



# MINUTES

## Regular Meeting

### Reno City Council

**Wednesday, March 12, 2025 • 10:00 AM**

**Reno City Council Chamber, 1 East First Street, Reno, NV 89501**

**Hillary Schieve, Mayor**

#### Council Members:

**Ward 1 - Kathleen Taylor      Ward 4 - Meghan Ebert**

**Ward 2 - Naomi Duerr      Ward 5 - Devon Reese**

**Ward 3 - Miguel Martinez      Ward 6 - Brandi Anderson**

#### **A      Introductory Items**

The meeting was called to order at 10:00 a.m.

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

##### **A.2      Roll Call**

##### **Members Present**

Mayor Hillary Schieve, Councilmember Devon Reese, Councilmember Naomi Duerr, Councilmember Kathleen Taylor, Councilmember Miguel Martinez, Councilmember Meghan Ebert, Councilmember Brandi Anderson

Mayor Schieve and Council Member Ebert absent at roll call.

##### **A.3      Public Comment**

##### **A.3.1      Public Comment**

**COUNCIL MEMBER EBERT PRESENT REMOTELY AT 10:04 AM**

Live Public Comment:

Terry Brooks

George Postrozny

For the record we received 2 comments which were general in nature or not directly associated with an agenda item prior to 4:00 p.m. on March 11, 2025. These comments were written correspondence received via our Reno.gov online public comment form or by email to our office. Copies of these

comments have been distributed to the Reno City Council and are available to the public on the Reno.gov meeting portal.

0 in favor, 0 in opposition, 2 concerned from the following individual(s):

Oscar Williams

Lady Silver

#### **A.4 Approval of the Agenda (For Possible Action) – 12 March 2025**

It was moved by Devon Reese, seconded by Naomi Duerr, to approve.

<b>RESULT:</b>	<b>Pass [6 TO 0]</b>
<b>MOVER:</b>	Devon Reese, Councilmember
<b>SECONDER:</b>	Naomi Duerr, Councilmember
<b>AYES:</b>	Reese, Duerr, Taylor, Martinez, Ebert, Anderson
<b>NAYS:</b>	
<b>ABSENT:</b>	Hillary Schieve

#### **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 Staff Report (For Possible Action): Approval of Privileged Business License - Dining Room Alcohol (New) - Need 2 Speed, Chris Utgaard, 2863 Northtowne Lane, Unit 400. [Ward 1]**

It was moved by Devon Reese, seconded by Brandi Anderson, to approve.

<b>RESULT:</b>	<b>Pass [6 TO 0]</b>
<b>MOVER:</b>	Devon Reese, Councilmember
<b>SECONDER:</b>	Brandi Anderson, Councilmember
<b>AYES:</b>	Reese, Duerr, Taylor, Martinez, Ebert, Anderson
<b>NAYS:</b>	
<b>ABSENT:</b>	Hillary Schieve

##### **B.2 Staff Report (For Possible Action): Approval of Privileged Business License - Dining Room Wine and Beer (Change of Ownership) - Mod Pizza, Randeep Chawla, 4945 South Virginia Street, Unit A. [Ward 2]**

It was moved by Devon Reese, seconded by Brandi Anderson, to approve.

<b>RESULT:</b>	<b>Pass [6 TO 0]</b>
<b>MOVER:</b>	Devon Reese, Councilmember
<b>SECONDER:</b>	Brandi Anderson, Councilmember
<b>AYES:</b>	Reese, Duerr, Taylor, Martinez, Ebert, Anderson
<b>NAYS:</b>	
<b>ABSENT:</b>	Hillary Schieve

- B.3** Staff Report (For Possible Action): Approval of Privileged Business License - Secondhand Dealer (New) - Reno Antique Faire, Laura Jasorka - Home-Based Business. [Ward 3]

It was moved by Devon Reese, seconded by Brandi Anderson, to approve.

<b>RESULT:</b>	<b>Pass [6 TO 0]</b>
<b>MOVER:</b>	Devon Reese, Councilmember
<b>SECONDER:</b>	Brandi Anderson, Councilmember
<b>AYES:</b>	Reese, Duerr, Taylor, Martinez, Ebert, Anderson
<b>NAYS:</b>	
<b>ABSENT:</b>	Hillary Schieve

- B.4** Staff Report (For Possible Action): Approval of Privileged Business License - Secondhand Dealer (New) - Jaw-Dropping Collectibles, Bryce Calvetti - Home-Based Business. [Ward 4]

It was moved by Devon Reese, seconded by Brandi Anderson, to approve.

<b>RESULT:</b>	<b>Pass [6 TO 0]</b>
<b>MOVER:</b>	Devon Reese, Councilmember
<b>SECONDER:</b>	Brandi Anderson, Councilmember
<b>AYES:</b>	Reese, Duerr, Taylor, Martinez, Ebert, Anderson
<b>NAYS:</b>	
<b>ABSENT:</b>	Hillary Schieve

- B.5** Staff Report (For Possible Action): Award of Contract to Cutting Edge Construction LLC for the 2025 ADA Restroom Improvements Project in an amount not to exceed \$370,837.77. (Congressional allocation of Community Project Funding, Parks Capital Maintenance Fund) [Ward 2, 6]

It was moved by Devon Reese, seconded by Brandi Anderson, to approve.

