

BOARD OF COUNTY COMMISSIONERS, WASHOE COUNTY, NEVADA

TUESDAY 5:15 P.M. JUNE 10, 1997

PRESENT:

Grant Sims, Chairman
Joanne Bond, Vice Chairman
Jim Galloway, Commissioner
Mike Mouliot, Commissioner
Jim Shaw, Commissioner

Betty Lewis, Chief Deputy County Clerk
John MacIntyre, County Manager
Madelyn Shipman, Legal Counsel

The Board met in regular session in the Commission Chambers of the Washoe County Administration Complex, 1001 East Ninth Street, Reno, Nevada. Following the pledge of allegiance to the flag of our Country, the Clerk called the roll and the Board conducted the following business:

97-579 AGENDA

In accordance with the Open Meeting Law, on motion by Commissioner Bond, seconded by Commissioner Shaw, which motion duly carried, Chairman Sims ordered that the agenda for the June 10, 1997, meeting be approved.

PUBLIC COMMENTS

Sherri Rice, Executive Director, Reno/Sparks YWCA, presented a report to the Board concerning the funds the County provided for their swimming lessons program for children in northeast Reno, stating that the "Y" "drown-proofed" 131 children this spring. She also shared letters from grateful teachers and parents, thanked the County Commissioners for their support, and warned them that she would be back next year seeking funding for the program again.

Jim Barth, Reno Men's Golf Club, requested, on behalf of the golf club's membership, that the signs displayed at the County golf courses regarding no employee tipping be removed. He also stated that they do not believe the County's 2-term limit policy for serving on boards is right. Mr. Barth further stated that the Golf Club would like to see an internal audit of the park district as they do not believe that all the money taken in by the golf courses is being spent on the golf courses.

MINUTES

On motion by Commissioner Bond, seconded by Commissioner Shaw, which motion duly carried, Chairman Sims ordered that the minutes of the regular meeting of May 13, 1997, be approved.

97-580 APPLICANT INTERVIEWS/APPOINTMENT - WASHOE COUNTY AIRPORT AUTHORITY

Chairman Sims stated that the top four candidates selected for final interview for the Washoe County Airport Authority position are John Farahi, David Funk, Lymon "Buck" Metcalf, and Frank Partlow and explained the procedure the Board would follow in interviewing these four individuals.

The candidates were then called into the Chambers one at a time and interviewed individually in alphabetical order, each being asked the same three questions.

Following discussion at the completion of the interviews, on motion by Commissioner Shaw, seconded by Commissioner Mouliot, which motion carried unanimously, John Farahi was appointed to the Washoe County Airport Authority with the term to expire July 1, 2001.

97-581 GRANT RENEWAL - FY 1997/98 NATIONAL SCHOOL BREAKFAST/LUNCH AND SPECIAL MILK PROGRAMS - JUVENILE SERVICES

Upon recommendation of Brian Mirch, Senior Administrative Analyst, Finance Division, on motion by Commissioner Shaw, seconded by Commissioner Mouliot, which motion duly carried, Chairman Sims ordered that the renewal of the grant with the Nevada School Breakfast/Lunch and special MILK programs for fiscal year 1997/98 for the Juvenile Services Department be approved.

97-582 AMENDMENT TO INTERLOCAL CONTRACT - EMERGENCY ASSISTANCE PROGRAM - STATE OF NEVADA - SOCIAL SERVICES

Pursuant to questions at Caucus, John MacIntyre, County Manager, advised that the actual reimbursement cap is \$525,400 compared to the old cap of \$350,400.

Upon recommendation of May Shelton, Director, Social Services Department, on motion by Commissioner Shaw, seconded by Commissioner Mouliot, which motion duly carried, it was ordered that the Amendment to Interlocal Contract between Washoe County and the State of Nevada Human Resources Department, Welfare Division, for the Temporary Assistance to Needy Families/Emergency Assistance (TANF/EA) Program, effective October 1, 1996 through June 30, 1997, be approved and Chairman Sims authorized to execute on behalf of Washoe County.

97-583 ADDENDUM TO SETTLEMENT AGREEMENT - MT. ROSE SERVICE COMPANY - UTILITY DIVISION

Upon recommendation of John Collins, Manager, Utility Services Division, Department of Water Resources, on motion by Commissioner Shaw, seconded by Commissioner Mouliot, which motion duly carried, it was ordered that the Addendum to Settlement Agreement dated July 26, 1994 between Washoe County and Mt. Rose Service Company, concerning the acquisition of the Mt. Rose Water System, be accepted and Chairman Sims be authorized to execute on behalf of Washoe County.

97-584 AMENDMENT NO. 1 TO AGREEMENT - NATURAL RESOURCES CONSERVATION SERVICE - FLOOD DAMAGE REPAIRS

Upon recommendation of Leonard Crowe, Water Resources Planning Manager, on motion by Commissioner Shaw, seconded by Commissioner Mouliot, which motion duly carried, it was ordered that Amendment No. 1 to Force Account Plan of Operations agreement between Washoe County and the United States Department of Agriculture, Natural Resources Conservation Service, concerning repairing damage to private properties caused by the New Years 1997 flood be approved and Chairman Sims be authorized to execute on behalf of Washoe County.

97-585 RESOLUTION FOR ACCEPTING STREETS - HEATHER SUBDIVISION

Upon recommendation of Dave Price, County Engineer, through Dave Roundtree, Public Works Director, on motion by Commissioner Shaw, seconded by Commissioner Mouliot, which motion duly carried, it was ordered that the following resolution concerning acceptance of .20 mile of streets for the Heather Subdivision located on East 4th Avenue just east of Yukon Drive in Sun Valley be adopted; that Chairman Sims be authorized to execute on behalf of Washoe County; and that it be returned to Engineering for recording:

RESOLUTION FOR ACCEPTING STREETS HEATHER SUBDIVISION, TRACT MAP NO. 2815, DOCUMENT NO. 1527451, RECORDED DECEMBER 2, 1991

WHEREAS, it is the function of the County of Washoe to operate and maintain public roads; and

WHEREAS, certain streets, or portions thereof, were offered for dedication by Tract Map No. 2815, Document No. 1527451, recorded on December 2, 1991; and

WHEREAS, said offer of dedication was rejected by the Board of County Commissioners because said roads were not constructed to County standards; and

WHEREAS, NRS 278.390 specifically provides that if at the time a final map is approved but the associated streets are rejected, the offer of dedication shall be deemed to remain open and the governing body may by resolution at any later date, and without further action by the subdivider, rescind its action and accept and open the streets for public use; and

WHEREAS, portions of said streets have recently been constructed and now meet current County standards; and

WHEREAS, said streets are necessary for public access; and

WHEREAS, the Board of Washoe County Commissioners finds that it is in the best interest of the public to accept said streets.

NOW, THEREFORE, BE IT RESOLVED by the County Commissioners of the County of Washoe, pursuant to the authority of NRS 278.390, that the streets shown on Tract Map No. 2815 are hereby accepted, and the Department of Public Works is directed to open the roads for public use and maintenance.

BE IT FURTHER RESOLVED, and hereby ordered, that the Washoe County Engineer shall record this Resolution in the office of the Washoe County Recorder.

97-586 ACCEPTANCE OF DONATION - PERSONAL COMPUTER AND ACCESSORIES - RENO RODEO ASSOCIATION VIA NEVADA YOUTH FOUNDATION

Upon recommendation of Brian Mirch, Senior Administrative Analyst, Finance Division, on motion by Commissioner Shaw, seconded by Commissioner Mouliot, which motion duly carried, Chairman Sims ordered that the donation of a personal computer and accessories at a value of \$2,357.50 from the Reno Rodeo Association through the Nevada Youth Foundation, for use at the McGee Center, be accepted with the Board's gratitude.

97-587 ACCEPTANCE OF DONATION - THREE MILITARY HUMMER UTILITY VEHICLES - SHERIFF - AND AUTHORIZATION TO EXPEND FEDERAL FORFEITURE FUNDS TO RENOVATE ONE HUMMER

Upon recommendation of Sheriff Richard Kirkland, who was present and responded to questions of the Board, on motion by Commissioner Shaw, seconded by Commissioner Mouliot, which motion duly carried, Chairman Sims ordered that the donation of the following three Hummer utility vehicles procured via military surplus at no cost to the taxpayers be accepted with the Board's gratitude:

1988	M996 Ambulance Style	VIN 045552
1988	M996 Ambulance Style	VIN 044867
1989	M998 Sedan Style	

It was further ordered that the Sheriff's Office be authorized to expend approximately \$16,500.00 of Federal Forfeiture funds to completely renovate one military surplus HUMMER for use as an off road patrol vehicle; and that Rod Hall International Hummer of Sparks be authorized to perform the work.

97-588 CORRECTION OF FACTUAL ERRORS - 1996-97 UNSECURED & 1997/98 SECURED TAX ROLLS

Upon recommendation of Tom Sokol, Assistant Chief Deputy Assessor, on motion by Commissioner Shaw, seconded by Commissioner Mouliot, which motion duly carried, it was ordered that the following Roll Change Requests, correcting factual errors on tax bills already mailed, be approved for the reasons stated thereon and mailed to the affected property owners, a copy of which has been placed on file with the Clerk.

It was further ordered that the Order on each roll change directing the Treasurer to correct the error be approved and Chairman Sims be authorized to execute on behalf of the Commission.

El Camino Resources Ltd
LDI Corporation
Lee Brothers Leasing, Inc.
Union Oil Co. of California
Union Oil Co. of California

APN/I.D. # 2/190-022
APN/I.D. # 2/191-022
APN/I.D. # 2/191-503
APN/I.D. # 007-298-13 & 2/489-704
APN/I.D. # 012-052-19 & 2/489-714

97-589 ACQUISITION OF RIGHT-OF-WAY VIA EMINENT DOMAIN - PORTIONS OF ARROW CREEK PARKWAY AND WEDGE PARKWAY - PUBLIC WORKS

Commissioner Mouliot recused himself from consideration of this item.

