



REGIONAL PLANNING COMMISSION

MEMBERS

Jim Newberg, Chair
Dian VanderWell, Vice-chair
Roger Edwards
Roy Hibdon
Tom Lean

Jackie Peters
Dennis Rom
Doug Voelz
Kevin Weiske

Rosanna Coombes, Director

MINUTES

REGIONAL PLANNING COMMISSION (RPC)

Regular Meeting

Wednesday, May 12, 2010, 6:30 p.m.

The Regional Planning Commission (RPC) met in regular session in the Washoe County Commission Chambers, 1001 East Ninth Street, Reno, Nevada and conducted the following business:

The meeting was called to order by Chair Jim Newberg at 6:30 p.m.

1. ROLL CALL

The clerk called the roll and the following Commissioners were present: Jim Newberg, Dian VanderWell, Roger Edwards, Roy Hibdon, Tom Lean, Jackie Peterson, Dennis Romeo, Doug Voelz, and Kevin Weiske.

Truckee Meadows Regional Planning Agency (TMRPA) staff present: Rosanna Coombes, Director; Norman Azevedo, Legal Counsel; Paige Menicucci; Joy Randall; Sienna Reid; and Patricia Rogers.

2. APPROVAL OF THE AGENDA

COMMISSIONER LEAN MADE A MOTION TO APPROVE THE AGENDA, SECONDED BY COMMISSIONER WEISKE. THE MOTION CARRIED UNANIMOUSLY WITH NINE (9) MEMBERS PRESENT.

3. PUBLIC COMMENT

None

4. APPROVAL OF MINUTES

A. April 14, 2010

COMMISSIONER VOELZ MADE A MOTION TO APPROVE THE MINUTES, SECONDED BY COMMISSIONER ROMEO. THE MOTION CARRIED WITH EIGHT (8) IN FAVOR AND ONE (1) ABSTENTION BY COMMISSIONER NEWBERG.

5. BUSINESS OF THE DAY

- A. PUBLIC HEARING – Regional Plan Conformance Review – project of regional significance, Silver Star Ranch PUD (CR10-005) – a project of regional significance for: a) the creation of more than 625 housing units; b) sewage generation of more than 187,500 gallons per day; and, c) traffic in excess of 6,250

excess of 6,250 average daily trips. The ±633 acre project site is located ±2,350 feet (0.44 miles) northwest of the Red Rock Road/Adobe Drive intersection which is ±5 miles north of the Red Rock Road/US 395 intersection, and ±4,150 feet (0.78 miles) northeast of the Aquamarine Drive/Aquamarine Court intersection in Woodland Village.

Sienna Reid, Regional Planner, reviewed information included in the staff report regarding the proposed project of regional significance.

Chair Newberg asked the applicant's representative if they are in agreement. Susan Dorr, Representing the Silver Star Ranch Project, responded that they do agree with the conditions.

[The public hearing was opened.] There were no requests to speak.

[The public hearing was closed.]

Commissioner Voelz asked questions regarding BLM land and access road requirements. Ms. Dorr reviewed two alternatives for access roads through the BLM property and stated that both would require an easement from BLM.

Commissioner Lean asked about language in the PUD handbook regarding requirements for school sites. Ms. Reid responded that it will be added to the handbook prior to its certification.

COMMISSIONER WEISKE MADE A MOTION TO FIND THE SILVER STAR RANCH PUD PROJECT OF REGIONAL SIGNIFICANCE IN CONFORMANCE WITH THE 2007 TRUCKEE MEADOWS REGIONAL PLAN, BASED ON THE FINDINGS LISTED IN THE STAFF REPORT, SECONDED BY COMMISSIONER ROMEO. THE MOTION CARRIED UNANIMOUSLY WITH NINE (9) MEMBERS PRESENT.

- B. Consideration and possible action to revise the advance schedule of RPC meeting dates for calendar year 2010.

Joy Randall, Administrative Services Manager, reviewed information included in the staff report regarding the revised schedule of meeting dates. RPC meetings will be held every other month beginning in July.

