

COUNTY COMMISSIONERS  
Chair, Bob Lucey, District 2  
Vice-Chair Marsha Berkgigler, District 1  
Kitty Jung, District 3  
Vaughn Hartung, District 4  
Jeanne Herman, District 5



COUNTY MANAGER  
Eric P. Brown

ASSISTANT DISTRICT ATTORNEY  
David Watts-Vial

COUNTY CLERK  
Nancy Parent

## NOTICE OF MEETING AND AGENDA

### WASHOE COUNTY BOARD OF COUNTY COMMISSIONERS - 1001 E. 9th Street, Reno, Nevada

August 25, 2020  
10:00 a.m.

**No members of the public will be allowed in the BCC Chambers due to concerns for public safety resulting from the COVID-19 emergency and pursuant to the Governor of Nevada's Declaration of Emergency Directive 006 Section 1 which suspends the requirement in NRS 241.023(1)(b) that there be a physical location designated for meetings of public bodies where members of the public are permitted to attend and participate. This meeting will be held by teleconference only.**

**The meeting will be televised live and replayed on Washoe Channel at: <https://www.washoecounty.us/mgrsoff/Communications/wctv-live.php> and also on Youtube at: <https://www.youtube.com/user/WashoeCountyTV>.**

NOTE: Items on the agenda may be taken out of order; combined with other items; removed from the agenda; moved to the agenda of another meeting; moved to or from the Consent section; or may be voted on in a block. Items with a specific time designation will not be heard prior to the stated time, but may be heard later. The Consent is a single agenda item and is considered as a block and will not be read aloud. The Board of County Commissioners may take breaks approximately every 90 minutes.

**Accessibility.** In compliance with the Americans with Disabilities Act, those requiring accommodation for this meeting should notify the Office of the County Manager at (775) 328-2000, 24 hours prior to the meeting.

**Time Limits.** Public comments are welcomed during the Public Comment periods for all matters, whether listed on the agenda or not, and are limited to three minutes per person. Additionally, public comment of three minutes per person will be heard during individually numbered items designated as "for possible action" on the agenda. Persons are invited to submit comments in writing on the agenda items and/or attend and make comment on that item at the Commission meeting. Persons may not allocate unused time to other speakers.

**Forum Restrictions and Orderly Conduct of Business.** The Board of County Commissioners conducts the business of Washoe County and its citizens during its meetings. The presiding officer may order the removal of any person whose statement or other conduct disrupts the orderly, efficient or safe conduct of the meeting. Warnings against disruptive comments or behavior may or may not be given prior to removal. The viewpoint of a speaker will not be restricted, but reasonable restrictions may be imposed upon the time, place and manner of speech. Irrelevant and unduly repetitious statements and personal attacks which antagonize or incite others are examples of speech that may be reasonably limited.

Public Comment. Public comment, whether on action items or general public comment, is limited to three (3) minutes per person. No action may be taken on a matter raised under general public comment until the matter is included on an agenda as an item on which action may be taken.

As required by the Governor's Declaration of Emergency Directive 006 Section 2, members of the public may submit public comment by teleconference by logging into the ZOOM webinar by accessing the following link: <https://us02web.zoom.us/j/81403444681>. NOTE: This option will require a computer with audio and video capabilities. Additionally, public comment can be submitted via email to [washoe311@washoecounty.us](mailto:washoe311@washoecounty.us) or by leaving a voice message at: (775) 954-4664. Voice messages received will either be broadcast into the Commission Chamber during the meeting, or transcribed for entry into the record. The County will make reasonable efforts to include all comments received for public comment by email and voice-mail in the record. Please try to provide comments by 4:00 p.m. on August 24, 2020.

Pursuant to NRS 241.020, the Agenda for the Board of County Commissioners has been electronically posted at [www.washoecounty.us/bcc/board\\_committees/](http://www.washoecounty.us/bcc/board_committees/) and <https://notice.nv.gov>. Pursuant to Section 3 of the Declaration of Emergency Directive 006 (“Directive 006”), the requirement in NRS that notice agendas be physically posted within the State of Nevada has been suspended.