<b>RESULT:</b>	<b>Pass [6 TO 0]</b>
<b>MOVER:</b>	Devon Reese, Councilmember
<b>SECONDER:</b>	Brandi Anderson, Councilmember
<b>AYES:</b>	Reese, Duerr, Taylor, Martinez, Ebert, Anderson
<b>NAYS:</b>	
<b>ABSENT:</b>	Hillary Schieve

- B.6** Staff Report (For Possible Action): Approval of Contract for professional services to Soil-Tech Inc for vegetation maintenance along the Southeast Connector (Veterans Parkway) from March through July 2025, in an amount not to exceed \$97,500. (Sewer Fund, Street Fund) [Ward 3]

It was moved by Devon Reese, seconded by Brandi Anderson, to approve.

<b>RESULT:</b>	<b>Pass [6 TO 0]</b>
<b>MOVER:</b>	Devon Reese, Councilmember
<b>SECONDER:</b>	Brandi Anderson, Councilmember
<b>AYES:</b>	Reese, Duerr, Taylor, Martinez, Ebert, Anderson
<b>NAYS:</b>	
<b>ABSENT:</b>	Hillary Schieve

- B.7** Staff Report (For Possible Action): Approval of Consultant Agreement with DOWL, for design services for the 2026 Rivermount Neighborhood Street and Sewer Rehabilitation Project - Phase I, in an amount not to exceed \$377,454. (Street Fund and Sewer Fund) [Ward 2]

It was moved by Devon Reese, seconded by Brandi Anderson, to approve.

<b>RESULT:</b>	<b>Pass [6 TO 0]</b>
<b>MOVER:</b>	Devon Reese, Councilmember
<b>SECONDER:</b>	Brandi Anderson, Councilmember
<b>AYES:</b>	Reese, Duerr, Taylor, Martinez, Ebert, Anderson
<b>NAYS:</b>	
<b>ABSENT:</b>	Hillary Schieve

- B.8** Staff Report (For Possible Action): Approval of Consultant Agreement for Construction Management Services with Atkins Réalis, for the 2025 Sewer Lift Station Improvement Project in an amount not to exceed \$255,575. (Sewer Fund) [Ward 2, 3, 4]

It was moved by Meghan Ebert, seconded by Devon Reese, to approve.

<b>RESULT:</b>	<b>Pass [6 TO 0]</b>
<b>MOVER:</b>	Meghan Ebert, Councilmember
<b>SECONDER:</b>	Devon Reese, Councilmember
<b>AYES:</b>	Reese, Duerr, Taylor, Martinez, Ebert, Anderson
<b>NAYS:</b>	
<b>ABSENT:</b>	Hillary Schieve

PULLED CONSENT AGENDA ITEMS B.8, B.9, AND B.10 WERE HEARD AFTER AGENDA ITEM G.6.

Item pulled for discussion by Council Member Ebert.

Council Member Ebert asked staff to explain what this agreement entails.

Erick Miller, City of Reno Utility Services Associate Civil Engineer, explained this agreement is to finalize the design and then do the construction management. He also answered questions regarding construction costs and timing and confirmed the project

will not impact capacity.

- B.9** Staff Report (For Possible Action): Approval of an Amendment to the Franchise Agreement (Shared Mobility) between Bird and the City of Reno, to extend the term of the agreement until April 13, 2027.

It was moved by Meghan Ebert, seconded by Naomi Duerr, to approve.

<b>RESULT:</b>	<b>Pass [6 TO 0]</b>
<b>MOVER:</b>	Meghan Ebert, Councilmember
<b>SECONDER:</b>	Naomi Duerr, Councilmember
<b>AYES:</b>	Reese, Duerr, Taylor, Martinez, Ebert, Anderson
<b>NAYS:</b>	
<b>ABSENT:</b>	Hillary Schieve

Item pulled for discussion by Council Member Ebert.

Council Member Ebert asked if this agreement has any modifications or additional services Bird is to provide to the City of Reno.

Suzanne Groneman, City of Reno Environmental Services Manager, confirmed that the agreement does not make any changes other than extending the agreement in it's current form. She also confirmed that ADA issues have been discussed with Bird and they have greatly improved with their new fleet management program and our new operations team.

A representative from Bird explained what they are doing to address the concerns.

Ms. Groneman answered questions regarding usage trends.

- B.10** Staff Report (For Possible Action): Acceptance of the U.S. Department of Housing and Urban Development (HUD) Older Adults Home Modification Grant to the City of Reno Housing and Neighborhood Development Department in the amount of \$1,230,000 to provide low barrier, high impact home modifications to low-to moderate- income older adults.

It was moved by Meghan Ebert, seconded by Devon Reese, to accept.

