

**CARSON CITY PARKS AND RECREATION COMMISSION**

**Minutes of the December 5, 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, December 5, 2006 in the Community Center Sierra Room, 851 East William Street, Carson City, Nevada.

**PRESENT:** Chairperson Donna Curtis  
Sam Bauman  
John Felesina  
Leandra Jones  
Tom Keeton  
Pete Livermore  
John McKenna  
Glenn Tierney

**STAFF:** Roger Moellendorf, Parks and Recreation Department Director  
Scott Fahrenbruch, Parks and Recreation Director of Operations  
Juan Guzman, Open Space / Property Manager  
Barbara Singer, Recreation Superintendent  
Vern Krahn, Park Planner  
Stacey Giomi, Fire Chief  
Lee Plemel, Planning Division Principal Planner  
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 DETERMINATION OF QUORUM (5:33:30)** - Chairperson Curtis called the meeting to order at 5:33 p.m. Roll was called; a quorum was present. Commissioner Keeton arrived at 5:40 p.m .

**CITIZEN COMMENTS ON NON-AGENDIZED ITEMS (5:33:58)** - None.

**1. ACTION ON APPROVAL OF MINUTES - November 7, 2006 (5:36:42)** - Commissioner Livermore moved to approve the minutes, as presented. Commissioner Felesina seconded the motion. Motion carried 6-0.

**2. MODIFICATIONS TO THE AGENDA (5:37:08)** - None.

**3. AGENDA ITEMS:**

**3-A. ACTION TO PROVIDE THE BOARD OF SUPERVISORS WITH MANAGEMENT RECOMMENDATIONS AND A PRIORITIZED LIST REGARDING THE FEDERAL LANDS BILL MAP. THE FEDERAL LANDS BILL MAP WILL BE USED AS THE BASIS TO CREATE THE FEDERAL LANDS BILL FOR CARSON CITY WHICH WILL CONSIST OF PROPOSED LEGISLATION TO BE CONSIDERED BY THE U.S. CONGRESS TO ALLOW THE EXCHANGE AND / OR TRANSFER IN OWNERSHIP OF LANDS OWNED BY THE FEDERAL GOVERNMENT IN CARSON CITY. RECOMMENDATIONS MAY INCLUDE THE**

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**IDENTIFICATION OF FEDERALLY-OWNED LANDS AND CITY-OWNED LANDS WHERE OWNERSHIP MAY BE EXCHANGED AND/OR TRANSFERRED AND USED FOR PUBLIC OR PRIVATE ACTIVITIES INCLUDING, BUT NOT LIMITED TO, MANAGEMENT OF OPEN SPACE, PARKS AND RECREATION, ECONOMIC DEVELOPMENT, AND PUBLIC UTILITIES AND SERVICES (5:37:18)** - Chairperson Curtis introduced this item. Mr. Moellendorf introduced Mr. Guzman, Mr. Plemel, and Chief Giomi. He noted the presence of U.S. Forest Service Capital City Coordinator Tom Baker, and advised of his intent to present comments pertinent to this item. Mr. Guzman provided background information on the federal lands bill process and reviewed the proposed federal lands bill map. [Commissioner Keeton arrived at 5:40 p.m.] Mr. Guzman provided an overview of the staff report and attachments, and noted the revised draft map which was displayed in the meeting room.

Commissioner Livermore noted properties depicted on the proposed federal lands bill map which are currently managed by the City. In response to a question, Mr. Guzman noted the two blue colors on the displayed revised draft map. He explained that the light blue parcels indicate lands already owned by the City or for which a federal patent has been granted. He advised that the cost of managing the light blue lands was not reflected in the management cost estimates included in the agenda materials. The cost estimates apply to the dark blue parcels indicated on the revised draft map. Mr. Plemel noted corrections to be made to the map, including delineation of the trap range and the Ambrose-Carson River Natural Area. He explained that the two different shades of blue designate those properties already owned or managed by the City and those which are proposed to be acquired.

Mr. Guzman provided background information on the original proposal for the trap range property, and the subsequent opposition voiced by residents in the area of the proposed relocation. He advised that staff had since abandoned the proposed relocation of the trap range. He reminded the commissioners that the Board of Supervisors will make the final decision. He reviewed the proposal to offer the land upon which the trap range is located for sale, and to use the proceeds from that sale to relocate the trap range. He discussed the commitment to deed restrict parcels over which the City acquires title.

