



# East Truckee Canyon Citizen Advisory Board

## Meeting Agenda

February 7, 2018 at 6:00 P.M.

Stampmill Volunteer Fire Station

400 Stampmill Road, Wadsworth, NV 89442

**Accessibility.** Accessibility. The meeting location is accessible to the disabled. If you require special arrangements for the meeting, call the Office of the County Manager, (775) 328-2000, two working days prior to the meeting.

**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, or moved to the agenda of a later meeting at the discretion of 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. Persons are invited to submit comments in writing on the agenda items and/or attend and make comment on that item at the Citizen Advisory Board meeting. 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 governing boards. The presiding officer may order the removal of any person whose statement or 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.** 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 CAB. 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 at the Washoe County Administration Building (1001 E. Ninth Street, Bldg. A); Washoe County Courthouse (75 Court Street), Downtown Reno Library (301 S. Center St.), Sparks Justice Court (1675 East Prater Way), Stampmill Volunteer Fire Station (400 Stampmill Road), Wadsworth, NV, notice.nv.gov and online at [www.washoecounty.us/cab](http://www.washoecounty.us/cab).

**Support documentation.** Support documentation for the items on the agenda, provided to the CAB is available to members of the public at the County Manager's Office (1001 E. 9th Street, Bldg. A, 2nd Floor, Reno, Nevada), Alice McQuone, Office of the County Manager, 775-328-2722.

# AGENDA

## 1. \*CALL TO ORDER/ DETERMINATION OF QUORUM

## 2. \*PLEDGE OF ALLEGIANCE

3. \*PUBLIC COMMENT – Limited to no more than three (3) minutes. Anyone may speak pertaining to any matter either on or off the agenda. Additionally, during action items [those not marked by an asterisk (\*)], public comment will be heard on that particular item before action is taken. The public is requested to submit a “Request to Speak” form to the Board Chairman. Comments are to be addressed to the Board as a whole.

## 4. APPROVAL OF AGENDA FOR THE REGULAR MEETING OF FEBRUARY 7, 2018

## 5. APPROVAL OF THE MINUTES FOR THE MEETING OF OCTOBER 4, 2017

## 6.\*PUBLIC OFFICIAL REPORTS

6.A.\*WASHOE COUNTY COMMISSIONER UPDATE– Commissioner Hartung may be available to provide updated information on discussions and actions by the Board of County Commissioners (BCC). Commissioner Hartung can be reached at (775) 328-2007 or via email at [vhartung@washoecounty.us](mailto:vhartung@washoecounty.us) (This item is for information only and no action will be taken by the CAB.)

7. DEVELOPMENT PROJECTS- The project description is provided below with links to the application or you may visit the Planning website and select the Applications tab and then the Applications Commission District Four:

[https://www.washoecounty.us/csd/planning\\_and\\_development/index.php](https://www.washoecounty.us/csd/planning_and_development/index.php).

7.A. [Washoe County Development Code Amendment 17-0008 and Washoe County Master Plan Amendment 18-0002 and Washoe County Regulatory Zone Amendment 18-0001\( Black Rock Storage\)](#) Request for community feedback, discussion and possible action to make an advisory recommendation with potential comments on three applications by Black Rock Storage, LLC.

The three requests include:

- 1) A Development Code Amendment to Article 222 (Truckee Canyon Area) of the Washoe County Development Code (WCC Chapter 110), to allow commercial use types in the Neighborhood Commercial regulatory zone subject to a Special Use Permit, only if the proposed use does not require new municipal services.
  - 2) A Master Plan Amendment to the Truckee Canyon Area Plan to: a) To allow commercial master plan categories and commercial regulatory zones for use types that do not require new municipal services; b) To add a statement or policy restricting the commercial use types allowed to those use types that do not require municipal services; and c) To amend the existing Suburban Residential master plan designation of the subject site to Commercial Master Plan Designation.
  - 3) A Regulatory Zone Amendment to change Medium Density Suburban (MDS) zoning to Neighborhood Commercial (NC) on the subject parcel.
- **Applicant/ Property Owner:** Black Rock Storage, LLC/Vector Account, LLC
  - **Property Owner Representative:** Rubicon Design Group, LLC
  - **Location:** Interstate 80 at Exit 43 (Wadsworth); Specifically north of I-80, south of Stampmill Dr., and east of the existing TMFPD station.
  - **Assessor’s Parcel Number:** 084-291-04
  - **Staff:** Roger Pelham, Senior Planner, [rpelham@washoecounty.us](mailto:rpelham@washoecounty.us), (775) 328-3622 and Chris Bronczyk, Planner, [cbronczyk@washoecounty.us](mailto:cbronczyk@washoecounty.us), (775) 328-3612

8.\*CHAIRMAN/BOARD MEMBER ITEMS - This item is limited to announcements by CAB members.

9.\*PUBLIC COMMENT – 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