

CARSON CITY BOARD OF SUPERVISORS  
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A regularly scheduled meeting of the Carson City Board of Supervisors was held on Thursday, August 16, 2001, at the Community Center Sierra Room, 851 East William Street, Carson City, Nevada, beginning at 8:30 a.m.

PRESENT:

Ray Masayko	Mayor
Jon Plank	Supervisor, Ward 2
Robin Williamson	Supervisor, Ward 1
Pete Livermore	Supervisor, Ward 3
Richard S. Staub	Supervisor, Ward 4

STAFF PRESENT: John Berkich

	City Manager
Alan Glover	Clerk-Recorder
Al Kramer	Treasurer
William Naylor	Information Services Director
Daren Winkelman	Health Director
Cheryl Adams	Deputy Purchasing Director
Brett Windle	Project Leader/Systems Analyst
Melanie Bruketta	Deputy District Attorney
Katherine McLaughlin	Recording Secretary
Tony Baker	Safety/Loss Control Tech.
Dan Nevin	Fire Department

(B.O.S. 8/16/01 tape 1-0001)

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

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

**CITIZENS COMMENTS (1-0023)** - Tom Quigley gave the Board a packet of information. (A copy was not given to the Clerk.) The packet purportedly contained a copy of a map designating the portion of Deer Run Road which is not to be used by trucks, a copy of the resolution prohibiting heavy trucks on Deer Run Road, and a copy of Street Operations Manager John Flansberg's letter indicating his intent to allow heavy trucks to make local deliveries over it to the Lloyds Bridge area. Mr. Quigley urged the Board to override Mr. Flansberg's decision and to agendize the matter for public discussion. Mayor Masayko indicated that he had discussed the issue with Mr. Quigley and that the decision is pending. No other comments were made.

**1. APPROVAL OF MINUTES - JUNE 21, 2001 (1-0056)** - Supervisor Plank moved to approve the Minutes for the Carson City Board of Supervisors meeting of June 21, 2001. Supervisor Williamson seconded the motion. Motion carried 5-0.

**2. AGENDA MODIFICATIONS (1-0072)** - Item 4-B, a beer and wine license for the Recreation Department, was pulled.

**3. SPECIAL PRESENTATIONS (1-0079)**

**A. PRESENTATION COMMENDING JON WINTERS FOR HIS ACT OF HUMANITARIANISM** - Carson City Community Transportation General Manager Marc Reynolds introduced

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Jon Winters and explained the incident. Mayor Masayko read the commendation into the record and that Mr. Winters for using his training during the incident. Mr. Winters thanked the Board for the recognition and the training which enabled him to save the life.

**B. PRESENTATION OF THE GOVERNOR'S SENIOR SAMARITAN AWARD TO ALVIN WILLIAMS (1-0150)** - Mr. Reynolds introduced Mr. Williams' and explained his samaritan activities. Mayor Masayko thanked him for his dedicated samaritan efforts and read the award into the record. Mr. Williams thanked the Board, the Governor, and Mr. Reynolds for the recognition. He indicated that he had always participated in this type of activity and would continue to do so. He was most appreciative of the recognition.

**LIQUOR AND ENTERTAINMENT BOARD (1-0224)** - Mayor Masayko recessed the Board of Supervisors session and immediately reconvened the session as the Liquor and Entertainment Board. A quorum was present although neither the Sheriff nor his representative was present.

**4. TREASURER - Al Kramer**

**B. ACTION ON THE REACTIVATION OF A BEER AND WINE LICENSE FOR CARSON CITY RECREATION DEPARTMENT, JOEL DUNN, LIQUOR MANAGER (1-0234)** - Removed.

**A. ACTION ON AN ASSEMBLY PERMIT WITH WAIVER OF THE \$200 PERMIT FEE AND THE \$25 APPLICATION FEE FOR THE NEVADA HISPANIC SERVICES (1-00236)** - Discussion indicated that the application was for only the September 16 activities at the Pony Express Pavilion. Fred Nietz explained the activities and indicated that this is the fifth event. Discussion between the Board and Mr. Kramer explained the normal process for waiving fees. Member Williamson suggested that the policy be reviewed to determine if the process can be streamlined. She also asked that the Parks and Recreation fees be considered under this review. Mr. Kramer indicated that he would provide a report to the Board. Chairperson Masayko and Mr. Kramer described the reasons the Board had required Assembly Permits. Both agreed that this discussion could occur when the report is provided. Member Livermore moved to approve an Assembly Permit with waiver of the \$200 permit fee and the \$25 application fee for the Nevada Hispanic Services, CCMC 4.28.050. Member Plank seconded the motion. Motion carried 5-0.

Maxine Nietz invited the public to attend the Salsa y Salsa activities on Saturday, September 15, at the Brewery Arts Center and the Pony Express Pavilion on Sunday, September 16.

**BOARD OF SUPERVISORS (1-0325)** - There being no other matters for consideration, Chairperson Masayko adjourned the Liquor and Entertainment Board and immediately reconvened the Board of Supervisors session. The entire Board was present, constituting a quorum.

**5. CONSENT AGENDA (1-0328)**

**5-1. BOARD OF SUPERVISORS**

**A. ACTION ON TRI-COUNTY COALITION RESOLUTION IN HONOR AND APPRECIATION OF SENATOR LAWRENCE JACOBSEN**

**B. ACTION ON TRI-COUNTY COALITION RESOLUTION IN HONOR AND APPRECIATION OF SENATOR MARK AMODEI**

**C. ACTION ON TRI-COUNTY COALITION RESOLUTION IN HONOR AND APPRECIATION OF SPEAKER EMERITUS JOE DINI**

**D. ACTION ON TRI-COUNTY COALITION RESOLUTION IN HONOR AND APPRECIATION OF ASSEMBLYMAN LYNN HETTRICK**

**E. ACTION ON TRI-COUNTY COALITION RESOLUTION IN HONOR AND**

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**APPRECIATION OF ASSEMBLYWOMAN BONNIE PARNELL**

**F. ACTION ON TRI-COUNTY COALITION RESOLUTION IN HONOR AND APPRECIATION OF ASSEMBLYMAN GREG BROWER**

**5-2. TREASURER - ACTION ON REMOVAL OF TAXES TO THE 2001-2002 REAL PROPERTY TAX ROLL ON PARCEL NO. 8-161-31, 2508 HIGHWAY 50 EAST, DUE TO DEMOLITION OF STATE BUILDINGS AND VACATING THE PROPERTY**