Support documentation for the items on the agenda, provided to the Washoe County Board of Commissioners is available to members of the public at the County Manager’s Office (1001 E. 9th Street, Bldg. A, 2nd Floor, Reno, Nevada) Elizabeth Jourdin, Assistant to the County Manager, (775) 328-2000 and on Washoe County’s website [www.washoecounty.us/bcc](http://www.washoecounty.us/bcc) <<http://www.washoecounty.us/bcc>>

**10:00 a.m.**

1. Salute to the flag.
2. Roll call.
3. Public Comment. Comment heard under this item will be limited to three minutes per person and may pertain to matters both on and off the Commission agenda. The Commission will also hear public comment during individual action items, with comment limited to three minutes per person. Comments are to be made to the Commission as a whole.
4. Commissioners’/County Manager’s announcements, reports and updates to include boards and commissions updates, requests for information or topics for future agendas. (No discussion among Commissioners will take place on this item.)

**5. Consent Items. (FOR POSSIBLE ACTION)**

- 5.A. Approval of minutes for the Board of County Commissioners’ regular meetings of July 14, 2020 and July 21, 2020. Clerk. (All Commission Districts.) FOR POSSIBLE ACTION

**Attachments:** [BCC2020-07-14RMinutes](#)  
[BCC2020-07-21RMinutes](#)

- 5.B.1. Recommendation to approve an Agreement for Professional Consulting Services between Washoe County and NCE, Inc., commencing August 25, 2020 through December 31, 2021, to complete the Environmental Assessment and Permitting for the Pleasant Valley Reach 3 Sanitary Sewer Interceptor Project within the South Truckee Meadows Water Reclamation Facility service territory [\$53,000.00 for a total project contract amount of \$165,260.00]. Community Services. (Commission District 2.) FOR POSSIBLE ACTION

**Attachments:** [BCC 08-25-20 - Staff Report - Pleasant Valley Reach 3 EA](#)  
[BCC 08-25-20 - Agreement for PVI Reach 3 EA](#)  
[BCC 08-25-20 - Exhibit A - PVI Reach 3 EA](#)  
[BCC 08-25-20 - Exhibit B - PVI Reach 3 EA](#)

- 5.B.2. Recommendation to approve a License for Access and Staging of Snow Removal Equipment between Washoe County and Truckee Meadows Water Authority [\$700 annual cost, plus a one-time cost reimbursement to TMWA for electrical improvements, not to exceed \$5,000]. Community Services. (Commission District 2.) FOR POSSIBLE ACTION

**Attachments:** [BCC 08-25-20 - Staff Report - TMWA License](#)  
[BCC 08-25-20 - License Agreement](#)  
[BCC 08-25-20 - Exhibit A - Parcel Description](#)  
[BCC 08-25-20 - Exhibit A-1 Snow Removal](#)

- 5.B.3. Recommendation to approve a Grant of Easement between Washoe County (Grantor) and Sierra Pacific Power Company d/b/a NV Energy (Grantee) for a permanent, non-exclusive easement on a portion of APN 142-011-02, commonly known as the South Valley Regional Park, to construct, operate, add, modify, maintain and remove communication facilities and electric line systems for the distribution and transmission of electricity consisting of poles, cables and other appurtenances (Utility Facilities) and service boxes/meter panels, equipment and fixtures (Additional Utility Facilities) upon, over, under and through Grantor's property associated with the construction of the Community Ice Rink under an approved Development Agreement and Ground Lease with the Greater Reno Community Ice Skating Association [at a value of \$1.00]. Community Services. (Commission District 2.) FOR POSSIBLE ACTION

**Attachments:** [BCC 08-25-20- Staff Report - Community Ice Rink - NV Energy Easement](#)  
[BCC 08-25-20 SPPCo dba NV Energy Easement.doc](#)

- 5.C. Recommendation to approve the use of bond liquidation proceeds from Western Insurance Company to pay Granite Construction for work to be performed on Geiger Grade Road in the amount not to exceed [\$44,411.07]. Comptroller. (Commission District 2.) FOR POSSIBLE ACTION

**Attachments:** [Staff Report BCC 8-25-20 - Comptroller - Bond Liquidation Proceeds \[\\$44,411.07\]](#)

- 5.D.1. Recommend that the Board of County Commissioners retroactively acknowledge the Professional Services Agreements for behavioral health services between Prison Reentry Court and Center for Behavioral Health, in an amount not to exceed [\$5,000] (no match required), to support the Specialty Court program, effective August 1, 2020 through June 30, 2021. District Court. (All Commission Districts.) FOR POSSIBLE ACTION

