

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



COUNTY MANAGER  
Eric P. Brown

ASSISTANT DISTRICT ATTORNEY  
Nathan Edwards

COUNTY CLERK  
Janis Galassini

## NOTICE OF MEETING AND AGENDA

### WASHOE COUNTY BOARD OF COUNTY COMMISSIONERS - 1001 E. 9th Street, Reno, Nevada 89512

**August 24, 2021**  
**10:00 a.m.**

**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, the Washoe County Commission Chambers are accessible and those requiring accommodation for this meeting should notify the Office of the County Manager at (775) 328-2000, 24 hours prior to the meeting.

**Public Transportation.** Public transportation is available to this meeting site: RTC Routes 2, 2S, 5 and 15 serve this location. For eligible RTC ACCESS reservations call (775) 348-5438.

**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.

**Responses to Public Comments.** The County Commission can deliberate or take action only if a matter has been listed on an agenda properly posted prior to the meeting. During the public comment period, speakers may address matters listed or not listed on the published agenda. The Open Meeting Law does not expressly prohibit responses to public comments by the Commission. However, responses from Commissioners to unlisted public comment topics could become deliberation on a matter without notice to the public. On the advice of legal counsel and to ensure the public has notice of all matters the Commission will consider, Commissioners may choose not to respond to public comments, except to correct factual inaccuracies, ask for County staff action or to ask that a matter be listed on a future agenda. The Commission may do this either during the public comment item or during the following item "Commissioners'/County Manager's announcements, reports and updates, requested for information or topics for future agendas."

Pursuant to NRS 241.020, the Agenda for the Board of County Commissioners has been posted at the following locations: Washoe County Administration Building (1001 E. 9th Street, Bldg. A), Washoe County Courthouse-Second Judicial District Court (75 Court Street), Reno City Hall - Clerk's Office (1 E. 1st Street); Sparks Justice Court (1675 East Prater Way); [www.washoecounty.us/bcc/board\\_committees/](http://www.washoecounty.us/bcc/board_committees/) and <https://notice.nv.gov>.

Although no longer required under NRS 241.020, the agenda has been physically posted at the following locations: Washoe County Courthouse-Second Judicial District Court (75 Court Street), Reno City Hall - Clerk's Office (1 E. 1st Street); Sparks Justice Court (1675 East Prater Way).

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) Erick Willrich, 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. Presentation by Bill Hauck, TMWA Water Supply Administrator, on the current status of TMWA's water supply and upstream drought reserves. FOR DISCUSSION ONLY

**Attachments:** [8-24-2021\\_WashoeCounty\\_BCC\\_Mtg](#)

4. 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.
5. 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.)
6. Presentation and Update on FY 20-21 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 08-24-21- Sheriff - Jail Status Report FY21 Qtr 4](#)  
[Jail Status Report FY 20-21 4th Quarter Annual](#)

**7. Donations. (FOR POSSIBLE ACTION)**

- 7.A.1. Recommendation to accept a cash donation of [\$100,000] from Brock Pierce Foundation in support of increased demand for fire and emergency medical services in the Gerlach Fire Station response area; and if approved, direct the Comptroller to make the appropriate budget amendments. Manager's Office. (Commission District 5.) FOR POSSIBLE ACTION

**Attachments:** [BCC 8-24-21- Staff Report - Gerlach Donation](#)

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

- 8.A.1. Approval of minutes for the Board of County Commissioners' regular meeting of July 20, 2021 and the special meeting of July 27, 2021. Clerk. (All Commission Districts.) FOR POSSIBLE ACTION

**Attachments:** [BCC2021-07-20W](#)  
[BCC2021-07-27SpecialW](#)

- 8.B.1. Recommendation to 1) approve roll change requests, pursuant to NRS 361.765 and/or NRS 361.768, for errors discovered on the 2017/2018, 2018/2019, 2019/2020, 2020/2021 and 2021/2022 secured and unsecured tax rolls 2) authorize Chair to execute the changes described in Exhibits A and B and 3) direct the Washoe County Treasurer to correct the error(s). [cumulative amount of decrease to all taxing entities \$193,503.09]. Assessor. (All Commission Districts.) FOR POSSIBLE ACTION

