

WASHOE COUNTY BOARD OF EQUALIZATION

BOARD MEMBERS

James Covert, Chairman
John Krolick, Vice Chairman
James L. Brown
Philip Horan
Gary Kizziah

COUNTY CLERK

Nancy Parent

DEPUTY DISTRICT ATTORNEY

Leslie H. Admirand
Peter C. Simeoni

AGENDA

TUESDAY, FEBRUARY 18, 2014
9:00 A.M.

WASHOE COUNTY COMMISSION CHAMBERS
1001 E. 9TH STREET, BUILDING A
RENO, NEVADA

NOTE: Items on the agenda may be taken out of order; combined with other items; removed from the agenda; or moved to the agenda of another later meeting. Items with a specific time designation will not be heard prior to the stated time, but may be heard later. The Board may take short breaks approximately every 90 minutes.

The Washoe County Commission Chambers are accessible to the disabled. If you require special arrangements for the meeting, call the County Clerk's Office, 784-7279, 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. Persons may not allocate unused time to other speakers.

Forum Restrictions and Orderly Conduct of Business. The Board of Equalization 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 Board of Equalization 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 Board. However, responses from Board 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 Board will consider. Members 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 Board may do this either during the public comment item or during the following item: “*Board Member Comments. This item is limited to announcements or topics/issues proposed for future agendas.”

WASHOE COUNTY BOARD OF EQUALIZATION
AGENDA – FEBRUARY 18, 2014
PAGE 2

Support documentation for the items on the agenda, provided to the Washoe County Board of Equalization is available to members of the public at the Washoe County Clerk's Office (1001 E. 9th Street, Bldg A, 1st Floor, Reno Nevada) Jaime Deller, (775) 784-7279.

All items numbered or lettered below are hereby designated **for possible action** as if the words "for possible action" were written next to each item (NRS 241.020). An item listed with asterisk (*) next to it is an item for which no action will be taken.

***1. ROLL CALL**

***2. 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.

3. WITHDRAWALS

Petitions withdrawn after posting of agenda.

4. REQUESTS FOR CONTINUANCE

Review and discussion for possible action on requests for continuances.

5. 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.

6. STIPULATION - EXEMPTION APPEAL

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

<u>ASSESSOR'S PARCEL NO.</u>	<u>PETITIONER</u>	<u>HEARING NO.</u>
019-140-21	HEAVEN BOUND LIFESTYLE CENTER INC	14-0004

7. STIPULATIONS – PERSONAL PROPERTY

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

<u>PERSONAL PROPERTY ID NO.</u>	<u>PETITIONER</u>	<u>HEARING NO.</u>
2308010	BALLY TECHNOLOGIES	14-0007PP
5600324	KAJANS, FRED	14-0009PP

WASHOE COUNTY BOARD OF EQUALIZATION
AGENDA – FEBRUARY 18, 2014
PAGE 3

8. STIPULATIONS- REAL PROPERTY

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>
013-321-04	THREE L'S BUILDING COMPANY	14-0175
049-360-06	J E E INC	14-0196

9. EXEMPTION APPEALS

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

<u>ASSESSOR'S PARCEL NO.</u>	<u>PETITIONER</u>	<u>HEARING NO.</u>
006-262-06	MANKEL, DENNIS	14-0005
085-081-01	VANASSCHE, SIDNEY T	14-0075

10. PERSONAL PROPERTY

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

<u>PERSONAL PROPERTY ID NO.</u>	<u>PETITIONER</u>	<u>HEARING NO.</u>
2985030	UNITED STATES GYPSUM CO	14-0098PP
2488007	USG NEVADA LLC	14-0123PP