Commissioner McKenna expressed support for the plan. Mr. Guzman acknowledged the recommendation to transfer acquired lands to the Open Space Program until such time as further development is proposed. He clarified that the Silver Saddle Ranch will remain as it is until further development is proposed. He acknowledged the likelihood that management funding will be allocated from the Open Space Program. He advised that the Open Space Advisory Committee has recommended “serious” discussions with Utility Division and Recreation Division staff regarding sharing management costs. He provided background information on the Question #18 open space and recreation funding allocation. Mr. Moellendorf clarified that the lands will be used for the purposes designated on the federal lands bill map, managed by the Open Space Program until such time as the use changes.

Commissioner Livermore agreed with previous recommendations for incorporating parcel #30 into the Prison Hill Recreation Area, and removing the economic development designation. Commissioner Keeton referred to parcels 27, 28, and 29, and noted that this commission, the Open Space Advisory Committee, and the Planning Commission had recommended acquisition by the City. In response to a question, Mr. Guzman advised that the federal lands bill team had considered the request, but still believes there is no difference if the lands are managed for their intended use by the BLM or by the City. The federal lands bill team will convey the recommendations of the advisory committees to the Board of Supervisors. Chairperson Curtis expressed the opinion that the arguments for transferring parcels 27, 28, and 29 to the City are “very germane.” The parcels are close to residential areas and are currently used for recreation. Chairperson Curtis advised of having discussed with area residents “a great fear of fire,” and suggested that

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if fuels management can be better conducted by the City, the property should be acquired by the City. She agreed with Commissioner Keeton and the previous commission recommendation. Commissioner Felesina expressed concern over future development of the parcels. Mr. Plemel acknowledged that the parcels are designated by the BLM as open space. The City would have to zone the property for development before any could take place. Mr. Guzman discussed the importance of determining which agency is better suited to manage the property. He advised that the BLM was very active in fire mitigation projects last season on Prison Hill in order to protect the residents and the interface. Chief Giomi advised that the BLM will allow the City to conduct fuels mitigation projects on BLM land. The Fire Department recently partnered with the BLM on just such a project in the Pinion Hills area and along the Mexican Dam. [Commissioner McKenna left the meeting at 6:07 p.m. A quorum was still present.] Chief Giomi noted that the property is designated by the BLM as open space, and that a master plan revision would be required to change the designation. If fuels management becomes an issue, there is the possibility of partnering with the BLM to address it. Given all those things, Chief Giomi expressed the opinion that it doesn't make sense to assume the liability for having to extinguish a fire on the land by taking ownership of it when the City "can get the majority of the benefits of maintaining it in BLM ownership and still get that use for our public and for us."

In response to a question, Chief Giomi discussed the BLM's process for allowing fuels mitigation projects on their property. Mr. Moellendorf acknowledged the possibility of management plans and agreements with both the BLM and the U.S. Forest Service. He advised of differences between BLM-owned and U.S. Forest Service-owned properties. Prison Hill and parcels 27, 28, and 29 are more heavily used for recreation. One of the purposes of the federal lands bill is to consolidate property management. Mr. Moellendorf noted that Prison Hill is more disassociated from BLM property while parcels 27, 28, and 29 are more connected to BLM property that extends further to the east. Commissioner Livermore suggested that the City will be better able to provide for law enforcement on the property.

In response to a question, Mr. Guzman discussed the proposal to transfer ownership of parcel 1A to Nevada State Parks. In response to a further question, he discussed the interest in parcel #10 by Washoe Tribe representatives. In response to a further question, he provided background information on discussions with Utilities Division representatives over joint management of watershed lands. In response to an earlier comment, Mr. Plemel advised that no single map could reflect all the recommendations of the various advisory committees. Each advisory committee's recommendation, as well as staff's recommendations, will be reflected on a different map at the time the matter is presented to the Board of Supervisors. Chairperson Curtis opened this item to public comment.

(6:18:03) Joe Childs requested the commissioners to recommend eliminating the economic development aspect of parcel #30. He agreed that the parcel fits well with the Prison Hill recreation system, and suggested it would make a nice trail head. He requested the commission to designate parcel #30 as a park.