**Attachments:** [BCC 8/24/21 - Assessor - Staff Report Roll Change Requests](#)  
[BCC 8/24/21 - Assessor - Exhibit A](#)  
[BCC 8/24/21 - Assessor - Exhibit B](#)

- 8.C.1. Recommendation to accept the Regional Street Naming Committee (RSNC) recommendation and approve the naming of a currently unnamed access and public utility easement (government patent easement) to Bihler Court, located in the unincorporated area of Washoe County, resulting in the need to readdress the single residence from 14070 Bihler Road to 14070 Bihler Court (APN 142-241-17), and if approved, waive the six-month waiting period, as authorized within the RSNC manual. Community Services. (Commission District 2.) FOR POSSIBLE ACTION

**Attachments:** [BCC 08-24-21 - Staff Report - RSNC Bihler Ct](#)  
[BCC 08-24-21 - Street Name Change Memo-Bihler](#)

- 8.D.1. Recommendation to retroactively acknowledge the Professional Services Agreement to support the Risk-Need-Responsivity Model program for Adult Drug Court, between the Second Judicial District Court and JOIN Inc., in an amount not to exceed (\$40,000), to support the Specialty Courts program, effective July 1, 2021 through June 30, 2022, with a provision for two (2) one year extensions through June 30, 2024. District Court. (All Commission Districts.) FOR POSSIBLE ACTION

**Attachments:** [BCC FY22 Staff Report-ADC-JOIN sanction modules](#)  
[Fee for Service Addendum 2021 2022 Signature Renewal](#)  
[PARTNERSHIP AGREEMENT Sanctions 2020-2024 Final PDF](#)

- 8.D.2. Recommend to retroactively acknowledge the Professional Services Agreements for transitional living services for Adult Drug Court, between the Second Judicial District Court and Ridge House in an amount not to exceed \$40,000 and The Empowerment Center in an amount not to exceed \$49,200, for a total not to exceed amount of [\$89,200], to support the Specialty Courts programs, effective July 1, 2021, through June 30, 2022. District Court. (All Commission Districts.) FOR POSSIBLE ACTION

**Attachments:** [BCC FY22 Staff Report ADC-RH TEC-TL](#)  
[ADC The Empowerment Center TL FY22](#)  
[ADC-RH-TL FY22](#)

- 8.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], to support the Specialty Court programs, effective July 1, 2021, through June 30, 2022. District Court. (All Commission Districts.) FOR POSSIBLE ACTION

**Attachments:** [BCC FY22 Staff Report-ADC-RH-Quest-Counseling](#)  
[ADC Quest Counseling FY22](#)  
[ADC Ridge House Counseling FY22](#)

- 8.D.4. Recommendation to retroactively acknowledge the Professional Services Agreement to support the Workforce Development program for Prison Reentry Court, between the Second Judicial District Court and JOIN Inc., in an amount not to exceed (\$25,000), to support the Specialty Courts program, effective July 1, 2021 through June 30, 2022. District Court. (All Commission Districts.) FOR POSSIBLE ACTION

**Attachments:** [BCC FY22 Staff Report-PRC-JOIN](#)  
[PRC JOIN FY21-24](#)  
[Signature page- addendum](#)

- 8.E.1. Recommendation to: (1) appoint Ethan Hovest [Alternate] to the Washoe County Senior Services Advisory Board for the four-year term effective September 1, 2021, through August 31, 2025 and (2) remove Mark Miranda [District 3] from the Washoe County Senior Services Advisory Board due to 3 consecutive unexcused absences. Human Services Agency. (All Commission Districts.) FOR POSSIBLE ACTION