11. 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>
071-120-03	UNITED STATES GYPSUM CO	14-0098H
004-130-02	TAMPA INC	14-0170
025-620-03	THREE L'S BUILDING COMPANY	14-0176
025-620-12	THREE L'S BUILDING COMPANY	14-0177
049-360-17	FOUR SEASONS RV PARK	14-0239A
049-360-18	FOUR SEASONS RV PARK	14-0239B
034-162-08	HPT PSC PROPERTIES TRUST	14-0304
034-162-11	HPT PSC PROPERTIES TRUST	14-0305
012-420-22	BOTTLING GROUP LLC	14-0306
163-102-12	WILLIAMS ELECTRONICS GAMES INC	14-0315

WASHOE COUNTY BOARD OF EQUALIZATION
 AGENDA – FEBRUARY 18, 2014
 PAGE 4

12. AGGREGATES, QUARRIES, ETC.

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>
071-110-01	UNITED STATES GYPSUM CO	14-0098A
071-110-02	UNITED STATES GYPSUM CO	14-0098B
071-110-03	UNITED STATES GYPSUM CO	14-0098C
071-110-17	UNITED STATES GYPSUM CO	14-0098D
071-110-18	UNITED STATES GYPSUM CO	14-0098E
071-110-19	UNITED STATES GYPSUM CO	14-0098F
071-120-01	UNITED STATES GYPSUM CO	14-0098G
071-120-06	UNITED STATES GYPSUM CO	14-0098I
071-120-07	UNITED STATES GYPSUM CO	14-0098J
071-120-14	UNITED STATES GYPSUM CO	14-0098K

13. VACANT LAND

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>
163-160-09	WEAKLAND FAMILY TRUST, KIRK & ANNA	14-0133

14. ROLL CHANGE REQUESTS – PERSONAL PROPERTY

DECREASES – For consideration of and action to approve or deny on RCR Numbers PP14025, PP14026, PP14027, PP14028, PP14029, PP14030, PP14031, PP14032, PP14033, PP14034, PP14035, PP14036, PP14037, PP14038, PP14039, PP14040, PP14041, PP14042, PP14043, PP14044, PP14045, PP14046, PP14047, PP14048, PP14049, PP14050, PP14051, PP14052, PP14053

<u>PERSONAL PROPERTY ID NO.</u>	<u>PETITIONER</u>	<u>RCR NO.</u>
2171555	GREINER, JILL	PP14025
2207209	YOU PARK AND SELL	PP14026
2212384	BLIND ONION PIZZA & PUB	PP14027
5101220	TAYLOR, GARY J	PP14028
3214273	WELLS FARGO	PP14029
2211857	ANGELICAS ITALIAN & MEXICAN RESTAURANT	PP14030
2124689	BEST CLEANING, THE	PP14031
2109375	GOLDEN STATE CONSTRUCTION	PP14032

WASHOE COUNTY BOARD OF EQUALIZATION
 AGENDA – FEBRUARY 18, 2014
 PAGE 5

2039065	VILLAGE AT IRON BLOSSOM II	PP14033
2960116	MANNING, LINDLEY	PP14034
2153373	SAINT MARYS HEALTHFIRST	PP14035
5101194	AERIAL CONSULTANTS LLC	PP14036
5101154	RENO FLYING SERVICE	PP14037
2680966	LIVE TV LLC	PP14038
2202711	CARNICERIA LOS REYES LLC	PP14039
2201493	BENGAL FOOD DISCOUNT CENTER	PP14040
2202050	CINNABON # 106	PP14041
2680250	PENTHOUSE CLUB	PP14042
2134064	FUTURA CAR WASH	PP14043
2922376	HIGHLAND CAPITAL CORPORATION	PP14044
2206345	MICHAEL KORS RETAIL INC	PP14045
2204322	BLU BOUTIQUE	PP14046
2462330	FLOORWORKS	PP14047
2469042	CHOQUES CONSTRUCTION LLC	PP14048
2300227	BRIGGS & STRATTON POWER PRODUCTS GR	PP14049
2141029	DENNIS MAINTENANCE	PP14050
2122818	PLATINUM MOBILE CAR WASH N DETAIL	PP14051
5600854	GIPSON ROBIN L	PP14052
3103098	BROWN, DARREN & JOAN	PP14053