County Manager John MacIntyre, provided background information stating that over the last 18 months there have been at least 18 meetings with the property owners of this particular property as well as the developers and other property owners in the area; that the County made an offer for the property needed to acquire the right-of-way necessary for the construction of portions of Arrow Creek Parkway and Wedge Parkway, which was not accepted by the property owners; and that adopting this resolution will initiate eminent domain proceedings. He emphasized that this will begin a process in which the value of the property will be determined by the court system. Commissioner Galloway stated that he wanted to be sure the property owners would have some other recourse in a legal process and that it appears they do.

David Roundtree, Public Works Director, responded to Board questions advising that whatever route is chosen for this road, it would have to cross the Dorostkar property; and that the alignment chosen is the least disruptive as it follows currently existing floodplain and does not impact developability of the property. He also discussed the proposed timetable and stated that failure to gain control of the property by July 1 will only delay construction and will not place the entire project in jeopardy.

Chairman Sims stated that this road is on every master plan that he is aware of; that it appears on the Regional Transportation Commission's plans; and that the Citizen Advisory Boards in this area have formed study committees and feel that it is a critical link to addressing traffic problems. He further emphasized that it will be up to the court to determine the fair market value of the property and the Dorostkar's will have an opportunity to obtain their own appraisal to submit to the court.

Following further discussion, on motion by Commissioner Bond, seconded by Commissioner Shaw, which motion carried by a 4 to 0 vote with Commissioner Mouliot recusing himself, it was ordered that the following resolution initiating eminent domain proceedings for the acquisition of 13.96 acres of right-of-way needed for the construction of portions of Arrow Creek Parkway and Wedge Parkway be adopted and Chairman Sims be authorized to execute on behalf of Washoe County:

RESOLUTION: Authorizing condemnation proceedings for the acquisition of 13.96 acres of right of way needed for the construction of Arrow Creek Parkway and Wedge Parkway.

BE IT RESOLVED, by the Board of County Commissioners of the County of Washoe, pursuant to NRS Chapter 37:

1. That the acquisition of the right of way upon, over, across and through the real property hereinafter described is in the best interest of the general public.
2. That the construction of Arrow Creek Parkway and Wedge Parkway by securing the right of way described in item 3 below, is compatible with the greatest public good and the least private injury.
3. The Washoe County Department of Public Works, in conjunction with the Washoe County District Attorney's Office, is hereby authorized the commence and prosecute, in a court of competent jurisdiction, condemnation proceeding to enable Washoe County to acquire the right of way upon, over, across and through all of that real property situate in Washoe County, Nevada, and being more particularly described as follows:

A parcel of land situate within the south one-half of Section 20, T.18N., R.20E., MDM, more particularly described as follows:

BEGINNING at the southwest corner of said Section 20; thence S.88o52'53"E., 566.77 feet thence along the arc of a tangent 1450.00 foot radius curve to the left through a central angle of 41o09'07" a distance of 1041.44 feet; thence N.49o57'59"E., 1231.80 feet; thence N.56o48'33"E., 100.72 feet; thence N.49o57'59"E., 405.77 feet; thence along the arc of a tangent 1412.00 foot radius curve to the left through a central angle of 04o04'13" a distance of 100.31 feet; thence along the arc of a tangent 60.00 foot radius curve to the right through a central angle of 85o14'45" a distance of 89.27 feet; thence S.48o51'28"E., 3.91 feet; thence along the arc of a tangent 758.00 foot radius curve to the right through a central angle of 20o25'58" a distance of 270.32 feet; thence S.32o15'41"E., 93.88 feet; thence along the arc of a non-tangent 770.00 foot radius curve to the right from a tangent bearing S.21o26'16"E. through a central angle of 23'41'36" a distance of 318.41 feet; thence S.02o15'20"W., 968.23 feet to a point on the south line of said Section 20; thence along said south line, S.88o50'54"E., 50.01 feet; thence N.02o15'20"E., 994.11 feet; thence .61o59'54"E., 55.87 feet; thence along the arc of a non-tangent 870.00 foot radius curve to the left from a tangent bearing N.01o22'07"W. through a central angle of 20o04'09" a distance of 304.74 feet; thence N.18o31'48"W., 107.43 feet; thence along the arc of a non-tangent 882.00 foot radius curve to the left from a tangent bearing N.28o25'30"W. through a central angle of 20o25'58" a distance of 314.54 feet; thence N.48o51'28"W., 3.91 feet; thence along the arc of a tangent 60.00 feet radius curve to the right through a central angle of 85o14'45" a distance of 89.27 feet to a point of reverse curvature; thence along the arc of a tangent 1412.00 foot radius curve to the left through a central angle of 21o13'48" a distance of 523.20 feet; thence N.06o07'28"E., 46.50 feet; thence N.07o57'29"E., 172.20 feet thence along the arc of a non-tangent 1400.00 foot radius curve to the left from a tangent bearing N.06o15'02"E., through a central angle of 05o24'12" a distance of 132.03 feet; thence N.00o50'49"E., 84.81 feet to a point on the east-west centerline of said Section 0; thence along said east-west centerline, N.88o42'48"W., 100.00 feet; thence .00o50'49"W., 85.58 feet; thence along the arc of a tangent 1300.00 foot radius curve to the right through a central angle of 49o07'10" a distance of 1114.49 feet; thence S.49o57'59"W., 1737.57 feet; thence along the arc of a tangent 1350.00 foot radius curve to the right through a central angle of 41o09'07" a distance of 969.62 feet; thence .88o52'53"W., 567.71 feet to a point on the west line of said Section 20; thence along said west line, S.00o34'46"W., 100.00 feet to the POINT OF BEGINNING. Containing 13.96 acres, more or less.

Basis of bearings is Parcel map 3086.

5. The Washoe County District Attorney's Office is hereby authorized to apply to said court in accordance with the provisions of N.R.S. 37.100 for an order permitting the Washoe County Department of Public Works to occupy and use said real property as may be necessary for the construction of public utilities prior to entry of judgment.

97-590 RESOLUTION OF INTENT- PROPOSING THE ISSUANCE OF AND AUTHORIZING THE PUBLICATION OF NOTICES - GOLF COURSE BONDS

John MacIntyre, County Manager, noted that everyone should have received a new Page 1 of the resolution as the original copy had a typographical error on it in the fifth "Whereas" paragraph where it stated \$12,000,000 instead of \$3,000,000.

Jim Barth, Reno Men's Golf Club, stated that their group believes that \$3,000,000 is too much and that they think the whole issue should be re-evaluated.

Mr. MacIntyre presented the history and background information leading up to this decision and cited the necessary improvements and costs for same that will be accomplished through this project. He stated that the County Finance Division has studied this thoroughly and that the County's financial advisors, Howarth and Associates who are extremely conservative, have also reviewed the proforma; and that they have concluded that there will be sufficient golf revenues to do the work and retire the bonds. Mr. MacIntyre also advised that the proposed improvements are desperately needed to keep the current standards at the courses and keep them decent, affordable golf courses for the citizens of Washoe County.

On motion by Commissioner Galloway, seconded by Commissioner Bond, which motion duly carried, it was ordered that the following resolution be adopted and Chairman Sims be authorized to execute on behalf of Washoe County:

A RESOLUTION OF INTENT, PROPOSING THE ISSUANCE OF, AND AUTHORIZING THE PUBLICATION OF NOTICES RELATING TO GENERAL OBLIGATION (LIMITED TAX) GOLF COURSE BONDS (ADDITIONALLY SECURED BY PLEDGED REVENUES) SERIES 1997 FOR THE PURPOSE OF FINANCING GOLF COURSE FACILITIES FOR THE COUNTY; PROVIDING THE MANNER, FORM AND CONTENTS OF THE NOTICE THEREOF; RATIFYING ACTION HERETOFORE TAKEN NOT INCONSISTENT HEREWITH; PROVIDING OTHER MATTERS PROPERLY RELATED THERETO; AND PROVIDING THE EFFECTIVE DATE HEREOF.

WHEREAS, Washoe County in the State of Nevada (the "County" and the "State", respectively) is a county duly organized and created under the provisions of Nevada Revised Statutes ("NRS") Section 243.340; and

WHEREAS, the County now owns and operates a municipal golf course (the "Golf Course"); and

WHEREAS, the Board of County Commissioners of the County (the "Board") has determined and hereby declares that the public interest, health and welfare necessitates acquiring, improving, equipping, operating and maintaining a park project, including, but not limited to, real property, facilities and equipment for golf course facilities and all appurtenances and incidentals necessary, useful or desirable for such facilities within the County (the "Project"); and

WHEREAS, pursuant to NRS 244A.011 through 244A.065, inclusive, and pursuant to chapter 350 of NRS and all laws amendatory thereof which includes the Local Government Securities Laws, being 350.500 through 350.720, NRS, and all laws amendatory thereof, the County is authorized to borrow money and to issue general obligation bonds of the County for the purpose of defraying wholly or in part the cost of the Project; and

WHEREAS, the Board proposes to issue up to \$3,000,000 of general obligation bonds of the County (the "Bonds") for the Project; and

WHEREAS, such Bonds will be additionally secured by a pledge of net revenues of the Golf Course of which the Project is a part (the "Pledged Revenues"); and

WHEREAS, based on the revenue study prepared with the assistance of the County's staff, the Board has determined and does hereby determine that the "Pledged Revenues" will at least equal the amount required in each year for the payment of interest and principal on the Bonds:

WHEREAS, the Board proposes to incur this general obligation without an election unless a petition signed by the requisite number of registered voters of the County who together with any corporate petitioners represent the requisite assessed value of the taxable property of the County is presented to the Board requiring the Board to submit to the qualified electors of the County for their approval or disapproval the following proposal:

GENERAL OBLIGATION GOLF COURSE BOND PROPOSAL:

Shall the Board of County Commissioners of Washoe County in the State of Nevada, be authorized to incur a general obligation indebtedness on behalf of the County by the issuance at one time, or from time to time, of the County's general obligation (limited tax) golf course bonds, in one series or more, in the aggregate principal amount of not exceeding \$3,000,000 for the purpose of financing, wholly or in part, the acquisition, improvement and equipment of park project, including, but not limited to, real property, facilities and equipment for golf course facilities and all appurtenances and incidentals necessary, useful or desirable for such facilities, the bonds to mature serially commencing not later than five (5) years from the date or respective dates of the bonds and ending not later than thirty (30) years therefrom, to bear interest at a rate or rates not in excess of the statutory maximum rate in effect at the time bonds are sold, to be payable from general (ad valorem) taxes (except to the extent pledged revenues and other moneys are available therefor), and to be issued and sold at par, or below or above par, and otherwise in such manner, upon such terms and conditions, and with such other detail as the Board may determine, including at its option but not necessarily limited to provisions for the redemption of bonds prior to maturity without or with the payment of a premium? (the "Proposal"); and

WHEREAS, pursuant to Sections 350.001 to 350.006, inclusive, Nevada Revised Statutes ("NRS"), the Board has submitted the Proposal to the Debt Management Commission of Washoe County (the "Commission"); and

WHEREAS, the Commission has heretofore approved the Proposal; and

WHEREAS, subsection 3 of NRS 350.020 in effect provides that if the payment of a general obligation of the County is additionally secured by a pledge of the net revenues of a project to be financed by its issue, and the governing body (i.e., the Board) determines that the pledged revenues will at least equal the amount required in each year for the payment of interest and principal, the County may incur the general obligation without an election, unless a petition requesting an election signed by 5% of the registered voters who, together with any corporate petitioners, own not less than 2% in assessed value of the taxable property in the County is presented to the Board within 60 days after the publication of a notice of the adoption of this resolution of intent; and

WHEREAS, Subsection 3 of NRS 350.020 also requires that a public hearing be held before the Bonds are issued.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF THE COUNTY OF WASHOE, NEVADA:

Section 1. This resolution shall be known as and may be cited by the short title "Resolution of Intent to Issue Golf Course Bonds" (this "Resolution").

Section 2. All action heretofore taken (not inconsistent with the provisions of this Resolution) by the Board and the officers of the Board directed:

- (a) Toward the Project to be financed by the Bonds; and
- (b) Toward the issuance of the Bonds to defray, in part, the cost thereof, be, and the same hereby is, ratified, approved and confirmed.

Section 3. The County and the officers of the County be, and they hereby are, authorized and directed to publish a notice of the adoption of the resolution of intent relating to the Board's proposal to issue the Bonds in a newspaper of general circulation in the County, at least once, such notice to be published in substantially the appropriate form.

Section 4 The County Clerk is authorized and directed to publish once, at least 10 days before the date of the public hearing described in the following notice, in a newspaper of general circulation in the County a notice of public hearing, at least as large as 5 inches high by 4 inches wide, in the appropriate form.

Section 5. A public hearing on the Bonds is hereby ordered to be held before the Board at the time, date and place specified in the notice set forth in Section 4 hereof.

Section 6. The Bonds, in the event no petition is filed during the period allowed by NRS 350.020(3), shall be authorized by an ordinance or ordinances to be enacted by the Board after the expiration of the above specified period of publication.

Section 7. The authority to issue the Bonds designated in the Proposal set forth in the notice shall be deemed and considered a continuing authority to issue and deliver the Bonds designated in such Proposal at one time or from time to time, in one series or in more than one series, all as ordered by the Board. Neither the partial exercise of the authority so conferred nor the lapse of time shall be considered as exhausting or limiting the full authority so conferred.

Section 8. The officers of the Board be, and they hereby are, authorized and directed to take all action necessary or appropriate to effectuate the provisions of this resolution.

Section 9. All resolutions, or parts thereof, in conflict with the provisions of this resolution, are hereby repealed to the

extent only of such inconsistency. This repealer shall not be constructed to revive any resolution, or part thereof, heretofore repealed.

Section 10. If any section, paragraph, clause or other provision of this resolution shall for any reason be held to be invalid or unenforceable, the invalidity or unenforceability of such section, paragraph, clause or other provision shall not affect any of the remaining provisions of this resolution.

Section 11. This resolution shall become effective and be in force immediately upon its adoption.

97-591 RESOLUTION OF INTENT - PROPOSING THE ISSUANCE OF AND AUTHORIZING THE PUBLICATION OF NOTICES - SEWER BONDS

John MacIntyre, County Manager, provided background information and answered questions of the Board.

On motion by Commissioner Shaw, seconded by Commissioner Bond, which motion duly carried, it was ordered that the following resolution be adopted and Chairman Sims be authorized to execute on behalf of Washoe County:

RESOLUTION NO. 97-591

A RESOLUTION OF INTENT, PROPOSING THE ISSUANCE OF, AND AUTHORIZING THE PUBLICATION OF NOTICES RELATING TO GENERAL OBLIGATION (LIMITED TAX) SEWER BONDS (TRUCKEE RIVER WATER QUALITY SETTLEMENT) (ADDITIONALLY SECURED BY PLEDGED REVENUES) SERIES 1997 FOR THE PURPOSE OF FINANCING SEWER PROJECTS FOR THE COUNTY; PROVIDING THE MANNER, FORM AND CONTENTS OF THE NOTICE THEREOF; RATIFYING ACTION HERETOFORE TAKEN NOT INCONSISTENT HERewith; PROVIDING OTHER MATTERS PROPERLY RELATED THERETO; AND PROVIDING THE EFFECTIVE DATE HEREOF.

WHEREAS, Washoe County in the State of Nevada (the "County" and the "State", respectively) is a county duly organized and created under the provisions of Nevada Revised Statutes ("NRS") Section 243.340; and

WHEREAS, the County now owns and operates a municipal sanitary sewer system (the "Sewer System"); and

WHEREAS, the Board of County Commissioners of the County (the "Board") has determined and hereby declares that the public interest, health and welfare necessitates acquiring, improving, equipping, operating and maintaining a sewer project within the County, including, but not limited to facilities pertaining to the Sewer System for the collection, interception, transportation, treatment, purification and disposal of sewage, liquid wastes, solid wastes, night soil and industrial wastes through the purchase of water rights (the "Project"); and

WHEREAS, pursuant to NRS 244A.011 through 244A.065, inclusive, and pursuant to chapter 350 of NRS and all laws amendatory thereof which includes the Local Government Securities Laws, being 350.500 through 350.720, NRS, and all laws amendatory thereof, the County is authorized to borrow money and to issue general obligation bonds of the County for the purpose of defraying wholly or in part the cost of the Project; and

WHEREAS, the Board proposes to issue up to \$12,000,000 of general obligation bonds of the County (the "Bonds") for the Project; and

WHEREAS, such Bonds will be additionally secured by a pledge of net revenues of the Sewer System of which the Project is a part (the "Pledged Revenues"); and

WHEREAS, based on the revenue study prepared with the assistance of the County's staff, the Board has determined and does hereby determine that the "Pledged Revenues" will at least equal the amount required in each year for the payment of interest and principal on the Bonds.

WHEREAS, the Board proposes to incur this general obligation without an election unless a petition signed by the requisite number

of registered voters of the County who together with any corporate petitioners represent the requisite assessed value of the taxable property of the County is presented to the Board requiring the Board to submit to the qualified electors of the County for their approval or disapproval the following proposal:

GENERAL OBLIGATION SEWER BOND PROPOSAL:

Shall the Board of County Commissioners of Washoe County in the State of Nevada, be authorized to incur a general obligation indebtedness on behalf of the County by the issuance at one time, or from time to time, of the County's general obligation (limited tax) sewer bonds, in one series or more, in the aggregate principal amount of not exceeding \$12,000,000 for the purpose of financing, wholly or in part, the acquisition, improvement and equipment of a sewer project, including, but not limited to, facilities pertaining to a county sanitary sewerage system for the collection, interception, transportation, treatment, purification and disposal of sewage, liquid wastes, solid wastes, night soil and industrial wastes through the purchase of water rights, the bonds to mature serially commencing not later than five (5) years from the date or respective dates of the bonds and ending not later than thirty (30) years therefrom, to bear interest at a rate or rates not in excess of the statutory maximum rate in effect at the time bonds are sold, to be payable from general (ad valorem) taxes (except to the extent pledged revenues and other moneys are available therefor), and to be issued and sold at par, or below or above par, and otherwise in such manner, upon such terms and conditions, and with such other detail as the Board may determine, including at its option but not necessarily limited to provisions for the redemption of bonds prior to maturity without or with the payment of a premium? (the "Proposal"); and

WHEREAS, pursuant to Sections 350.001 to 350.006, inclusive, Nevada Revised Statutes ("NRS"), the Board has submitted the Proposal to the Debt Management Commission of Washoe County (the "Commission"); and

WHEREAS, the Commission has heretofore approved the Proposal; and

WHEREAS, subsection 3 of NRS 350.020 in effect provides that if the payment of a general obligation of the County is additionally secured by a pledge of the net revenues of a project to be financed by its issue, and the governing body (i.e., the Board) determines that the pledged revenues will at least equal the amount required in each year for the payment of interest and principal, the County may incur the general obligation without an election, unless a petition requesting an election signed by 5% of the registered voters who, together with any corporate petitioners, own not less than 2% in assessed value of the taxable property in the County is presented to the Board within 60 days after the publication of a notice of the adoption of this resolution of intent; and

WHEREAS, Subsection 3 of NRS 350.020 also requires that a public hearing be held before the Bonds are issued.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF THE COUNTY OF WASHOE, NEVADA:

Section 1. This resolution shall be known as and may be cited by the short title "Resolution of Intent to Issue Sewer Bonds" (this "Resolution").