**5-3. DEVELOPMENT SERVICES - UTILITIES - ACTION ON JOINT FUNDING AGREEMENT BETWEEN CARSON CITY AND THE U.S. GEOLOGICAL SURVEY (U.S.G.S.) REGARDING THE ON-GOING STREAMFLOW MONITORING PROGRAM CONDUCTED COOPERATIVELY BETWEEN THE U.S.G.S. AND THE CARSON CITY UTILITIES DEPARTMENT**

**5-4. DEVELOPMENT SERVICES - ENGINEERING - ACTION TO ACCEPT AN IMPROVEMENT AGREEMENT BETWEEN CARSON CITY AND J. S. DEVCO REGARDING THE CONSTRUCTION OF PUBLIC IMPROVEMENTS RELATED TO PUD LONG RANCH ESTATES PHASE 6, KNOWN AS A PORTION OF ASSESSOR'S PARCEL NO. 007-401-05**

**5-5. DEVELOPMENT SERVICES - CONTRACTS**

**A. ACTION ON THE AWARD OF THE MILLS PARK EAST END RENOVATION PROJECT, CONTRACT NO. 2000-176 TO BIDDER NO. 1, INTERSTATE UTILITY CONSTRUCTORS, 2551 BOEING WAY, CARSON CITY, NEVADA 89706, AS THE LOWEST RESPONSIVE AND RESPONS-**

**IBLE BIDDER PURSUANT TO THE REQUIREMENTS OF NRS CHAPTER 332, 338, 339, AND 624 FOR A CONTRACT AMOUNT OF \$336,752 AND A CONTINGENCY AMOUNT OF \$26,456 AND APPROVE THE PARKS AND RECREATION DEPARTMENT REQUEST TO ALLOCATE \$20,000 FROM THE QUALITY OF LIFE PARKS CAPITAL UNRESERVED FUND BALANCE FOR THE INSTALLATION OF ADD ALTERNATIVE NO. 1 (ITEM NO. 34) FOR EXERCISE FIT CENTER AND FUNDING FOR THE CITY TO PURCHASE THE EQUIPMENT**

**B. ACTION ON AMENDMENT NO. 3 TO THE FREEWAY RELOCATION PROJECT - PHASE 1B, CONTRACT NO. 9900-172 FOR ADDITIONAL ENGINEERING SERVICES WITH PBS&J, 5310 KIETZKE LANE, SUITE 101, RENO, NV 89511, IN THE AMOUNT OF \$79,700 AND AUTHORIZE THE CONTRACTS DIVISION TO ISSUE ADDITIONAL AMENDMENTS FOR A NOT TO EXCEED AMOUNT OF \$25,000**

**C. ACTION ON AMENDMENT NO. 1 TO STORMWATER MASTER PLAN PUBLIC PARTICIPATION, CONTRACT NO. 2000-038, FOR ADDITIONAL CONSULTING SERVICES WITH RANDY BOWLING CONSULTING, 5310 KIETZKE LANE, SUITE 204, RENO, NEVADA 89511, IN THE AMOUNT OF \$9,220.48 AND AUTHORIZE THE CONTRACTS DIVISION TO ISSUE ADDITIONAL AMENDMENTS FOR A NOT TO EXCEED AMOUNT OF \$25,000**

**D. ACTION ON AMENDMENT NO. 1 TO THE CARSON CITY FREEWAY PHASE 2 - LOMPA ACQUISITION UTILITY IMPACT STUDY, CONTRACT NO. 2000-096, FOR ADDITIONAL ENGINEERING SERVICES WITH PBS&J, 5310 KIETZKE LANE, SUITE 101, RENO, NEVADA 89511, IN THE AMOUNT OF \$15,500**

**E. ACTION TO ACCEPT THE WORK AS COMPLETE AND APPROVE THIS RELEASE OF FINAL PAYMENT ON THE US 395 MEDIAN ISLAND LANDSCAPING PROJECT, CONTRACT NO. 2000-054, AS SUBMITTED BY DEVELOPMENT SERVICES TO BENEDICT FAY LANDSCAPE CONTRACTORS, 102 MOUNTAIN VIEW DRIVE, RENO, NV 89509, FOR A FINAL PAYMENT AMOUNT OF \$800 AND ACCEPT THE CONTRACT SUMMARY AS PRESENTED**

**5-6. PURCHASING AND CONTRACTS**

**A. ACTION ON CONTRACT NO. 0102-007 WITH CDS OF NEVADA, INC., TO BE THE FISCAL YEAR 2001-2002 WORKERS' COMPENSATION CLAIMS ADMINISTRATOR AND TO PROVIDE MANAGED CARE SERVICES THROUGH JUNE 30, 2002, AT A BASE FEE FOR WORKERS COMPENSATION CLAIMS ADMINISTRATOR OF \$16,200 FOR THE FIRST 85 CLAIMS AND AN ADDITIONAL \$190 FOR EACH AND EVERY CLAIM OVER THE INITIAL 85 CLAIMS AND A FEE OF \$165 PER CLAIM FILED FOR MANAGED CARE SERVICES**

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**B. ACTION ON CONTRACT NO. 0102-035, A REQUEST FOR PROFESSIONAL SERVICES TO BE PROVIDED BY BRUNO A. BIELAT, PH.D., FOR THE POSITIVE HORIZONS PROGRAM THROUGH JUNE 30, 2002, FOR A NOT TO EXCEED COST OF \$31,832**

