins, SPPC Chief Executive Officer, regarding the Service Area Agreement; that he would like to continue those negotiations; and that he does not have a problem if it is the Board's desire to have someone else involved.

Commissioner Sims asked whether there is a deadline for completion of the service area agreement and if the legislature established any parameters or criteria for it. Mary Henderson, Government Affairs Director, responded that while there were no specific timeframes set, she would urge the Board to act as quickly as possible; and that there was a great deal of direction given on how everyone would operate until the service area agreement was completed. Commissioner Sims stated that he would like to be included in the service area negotiations because the territory line runs right through the middle of his district; and that he hopes the boundary settings will be driven by a technical review of the most efficient way of providing service for the entire region.

Commissioner Bradhurst stated that these negotiations should begin as soon as possible and that the Board should contact SPPC and initiate the proceedings. Ms. Henderson stated that she believes the legislative delegation wants to see the competition for service area, the "water wars," stopped so that when the planning processes are started, everyone is playing on a clear field. She also pointed out that as the plans progress, the service territory will probably change and that perhaps the best way to accomplish this is through interim agreements.

Legal Counsel Madelyn Shipman pointed out that the legislation is quite specific regarding the service territory agreement be completed prior to SPPC sharing all their tools, technology, etc., with the staffs who will be working on the water management plan. Ms. Henderson stated that "interim" may not be the correct term, but it should be recognized that the service territory can be changed.

Following further discussion, on motion by Commissioner Bond, seconded by Commissioner Mouliot, which motion duly carried, Vice Chairman Bradhurst ordered that the status report be accepted and staff be directed to begin implementation of the tasks identified in said report dated August 10, 1995, and placed on file with the Clerk, with a revision to Task No. 7 adding Commissioner Sims to the team that will be negotiating the Service Area Agreement with Sierra Pacific Power Company.

COMMISSIONERS COMMENTS

Commissioner Sims stated that the Design Review Committee has requested that the Board look into the problem of not being able to landscape the extension of 395 South due to the poor quality of dirt that was used to elevate the road. He requested that the County Manager put this on a future agenda as soon as possible.

Commissioner Bradhurst requested that a regular Board meeting be held in Incline Village in the near future and suggested the last meeting in October.

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There being no further business to come before the Board, the meeting adjourned at 3:50 p.m.

JAMES M. SHAW, Chairman
Washoe County Commission

ATTEST: JUDI BAILEY, County Clerk