<b>RESULT:</b>	<b>Pass [6 TO 0]</b>
<b>MOVER:</b>	Meghan Ebert, Councilmember
<b>SECONDER:</b>	Devon Reese, Councilmember
<b>AYES:</b>	Reese, Duerr, Taylor, Martinez, Ebert, Anderson
<b>NAYS:</b>	
<b>ABSENT:</b>	Hillary Schieve

Item pulled for discussion by Council Member Ebert.

Cori Fisher, City of Reno Housing and Neighborhood Development Housing Manager, answered questions from Council Member Ebert regarding the grant amount and process.

AGENDA ITEM H.1 WAS HEARD AFTER THIS ITEM.

- B.11** Resolution No. \_\_\_\_ (For Possible Action): Resolution donating Council Discretionary Funds to Project Bear Hugs in the amount of \$500 to provide ongoing relief, supplies, and comfort items to families who have been impacted by different disasters. (General Fund) [Taylor]

It was moved by Devon Reese, seconded by Brandi Anderson, to approve.

<b>RESULT:</b>	Pass [6 TO 0]
<b>MOVER:</b>	Devon Reese, Councilmember
<b>SECONDER:</b>	Brandi Anderson, Councilmember
<b>AYES:</b>	Reese, Duerr, Taylor, Martinez, Ebert, Anderson
<b>NAYS:</b>	
<b>ABSENT:</b>	Hillary Schieve

Resolution No. 9364 was passed and adopted.

Live Public Comment:  
Hannah Hoobyar  
Kylee Floodman

THE CONSENT AGENDA WAS APPROVED WITH ITEMS B.8, B.9, AND B.10 PULLED FOR DISCUSSION.

AGENDA ITEM D.4 WAS HEARD AT THIS TIME AND THE PULLED CONSENT AGENDA ITEMS WERE HEARD LATER IN THE MEETING.

**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 *SUPPLEMENTAL SUPPORTING MATERIALS -*** Staff Report (For Possible Action): Case No. ABN25-00002 (Record Street Partial Abandonment) Request for the abandonment of ±9,222 square feet of public right-of-way located at the southern terminus of Record Street, ±225 feet south of the intersection of East Fourth Street and Record Street. The proposed abandonment area is bordered by Mixed-Use Downtown Innovation District (MD-ID) and Mixed-Use Downtown Entertainment District (MD-ED) zoning with a Master Plan land use

designation of Downtown Mixed-Use (DT-MU). [Ward 1]

It was moved by Devon Reese, seconded by Naomi Duerr, to approve the staff recommendation.

<b>RESULT:</b>	<b>Pass [6 TO 0]</b>
<b>MOVER:</b>	Devon Reese, Councilmember
<b>SECONDER:</b>	Naomi Duerr, Councilmember
<b>AYES:</b>	Reese, Duerr, Taylor, Martinez, Ebert, Anderson
<b>NAYS:</b>	
<b>ABSENT:</b>	Hillary Schieve

THIS ITEM WAS HEARD AFTER AGENDA ITEM D.2.

Vice Mayor Taylor opened the public hearing and asked if proper notice was given and any correspondence received.

Mikki Huntsman, City of Reno City Clerk, confirmed that proper notice was given and no correspondence was received.

Jeff Foster, City of Reno Development Services Associate Planner, presented the staff report.

Gabe Wittler, Odyssey Engineering, gave a presentation and answered questions from Council.

AGENDA ITEM D.6 WAS HEARD AFTER THIS ITEM.

## **D Department Items**

### **Public Works**

- D.1 ***SUPPLEMENTAL SUPPORTING MATERIALS -*** Staff Report (For Possible Action): Presentation, discussion, and potential direction to staff for the approval of the Regional Transportation Commission (RTC) Fiscal Year 2026 Interlocal Cooperative Agreement authorizing the RTC Program of Projects within the City of Reno.

THIS ITEM WAS HEARD AFTER THE REDEVELOPMENT AGENCY BOARD MEETING ADJOURNED.

COUNCIL MEMBER ANDERSON ABSENT AT 2:46 PM

Khalil Wilson, Public Works Assistant Director, presented the staff report and answered questions from Council.

VICE MAYOR TAYLOR ABSENT AT 2:48 PM

COUNCIL MEMBER ANDERSON PRESENT AT 2:52 PM  
COUNCIL MEMBER REESE ABSENT AT 2:53 PM  
COUNCIL MEMBER REESE PRESENT AT 2:57 PM  
COUNCIL MEMBER MARTINEZ ABSENT AT 3:00 PM  
VICE MAYOR TAYLOR PRESENT AT 3:01 PM

It was moved by Devon Reese, seconded by Kathleen Taylor, to approve.

<b>RESULT:</b>	<b>Pass [6 TO 0]</b>
<b>MOVER:</b>	Devon Reese, Councilmember
<b>SECONDER:</b>	Kathleen Taylor, Councilmember
<b>AYES:</b>	Schieve, Reese, Duerr, Taylor, Ebert, Anderson
<b>NAYS:</b>	
<b>ABSENT:</b>	Miguel Martinez

- D.2 ***SUPPLEMENTAL SUPPORTING MATERIALS -*** Staff Report  
(For Possible Action): Presentation, discussion and potential approval of  
proposals to be considered for Fiscal Years (FY) 2026/2027 Regional  
Transportation Commission (RTC) Transportation Unified Planning Work  
Program (UPWP) call for proposals.