**C. ACTION ON CONTRACT NO. 0102-037, A REQUEST FOR THE PURCHASE OF IBM AS/400 COMPUTER HARDWARE UPGRADE WHICH INCLUDES A NEW PROCESSOR (CPU), ADDITIONAL HARD DRIVES, AND SOFTWARE FROM IBM FOR A NOT TO EXCEED COST OF \$44,125 EXEMPT FROM COMPETITIVE BIDDING**

**5-7. PERSONNEL - ACTION TO APPOINT VINCENT BAUM TO THE BOARD OF MASSAGE EXAMINERS**

**5-8. PARKS AND RECREATION - ACTION TO APPROVE AN AGREEMENT BETWEEN THE METCALF FAMILY TRUST AND CARSON CITY FOR ACCESS AND USE OF THE CARSON CITY COMMUNITY CENTER PARKING LOT AND THE OFFICE BUILDING PARKING LOT LOCATED AT 755 ROOP STREET AND OTHER MATTERS PROPERLY RELATED THERETO**

**5-9. COMMUNITY DEVELOPMENT**

**A. ACTION TO ADOPT A RESOLUTION OF INTENT EFFECTING A CHANGE OF LAND USE (Z-00/01-4) SUBMITTED BY BUILDERS ASSOCIATION OF WESTERN NEVADA (BAWN) AGENT RON KIPP, PROPERTY OWNER: BAWN, ON ONE PARCEL FROM MOBILE HOME 6,000 (MH6000) TO NEIGHBORHOOD BUSINESS (NB) ON PROPERTY LOCATED AT 806 RANDELL DRIVE, APN 9-072-01**

**B. ACTION TO APPROVE U-01/02-3 - A REQUEST FROM FIRST CHRISTIAN CHURCH TO WAIVE THE SPECIAL USE PERMIT APPLICATION FEES IN ACCORD WITH CARSON CITY MUNICIPAL CODE 18.02.039**

**5-10. ENVIRONMENTAL HEALTH - ACTION TO APPROVE AND AUTHORIZE THE MAYOR TO SIGN THE CONTRACT DEP02-010 BY AND BETWEEN THE NEVADA DIVISION OF ENVIRONMENTAL PROTECTION AND CARSON CITY THEREBY ACCEPTING \$14,478 IN FUNDING TO CONTINUE THE CITY'S PUBLIC EDUCATION PROGRAM REGARDING RECYCLING AND WASTE REDUCTION** - Contract Coordinator Justine Chambers pulled Item 5-5A for a correction. Supervisor Williamson pulled the Resolution of Commendation for Assemblywoman Bonnie Parnell so that the Board could recognize and acknowledge her efforts. Supervisor Staub noted the work staff had done on Item 5-6A and complimented them on that effort. Clerk-Recorder Alan Glover explained that resolution numbers had not been assigned to the Tri-County Resolutions. Supervisor Plank moved to approve the 20 items on the Consent Agenda as presented with the exception of Items 5-1E and 5-5A and added Resolution No. 2001-R-43 (to Item 5-9A). Supervisor Williamson seconded the motion. Motion carried 5-0.

**5-1. A. (1-0414) -** Assemblywoman Bonnie Parnell explained she had attended to support the Brewery Arts Center's request. Supervisor Williamson read the Resolution into the record. Assemblywoman Parnell accepted the resolution on behalf of the Legislators named in the resolutions and explained the joint effort undertaken to represent the region. She described and thanked Mary Walker for her role in the effort. This teamwork had been most successful during the last two legislative sessions. She also thanked the people and City staff members who had attended the legislative sessions and the Board for the recognition. Mayor Masayko indicated that the signature process would be completed before the Thank You Luncheon for the Legislators is held on August 28th. The resolutions are to be framed and distributed at that luncheon. Supervisor Williamson moved to approve the resolution for Assemblywoman Bonnie Parnell. Supervisor Plank seconded the motion. Motion carried 5-0.

**5-5. A. (1-0470) -** Contracts Coordinator Justine Chambers corrected the amount of the contingency to be \$37,956. The \$20,000 contingency also included \$850 for park equipment. Discussion ensued between Mayor Masayko, Deputy District Attorney Melanie Bruketta, and Ms. Chambers concerning the increased amount of the contingency and how the item was agendized. Ms. Chambers felt that the \$20,000 had included \$11,500 for Alternate 34. The amounts had been included in the informational packet, however, had not been added into the numbers. Mayor Masayko felt that the addition is open for public discussion even though there is an error in the addition of the figures. Further clarification by Ms. Chambers indicated that the \$20,000 contingency amount is

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coming from the unreserved ending fund balance. Mayor Masayko restated the agenda item and asked for public comments. None were given. Further clarification indicated that only the amount in the motion was to be changed. Supervisor Plank then moved to accept Development Services recommendation and award the Mills Park East End Renovation Project, Contract No. 2000-176, to Bidder No. 1, Interstate Utility Constructors, 2551 Boeing Way, Carson City, Nevada 89706, as the lowest responsive and responsible bidder pursuant to the requirements of NRS Chapter 332, 338, 339, and 624 for a contract amount of \$336,752 and a contingency amount of \$37,956 and approve the Parks and Recreation Department request to allocate \$20,000 from the Quality of Life Parks Capital Unreserved Fund Balance for the installation of Add Alternative 1, Item 34, for the Exercise Fit Center and funding for the City to purchase the equipment; budgeted allocation is still \$385,500; funding source is \$310,408 from 254-5046-452-71-39 Quality of Life, Parks Capital - Mills Park, \$20,000 254-9000-971.30 Quality of Life, Parks Capital Unreserved Fund Balance, \$52,800 515-0000-434-79-50 Sewer Capital Projects/Sewer Line Replacement as provided for in Fiscal Year 2000-2002; if approved the above referenced accounts could be decreased by \$383,208. Clarification indicated that this amount is the budgeted allocation and, therefore, is not the \$385,500. Supervisor Livermore seconded the motion. The motion was voted and carried 5-0. Supervisor Livermore noted that this is the final phase of the project and that the residents and neighbors are happy to see that part of the Park cleaned up.