**Attachments:** [BCC 8-25-20 Staff Report-Prison ReEntry and CBH Grant Award-Specialty Courts District Court \[\\$5,000.\]](#)  
[UPDATED - PRE CBH-MAT FY21](#)

- 5.D.2. Recommend that the Board of County Commissioners retroactively acknowledge the Professional Services Agreements for behavioral health services for Medication-Assisted Treatment Court and Youth Offender Diversion Court, between the Second Judicial District Court and Northern Nevada HOPES, in an amount not to exceed [\$116,602] (no match required), to support the Specialty Court programs, effective August 1, 2020 through June 30, 2021. District Court. (All Commission Districts.) FOR POSSIBLE ACTION

**Attachments:** [BCC 8-25-20 Staff Report-MAT and YO Grant Award-Specialty Courts District Court \[\\$116,602.\]](#)  
[UPDATED - MAT HOPES FY21](#)  
[UPDATED - YODC HOPES FY21](#)

- 5.D.3. Recommendation to retroactively acknowledge the Professional Services Agreements for behavioral health services for Adult Drug Court, between the Second Judicial District Court and Ridge House, and Quest Counseling, in an amount not to exceed [\$145,964 per provider] (no match required), to support the Specialty Court programs, effective July 1, 2020 through June 30, 2021, with a provision for a one year extension through June 30, 2022. District Court. (All Commission Districts.) FOR POSSIBLE ACTION

**Attachments:** [BCC 8-25-20 Staff Report-ADC Counseling Services Grant Award-Specialty Courts District Court \[\\$291,928.\]](#)  
[ADC-Quest Counseling FY21 Agreement](#)  
[ADC-Ridge House Counseling FY21 Agreement](#)

- 5.E. Recommendation to approve Certification Page between the County of Washoe (Juvenile Services) and the Nevada Department of Agriculture, Child Nutrition Programs, designating Christine Eckles, Division Director and Frank Cervantes, Director, as the authorized signers for the National School Lunch and School Breakfast Program sponsor application; and if approved, authorize Washoe County Department of Juvenile Services to accept reimbursements from the program for Fiscal Year 2020/21 for youth detained at Wittenberg Hall Detention Facility. Juvenile Services. (All Commission Districts.) FOR POSSIBLE ACTION

**Attachments:** [BCC 8-25-20 Juvenile Services National School Lunch Program FY20-21 Reimbursement Program \[no County match\]](#)  
[FY21 NSLP Certification Form](#)  
[NSLP Sponsor Application](#)

- 5.F. Recommendation to accept a 2021 Nevada State Emergency Response Commission (SERC), United We Stand (UWS) grant for [\$32,000.00, no County match required]. Grant Term is retroactive to July 1, 2020 through June 30, 2021. If approved, authorize the Chairperson to execute grant documents and authorize the County Manager or his designee, to sign the Sub-Grant Agreement between Washoe County and the Washoe County School District in the amount of \$6,410.00; approve Resolution necessary for same; and direct the Comptroller's Office to make the appropriate budget amendments. Manager's Office. (All Commission Districts.) FOR POSSIBLE ACTION

**Attachments:** [BCC 8.25.2020 UWS Staff Report](#)  
[SERC UWS - Resolution FY21](#)  
[WCSD - FY21 Subgrant agreement - UWS](#)  
[FY21 Washoe UWS Award Packet](#)

- 5.G.1. Recommendation to accept a grant award from the Walter S. Johnson Foundation in the amount of [\$10,000; no county match] to purchase laptops for foster youth in Washoe County's custody to assist with digital learning as a result of the Covid-19 pandemic retroactive from April 1, 2020 through March 31, 2021; and direct the Comptroller's Office to make the necessary budget amendments. Human Services Agency. (All Commission Districts.) FOR POSSIBLE ACTION

**Attachments:** [BCC 08-25-20 TMP4288 FY21 Walter S. Johnson \\$10000; no county match - JG edits](#)  
[WSJ Letter](#)

- 5.G.2. Recommendation to accept a Children’s Justice Act grant from State of Nevada, Division of Child and Family Services in the amount of [\$53,950; no county match required] retroactive from July 1, 2020 through June 30, 2021; authorize the Director of Human Services Agency to retroactively execute the grant award; and direct the Comptroller’s Office to make the necessary budget amendments. Human Services Agency. (All Commission Districts.) FOR POSSIBLE ACTION

