



# Sun Valley Citizen Advisory Board Meeting Agenda

October 19, 2020 at 6:00 P.M.

This meeting will be held by teleconference only.

The meeting can be accessed by using the following Zoom webinar link:

<https://us02web.zoom.us/j/83216618400>

**Accessibility.** There is no physical meeting location, therefore no members of the public will be allowed to attend in person due to concerns for public safety resulting from the COVID-19 emergency and pursuant to the Governor of Nevada's Declaration of Emergency Directive 006 Section 1 which suspends the requirement in NRS 241.023(1)(b) that there be a physical location designated for meetings of public bodies where members of the public are permitted to attend and participate. This meeting will be held by teleconference only.

The meeting can be accessed by the following Zoom webinar link:

<https://us02web.zoom.us/j/83216618400>

**Following the agenda.** All number or lettered items on this agenda are hereby designated for possible action as if the words for possible action were written next to each, except for items marked with an asterisk (\*). Items on this agenda may be taken out of order, combined with other items, discussed or voted on as a block, removed from the agenda, moved to another agenda of another later meeting as discretion by the Chairman.

**Public comment and time limits.** Public comments are welcomed during the Public Comment period for all matters, whether listed on the agenda or not, and are limited to three minutes per person or as designated by the Citizen Advisory Board Chair at the beginning of the meeting. Additionally, public comment will be heard during individually numbered items on the agenda. Public Comment. Public comment, whether on action items or general public comment, is limited to three (3) minutes per person. No action may be taken on a matter raised under general public comment until the matter is included on an agenda as an item on which action may be taken.

As required by the Governor's Declaration of Emergency Directive 006 Section 2, members of the public may submit public comment by teleconference by logging into the ZOOM webinar by accessing the following link:

<https://us02web.zoom.us/j/83216618400>

NOTE: This option will require a computer with audio and video capabilities. Additionally, public comment can be submitted via email to [washoe311@washoecounty.us](mailto:washoe311@washoecounty.us) or by leaving a voice message at: (775) 954-4664. Voice messages received will either be broadcast during the meeting or transcribed for entry into the record. The County will make reasonable efforts to include all comments received for public comment by email and voice-mail in the record. Please try to provide comments by 4:00 p.m. on October 16, 2020. Persons may not allocate unused time to other speakers.

**Forum restrictions and orderly conduct of business.** The Citizen Advisory Board is an advisory body providing community comments and recommendations to Washoe County advisory and governing boards. The presiding officer may order the removal of any person whose statement to other conduct disrupts the orderly, efficient or safe conduct of the meeting. Warning against disruptive conduct may or may not be given prior to removal. The viewpoint of a speaker will not be restricted, but reasonable restrictions may be imposed upon the time, place and manner of speech. Irrelevant and unduly repetitious statements and personal attacks which antagonize or incite others are examples of speech that may be reasonably limited.

**Responses to public comments.** The Citizen Advisory Board can deliberate or take action only if a matter has been listed on an agenda properly posted prior to the meeting. During the public comment period, speakers may address matters listed or not listed on the published agenda. The Open Meeting Law does not expressly prohibit responses to public comments by the Commission. However, responses from Citizen Advisory Board members to unlisted public comment topics could become deliberation on a matter without notice to the public. On the advice of legal counsel and to ensure the public has notice of all matters the Citizen Advisory Board will consider, Citizen Advisory Board members may choose not to respond to public comments, except to correct factual inaccuracies, ask for County staff clarification, or ask that a matter be addressed on a future meeting or district forum. CAB members may do this either during the public comment item or during the following item: "CHAIRMAN/BOARD MEMBER ITEMS"

**Posting locations.**

Pursuant to NRS 241.020, this notice has been posted online at [notice.nv.gov](http://notice.nv.gov) and [www.washoecounty.us/cab](http://www.washoecounty.us/cab). Pursuant to Section 3 of the Declaration of Emergency Directive 006 ("Directive 006"), the requirement in NRS that notice agendas be physically posted within the State of Nevada has been suspended.