(6:19:28) U.S. Forest Service Capital City Coordinator Tom Baker advised that District Ranger Gary Schiff was unable to attend this meeting. Mr. Baker provided an overview of the letter from U.S. Forest Supervisor Ed Monnig, which was distributed to the commissioners and staff prior to the start of the meeting. Mr. Baker read portions of the letter into the record. He commended the Carson City Fire Department and Chief Giomi on fuels management projects conducted on the west side of the City.

In response to a question, Mr. Guzman advised that the City is asking for much more than it is giving in exchange. He explained that basing exchange on value would cause the City to lose a considerable amount of land. He expressed understanding for the position of the U.S. Forest Service. Mr. Baker expressed the opinion that, because of the location of U.S. Forest Service lands adjacent to City property, the City "has

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the best of both worlds.” In response to a question, Mr. Baker advised of “original conversations” with City representatives regarding equitable exchange of property where the USFS would acquire some of the upland properties for equal value. He advised that USFS representatives would be more than happy to reconsider the position with City representatives.

(6:28:40) Leonard Swisher referred to parcel #30, advised of having talked with many of the area residents and of having circulated a petition. He expressed a preference for designating the property as open space or recreation, such as for a staging area for Prison Hill, and to remove the economic development designation.

(6:30:09) Bruce Kitchens, 4401 Levi Gulch, inquired as to whether RCI would be presenting their reports. He expressed objection to having commissioned the reports without having the consultants present them. He inquired as to whether sale proceeds from the properties designated for economic development would be allocated to the City. He further inquired as to whether the deed restriction on parcel #23 would define how much of the parcel is allocated to open space, to the proposed museum development, and to associated commercial activity. Mr. Guzman advised that the museum development will be done on parcel #24, which he pointed out on the displayed map. It is not part of the open space parcel. Similarly, parcel #21 to the north is devoted to economic development. Parcels designated for economic development will not be managed with Open Space Program funding and will be sold as soon as possible. Mr. Guzman advised that the RCI reports were prepared for the purpose of background and to inform a decision.

(6:35:27) In reference to parcels 27, 28, and 29, Eddie Mayo reminded the commissioners of the wild horse herd. He expressed the opinion that the BLM would be better able to manage the wild horse herd.

(6:36:28) Brian Doyal, of the Pine Nut Mountains Trails Association, expressed a preference for retaining motorized access at Prison Hill. He circulated photographs among the commissioners, and offered the services of the Pine Nut Mountains Trails Association to maintain current uses. He advised of having acquired grant funding, and expressed appreciation for Mr. Moellendorf’s support. He discussed the importance of education and training. He advised of having worked with the BLM on development of a trail ranger program. He requested the commission to recommend keeping the area open and accessible.

(6:38:27) Keith Serpa, of the Pine Nut Mountains Trails Association (“PNMTA”), provided historic information on the maintenance provided by the PNMTA since 2002. He expressed the opinion that Prison Hill is a “legitimate place” for off-road recreation. He distributed a map of existing trails, and information on projected sales for OHVs in the area. He expressed a preference for continued motorized vehicle access to the southern portion of the Prison Hill Recreation Area. In response to a question, Mr. Moellendorf advised that the OHV use designation at Prison Hill is part of the Unified Pathways Master Plan element. An amendment to the master plan element would be required to change the designation.

In response to a question, Mr. Guzman explained paragraph 4 of the recommended action outlined in the staff report. In response to a further question, Mr. Guzman and Mr. Plemel explained staff’s recommendation regarding parcel #30. Chairperson Curtis entertained a motion. **Commissioner Livermore moved to recommend to the Board of Supervisors that the federal lands bill map, draft #2, be approved with the following exceptions: (1) that polygon 1A be retained by Carson City if, for some reason, it is not accepted by the State of Nevada for the purpose of managing it as part of the State of Nevada Lake Tahoe park system; (2) that polygon 1B be kept in Carson City ownership; (3) that polygons 2, 3, 4, 5, 6, and 7 be transferred, or for Carson City to retain ownership; (4) for the Board of Supervisors to set aside approximately \$3 million from Open Space funds for fire**

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**suppression and liability in relation to these properties; furthermore, to consider the staffing needs necessary to be commensurate with the management of these lands; and (5) to remove the economic development designation on parcel #30. Commissioner Tierney seconded the motion.** Chairperson Curtis expressed a preference for parcels 27, 28, and 29 to be transferred from the BLM to Carson City. She entertained an amendment to the motion and, when none was forthcoming, called for a vote on the pending motion. **Motion carried 5-0-1, Commissioner Keeton abstaining.**

Mr. Guzman advised that the commissioners' comments would be conveyed to the Board of Supervisors. Chairperson Curtis suggested a joint meeting with the Open Space Advisory Committee to discuss active versus passive recreation. She expressed the hope that staff would continue to work on designating locations for equestrian trail heads and facilities.