**Attachments:** [BCC 08-25-20 TMP4289 FY21 CJA Grant \[\\$33,595.06; no county match\]](#)  
[93643-19-003 WCHSA CJA NOSA \(1\)](#)

- 5.G.3. Recommendation to approve a Federal Title IV-B Subpart 2 grant award from the State of Nevada, Division of Child and Family Services in the amount of [\$25,856; \$8,619 county match] for Family Support services, retroactive to July 1, 2020 through June 30, 2021; retroactively authorize the Director of Washoe County Human Services Agency to execute the grant agreement; and direct the Comptroller’s Office to make the necessary budget amendments. Human Services Agency. (All Commission Districts.) FOR POSSIBLE ACTION

**Attachments:** [BCC 08-25-20 FY21 TMP4290 Title IVB-2 Family Support \[\\$25,856; \\$8,619 match\]](#)  
[93556-20-042 WCHSA IVB2 FS NOSA \(1\)](#)

- 5.G.4. Recommendation to approve a Federal Title IV-B Subpart 2 grant award from the State of Nevada, Division of Child and Family Services in the amount of [\$31,397; \$10,466 county match] for Family Reunification services, retroactive to July 1, 2020 through June 30, 2021; retroactively authorize the Director of Washoe County Human Services Agency to execute the grant agreement; and direct the Comptroller’s Office to make the necessary budget amendments. Human Services Agency. (All Commission Districts.) FOR POSSIBLE ACTION

**Attachments:** [BCC 08-25-20 TMP4291 FY21 Title IVB-2 Family Reunification \[\\$31,397; \\$10,466 match\]](#)  
[93556-20-044 WCHSA IVB2 FR NOSA \(1\)](#)

- 5.G.5. Recommendation to accept a FY21 Coronavirus Aid Relief and Economic Security (CARES) Act, Federal Title IV-B sub-grant award from the State of Nevada Department of Health and Human Services, Division of Child and Family Services (DCFS) in the amount of [\$82,028; no county match] retroactive from July 1, 2020 to June 30, 2021 to provide child welfare services related to increased or alternative needs due to the coronavirus pandemic with a focus on keeping families together; retroactively authorize the Director of Washoe County Human Services Agency to execute the grant agreement; and direct the Comptroller's office to make the necessary budget amendments. Human Services Agency. (All Commission Districts.) FOR POSSIBLE ACTION

**Attachments:** [BCC 08-25-20 TMP4310 Accept FY21 CARES IV-B 1 \[\\$82,028; no county match\]](#)  
[93645-20-103 WCHSA CARES NOSA \(1\)](#)

- 5.G.6. Recommendation to approve Amendment #1 to the current Nevada Aging and Disability Services Division Independent Living Grant for Homemaker Services to increase award in the amount of [\$25,000; \$3,750 county match] and to change Subaward Type from Fixed-Fee to Categorical to allow funds to be used per Administration for Community Living and the State Emergency Declaration for COVID-19 response efforts during March through June 2020, retroactive from July 1, 2019 through June 30, 2020; and authorize Director of Human Services Agency to retroactively execute the grant and related documents. Human Services Agency. (All Commission Districts.) FOR POSSIBLE ACTION

**Attachments:** [BCC 08-25-20 TMP4311 Approve Amendment to FY20 Homemaker \[\\$25,000; \\$3,750 county match\] 2](#)  
[16-000-02-LB-20 NOSA A1](#)  
[16-000-02-LB-20 signed NOSA 10072019](#)

#### **End of Consent Items**

6. Presentation and Update on FY 19-20 Fourth Quarter Status Report for the Washoe County Regional Detention Facility to include security of the jail, conditions of confinement, staffing and medical care of inmates housed at the Washoe County Sheriff's Office; acknowledge receipt of Report. Sheriff. (All Commission Districts.) FOR POSSIBLE ACTION

