

WASHOE COUNTY BOARD OF EQUALIZATION

BOARD MEMBERS

James Covert, Chairperson
John Krolick, Vice Chairperson
Benjamin Green
Linda Woodland
James Brown

Alternate:
Philip Horan, First Alternate
Thomas Krompetz, Second Alternate

COUNTY CLERK

Amy Harvey

**DEPUTY DISTRICT
ATTORNEY**

Herb Kaplan

**AGENDA
WEDNESDAY FEBRUARY 9, 2011**

**WASHOE COUNTY COMMISSION CHAMBERS
1001 EAST NINTH STREET, RENO, NEVADA**

9:00 a.m.

THE WASHOE COUNTY COMMISSION CHAMBERS ARE ACCESSIBLE TO THE DISABLED. IF YOU REQUIRE SPECIAL ARRANGEMENTS FOR THE MEETING CALL THE COUNTY MANAGER'S OFFICE, 328-2000, 24-HOURS PRIOR TO THE MEETING.

UNLESS OTHERWISE NOTED, ALL REAL PROPERTY HEARINGS ARE FOR 2011/2012; PERSONAL PROPERTY AND EXEMPTION HEARINGS ARE FOR 2010/2011.

ITEMS ON THE AGENDA MAY BE TAKEN IN AN ORDER OTHER THAN WHAT APPEARS ON THE AGENDA.

ALL HEARINGS BEFORE THE BOARD OF EQUALIZATION PROCEED AS FOLLOWS:

1. ASSESSOR DESCRIBES AND LOCATES THE SUBJECT PROPERTY.
2. PETITIONER(S)' (PROPERTY OWNER) PRESENTATION OF VALUE.
3. ASSESSOR'S PRESENTATION OF VALUE.
4. PETITIONER(S)' REBUTTAL.

THE BOARD MAY CONTINUE THE HEARING TO A FUTURE DATE. IN THE EVENT THAT THE BOARD TAKES ACTION ON THE PETITION, THE BOARD MAY ASK QUESTIONS AT ANY TIME. THE BOARD'S ACTION MAY CONSIST OF DENYING THE PETITION, UPHOLDING THE PETITIONER(S)' VALUE, OR DECIDING A DIFFERENT VALUE FOR THE PROPERTY.

ACTION TAKEN BY THE BOARD OF EQUALIZATION ON ANY APPEAL MAY INCLUDE ADDING THERETO OR DEDUCTING THEREFROM A SUM FROM ANY OTHER PROPERTY ASSESSED BY THE COUNTY ASSESSOR AS IS NECESSARY TO MAKE IT CONFORM TO THE TAXABLE VALUE OF THE PROPERTY ON APPEAL.

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Public Comment during the meeting will be for all matters, both on and off the agenda, and be limited to three (3) minutes per person. No public comment will be heard during individual items on the agenda. Persons are invited to submit comments in writing on the agenda items and/or attend and make comment during the designated public comment period at the Board meeting. The Chairperson and County Board of Equalization intend that their proceedings should demonstrate the highest levels of decorum, civic responsibility, efficiency and mutual respect between citizens and their government. The Board respects the right of citizens to present differing opinions and views, even criticism, but our democracy cannot function effectively in an environment of personal attacks, slander, threats of violence and willful disruption. To that end the Nevada Open Meeting Law provides the authority for the Chair of a public body to maintain the decorum and to declare a recess if needed to remove any person who is disrupting the meeting, and notice is hereby provided of the intent of this body to preserve the decorum and remove anyone who disrupts the proceedings.

***1. ROLL CALL**

2. WITHDRAWALS

Petitions withdrawn after posting of agenda.

3. REQUESTS FOR CONTINUANCE

Review and discussion for possible action on requests for continuances.

4. CONSOLIDATION OF HEARINGS

Discussion and action for possible consolidation of hearings listed on this agenda. Consolidation to be considered when appeals assert same or similar questions of law or fact.

5. COMMERCIAL

Hearings will be conducted based upon Petitions for Review of Assessed Valuation on the following parcels:

<u>ASSESSOR'S PARCEL NO.</u>	<u>PETITIONER</u>	<u>HEARING NO.</u>
019-322-22	JONAS TRUST, RONALD J & CHRISTINE	11-0076
163-190-12	WC-DD LLC	11-0080
163-062-02	FLOCCHINI-MAGNOLIA PROEPRTIES et al	11-0132
163-281-03	FLOCCHINI-MAGNOLIA PROEPRTIES et al	11-0133
026-591-10	WILLIAMSON MARCUS TRUST	11-0172
026-591-11	WILLIAMSON MARCUS TRUST	11-0173
163-101-02	DOUBLE R GALLERIA LLC	11-0198
163-062-03	JELICH-DOUBLE EAGLE II LLC	11-0215
163-062-04	JELICH-DOUBLE EAGLE I LLC	11-0216
160-900-13	DOOLITTLE INVESTORS LLC	11-0219
160-900-24	VACAVILLE INVESTORS LLC	11-0220
160-900-43	VACAVILLE INVESTORS LLC	11-0221

