

**CARSON CITY OPEN SPACE ADVISORY COMMITTEE  
CARSON RIVER ADVISORY COMMITTEE  
CARSON CITY ADVISORY BOARD TO MANAGE WILDLIFE  
CARSON CITY PARKS AND RECREATION COMMISSION  
Minutes of the July 23, 2003 Joint Subcommittee Meeting  
Page 1**

A joint subcommittee meeting of the Carson City Open Space Advisory Committee, the Carson City Parks and Recreation Commission, the Carson River Advisory Committee, and the Carson City Advisory Board to Manage Wildlife was scheduled for 5:30 p.m. on Wednesday, July 23, 2003 in the Community Center Sierra Room, 851 East William Street, Carson City, Nevada.

**PRESENT:** Acting Chairperson Dan Jacquet, Open Space Advisory Committee  
Laura Bird, Open Space Advisory Committee  
Donna Curtis, Parks and Recreation Commission  
Dan Greytak, Carson River Advisory Committee  
Michael Hoffman, Parks and Recreation Commission  
Paul Pugsley, Carson River Advisory Committee  
Steve Walker, Advisory Board to Manage Wildlife  
Stan Zuber, Advisory Board to Manage Wildlife

**STAFF:** Steve Kastens, Parks and Recreation Director  
Juan Guzman, Open Space Manager  
Vern Krahn, Parks Planner  
Kathleen King, Recording Secretary

**NOTE:** A tape recording of these proceedings is on file in the Clerk-Recorder's Office and is available for review during regular business hours.

**CALL TO ORDER AND ROLL CALL (1-0008)** - Mr. Kastens called the meeting to order at 5:30 p.m. He requested Open Space Advisory Committee ("OSAC") Member Jacquet to serve as acting chairman of the subcommittee. OSAC Member Jacquet agreed and there was no objection from the subcommittee. Roll was called; a quorum was present. Mr. Kastens reviewed the subcommittee members' various affiliations.

**CITIZEN COMMENTS ON NON-AGENDIZED ITEMS (1-0039)** - Gilbert Yanuck introduced himself, and advised of his affiliation with the Carson City Advisory Board to Manage Wildlife and that he serves as the Mayor's representative to the Governor's Sage Grouse Conservation Planning process. He offered to provide a presentation on the draft conservation plan to any interested committee.

**CHANGES TO THE AGENDA (1-0063)** - None.

**CARSON CITY OPEN SPACE ADVISORY COMMITTEE  
CARSON RIVER ADVISORY COMMITTEE  
CARSON CITY ADVISORY BOARD TO MANAGE WILDLIFE  
CARSON CITY PARKS AND RECREATION COMMISSION  
Minutes of the July 23, 2003 Joint Subcommittee Meeting  
Page 2**

**AGENDA ITEMS:**

**A. ACTION ON A JOINT RECOMMENDATION FROM THE SUBCOMMITTEE OF THE PARKS AND RECREATION COMMISSION, OPEN SPACE ADVISORY COMMITTEE, CARSON RIVER ADVISORY COMMITTEE, AND THE CARSON CITY ADVISORY BOARD TO MANAGE WILDLIFE TO THEIR RESPECTIVE COMMISSION OR COMMITTEES, LISTING PRIORITIES FOR PROJECT CONSTRUCTION, PROPERTY ACQUISITION, AND RESOURCE RESTORATION FOR GRANT APPLICATIONS FOR STATE BALLOT QUESTION #1 FUTURE PROJECTS (1-0065)** - Mr. Kastens thanked the subcommittee members for their attendance and participation, explained the purpose of the meeting, and reviewed the staff report. He emphasized that the project matrix, included in the agenda materials, was strictly a recommendation by staff. He provided an overview of the project matrix and explained the timetable reflected therein. He advised that Question #1 funding will be available for nine years; the sixth year will be the last in which applications can be submitted.

Mr. Guzman reviewed and described the first priority project, acquisition of Upper Kings Canyon/Voltaire Canyon properties, listed in the Question #1 Fund Sources matrix (Exhibit B) and depicted on the display map. He explained the purpose and function of a conservation easement, and described the characteristics and potential uses for the listed properties. He discussed potential matching fund sources, including an explanation of the Southern Nevada Public Lands Management Act (“SNPLMA”). He acknowledged that U.S. Forest Service (“USFS”) representatives have agreed with the conservation easement proposal and that purchase of the remaining land should be pursued under the SNPLMA. He advised of an existing structure on the Swafford property which will have to be removed if the USFS purchases the property. In response to a question, Mr. Guzman advised that the Open Space Program requires negotiation with willing sellers. Mr. Guzman acknowledged that cost estimates have been provided and explained the process for determining value. In response to a further question, Mr. Guzman advised that the listed priorities are in accordance with the administrative regulations developed by Division of State Lands staff.

