



## South Truckee Meadows/Washoe Valley Citizens Advisory Board

DRAFT: Approval of these draft minutes, or any changes to the draft minutes, will be reflected in writing in the next meeting minutes and/or in the minutes of any future meeting where changes to these minutes are approved by the CAB. Minutes of the South Truckee Meadows/Washoe Valley Citizens Advisory Board meeting held via zoom on February 3, 2022 6 p.m.

**1. CALL TO ORDER/ DETERMINATION OF QUORUM** –Robert Dunbar called the meeting to order at 6:12 p.m. Members that were present: Robert Dunbar, Wesley Mewes, Marge Frandsen (via zoom)  
Absent: Dave Snelgrove, Tom Burkhart, Shaun O’Harra, Kimberly Rossiter,

**2. PLEDGE OF ALLEGIANCE** – The pledge was recited.

**3. GENERAL PUBLIC COMMENT** – There is no request for public comment.

### **4. APPROVAL OF THE MINUTES FOR THE MEETING OF NOVEMBER 4, 2021 (for Possible Action)**

During the approval of the Minutes title, Robert Dunbar noted correction says ‘Agenda.’ During public comment, ‘Arrowcreek’ was misspelled.

Wes Mewes moved to approve the minutes of November 4, 2021, as corrected. Robert Dunbar seconded the motion, which passed unanimously.

### **5. WASHOE COUNTY SHERIFF’S OFFICE** – General Community Update (Non-Action Item)

- Captain Solferino provided an WSCO update. He spoke about initiatives, DUI stats, and increased service calls.
- Jay Collins inquired about any plan Sheriff’s office located in South Valleys. Captain Soferino stated there is no plan for a Sheriff Station in South Valleys; he spoke about the main Parr location and field office and substation, and a satellite office in Gerlach.
- A public member inquired how many deputies are in Incline Village. Captain Solferino said they have 12 deputies; he explained the teams and schedules. He noted a grant supports two additional deputies.
- Bruce Simonian asked about eliminating the constable office at the Incline Village. County Manager’s Brown spoke about a plan to standardize procedures. The Sheriff’s office is not responsible for this change, but there is broad support from the Commissioners.

**6. OFF-LEASH DOG PILOT PROGRAM** – Andy Brown, Park Ranger, Washoe County Regional Parks and Open Space, will have an update on the “Off-Leash Dog Pilot Program”. There will be information regarding three parks, North Valleys, Lazy 5 and South Valleys. (Non-Action Item)

Rangers Andy Brown and Cecilia Walker provided a PowerPoint slideshow.

Public Comment:

Bruce Simonian asked about special events such as birthday party. Ranger Brown spoke about dynamic park usage.

Jim Brassfield asked how the clean-up program could be communicated. Ranger Walker stated it would be posted on the website and social media.

Michelle Salazar requested Whites Creek as another option for off-leash parks. She said she understood why it’s postponed. She asked the dog park be re-considered. She said there were 10 people who used the park responsibility for 18 months. We have proved to pick up after ourselves. The sports players and families would confirm we pick up after ourselves. The South Valleys is most utilized, and there is a need for it. Whites Creek could be utilized. It’s fully fenced. It’s a public park to be responsibly used. It will be nice mental support for the community. Galena Country Estates complain about traffic, safety, and clean-up. Soccer and Lacrosse already bring a lot of traffic. I hope it’s considered. Ranger Brown recommended that she get involved, gain support from the community and HOA, and attend the Parks Commission quarterly meeting.

Jim B. asked about listening to the support or concerns of the neighbors. Ranger Walker stated we want to be good neighbors. If we can come to an agreement, we can add it. We need to gather more data.

Stacy Stevenson said she loves the idea of the off-leash here, but it’s not fully fenced. There is a risk of a dog running out and getting hit. She asked if there is a possibility of getting fully fenced. Ranger Walker said no, it’s a multi-use field. Ms. Stevenson asked if there are future plans for a dog park. Ranger Brown spoke about the Master Plan, which identifies a dog park in Phase 3 of the park. Phase 3 is a priority.

County Manager Brown said we had a commissioner strategic plan workshop. The top priority and directive to staff were parks and open space. In that, dog parks upgrade facilities were a priority. Whether it's a CIP project or American Recovery Act funds from Biden Administration, the Commissioner was clear this area is a priority. Mr. Brown said you have a specific interest, let your Commissioner Bob Lucey know it's a priority. He reported that we are having issues with hoarders. Animal services has come across homes with 50 cats. It's a real problem.

**7. NEVADA STRATEGIC HIGHWAY SAFETY PLAN** – Sam Ahiamadi, P.E., HDR will present a comprehensive statewide safety plan that identifies the greatest causes of fatalities and serious injuries on Nevada roadways and provides a coordinated framework for reducing the crashes that cause fatalities and serious injuries. The topic of concern will be flashing warning lights. (Non-Action Item)

Jae Pullen and Sam Ahiamadi provided a Powerpoint slideshow.

Jay Collins asked if there are statistical evidence regarding the warning lights for the wild horses. Mr. Pullen said we learned from our mistakes; we weren't coordinating the wildlife agencies. They were placed during complaints or clean up. He said we want to make sure when we put up signs, we want to support it with data. He said we have proven through industry standards flashing beacons command respect. He said flashing lights correlate with migration patterns. Tracy Wilson, Wild Horse Connection, said we request signage; once fencing and cattle guards went it, strikes went down. She said it's a combination of warning and getting the fencing put in that took a high strike area down to zero.

