

**CARSON CITY BOARD OF SUPERVISORS
MINUTES OF THE AUGUST 12, 1989 JOINT MEETING
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A joint meeting of the Carson City Historic Commission was held on August 12, 1989, at the Carson City Nugget, Conference Room C, Robinson Street at Carson Street, Carson City, NV, beginning at 9:00 A.M.

BOARD OF SUPERVISORS:	Marv Teixeira Tom Fettic Marilee Chirila Kay Bennett Ron Swirczek	Mayor Supervisor, Ward 2 Supervisor, Ward 3 Supervisor, Ward 4 Supervisor, Ward 1
PLANNING COMMISSION:	Craig Steele Tom Tatro Archie Pozzi William Mally Lee Pisiewski	Chairman Vice-Chairman
ABSENT:		
REDEVELOPMENT AUTHORITY:	Steve Hartman Nanelle Thurman Phil Marshall	Chairman Vice-Chairman
HISTORIC ARCHITECTURE REVIEW:	John Copoulos Mark Pettigrew Scott Klette Joan Wright Michael Drews Richard Wipfli	Chairman Vice-Chairman
ABSENT:		
HISTORIC COMMISSION:	Laura Adler Margaret Herleman Joseph Di Lonardo Deanne Bundy Larry Lunz Eula Loftin	
ABSENT:		
STAFF PRESENT:	Mike Rody Walter Sullivan Eric Toll Rob Joiner Sandy Danforth Bob Auer Judy Berge	Deputy City Manager Comm. Dev. Director Deputy Comm Dev. Director-Planning Senior Planner Associate Planner Deputy Dist. Atty. Recording Secretary

- 1. CALL TO ORDER:** Mayor Teixeira called the meeting to order at 9:20 A.M.
- 2. DETERMINATION OF QUORUMS IN EACH OF THE PUBLIC BODIES PRESENT:** Roll call was taken and a quorum of the Board of Supervisors, Planning Commission, and

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Redevelopment Authority were present. As noted a quorum of the Historic Architecture Review and the Historic Commission was not present, however, discussion ensued among the other Boards and Committees and is included for the record.

3. EXPLANATION OF THE WORKSHOP PROCESS: Walter Sullivan and Eric Toll welcomed the group participants, introduced Staff, and explained the workshop process.

4. SMALL GROUP WORKSHOPS TO REACH CONSENSUS ON VARIOUS GOALS AND POLICIES: Small group interaction and discussion of the Down Town Master Plan Element ensued.

5. SUMMARY PRESENTATION BY INDIVIDUAL GROUPS:

TABLE #1: Tom Fettic reported that although a general consensus was reached, there was confusion on what the down town area encompassed. The goals that would be appropriate for the Main Street area would not necessarily be appropriate for the Historic District. Goals 2, 13, 14, 17, 7, 10, and 18 were generally acceptable and more information was requested on the Carson City Convention and Visitor's Bureau. It was felt that this is a very productive exercise.

TABLE #2: Roy Filkin reported that this had been an extremely worth while discussion. It was felt that the City should provide the environment and infrastructure then the businesses can help the City to thrive. The partnership between the public and private sectors is vital. A moderate degree of control of the changes to be made should be established by a design committee of some type. We ranked the districts by the degree of restriction needed with the greatest being the Historic District then Main Street, Capitol Capitol Complex, North of Washington with Valley Park last. It was felt that the truck traffic on Carson Street should be addressed and additionally, the issue of business in private residences.

TABLE #3: (1-242) Marilee Chirila reported that her group felt that as this would effect all of Carson City more people should be present. Although, a general consensus was reached, disagreement occurred with how the Historic District should be integrated into the down town plan. We felt that specific workshops for separate problem issues should be held.

TABLE #4: Archie Pozzi reported that his group felt that the V & T Railroad has great potential and that parking is an absolute necessity. Incentive should be given to attract outside investors and a multiple use program should be established with the State for parking. It was also felt that another meeting to discuss specific key issues should be held.

Walter Sullivan polled the group as to the next meeting date. The consensus

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was to schedule the next meeting for September 9, 1989.

TABLE #5: (1-324) Ron Swirczek reported that his group had reached a general consensus and reviewed their concept of goals #2, 12, 13, 14, 17.

TABLE #6: Tom Tatro reported that his group felt that several more meetings would be needed and that it is important to reduce operating costs in the down town area and provide positive incentives to attract businesses.

TABLE #7: Jo Ann Sheerin reported that her group is in agreement with what has been previously stated, however, more discussion of the traffic problems is needed. We are supportive of the V & T Project, and feel that more regulation is needed in the down town area and that business licenses might be an appropriate enforcement tool. A summary of comments from this meeting was requested for the next meeting.

TABLE #8: Art Hannafin reported that his group felt that the emphasis of the Main Street Program should be on tourist related activities such as the V & T Project and restoration of the roundhouse. Additionally, the City administration should be centralized, although, not necessarily in the downtown area; a design review program should be established by the City and administered by an appointed Committee, not the Planning Commission.

TABLE #9: Nanelle Thurman reported that her group felt that a lot of these goals are already in place and need only be implemented. A general consensus is that historic preservation, down town revitalization, combination of private and public money and an emphasis on aesthetic and facade with blend in landscaping is needed.

TABLE #10: Laura Adler reported that her group felt that Carson City should develop it's unique profile. It was felt that the roundhouse would make a good convention center and that the joint efforts of the public and private sectors is essential.

TABLE #11: Vern Horton reported that his group generally agreed with the previous statements, however, it was felt that emphasis must be placed on the private sector involvement with the City facilitating the efforts.

TABLE #12: Larry Osborne stated that his group agreed with table #2 comments, in that the City should provide the environment in the downtown area, regulatory controls should be moderate and not restrictive to private sector development, financial incentive should be offered to encourage private sector development, the City should not be involved in duplicating services like providing visitor information to promote tourism, and the City should also sell the Civic Auditorium and City Hall.

Table #13: Steve Hartman reported that his group felt that general appearance should be considered on equal terms with the importance of providing parking. Economic revitalization would follow these activities. It was felt that the City services should be consolidated in a centralized

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location not directly in the down town area and that the area of the proposed Public Safety Building is a good location. We are in favor of a design review that is tailored for the various communities, parking is felt to be very important, the landscaping issues should be consolidated, contracted out, and placed under Main Street Program authority, and the rehabilitation of the Civic Auditorium should be encouraged. It was felt that raising the room tax is important to promotional activities, a convention center and Main Street promotional activities are needed.

TABLE #14: Janet Hartman, Deputy Commander, reported that her group felt that each of the districts should establish regulations suited for their particular area. Additionally, better enforcement of regulations is needed and the City should encourage the sale and rehabilitation of the Civic Auditorium.

Walter Sullivan thanked the group for their participation and encouraged them to be present at the September 9, 1989 meeting.

Mayor Teixeira assured the group that the process will continue and will get better. The members of the Planning Commission, Redevelopment Authority and Board of Supervisors agreed to adjourn the meeting at 12:10 P.M.

The minutes of the August 12, 1989, Carson City Historic Commission joint meeting

ARE SO APPROVED ON _____, 1989

Joseph Di Lonardo, Chairman

ATTEST: I hereby affirm that the above minutes represent a fair and accurate summary of the aforementioned meeting, and further that incorporated by reference and considered a part of the summary above are the (1) recorded proceedings; (2) the case record; (3) all documentation, notes and correspondence, maps, and graphic presentations contained in the files of the applicable projects.

Walter A. Sullivan,
Community Development Director