



# AGENDA

## Regular Meeting

### Reno City Council

Monday, September 23, 2019 • 10:00 AM

Reno City Council Chamber, One East First Street, Reno, NV 89501

Hillary Schieve, Mayor

#### Council Members:

Ward 1 – Jenny Brekhus

Ward 4 – Bonnie Weber

Ward 2 – Naomi Duerr

Ward 5 – Neoma Jardon

Ward 3 – Oscar Delgado

At-Large – Devon Reese

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**Public Notice:** This agenda has been physically posted in compliance with NRS 241.020(3)(notice of meetings) at Reno City Hall – One East First Street, Washoe County Downtown Reno Library – 301 South Center Street, Evelyn Mount Northeast Community Center – 1301 Valley Road, McKinley Arts and Culture Center – 925 Riverside Drive, Reno Municipal Court – One South Sierra Street, Washoe County Administration Building – 1001 East Ninth Street and Reno-Sparks Convention and Visitors Authority – 4001 South Virginia Street, Suite G. In addition, this agenda has been electronically posted in compliance with NRS 241.020(3) at <http://www.reno.gov>, and NRS 232.2175 at <https://notice.nv.gov/>. To obtain further documentation regarding posting, please contact Ashley D. Turney, City Clerk, 1 East First Street, Reno, NV 89501, (775) 334-2030; [turneya@reno.gov](mailto:turneya@reno.gov).

**Accommodations:** Reasonable efforts will be made to assist and accommodate physically disabled persons attending the meeting. Please contact the City Clerk's Office at (775) 334-2030 in advance so that arrangements can be made.

**Supporting Material:** Staff reports and supporting material for the meeting are available at the City Clerk's Office, and on the City's website at <http://www.reno.gov/meetings>. Pursuant to NRS 241.020(6), supporting material is made available to the general public at the same time it is provided to the City Council.

**Order of Business:** The presiding officer shall determine the order of the agenda and all questions of parliamentary procedure at the meeting pursuant to the Rules of the Reno City Council (City Council Resolution No. 8478, adopted December 13, 2017). Items on the agenda may be taken out of order. The Reno City Council may combine two or more agenda items for consideration; remove an item from the agenda; or delay discussion relating to an item on the agenda at any time. See, NRS 241.020(2)(c)(6). Items scheduled to be heard at a specific time will be heard no earlier than the stated time, but may be heard later.

**Council Recess:** The Reno City Council may recess at any time during the meeting at the discretion of the Mayor and/or to confer with counsel per NRS 241.015(3)(b)(2) and/or its management representatives per NRS 288.220(4), as necessary. Additional short breaks may be taken throughout the meeting as needed.

**Public Comment:** A person wishing to address the Reno City Council shall submit a "Request to Speak" form to the City Clerk. Public comment, whether on action items or general public comment, is limited to three (3) minutes per person. Unused time may not be reserved by the speaker, nor allocated to another speaker. No action may be taken on a matter raised under general public comment until the matter is included on an agenda as an item on which action may be taken.

On specific agenda items, the presiding officer may prohibit comment if the content of the comments is a topic that is not relevant to, or within the authority of, the City Council, or if the content is willfully disruptive of the meeting by being irrelevant, repetitious, slanderous, offensive, inflammatory, irrational or amounting to personal attacks or interfering with the rights of other speakers. Any person making willfully disruptive remarks while addressing the Reno City Council or while attending the Reno City Council meeting may be removed from the room by the presiding officer, and the person may be barred from further audience before the Reno City Council during that session of the Reno City Council. See, Nevada Attorney General Opinion No. 00-047 (April 27, 2001); Nevada Open Meeting Law Manual, § 8.05.

In addition, any person willfully disrupting the meeting may be removed from the room by the presiding officer. See, NRS 241.030(4)(a); RMC §§ 8.12.024, 8.12.027. Examples of disruptive conduct include, without limitation, yelling, stamping of feet, whistles, applause, heckling, name calling, use of profanity, personal attacks, physical intimidation, threatening use of physical force, assault, battery, or any other acts intended to impede the meeting or infringe on the rights of the Reno City Council, city staff, or meeting participants.