**Support documentation.** Support documentation for the items on the agenda, provided to the CAB is available to members of the public by emailing [CAB@washoecounty.us](mailto:CAB@washoecounty.us) or calling 775-328-6100.

## AGENDA

**1. \*CALL TO ORDER/ DETERMINATION OF QUORUM****2. \*PLEDGE OF ALLEGIANCE**

**3. \*GENERAL PUBLIC COMMENT AND DISCUSSION THEREOF** – Limited to no more than three (3) minutes. Anyone may speak pertaining to any matter either on or off the agenda. Comments are to be addressed to the Board as a whole.

**4. APPROVAL OF AGENDA FOR THE MEETING OF OCTOBER 19, 2020 (for Possible Action)**

**5. APPROVAL OF THE MINUTES FOR THE MEETING OF JUNE 15, 2020 (NO Action – due to staffing shortages, the minutes of the June 15, 2020 meeting have not been completed. Approval of minutes will be on the next available agenda).**

**6. DEVELOPMENT PROJECTS-** The project description is provided below with links to the application or you may visit the Planning and Building Division website and select the Application Submittals page: [www.washoecounty.us/comdev](http://www.washoecounty.us/comdev)

**6.A. Tentative Subdivision Map Case Number WTM20-004 (Highland Village)** – For possible action, hearing, and discussion to approve a tentative map to allow the subdivision of 54.6 acres into a 216 lot common open space development located north of Highland Ranch Pkwy. & north of Midnight Drive. **(for Possible Action)**

- **Applicant\Property Owner:** Regal Holdings of Nevada LLC \ Charles J. Fornaro, et al
- **Location:** North of Highland Ranch Pkwy. & north of Midnight Drive
- **Assessor's Parcel Number:** 508-020-41 & 43
- **Staff:** Julee Olander, Planner, (775) 328-3627; [jolander@washoecounty.us](mailto:jolander@washoecounty.us)
- **Reviewing Body:** Tentatively scheduled for the Planning Commission on November 4, 2020

**6.B. Special Use Permit Case Number WSUP20-0014 (Red Peak West cell tower)** – For possible action, hearing, and discussion to approve a special use permit to allow the removal of an existing 15-foot-tall cellular communication tower and the construction and operation of a new 40-foot-tall cellular communication tower. **(for Possible Action)**

- **Applicant\Property Owner:** 51 Wireless, LLC attn.: Nick Targas, 4040 Bonanza Way, Loomis, CA, 95650
- **Property Owner:** Desert View Commercial Properties, LLC, attn.: Dave Metts
- **Location:** At the top of Red Peak, approximately ¼ mile southeast of the intersection of Sagehen Lane and Carolyn Way
- **Assessor's Parcel Number:** 502-250-08
- **Parcel Size:** ±12.63 acres
- **Master Plan Category:** Rural
- **Regulatory Zone:** General Rural (GR)
- **Area Plan:** Sun Valley
- **Citizen Advisory Board:** Sun Valley
- **Development Code:** Authorized in Article 324, Communication Facilities
- **Commission District:** 3 – Commissioner Jung
- **Staff:** Roger Pelham, MPA, Senior Planner [rpelham@washoecounty.us](mailto:rpelham@washoecounty.us) 328-3622
- **Reviewing Body:** Tentatively scheduled for the Board of Adjustment on December 3, 2020

**7. \*CHAIRMAN/BOARD MEMBER ITEMS-** This item is limited to announcements by CAB members. (This item is for information only and no action will be taken by the CAB).

**8. \*GENERAL PUBLIC COMMENT AND DISCUSSION THEREOF** – Limited to no more than three (3) minutes. Anyone may speak pertaining to any matter either on or off the agenda. The public are requested to submit a Request to Speak form to the Board Chairman. Comments are to be addressed to the Board as a whole.

**ADJOURNMENT**