COMMISSIONER LEAN MADE A MOTION TO ADOPT THE REVISED 2010 ADVANCE SCHEDULE OF MEETING DATES, SECONDED BY COMMISSIONER WEISKE. THE MOTION CARRIED UNANIMOUSLY WITH NINE (9) MEMBERS PRESENT.

- C. Consideration and possible action to revise the RPC bylaws to address:
 - 1) the timing of election of officers;
 - 2) the advanced schedule of meeting dates, and
 - 3) procedural matters regarding the RPC agenda schedule

Ms. Randall reviewed the information included in the staff report regarding revised RPC bylaws.

COMMISSIONER VANDERWELL MADE A MOTION TO ADOPT THE REVISED PAGES OF THE RPC BYLAWS AND DIRECT STAFF TO MAKE ADMINISTRATIVE AND FORMATTING CHANGES AS NECESSARY, SECONDED BY COMMISSIONER WEISKE. THE MOTION CARRIED UNANIMOUSLY WITH NINE (9) MEMBERS PRESENT.

6. DIRECTOR, MEMBER, AND LEGAL COUNSEL INFORMATION ITEMS

A. Director's reports:

- 1) Consideration and possible acceptance of individual annual reports submitted by local governments and affected entities pursuant to subsection 1 of NRS 278.0286

Patricia Rogers, Government Relations-Community Outreach Representative, reviewed information included in the staff report.

COMMISSIONER LEAN MADE A MOTION TO ACCEPT THE REPORTS, SECONDED BY COMMISSIONER WEISKE. THE MOTION CARRIED UNANIMOUSLY WITH NINE (9) MEMBERS PRESENT.

- 2) Status report on local government and affected entity progress made towards completing scheduled additions utilized in Regional Plan conformance reviews

Ms. Reid reviewed information included in the staff report.

COMMISSIONER VOELZ MADE A MOTION TO RECEIVE THE STATUS REPORT ON THE LOCAL GOVERNMENT AND AFFECTED ENTITY PROGRESS MADE TOWARDS COMPLETING SCHEDULED ADDITIONS UTILIZED IN REGIONAL PLAN CONFORMANCE REVIEWS AND ENDORSE THE TIMELINE AMENDMENTS TO THE CITY OF SPARKS MASTER PLAN LIST OF SCHEDULED ADDITIONS AND THE WASHOE COUNTY COMPREHENSIVE PLAN LIST OF SCHEDULED ADDITIONS, SECONDED BY COMMISSIONER PETERSON. THE MOTION CARRIED UNANIMOUSLY WITH NINE (9) MEMBERS PRESENT.

- 3) Report on actions and agendas of the Regional Planning Governing Board (RPGB)

Rosanna Coombes, Director of Regional Planning, reviewed the staff report regarding actions and agendas of the RPGB.

B. Legal counsel's report

- 1) Status report on a petition for judicial review pursuant to NRS 278.0233 and declaratory relief filed in the Second Judicial District Court of the State of Nevada by Sally S. Weston and Craig R. Hopkins as Co-Trustees of the Cavalier Trust under trust agreement dated May 16, 1995, as amended and restated December 1, 2004, or thereafter; Lee T. Weston II,

T. Weston II, as Trustee of the Lone Pine Trust adv. Truckee Meadows
Regional Planning Governing Board [District Court case number CV 09-
01642]

Norm Azevedo, Legal Counsel, reviewed background information regarding the case and stated
that the matter has been submitted to Judge Kosach for his consideration.

Public Comment – Gary Houk stated that the East Washoe Valley CAB has created a legal
defense fund and is participating with the West Washoe Association in regard to this litigation.

7. REQUESTS FOR AND POSSIBLE ACTION ON FUTURE AGENDA ITEMS

A. Review of tentative calendar of agenda items.

Ms. Coombes reviewed information included in the staff report regarding future agendas.

8. WRITTEN CORRESPONDENCE


None

9. ADJOURNMENT

The meeting was adjourned at 6:56 p.m.

Respectfully submitted by Christine Birmingham.

Reviewed by:



Rosanna Coombes, Director
Truckee Meadows Regional Planning Agency

Approved by:



Jim Newberg, Chair
Regional Planning Commission

APPROVED BY THE REGIONAL PLANNING COMMISSION IN SESSION ON
6/9, 2010.