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## **A Introductory Items**

### **A.1 Pledge of Allegiance**

### **A.2 Roll Call**

### **A.3 Public Comment (This item is for either public comment on any action item or for any general public comment.)**

### **A.4 Approval of the Agenda (For Possible Action) - September 23, 2019.**

## **B Consent Agenda (All consent items may be approved together with a single motion, be taken out of order, and/or be heard and discussed individually.)**

### **B.1 Approval of Privileged Business Licenses**

#### **B.1.a New - Alcohol**

1. High Mark Barrel House, Felicia Keith-Jones, 4690 Longley Lane, Suites 28 and 57 - Alcohol Manufacturing, Liquor Manufacturers Package Alcohol License (For Possible Action) [**Ward 3**]

#### **B.1.b New - Gaming**

1. Winners Gaming Inc., db at Winners Corner, Robert G. King, 440 East Golden Valley Road, Suites A and B - 7 Slots (For Possible Action) [**Ward 4**]
2. Sartini Gaming, LLC., db at Del Real Pub & Grill, Sean T. Higgins, 6148 Mae Anne Avenue - 7 Slots (For Possible Action) [**Ward 1**]

#### **B.1.c Change of Ownership - Alcohol**

1. Shine Bar Catering, Jordan Fralick, 6975 Sunkist Drive - Alcohol Catering (For Possible Action) [**Not in City**]

#### **B.1.d Change of Ownership - Cabaret**

1. Silver Peak Grill & Taproom, Lewis Pierrott, 135 North Sierra Street, Suite E - Cabaret (For Possible Action) [**Ward 5**]

- B.2 Staff Report (For Possible Action):** Approval of a Nevada State Manufacturer Liquor License application for Felicia Keith-Jones, High Mark Barrel House, LLC., doing business as (dba), High Mark Barrel House located at 4690 Longley Lane, Suites 28 and 57, Reno, Nevada and if approved, authorize the Mayor and Council to sign the Nevada State Liquor License Application. [**Ward 3**]

- B.3 Staff Report (For Possible Action): Approval of a Nevada State Manufacturer Liquor License application for Jeff Pickett, Keith Rush, John Silva and Steven DuPuis, DuPuis Ventures, LLC., doing business as (dba), Battle Born Beer located at 360 East Fifth Street, Reno, Nevada (APN 007-303-50) and if approved, authorize the Mayor and Council to sign the Nevada State Liquor License Application. **[Ward 5]**
- B.4 Staff Report (For Possible Action): Acceptance of Grant Award from the State of Nevada, Department of Public Safety, Office of Traffic Safety to the City of Reno Police Department to support enforcement of laws related to impaired driving in the amount of \$35,000.
- B.5 Staff Report (For Possible Action): Acceptance of Grant Award from the State of Nevada, Department of Public Safety, Office of Traffic Safety to the City of Reno Police Department to support enforcement of laws related to pedestrian safety in the amount of \$40,000.
- B.6 Staff Report (For Possible Action): Acceptance of Grant Award from the State of Nevada, Department of Public Safety, Office of Traffic Safety to the City of Reno Police Department for the 2019-20 Joining Forces Grant Program to support participation in statewide, multi-jurisdictional traffic enforcement events in the amount of \$71,400.
- B.7 Staff Report (For Possible Action): Approval to purchase hazardous materials response and training equipment and other related firefighting equipment for the Reno Fire Department and the Regional Hazardous Materials Team (TRIAD) from L.N. Curtis, pursuant to NRS 332.195 (Joinder Provision) in an amount not to exceed \$150,000. (General Fund)
- B.8 Staff Report (For Possible Action): Approval to purchase firefighter personal protective equipment – turnouts and other related equipment, for the Reno Fire Department from Municipal Emergency Services, Inc. pursuant to NRS 332.195 (Joinder Provision) in an amount not to exceed \$450,000. (General Fund)
- B.9 Staff Report (For Possible Action): Authorization to join the City of Colorado Springs Contract C008741 to utilize MarKen PPE Restoration for the care and maintenance of firefighter personal protective equipment – turnouts, for the Reno Fire Department pursuant to NRS 332.195 in an amount not to exceed \$90,000. (General Fund)