Khalil Wilson, Public Works Assistant Director, presented the staff report and  
answered questions from Council.

MAYOR SCHIEVE ABSENT AT 3:15 PM  
COUNCIL MEMBER MARTINEZ PRESENT AT ~3:20 PM

AGENDA ITEM C.1 WAS HEARD AFTER THIS ITEM.

It was moved by Devon Reese, seconded by Naomi Duerr, to approve.

<b>RESULT:</b>	<b>Pass [6 TO 0]</b>
<b>MOVER:</b>	Devon Reese, Councilmember
<b>SECONDER:</b>	Naomi Duerr, Councilmember
<b>AYES:</b>	Reese, Duerr, Taylor, Martinez, Ebert, Anderson
<b>NAYS:</b>	
<b>ABSENT:</b>	Hillary Schieve

- D.3 ***SUPPLEMENTAL SUPPORTING MATERIALS -*** Staff Report  
(For Possible Action): Award of Owner-CMAR Construction Contract to  
CORE West, Inc. (dba CORE Construction) for the demolition of the  
Reno Police building at 455 East 2nd Street as a part of the Central Station  
Project in an amount not to exceed \$3,534,997. (Redevelopment Agency  
#2 Fund) [Ward 1]



It was moved by Devon Reese, seconded by Naomi Duerr, to approve the staff recommendation.

<b>RESULT:</b>	<b>Pass [7 TO 0]</b>
<b>MOVER:</b>	Devon Reese, Councilmember
<b>SECONDER:</b>	Naomi Duerr, Councilmember
<b>AYES:</b>	Schieve, Reese, Duerr, Taylor, Martinez, Ebert, Anderson
<b>NAYS:</b>	
<b>ABSENT:</b>	

THIS ITEM WAS OPENED AND HEARD TOGETHER WITH THE REDEVELOPMENT AGENCY BOARD MEETING AGENDA ITEM B.1.

### City Manager's Office

- D.4 ***SUPPLEMENTAL SUPPORTING MATERIALS -*** Northern Nevada Public Health (NNPH) Community Health Overview presentation (For Discussion Only) - Dr. Chad Kingsley, District Health Officer

THIS ITEM WAS HEARD AFTER AGENDA ITEM B.

COUNCIL MEMBER MARTINEZ ABSENT AT 10:39 AM

Dr. Chad Kingsley, Washoe County District Health Officer, gave the presentation and answered questions from Council.

AGENDA ITEM D.7 WAS HEARD AFTER THIS ITEM.

- D.5 ***SUPPLEMENTAL SUPPORTING MATERIALS -*** Staff Report (For Possible Action): Update, discussion, and potential direction to staff regarding proposed legislation at the 83rd (2025) Session of the Nevada Legislature.

THIS ITEM WAS HEARD AFTER AGENDA ITEM D.7.

MAYOR SCHIEVE PRESENT AT 11:30 AM

Nic Ciccone, City of Reno Government Affairs Manager, presented the update and answered questions from Council.

COUNCIL MEMBER DUERR ABSENT AT 11:42 AM

COUNCIL MEMBER DUERR PRESENT AT 11:44 AM

AGENDA ITEM D.7 WAS REOPENED AFTER THIS ITEM.

It was moved by Naomi Duerr, seconded by Miguel Martinez, to accept.

<b>RESULT:</b>	<b>Pass [7 TO 0]</b>
<b>MOVER:</b>	Naomi Duerr, Councilmember
<b>SECONDER:</b>	Miguel Martinez, Councilmember
<b>AYES:</b>	Schieve, Reese, Duerr, Taylor, Martinez, Ebert, Anderson
<b>NAYS:</b>	
<b>ABSENT:</b>	

- D.6 ***SUPPLEMENTAL SUPPORTING MATERIALS -*** Staff Report  
(For Possible Action): Presentation, discussion and potential adoption of  
the updated City of Reno Public Art Master Plan (PAMP).

THIS ITEM WAS HEARD AFTER AGENDA ITEM C.1.

Megan Berner, City of Reno Arts and Culture Manager, introduced the  
presentation.

Todd Bressi, Public Art, Placemaking and City Design Consultant, gave a  
presentation on the Reno Public Art Master Plan update.

COUNCIL MEMBER EBERT ABSENT AT 3:44 PM  
COUNCIL MEMBER DUERR ABSENT AT 3:45 PM  
COUNCIL MEMBER DUERR PRESENT AT 3:50 PM  
COUNCIL MEMBER EBERT PRESENT AT 3:51 PM

Ms. Berner answered questions from Council.

AGENDA ITEM E.1 WAS HEARD AFTER THIS ITEM.

It was moved by Brandi Anderson, seconded by Devon Reese, to adopt.