**REDEVELOPMENT AUTHORITY (1-0625)** - Mayor Masayko then recessed the Board of Supervisors session and passed the gavel to Chairperson Williamson. Chairperson Williamson immediately convened the Redevelopment Authority. For Minutes of the Redevelopment Authority, see its folder.

**BOARD OF SUPERVISORS (1-1146)** - Following adjournment of the Redevelopment Authority, Mayor Masayko reconvened the Board of Supervisors session. A quorum was present as noted.

**6. REDEVELOPMENT DIRECTOR - Rob Joiner - ACTION TO RECONSIDER A REQUEST FROM THE BREWERY ARTS CENTER FOR REDEVELOPMENT FUNDING TO ASSIST IN THE PURCHASE OF THE ST. TERESA OF AVILA CHURCH, THE HENRY DAVID HOUSE, AND THE STEWART-NYE HOUSE, LOCATED AT 501 WEST KING STREET, 114 SOUTH DIVISION STREET, AND 108 NORTH MINNESOTA STREET, RESPECTIVELY, WITH THE REQUESTED TOTAL ASSISTANCE OF \$675,000 TOWARD THE PURCHASE OF THE SUBJECT PROPERTIES; AND, B. ACTION TO APPROVE A REVISED REQUEST FROM THE BREWERY ARTS CENTER FOR REDEVELOPMENT FUNDING TO ASSIST IN THE PURCHASE OF THE ST. TERESA OF AVILA CHURCH LOCATED AT 501 WEST KING STREET WITH THE REQUESTED TOTAL ASSISTANCE OF \$675,000 TOWARD PURCHASE OF THE SUBJECT PROPERTY (1-1148)** - Mayor Masayko explained his intent for his Redevelopment motion to address both Items A and B and requested similar action by the Board of Supervisors. Public comments were solicited but none given. Supervisor Williamson moved that the Board of Supervisors approve the granting of \$675,000 to the Brewery Arts Center for the purchase of the St. Teresa of Avila Church located at 501 West King Street with the requirement that the escrow instructions indicate that Carson City will be a second mortgagor on the deed for the property until the property is completely purchased. Supervisor Plank seconded the motion. Motion carried 5-0.

Mayor Masayko noted that Brewery Arts Center Executive Director McCarthy could now move forward. Mr. McCarthy thanked the Board for its support. He then noted his involvement with the Redevelopment Authority Citizens Committee. He felt that a level of vision and vitality is occurring in the downtown area of which the community should be proud. There is a lot of mixed use now occurring which he hoped that the cultural community would participate in and support. Mayor Masayko thanked him for the Brewery's commitment and the Church for its role. He wished Mr. McCarthy success.

**7. BOARD OF SUPERVISORS - NON-ACTION ITEMS - INTERNAL COMMUNICATIONS AND ADMINISTRATIVE MATTERS (1-1224)** - Supervisor Reports included the following meetings/activities: Supervisor Plank - RTC; the Change of Command Ceremony for the Community Council of the Navy League of the United States; the Nevada Railway Foundation and announced its funding raising activities on September 13

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and 14 called Planes, Trains, and Automobiles. Supervisor Williamson - her vacation; Western Nevada Development District; Organizational Development Team; Redevelopment Authority Citizens Committee; and announced her plans to speak at the Sunset Rotary Club meeting this evening. Supervisor Staub - RTC; Airport Authority; and a Chamber of Commerce mixer at the Copper Point Plaza. Mayor Masayko - Convention and Visitors Bureau; NACO, announced its annual meeting to be held in Ely, and urged the Board to attend; KPTL Station Manager Jim Buckley and Mr. Berkich which included a discussion of its programming; ribbon cutting for the Heritage Bank; State Transportation Technical Advisory Commission; a Jaycees fundraiser; Western Nevada Community College Foundation Golf Classic; RSVP Advisory Council and announced its fundraiser planned for September 25 for the Home Companion Program and its RSVP Alliance meeting scheduled for the next day; and the 4-H Leaders Council and explained the need for better communication with this group, specifically, regarding any discussions on Fuji Park. Mayor Masayko announced the Salt Lake Olympics Torch Relay Committee meeting for the 20th at 1 p.m. in the Capital Conference Room and highlighted several of its agenda items. The public was invited to attend and participate in this meeting.

**8. DISTRICT COURT II - Judge William Maddox - ACTION TO APPROVE TERRI S. ROESER, ESQ., AS SPECIAL PROSECUTOR FOR THE TWO CRIMINAL CASES, 01-00877C AND 01-00878C, RESULTING OUT OF THE GRAND JURY INVESTIGATION (1-1600)** - Discussion between the Board and Judge Maddox explained the special counsel which had been hired and its funding, and the cost of the grand jury. Its final report should be available soon. The indictments issued by the grand jury WERE DISCUSSED. Judge Maddox felt that it may be possible that both THE Bustamonte brothers will be prosecuted under the same indictment. He estimated the cost for the indictments as totalling \$30,000. Ms. Roeser should be able to expedite the cases as quickly as possible. Her fee of \$100 per hour is below her normal billing rate. She had been the prosecutor in the grand jury investigations. Normal procedures for this process and the estimated costs were discussed. The District Attorney's office had been disqualified and the Attorney General's office will prosecute the cases. Ms. Roesner's involvement was stressed throughout the discussion to indicate that her knowledge and involvement would make the process faster and less expensive. Judge Maddox felt that the only thing which may slow the process would be having a judge from Clark County preside over the hearings. Supervisor Plank moved to approve Terri S. Roeser, Esquire, as Special Prosecutor for the two criminal cases, 01-00877C and 01-00878C, resulting out of the Grand Jury investigations; fiscal impact is \$100 per hour; which, as the Judge had stated, on the outside would cost \$30,000; and the General Fund is the funding source. Supervisor Livermore seconded the motion. Discussion indicated that "not to exceed \$30,000" would be not be added. The intent is not to have the matter brought back unless "a whole lot more than \$30,000 is spent". The motion was voted and carried 5-0.