Section 2. All action heretofore taken (not inconsistent with the provisions of this Resolution) by the Board and the officers of the Board directed:

- (a) Toward the Project to be financed by the Bonds; and
- (b) Toward the issuance of the Bonds to defray, in part, the cost thereof, be, and the same hereby is, ratified, approved and confirmed.

Section 3. The County and the officers of the County be, and they hereby are, authorized and directed to publish a notice of the adoption of the resolution of intent relating to the Board's proposal to issue the Bonds in a newspaper of general circulation in the County, at least once, such notice to be published in the appropriate form.

Section 4 The County Clerk is authorized and directed to publish once, at least 10 days before the date of the public hearing described in the following notice, in a newspaper of general circulation in the County a notice of public hearing, at least as large as 5 inches high by 4 inches wide, in the appropriate form.

Section 5. A public hearing on the Bonds is hereby ordered to be held before the Board at the time, date and place specified in the notice set forth in Section 4 hereof.

Section 6. The Bonds, in the event no petition is filed during the period allowed by NRS 350.020(3), shall be authorized by an ordinance or ordinances to be enacted by the Board after the expiration of the above specified period of publication.

Section 7. The authority to issue the Bonds designated in the Proposal set forth in the notice shall be deemed and considered a continuing authority to issue and deliver the Bonds designated in such Proposal at one time or from time to time, in one series or in more than one series, all as ordered by the Board. Neither the partial exercise of the authority so conferred nor the lapse of time shall be considered as exhausting or limiting the full authority so conferred.

Section 8. The officers of the Board be, and they hereby are, authorized and directed to take all action necessary or appropriate to effectuate the provisions of this resolution.

Section 9. All resolutions, or parts thereof, in conflict with the provisions of this resolution, are hereby repealed to the extent only of such inconsistency. This repealer shall not be constructed to revive any resolution, or part thereof, heretofore repealed.

Section 10. If any section, paragraph, clause or other provision of this resolution shall for any reason be held to be invalid or unenforceable, the invalidity or unenforceability of such section, paragraph, clause or other provision shall not affect any of the remaining provisions of this resolution.

Section 11. This resolution shall become effective and be in force immediately upon its adoption.

97-592 APPOINTMENTS - BOARD OF ADJUSTMENT

Chairman Sims nominated Frank Peterson for appointment to the Board of Adjustment from District 2. Commissioner Galloway nominated Ron Cobb to be appointed from District 1.

On motion by Commissioner Bond, seconded by Commissioner Shaw, which motion duly carried, Chairman Sims ordered that Richard Mills' resignation from the Board of Adjustment, effective June 30, 1997, be accepted; and that Frank Peterson be appointed to the fill the unexpired term to June 30, 1999. It was further ordered that Ron Cobb be appointed to the Board of Adjustment when Alex Kanwetz' term expires, for a term expiring June 30, 2001.

97-593 REAPPOINTMENT - BOARD OF EQUALIZATION

On motion by Commissioner Shaw, seconded by Commissioner Bond, which motion duly carried, Chairman Sims ordered that Doug Clary be reappointed to the Washoe County Board of Equalization for a term to expire June 30, 2001.

97-594 REAPPOINTMENT - LIBRARY BOARD OF TRUSTEES

On motion by Commissioner Shaw, seconded by Commissioner Galloway, which motion duly carried, Chairman Sims ordered that Keith Lockard be reappointed to the Library Board of Trustees for a term to expire June 30, 2001.

97-595 (RE)APPOINTMENTS - NORTH VALLEYS CITIZEN ADVISORY BOARD

On motion by Commissioner Bond, seconded by Commissioner Mouliot, which motion duly carried, Chairman Sims ordered that Aleta

Hursh be reappointed to serve a second term on the North Valleys Citizen Advisory Board (CAB), which term will expire June 30, 1999. It was further ordered that Michael Morris and Nancy O'Massey be appointed as at-large representatives to serve on the CAB with terms expiring June 30, 1999.

97-596 (RE)APPOINTMENTS - PARKS AND RECREATION COMMISSION

On motion by Commissioner Bond, seconded by Commissioner Shaw, which motion duly carried, Chairman Sims ordered that Lois Aicholtz, Mary Beedle and Kenneth Bassett be reappointed to the Parks and Recreation Commission with terms expiring June 30, 2001. It was further ordered that Bob Peyton be appointed to a term on the Parks and Recreation Commission expiring June 30, 2001.

97-597 APPOINTMENT - REGIONAL PLANNING COMMISSION

On motion by Commissioner Galloway, seconded by Commissioner Bond, which motion duly carried, Chairman Sims ordered that Sonja Dresbach be appointed to the Regional Planning Commission with a term to expire July 1, 2000.

97-598 REAPPOINTMENT - REGIONAL PLANNING GOVERNING BOARD

On motion by Commissioner Bond, seconded by Commissioner Shaw, which motion duly carried, it was ordered that Chairman Sims be reappointed to the Regional Planning Governing Board with a term expiring June 30, 2000.

97-599 (RE)APPOINTMENTS - SPANISH SPRINGS CITIZEN ADVISORY BOARD

On motion by Commissioner Bond, seconded by Commissioner Shaw, which motion duly carried, Chairman Sims ordered that James Barrere and Vaughn Hartung be reappointed to serve second terms on the Spanish Springs Citizen Advisory Board (CAB) with terms expiring June 30, 1999. It was further ordered that Clark Monson be appointed to serve on the CAB with a term to expire June 30, 1999.

97-600 (RE)APPOINTMENTS - SUN VALLEY CITIZEN ADVISORY BOARD

On motion by Commissioner Bond, seconded by Commissioner Shaw, which motion duly carried, Chairman Sims ordered that Darrell Alston, Jr., Jo Durnell and Mary Hansen be reappointed to serve second terms on the Sun Valley Citizen Advisory Board (CAB), said terms expiring June 30, 1999.

On the same motion, it was ordered that the resignation of Raymond Henry be accepted and that Roy Grissom be appointed to fill the vacancy with a term to expire June 30, 1999; and further that John Jackson, Sr. be appointed to serve on the CAB with a term expiring June 30, 1999. It was noted that all positions are at-large.

97-601 REAPPOINTMENTS - VERDI TOWNSHIP CITIZEN ADVISORY BOARD

On motion by Commissioner Bond, seconded by Commissioner Shaw, which motion duly carried, Chairman Sims ordered that Bill Baker, Jacqueline Gross and Brent Harper be reappointed to serve second terms on the Verdi Township Citizen Advisory Board, which terms will be expiring June 30, 1999. It was noted that all positions are at-large.

97-602 REAPPOINTMENT - WASHOE COUNTY SENIOR SERVICES BOARD OF TRUSTEES

On motion by Commissioner Bond, seconded by Commissioner Shaw, which motion duly carried, Chairman Sims ordered that Barbara Gaizutis be reappointed to the Washoe County Senior Services Board of Trustees with a term to expire July 1, 2001.

97-603 (RE)APPOINTMENTS - WASHOE COUNTY ADVISORY BOARD TO MANAGE WILDLIFE

On motion by Commissioner Shaw, seconded by Commissioner Mouliot, which motion duly carried, Chairman Sims ordered that Fred Church be reappointed to the Washoe County Advisory Board to Manage Wildlife with a term expiring July 1, 2000; and that Gerald

Lent be appointed to fill an upcoming vacancy with a term to expire July 1, 2000.

97-604 REAPPOINTMENT - WASHOE COUNTY PLANNING COMMISSION

On motion by Commissioner Bond, seconded by Commissioner Shaw, which motion duly carried, Chairman Sims ordered that Robert Strobel be reappointed to the Washoe County Planning Commission with a term to expire June 30, 2001.

97-605 ACCEPTANCE OF GRANT AND APPROVAL OF AGREEMENT - NEVADA DIVISION OF WILDLIFE - PITTMAN-ROBERTSON HUNTER EDUCATION ACT - PARKS DEPARTMENT

Upon recommendation of Karen Mullen, Assistant Director, Parks and Recreation Department, on motion by Commissioner Bond, seconded by Commissioner Galloway, which motion duly carried, it was ordered that a grant in the amount of \$46,321.50 in Pittman-Robertson Hunter Education Act funds be accepted and that a cooperative agreement between Washoe County and the Nevada Division of Wildlife for administration of the grant to be used for \$61,440 in improvements at the Regional Shooting Facility be approved.

97-606 UNBUDGETED CAPITAL OUTLAY - COMPUTER EQUIPMENT AND NON-COUNTY EMPLOYEE TRAVEL - SHERIFF

Upon recommendation of Sheriff Richard Kirkland, on motion by Commissioner Galloway, seconded by Commissioner Mouliot, which motion duly carried, Chairman Sims ordered that an unbudgeted capital outlay for the purchase of 20 computers and related equipment for the Sheriff's Office be approved and that the request for non-county employee travel for an individual installing computer related equipment be approved.