<b>RESULT:</b>	<b>Pass [6 TO 0]</b>
<b>MOVER:</b>	Brandi Anderson, Councilmember
<b>SECONDER:</b>	Devon Reese, Councilmember
<b>AYES:</b>	Reese, Duerr, Taylor, Martinez, Ebert, Anderson
<b>NAYS:</b>	
<b>ABSENT:</b>	Hillary Schieve

- D.7 ***SUPPLEMENTAL SUPPORTING MATERIALS -*** Staff Report  
(For Possible Action): Presentation and potential acceptance of the  
Downtown Reno Partnership's FY 2026 Downtown Reno Business  
Improvement District Operating Plan, Budget, and Annual Assessment  
Rate Adjustment.

THIS ITEM WAS HEARD AFTER AGENDA ITEM D.4.

Bryan McArdle, City of Reno Revitalization Manager, introduced the partnership representative to give the update.

Vice Mayor Taylor gave the following disclosure:

Madam Mayor, fellow city council members and Madam Clerk, I am disclosing that I serve on the board of directors of the Downtown Reno Business Improvement District (the "DRP"), a non-profit designated by City Council to implement a "clean and safe" program of safety ambassadors and maintenance workers throughout downtown Reno. Item D.7 involves the potential acceptance of the DRP's FY 2026 Downtown Reno Business Improvement District Operating Plan, Budget, and Annual Assessment Rate Adjustment.

On this matter I have sought guidance from the City Attorney's Office. The City Council appointed me to the DRP board of directors. As a director, I have a per se commitment in a private capacity to the interests of the DRP pursuant to NRS 281A.065(6). In addition, I am a BID ratepayer, and I have a pecuniary interest in the assessment.

The DRP provides "clean and safe" services that would otherwise fall to the City to provide. Because the DRP's interests, goals and operations closely align with the City's interests, goals and operations, my commitment in a private capacity to the interests of the DRP would not clearly and materially affect the independence of judgment of a reasonable person in my position.

While I have a pecuniary interest in the assessment, the resulting benefit or detriment accruing to me will not be greater than that accruing to any other member of the BID in a similar rate tier. The fact that I am a ratepayer will not impact my ability to impartially review and render a decision upon these Agenda Items.

Madam Clerk, please lodge this disclosure on the record. I will be participating on this item. Thank you.

COUNCIL MEMBER MARTINEZ PRESENT AT 10:45 AM

COUNCIL MEMBER REESE ABSENT AT 10:49 AM  
COUNCIL MEMBER REESE PRESENT AT 10:51 AM

Neoma Jardon, Downtown Reno Partnership Executive Director, presented the update and answered questions from Council.

AGENDA ITEM D.5 WAS HEARD AFTER THIS ITEM.

THIS ITEM WAS REOPENED AFTER AGENDA ITEM D.5.

MAYOR SCHIEVE ABSENT AT 11:48 AM

A motion was made to reconsider this item in order to make a new motion with corrected language.

MAYOR SCHIEVE PRESENT AT 11:49 AM AFTER THE MOTION VOTE

THE REDEVELOPMENT AGENCY BOARD MEETING WAS OPENED AFTER THIS ITEM.

It was moved by Devon Reese, seconded by Naomi Duerr, to accept the Reno Downtown Partnership FY 2026 Business Improvement District Operating Plan and Budget and proposed Assessment Rate, and direct staff to file the preliminary assessment role with the City Clerk.

<b>RESULT:</b>	<b>Pass [6 TO 0]</b>
<b>MOVER:</b>	Devon Reese, Councilmember
<b>SECONDER:</b>	Naomi Duerr, Councilmember
<b>AYES:</b>	Reese, Duerr, Taylor, Martinez, Ebert, Anderson
<b>NAYS:</b>	
<b>ABSENT:</b>	Hillary Schieve

It was moved by Devon Reese, seconded by Naomi Duerr, to reconsider this item in order to make a new motion.

<b>RESULT:</b>	<b>Pass [6 TO 0]</b>
<b>MOVER:</b>	Devon Reese, Councilmember
<b>SECONDER:</b>	Naomi Duerr, Councilmember
<b>AYES:</b>	Reese, Duerr, Taylor, Martinez, Ebert, Anderson
<b>NAYS:</b>	
<b>ABSENT:</b>	Hillary Schieve

It was moved by Devon Reese, seconded by Naomi Duerr, to accept the report.

<b>RESULT:</b>	<b>Pass [6 TO 0]</b>
<b>MOVER:</b>	Devon Reese, Councilmember

<b>SECONDER:</b>	Naomi Duerr, Councilmember
<b>AYES:</b>	Reese, Duerr, Taylor, Martinez, Ebert, Anderson
<b>NAYS:</b>	
<b>ABSENT:</b>	Hillary Schieve

**E Ordinances - Introduction (Other Ordinance, Introduction items may be found under the following agenda sections: Public Hearings, and/or Standard Department Items.)**

- E.1 Ordinance Introduction Bill No. \_\_\_\_ (For Possible Action): An Ordinance amending the Reno Municipal Code Title 12, “Public Works and Utilities,” Chapter 12.16 “Sewer Service,” article II, section 12.16.155, titled “Sewer Connection Fee Credit Policy,” to delete the expiration date for connection fee credits, amending Section 12.16.420 titled “Sewer User Fees When Vacant, Fire Damaged, or Demolished” and amending Section 12.16.430 titled “Termination of Charges” to remove the provisions regarding demolished properties, together with other matters properly relating thereto.

