



# REGIONAL PLANNING COMMISSION

**MEMBERS**  
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Jim Newberg, Vice-chair  
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Roger Edwards  
Tom Lean  
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Dian VanderWell  
Kevin Weiske  
Rosanna Coombes, Director

## **AGENDA** **Regional Planning Commission** **August 13, 2008, 6:30 pm** **Washoe County Commission Chambers** **1001 East Ninth Street, Reno, Nevada**

### **NOTES:**

1. The announcement of this meeting is posted at Truckee Meadows Regional Planning Agency, Reno City Hall, Sparks City Hall, the Washoe County Administrative Building and at [www.tmrpa.org](http://www.tmrpa.org).
2. In accordance with NRS 241.020, this agenda closes three working days prior to the meeting. We are pleased to make reasonable accommodations for persons who are disabled and wish to attend meetings. If you require special arrangements for the meeting, please call 321-8385 before the meeting date.
3. The following items may not be addressed in this order. Arrive at the meeting at the posted start time to hear item(s) of interest.
4. Asterisks (\*) denote non-action items.
5. Public comment is limited to three minutes. The RPC may further limit public comment to a period of time less than 3 minutes. In the event that the RPC further limits public comment to a period of less than three minutes, then it will be done by affirmative action of the RPC. The public is encouraged to provide information on issues not on the posted agenda during the Public Comment period. The public may sign up to speak during the public comment period or on a specific agenda item by completing a "Request to Speak" card and handing it to the clerk.

1. Roll Call
2. Approval of the Agenda
3. Approval of Minutes
  - A. July 9, 2008
4. Public Comment\*
5. Consent Agenda
  - A. PUBLIC HEARING – Regional Plan Conformance Review – Reno Master Plan amendment, Southeast Neighborhood Plan (CR08-019) – to expand the northern boundary of the Southeast Neighborhood Plan, resulting in the addition of ±148.18 acres to the existing neighborhood planning area, and change the land use designation of the additional area to Special Planning Area
6. Business of the day
  - A. PUBLIC HEARING – Regional Plan Conformance Review – Reno Master Plan Scheduled Additions (CR08-020) including the following:
    1. Land Use Plan Scheduled Additions – an amendment to the City of Reno Master Plan to amend the Land Use Plan by revising language identifying proposed intensification of the Transit Oriented Development Corridors, modifying Table 2: Land Use Designations and Conforming Zoning Districts, mapping previously adopted changes to the SOI boundary, and illustrating cooperative planning areas within the region;

2. Master Plan Scheduled Additions – Map Corrections – an amendment to the City of Reno Master Plan to correct certain plan area delineations illustrated in the Plumas Neighborhood Plan and the West University Neighborhood Plan; and,
  3. Master Plan Scheduled Additions – an amendment to the City of Reno Master Plan:
    - a. adding text and mapping to further address development constraints, military installation compatibility, management strategies for slopes 15-30 percent, expanded wildlife habitat, management of urban/wildland interface, promotion of the Regional Utility Corridor Report, updated wetland and drainageways policies, additional clarification regarding the Public Services Facilities and Infrastructure Plan (PSFI) implementation process; and,
    - b. deleting the City of Reno Wetland and Stream Environment Policy Plan and Major Drainageways Plan
  - B. PUBLIC HEARING – Regional Plan Conformance Review – City of Sparks Master Plan amendment, West Pyramid Area Plan (CR08-022) – a master plan for the West Pyramid Area within the City of Sparks Sphere of Influence including the potential designation of the land uses Open Space, General Commercial, Business Park, Public Facility, Mixed Use, 1 dwelling unit per acre, 2 dwelling units per acre, 3 dwelling units per acre, 4 dwelling units per acre, 6 dwelling units per acre, 10 dwelling units per acre, 12 dwelling units per acre, and 18 dwelling units per acre, along with goals and policies for an area generally located west of the Pyramid Lake Highway, east of Sun Valley, south of Eagle Canyon Drive, and north of Wedekind Road
  - C. Discussion and possible action to sponsor proposed amendments to the 2007 Regional Plan including:
    1. clarification of terms including “floodway area” and “FEMA Zone AE Floodplain” and other related changes (RPA 08-002)
    2. updates to text pursuant to the adoption of SB 487 during the 2007 Nevada State Legislature regarding water planning, and corrections to Policy 4.1.5 regarding Projects of Regional Significance (RPA 08-003)
    3. updates to all maps (RPA 08-004)
    4. updates to Appendix A – FY 2007/08 - 2011/12 Regional Capital Improvements Program (RPA 08-001)
  - D. Possible action on RPC Resolution 08-03, resolution of appreciation for the service of William Weber as a member, and Chair, of the Regional Planning Commission
7. Director, Member, and Legal Counsel Information Items
    - A. Director’s reports:
      1. Report on actions and agendas of the Regional Planning Governing Board\*
    - B. Legal counsel’s report
    - C. Discussion and possible acceptance of the Regional Plan annual report (2007) summarizing individual annual reports submitted by local governments and affected entities pursuant to subsection 1 of NRS 278.0286
  8. Requests for and possible action on future agenda items
    - A. Review of tentative calendar of agenda items
  9. Written correspondence\*
  10. Adjournment