**8. ENVISION WASHOE 2040** – Eric Young, Senior Planner, Community Services Department, Washoe County, will present Envision Washoe 2040. Envision Washoe 2040 is a community-driven process aimed at updating the County's Master Plan and Development Code to focus on the goals, policies, codes, and programs needed for our diverse and dynamic community to thrive in the next ten to twenty years. (Non-Action Item)

Eric Young introduced Mellissa Ruth, HDR, who provided a PowerPoint slideshow.

Jay Collins, Old Washoe Estates resident, said he attended the tour this morning, but would repeat himself to be on record. He thanked the CAB for the opportunity. He appreciates what they are trying to do with the 2040 plan. He said his experience has been the original south valleys plan in place and had some recommendations; these are only ideas and have no teeth. They are subject to the county commission on how they want to deal with them. We've experienced that if there was any issue with zoning or anything in South Valley plan, the County Commission would allow someone to do something that wasn't part of the original zoning with the use of a special use permit. When people showed up with outcry, the county neglected to listen to them. He said we sent a letter to the attorney general and did not receive a response. Without teeth, this is a waste of time. Why would we bother to set a standard that cannot be enforced?

Bob Rusk, a South Washoe Valley resident, said he has seen it happen over the years. He was present for the presentation at noon. He said he wanted to know what the planner consultants thought about the area. There were 45-50 people who attended a meeting and didn't want any changes in Washoe Valley. He said we have a large ranch on both sides of the highway, and both are primed for development. The beauty of what we have going is state water engineer needs 5 acres and underground water rights.

Eric Young said the consultants shared how beautiful it was. They were very engaged. Mellissa said she is impressed with the valley and its maintained rural character.

Robert Dunbar said he appreciated and commended an outside engineering firm was used to have an unbiased approach.

County Manager Brown said this is a very important process for the region. He said he is on the Board of EDON and Commissioner Hartung. He said we attended an economic forecast conference. They painted the forecast for this region. This region needs to find 6,000 new residences to keep up with growth. The commissioners have heard from constituents appalling. He said he lives in Wingfield springs which is 6,000 units. That is a lot. People are starting to request 'thoughtful growth.' Let's think about this. It doesn't just happen through this process; there are multiple organizations. They are well-intentioned. He said the last recession impacted this region. At what point is the growth uncontrollable. We don't have enough workforce housing. How do they find housing in the lower or middle range of the pay scale. The county took over homelessness. The single biggest issue is 40% of shelters are working poor. They are not drug addicts; they were laid off during the pandemic and found themselves on the streets. As we go forward and decide on priorities, this is a serious topic we will have to deal with.

Silia Suheada asked where the 6,000 are supposed to be built to address the influx. How many units are in the developmental stage? How many units currently have a subdivision map. Mr. Brown recommended that she visit the EDON website; he said there

is a lands bill study. He said jobs are still coming here. He said we have been doing around 5,000 a year. He said the RED District on Plumb and Virginia is 500 units. We either need to build up or out into Lyons, Storey County. It's a different experience than we have now. He said it's an opportunity to weigh in. he said the current group of commissioners are paying attention.

Jay Collins said he understands we are under affordable housing. He said there is also a lack of resources. How far do we need to go to get resources? We will be resource-limited. He said 1-acre feet of water per residence over ten years is 50,000. Where are we going to get the resources? He shared it's a lands issue; 88% of Nevada is BLM land. He said the lands bill allowed for more land to be developed in southern Nevada. City of Sparks and County is leading the way to do a lands bill in northern Nevada. He encouraged them to go one the EDON Website to learn more about the lands bill. They will run out of land for residential in 7 years; 12 years for commercial.

Jay Collins asked about running out of developable land. Eric Young spoke about developable land that doesn't have development constraints. He said there is enough water for development. He said getting rid of effluent is a challenge. The availability of land is the biggest constraint.

Bill Naylor said the population number was based on resources agreed upon by Reno, Sparks, County. We have no water. He said we get punished by restricting our use. Look at the regional plan and look at the population number. You will find you are very resource-constrained by water. Mr. Brown said there is expertise in water use in this area and developing technology.

Jay Pullen said we have a national example of overdeveloping and overusing water resources in Las Vegas. The lake is down 100+ feet; Colorado river is strained. It's oversubscribed. It's critical as we move forward that we are honest about what we want to do versus what we can do. Don't penalize the current resident's water use due to growth.

**8. WILD HORSE CONNECTION** – Coreenna Vance, Range Manager/President, Wild Horse Connection and Tracy Wilson, Wild Horse Connection, will present issues regarding the wild horse population and safety tips for you and the animals. (Non-Action Item)

Tracy Wilson provided an introduction and a PowerPoint slideshow.

In response to Maurine Collins question about round-up, Ms. Wilson spoke about herd management with \$11 million for fertility control and range management. Ms. Collins asked if they could call 911; Ms. Wilson said dispatch had the hotline number and Coreenna's number.

Coreenna Vance provided a PowerPoint presentation show.

**9. BOARD MEMBER ITEMS** — There were no items suggested or announcements.

**10. GENERAL PUBLIC COMMENT** – There were no requests for public comment.

**ADJOURNMENT** – The meeting adjourned at 8:24 p.m.