**Attachments:** [BCC 08-25-20- Sheriff - Jail Status Report FY20 Qtr 4](#)  
[Jail Status Report FY19-20](#)

7. Recommendation to retroactively adopt Resolution R20-025 to temporarily reduce reclaimed water use rates by fifty-percent for the 2020 irrigation season to encourage improved management practices of reclaimed water irrigation and increased use. Adjusted rates would be effective retroactively to the January 2020 billing cycle. Community Services. (Commission District 2.) FOR POSSIBLE ACTION

**Attachments:** [BCC 08-25-20 - Staff report for Reclaim Water Rate Reduction](#)  
[BCC 08-25-20 - Resolution - Reclaim Rate Reduction](#)

8. Recommendation to authorize the Construction-Manager-At-Risk (CMAR), MWH Constructors and KG Walters Construction (MWH&KGW), a joint venture, and approve the Owner-CMAR construction agreement, to procure and supply Enclosed Screw Pumps and Perforated Plate Escalator Screen under a Guaranteed Maximum Price agreement, GMP 2A, a separate guaranteed maximum price agreement for the South Truckee Meadows Water Reclamation Facility 2020 Expansion Project in the amount of [\$1,236,283]. Community Services. (Commission District 2.) FOR POSSIBLE ACTION

**Attachments:** [BCC 08-25-20 - Staff Report - MWH&KGW CMAR GMP2A](#)  
[BCC 08-25-20 - GMP 2a OWNER CMAR AGREEMENT](#)

9. Recommendation to accept the Regional Street Naming Committee recommendation and approve the renaming of Sartor Court to Aragorn Court, within unincorporated Washoe County, Nevada. Community Services. (Commission District 4.) FOR POSSIBLE ACTION

**Attachments:** [BCC 08-25-20 - RSNC Recommendation.doc](#)

10. Recommendation to approve an Agreement for Professional Consulting Services between Washoe County and Jacobs Engineering Group, commencing August 28, 2020 through December 31, 2024, to provide final design engineering services for the South Truckee Meadows Water Reclamation 2020 Facility Expansion Project within the South Truckee Meadows Water Reclamation Facility service territory [\$12,004,520]. Community Services. (Commission District 2.) FOR POSSIBLE ACTION

**Attachments:** [BCC 8-25-20 - STAFF REPORT STMWRF Expansion Design](#)  
[BCC 8-25-20 Jacobs PSA STMWRF 2020 Expansion Project Design Phase](#)  
[BCC 8-25-20 - Exhibit A - STMWRF 2020 Expansion Design Phase SOW](#)  
[BCC 8-25-20 - Exhibit B - STMWRF 2020 Expansion Budget Attachment](#)  
[BCC 8-25-20 - Exhibit C - STMWRF 2020 Expansion Design](#)



11. Recommendation to authorize the Chair to recommend approval of Water Right Application 89732 to the Nevada State Engineer, proposing to change the point of diversion and place of use of 3.00 acre-feet of underground water rights previously diverted and placed to use in Washoe County to points of diversion and places of use within Douglas County. Community Services. (Commission District 1.) FOR POSSIBLE ACTION

**Attachments:** [BCC 08-25-20 - Staff Report Intercounty Water Transfer](#)  
[BCC 08-25-20 - State notification letter](#)  
[BCC 08 25 20 - Publication - Run on 8 6, 8 11 and 8 19 2020](#)

12. Recommendation to approve the removal of uncollectible accounts receivable totaling [\$194,450.71] for the accounts past statute of limitations. Comptroller. (All Commission Districts.) FOR POSSIBLE ACTION

**Attachments:** [BCC Staff Report Mtg date 8-25-20](#)  
[NCP Write Offs August 2020](#)  
[NCP OVER 1 YEAR OLD BCC WRITE OFF TO EXCEL 7-21-2020](#)

13. Recommendation to approve budget amendments totaling an increase of [\$1,000,356.00] in both revenue and expense to the FY21 Epidemiology and Laboratory Capacity (ELC) CARES Subaward retroactive to January 20, 2020 through April 22, 2022 and direct the Comptroller's office to make the appropriate budget amendments. Health District. (All Commission Districts.) FOR POSSIBLE ACTION

**Attachments:** [Staff Report - \\$1,000,356.00 - ELC CARES](#)  
[Notice of Subaward HD 17753 - ELC CARES](#)

14. Recommendation to approve budget amendments totaling an increase of [\$8,113,566.00] in both revenue and expense to the FY21 Epidemiology and Laboratory Capacity (ELC) Enhancing Detection Subaward retroactive to January 20, 2020 through June 30, 2022 and direct the Comptroller's office to make the appropriate budget amendments. Health District. (All Commission Districts.) FOR POSSIBLE ACTION