**Attachments:** [BCC 08-24-21 TMP5239 Appoint Senior Advisory Board](#)

- 8.E.2. Recommendation to accept an amendment to the subgrant award from the United Way of Northern Nevada and the Sierra's Emergency Food and Shelter Program that increases the award amount by [\$10,000 for a total award of \$33,100; no match requirement] and extend the award period to September 30, 2021; retroactive from January 27, 2020, for emergency short-term housing assistance; authorize the Director of the Human Services Agency to execute the amendment and related documents; and direct the Comptroller's Office to make necessary budget amendments. Human Services Agency. (All Commission Districts.) FOR POSSIBLE ACTION

**Attachments:** [BCC 08-24-21 TMP5240 Accept United Way EFSP Amendment \[\\$10,000\]](#)  
[EFSP Extension - 09.30.21](#)  
[37 Award Letter - WCHSA 06.02.20 - Updated Award Amount](#)

- 8.F.1. Recommendation to Acknowledge Receipt of the Distinguished Budget Presentation Award for Fiscal Year 2020-2021 from the Government Finance Officers Association (GFOA). Manager's Office. (All Commission Districts.) FOR POSSIBLE ACTION

**Attachments:** [BCC FY21 GFOA Budget Award 8-24-21](#)  
[GFOA FY21 Washoe County Budget Award](#)

- 8.F.2. Review and comment upon the three-year schedule of audits of various county entities or functions by the county's Internal Audit Division pursuant to Washoe County Code 15.560 and related provisions. The schedule shall include the departments, offices, boards, activities, business processes, subcontractors and agencies subject to audit for the period after review with the board of county commissioners. Manager's Office. (All Commission Districts.) FOR POSSIBLE ACTION

**Attachments:** [Three Year Schedule to BCC FY 22 to FY 24](#)

- 8.F.3. Recommend Acknowledgement of Annual Report from the Internal Audit Division for Fiscal Year Ending June 30, 2021. Manager's Office. (All Commission Districts.) FOR POSSIBLE ACTION

**Attachments:** [Annual Report to BCC FY 21](#)

**End of Consent Items**

9. Recommendation to authorize MWH Constructors and KG Walters Construction (MWH&KGW), a joint venture, as the Construction-Manager-At-Risk (CMAR), and approve the Owner-CMAR construction agreement, to construct Bioreactors 3 and 4 Excavation and Base Slab Early Work Package under a Guaranteed Maximum Price agreement, GMP 3A, a separate guaranteed maximum price agreement for the South Truckee Meadows Water Reclamation Facility 2020 Expansion Project in the amount of [\$5,118,278.74]; and approve a separate project contingency/owner allowance fund [in the amount of \$463,707.36]. Community Services. (Commission District 2.) FOR POSSIBLE ACTION

**Attachments:** [BCC 08-24-21 - Staff Report - MWH&KGW CMAR GMP3A](#)  
[STMWRF GMP 3A OWNER CMAR Agreement & Ins](#)

10. Recommendation to approve an amendment to the Agreement for Full Service Operation and Maintenance of Washoe County Sewer Facilities between Washoe County and SPB Utility Services, Inc., effective through December 31, 2024, to increase the major and minor maintenance funding in the amount of \$150,000 [from an amount not to exceed \$500,000 to an amount not to exceed \$650,000] on a calendar year basis. Community Services. (All Commission Districts.) FOR POSSIBLE ACTION

**Attachments:** [BCC 08-24-21 - Staff Report - SPB Amendment](#)  
[BCC 8-24-21 - Amendment to Agreement \\$650 Major](#)  
[Maintenance - SPB Utility](#)

11. Presentation and discussion by Gabrielle Enfield, regarding a status update for the State and Local Fiscal Recovery Fund (SLFRF) grant (\$91,587,038) awarded to Washoe County pursuant to the American Rescue Plan Act of 2021 (ARPA) Manager's Office. (All Commission Districts.) FOR DISCUSSION ONLY