THIS ITEM WAS HEARD AFTER AGENDA ITEM D.6.

COUNCIL MEMBER ANDERSON ABSENT AT 3:56 PM

COUNCIL MEMBER ANDERSON PRESENT AT 3:57 PM

Council Member Duerr stated she would prefer not to consider this today. Usually when we are amending ordinances we have established a policy of getting a presentation about why the ordinance change is needed and what is contemplated in the change. We did not have that for this. The ordinance we have is good and well-intentioned. In speaking with staff earlier today it was mentioned there is a case that is having a problem meeting the current ordinance. Usually that is where a waiver or a variance can come into play instead of changing an entire ordinance to satisfy one group or one development. Having an expiration date on a credit should be incentive to spur development. She stated that she does not want to vote no on this but she does not know enough about it and would at least like a briefing with staff to better understand it and the potential unintended consequences.

Ashley Turney, City of Reno Assistant City Manager, answered questions from Council Member Reese and explained the proposed change would be a tool to help spur development as it relates to housing. In staff’s analysis, the current policy with expiring credits has not spurred the outcome for development that was originally intended. She also explained that a waiver would not be a possibility for one particular project because their credits have expired and the current ordinance does not allow spot instances.

Ms. Turney confirmed for Vice Mayor Taylor that this is a policy decision

that encourages property owners to clean up blighted property while incentivizing development specifically for the downtown core.

Council Member Ebert agreed with Council Member Duerr that the current policy is something that can be used as a tool to motivate people to move forward with development. She referred to discussions in the past about the cost of doing business and stated this is an example of the cost of doing business. She also does not necessarily want to vote no on this but needs more information on potential impacts.

Council Member Duerr clarified that she supports all the tools in the toolbox that support development and discussed the need to follow the process for ordinance development in order to fully understand the implications. She also referred to a past request to extend credits for 20 years and noted that City Council did not agree to that but instead extended them to only five years.

Discussion on the motion:

Council Member Ebert stated they should not be changing things for one or two developments. She does not know if the developments are in an RDA area and if there are other tools available that could help them. The current ordinance is a good way to motivate developers and she does not know what the motivation is for this change. From the point of the cost of doing business, she does not think this is a wise move in a business sense.

Bill No. 7295 was referred for a second reading and adoption.

It was moved by Devon Reese, seconded by Miguel Martinez, to refer.

<b>RESULT:</b>	<b>Pass [4 TO 2]</b>
<b>MOVER:</b>	Devon Reese, Councilmember
<b>SECONDER:</b>	Miguel Martinez, Councilmember
<b>AYES:</b>	Reese, Taylor, Martinez, Anderson
<b>NAYS:</b>	Naomi Duerr, Meghan Ebert
<b>ABSENT:</b>	Hillary Schieve

## **F      Ordinances - Adoption**

## **G      City Clerk**

- G.1    Staff Report (For Possible Action): Discussion and potential appointment of up to five individuals to the Ward 1 Neighborhood Advisory Board (NAB) and/or two alternates from the following pool of applicants, listed in alphabetical order: Claudia Davis, Bryan Harvey, Maia Johnson, Jenn Joyce, Raymond Sherwood, and Antonio Taylor.

It was moved by Kathleen Taylor, seconded by Devon Reese, to appoint Claudia

Davis, Bryan Harvey, Maia Johnson, Raymond Sherwood, and Antonio Taylor.

<b>RESULT:</b>	<b>Pass [6 TO 0]</b>
<b>MOVER:</b>	Kathleen Taylor, Councilmember
<b>SECONDER:</b>	Devon Reese, Councilmember
<b>AYES:</b>	Reese, Duerr, Taylor, Martinez, Ebert, Anderson
<b>NAYS:</b>	
<b>ABSENT:</b>	Hillary Schieve

- G.2 Staff Report (For Possible Action): Discussion and potential appointment of up to ten individuals to the Ward 5 Neighborhood Advisory Board (NAB) and/or two alternates from the following pool of applicants, listed in alphabetical order: Kathleen Ahrens, Kaila Bailey, Jessica Bullard-Nolan, Brian Cassidy, Lyndsey Darrow, Megan Dettenmaier, Mayumi Doyama, Corey Fredericks, Cammy Lore, Denzel Martindale, Elton “Mac” Rossi, and Steven York.

It was moved by Devon Reese, seconded by Kathleen Taylor, to appoint Kathleen Ahrens, Kaila Bailey, Jessica Bullard-Nolan, Lyndsey Darrow, Megan Dettenmaier, Mayumi Doyama, Corey Fredericks, Cammy Lore, Denzel Martindale, and Steven York.