BREAK: A recess was declared at 10:15 a.m. The entire Board was present when Mayor Masayko reconvened the meeting at 10:28 a.m., constituting a quorum.

**9. FINANCE DIRECTOR - David Heath - ACTION ON A RESOLUTION CONCERNING THE FINANCING OF SANITARY SEWER PROJECTS AND WATER PROJECTS; DIRECTING THE CLERK TO NOTIFY THE CARSON CITY DEBT MANAGEMENT COMMISSION OF THE CITY'S PROPOSALS TO ISSUE GENERAL OBLIGATIONS THEREFOR; PROVIDING CERTAIN DETAILS IN CONNECTION THEREWITH; PROVIDING FOR THE REIMBURSEMENT OF EXPENDITURES FROM THE PROCEEDS OF BONDS; AND PROVIDING FOR THE EFFECTIVE DATE HEREOF (1-1802)** - Discussion indicated the bonds are to be for 15 years and are to be part of the State's January issue. Water capital improvements will be less than the proposed \$5 million and will cover two years of needs. The bonds could be paid off earlier than 15 years without penalties. Discussion noted the delay encountered by the defeasance bonds and reasons for the delay. Mr. Heath did not feel that this would occur for these bonds. Bond counsel was aware of the defeasance issues and is actively working to remedy those issues. Supervisor Williamson moved to adopt Resolution No. 2001-R-44; A RESOLUTION CONCERNING THE FINANCING OF SANITARY SEWER PROJECTS AND WATER PROJECTS; DIRECTING THE CLERK TO NOTIFY THE CARSON CITY DEBT MANAGEMENT COMMISSION OF THE CITY'S PROPOSALS TO ISSUE GENERAL OBLIGATIONS THEREFOR; PROVIDING CERTAIN DETAILS IN CONNECTION THEREWITH; PROVIDING FOR THE REIMBURSEMENT OF EXPENDITURES FROM THE PROCEEDS OF BONDS;

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AND PROVIDING FOR THE EFFECTIVE DATE HEREOF; and that right now there is no fiscal impact. Supervisor Plank seconded the motion. Motion carried 5-0.

**10. CARSON CITY COMMUNITY TRANSPORTATION (CCCT) - General Manager Marc Reynolds - STATUS REPORT ON TRANSIT OPERATIONS (1-1936)** - Public Transit Advisory Committee (PTAC) Member John Pashek, Finance Director David Heath - Mr. Reynolds used overhead slides to highlight his comments. (A copy is included in the file.) Discussion pointed out that the number of trips is fairly constant. The drivers' hours and mileage have been decreasing due to the elimination of the trips to Dayton and Jacks Valley as PRIDE now covers these areas. The passenger per hour figures are increasing. Clarification indicated that 97 percent is the bench mark for on-time performance. Discussion noted the ticket sales for the PRIDE program will commence soon. Copies of the schedules for this service were presented to the Board. Justification for having CCCT sell the tickets was based on the desire to not force people to go to different offices for both tickets.

PTAC Member Pashek expressed his belief that a lot of the community was unaware of the transit program. More public education is needed to address this problem. Discussion noted that OARC had been furnishing some rides for its clients and is also using PRIDE to meet some needs. Weekend coverage is needed, however, the current operation cannot address this need. When the City becomes an MPO, PTAC is to take over technical advisory duties for RTC. Comments felt that the report had been concise and to the point.

Supervisor Williamson thanked Member Pashek for his participation and ParaTransit for providing the buses for the tour of the freeway. Public comments were solicited but none given.

Mr. Reynolds then highlighted the condition of the vehicles report. A grant had been submitted for the FTA 5310 funds. Mayor Masayko described the contact he had had regarding the condition of the buses and acknowledged that they may need to be turned over more frequently. The funding under the 5310 program, however, is not available. Additional funds may be available when the City becomes an MPO. Mr. Reynolds pointed out the savings provided by the four new diesel buses. The City Maintenance Shop still maintains the vehicles' brakes, transmission, etc. CCCT does the preventative maintenance - oil changes, lubes, etc. - through an outside vendor. Discussion ensued on the flux in ticket sales, which Mr. Reynolds could not justify. He hoped that it may be possible by tracking the flux to forecast the changes in the future. Supervisor Staub described a program which funds the maintenance work for transmissions and major repairs. Mr. Reynolds indicated that an application had already been made for these funds.

Mr. Heath indicated that the end of the fiscal year report would fine tune the numbers. The City currently funds approximately fifty percent of the operation. He planned to analyze leasing or purchasing vehicles over time in an attempt to reduce the maintenance costs. Projections at this time indicate that the MPO will not be finalized until late next year. The excess accumulated funds should be used to upgrade the fleet. This would reduce the maintenance costs. Mayor Masayko indicated his contact with NDOT indicates that the \$300,000 figure projected for the City when it becomes an MPO appears to valid at this time. The 5310 funds will be lost at that time. He agreed that the fund balance should be used to make a seamless as possible transition at that time. It may also be time to analyze acquisition of new vehicles. PTAC should make a recommendation on the transition program. At this time additional augmentations did not appear to be needed. No formal action was required or taken.