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160-900-19	VACAVILLE INVESTORS LLC	11-0222
041-490-11	GALLOWAY LIVING TRUST	11-0234
160-070-16	RENOT ECH 4 LLC et al	11-0244
025-552-10	WEE BEE PARTNERS LLC	11-0257
163-072-11	LIBERTY MEADOWS LLC	11-0260
163-090-22	OLSON, ANDREA H	11-0261
163-180-07	LIBERTY MEADOWS A LLC	11-0262
140-172-01	PARKWAY PARTNERSHIP LLC	11-0274
163-061-09	TARAZI LIVING TRUST, MUNAH F & ROLA M	11-0324
163-072-12	LIBERTY MEADOWS LLC	11-0325
163-231-21	RENO LAND & CATTLE LLC	11-0326
163-231-22	RENO LAND & CATTLE LLC	11-0327
014-280-11	GREATHOUSE, KAREN S	11-0526
014-193-26	TOT TRUST	11-0584
040-972-27	MOUNTAINVIEW CORP CENTRE LLC	11-0652

6. VACANT / OTHER

Hearings will be conducted based upon Petitions for Review of Assessed Valuation on the following parcels:

<u>ASSESSOR'S PARCEL NO.</u>	<u>PETITIONER</u>	<u>HEARING NO.</u>
040-972-38	MOUNTAINVIEW CORP CENTRE LLC	11-0653

***7. BOARD MEMBER COMMENTS:** This item is limited to announcements or topics/issues proposed for future agendas.

***8. PUBLIC COMMENTS.** Comment heard under this item will be limited to three (3) minutes per person and may pertain to matters both on and off the Board agenda. Comments are to be made to the Board as a whole.

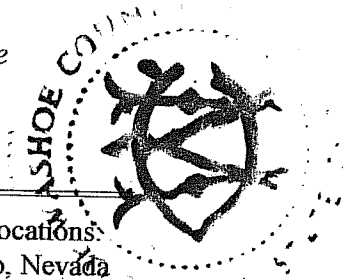
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9. **ADJOURNMENT**

* INDICATES NON-ACTION ITEMS

THIS AGENDA IS AN OFFICIAL AGENDA OF THE WASHOE COUNTY BOARD OF EQUALIZATION POSTED BY THE WASHOE COUNTY CLERK AS CLERK OF THE BOARD OF EQUALIZATION.

If seal affixed here



Pursuant to NRS 241.020, this Agenda has been posted at the following locations:
County Clerk's Office, Washoe County Courthouse, 75 Court Street, Reno, Nevada
Washoe County Administration Complex, 1001 East 9th Street, Reno, Nevada (Manager's Office)
Washoe County Administration Complex, 1001 East 9th Street, Reno, Nevada (Assessor's Office)
Washoe County Central Library, 301 South Center Street, Reno, Nevada
Sparks Justice Court, 630 East Greenbrae Drive, Sparks, Nevada
Incline Village Justice Court, 865 Tahoe Blvd, Incline Village, Nevada
Incline Village Branch Library, 845 Alder Ave., Incline Village, Nevada
www.washoecounty.us

AFFIDAVIT OF POSTING
WASHOE COUNTY BOARD OF EQUALIZATION

COUNTY OF WASHOE }
 }ss
STATE OF NEVADA }

I, ***JAIME DELLERA***, being first duly sworn, depose and say that on February 3, 2011, I posted the Agenda for the February 9, 2011 meeting of the Washoe County Board of Equalization by faxing, providing by electronic service or delivering said agenda, with a cover sheet including posting instructions, to the following posting locations. Said agenda was also posted on the website at www.washoecounty.us/clerks on February 3, 2011.

Washoe County Courthouse
Public Bulletin Board
Attn: Admin Team
Fax # 775-328-3582

Washoe County Manager's Office
Admin Complex (Chambers)
1001 East Ninth Street
Fax# 775-328-2037

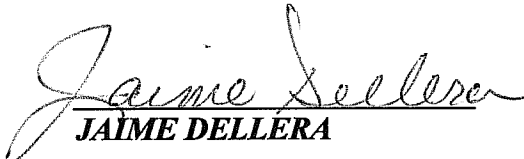
Sparks Justice Court
630 Greenbrae Drive
Sparks, NV
Fax # 775-352-3004

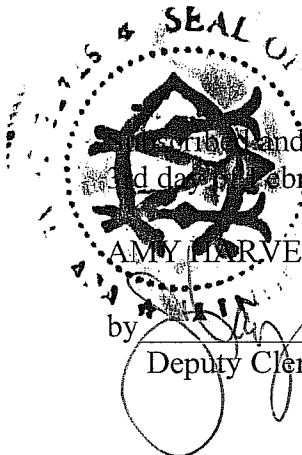
Incline Village Justice Court
865 Tahoe Blvd.
Incline Village, NV
Fax # 775-832-4162

Washoe County Main Library
301 South Center Street
Reno, NV
Email: mlohnes@washoecounty.us

Washoe County Library
Incline Village Branch
845 Alder Avenue
Incline Village, NV
Email: moday@washoecounty.us

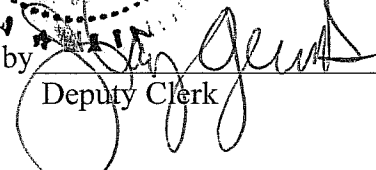
Washoe County Assessor's Office
Admin Complex
1001 East Ninth Street
Email: twilkins@washoecounty.us
Email: sdufva@washoecounty.us
Email: cdodson@washoecounty.us


JAIME DELLERA



and sworn to before me this
d day of February, 2011.

AMY HARVEY, County Clerk

by 
Deputy Clerk