12. Recommendation to approve contract for armed and unarmed professional security services as a joinder pursuant to NRS 332.195 to the State of Nevada contract CETS#19049, awarded to Allied Universal Security, retroactive to July 1, 2021 through September 30, 2021. Estimated expenditures are anticipated as [\$696,587] for Q1 of FY22. If approved, authorize the Purchasing and Contractors Manager to execute the agreement. Manager's Office. (All Commission Districts.) FOR POSSIBLE ACTION

**Attachments:** [Staff Report Allied Universal Security Contract FY22 Q1](#)  
[MK Review AUS Q1 FY22 Contract](#)

13. Recommendation to (1) approve the proposal of lease terms between Washoe County and State Street Plaza, LLC, a Nevada limited liability company, for the County to occupy 7,308 square feet within the property located at 170 S. Virginia Street, for a three-year term (September 1, 2021 to August 31, 2024) to provide space for the Washoe County Housing and Homeless Services Division; and (2) if approved authorize the Assistant County Manager Dave Solaro to execute the lease and authorize the Assistant County Manager Dave Solaro to execute all agreements, warrants and checks that are needed to facilitate the relocation of the Housing and Homeless Services Division; project cost of \$643,679.05 with a potential offset from the Health District contingent upon approval from the Washoe County District Board of Health; and (3) approve the use of Homelessness Fund Contingency in the amount of \$208,124 needed to support Fiscal Year 2022 costs, and (4) if approved, direct the Comptroller's Office to make the necessary net zero budget appropriation transfers and cash transfers. Manager's Office. (All Commission Districts.) FOR POSSIBLE ACTION

**Attachments:** [20210824 Staff Report- Homeless Services Lease 170 S. Virginia revised 8.18.21](#)  
[Proposal to Lease - 170 S Virginia St Suite 201 202 - Washoe County 81321 8.18.21](#)

14. Recommendation to approve an Agreement for Professional Services between Washoe County and the Volunteers of America, Greater Sacramento and Northern Nevada to provide contracted staffing to operate the Cares Campus for professional services through June 30th, 2022, not to exceed \$6,783,767.64 authorize the Purchasing and Contracts Manager to execute the agreement upon approval of the Interlocal Agreement on Homelessness by the Washoe County Board of County Commissioners. Item supports the development the Cares Campus to expand capacity for those experiencing homelessness. Manager's Office. (All Commission Districts.) FOR POSSIBLE ACTION

15. Recommendation to approve expenditures for Washoe County Regional Communication System solar panel and power system replacement at the Fox Mountain communication site for a cost not to exceed [\$385,660.70] as recommended by the Joint Operating Committee on July 30, 2021; and to execute a change order to the System Purchase Agreement between Washoe County and Harris Corporation Communications Segment, dated September 27, 2018, to complete the Solar Power System installation. Technology Services. (All Commission Districts.) FOR POSSIBLE ACTION

**Attachments:** [BCC 08-24-21 - Staff Report - Fox Mountain](#)  
[BCC 08-24-21 - 07-30-21 JOC Meeting Materials](#)

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

*(Note: Items listed under this heading only will be heard at or after the noted time. In no case will it be heard before the stated time. Due to public testimony and discussion, time expended on the item in this category can vary.)*

16. First Reading of an Ordinance pursuant to Nevada Revised Statutes 278.0201 through 278.0207 adopting a Development Agreement between Washoe County and NNV1 Partners, LLC for Ascente Subdivision, a residential subdivision originally approved in 2017 (TM16-009), to retroactively extend the deadline for the recording of the first final map from August 9, 2021 to August 9, 2023. The approved subdivision is a 225 lot single family common open space subdivision as authorized in Article 408 of the Washoe County Development Code.

The location is south of Fawn Lane and east of Shawna Lane and is comprised of 4 parcels that total approximately 225 acres. The parcels are located within the Forest Area Plan. The property is located within Washoe County Commission District No. 2. (045-252-17, 18, 19, & 20).