**11. PARKS AND RECREATION** - Open Space Manager Juan Guzman

**A. ACTION TO ACCEPT THE OPEN SPACE ADVISORY COMMITTEE ANNUAL REPORT FOR THE PERIOD MAY 200 TO JUNE 2001 (1-2514)** - Open Space Advisory Committee (OSAC) Vice Chairperson Dan Jacquet - Mr. Guzman indicated that the term "flood plain" would be corrected in the newsletter before release to the public. (A copy is in the file.) The Open Space distribution of funds will also be included in it. The brochure was done in house and cost approximately \$600. Reproduction will cost approximately \$1.80 per

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copy. Last year's OSAC activities included the acquisition of three parcels--the Moffat parcel, the Bernard parcel, and a donation from the Nature Conservancy of wetlands along Lompa Lane. Vice Chairperson Jacquet thanked City staff for their assistance during the acquisition period and the Board for its support. Mayor Masayko thanked the Committee for its present and future efforts and accomplishments which are become evident. Supervisor Williamson noted her previous involvement with the Committee and complimented the members on the pamphlet. It is now necessary to learn how to manage the property. She then suggested that a Board member be appointed as a liaison to OSAC in order to ensure that the dialogue will continue. Clarification by Mr. Guzman indicated that the 77 acres in the northwest section of the City were "coming" and described the process for consideration. Comments noted that Mr. Guzman's photograph is included in the pamphlet. Supervisor Livermore vocalized his opposition to the statement that: "the Committee had advised the Board of Supervisors not to proceed with the potential relocation of Fuji Park". He then stated that his position had always been that Fuji Park is not for sale and took exception to the statement's inclusion in the pamphlet. Comments indicated the statement should have been worded more sensitively and sensibly. Supervisor Plank moved that, with the suggestions, the Board accept the Open Space Advisory Committee's annual report in brochure form for the period May 2000 to June 2001. Supervisor Williamson seconded the motion. Motion carried 5-0. Comments indicated that the concerns would be addressed before it is mass produced.

**B. ACTION TO APPROVE A RESOLUTION ACCEPTING A 17.6 ACRE WETLAND DONATION FROM THE NATURE CONSERVANCY, LOCATED WEST OF NORTH LOMPA LANE AND NORTH OF NORTHRIDGE DRIVE, APN 2-571-25 (1-2830)** - Nature Conservancy's Director of Protection for the Nevada Program Rob Scanland - Mr. Guzman's introduction included a description of the due diligence investigation conducted by OSAC to ensure that the gift would not create more problems than opportunities. He had met with the Army Corps of Engineers and discussed several potential plans for enhancing the wetlands. The management plan includes an opportunity for the School District to use it as a resource for the study of wildlife and vegetation. The wetland's health is good. The gift will allow OSAC to treat the area as open space into perpetuity. Mr. Scanland noted the time it had taken to reach this point in the process. The property had been given to the Conservancy five years ago. It was being given to Carson City and OSAC to acknowledge its open space efforts and the Initiative. He then explained the team which had worked to develop the management plan. The conservancy will serve as a consultant. He hoped that the program will develop a cooperative effort that furthers the goals of both agencies. Mayor Masayko thanked him for the support and the input. Mr. Scanland then used a map to describe the property and its surroundings including the location of a parcel which may be donated by the Northridge Subdivision. Discussion explained the location of adjacent parks. The concept is to have connectivity for the entire wetland area and provide an area similar to that found at Mono Lake with an "urban" walkway. The freeway will cut through a portion of the open space. Crossings are proposed at Northridge as part of the multi-purpose freeway path. Mayor Masayko encouraged OSAC to "keep its finger on the pulse" to ensure that trails and linkage between open spaces are provided. Supervisor Plank moved to adopt Resolution 2001-R-45 accepting a 17.6 acre wetland donation from the Nature Conservancy, located west of North Lompa and north of Northridge Drive, APN 2-571-25; fiscal impact is approximately \$5,000; the funding source is the Quality of Life Initiative - Open Space Funds; the cost of the Environmental Phase I study is \$2,500 and the cost of closing escrow is \$2,500. Supervisor Williamson seconded the motion. Motion carried 5-0.

**C. ACTION TO APPROVE THE SITE MASTER PLAN FOR THE MOFFAT PROPERTY, CALLING FOR OUTSIDE RECREATION IMPROVEMENTS SUCH AS PARKING AREAS, TRAILS, A SHADE STRUCTURE, SIGNS AND SANITARY FACILITIES WITHIN A 17 ACRE PARCEL BORDERED BY LEPIRE DRIVE TO THE NORTH, HELLS BELLS ROAD AND RATTLESNAKE MOUNTAIN TO THE SOUTH, EDMONDS DRIVE TO THE WEST, AND THE MEXICAN DITCH TO THE EAST, APN 10-023-3 (1-3138)** - Parks Planner Vern Krahn - A conceptual rendering of the plan was distributed to the Board and Clerk and described by Mr. Guzman and Mr. Krahn. (A copy is in the file.) The plan had been reviewed and supported by the Parks and Recreation Commission. Tentative plans for the southern portion of the site were also noted. A developed path from the observation point to the Mexican Ditch was not included at this time due to the desire to leave the area as open space. The public has been using this area and created a path which will remain in its current state. It will not be closed off. Roads used by vehicles will be

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closed. Restrooms had not been included in the plan but could be added if needed later. They will be "port-a-potties" similar to those used at the on River Park and not connected to water or sewer. Comments noted the comingling of efforts by the Parks and Recreation Commission and Department with those of the Open Space Advisory Committee and Manager. Funding for the project is the Open Space Funds. School District support was noted and will be handled by a different forum. The agreement regarding maintenance includes consideration for an easement which is being granted to Parks. Mr. Guzman hoped to have the hillside portion of the project under construction by the end of the year. Additional comments were solicited but none given. Supervisor Plank moved to approve the Site Master Plan for the Moffat Property calling for outside recreational improvements such as parking areas, trails, a shade structure, signs and sanitary facilities within a 17 acre parcel, Assessor's Parcel Number 10-032-3, fiscal impact is \$40,000, and the funding source is the Quality of Life Initiative - Open Space Funds. Supervisor Williamson seconded the motion. Following a request for an amendment, Supervisor Plank amended the motion to include \$6,000 for design. Supervisor Williamson concurred. The motion was voted and carried 5-0.