Mr. Krahn reviewed and described the second priority project, Carson River Streambank Stabilization. In response to a question, he advised that a small section of land or an easement across it will have to be acquired. He responded to additional questions regarding ownership of the properties within the project area and reasons for selecting the project area. Carson River Advisory Committee (“CRAC”) Member Pugsley acknowledged that the project area may extend beyond the high water mark in which case an easement or a lot line adjustment will be needed. The Army Corps of Engineers portion of the project area must be publicly owned. In response to an additional question, Mr. Krahn reviewed match funding sources for the project; discussion took place with regard to the same. In response to a further question, CRAC Member Pugsley advised that the project is still in the design stages; however, several property owners in key areas are very “in tune” with the project. He further advised that the majority of the project area is City or BLM-owned, which will be “very favorable.”

**CARSON CITY OPEN SPACE ADVISORY COMMITTEE  
CARSON RIVER ADVISORY COMMITTEE  
CARSON CITY ADVISORY BOARD TO MANAGE WILDLIFE  
CARSON CITY PARKS AND RECREATION COMMISSION  
Minutes of the July 23, 2003 Joint Subcommittee Meeting  
Page 3**

Mr. Krahn described the third priority project, Carson River Park Phase 2 - West. He reviewed the phase 1 improvements, including a parking lot, a handicap fishing pier, streambank stabilization, and discussed the various funding mechanisms used. He pointed out the project location on a displayed map and discussed the historic aspects of the project in conjunction with the Silver Saddle Ranch. In response to a question, Mr. Krahn advised that most of the project will take place on the west side of the fence which will not provide a great deal of restoration opportunity. The stretch of River from Lloyd's Bridge south to the handicap fishing pier is fairly well vegetated. Mr. Krahn clarified that if an opportunity for restoration presents, it can be added to the project scope. In response to a further question, Mr. Krahn discussed potential match funding sources for the project, including the \$50,000-\$60,000 in Question #18 and residential construction tax funding used to complete phase 2.

Mr. Guzman provided background information on the fourth priority project, Eagle Valley Creek Enhancement, and pointed out the origin and course of Eagle Valley Creek on a displayed map. He described the project and advised that trail development and/or restoration opportunities will be incorporated. Mr. Krahn described the recreational aspect of the project, and Mr. Guzman discussed anticipated improvements to the water quality which will, in turn, promote improved wildlife habitat. At Acting Chairperson Jacquet's request, Mr. Krahn and Mr. Guzman reviewed potential match sources. In response to a question, Supervisor Robin Williamson provided information on the availability of Carson Water Subconservancy District funding. CRAC Member Pugsley advised that City and the Carson Valley Conservation District representatives have approached the Army Corps of Engineers to request an urban restoration grant. Mr. Krahn advised that Todd Westergard, of the Carson-Truckee Conservancy District, will be reviewing the restoration project to determine the possibility of contributing funding. In response to a question, Mr. Guzman advised that the Moffat property improvements may be considered as a match source.

Mr. Guzman reviewed and described the Lower Ash Canyon Land Acquisition and Public Access Easement project (priority 5). He pointed out the subject properties on the displayed Open Space Opportunities map. He reviewed potential match funding sources and responded to questions regarding the same. Mr. Guzman reviewed the sixth priority projects, Carson River Land Acquisitions and OHV Access and Trailhead Development to the Pinenut Mountains. He advised that the majority of land acquisition funding for the Carson River has come from the SNPLMA. He discussed mercury contaminated lands near the golf course and the proposal to have Carson City or the Division of State Lands purchase the contaminated areas and the BLM acquire the non-contaminated areas. He discussed negotiations with the various property owners and the involvement of The Nature Conservancy in convincing one property owner to pursue a conservation easement. He pointed out the subject parcels on a displayed map and described the wildlife habitat. He responded to questions regarding The Nature Conservancy's involvement in negotiations with Mr. Bently and potential funding sources. Mr. Krahn discussed the recreational aspect of the sixth priority projects. In response to a question, Mr. Kastens advised that the Carson City Regional Transportation Commission is pursuing reconstruction of the bridge using federal grant funding.

Mr. Guzman reviewed the seventh priority projects, Combs Canyon Area Land Acquisition and (Northern Leg) of the V&T Multi-Use Trail Development. He discussed a proposal to purchase an 80-acre parcel from the State of Nevada for the purpose of completing a portion of the V&T Multi-Use Trail and

**CARSON CITY OPEN SPACE ADVISORY COMMITTEE  
CARSON RIVER ADVISORY COMMITTEE  
CARSON CITY ADVISORY BOARD TO MANAGE WILDLIFE  
CARSON CITY PARKS AND RECREATION COMMISSION  
Minutes of the July 23, 2003 Joint Subcommittee Meeting  
Page 4**

constructing a sedimentation basin. Mr. Guzman is negotiating with City Engineer Larry Werner regarding the Development Services Department's portion of the purchase price. He discussed the characteristics of the parcel. In response to a question, Mr. Krahn discussed potential funding sources for, and the route of, the V&T Trail.