15. ROLL CHANGE REQUEST - RCR NO. 5 – Hillcrest Estates

DECREASE – consideration of and action to approve or deny RCR No. 5 – Hillcrest Estates (RCR 5-1 THROUGH 5-28)

<u>ASSESSOR'S PARCEL NO.</u>	<u>PROPERTY OWNER</u>	<u>RCR NO.</u>
570-101-05	NISHIGUCHI, STEVEN R	5-1
570-101-06	TARTAGLIA, HAROLD M & NOREEN F	5-2
570-101-07	JACKSON, GEORGE D	5-3
570-102-10	BARANOWSKI LIVING TRUST	5-4
570-102-11	RIOS, KAREN E	5-5
570-102-12	HAHN , VINCE	5-6
570-102-15	CONTRERAS, MARIA L	5-7
570-102-16	HOFFMAN, MICHAEL	5-8
570-102-19	NEELY, SEAN	5-9
570-102-20	BELL, HOWARD W & JOANNE L	5-10

WASHOE COUNTY BOARD OF EQUALIZATION
AGENDA – FEBRUARY 18, 2014
PAGE 6

570-102-23	GAGNON, CHUANPIT	5-11
570-102-24	HARRIS LIVING TRUST, ROY & LORRAINE	5-12
570-102-27	DOROUGH, KENNETH B & SON O	5-13
570-103-01	SODERMAN FAMILY TRUST, JANET S	5-14
570-103-10	BHATIA, VIVEK T & RITU	5-15
570-103-11	TRUJILLO, MARTIN D & ROSA M	5-16
570-103-15	NGUYEN, TUOI V	5-17
570-103-16	CONNELLY, NICOLE L	5-18
570-111-05	TAYLOR, TODD	5-19
570-111-06	LEMUS, STEPHEN A & COLLEEN E	5-20
570-111-08	HERNANDEZ, MARINO & DOMITILA	5-21
570-111-12	REEDE, CHRISTOPHER & MICHON	5-22
570-111-15	BADANO FAMILY TRUST	5-23
570-112-05	GARCIA-LOPEZ, JESUS	5-24
570-112-06	CHUONG, JEFFREY & CRYSTAL L	5-25
570-112-08	MARTINEZ, ROBERTO R	5-26
570-112-09	MEDINA, RUDOLFO & CRISTINA G	5-27
570-112-16	PREET, SURINDER	5-28

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

***17. 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.

18. ADJOURNMENT

* INDICATES NON-ACTION ITEMS

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WASHOE COUNTY BOARD OF EQUALIZATION
AGENDA – FEBRUARY 18, 2014
PAGE 7

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



Pursuant to NRS 241.020, this Agenda has been posted at the following locations:

- Washoe County Courthouse, 75 Court Street, Reno, Nevada
- Washoe County Administration Complex, 1001 East 9th Street, Reno, Nevada (Clerk)
- Washoe County Administration Complex, 1001 East 9th Street, Reno, Nevada (Assessor)
- Washoe County Central Library, 301 South Center Street, Reno, Nevada
- City of Sparks, 431 Prater Way, 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 11, 2014, I posted the Agenda for the February 18, 2014 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.

Washoe County Courthouse
Public Bulletin Board
Attn: Joey
Fax # 775-328-3206

Washoe County Clerk's Office
Admin Complex (Chambers)
1001 East Ninth Street
Email: csmith@washoecounty.us


City of Sparks
431 E. Prater Way,
Sparks, NV
Email: tgardner@cityofsparks.us
cbrooks@cityofsparks.us

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: Library - Posting Group

Washoe County Library
Incline Village Branch
845 Alder Avenue
Incline Village, NV
775-832-4180

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


JAIME DELLERA

Subscribed and sworn to before me this
11th day of February, 2014.

NANCY PARENT, County Clerk

by 
Deputy Clerk

