

**CARSON CITY PARKS AND RECREATION COMMISSION**

**Minutes of the May 2, 2006 Meeting**

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A regular meeting of the Carson City Parks and Recreation Commission was scheduled for 5:30 p.m. on Tuesday, May 2, 2006 in the Community Center Sierra Room, 851 East William Street, Carson City, Nevada.

**PRESENT:** Chairperson Donna Curtis  
Vice Chairperson Michael Hoffman  
Greg Davis  
John Felesina  
Tom Keeton  
Pete Livermore  
John McKenna

**STAFF:** Roger Moellendorf, Parks and Recreation Department Director  
Scott Fahrenbruch, Parks and Recreation Director of Operations  
Vern Krahn, Park Planner  
Scott Keith, Recreation Manager - Youth  
Mary-Margaret Madden, Senior Deputy District Attorney  
Kathleen King, Recording Secretary

**NOTE:** A recording of these proceedings, the commission's agenda materials, and any written comments or documentation provided to the recording secretary during the meeting are public record, on file in the Clerk-Recorder's Office. These materials are available for review during regular business hours.

**CALL TO ORDER AND ROLL CALL (5:35:18)** - Chairperson Curtis called the meeting to order at 5:35 p.m. Roll was called; a quorum was present. Vice Chairperson Hoffman and Commissioners Herst, McKenna, and Patton were absent. (7:16:17) Chairperson Curtis reconvened the meeting. Roll was called; a quorum was present. Commissioners Herst and Patton were absent.

**CHANGES TO THE AGENDA (5:35:50)** - None.

**CITIZEN COMMENTS ON NON-AGENDIZED ITEMS (5:35:57)** - Commissioner Livermore requested Chairperson Curtis to re-open this item following the tour. (7:17:10) Chairperson Curtis called for public comment; however, none was provided.

**1. ACTION ON APPROVAL OF MINUTES (7:17:19)** - None.

**2. TOUR**

**2-A. DISCUSSION ONLY AND A TOUR OF POTENTIAL ALTERNATE INDOOR RECREATION CENTER SITES AT THE FOLLOWING LOCATIONS: MILLS PARK, WESTERN NEVADA COMMUNITY COLLEGE PROPERTY LOCATED ON COMBS CANYON ROAD, BUREAU OF LAND MANAGEMENT PROPERTY ON THE NORTH SIDE OF ARROWHEAD DRIVE, JOHND WINTERS CENTENNIAL PARK, AND EDMONDS SPORTS COMPLEX (5:36:18)** - Chairperson Curtis provided an overview of this item, and recessed the meeting at 5:36 p.m. The commissioners and staff toured the five potential sites and corresponding discussion took place. (7:17:21) Chairperson Curtis advised of having toured the proposed recreation center sites.

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**2-B. ACTION TO RECOMMEND TO THE BOARD OF SUPERVISORS AN ALTERNATIVE INDOOR RECREATION CENTER SITE WHILE STAFF IS ACTIVELY PURSUING A PARTNERSHIP WITH WESTERN NEVADA COMMUNITY COLLEGE (“WNCC”). THE FOLLOWING SITES WILL BE CONSIDERED: MILLS PARK, WNCC PROPERTY AT COMBS CANYON ROAD, BUREAU OF LAND MANAGEMENT PROPERTY ON THE NORTH SIDE OF ARROWHEAD DRIVE, JOHND WINTERS CENTENNIAL PARK, AND EDMONDS SPORTS COMPLEX (7:17:34)** - Chairperson Curtis introduced this item, and Mr. Moellendorf reviewed the staff report. In response to a question, Mr. Moellendorf advised that the WNCC site is still viable even without a financial partnership. He clarified that some sort of partnership would need to be developed with regard to the property. He noted that the WNCC site has nice features, including a variety of transportation means to access the site, the proximity of the V&T Trail, the possibility of a pathway system to connect the hospital, and good potential for residential growth.