97-607 APPEAL - SPECIAL USE PERMIT CASE NO. SPB3-8-97 AND ADMINISTRATIVE PERMIT CASE NO. AP3-1-97 - EXPANSION AND OPERATION - FRANKTOWN MEADOWS EQUESTRIAN CENTER (JANICE MACLEAN) (APN: 55-042-20 & 21)

7:00 p.m. This was the time set in a notice mailed on May 28, 1997, to affected parties/property owners to consider the appeal of Stephen C. Mollath, Esq. on behalf of the John Dermody Family and Thomas J. Hall, Esq. on behalf of the West Washoe Association from the Board of Adjustment's conditional approval to grade an area in excess of 25,000 square feet on the site of an existing commercial stable and to expand and operate a commercial stable and equestrian center. The exposition and competition events will be limited to no more than 999 participants and spectators on site at any one time. Additionally, the existing facilities are proposed to be expanded to include enhanced barn areas and other uncovered improvements. The property is located at 4200 State Route 429, approximately 2 miles south of the intersection of US 395 and SR 429. The two parcels, totaling 41.25 acres, are designated General Rural (GR) in the South Valleys Area Plan and are within a portion of Section 3, T16N, R19E, MDM, Washoe County, Nevada.

John MacIntyre, County Manager, advised that quite a lot of supplemental information has been received and distributed to the Board on this item and drew the Board's attention to the fax received earlier this date from Mr. Mollath requesting a continuance because of his contention that there are procedural, legal, issues that first need to be addressed.

Cheryl Ryan, Department of Community Development, presented the staff report providing the history and background of this equestrian center and reviewed the issues and proposed conditions to mitigate the impacts, noting that Condition "i" on page 10 will require some added wording if the Board approves the administrative permit. She stated that it is staff's opinion that the use is compatible and allowable under the area plan. Ms. Ryan then answered numerous questions of the Board noting that the Board of Adjustment's approval is on a probationary basis limiting the number of shows and maximum people allowed per event for the first two years.

Chairman Sims then asked Mr. Mollath to come forward and explain his request for continuance. Mr. Mollath stated that they would like the District Attorney's office to render a legal opinion concerning the definitions of "commercial stable" and "outdoor sports and recreation use" and whether this is the proper application for those uses or if this should be an area plan amendment or zone change. Madelyn Shipman, Assistant District Attorney, stated that the District Attorney's office does not issue such legal opinions and advised that this is an interpretation issue; that staff issued their interpretation of the Development Code when

they recommended approval of the project; and that it is now up to the Board to either agree or disagree with staff's interpretation. She added that the District Attorney's office can see no obvious deviation from the law in this case.

Attorney James Burau representing Franktown Meadows stated that Mr. Mollath has raised this same issue several times; that Mr. Mollath wrote a letter to John Hester, Director of the Department of Community Development, who responded in writing; that it was brought up again at the Board of Adjustment hearing at which time the County attorney advised that an attorney's views do not constitute evidence; that there have already been four hearings; that they are ready to proceed; and that Messrs. Mollath and Hall have indicated that this will be appealed to the District Court. He stated that it is staff's job to interpret the Development Code, which they have done; and that the court would be the proper forum for determining whether staff's interpretation is correct. Mr. Burau further clarified that the current use is a commercial stable, as there are more than three horses boarded there, and has been since 1991 and requested that their application be judged on its merits and not on technical, legal issues.

The Board deliberated and decided not to continue this hearing. Chairman Sims then asked the appellants to present their case.

Mr. Mollath stated that they believe the application is contrary to the South Valleys Area Plan and the process staff has chosen is a flawed process in that this should have been reviewed by the Planning Commission who are the land use experts, not the Board of Adjustment. He reviewed the history of subject property, citing previous problems and alleging that the property owners have been circumventing the process since 1990, and reiterated that this project is not in accordance with the Development Code, the Master Plan or the South Valleys Area Plan.

Brita Tryggvi, Planning Consultant, stated that the conditions proposed to mitigate the impacts are going to be very difficult to enforce, especially those concerning maximum numbers of participants/spectators at an event; that there are conditions that conflict with one another; and that she does not believe all of the findings, specifically Nos. 3 and 6 for the administrative permit, can be made.

Michael Dermody, adjacent property owner, stated that the intent of the area plan and down zoning was to keep west Washoe Valley as pristine as possible and this use is not compatible with that idea and not appropriate for the area.

Mr. Hall, West Washoe Association, stated that he was the Chairman of the Washoe Valley Citizen Advisory Board when the South Valleys Area Plan was adopted, reviewed appropriate uses for general commercial and general rural land use designations, and stated that the proposed use is not appropriate. He also reviewed in detail the history of subject property going back to 1991.

Chairman Sims reminded everyone that the Board is not dealing with what happened in 1990; that the current Development Code is different; and that what the Board is considering is the proposal before them now and whether it is supported by the current Development Code and area plan. He then asked to hear from the applicant's representatives.

Jeff Codega, Codega Planning and Design, stated that they would first like to show a brief video which describes the project and addresses some of the issues that have been raised. Nick DeLorenzo narrated the video presentation which showed the existing facility, adjacent properties, and other established equestrian centers in California to demonstrate their vision. He explained their master plan in detail and the type of events and participants that could be expected emphasizing that these are not rodeo-type events; that there will be no RV camping on the property; and that they are trying to maintain the pastoral quality of the area and believe that this use does exactly that. Mr. DeLorenzo also described other proactive actions that the applicant has already completed and plans to complete to further mitigate issues of concern raised by the neighbors.

Mr. Codega stated that the Development Code is quite clear concerning allowed land uses in the General Rural designation and concerning the definitions of commercial stable and outdoor sports and recreation; and that the project will enhance the rural vision and agricultural flavor of the South Valleys Area Plan. He stated that intensity has been brought up and asked the Board to look at what is already there stating that what they are requesting to add is not that much more; that the project has had a great deal of professional peer review; that the Design Review Committee thought the project was a good "fit" for the area; that there have been many meetings and they have really worked with the neighbors; and that the conditions proposed by staff and modified by the Board of Adjustment certainly address the impacts.

Chairman Sims opened the public hearing and stated that the Board would first like to hear from those individuals who are against the project. The following west Washoe Valley residents spoke in opposition: David Ligon, Jack Bauer, Duane Steidley, 2205 J-S Bar Ranch Road, Peter Newman, adjacent property owner directly south of subject, Shyrl Bailey, 4105 Old Highway 395 North, Justin Livingston, adjacent property owner immediately north of subject, Jeanette Jordan, 4145 Old Highway 395 North, Pam Murphey, 295 Bellevue Road, Bob Freeman, 4505 Old Highway 395 North, Debbie Sheltra, Franktown Road, and Bob Weiss, 7299 Franktown Road. The issues and concerns they voiced were intensity of use making surrounding properties less desirable for residential use, adverse effect on property values, no permanent discharge permit for the sewer treatment system, adverse impact on their quality of life caused by crowds, noise, traffic, dust, trash, etc., distrust of applicants to comply with conditions since they did not in the past, and that the proposal is not in compliance with the area plan. Alex Fittinghoff, CFA, Inc., stated that he believes this proposed use should require an area plan amendment.

Chairman Sims then called on those who wished to testify in support of the application. Eileen McGuigan, President, Sierra Nevada Horse Show Association, and Pleasant Valley resident; Alice Griffin, Washoe Valley resident and American Horse Show Association judge; Loretta Carr, Washoe Valley resident and member of the Citizen Advisory Board; Candy Demerest of Incline Village; Mike Jackson, Carson City resident; Benjamin Soloman, former CEO of Sierra Nevada College; Larry Mayfield, President of Pacific Coast Horse Show Association; Steve Work, Las Vegas resident who designs and builds these types of facilities; Terri Hilbert, Manager of Franktown Meadows; Tim Postell, co-owner of Foxfield Riding School in California; Royce Garrett, local real estate agent; Barbara Beans, trainer at Franktown Meadows; and Judy Findiesyn of Truckee, California responded. The comments made were that these will be "A" rated horse shows sanctioned by the American Horse Show Association whose governing body has very strict rules and regulations and very high standards by which these shows must be run; that Franktown Meadows has always been a clean, well-maintained, first class facility; that the Livestock Event Center is not appropriate for these types of horse shows; that residents have to travel to participate and compete in these shows and it would be very nice to be able to compete at home once in a while as well as bringing out of state competitors into our area; that this is a wholesome, family-oriented activity, which is a \$112-billion industry that Washoe County could get a small piece of; that such a facility needs to be where properly zoned land is available; that the competitions are not rodeos but are a completely different type of event; that this is not a spectator sport with noisy, boisterous crowds; this would be a very positive thing for the area and is conducive to the rural environment residents are seeking; that people should not be allowed to close the door to development after they move into an area; that this sport is very popular in colleges and universities; that it is an Olympic sport that would be a major improvement in any area; and that these facilities are usually in residential-type areas and property values in those areas have increased rather than decreased.

Sam Pearlo, producer of equestrian competitions, stated that the applicant is only requesting 520 stalls; that there will not be 600-1,000 horses; that there will only be 8 events during the first two years; that noise will not be a problem because it is not allowed during competition as that would destroy the animal's performance; that tickets are not sold; that the only people at a show would be the competitors and their families; that he believes the MacLean's have worked very hard to have a first class facility and that they will abide by the conditions of approval, which would also make his job easier.

Bob Rusk, Washoe Valley resident, stated that he is neither for nor against the project; that the MacLean's have been good neighbors; that he does not have a problem with the proposed facility if all the conditions of approval are met; and that he believes the issue of the septic discharge permit will soon be resolved.

Chairman Sims closed the public hearing.

Doug Coulter, District Health Department, responded to the Board's questions concerning the septic discharge permit. Ms. Ryan also answered questions and reiterated that staff believes that the conditions will mitigate the impacts and that the necessary findings can be made for approval. Jess Traver, Building Department, advised that any further building would also have to be reviewed and approved by his department through the building permit process.

Following further discussion during which Commissioners Galloway and Mouliot stated that they could not make the necessary findings, on motion by Commissioner Galloway, seconded by Commissioner Mouliot, which motion carried by a 4 to 1 vote with Commissioner Bond voting "no," it was ordered that the appeal be upheld and that Special Use Permit Case No. SPB3-8-97 and

11:40 p.m. The remaining public hearings were all scheduled for 7:00 p.m., but due to the length of the last item, the hearings commenced at this time.

