

DRAFT MINUTES
Regular Meeting
Carson City Redevelopment Authority Citizens Committee (RACC)
Monday, June 1, 2020 • 5:30 PM
Community Center Sierra Room
851 East William Street, Carson City, Nevada

Commission Members

Chair – Ronni Hannaman	Vice Chair – Court Cardinal
Member – John Barrette	Member – Katie Bawden
Member – Angela Bullentini-Wolf	Member – Michael Smith

Staff

Lee Plemel, Community Development Director
J. Daniel Yu, Assistant District Attorney (via WebEx)
Tamar Warren, Senior Deputy Clerk

NOTE: A recording of these proceedings, the board's agenda materials, and any written comments or documentation provided to the recording secretary during the meeting are public record. These materials are on file in the Clerk-Recorder's Office, and are available for review during regular business hours.

An audio recording and the approved minutes of this meeting are available on www.Carson.org/minutes.

1. ROLL CALL AND DETERMINATION OF QUORUM

(5:32:42) – Chairperson Hannaman called the meeting to order at 5:32 p.m. Roll was called and a quorum was present.

Attendee Name	Status	Arrived
Chairperson Ronni Hannaman	Present	
Vice Chair Court Cardinal	Present	
Member John Barrette	Present	
Member Katie Bawden	Present	
Member Angela Bullentini-Wolf	Present (via WebEx)	
Member Michael Smith	Present	

2. PUBLIC COMMENTS

(5:33:18) – Chairperson Hannaman entertained public comments; however, none were forthcoming.

3. FOR POSSIBLE ACTION: APPROVAL OF MINUTES – MARCH 2, 2020

(5:33:29) – Chairperson Hannaman introduced the item and entertained corrections, changes, and/or a motion.

(5:33:38) – Member Smith moved to approve the March 2, 2020 RACC meeting minutes. The motion was seconded by Vice Chair Cardinal.

RESULT:	APPROVED (5-0-1)
MOVER:	Smith
SECONDER:	Cardinal
AYES:	Cardinal, Barrette, Bawden, Bullentini-Wolf, Smith
NAYS:	None
ABSTENTIONS:	Hannaman
ABSENT:	None

4. MEETING ITEMS:

4.A RDA-2020-0006 - FOR POSSIBLE ACTION: DISCUSSION AND POSSIBLE ACTION ON A PROPOSED RECOMMENDATION TO THE REDEVELOPMENT AUTHORITY REGARDING THE EXPENDITURE OF UP TO \$1,585,427 FROM THE FY 2021 REDEVELOPMENT REVOLVING FUND TO SUPPORT VARIOUS EVENTS, INCENTIVES AND CAPITAL IMPROVEMENT PROJECTS AS INCLUDED IN THE FY 2021 REDEVELOPMENT BUDGET AND CAPITAL IMPROVEMENT PROGRAM.

(5:34:17) – Chairperson Hannaman introduced the item. Mr. Plemel gave background and noted that the expenditures listed below were for certain recurring and previously approved and budgeted projects, programs and incentives outlined in the FY 2021 Redevelopment Revolving Fund budget and requireD the Redevelopment Authority's authorization. He reminded the Committee that they must make a recommendation to the Redevelopment Authority to approve these expenditures listed below:

- \$25,000 for arts & culture events (to be recommended for approved by the Cultural Commission)
- \$25,000 for Nevada Day
- \$15,000 for farmers market
- \$10,000 for Christmas tree lighting
- \$7,500 for July 4th fireworks
- \$300,000 for Southgate Mall and Carson Mall sales tax reimbursement incentive
- \$207,927 for Richard Campagni (auto dealer) incentive
- \$25,000 for special event street closures
- \$50,000 for the Façade Improvement Program
- \$20,000 for the Utility Extension and Sidewalk Improvement Assistance Program
- \$25,000 for South Carson Street Project initial FY 2021 landscape maintenance
- \$875,000 for downtown sidewalk, landscaping and lighting improvements

(5:43:10) – Chairperson Hannaman entertained public comments, and when none were forthcoming, a motion.