- B.10 Staff Report (For Possible Action): Authorization to join the City of Las Vegas Contract 150093-DD to purchase Emergency Medical Supplies and Equipment from Henry Schein for the Reno Fire Department pursuant to NRS 332.195 in an amount not to exceed \$150,000. (General Fund)
- B.11 Staff Report (For Possible Action): Approval to purchase a pre-fabricated restroom building from CXT, Inc for Mayor's Park using the Sourcewell Contract #030117-CXT in an amount not to exceed \$105,479. (CDBG Funds) **[Ward 4]**
- B.12 Staff Report (For Possible Action): Award of Contract to Bruce Purves Construction for Heating, Ventilation and Air-conditioning (HVAC) System and American with Disabilities Act (ADA) Restroom within the east wing of the Evelyn Mount Northeast Community Center (EMNECC) in an amount not to exceed \$708,918. (Community Development Block Grant Fund, Room Tax Fund)
- B.13 Staff Report (For Possible Action): Approval to purchase nine pieces of equipment from various vendors utilizing the State of Nevada Vehicle Contract, national Sourcewell contract in accordance with NRS 332.195 (1)(Joinder provision), in an amount not to exceed \$821,000. (General Fund, Street Fund, and Sewer Enterprise Fund)
- B.14 Staff Report (For Possible Action): Approval of Award of Contract for RFQ #2020-02 for the National Endowment for the Arts (NEA) Our Town Grant Community Engagement Consultant to Forecast Public Art beginning September 23, 2019 and ending December 31, 2020, in the amount of \$20,000. (Room Tax Fund)
- B.15 Staff Report (For Possible Action): Resolution to reapportion assessments for the City of Reno, Nevada 2002 Special Assessment District No. 3/Reapportionment No. 22 (Double R Boulevard).
- B.16 Staff Report (For Possible Action): Resolution establishing regular Reno City Council meeting dates for the 2020 calendar year and the month of January 2021; together with other matters properly relating thereto.

**C Public Hearings - 10:00 AM (Items scheduled to be heard at a specific time will be heard no earlier than the stated time, but may be heard later.)**

C.1 Staff Report (For Possible Action): **Ordinance Introduction - Bill No. \_\_\_\_\_ Case No. LDC19-00074 (Lakeridge Tennis Club Zone Change)** Ordinance to amend Title 18, Chapter 18.08 of the Reno Municipal Code, entitled "Zoning," 1) rezoning ±9.48 acres of Club Lakeridge Specific Plan District (SPD) to Community Commercial (CC); and 2) an amendment to the standards of the Club Lakeridge SPD to remove the ±9.48 acres containing the existing Lakeridge Tennis Club from the SPD located at 6000 Plumas Street, south of McCarran Boulevard and between Plumas Street to the west and Lakeside Drive to the east; together with other matters properly relating thereto. **[Ward 2]**

C.2 Staff Report (For Possible Action): Discussion and potential direction to staff regarding submission of the Consolidated Annual Performance and Evaluation Report (CAPER) for HUD Grant Programs for Program Year 2018 for the City of Reno and Washoe County HOME Consortium to HUD.