**12. COMMUNITY DEVELOPMENT - Senior Planner Skip Canfield - ACTION TO APPROVE S-01/02-1 - A REQUEST FROM ALEXANDER BERNHARD (PROPERTY OWNER: BERNHARD FAMILY TRUST) FOR A TENTATIVE SUBDIVISION MAP (HIDDEN MEADOW ESTATES UNIT 4) CONSISTING OF 30 SINGLE-FAMILY DWELLING UNITS ON 21.428 ACRES, LOCATED ON CARSON RIVER ROAD, 1/4 MILE SOUTH OF EAST FIFTH STREET, ON PROPERTY ZONED SINGLE FAMILY 21,000 (SF21000), PORTIONS OF APN 010-611-17 AND 010-071-28 (2-0022) - Senior Planner Skip Canfield, Open Space Manager Juan Guzman, Applicant's Representative Jack Randall, Al Bernhard -** Mr. Guzman explained that these parcels were part of the Open Space-Bernhard exchange which occurred sometime ago. The intersections will be considered by RTC during the final map phase. Concerns were expressed about having fences along Carson River Road, their potential aesthetic impact, and the line of sight for drivers accessing/egressing Camballeria Drive. The Planning Commission had expressed a similar concern. Condition 11 addresses this concern. Supervisor Livermore encouraged staff to work with the developer and create an aesthetically pleasing fence rather than a "baseball field fence". Public comments were solicited but none given.

Mr. Randall expressed a willingness to discuss extending the fence with Mr. Bernhard, who was present, if the Board desired. He felt that Condition 11 had referenced grading. Mayor Masayko indicated for the record that this is the intent of the parties. Supervisor Livermore further delineated his concerns regarding the fence and urged staff to develop a more aesthetically pleasing appearance than a solid fence and to consider the driver's line of sight. Mr. Randall then indicated that Mr. Bernhard had not planned to fence the right-of-way nor continue the fence. Mayor Masayko noted that this would allow ten different property owners to have whatever fence style they desire and that could create a mishmash.

Mr. Bernhard explained the topography along the roadway from the school property. The fence had been stopped due to drainage concerns. The lots in this area are ten to 15 feet below the road grade. Mayor Masayko then indicated that these fences along Carson River Road would not be part of the view. Mr. Bernhard had proposed a dirt berm with landscaping along Carson River Road for Hidden Meadows Unit 2. Planning had required the barrier. Clarification indicated that fences along the southern lots would be below the street level. The lots starting at number three near the school will be at street evaluations but the hillside will block the view. There is to be no access from Carson River Road. Lot 4 is away from the hill. Fences will not be along there. Mr. Bernhard used a pamphlet to describe/illustrate his statements. Mayor Masayko indicated that the four northern lots may need attention at the intersection of Carson River Road and the cul-de-sac. Mr. Bernhard assured the Board that the fence would be kept out of the view. Mayor Masayko indicated that everyone understood the requirement and that an additional condition would not be added.

Mayor Masayko then explained concerns regarding water quality and having the lots drain into the Mexican Ditch. This runoff may have to comply with EPA regulations. Mr. Randall acknowledged the concern regarding the water quality. Mayor Masayko indicated that this issue must be resolved before the final map is submitted.

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Supervisor Plank moved that the Board of Supervisors approve S-01/02-1, a request from Alexander Bernhard, property owner: Bernhard Family Trust, for a tentative subdivision map, Hidden Meadow Estates Unit 4, consisting of 30 single family dwelling units on 21.428 acres, located on Carson River Road 1/4 mile south of East Fifth Street on property zoned Single Family 21,000, SF21000, based on 11 findings and subject to 21 conditions of approval as contained in the staff report; there is no fiscal impact. He also noted that he had made the motion regarding the acquisition for Open Space/BLM and that this was not a bad omen for this project. Supervisor Livermore seconded the motion. Motion carried 5-0. (Supervisor Staub left the meeting at 12:03 p.m. A quorum was still present.)

**13. DEVELOPMENT SERVICES - UTILITIES - ACTION TO ADOPT THE CARSON CITY ENERGY STRATEGY (2-0345)** - City Manager John Berkich, Utility Operations Manager Tom Hoffert, Facilities Maintenance Superintendent Larry Nair, Sierra Pacific Major Account Executive Charlene Booth - The team members were introduced. A copy of the chronology of activities was distributed to the Board and Clerk and highlighted. (A copy is in the file.) Mr. Berkich thanked Ms. Booth and Sierra Pacific for their participation and assistance. Mayor Masayko suggested that co-generation also be considered. Mr. Nair explained the contract with Viron Services which the Board had approved in July. A walk through had indicated that an energy audit would be beneficial and could save the City money/energy. Not all of the City's buildings were included in this contract due to the magnitude of this undertaking. If this program is success, the remainder will be tackled. The City does not have to accept all of the audit recommendations. The payment and savings programs were highlighted. Their timeframes are still under discussion.

Ms. Booth distributed a packet on AB 661 to the Board and Clerk which she highlighted. (A copy is in the file.) AB 661 had included a program providing assistance to low income residents through a surcharge on the bills. Ms. Booth indicated that some agencies are excluded from the surcharge although she was unable to name them at this time. She agreed to advise the Board. She felt that the City was excluded. Mayor Masayko felt that the City should wait until the larger users have worked out the problems in the program before making a decision. Mr. Berkich pointed out the reasons for the City to join with other local governments and not overlook any opportunities provided by the Bill.

Discussion indicated that the graph on Page 11 illustrated several of the details which are still being developed. Sierra Pacific's customer costs will not be provided until June due to the need to file 180 days before its receipt. At this time Sierra Pacific is unaware of any customers having filed.

Discussion ensued on the energy strategy. Mayor Masayko felt that Item 3 under the demand side management efforts should have an established payback timeframe and that there are items which are not part of an energy service agreement. A minimal threshold also needs to be established. Those savings generated by the energy service agreements which the City finances should not be eligible until they have met the same criteria. Mr. Berkich indicated that this issue had been discussed.

Mr. Hoffert indicated that vehicle fuels are being evaluated. They had not been included due to the energy problems encountered in California and the attempt to commence addressing those problems as quickly as possible. The fuel issues will be considered as vehicle replacement occurs.