**3-B. ACTION TO DETERMINE WHETHER THE PARKS AND RECREATION COMMISSION SHOULD HOLD OR CANCEL THE PARKS AND RECREATION COMMISSION MEETING SCHEDULED FOR JANUARY 2, 2007 (6:49:51)** - Chairperson Curtis introduced this item and provided an overview of the agenda report. She inquired as to the commissioners' availability to attend the meeting. Mr. Moellendorf advised Commissioner McKenna had informed him he would be unable to attend the January 2<sup>nd</sup> meeting. Discussion followed, and Chairperson Curtis entertained a motion. **Commissioner Keeton moved to hold the regularly scheduled January 2, 2007 meeting. Commissioner Jones seconded the motion. Motion carried 6-0.**

#### **4. NON-ACTION ITEMS:**

**STATUS REPORTS AND ANNOUNCEMENTS FROM STAFF (6:51:36)** - Mr. Moellendorf reported that the Planning Commission had approved the Summer Hawk development at their November 29, 2006 meeting. He noted the development is the first to be presented since adoption of the comprehensive master plan and the parks and recreation and unified pathways master plan elements.

Mr. Fahrenbruch reported that the Governor's Field asphalt replacement project is complete. The Carson City Youth Sports Association held an appreciation barbecue for the City staff who participated in the project. The only remaining aspect of the project is to paint some of the curbs and complete landscaping in the large parking area adjacent to field #1. Mr. Fahrenbruch advised of a special use permit application which will be agendized for the December Planning Commission meeting to construct an indoor batting and pitching cage facility at Governor's Field. The special use permit is required because of the facility's proximity to the residential development being constructed adjacent to Governor's Field. Mr. Fahrenbruch advised that funding for the facility was privately donated. In response to a question, he provided a status report on Silver Oak Park.

Mr. Krahn advised of an informational meeting scheduled for Tuesday, January 9<sup>th</sup> regarding the Carson River Aquatic Trail. The draft plan will be presented at the January 16<sup>th</sup> commission meeting.

(6:59:03) Ms. Singer distributed to the commissioners and staff a document entitled "Recreation in Review 2006," and provided an overview of the same. She reported that Junior Ski Program registration begins Saturday, December 9<sup>th</sup>, and that a life guard training program would be held over winter break. In response to a comment, she reviewed various Recreation Division and community activities and facilities which provide positive alternatives to gang activities. She welcomed ideas and input.

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**COMMISSIONERS' ANNOUNCEMENTS AND REQUESTS FOR INFORMATION**

(5:34:08) Commissioner Bauman advised of issues associated with the joint parking agreement discussed and acted upon at the November 21, 2006 commission meeting. Ms. Madden advised that the matter could not be discussed at this meeting due to the fact that it had not been properly agendaized. Chairperson Curtis informed Commissioner Bauman of his opportunity to present his issues to the Board of Supervisors at their December 7<sup>th</sup> meeting. Commissioner Bauman further advised of having to leave the meeting due to a work conflict. He left the meeting room at 5:36 p.m. A quorum of the commission was still present. (6:58:07) Commissioner Livermore provided background information on funding for the Carson River Aquatic Trail plan. (7:06:42) Chairperson Curtis discussed the importance of conveying to other advisory committees, the Board of Supervisors, and the public background information on the commission's recommendations.

**5. FUTURE AGENDA ITEMS (7:07:42)** - Commissioner Felesina requested to agendaize discussion of the new recreation facility.

**6. ACTION ON ADJOURNMENT (7:11:15)** - Commissioner Livermore moved to adjourn the meeting at 7:11 p.m. Commissioner Felesina seconded the motion. Motion carried 6-0.

The Minutes of the December 5, 2006 Carson City Parks and Recreation Commission meeting are so approved this 16<sup>th</sup> day of January, 2007.

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DONNA J. CURTIS, Chair