**Attachments:** [Staff Report - \\$8,113,566.00 - ELC Enhancing Detection](#)  
[Notice of Subaward HD17803 - ELC Enhancing Detection](#)

15. Recommendation to approve the License Agreement between Washoe County Health District and ASM Global Reno on behalf of the Reno Sparks Convention & Visitors Authority for the Reno Sparks Livestock Events Center (RSLEC) in the amount of \$326,862.00 retroactive to June 8, 2020 through June 21, 2021 for use of RSLEC parking lot, event labor and security services for COVID-19 testing. Health District. (All Commission Districts.) FOR POSSIBLE ACTION

**Attachments:** [Staff Report - \\$326,862.00 - RSLEC Agreement](#)  
[RSLEC agreement - COVID-19 Testing WCHD](#)

16. Recommendation to approve and execute the 2021 Agreement to Use Account for Affordable Housing Welfare Set-Aside Program by Washoe County between Washoe County and the Nevada Housing Division of the State of Nevada Department of Business and Industry in the amount of [\$181,341; no county match] retroactive to July 1, 2020 to June 30, 2023 to provide emergency housing assistance; direct the Comptroller's office to make the necessary budget amendments. Human Services Agency. (All Commission Districts.) FOR POSSIBLE ACTION

**Attachments:** [BCC 08-25-20 TMP4292 FY21 AAHTF \[\\$181,341; no county match\]](#)  
[2021 WSAP AGREEMENT- Washoe County](#)  
[WSAP FY21 Award Letter- Washoe County HHS \(FINAL\)](#)

17. Recommend to accept FY21 Victims of Crime Act (VOCA) Traditional sub-grant award from the State of Nevada, Division of Child and Family Services in the amount of [\$1,000,000; \$250,000 County match] retroactive for the period of July 1, 2020 to June 30, 2021; authorize Director of Human Services Agency to retroactively execute the sub-grant and related documents; approve a one-year VOCA Victim's Services Coordinator Professional Services Agreement with Megan Lucey, Esq. retroactive for the period of July 1, 2020 to June 30, 2021 in the amount of [\$75,000]; and direct the Comptroller's office to make the necessary budget amendments. Human Services Agency. (All Commission Districts) FOR POSSIBLE ACTION

**Attachments:** [BCC 08-25-20 TMP4323 FY21 VOCA \[\\$1,000,000; \\$250,000 county match\]](#)  
[SFY21 VOCA NOSA WC T- Needs Sgnatures](#)  
[FY21 VOCA Grant Victim Coordinator - Megan Lucey](#)  
[Megan Lucey Public Disclosure Form](#)  
[FY21 VOCA Victim Services Coordinator \(Lucey\) Sole Source HP](#)  
[DCFS sole source - conflict of interest contractor approval](#)

18. Recommendation to update the 911 Emergency Response Five-Year Master Plan to include, but not be limited to, inclusion of a plan for Public Safety Answering Point (PSAP) back-up sites, a Computer Aided Dispatch upgrade, and modifications to NRS from the 2019 Nevada State Legislature, as recommended by the 911 Emergency Response Advisory Committee on July 16, 2020. Technology Services. (All Commission Districts.) FOR POSSIBLE ACTION

**Attachments:** [BCC 08-25-20 - Staff Report - 911 Five-Year Master Plan Update](#)  
[BCC 08-25-20 - Adopted 911 Five-Year Master Plan](#)

19. Recommendation and possible action to approve and authorize the Chair to sign a Compromise and Settlement Agreement between Washoe County and Betty and Oscar Dykes the terms of which provide for a payment by Washoe County in the amount of \$325,000 in exchange for conveyance by the Dykes to Washoe County of clear title to the properties at Washoe County APN 534-561-06 and APN 534-561-07 upon which the North Spanish Springs Flood Control Facility is constructed; a complete and full settlement of any and all ownership or other claims by the Dykes concerning the County's use and construction of the North Spanish Springs Flood Control Facility; other terms consistent therewith as described in the Compromise and Settlement Agreement; authorize staff to take all actions necessary to finalize and fulfill the terms of the Agreement; and authorize the Chair to sign and execute all documents necessary to effectuate the final conveyance of title to the two properties by the Dykes to Washoe County and any other terms of the Agreement. District Attorney. (All Commission Districts.) FOR POSSIBLE ACTION