(5:43:28) – Vice Chair Cardinal moved to recommend to the Redevelopment Authority approval of the expenditure of up to \$1,585,427 from the FY 2021 Redevelopment Revolving Fund to support various events, incentives and capital improvement projects as included in the FY 2021 Redevelopment Budget and Capital Improvement Program. The motion was seconded by Member Barrette.

RESULT:	APPROVED (6-0-0)
MOVER:	Cardinal
SECONDER:	Barrette
AYES:	Hannaman, Cardinal, Barrette, Bawden, Bullentini-Wolf, Smith
NAYS:	None
ABSTENTIONS:	None
ABSENT:	None

4.B RDA-2020-0007 - FOR POSSIBLE ACTION: DISCUSSION AND POSSIBLE ACTION ON A PROPOSED RECOMMENDATION TO THE REDEVELOPMENT AUTHORITY REGARDING THE EXPENDITURE OF \$20,000 FROM THE FY 2021 REDEVELOPMENT REVOLVING FUND FOR KIT CARSON TRAIL DOWNTOWN HISTORIC TOUR MARKERS.

(5:44:05) – Chairperson Hannaman introduced the item. Mr. Plemel presented the Staff Report noting that at the March 19, 2020 Redevelopment Authority meeting the Authority had added \$20,000 to the FY 2021 Redevelopment budget to assist the Carson City Culture and Tourism Authority (CTA) in completing the markers for the downtown Kit Carson Trail Historic Self-Guided Tour, also known as the “Blue Line” tour. CTA Executive Director David Peterson and Marketing Director Lydia Bruegge presented via WebEx the agenda materials, incorporated into the record, which included a mock-up of the self-guided tour map, the funding request, and the estimated project budget.

(5:52:08) – Chairperson Hannaman inquired about the potential matching grant funds from the Nevada Division of Tourism and Mr. Peterson explained that the grant program had been eliminated due to the COVID-19 pandemic. He also anticipated the project to be completed by Nevada Day 2020. Mr. Plemel added that the existing markers had been polished and would be repurposed.

Member Smith was assured that the tour will be promoted heavily by the CTA. Chairperson Hannaman provided a correction to the map, noting that Jack’s Bar had reverted to its old name, the Bank Saloon. Chairperson Hannaman entertained public comments and when none were forthcoming, a motion.

(5:58:44) – Member Smith moved to recommend to the Redevelopment Authority approval of the expenditure of \$20,000 for Kit Carson Trail historic tour markers. The motion was seconded by Member Barrette.

RESULT:	APPROVED (6-0-0)
MOVER:	Smith
SECONDER:	Barrette
AYES:	Hannaman, Cardinal, Barrette, Bawden, Bullentini-Wolf, Smith
NAYS:	None
ABSTENTIONS:	None
ABSENT:	None

5. DISCUSSION ONLY:

a. STAFF REPORTS AND UPDATES ON MATTERS RELATING TO THE RACC.

(6:00:55) – Chairperson Hannaman introduced the item. Mr. Plemel noted that the next regular RACC meeting will be held on Monday, August 3, 2020. He did not anticipate a special meeting; however, should one be necessary, it would take place on July 6, 2020.

b. FUTURE AGENDA ITEMS FOR THE NEXT RACC MEETING.

(6:01:44) – Mr. Plemel stated that he would coordinate agendizing future CTA reports with Mr. Peterson. Chairperson Hannaman wished to discuss whether RACC should fund tourism projects at a future meeting.

c. RACC MEMBER REPORTS AND COMMENTS.

(6:02:50) – Chairperson Hannaman announced the cancellation of the July 4, 2020 fireworks and celebration, calling it “the tip of the iceberg” relating to event cancellations.

6. PUBLIC COMMENTS

(6:03:15) – Chairperson Hannaman entertained public comments; however, none were forthcoming.

7. FOR POSSIBLE ACTION: ADJOURNMENT.

(6:03:41) – Vice Chair Cardinal moved to adjourn. Member Barrette seconded the motion. Chairperson Hannaman adjourned the meeting at 6:03 p.m.

The Minutes of the June 1, 2020 Carson City Redevelopment Authority Citizens Committee are so approved this 22nd day of June, 2020.