A special meeting of the Carson City Board of Supervisors was held on Thursday, October 27, 1988, at the Community Center Sierra Room, 851 East William Street, Carson City, Nevada, beginning at 5:15 p.m.

PRESENT:	Dan Flammer	Mayor
	Ron Swirczek	Supervisor, Ward 1
	Tom Fettic	Supervisor, Ward 2
	Marilee Chirila	Supervisor, Ward 3

STAFF PRESENT:	Alan Glover	Clerk-Recorder
	Mike Rody	Deputy City Manager
	Walt Sullivan	Community Development Director
	Charles P. Cockerill	Chief Deputy District Attorney
	Eric Toll	Deputy Community Development Director--Planning
	Dorothy Timian-Palmer	Water Engineer
	Katherine McLaughlin	Recording Secretary
	(S.B.O.S. 10/27/88 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. A tape recording of these proceedings is on file in the Clerk-Recorder's office. This tape is available for review and inspection during the normal business hours.

Mayor Flammer called the meeting to order at 5:20 p.m. by leading the Pledge of Allegiance. Roll call was taken and a quorum was present although Supervisor Scrivner was absent.

APPROVAL OF MINUTES - None.

CITIZEN COMMENTS (1-0030) - Gail Thomssen suggested that a detailed map of the City be kept in the meeting room. Supervisor Fettic agreed and expressed his feeling that a copy of the zoning map and the master plan should also be kept in the room.

COMMUNITY DEVELOPMENT DIRECTOR - Walt Sullivan and Deputy Community Development Director--Eric Toll.

A. ORAL STATUS REPORTS ON: (Copies of the status reports were given to the Board and Clerk.)

1. DESIGN REVIEW (1-0055) - Mr. Toll reviewed the status report and need for a design review ordinance. Board direction had indicated the desire to have design standards for the downtown area only. The need for a joint meeting with the Planning Commission on the proposed ordinance was discussed. The Board was urged to contact staff if they wished any changes made to the proposed ordinance. Kay Bennett suggested the meeting not be held in conjunction with a regular Board meeting.

2. DOWNTOWN MASTER PLAN (1-0249) - Mr. Sullivan requested the Board contact staff if the brief outline does not contain all the elements felt needed. The need to determine the zoning and traffic/parking issues were emphasized. The State plans and its effects were also noted. Discussion with the Board pointed out the need to evaluate the historic structures and the need for economic development of the downtown area. The downtown area would consist of approximately 80 percent of the Redevelopment area. Supervisor Swirczek requested a special meeting with the State, John Hancock and Company, Redevelopment Authority, Planning Commission, and Board of Supervisors so that a compromise on these issues could be reached.

3. DEVELOPMENT PROJECTS (1-0461) - Mr. Sullivan explained the 17 ongoing projects, number of buildable lots, and location via an area map. Ms. Timian-Palmer acknowledged for Supervisor Swirczek that she had meant with Community Development on water expansion needs created by growth.

B. GROWTH MANAGEMENT - RESOLUTION ESTABLISHING GROWTH MANAGEMENT ENTITLEMENTS FOR 1989-90 (1-0705) - Mr. Sullivan explained the Resolution, the Planning Commission's recommendation and concerns. Clarification noted that the entitlements were based on the three percent growth factor and water availability, the different water requirements and entitlements for mobile home subdivision and mobile home parks, the emergency procedure under which the Board could recall or change the entitlements, and desire to have additional limiting elements in the Resolution. Mr. Cockerill read Section 18.32.130 and explained the limiting factors. Water Engineer Timian-Palmer explained her water report and responded to Board questions concerning the water which will be needed to meet the suggested entitlements. Mr. Sullivan noted that her concerns would be incorporated in the allotment process. Ms. Timian-Palmer felt that she had provided adequate safety factors to address the entitlements, however, system improvements will be needed to meet the 1990 allotments. Mr. Cockerill stressed that the Board would reconsider the 1990 allotments in July 1990. Ms. Timian-Palmer outlined her calculations including an explanation of her safety factors and industrial fixture units. Changes in procedures now allows Ms. Timian-Palmer to review all manufacturing, industrial, and commercial uses and provide statistical figures indicating their average usage. Supervisor Fettic then moved that the Board adopt Resolution 1988-R-66, A RESOLUTION FIXING THE NUMBER OF RESIDENTIAL BUILDING PERMITS UNDER CITY'S GROWTH MANAGEMENT ORDINANCE FOR 1989 AND 1990, ESTIMATING THE NUMBER OF RESIDENTIAL NUMBER PERMITS FOR 1991 AND 1992, ESTABLISHING NUMBERS THEREIN CATEGORIES, AND OTHER MATTERS PROPERLY RELATED THERETO. Supervisor Swirczek seconded the motion. The motion was voted by roll call with the following result: Fettic - Yes; Swirczek - Yes; Chirila - Yes; and Mayor Flammer - Yes. Motion carried 4-0.

