



REGIONAL PLANNING COMMISSION

MEMBERS
William Weber, Chair
Kendall Mattina, Vice-chair
Scott Barnes
Tom Lean
Christy Magers
Jim Newberg
Dennis Romeo
Dian VanderWell
Kevin Weiske
Rosanna Coombes, Director

MINUTES
REGIONAL PLANNING COMMISSION (RPC)
Regular Meeting
Wednesday, May 14, 2008, 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 William Weber at 6:30 p.m.

1. ROLL CALL

The clerk called the roll and the following Commissioners were present: William Weber, Kendall Mattina, Scott Barnes, Tom Lean, Keith Lockard for Christy Magers, Jim Newberg, Lisa Foster for Dennis Romeo, Dian VanderWell, and Kevin Weiske.

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

2. APPROVAL OF THE AGENDA

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

3. APPROVAL OF MINUTES

A. April 9, 2008

COMMISSIONER MATTINA MADE A MOTION TO APPROVE THE APRIL 9, 2008, MINUTES AS PRESENTED, SECONDED BY COMMISSIONER WEISKE. THE MOTION CARRIED WITH SIX (6) IN FAVOR AND THREE (3) ABSTENTIONS BY COMMISSIONERS BARNES, FORD AND LOCKARD.

4. PUBLIC COMMENT

None

5. CONSENT AGENDA

- A. PUBLIC HEARING – Regional Plan Conformance Review – Washoe County Comprehensive Plan amendment, Shelter House (CR08-008) – to amend the North Valleys Area Plan, an element of the Washoe County Comprehensive Plan, to re-designate ± 62.89 acres and ± 59.50 acres located approximately one-half mile east of the intersection of Lemmon Drive and Deodar Way from General Rural (GR) to ± 18.4 acres Medium Density Suburban/Four (MDS/4), ± 24.5 acres of Medium Density Rural (MDR), and ± 36.7 acres of Open Space (OS), leaving ± 41.7 acres of General Rural (GR).
- B. PUBLIC HEARING – Regional Plan Conformance Review – Reno Master Plan amendment, Southeast Neighborhood Plan (CR08-009) – to amend the City of Reno Master Plan to delete the Southeast Truckee Meadows Specific Plan and to add the Southeast Neighborhood Plan; and, to amend the City of Reno Master Plan from Special Planning Area (Southeast Truckee Meadows Specific Plan) on $\pm 2,560.47$ acres to Special Planning Area (Southeast Neighborhood Plan) on $\pm 2,560.47$ acres.
- C. PUBLIC HEARING – Regional Plan Conformance Review – City of Sparks Master Plan amendment, Conservation Element Changes (CR08-010) – an amendment to the conservation element goals and policies providing specific direction for development, including Low Impact Development practices within flood areas identified as Critical Zones, Zone AE, and Floodways.

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

[The public hearing was closed.]

COMMISSIONER MATTINA MADE A MOTION TO APPROVE THE CONSENT AGENDA ITEMS AS PRESENTED, SECONDED BY COMMISSIONER WEISKE. THE MOTION CARRIED UNANIMOUSLY WITH NINE (9) MEMBERS PRESENT.

6. BUSINESS OF THE DAY

- A. PUBLIC HEARING – Regional Plan Conformance Review – City of Sparks Master Plan amendment and project of regional significance, Copper Canyon (CR08-007) – 1) amending the Master Plan land use designation for ± 78.79 acres of Industrial (I) and ± 3.40 acres of General Commercial (GC) to ± 75.19 acres of Mixed Use (MX) and ± 7 acres of Tourist Commercial (TC); and 2) a project of regional significance for: a) employment not less than 938 employees; b) a project of more than 625 housing units; c) sewage generation of more than 187,500 gallons per day; d) water demand in excess of 625 acre-feet/year; and, e) traffic in excess of 6,250 average daily trips. The ± 82.19 acre site is located east of Vista Boulevard and north of Interstate 80.

Sienna Reid, Regional Planner, reviewed information on this amendment included in the staff report and stated that Regional Planning staff found no significant conformance issues with this amendment and project of regional significance and recommends approval based on the findings listed in the staff report.

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

Commissioner Lean

COMMISSIONER LEAN MADE A MOTION TO FIND THE COPPER CANYON AMENDMENT TO THE SPARKS MASTER PLAN, AND THE PROPOSED 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 MATTINA. THE MOTION CARRIED UNANIMOUSLY WITH NINE (9) MEMBERS PRESENT.

Rosanna Coombes, Director of Regional Planning, introduced Peter Gower as a new Senior Planner with the Truckee Meadows Regional Planning Agency (TMRPA).

7. DIRECTOR, MEMBER, AND LEGAL COUNSEL INFORMATION ITEMS

A. Director's reports:

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

Ms. Coombes reviewed action taken by the RPGB at their April and May meetings.

Commissioner Lockard asked about the RPGB item regarding the strategy to address growth assumptions. Ms. Coombes reviewed the history of that item and the four elements of the proposed strategy.

- ### **B. 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, stated that the RPC received seven entities' annual reports at the last RPC meeting. Tonight another group of reports are included in the meeting packet for acceptance by the RPC.

COMMISSIONER MATTINA MADE A MOTION TO ACCEPT THE ANNUAL REPORTS LISTED IN THE STAFF REPORT AS PRESENTED, SECONDED BY COMMISSIONER BARNES. THE MOTION CARRIED UNANIMOUSLY WITH NINE (9) MEMBERS PRESENT.

C. Legal counsel's report

- 1) Status report on action regarding a petition for writ of mandate or judicial review regarding the Regional Planning Commission's determination of conformance (February 13, 2008) of the City of Reno's Master Plan (CR07-035) filed in the Second Judicial District Court by Rancho Haven Residents for Sensible Growth, Sandy McGill, Erik Holland, Progressive Leadership Alliance of Nevada, Citizens for Cold Springs, Frank Schenk adv. Regional Planning [sic] Commission, Truckee Meadows Regional Planning Agency (CV08-00611) on March 10, 2008.

Norm Azevedo, Legal Counsel, reviewed the history of this item and stated that the case will proceed as a judicial review.

8. REQUESTS FOR AND POSSIBLE ACTION ON FUTURE AGENDA ITEMS

A. Review of tentative calendar of agenda items.

Ms. Coombes recommended that the May 28 RPC meeting be cancelled and reviewed tentative agenda items for the June 11 RPC meeting.

There was discussion regarding the election of a new Chair and Vice-Chair at the July meeting. The election takes place at the July meeting and the new Chair takes over at the next meeting. The new Chair will be a Sparks representative and a Reno representative will be the new Vice-Chair.

9. WRITTEN CORRESPONDENCE

None

10. ADJOURNMENT

The meeting was adjourned at 6:46 p.m.

Respectfully submitted by Christine Birmingham.

Reviewed by:



Rosanna Coombes, Director
Truckee Meadows Regional Planning Agency

Approved by:



William Weber, Chair
Regional Planning Commission

APPROVED BY THE REGIONAL PLANNING COMMISSION IN SESSION ON
7/9, 2008.