Commissioner McKenna inquired as to whether the Mills Park site was being considered with or without the associated parking costs. Mr. Moellendorf acknowledged strong feelings regarding the Mills Park site, the original proposal for which included a facility of approximately 37,000 square feet attached to the existing Aquatic Facility. Since that time, a study by Lumos & Associates indicated a \$3 million cost to provide parking for the site. Mr. Moellendorf advised that even a considerably smaller facility at the Mills Park site would still include additional parking. In response to a question, Mr. Moellendorf advised that most recreation centers have a drop-off zone which would be one way to address parking and traffic circulation issues. Commissioner McKenna noted that communities such as Davis, California have emphasized pedestrian and bicycle access. He expressed concern over locating the facility at Mills Park and then converting portions of the park into a parking lot. Mr. Moellendorf advised of two large special events scheduled at Mills Park last weekend, which he stopped by a few times. He noted that people walked and drove into the park, and commented that “people find a way” to get in. In response to a question, he advised that Public Works staff has assured a stop on the transit line once the recreation center is sited.

Commissioner Keeton recalled that the Lumos & Associates study only provided for an additional 100 parking spaces. He suggested considering that the \$3 million cost would use up an enormous amount of the recreation center budget “just for parking.” Commissioner Davis expressed the understanding that reducing the square footage of the recreation facility at Mills Park would not require as much additional parking. He expressed support for the Mills Park site if the square footage of the facility could be decreased. Commissioner Livermore commented that, regardless of the site, construction costs “continue to grow everyday.” He discussed the importance of making a decision in the near future in order to “start moving.”

Commissioner McKenna expressed a preference for the JohnD Winters Centennial Park site. Mr. Moellendorf acknowledged the purpose of this item to consider an alternate site to the partnership with WNCC. He pointed out that the WNCC site was selected as a potential even before WNCC officials offered the possibility of financial participation. He noted the commission’s action to recommend to the Board of Supervisors that a partnership with WNCC be pursued. Staff is currently working with WNCC officials to develop an agreement, considering site programming and costs. Chairperson Curtis provided information regarding the status of negotiations with WNCC. Mr. Moellendorf pointed out that “fatal flaws” could make any of the sites infeasible. In light of costs per square foot associated with the facility, he suggested Mills Park may be more feasible, among the other sites, simply because of considering long-

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term operation costs. A smaller building which may not include a leisure pool could really hurt revenue generating capacity. Mr. Moellendorf recommended considering Mills Park as a proposed site. He agreed with an earlier suggestion to have a consultant conduct a very detailed cost analysis which may help to further narrow the list. He noted that the Board of Regents would make their decision in June. Chairperson Curtis noted that operating costs had not yet been fully explored. She requested input of each of the commissioners.

Commissioner McKenna expressed a preference for making a decision at this meeting. Commissioner Livermore advised of being committed to the partnership with WNCC. If the financial partnership doesn't work out, he expressed the belief there is no benefit to invest in acquiring State land and a preference for the JohnD Winters Centennial Park site. Commissioner Davis expressed support for Centennial Park, as originally presented. He noted, for the record, that if less funding is available, the Mills Park site would make the most sense. He reiterated his preference for Centennial for a stand-alone recreation center. Commissioner Felesina expressed support for Centennial Park because it is an established recreation area. He noted that Arrowhead Drive becomes Deer Run Road "where the new Chinese Museum's going to be, where the V&T's going to terminate." He expressed support for the Edmonds Sports Complex, but concern over the parking situation. He advised that the Edmonds Sports Complex would be his second choice. Vice Chairperson Hoffman expressed support for the Edmonds site. He acknowledged challenges but noted the bicycle and bus access. He expressed the opinion that the Edmonds Sports Complex is the best site for a multi-sport complex. He expressed the further opinion that moving the BMX track and providing lighting would compliment a recreation center. He agreed with Mr. Moellendorf's earlier comment that people will find a way to get to the park. He advised that the Edmonds Sports Complex reminded him of one of the recreation centers visited in Colorado by several commissioners and staff some months ago. Commissioner McKenna reiterated support for the JohnD Winters Centennial Park site. Commissioner Keeton expressed support for the Centennial Park site. "The synergy is fantastic." Chairperson Curtis advised of having received a letter from Commissioner Patton, who expressed support for Edmonds and then Centennial in that order. Chairperson Curtis expressed support for the Arrowhead / Goni site because of its location. She expressed the opinion that the Centennial and Edmonds sites are equal, and support for Centennial. She opened this item to public comment.