Mayor Flammer commended Ms. Timian-Palmer and Mr. Sullivan on the report.

<u>CITY MANAGER REPORTS, RESOLUTIONS, AND BOARD DIRECTIVES (1-1916) -</u> Mr. Rody explained the request to continue the Chesney Appeal of the Planning Commission recommendation to the November 17. Supervisor Scrivner had also requested the item be continued until the 17th in view of his conflict. Supervisor Fettic explained the opposition's position that it should be heard as scheduled. Discussion ensued concerning whether the Applicant and Supervisor Scrivner's requests should be honored, the deadline for considering ordinances on second reading and the controversy surrounding the request. Art Hannafin opposed continuing the matter. Mr. Cockerill restricted the conversation to the Agenda and prohibited discussion of the application. Discussion ensued at length concerning Supervisors Swirczek and Chirila's feelings that a grave injustice was being done to the Applicant. Mayor Flammer directed that the item remain on the November 3 agenda. Mr. Cockerill explained that the Board could on November 3 act on a motion to continue the matter but formal action could not be taken at this time under this heading. Following further discussion Mr. Cockerill suggested a special hearing to consider continuance on Wednesday, November 2. Clarification noted that Supervisor Scrivner was on TRPA business. Board policy concerning pulling agenda items was discussed. Due to the fact that Nevada Day is a holiday and holidays are not counted in the posting requirement, the Wednesday evening session could not be considered. Mr. Cockerill recommended this item be placed at the beginning of the Agenda for November 3 so that a ruling could be made. This would provide notice to the public. Mr. Cockerill noted that the City Manager did not have to accept his recommendation, however, recommended that the matter be agendized for Board action early in the meeting. Supervisor Swirczek requested a meeting with Mr. Cockerill to discuss the procedural ordinance.

BOARD OF SUPERVISOR REPORTS, RESOLUTIONS, AND PROCLAMATIONS (1-2668)

A. RESOLUTION SUPPORTING 1988 GENERAL ELECTION BALLOT QUESTIONS 10, 11, AND 12 - Following Mayor Flammer's introduction, Mr. Rody explained the Resolution. Supervisor Fettic moved that the Board adopt Resolution 1988-R-67, A RESOLUTION BY THE CARSON CITY BOARD OF SUPERVISOR SUPPORTING THE 1988 GENERAL ELECTION BALLOT QUESTIONS 10, 11, AND 12. Supervisor Fettic then noted the title differences and withdrew the motion. Supervisor Fettic then moved to adopt Resolution 1988-R-67, A RESOLUTION IN SUPPORT OF QUESTION 10 (18 MILLION DOLLAR BOND ISSUE FOR PUBLIC SAFETY COMPLEX), QUESTION 11 (TAX OVERRIDE FOR OPERATION AND MAINTENANCE OF PUBLIC SAFETY COMPLEX), AND QUESTION 12 (TAX OVERRIDE TO PAY FOR BASIC CITY SERVICES AND EQUIPMENT). Supervisor Swirczek seconded the motion. Supervisor Fettic then read the entire Resolution into the record. The motion to adopt Resolution No. 1988-R-67 was voted by roll call with the following result: Yes - Chirila, Swirczek, Fettic, and Mayor Flammer. No - None. Motion carried 4-0.

B. MAYOR FLAMMER (1-2972); C. SUPERVISOR SWIRCZEK (1-2975); E. SUPERVISOR CHIRILA (1-3035) - None.

D. SUPERVISOR FETTIC (1-2982) - Explained his request that the Deputy City Manager check into the parking enforcement hours and days in view of Board direction that the hours be 9 to 5 and that the Saturday enforcement be discontinued. He had been informed that they were still enforcing the old hours and days.

CITIZEN COMMENTS (1-3039) - Art Hannafin as a member of the Steering Committee on Questions 10, 11, and 12, thanked the Board for its support. Board discussion explained the previous discussion concerning the Chesney Application, i.e., that on November 3 the Board would act to continue or hear the issue shortly after the Liquor Board items. Action could not be taken before that hearing due to the posting requirements of the Open Meeting Law.

There being no other matters for consideration, Supervisor Fettic moved to adjourn. Supervisor Swirczek seconded the motion. Motion carried 4-0. Mayor Flammer adjourned the meeting at 6:50 p.m.

The Minutes of the Special October 27, 1988, Carson City Board of Supervisor meeting

ARE SO APPROVED ON____April_4_____, 1991.

_/s/_______________________________________
Marv Teixeira, Mayor

ATTEST:

_/s/_______________________________
Kiyoshi Nishikawa, Clerk-Recorder