97-608 APPEAL - SITE REVIEW CASE NO. SR3-4-97--YOUNG NAK PRESBYTERIAN CHURCH - (APN 26-202-08)

Notice was given by the Department of Community Development at least ten days prior to this hearing to concerned property owners. The appeal filed by George K. Trowbridge, A.I.A., representing Young Nak Presbyterian Church, resulted from the Washoe County Planning Commission's denial of a request to construct a 4,330 square foot church including a 49 space parking lot on property located on the southwest corner of the intersection of Sullivan Lane and Skye Terrace, and because the project must utilize the existing A-1 (First Agricultural) zoning, a site review is required by the transition policy. It was noted that the 1.026 acre parcel is within the Sparks Sphere of Influence and situated in a portion of Section 31, T20N, R20E, MDM, Washoe County Nevada.

George K. Trowbridge, Appellant, representing Dr. Seung B. Park, Applicant, stated that applicants were told in 1991 by Planning that they could build a church on this property as they do not lack compliance, but since it has been declared part of Sparks Sphere of Influence, a plan review was necessary as it gives Planning an opportunity to review and mitigate problems that could come up. He then described the plans for the building of the church which is a Korean Presbyterian Church with not too many more than 30 members.

Legal Counsel Madelyn Shipman advised that this is a permitted use in the A-1 zone and confirmed that because this is in the Sparks Sphere of Influence, the site review is needed. It was noted that the denial was based on the following findings: children's safety in relation to the Orr Ditch, possible contamination of the Orr Ditch from the church septic system, negative impacts to residents of Skye Terrace, incompatibility with the area, and lack of compliance with the Regional Plan.

Chairman Sims then opened the public hearing.

Dr. Seung B. Park, gave the history concerning the building of the church and commented that they believe their church will enhance the area surrounding this property.

Wallace Stevens, Attorney, representing a group of homeowners on Skye Terrace and Isle of Skye Drive, advised that homeowners have maintained Skye Terrace through an unwritten agreement among themselves. He displayed maps and photographs to show the sudden drop off on the street alleging that the increased traffic with the church will only add to the hazard; that there is a problem of a mound on Sullivan created by the bridge on Orr Ditch which causes the sudden drop; and that they also have problems with the septic system and the leaching of the system.

Tony Fiannaca, resident, advised that there is an area where the neighborhood children play and that creates additional safety concerns regarding proximity to the Orr Ditch which he feels should be fenced. He emphasized all the hazards and advised that a church just does not belong here as it is like putting a round peg in a square hole--it just does not fit.

Al Oppio, Sullivan Lane resident, and Paul Freitag, former resident on Skye Drive, also addressed the problems the church may cause.

Chairman Sims stated that this is an odd situation and asked Legal Counsel exactly what needs to be considered. Ms. Shipman advised that the Board must decide if this project constitutes any code violations and that some issues cannot be addressed. She noted further that the applicants have accepted the conditions imposed, and if there should be additional conditions which have arisen from this appeal, they have to be accepted by the applicant. Mr. Trowbridge advised that the applicants would accept widening one driveway and only paving to the first driveway, and would agree to place signs indicating a dead end street and the right turn to Sullivan Lane.

Ron Kilgore, Community Development Department, responded to questions of the Board and advised that the conditions would be

amended to include the two additional ones.

There being no one else wishing to speak, Chairman Sims closed the public hearing.

Following discussion, on motion by Commissioner Shaw, seconded by Commissioner Mouliot, which motion duly carried, it was ordered that the appeal of George K. Trowbridge, A.I.A., on behalf of Young NAK Presbyterian Church, be upheld and Site Review Case No. SR3-4-97 be approved subject to the following 15 conditions:

UNLESS OTHERWISE SPECIFIED, ALL CONDITIONS MUST BE MET OR FINANCIAL ASSURANCES MUST BE PROVIDED TO SATISFY THE CONDITIONS PRIOR TO SUBMITTAL FOR A BUILDING PERMIT. THE AGENCY RESPONSIBLE FOR DETERMINING COMPLIANCE WITH A SPECIFIC CONDITION SHALL DETERMINE WHETHER THE CONDITION MUST BE FULLY COMPLETED OR WHETHER THE APPLICANT SHALL BE OFFERED THE OPTION OF PROVIDING FINANCIAL ASSURANCES. ALL AGREEMENTS, EASEMENTS, OR OTHER DOCUMENTATION REQUIRED BY THESE CONDITIONS SHALL HAVE A COPY FILED WITH THE COUNTY ENGINEER AND THE DEPARTMENT OF COMMUNITY DEVELOPMENT.

COMPLIANCE WITH THE CONDITIONS OF THIS SITE REVIEW PERMIT IS THE RESPONSIBILITY OF THE APPLICANT, HIS SUCCESSOR IN INTEREST, AND ALL OWNERS, ASSIGNEES, AND OCCUPANTS OF THE PROPERTY AND THEIR SUCCESSORS IN INTEREST. FAILURE TO COMPLY WITH ANY CONDITIONS IMPOSED IN THE ISSUANCE OF THE SITE REVIEW PERMIT MAY RESULT IN THE INSTITUTION OF REVOCATION PROCEDURES.

WASHOE COUNTY RESERVES THE RIGHT TO REVIEW AND REVISE THE CONDITIONS OF THIS APPROVAL SHOULD THEY DETERMINE THAT A SUBSEQUENT LICENSE OR PERMIT ISSUED BY WASHOE COUNTY VIOLATES THE INTENT OF THIS APPROVAL.

1. The applicant shall demonstrate substantial conformance to the plans approved as part of this site review permit. The Department of Community Development shall be responsible for determining compliance with this condition.
2. The applicant shall complete construction of all structures used to further the operation within two years from the date of approval by Washoe County.
3. A copy of the Final Order stating conditional approval of this site review permit shall be attached to all applications for administrative permits issued by Washoe County.
4. A complete set of construction improvement drawings, including an on-site grading plan, shall be submitted to the County Engineer for approval prior to finalization of any portion of the tentative map. Grading shall comply with best management practices and shall include detailed plans for grading and drainage on each lot, erosion control, slope stabilization and mosquito abatement. Placement or disposal of any excavated material shall be indicated on the grading plan.
5. All roadway improvements necessary to serve the project shall be designed and constructed to county standards and specifications and/or financial assurances in an appropriate form and amount shall be provided. The County Engineer shall be responsible for determining compliance with this condition.
6. All paving and driveway improvements necessary to serve the project shall be designed and constructed to County standards and specifications. Driveway approaches shall have a 36 foot minimum width.
7. The minimum asphalt pavement requirements for onsite paving shall be 3 inches asphalt over 6 inches of granular base.
8. The applicant shall provide an asphalt pavement overlay on Sky Terrace from Sullivan Lane to the west side of the second driveway approach. Appropriate signage for traffic control shall be installed at all parking lot entrances. The County Engineer shall determine compliance with this condition.
9. A detailed hydrology/hydraulic report prepared by a registered engineer shall be submitted to the Engineering Division for approval. The report shall include the locations, points of entry and discharge, flow rates and flood limits of all 10 and 100 year storm flows impacting both the site and offsite areas and the methods for handling those flows. the report shall include all

storm drain pipe and ditch sizing calculations and a discussion of and mitigation measures for any impacts on existing offsite drainage facilities and properties.

10. Any increase in stormwater runoff resulting from the development and based upon the 10-year storm shall be detained on site. The County Engineer shall be responsible for determining compliance with this condition.

11. The developer shall provide pretreatment for petrochemicals and silt for all storm drainage from the site. The County Engineer shall be responsible for determining compliance with this condition.

12. Prior to approval of a building or grading permit, the developer shall furnish to the Engineering Division and Community Development staff, written confirmation from the ditch company that they have reviewed and approved all ditch crossings, protective fencing and storm water discharge facilities that may impact the ditch.

13. A letter from the water purveyor must be submitted to the Utility Services Division indicating the amount of water rights necessary to serve the project. Water rights in the specified amount shall be dedicated to Washoe County in accordance with Article 422. These rights will be subsequently leased to the water purveyor for use on this projects.

14. A note shall be placed on all construction drawings and grading plans stating:

Note:

Should any prehistoric or historic remains/artifacts be discovered during site development, work shall temporarily be halted at the specific site and the State Historic Preservation Office of the Department of Museums, Library and Arts, shall be notified to record and photograph the site. The period of temporary delay shall be limited to a maximum of two (2) working days from the date of notification.

15. The applicant and any successors shall direct any potential purchaser/operator of the site and/or the site review permit to meet with the Department of Community Development to review conditions of approval prior to the final sale of the site and/or the site review permit. Any subsequent purchaser/operator of the site and/or the site review permit shall notify the Department of Community Development of the name, address, telephone number, and contact person of the new purchaser/operator within 30 days of the final sale.

97-609 APPEAL - SITE REVIEW CASE NO. SR1-2-97 - RENO TRUSS, INC. - (APN: 87-032-06, 08 & 09)

This appeal, filed by Jeff Codega Planning/Design, Inc., representing Billings Land Group, Michael Beebe, applicant, addresses certain conditions imposed by the Washoe County Planning Commission in their approval of a site review application requesting permission to utilize the site's former zoning to facilitate the continuation of the existing use of the property. Because the project proposes using the M-1 (Industrial) zoning, a site review is required by the Development Code. The property is located at 3500 Reno Park Boulevard. The three parcels, totaling +19.0 acres, are designated General Rural (GR) in the North Valleys Area Plan and situated in a portion of Section 21, T21N, R18E, MDM, Washoe County, Nevada. Notice of this Public Hearing was sent to affected parties/property owners by the Department of Community Development on May 28, 1997.