Supervisor Livermore pointed out that small businesses comprise the majority of the businesses in the community. His personal utility costs had risen 30 to 40 percent with no recourse for the recovery of those funds. Neither he nor other small businesses can qualify for assistance. Ms. Booth explained the lighting rebate program which gives a \$100 incentive for each KW saved. Energy savings should exceed the rebate. Customers interested in saving "building" energy were urged to contact her. The company provides this service gratis. The University of Nevada, Reno also works with her department and will conduct an energy audit gratis. She expressed a willingness to work with the Chambers of Commerce. The firm's energy education program was described. Supervisor Livermore encouraged her to "go to the businesses" and not require the businesses to come to her. Public comments were solicited but none given.

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Supervisor Livermore noted the "business casual dress policy". Supervisor Plank suggested that the "best practices" seminar be provided as a Chamber of Commerce function. Mr. Hoffert explained his contact with Mr. Osborne and that a couple of workshops had already been held on this topic. He also expressed a willingness to follow-up on this program and see if additional workshops are needed.

Supervisor Plank moved to adopt the Carson City energy strategy as presented. Supervisor Williamson seconded the motion. Mr. Berkich then explained that staff had met with Sierra Pacific regarding the substations. There are ongoing efforts to develop and install a comprehensive landscaping theme and upgrade at the substations. These efforts will materialize this fall. Staff was also working on a comprehensive corridor management plan. Mayor Masayko encouraged staff to not require foliage with high water requirements. Low water use plants should be considered as alternatives. Mr. Berkich felt that the commitment has been to a Xeriscape plan. The Xeriscape in Mills Park was pointed to as a successful example of this program. Mr. Hoffert indicated that the Utility plant landscaping program will soon be presented to the Board for approval which included a "natural" theme and signs explaining the plants and their maintenance requirements. The roundabout is included in this plan. The motion to adopt the energy strategy was voted and carried 4-0.

**14. DEVELOPMENT SERVICES - BUILDING AND SAFETY - DISCUSSION ON SIX MONTH REPORT ON BUILDING DEPARTMENT ENTERPRISE FUND (2-0988)** - Building Official Phil Herrington, Builders Association of Western Nevada President and One-Stop Committee Chairperson Ron Kipp - Justification for the transfer from the General Fund was provided. The first quarter is generally a slow period for construction in the community. During the second quarter construction begins to pick up improving the revenue stream. The budget had been fairly austere due to the uncertainty of the program. The savings provided in the last fiscal year needs to be rolled over into this fiscal year due to the inspection costs which will occur this fiscal year but were paid for in the last fiscal year. He then explained the graph illustrating the historical building permit activity and the current activity. The Committee has been satisfied with the operation and had requested quarterly meetings rather than monthly meetings. The seasonal fluctuation in building was discussed. Supervisor Williamson pointed out the fees increase was made in an attempt to ensure that the costs would be met. It has not been necessary to contract for an additional plan checker. Cross training between Departments has occurred and eliminated the need for several permit counters. Engineering now answers the questions for Utilities. The handout pamphlets have been upgraded. Funding is being allocated for a voice response system which will allow the public to access the plan review process 24 hours a day, seven days a week. The parameters and timeframes established when the enterprise program was developed had been met, however, customer responses sometimes delay the process. Educational efforts stressing the need for their responses have been developed. A procedural manual has also been developed and is distributed upon request. Staff is more responsive when plans are received. Communication problems which have been encountered were noted. Supervisor Williamson and Mayor Masayko asked Mr. Herrington to provide a list of measurables based upon the criteria in the original document and customer service issues. Supervisor Livermore and Mayor Masayko complimented staff on the program and provided examples illustrating the staff's efforts and willingness to work with the developers. Mr. Herrington explained a contract to evaluate the center. Mayor Masayko asked that the consultant also evaluate the need for a voice activated response system when the City is dedicating effort to the internet. Mr. Herrington felt that the system is compatible with the internet system and could issue permits and take information off the internet. A study is underway regarding accepting plans electronically as well as acceptance of credit card payments and digitizing plans.

Mr. Kipp felt that the program was working very, very well. Problems previously encountered with subdivision plans are being addressed. City Engineer Larry Warner and his staff were complimented on these efforts.

Discussion indicated that another report would be made in six months. No formal action was required or taken.

**15. BOARD OF SUPERVISORS - CONTINUATION OF NON-ACTION ITEMS - INTERNAL COMMUNICATIONS AND ADMINISTRATIVE MATTERS (2-1436)** - Supervisor Livermore reported on his activities/meetings including: Carson-Tahoe Hospital luncheon, its economic development meeting, and

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Trustees' meetings; Health Smart; Mental Health coalition; and Carson Water Subconservancy including the signing of the joint parties agreement with Alpine County. He also announced Senator Ensign's rural tour of Western Nevada on August 23; tours of the Hobart Reservoir on August 17 and 22 or 23; and his 40th wedding anniversary. The Board congratulated him. Discussion also noted a new article regarding the problems Alpine County has encountered in attempting to keep its County Commissioners. Supervisor Plank reminded the Board to look at the ward maps at the Clerk-Recorder's office and complimented Mr. Glover and his staff on their realignment efforts. Mayor Masayko directed that Mr. Glover be allowed to proceed with the maps unless a Supervisor requests they be agendized for discussion and action. Supervisor Williamson also thanked GIS Coordinator Scott Royal for his assistance.

There being no other matters for consideration, Supervisor Livermore moved to adjourn. Supervisor Williamson seconded the motion. Motion carried 5-0. Mayor Masayko adjourned the meeting at 1:15 p.m.

The Minutes of the August 16, 2001, Carson City Board of Supervisors meeting

ARE SO APPROVED ON October 4,  
2001.

/s/ \_\_\_\_\_

Ray Masayko, Mayor

ATTEST:

/s/ \_\_\_\_\_  
Alan Glover, Clerk-Recorder