The Regional Planning Commission (RPC) met in the Marvin Picollo Elementary School Multi-Purpose Room, 900 Foothill Road, Reno, Nevada and conducted the following business:

The meeting was called to order by Chair Chvilicek at 6:00 p.m.

1. ROLL CALL

The clerk called the roll and the following Commissioners were present: Sarah Chvilicek, Dian VanderWell, James Barnes, Larry Chesney, James Fewins, Peter Gower, Mark Johnson, City of Sparks alternate Shelley Read, Kathleen Taylor

Commissioners Absent: None

Truckee Meadows Regional Planning Agency (TMRPA) staff present: Jeremy Smith, Interim Director; Jessica Prunty, Legal Counsel; Nate Kusha; Chohnny Sousa; Chris Tolley

2. SALUTE TO THE FLAG

Commissioner Barnes led the Pledge of Allegiance.

3. [For possible action] APPROVAL OF THE AGENDA

COMMISSIONER VANDERWELL MADE A MOTION TO APPROVE THE AGENDA, SECONDED BY COMMISSIONER CHESNEY. THE MOTION CARRIED UNANIMOUSLY WITH NINE (9) COMMISSIONERS PRESENT.

4. PUBLIC COMMENT

Terri Thomas spoke about her local government finance background and the history of the water treatment plant. She emphasized the need to plan responsibly and sustainably.

Russ Earle, Silver Knolls Community Organization, stated the closest water main to Silver Knolls is in Stead.

Wanda Cardinelli expressed concern regarding infrastructure issues.

5. BUSINESS OF THE DAY

A. [For possible action] PUBLIC HEARING – To receive testimony at a location within the unincorporated area of Washoe County concerning approval of the comprehensive
Draft 2019 Truckee Meadows Regional Plan and a recommendation of adoption to the Regional Planning Governing Board (RPGB) as required by NRS 278.0272

Jessica Prunty, Legal Counsel, addressed the statutorily required series of three meetings, held in the cities of Reno and Sparks, and in the unincorporated portion of Washoe County, to receive testimony regarding the comprehensive Draft 2019 Truckee Meadows Regional plan.

Ms. Prunty also explained the applicability of the Regional Plan once it is adopted by the Regional Planning Governing Board (RPGB). She noted that projects requiring regional review which have already begun a local planning process at the time of adoption will be reviewed under the 2012 Truckee Meadows Regional Plan.

Chair Chvilicek addressed the format for providing testimony to the RPC.

Jeremy Smith, Interim Director, presented the staff report, an overview of edits made to the draft plan, and an overview of the testimony provided at the September 25, 2019 and September 26, 2019 RPC meetings.

Chair Chvilicek disclosed that she is an employee of the University of Nevada, Reno (UNR), but had no conflict or connection to the Main Station Field Lab (or UNR Farms) property.

Jessica Prunty, Legal Counsel, disclosed that she had a conversation with Garrett Gordon who represents Lifestyle Homes. She also stated for the record that from her legal perspective there is not a takings issue by the Tier 3 designation.

Public testimony on the Draft 2019 Truckee Meadows Regional Plan:

Bob Lissner spoke in favor of approving the plan as written today as his concerns do not raise to the level that this plan should be delayed. With help from the Washoe County Planning Department he better understood that some of his concerns are not as serious as he thought they were going to be.

Bob Webb, County Representative on the Regional Plan Update Group, stated that Washoe County staff fully supports the policies as written in the draft. We do not support any changes to the tier map in the North Valleys area.

Kim Rotemyer discussed past flooding issues and the approval of a development that will eliminate all of Steamboat Creek flood storage areas. She asked that UNR farms be put in Tier 3 without allowing any development on it as it is the last area of flood water storage.

Terri Thomas discussed flood storage needs.

Russ Earle stated Silver Knolls does not have infrastructure for water. He also spoke regarding the need for high fire danger areas to be Tier 3.

Wanda Cardinelli discussed the need for smart planning and development.
COMMISSIONER GOWER MADE A MOTION TO ACCEPT WRITTEN AND VERBAL TESTIMONY RECEIVED AT THE RPC MEETINGS OVER THE LAST THREE NIGHTS, SECONDED BY COMMISSIONER VANDERWELL. THE MOTION CARRIED UNANIMOUSLY WITH NINE (9) COMMISSIONERS PRESENT.

B. [For possible action] Discussion and possible action on Regional Planning Commission (RPC) Resolution 19-06 regarding the RPC’s approval of the comprehensive Draft 2019 Truckee Meadows Regional Plan and a recommendation of adoption to the Regional Planning Governing Board (RPGB)

Commissioner Gower expressed a high level of comfort that this plan provides the framework for all of the jurisdictions to move forward and address smart growth.

Commissioner Fewins expressed support for the plan stating that it begins to address some of the issues we face related to growth.

Commissioner Taylor noted that last night and tonight public comment was made by representatives of Washoe County and the City of Sparks in support of the current tiers as outlined in the draft plan. She requested confirmation of support from a City of Reno representative as well.

Angela Fuss, Reno Planning Manager, confirmed that the City of Reno is in support of the current Tiers.

Several commissioners expressed appreciation for all the hard work that has gone into the development of this plan.

COMMISSIONER CHESNEY MADE A MOTION TO ADOPT REGIONAL PLANNING COMMISSION RESOLUTION 19-06, PROVIDING THE RPC’S APPROVAL OF THE COMPREHENSIVE DRAFT 2019 TRUCKEE MEADOWS REGIONAL PLAN AND RECOMMEND ADOPTION TO THE REGIONAL PLANNING GOVERNING BOARD, SECONDED BY COMMISSIONER VANDERWELL. THE MOTION CARRIED UNANIMOUSLY WITH NINE (9) COMMISSIONERS PRESENT.

6. REPORTS

A. [For possible action] Members’ and Director’s reports

The next regular RPC meeting will be October 9, 2019 in the Reno City Council Chambers.

B. [For possible action] Legal counsel’s report

None

7. [For possible action] REQUESTS FOR FUTURE AGENDA ITEMS

None
8. **PUBLIC COMMENT**

Kim Rotemyer discussed the FEMA remapping that is being done and stated it is unfortunate that the tier system is not going to allow for flood storage.

Wanda Cardinelli asked the commission to take into consideration that there doesn’t seem to be any enforcement when developers leave.

9. **WRITTEN CORRESPONDENCE**

None

10. **[For possible action] ADJOURNMENT**

COMMISSIONER GOWER MADE A MOTION TO ADJOURN AT 7:10 PM, SECONDED BY COMMISSIONER VANDERWELL. THE MOTION CARRIED UNANIMOUSLY WITH NINE (9) COMMISSIONERS PRESENT.

The meeting was adjourned at 7:10 p.m.

Respectfully submitted by Christine Birmingham.

Reviewed by: 

Approved by: 

Jeremy M. Smith, Interim Director  
Truckee Meadows Regional Planning Agency  

Sarah Chvilicek, Chair  
Regional Planning Commission

**APPROVED BY THE REGIONAL PLANNING COMMISSION IN SESSION ON **11/14, 2019.**