Cheryl Ryan, Community Development staff representative, reviewed the changes to conditions 8, 12, 13, 15, and 22, which are the subject of the appeal as presented to the Board, and language corrections recommended by her to conditions 4 and 16.

Chairman Sims opened the public hearing by calling on those wishing to speak.

Pat Rosacchi, addressed several of the requested changes as did Kelly Probasco, Cold Springs Association.

Ken Krater, Jeff Codega Planning, addressed the Board and discussion ensued on the amendments as requested.

There being no one else wishing to speak, Chairman Sims closed the public hearing.

Following discussion, on motion by Commissioner Bond, seconded by Commissioner Galloway, which motion duly carried with Chairman Sims voting "no," it was ordered that the appealed conditions be amended on Site Review Case No. SR1-2-97 for Reno Truss, Inc., as discussed and all conditions be finalized as follows:

ALL CONDITIONS MUST BE MET OR FINANCIAL ASSURANCES MUST BE PROVIDED TO SATISFY THE CONDITIONS PRIOR TO RENEWAL OF A BUSINESS LICENSE ON MAY 1, 1997, UNLESS OTHERWISE SPECIFIED. THE AGENCY RESPONSIBLE FOR DETERMINING COMPLIANCE WITH A SPECIFIC CONDITION SHALL DETERMINE WHETHER THE CONDITION MUST BE FULLY COMPLETED OR WHETHER THE APPLICANT SHALL BE OFFERED THE OPTION OF PROVIDING FINANCIAL ASSURANCES. ALL AGREEMENTS, EASEMENTS, OR OTHER DOCUMENTATION REQUIRED BY THESE CONDITIONS SHALL HAVE A COPY FILED WITH THE COUNTY ENGINEER AND THE DEPARTMENT OF COMMUNITY DEVELOPMENT.

COMPLIANCE WITH THE CONDITIONS OF THIS SITE REVIEW PERMIT IS THE RESPONSIBILITY OF THE APPLICANT, HIS SUCCESSOR IN INTEREST, AND ALL OWNERS, ASSIGNEES, AND OCCUPANTS OF THE PROPERTY AND THEIR SUCCESSORS IN INTEREST. FAILURE TO COMPLY WITH ANY CONDITIONS IMPOSED IN THE ISSUANCE OF THE SITE REVIEW MAY RESULT IN THE INSTITUTION OF REVOCATION PROCEDURES.

THE BOARD OF COUNTY COMMISSIONERS RESERVES THE RIGHT TO REVIEW AND REVISE THE CONDITIONS OF THIS APPROVAL SHOULD THEY DETERMINE THAT A SUBSEQUENT LICENSE OR PERMIT ISSUED BY WASHOE COUNTY VIOLATES THE INTENT OF THIS APPROVAL.

GENERAL CONDITIONS

1. The applicant shall demonstrate substantial conformance to the plans and documents approved as part of this site review approval, as may be amended by action of the final approving authority, to the satisfaction of the Community Development Department.
2. A copy of the Final Order stating conditional approval of this site review approval shall be attached to the business license renewal application.
3. Prior to the issuance of any administrative permit issued by Washoe County, the applicant shall place a restrictive covenant on the property that prohibits the erection of off-premise signs (i.e. billboards), with Washoe County made a party to the covenant, to the satisfaction of the District Attorney's Office and the Department of Community Development.
4. A six foot chain link fence with slats shall be placed around the outdoor storage area with a minimum setback of 15 feet from the property line adjoining Reno Park Boulevard within three months of site review approval.
5. The driveway and associated chain link gate to the site shall be in compliance with the Standard Details for Public Works Construction and shall be designed such that an appropriate turning radius is provided for truck traffic entering/exiting Reno Park Boulevard. Compliance with this condition shall be determined by the Engineering Division.
6. A chain link fence with slats shall be installed to screen all storage areas, including the water company project.
7. All new and existing parking must be improved with gravel or paved to minimize dust.
8. The building shall be painted in a neutral color within three years of site review approval.
9. The applicant shall connect to the community sewer system when it becomes available.
10. The saw room shall be soundproofed.

OPERATIONAL CONDITIONS

11. The applicant and any successors shall direct any potential purchaser of the site to meet with the Department of Community Development staff to review conditions of approval prior to the final sale of the site. Any subsequent purchaser of the site shall notify the Community Development staff of the name, address, telephone number, and contact person of the new purchaser within 30 days of the final sale.

12. Lumber and all other outdoor storage materials must be stored within the required fenced area, and may be stacked no higher than ten feet. Any storage height greater than six feet shall be at least 300 feet from any adjacent residence. This condition shall be met at the time the fencing is installed.

13. Trucks may idle no longer than 15 minutes and only during the hours of 7 a.m. to 8 p.m. This condition is effective upon approval of the site review.

14. Noise levels shall not exceed 65 Ldn Saturday through Monday. Upon verifiable unresolved complaint from surrounding property owner(s) of excessive noise, Washoe County may secure the services of a qualified noise consultant. The applicant shall be obliged to compensate the County for all costs incurred to complete two 24-hour monitorings of the operation to assure compliance with noise standards. If improvements or changes in operation need to take place to assure compliance, the applicant shall be responsible for implementation and for any associated costs.

15. Hours of operation shall be limited to 6 a.m. to 12-midnight Monday through Friday, and 7:00 a.m. to 8:00 p.m. on Saturdays and major holidays. There shall be no operations on Sundays. Overhead doors shall remain closed during the hours of 6:00 p.m. to 7:00 a.m. except when transporting goods or materials in and out of the building. This condition is effective upon approval of the site review.

16. All scrap lumber shall be stored in metal containers.

17. All deliveries shall be conducted before the hours of 8:00 p.m.

18. The project shall be reviewed after 1 year from the renewal of the existing business in possession at the time of approval. The landscaping shall be reexamined at that time.

19. Any future expansion shall be restricted to the existing size of the building.

LANDSCAPING AND DESIGN

20. The landscaping/irrigation plans shall be designed by a registered licensed landscape architect and shall be wet stamped. A letter shall be submitted by the landscape architect that the landscaping provisions in Sections 408, 410, and 412 have been met. The plans shall address the following:

- a. Landscaping material (for plant material include type, size at time of planting, and maturation size at full growth); and
- b. Landscaping irrigation system.

21. A fencing and lighting plan shall be submitted and approved by the Community Development Staff prior to renewal of a business license.

22. Evergreen trees, 8-10 feet tall, shall be planted along the front property line. Landscaping shall be planted around storage areas every 12 feet at a height and caliper that will screen the lumber at 10 feet within 5 years' growth.

Publication. This public hearing is being held to consider a request to amend the North Valleys Area Plan, being a part of the Washoe County Comprehensive Plan, by redesignating Assessor's Parcels Numbers 82-473-03 and 82-473-04 from High Density Rural (HDR: max 1 dwelling per 2.5 acres) and "undesigned" to Low Density Suburban (LDS: max 1 dwelling per acre) and Medium Density Suburban (MDS: max 3 dwelling per acre); Assessor's Parcel Number 88-230-02 from Industrial, High Density Rural (HDR: max 1 dwelling per 2.5 acre) and "undesigned" to Low Density Suburban (LDS: max 1 dwelling per acre) and Medium Density Suburban (MDS: max 3 dwelling per acre); and Assessor's Parcel Number 82-520-04 from High Density Rural (HDR: max 1 dwelling per 2.5 acres) to Low Density Suburban (LDS: max 1 dwelling per acre) and Medium Density Suburban (MDS: max 3 dwelling per acre). The parcels are located approximately 1,000 feet south of Golden Valley Road and east of U.S. 395. The parcels are located in the Golden Valley portion of the Lemmon Valley Hydrographic Basin, in the portions of Section 14 and 15, T20N, R19E, MDB&M.

Catherine McCarthy, Community Development Planner, advised that administrative changes to the area plan are necessary to reflect the changes requested within this application, including a revised Public Services and Facilities Map, a revised Development Suitability Map, and a revised table of land use acreage. The parcels are designated as "Suburban" on the Truckee Meadows Regional Plan land use diagram, therefore a Regional Plan Amendment should not be required. She then gave a brief review of the recommendation of the Washoe County Planning Commission's approval of the amendment request.

Chairman Sims opened the public hearing.

Brita Tryggvi, AICP, CFA Inc., was present to respond to questions advising that they met with the Golden Valley Homeowners Association and with the North Valleys Citizen Advisory Board on several occasions. Pat McAlinden, Golden Valley Homeowners Association was also present and addressed the desire of residents to maintain a rural lifestyle and asked for a guarantee that the open space will remain such.

Following the closing of the public hearing, on motion by Commissioner Mouliot, seconded by Commissioner Shaw, which motion duly carried, it was ordered that Comprehensive Plan Amendment Case No. CPA97-NV-2 be approved based on the following findings:

1. The proposed amendment to the North Valleys Area Plan does not generate additional demands for water, sewer or roadway infrastructure, therefore, the amendments meet the adequate future infrastructure capacity finding for the requested land use designations (i.e. regulatory zone), per Article 208.45.
2. The proposed amendments to the North Valleys Area Plan are in substantial compliance with the policies and action programs of the Comprehensive Plan. The amendments conform to policies LUT.2.4, PSF.1.13, NV.4.15, NV.6.1, and NV.6.4.
3. The proposed amendments to the North Valleys Area Plan will provide for land uses compatible with existing and planned land uses (LUT.1.3., LUT.1.14), and will not adversely impact the public health, safety or welfare.
4. The proposed amendments to the North Valleys planning areas respond to changed conditions or further studies that have occurred since the plan was adopted by the Board of County Commissioners, and the amendment request represents a more desirable utilization of land: LUT.1.17, NV.1.1, and NV.1.2.
5. The proposed amendments to the North Valleys Area Plan will promote the desired pattern for the orderly physical growth of the County and guides development of the County based on the projected population growth with the least amount of natural resource impairment and the efficient expenditure of funds for public services (POP.1.5, LUT.1.1, NV.2.3, PSF.5.4).
6. The administrative change amendments to the North Valleys Area Plan will not adversely affect the implementation of the policies and action programs of the Conservation Element or the Population Element of the Washoe County Comprehensive Plan.
7. The proposed amendment to the North Valleys Area Plan is the second amendment to the Plans in 1997, and therefore does not exceed the three permitted amendments as specified in Section 110.820.05 of the Washoe County Development Code.
8. The Washoe County Planning Commission's public hearing, prior to the adoption of the proposed amendment to the North Valleys

Area Plan, and the related changes to the text and maps of the plan, has been properly noticed in a newspaper of general circulation in the County as prescribed under NRS 278.210(1).