Mr. Krahn reviewed and described the priority eight project, Carson River Park (Phase 3-East) and pointed out its location on a displayed map. He reviewed potential uses and funding sources for the project. Mr. Guzman reviewed the ninth priority project, Upper Ash Canyon Land Acquisitions. He advised that the project has been approached from the standpoints of recreation and protection of scenic quality. He discussed fire issues associated with a more accessible road and potential funding sources. Mr. Krahn described and provided background information on the tenth priority project, Carson City Fairgrounds/Fuji Park Clear Creek Habitat Improvement Project. He responded to questions regarding the project's identification in the Fuji Park/Fairgrounds Master Plan and potential funding sources. Mr. Guzman advised there are other potential funding sources, such as the U.S. Fish and Wildlife Service, depending upon the details and focus of the project.

Mr. Guzman reviewed the priority eleven project, Acquisition of Lands Between Ash and Kings Canyons, pointed out the subject properties on a displayed map, and discussed potential funding sources. Mr. Guzman reviewed the C-Hill Land Acquisition project, priority twelve, described the location of the parcels, and discussed the owner's proposal to transfer the density of the portions not suitable for development to an adjacent parcel which he will purchase from another property owner. Mr. Guzman advised that the property appraised at \$1.3 million. He discussed the potential of a future recreation area, pointed out an adjacent open space area, and reviewed the importance of the property as a linkage between recreational/open space areas. He advised of existing uses of the land by parasailers and responded to questions regarding match requirements. Mr. Krahn reviewed and described the priority thirteen projects, Silver Saddle Ranch Area: River Recreation Multi-Use Trail Development and Habitat Improvement. In response to a question, he reviewed potential funding sources.

Mr. Kastens reviewed the Lake Tahoe Path System project, priority fourteen. He pointed out the route of the path system on a displayed map, and discussed the specific Question #1 funding allocation. A memorandum of understanding between Carson City, Douglas County, and Washoe County will specify development of the path. Mr. Kastens discussed potential match sources and, in response to a question, advised that the majority of the Carson City portion of the proposed path is on U.S. Forest Service property. He explained that the overall vision for the path was access from Incline Village to Stateline without having to compete with vehicular traffic on Highway 28. In response to a further question, he advised that the path will be multi-purpose. CRAC Member Pugsley pointed out that since the project has "a life of its own," it is not significant to the sixth year time table. Mr. Kastens agreed and suggested categorizing the project separate from the time table set forth in the matrix.

Acting Chairperson Jacquet noted that the listed projects are "opportunity-based" and that priorities may change based upon available funding, willing sellers, etc. He commented that the matrix represents "a great starting point." Mr. Kastens agreed that staff will be flexible to other opportunities and the possibility of addressing projects sooner than indicated. He explained that the main purpose of the matrix was to

**CARSON CITY OPEN SPACE ADVISORY COMMITTEE  
CARSON RIVER ADVISORY COMMITTEE  
CARSON CITY ADVISORY BOARD TO MANAGE WILDLIFE  
CARSON CITY PARKS AND RECREATION COMMISSION  
Minutes of the July 23, 2003 Joint Subcommittee Meeting  
Page 5**

establish a starting point, and suggested that the matrix could be reviewed on an annual basis by a joint subcommittee. Acting Chairperson Jacquet noted that the projects represent conservation and open space values on a regional basis; that the citizens of Carson City consider the values “across geopolitical lines.” He commented on the benefit to Carson City of Question #1 projects in neighboring counties.

Acting Chairperson Jacquet called for public comment and, when none was forthcoming, called for additional subcommittee comments. OSAC Member Bird expressed appreciation to the members of the Carson River Advisory Committee and the Parks and Recreation Commission for their input into development of the project matrix. She expressed enthusiastic support for each of the listed projects and noted the benefit to the citizens of Carson City. **Parks and Recreation Commissioner Curtis moved to approve the list pursuant to staff’s recommendation. OSAC Member Bird seconded the motion.** In response to a question, **P&R Commissioner Curtis amended her motion to designate the Lake Tahoe Path System as a stand-alone project with no indication of submittal sequence. OSAC Member Bird continued her second. Motion carried 8-0.**

**ADJOURNMENT** (1-2227) - P&R Commissioner Hoffman moved to adjourn the meeting at 7:31 p.m. CRAC Member Pugsley seconded the motion. Motion carried 8-0.

The Minutes of the July 23, 2003 joint subcommittee meeting of the Carson City Open Space Advisory Committee, the Carson River Advisory Committee, the Carson City Parks and Recreation Commission, and the Carson City Advisory Board to Manage Wildlife are respectfully submitted this 19<sup>th</sup> day of August, 2003.

ALAN GLOVER, Clerk-Recorder

By: \_\_\_\_\_  
Kathleen M. King, Deputy Clerk/Recording Secretary