If approved, schedule a public hearing, second reading and possible adoption of the ordinance for September 28, 2021, and further authorize the Chair to execute the final Development Agreement. Community Services. (Commission District 2.) FOR POSSIBLE ACTION

**Attachments:** [BCC 8-24-21 - Staff Report - 1st Reading Ascente Development Agreement](#)  
[BCC 8-24-21 - Attachments A and A-1 - Ordinance with Development Agreement](#)  
[BCC 8-24-21 - Attachment B- Application](#)



17. Public Hearing: Appeal of the denial, by the Washoe County Planning Commission of Tentative Subdivision Map Case Number WTM21-006 (Silver Hills, Village 1) which sought approval of a tentative subdivision map to allow a 358-lot, single-family residential, common open space subdivision, with lots ranging in size from 5,000 square feet to 8,072 square feet. The applicant and property owner is Lifestyle Homes TND, LLC. The proposed project is located on the West side of Red Rock Road, approximately  $\frac{3}{4}$  of a mile north of its intersection with Silver Knolls Boulevard. The Assessors Parcel Numbers (APN) are 087-390-10 and 087-390-13. The subject site is approximately 308.6 acres in size. The Master Plan designation of the subject site is Suburban Residential (SR). The Regulatory Zone of the subject site is Silver Hills Specific Plan. The subject site is located within the North Valleys Area Plan. Community Services. (Commission District 5.) FOR POSSIBLE ACTION

**Attachments:** [BCC 8-24-21 - Staff Report - Appeal WTM21-006 Silver Hills](#)  
[BCC 8-24-21 - Attachment A - PC Action Order](#)  
[BCC 8-24-21 - Attachment B - PC Staff Report](#)  
[BCC 8-24-21 - Attachment C - PC July 6, 2021 Draft Minutes](#)  
[BCC 8-24-21 - Attachment D - Conditions of Approval](#)  
[BCC 8-24-21 - Attachment E - Appeal Application](#)  
[BCC 8-24-21 - Attachment F - PC Staff and Applicant Presentations](#)  
[BCC 8-24-21 - Attachment G - PC Video 7-6-21](#)  
[BCC 8-24-21 - Attachment H - Public Comment - Record on Appeal](#)

**End Of Scheduled Public Hearings**

18. 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.
19. 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  
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 Board (alternate)  
Truckee River Flood Management Authority (alternate)  
Washoe County Criminal Justice Advisory Committee  
Washoe County District Board of Health  
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 Nevada Development District (WNDD) (alternate)  
Western Regional Water Commission

Vice-Chair Hartung

Community Homelessness Advisory Board (alternate)  
EDAWN (Economic Development Authority of Western Nevada)  
Nevada Association of Counties Board of Directors (NACO)  
Regional Transportation Commission  
Truckee Meadows Regional Planning Agency Governing Board  
Truckee Meadows Water Authority Board  
Truckee River Flood Management Authority  
Washoe County Stadium Authority (alternate)  
Western Regional Water Commission

Commissioner Hill

Community Homelessness Advisory Board  
Downtown Reno Business Improvement District  
EDAWN (Economic Development Authority of Western Nevada) (alternate)  
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  
Truckee River Flood Management Authority  
Washoe County Internal Audit Committee (alternate)  
Washoe County Investment Committee  
Washoe County Legislative Liaison  
Washoe County Stadium Authority

Commissioner Jung

Washoe County Animal Services Advisory Board  
Downtown Reno Business Improvement District (alternate)  
Nevada Tahoe Conservation District Board of Supervisors (alternate)  
Nevada Works (alternate)  
Truckee Meadows Water Authority Board (alternate)  
Truckee River Flood Management Authority (alternate)  
Washoe County Open Space and Regional Parks Commission Liaison  
Washoe County Senior Services Advisory Board Liaison  
Washoe County Stadium Authority

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 (alternate)  
Truckee River Flood Management Authority (alternate)  
Verdi Television District (Liaison)  
Vya Conservation District (Diane Stobiecki—alternate)  
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 (Jim Shaffer – alternate)  
Western Nevada Development District (WNDD)