**C.3 Daybreak**

C.3.1 Staff Report (For Possible Action): **LDC18-00025 and LDC18-00037 (Daybreak Master Plan and PUD Zoning Map Amendments)** Request to establish a Planned Unit Development (PUD) on a ±979.4 acre site to include up to 4,700 residential units, associated public facilities, open space and commercial development. The request includes: 1) a Master Plan amendment to change the existing land use designation on 11 parcels totaling ±979.4 acres from ±89.4 acres of Mixed Neighborhood, ±70.2 acres of Single Family Neighborhood, ±25.3 acres of Large Lot Neighborhood, ±734 acres of Unincorporated Transition, and ±60.5 acres of Parks, Greenways and Open Space to ±307.3 acres of Single Family Neighborhood, ±175.5 acres of Suburban Mixed Use, ±20.7 acres of Multifamily Neighborhood, ±219.9 acres of Mixed Neighborhood, and ±256 acres of Parks Greenways and Open Space; 2) a zoning map amendment to amend the existing zoning designations from ±217.5 acres of Planned Unit Development-Butler Ranch, ±13.7 acres of Specific Planned District-Alexander Specific Plan (SPD), ±23.6 acres of Large Lot Residential-1 acre (LLR1), ±147.3 acres of Large Lot Residential-2.5 acres (LLR2.5), and ±577.3 acres of Unincorporated Transition-40 acres (UT40) to ±979.31 acres of Planned Unit Development-Daybreak and ±0.09 acres to Single Family-6,000 square feet (SF6); and 3) tentative

approval of the associated Planned Unit Development Handbook. The project site is generally located north of South Meadows Parkway, south of Mira Loma Drive, west of the eastern Reno City boundary, and east of Washoe County Huffaker Hills Open Space, Reggie Road, and Hombre Way. This project is of Regional Significance for: Housing not less than 625 units, Sewage not less than 187,500 gal/day, Water usage not less than 625 acre feet per year, Traffic not less than 6,250 trips daily, Student population (K-12) not less than 325 students and a transmission line that carries more than 60 kilovolts. **[Ward 3]**

C.3.2 Staff Report (For Possible Action): **Resolution No. \_\_\_\_\_ Case No. LDC18-00025 (Daybreak Master Plan Amendment)** Resolution to adopt an amendment to the Land Use Plan of the City of Reno Master Plan (Resolution 8475) in Case No. LDC18-00025 by changing the land use designation on property generally located north of South Meadows Parkway, south of Mira Loma Drive, west of the eastern Reno City boundary, and east of Washoe County Huffaker Hills Open Space, Reggie Road, and Hombre Way from ±89.4 acres of Mixed Neighborhood, ±70.2 acres of Single Family Neighborhood, ±25.3 acres of Large Lot Neighborhood, ±734 acres of Unincorporated Transition, and ±60.5 acres of parks, greenways and open space to ±307.3 acres of single family neighborhood, ±175.5 acres of Suburban Mixed Use, ±20.7 acres of Multifamily Neighborhood, ±219.9 acres of Mixed Neighborhood, and ±256 acres of Parks Greenways and Open Space. **[Ward 3]**

C.3.3 Staff Report (For Possible Action): **Ordinance Introduction - Bill No. \_\_\_\_\_ Case No. LDC18-00037 (Daybreak PUD Zoning Map Amendment)** Ordinance to amend Title 18, Chapter 18.08 of the Reno Municipal Code, entitled "Zoning," (1) rezoning a ±979.4 acre site located north of South Meadows Parkway, south of Mira Loma Drive, west of the eastern Reno City boundary, and east of Washoe County Huffaker Hills Open Space, Reggie Road, and Hombre Way from ±217.5 acres of Planned Unit Development-Butler Ranch, ±13.7 acres of Specific Planned District-Alexander Specific Plan (SPD), ±23.6 acres of Large Lot Residential-1 acre (LLR1), ±147.3 acres of Large Lot Residential-2.5 acres (LLR2.5), and ±577.3 acres of Unincorporated Transition-40 acres (UT40) to ±979.31 acres of Planned Unit Development-Daybreak and ±0.09 acres to Single Family-6,000 square feet (SF6); and (2) tentative approval of the associated Planned Unit Development Handbook; together with other matters properly relating thereto. **[Ward 3]**

**D Department Items****City Attorney**

- D.1 Staff Report (For Possible Action): Discussion and approval of settlement and general release in McKissick et al. v. City of Reno, Case No. 3:17-CV-00458-MMD-CBC for \$300,000 (Risk Fund). The litigation involved a complaint against the City alleging sexual harassment, retaliation, and constructive discharge.