(7:46:49) Steve Myers, a resident of Harvard Drive, advised that the V&T Trail "has been in the works for many, many years." He suggested that trying to consider it as a means of transportation to the site "is still a long ways off." He requested that a traffic study be conducted with regard to the WNCC site. He expressed concern with regard to traffic safety issues associated with Combs Canyon Road. He expressed support for the partnership, and questioned the proposed WNCC location adjacent to residential property. He suggested siting the facility on the south side of Combs Canyon Road rather than the north side.

(7:49:00) In response to a question, WNCC Vice President of Institutional Advancement Helaine Jesse advised that the Board of Regents will rank projects submitted by all University of Nevada system institutions. WNCC representatives hope that the recreation facility project is ranked high enough to be automatically submitted to the Governor's budget. Ms. Jesse provided additional clarification with regard to how WNCC representatives will proceed depending upon the project ranking. She assured the commissioners WNCC representatives will continue to be frank with regard to the process. Commissioner Livermore congratulated Ms. Jesse on the opening ceremonies associated with the Harvey Whittemore Baseball Field.

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Commissioner Livermore suggested that staff begin considering the WNCC site and how a recreation center would fit, in addition to beginning a detailed study of the alternate site recommended by the commission. He reiterated concerns over increasing construction costs. Chairperson Curtis entertained a motion. **Commissioner McKenna moved to approve JohnD Winters Centennial Park as an alternative site for the recreation facility. Commissioner Keeton seconded the motion. Motion carried 7-0.**

#### 4. NON-ACTION ITEMS:

**FUTURE AGENDA ITEMS FROM STAFF (7:53:54)** - Chairperson Curtis referred to the list included in the agenda materials. She suggested agendizing discussion regarding selling theater seat name plates for the May 16<sup>th</sup> meeting.

**FUTURE AGENDA ITEMS FROM COMMISSIONERS (7:54:25)** - Chairperson Curtis requested to agendize an update on the Park Ranger Program. She discussed the Question #1 subcommittee and requested that prioritization of Question #1 projects be added to the list of future agenda items. Commissioner Livermore suggested scheduling a park tour. Chairperson Curtis requested volunteers to assist her in reviewing the parks and recreation master plan implementation strategies. Commissioner Keeton volunteered. (8:05:17) Commissioner Keeton requested a status report on the Bodine's project.

**FYI ATTACHMENTS (7:57:41)** - Mr. Moellendorf reviewed the items included in the agenda materials.

**STATUS REPORTS AND ANNOUNCEMENTS FROM STAFF (7:58:28)** - Mr. Moellendorf advised that staff will be meeting with Ms. Madden to consider minor revisions to the agenda format. He distributed to the commissioners the most recent issue of the *Discover Us* publication. He complimented Recreation Division staff on the informative and attractive catalogue of Recreation Division offerings contained therein. He reported on the Arbor Day Celebration which was held Friday, April 28<sup>th</sup> at the Library, and on the dedication of JohnD Winters Centennial Park which was held Thursday, April 27<sup>th</sup>.

Mr. Fahrenbruch provided a status report on Silver Oak Park. Commissioner Davis expressed appreciation to Mr. Fahrenbruch and Parks Division staff for their coverage of the Comstock Shootout soccer tournament which took place over the last two weekends. He thanked the park rangers, Recreation Manager Joel Dunn and his staff, and various other Parks and Recreation Department staff. Mr. Fahrenbruch advised he would pass the compliment along to staff.

**COMMISSIONERS' ANNOUNCEMENTS AND REQUESTS FOR INFORMATION (8:03:23)** - In response to a question, Mr. Fahrenbruch advised that a claim had been submitted to FEMA for flood damage at Mills Park. He discussed priorities associated with repair and replacement of pedestrian bridges at the park. (8:06:12) Commissioner McKenna reported that the trail at Riverview Park is under water and there are goslings in the wetlands. Chairperson Curtis advised of having attended meetings with Mr. Moellendorf and WNCC representatives. She attended a meeting of the Obesity Coalition earlier in the day, and advised that a presentation will be made at the next commission meeting.

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**5. ACTION ON ADJOURNMENT** (8:07:47) - Commissioner Keeton moved the adjourn the meeting at 8:07 p.m. Vice Chairperson Hoffman seconded the motion. Motion carried 7-0.

The Minutes of the May 2, 2006 Parks and Recreation Commission meeting are so approved this 18<sup>th</sup> day of July, 2006.

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DONNA J. CURTIS, Chair