**Public Hearing. (Note: Due to public testimony and discussion, time expended on the item in this category can vary.)**

20. Public Hearing: Appeal of the denial, by the Washoe County Board of Adjustment of Special Use Permit Case Number WSUP20-0002 (Boneyard Flat Grading Phase 2), which sought approval of a special use permit to allow the excavation of approximately 1,000,000 cubic yards of earthen material from the Boneyard Flat area to be used as fill material throughout the Eagle Canyon residential area and the Spanish Springs Business Park industrial area. The project is also intended to increase the holding capacity of the Boneyard Flat flood pool.

The proposed project is located North of the terminus of the Sha-Neva haul road and south and west of the Pebble Creek Subdivision.

The Board may affirm, reverse, or modify the decision of the Board of Adjustment. In doing so, the Board may directly grant all or part of the special use permit request. Community Services. (Commission District 4.) FOR POSSIBLE ACTION

**Attachments:** [BCC 8-25-20 - Staff Report - WSUP20-0002 Appeal](#)  
[BCC 8-25-20 - Attachment A - BOA Action Order](#)  
[BCC 8-25-20 - Attachment B - BOA Staff Report](#)  
[BCC 8-25-20 - Attachment C - BOA Draft Minutes](#)  
[BCC 8-25-20 - Attachment D - Conditions of Approval](#)  
[BCC 8-25-20 - Attachment E - Appeal Application](#)  
[BCC 8-25-20 - Attachment F - Nitrate Testing Letter](#)

*(Note: Items listed under this heading only will be heard at or after the noted time of 1:30pm. In no case will it be heard prior to the stated time. Due to public testimony and discussion, time expended on the item may vary.)*

Item #21 will be heard at 1:30pm.

21. Introduction and first reading of ordinances amending Washoe County Code Chapter 110 (Development Code) within Article 302, Allowed Uses, to identify the types of review required for short-term rentals in each regulatory zone and to add an administrative review permit to the list of review types; within Article 304, Use Classification System, to update the residential use type description, add a definition for short-term rental, and update the definition for lodging services; within Article 410, Parking and Loading, to update the off-street parking space requirements table to include a reference to short-term rentals; and within Article 910, Enforcement, to specify that appeals of Administrative Hearing Office decisions related to short-term rentals would be heard by the Board of County Commissioners. Chapter 110 would also be amended to create Article 319, Short-Term Rentals (STRs), to establish standards, location limitations, defining unpermitted short-term rentals as nuisances, occupancy limits, parking requirements, safety/security considerations, signage, noise thresholds, trash/garbage collection rules, insurance requirements, Tahoe area considerations, permitting requirements, enforcement process, fees, fines, and penalties associated with short-term rentals; and to amend Article 306, Accessory Uses and Structures, by removing the procedural details for Administrative Review Permits, with those details being re-located into a new article that is updated to reflect minor changes related to short-term rentals. That article would be created as Article 809, Administrative Review Permits. The ordinances would also amend Chapter 50 (Public Peace, Safety and Morals) to include a definition of short-term rental and define unpermitted short-term rentals as a public nuisance; and amend Chapter 125 (Administrative Enforcement Code) to establish enforcement provisions related to short-term rentals, including but not limited to definitions, evidence of operation, evidence of violations, appeals and associated timeframes, stop activity orders, warnings, penalties, and penalty notices. Short-term rentals are a type of temporary lodging booked for fewer than 28-days and operated out of private residences such as homes, apartments and condos. They are commonly made available through property management companies and online booking services, and are also referred to as vacation rentals. The amendments also resolve discrepancies arising within existing Washoe County Code chapters as a result of the new code language, and other matters necessarily connected therewith and pertaining thereto.