<b>RESULT:</b>	<b>Pass [6 TO 0]</b>
<b>MOVER:</b>	Devon Reese, Councilmember
<b>SECONDER:</b>	Kathleen Taylor, Councilmember
<b>AYES:</b>	Reese, Duerr, Taylor, Martinez, Ebert, Anderson
<b>NAYS:</b>	
<b>ABSENT:</b>	Hillary Schieve

- G.3 Staff Report (For Possible Action): Discussion and potential appointment of up to seven individuals to the Ward 6 Neighborhood Advisory Board (NAB) and/or two alternates from the following pool of applicants, listed in alphabetical order: Sarah Collins, Cyrus Dioun, Anna Harvey, Alina Johnson, Julia Moreno-Fritz, William Newman Jr., Ana Perez-McKay, Lorna Quisenberry, Barry Sherwood, Catherine Tolles, and Lisa Willett.

It was moved by Brandi Anderson, seconded by Devon Reese, to appoint Sarah Collins, Alina Johnson, Julia Moreno-Fritz, and William Newman Jr.

<b>RESULT:</b>	<b>Pass [6 TO 0]</b>
<b>MOVER:</b>	Brandi Anderson, Councilmember
<b>SECONDER:</b>	Devon Reese, Councilmember
<b>AYES:</b>	Reese, Duerr, Taylor, Martinez, Ebert, Anderson
<b>NAYS:</b>	
<b>ABSENT:</b>	Hillary Schieve

- G.4 Staff Report (For Possible Action): Discussion and potential appointment or reappointment of one individual to the Regional 911 Emergency Response Advisory Committee from the following pool of applicants, listed in alphabetical order: Cody Shadle (Reappointment).

It was moved by Devon Reese, seconded by Miguel Martinez, to reappoint Cody Shadle.

<b>RESULT:</b>	<b>Pass [6 TO 0]</b>
<b>MOVER:</b>	Devon Reese, Councilmember
<b>SECONDER:</b>	Miguel Martinez, Councilmember
<b>AYES:</b>	Reese, Duerr, Taylor, Martinez, Ebert, Anderson
<b>NAYS:</b>	
<b>ABSENT:</b>	Hillary Schieve

- G.5 Staff Report (For Possible Action): Discussion and potential appointment or reappointment of one individual as a Commissioner to the Reno Housing Authority from the following pool of applicants, listed in alphabetical order: Brandi Anderson, Naomi Duerr, Meghan Ebert, Miguel Martinez, Devon Reese, and Kathleen Taylor (Reappointment).

It was moved by Devon Reese, seconded by Naomi Duerr, to reappoint Kathleen Taylor as recommended by the City Manager.

<b>RESULT:</b>	<b>Pass [6 TO 0]</b>
<b>MOVER:</b>	Devon Reese, Councilmember
<b>SECONDER:</b>	Naomi Duerr, Councilmember
<b>AYES:</b>	Reese, Duerr, Taylor, Martinez, Ebert, Anderson
<b>NAYS:</b>	
<b>ABSENT:</b>	Hillary Schieve

- G.6 Staff Report (For Possible Action): Discussion and potential appointment or reappointment of one individual as a Commissioner to the Reno Housing Authority from the following pool of applicants, listed in alphabetical order: Donald Griffin and Mark Sullivan (Reappointment).

It was moved by Devon Reese, seconded by Naomi Duerr, to reappoint Mark Sullivan as recommended by the City Manager.

<b>RESULT:</b>	<b>Pass [6 TO 0]</b>
<b>MOVER:</b>	Devon Reese, Councilmember
<b>SECONDER:</b>	Naomi Duerr, Councilmember
<b>AYES:</b>	Reese, Duerr, Taylor, Martinez, Ebert, Anderson
<b>NAYS:</b>	
<b>ABSENT:</b>	Hillary Schieve



THE FOLLOWING AGENDA ITEMS PULLED FROM THE CONSENT AGENDA FOR DISCUSSION WERE HEARD AT THIS TIME: B.8, B.9, AND B.10.

## **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)

THIS ITEM WAS HEARD AFTER AGENDA ITEM AFTER B.10.

Council Member Ebert discussed the city's current financial issues and stated as we look for ways to increase revenue and help with our budget shortfalls, it would be prudent not to waive things like expiration dates and fees. We should continue to use the tools we have in place to collect revenue where we can and not just from constituents but at the business level as well.

RECESS AT 4:26 PM UNTIL THE 6:00 PM PUBLIC HEARING.

## **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 ***SUPPLEMENTAL SUPPORTING MATERIALS*** - Staff Report (For Possible Action): Case No. LDC25-00022 (Oppidan 5MW Data Center) - Appeal of the Planning Commission's decision to deny a request for a conditional use permit to allow: 1) development of a data center, and 2) business operations between 11:00 p.m. and 6:00 a.m. The ±7.02 acre site is located on the north side of North Virginia Street ±2,470 feet east of its intersection with Stead Boulevard. The site is zoned Industrial Commercial (IC) and has a Master Plan land use designation of Industrial (I). An appeal was filed by the applicant, CLOP Reno NV LLC. City Council may affirm, modify, or reverse the decision of the Planning Commission. [Ward 4]

RECONVENE AT 6:00 PM WITH COUNCIL MEMBERS MARTINEZ AND DUERR ABSENT AND MAYOR SCHIEVE PRESENT REMOTELY.