9. The Washoe County Planning Commission gave reasoned consideration to information contained within the staff report and information received during the public hearing.

10. The Washoe County Commission gave reasoned consideration to information contained within the reports transmitted to the Washoe County Planning Commission and the Washoe County Commission, and information received during the County Commission hearing.

97-611 COMPREHENSIVE PLAN AMENDMENT CASE NO. CPA97-SN-1 (SIERRA POINTE/SUN VALLEY COMMERCIAL CORRIDOR) - WASHOE COUNTY PLANNING COMMISSION

The Notice of Public Hearing on this item was published in the Reno Gazette-Journal on May 30, 1997, as verified in the Proof of Publication. This public hearing is being held to consider the recommendation of the Washoe County Planning Commission to amend the Washoe County Comprehensive Plan to incorporate the administrative changes to the Sun Valley Area Plan as requested by staff. The administrative portion of the Comprehensive Plan Amendment involves a total of ten (10) parcels located along Sun Valley Blvd. The land use designation on three (3) assessor's parcels, numbers 035-170-02, 035-074-03 and 085-021-53 should be changed to General Commercial in accordance with approved Site Review Permits which were previously issued. Seven (7) assessor's parcels, numbers 085-820-08, 085-021-34-36, and 085-711-04-06 should be changed from High Density Suburban to General Commercial in accordance with signed affidavits from property owners requesting the land use change due to an incompatibility with the current business venture and the adopted land use on each parcel. The administrative changes requested by staff also include a modification to the Streets and Highways System Plan Map and a re-introduction of the remaining Geographic Information System version of the Comprehensive Plan map series with the new Department name and logo.

Catherine McCarthy, Community Development Planner, representing the Washoe County Planning Commission, gave a brief review of the amendment requested.

Chairman Sims opened the public hearing by calling on anyone wishing to speak. There being no response, the public hearing was closed.

Upon recommendation of the Washoe County Planning Commission, on motion by Commissioner Bond, seconded by Commissioner Mouliot, which motion duly carried, it was ordered that the administrative changes to the Sun Valley Area Plan be approved based on the following findings:

1. The proposed amendment is in substantial compliance with the policies and action programs of the Comprehensive Plan.
2. The proposed amendment will not adversely affect the implementation of the policies and action programs of the Conservation Element or the Population Element of the Washoe County Comprehensive Plan.
3. The proposed amendment identifies and responds to changed conditions or further studies that have occurred since the Sun Valley Area Plan was adopted by the Board of County Commissioners. Specifically, Regional Transportation Commission has updated its travel forecast model.
4. The proposed amendment will promote the desired pattern for the orderly physical growth of the County and guides development of the County based on the projected population growth with the least amount of natural resource impairment and the efficient expenditure of funds for public services.
5. The Washoe County Planning Commission public hearing, prior to the adoption of the proposed amendment to the Sun Valley Area Plan, and the related changes to the text and maps of the plan, has been properly noticed in a newspaper of general circulation in the County as prescribed under NRS 278.210(1).

6. The Washoe County Planning Commission gave reasoned consideration to information contained within the staff report and information received during the public hearing.

7. The Washoe County Commission gave reasoned consideration to information contained within the documents transmitted to the Washoe County Planning Commission and the Washoe County Commission, and information received during the County Commission public hearing.

97-612 ABANDONMENT CASE NO. AB3-3-97 - BRUCE AND TERESA BACON - DRAINAGE EASEMENT (APN: 85-670-16)

This was the time set in a Notice of Public Hearing mailed by certified mail to abutting property owners on May 28, 1997, and published in the Reno Gazette-Journal on May 30, 1997, to consider the recommendation of the Washoe County Planning Commission to conditionally approve Abandonment Case No. AB3-3-97 for Bruce and Teresa Bacon to abandon ñ8,186 square feet of a drainage easement to facilitate compliance with the conditions of an approved parcel map. The ñ2.5 acre project is located at 260 Harmony Lane, designated Medium Density Suburban (MDS) in the Sun Valley Area Plan and situated in a portion of Section 18, T20N, R20E, MDM, Washoe County, Nevada. Proof was made that due and legal notice had been given.

Chairman Sims opened the public hearing and called on those wishing to speak. There being no response, the public hearing was closed.

It being the consensus of the Board that NRS is being complied with and that the abandonment of the drainage easement described in the aforesaid Notice appears to be in the best interest of the public and that no person would be materially injured thereby, and following a brief discussion, on motion by Commissioner Bond, seconded by Commissioner Mouliot, which motion duly carried, Chairman Sims ordered that Abandonment Case No. AB3-3-97 for Bruce and Teresa Bacon be approved subject to the following conditions:

1. Prior to recordation of the Order of Abandonment, the applicant shall submit legal descriptions to the County Engineer for review and approval. The legal descriptions shall be prepared by a registered professional and shall be for the area of abandonment and the required replacement drainage easements.
2. The replacement drainage easements and drainage facilities shall be constructed before the recordation of the Order of Abandonment.
3. The applicant shall comply with all conditions necessary to effect the Order of Abandonment within two years from the date of the action by the Board of County Commissioners or this conditional abandonment will be null and void.

97-613 ORD. NO. 982 (BILL NO. 1157) - AMENDING WCC CHAPTER 110 - ARTICLE 220, "TAHOE AREA"

This was the time set in a Notice of Public Hearing published in the Reno Gazette-Journal on May 30, 1997, to consider the second reading and adoption of Bill No. 1157. Proof was made that due and legal Notice had been given.

Chairman Sims opened the public hearing and called on those wishing to speak. There being no response, the public hearing was closed.

On motion by Commissioner Shaw, seconded by Commissioner Bond, which motion duly carried, Chairman Sims ordered that Ordinance No. 982 (Bill No. 1157), entitled "AN ORDINANCE AMENDING CHAPTER 110 OF THE WASHOE COUNTY CODE TO AMEND ARTICLE 220 "TAHOE AREA" TO MODIFY THE STANDARDS FOR DETACHED ACCESSORY STRUCTURES, HEIGHT MEASUREMENT OF RESIDENTIAL STRUCTURES AND FOUNDATION REMOVAL IN THE TAHOE BASIN," be approved, adopted, and published by title only in accordance with NRS 244.100.

97-614 ORD. NO. 983 (BILL NO. 1158) - AMENDING WCC CHAPTER 100 - WAIVER OF CERTAIN PERMIT FEES - UNIFORM BUILDING CODE

This was the time set in a Notice of Public Hearing published in the Reno Gazette-Journal on May 30, 1997, to consider the second

reading and adoption of Bill No. 1158. Proof was made that due and legal Notice had been given.

Chairman Sims noted the expiration date of the proposed ordinance is July 2, 1997, and since the effective date may not be until June 24 or thereafter, he suggested to Jess Traver, Chief Building Inspector, that perhaps an extension of that date may be necessary. Mr. Traver agreed and the expiration date was changed to August 2, 1997.

The Chairman then opened the public hearing and called on those wishing to speak. There being no response, the public hearing was closed.

On motion by Commissioner Galloway, seconded by Commissioner Mouliot, which motion duly carried, Chairman Sims ordered that Ordinance No. 983 (Bill No. 1158), entitled "AN ORDINANCE AMENDING THE WASHOE COUNTY CODE BY WAIVING OR REFUNDING CERTAIN PERMIT FEES OTHERWISE CHARGED IN THE UNIFORM BUILDING CODE AS ADOPTED IN CHAPTER 100 OF THE WASHOE COUNTY CODE," be approved and adopted as amended, and published by title only in accordance with NRS 244.100.

97-615 ORD. NO. 984 (BILL NO. 1159) - AMENDING WCC - DEFINING FIXED ASSETS

This was the time set in a Notice of Public Hearing published in the Reno Gazette-Journal on May 30, 1997, to consider the second reading and adoption of Bill No. 1159. Proof was made that due and legal Notice had been given.

Chairman Sims opened the public hearing and called on those wishing to speak. There being no response, the public hearing was closed.

On motion by Commissioner Bond, seconded by Commissioner Shaw, which motion duly carried, Chairman Sims ordered that Ordinance No. 984 (Bill No. 1159), entitled "AN ORDINANCE AMENDING THE WASHOE COUNTY CODE BY AMENDING THE DEFINITION OF FIXED ASSETS FOR PURPOSES OF ACCOUNTING AND CONTROL OF FIXED ASSETS; AMENDING THE POLICIES RELATING THERETO; AND BY PROVIDING OTHER MATTERS PROPERLY RELATING THERETO," be approved, adopted, and published by title only in accordance with NRS 244.100.

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There being no further business to come before the Board, the meeting adjourned at 1:55 a.m., Wednesday, June 11, 1997.

GRANT D. SIMS, Chairman
Board of County Commissioners

ATTEST: JUDI BAILEY, County Clerk