**Community Development**

- D.2 Staff Report (For Possible Action): Discussion and potential approval of a privileged retail marijuana store license for Mitchell Donald Britten, Cheyenne Medical, LLC., doing business as (dba), Thrive Cannabis Marketplace, 7300 South Virginia Street, Suite B, Reno, Nevada.

[Ward 2]

**City Manager's Office**

- D.3 Presentation on the Regional Strategy for Housing Affordability - Enterprise Community Partners, Anne Jordan and Christopher Kizzie.
- D.4 Staff Report (For Possible Action): Update, discussion, and potential direction to staff on: (1) Electrical and Gas System Franchise Fee Audit, (2) continued discussion regarding Electrical and Gas System Franchise Agreement, and (3) approval of process for Council briefing in discussion of these matters.

**E Ordinances - Introduction (Other Ordinance, Introduction items may be found under the following agenda sections: Public Hearings, and/or Standard Department Items.)****F Ordinances - Adoption****G City Clerk****G.1 Citizen Appointments to Boards and Commissions**

- G.1.1 Staff Report (For Possible Action): Discussion and potential appointment of to one individual to the Reno City Planning Commission from the following pool of applicants, listed in alphabetical order: Michael Bryson, James Dodge, Gregory Giauque, Jamie Krahne, Mara Langer, Arthur Munoz, Paul Quade, Grant Sims, Alex Velto, Lee Wilhelm or Clifton Young.

**H Mayor and Council**

- H.1 City Council Comments, including announcements regarding City boards and commissions, activities of local charitable organizations and upcoming local community events. (Non-Action Item)

**I Public Hearings - 6:00 PM (Items scheduled to be heard at a specific time will be heard no earlier than the stated time, but may be heard later.)**

- I.1 Staff Report (For Possible Action): **Case No. LDC19-00064 (Sierra Pallet Pavement and Condition Amendment)** Appeal of the Planning Commission's approval of a special use permit to allow for: 1) site improvements; and 2) an amendment to the conditions of approval associated with LDC16-00031 (Sierra Pallet – 400 Western Road) to allow for an increase of fence height from six to eight feet tall. The ±5.0 acre site (400 Western Road) is located on the southwest corner of the intersection of Western Road and Link Lane within 300 feet of residentially zoned property. The subject site is located within the Industrial Commercial (IC) zoning district and has a Master Plan land use designation of Industrial (I). **[Ward 4]**

*The appeal was brought by Dave Schnabel. The City Council may affirm, modify, or reverse the decision of the Planning Commission. If the decision is reversed, the City Council may directly deny the request or remand back to the Planning Commission.*

- I.2 Staff Report (For Possible Action): **Case No. LDC19-00071 (Comstock Cottages Phase 2)** Appeal of the Planning Commission's decision to approve a request has been made for: 1) a tentative map to develop 196 single family attached residential subdivision; and 2) special use permits for: a) townhomes; b) hillside development; c) grading that results in cuts greater than 20 feet in depth and fills greater than 10 feet in height. The ±36.26 acre site is located ±500 feet southeast of the intersection of Talus Way and North Virginia Street on the east side of the Union Pacific rail line. The site is located within the Single-Family Residential - 4,000 square feet (SF4) and Single Family Residential - 6,000 square feet (SF6) zoning districts and has Master Plan land use designations of Mixed Neighborhood (MX) and Single-Family Neighborhood (SF). **[Ward 4]**

*The appeal was brought by Stephen Lording. The City Council may affirm, modify, or reverse the decision of the Planning Commission. If the decision is reversed, the Council may directly deny the request or remand back to the Planning Commission.*



**J Public Comment (This item is for either public comment on any action item or for any general public comment.)**

**K Adjournment (For Possible Action)**