And, if introduced, set the public hearing and second reading of the ordinances for September 22, 2020. Community Services. (All Commission Districts.) FOR POSSIBLE ACTION

**Attachments:** [BCC 8-25-20 - Staff Report - 1st Reading\\_Short Term Rentals](#)  
[BCC 8-25-20 - Attachment A - Draft Ordinance - Ch 110 -  
UPDATED July 2020](#)  
[BCC 8-25-20 - Attachment B - Draft-Ordinance - Ch 50 - UPDATED  
July 2020](#)  
[BCC 8-25-20 - Attachment C - Draft-Ordinance - Ch 125 -  
UPDATED July 2020](#)  
[BCC 8-25-20 - Attachment D - Minutes of Feb 25 2020 BCC  
Meeting](#)  
[BCC 8-25-20 - Attachment E - Signed Resolution - 20-01](#)  
[BCC 8-25-20 - Attachment F - PC Staff Report and Addendum](#)  
[BCC 8-25-20 - Attachment G - Additional Public Comment](#)

**End Of Scheduled Public Hearings**

22. Public Comment. Comment heard under this item will be limited to three minutes per person and may pertain to matters both on and off the Commission agenda. The Commission will also hear public comment during individual action items, with comment limited to three minutes per person. Comments are to be made to the Commission as a whole.
23. Commissioners’/County Manager’s announcements, reports and updates to include boards and commissions updates, requests for information or topics for future agendas. (No discussion among Commissioners will take place on this item.)

**Adjournment**

Various boards/commissions the Washoe County Commissioners may be a member of or liaison to:

Chair Lucey

Community Homelessness Advisory Board  
Economic Development Authority of Western Nevada (EDAWN) (alternate)  
Nevada Association of Counties Board of Directors (NACO)  
Regional Transportation Commission  
Reno-Sparks Convention & Visitors Authority  
Tahoe Regional Planning Agency Governing Board (alternate)  
Tahoe Transportation District Board of Directors (alternate)  
Tahoe Transportation Commission (alternate)  
Truckee Meadows Water Authority (alternate)  
Truckee River Flood Management Authority (alternate)  
Washoe County Criminal Justice Advisory Committee  
Washoe County Investment Committee  
Washoe County Legislative Liaison  
Washoe County School District Capital Funding Protection Committee  
Washoe County School District Oversight Panel  
Washoe County Stadium Authority (alternate)  
Western Regional Water Commission

Vice-Chair Berkbigler

Community Homelessness Advisory Board  
EDAWN (Economic Development Authority of Western Nevada) (liaison)  
Nevada Tahoe Conservation District Board of Supervisors  
Tahoe Prosperity Center Board of Directors  
Tahoe Regional Planning Agency Governing Board  
Tahoe Transportation District Board of Directors  
Tahoe Transportation Commission  
Truckee Meadows Regional Planning Agency Governing Board  
Truckee Meadows Water Authority Board (alternate)  
Truckee River Flood Management Authority (alternate)  
Washoe County District Board of Health  
Washoe County Stadium Authority (alternate)

Commissioner Jung

Nevada Works (alternate)  
Statewide Partnership on Opioid Crisis  
Truckee Meadows Water Authority Board (alternate)  
Truckee River Flood Management Authority (alternate)  
Washoe County Animal Services Board  
Washoe County Legislative Liaison  
Washoe County Open Space and Regional Parks Commission  
Washoe County Senior Services Advisory Board Liaison  
Washoe County Stadium Authority

Commissioner Hartung

Community Homelessness Advisory Board (alternate)  
Nevada Association of Counties Board of Directors  
Regional Transportation Commission  
Truckee Meadows Regional Planning Agency Governing Board  
Truckee Meadows Water Authority Board  
Truckee River Flood Management Authority  
Washoe County Internal Audit Committee (alternate)  
Washoe County Investment Committee  
Washoe County Stadium Authority  
Western Regional Water Commission

Commissioner Herman

Nevada Association of Counties Board of Directors (alternate)  
NevadaWorks  
State Land Use Planning Advisory Council (SLUPAC)  
Truckee Meadows Regional Planning Agency Governing Board  
Truckee Meadows Water Authority Board  
Truckee River Flood Management Authority  
Verdi Television District (Liaison)  
Vya Conservation District  
Washoe County Debt Management Commission  
Washoe County Internal Audit Committee  
Washoe County Senior Services Advisory Board Liaison (alternate)  
Washoe County School District Capital Funding Protection Committee  
Washoe County School District Oversight Panel  
Washoe County Stadium Authority (alternate)  
Washoe-Storey Conservation District  
Western Nevada Development District  
Western Regional Water Commission