Vice Mayor Taylor opened the public hearing and asked if proper notice was given and any correspondence received.

Mikki Huntsman, City of Reno City Clerk, confirmed that proper notice was given and correspondence was received.

Jeff Foster, City of Reno, Development Services Associate Planner, presented the staff report.

COUNCIL MEMBER MARTINEZ PRESENT AT 6:06 PM  
COUNCIL MEMBER DUERR PRESENT AT 6:12 PM

Garrett Gordon, Appellant Representative, gave a presentation on the appeal.

Live Public Comment:

Olivia Tanager  
Bill Miller  
Erica Bradley  
Seth McCoy  
Lauryn Kern  
Jordyn Dashiell  
Zach Hooker  
Henry Dalton  
Cathy Fulkerson  
Michael Dorado  
Robbin Palmer  
Christopher Mullen  
Sandy Roth  
Bob Blackstock

For the record we received 12 comments which were directly associated with the agenda item prior to 4:00 p.m. on March 11, 2025. These comments were written correspondence received via our Reno.gov online public comment form or by email to our office. Copies of these comments have been distributed to the Reno City Council and are available to the public on the Reno.gov meeting portal.

1 in favor, 10 in opposition, 1 concerned from the following individual(s):

Kathy Newman  
Cindi Chandler  
Donald A Pattalock  
David Colborne  
Araya Streitler  
Brian Conway  
Maxell Gibson  
Samuel Sheridan  
Adrian Rodriguez  
Stacey Abidi  
Danielle Casale  
David Zavesky

Mayor Schieve discussed a joint meeting that will be put on an agenda fairly soon with City Council, Planning Commission, and stakeholders to put in standards and benchmarks regarding data centers.

Council Member Reese discussed his interest in having that joint meeting in order to have conversations with accurate information about protecting the environment and other concerns.

Mr. Gordon answered questions from Council Member Reese regarding economic impacts and an abatement process through the state.

Council Member Ebert expressed appreciation for the changes the applicant has made and suggested looking into using native vegetation for the landscaping. She asked the applicant if there is any possibility of using air cooling.

Dylan Russ, Appellant Representative, confirmed they did analyze the use of mechanical cooling and he explained the increased power consumption that would require.

Council Member Duerr expressed appreciation for the changes the applicant has made and discussed the importance of holding the joint meeting to enact a reasonable and more comprehensive framework for evaluating data centers.

Council Member Anderson referred to public comments expressing concern that ordinary citizens will be paying for the infrastructure for NV Energy service to the data center and asked for confirmation on what is actually happening.

Mr. Gordon confirmed that the applicant is paying 100% of the cost for any needed improvements at the Peavine Substation and the infrastructure from the Substation to the property.

Council Member Duerr explained that a substation moves power, it does not make power. What the public is talking about is the need to make more power and when NV Energy has to build another power station, that cost does fall to the rate payers. She expressed concerns regarding the use of water for evaporative cooling and discussed the need for appropriate standards for solar use. She will support this application while voicing her protest to where they are today.

Council Member Ebert stated that considering the size of this data center and their willingness to put in plumbing to use effluent in the future, it is better to use water than air cooling in this situation. She will support this data center because they have a certain set of parameters they have to operate around here.

Mr. Gordon confirmed for Council Member Ebert that they will work with the Urban Forester on vegetation that is most appropriate for the landscaping.

It was moved by Meghan Ebert, seconded by Naomi Duerr, to affirm the appeal, reverse the Planning Commission decision, and modify the conditions of the conditional use permit to include the additional sustainable design conditions provided in the presentation and to use native vegetation where possible.

<b>RESULT:</b>	Pass [7 TO 0]
<b>MOVER:</b>	Meghan Ebert, Councilmember
<b>SECONDER:</b>	Naomi Duerr, Councilmember

<b>AYES:</b>	Schieve, Reese, Duerr, Taylor, Martinez, Ebert, Anderson
<b>NAYS:</b>	
<b>ABSENT:</b>	

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

**J.1     Public Comment**

For the record we received 3 comments which were general in nature or not directly associated with an agenda item after 4:00 p.m. on March 11, 2025. These comments were written correspondence received via our Reno.gov online public comment form or by email to our office. Copies of these comments have been distributed to the Reno City Council and are available to the public on the Reno.gov meeting portal.

0 in favor, 3 in opposition, 0 concerned from the following individual(s):

Alicia Barber

Amika Starr

Rebecca Flannery

**K        Adjournment (For Possible Action)**

It was moved by Devon Reese, seconded by Brandi Anderson, to adjourn.

<b>RESULT:</b>	<b>Pass [7 TO 0]</b>
<b>MOVER:</b>	Devon Reese, Councilmember
<b>SECONDER:</b>	Brandi Anderson, Councilmember
<b>AYES:</b>	Schieve, Reese, Duerr, Taylor, Martinez, Ebert, Anderson
<b>NAYS:</b>	
<b>ABSENT:</b>	

The meeting was adjourned at 7:39 p.m.