

4-10-2024 - Reno City Council Meeting - Item # J.1 Public Comment

[illegible]

[illegible]

City Council Comment received from Cathy Martson

Mikki Huntsman <HuntsmanM@reno.gov>

Wed 4/10/2024 10:01 AM

To:Public Comment - CC <PublicComment@reno.gov>

Contact Info:

Name:

Cathy Martson

Commenting on behalf of:

Home owner

Ward #:

Ward 4

Email Address:

cathymartson@gmail.com

Phone Number:

775-351-5358

Address:

3415 Canvasback Lane

A new comment has been submitted for the Reno City Council Meeting held on: 2024-04-10.

Section:

I Items - Public Hearing Items

Item:

Cold Springs .

Position:

In opposition

Are they speaking in person?

No, I am submitting a written comment only.

If no, enter comments below:

My husband and I moved out to Cold Springs for the quiet, less traffic, less crime, and the serenity of Cold Springs. When you decided to allow more growth, that constitutes more crime, more traffic. Why are you putting warehouses here along with housing? We don't want it, warehouses do not belong in housing developments. Our infrastructure can't handle that. Unless, you widen the roads first. We don't want this nor do we need it. Someone has already built a monstrosity in the middle of Woodland Village, without our approval. I realize we can submit all of the complaints we want but you're still going to do what you want even though the community doesn't approve. Let me just say that we don't want it nor do we need it!! Why not put all of this on old 395, where there is already warehouses. Why not build houses where the old military housing used to be. We like the lake, although dry most of the time, but when there is water in it, it's beautiful. We can see Peavine, without any obstruction. We certainly don't want to see warehouses, housing, nor RV storage unit.

ACKNOWLEDGEMENTS:

By checking the "Yes" below, you agree that all the information above is true and accurate. For additional information, please refer to the agenda for today's meeting.

Yes

By checking the "Yes" below, you understand, acknowledge, and expressly agree that: (1) all information submitted by you will be entered into the public record, made available for public inspection, and freely disseminated without restriction; and, (2) any contact, personal, financial, or medical information intentionally or inadvertently submitted by you will not be maintained in a confidential manner, or subsequently exempted from public inspection.

Yes

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Yes

City Council Meeting Public Comment

Christopher Phillips <Chris@renoaces.com>

Tue 4/9/2024 4:02 PM

To:Public Comment - CC <PublicComment@reno.gov>

To Whom It May Concern,

As the GM and Chief Operating Officer for the Reno Aces, I would like to express our sincere gratitude and appreciation for the work that the Downtown Reno Partnership and the Ambassadors have done, and continue to do to make downtown Reno safer, cleaner, and a place that will make the residents of this city proud. I also live downtown and make an effort to walk to and from the Ballpark every day. The impact that the Ambassadors have made in the last two years has been substantial and the quality of life in the downtown core continues to improve. Keep up the great work!



Chris Phillips

Reno Aces | *GM & Chief Operating Officer*

C: (814) 933.6684

D: (775) 334.7055

chris@renoaces.com

APRIL 2 - 7 VS SACRAMENTO

TICKETS ON SALE NOW

City Council Comment received from Chuck Durante

Mikki Huntsman <HuntsmanM@reno.gov>

Tue 4/9/2024 10:14 PM

To:Public Comment - CC <PublicComment@reno.gov>

Contact Info:

Name:

Chuck Durante

Commenting on behalf of:

Ward #:

Ward 1

Email Address:

fr.chuck@stacathedral.com

Phone Number:

310 W 2nd St

Address:

A new comment has been submitted for the Reno City Council Meeting held on: 2024-04-09.

Section:

D Items - Department Items

Item:

D.5.

Position:

In opposition

Are they speaking in person?

No, I am submitting a written comment only.

If no, enter comments below:

Do not sell the CAC so long as we still have a houseless population, especially without a plan to use it for those in low-income situations. Further, it is my understanding that there has not been the necessary finding that it would be in the public interest, nor is it being sold for fair market value. This is not only terrible public policy, it is illegal.

ACKNOWLEDGEMENTS:

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Yes

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Yes

City Council Comment received from David Friedman

Mikki Huntsman <HuntsmanM@reno.gov>

Tue 4/9/2024 4:53 PM

To:Public Comment - CC <PublicComment@reno.gov>

Contact Info:

Name:

David Friedman

Commenting on behalf of:

Ward #:

Ward 1

Email Address:

dwfriedman2000@gmail.com

Phone Number:

8453035767

Address:

160 Sinclair St 220

A new comment has been submitted for the Reno City Council Meeting held on: 2024-04-10.

Section:

D Items - Department Items

Item:

Nevada.

Position:

In opposition

Are they speaking in person?

No, I am submitting a written comment only.

If no, enter comments below:

Is this supposed to attract pedestrians to Downtown Reno? It's unfriendly design and limited uses will not attract people to the area. \$1.6 million can be better spent attracting businesses that are permanent in the vacant brick and mortar buildings that line the east side of N. Virginia St opposite the three El Dorado/Caesar owned casinos. They are a few liquor stores and smoke shops, pawn shops, and otherwise empty spaces. The only success there is Los Gallos Tacqueria that opened when I first lived here in 2015. Why is it successful and long-running? Because the food is good. There is nothing notable about the location. Parking is bad and there is no foot traffic. But it's the only taco place in downtown. What innovations can we come up with for Virginia St that doesn't set aside space instead of encompassing what already exists? That's what the ~\$350k spent on the study should have been directed toward. I strongly oppose moving forward on Locomotion Plaza.

ACKNOWLEDGEMENTS:

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meeting.

Yes

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No

City Council Comment received from David Friedman

Mikki Huntsman <HuntsmanM@reno.gov>

Tue 4/9/2024 4:58 PM

To:Public Comment - CC <PublicComment@reno.gov>

Contact Info:

Name:

David Friedman

Commenting on behalf of:

Ward #:

Ward 1

Email Address:

dwfriedman2000@gmail.com

Phone Number:

8453035767

Address:

160 Sinclair St 220

A new comment has been submitted for the Reno City Council Meeting held on: 2024-04-10.

Section:

D Items - Department Items

Item:

Nevada.

Position:

In opposition

Are they speaking in person?

No, I am submitting a written comment only.

If no, enter comments below:

I am strongly opposed to selling the city-owned Community Assistance Center (CAC) properties generally located at 315 and 335 Record Street to any private interest. I am appalled at the low-ball offer from Bash Capital LLC. I suggest they purchase any of the vacant infill along 6th St and 5th St along Lake and University Way and develop that.

ACKNOWLEDGEMENTS:

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Yes

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No

City Council Comment received from Heather Carpenter

Mikki Huntsman <HuntsmanM@reno.gov>

Wed 4/10/2024 10:04 AM

To:Public Comment - CC <PublicComment@reno.gov>

Contact Info:

Name:

Heather Carpenter

Commenting on behalf of:

Ward #:

Unincorporated Washoe County

Email Address:

Phone Number:

Address:

Reno, NV

A new comment has been submitted for the Reno City Council Meeting held on: .

Section:

General Opening Session Comment (unassociated to an agenda item)

Item:

A.

Position:

No position stated - Concerned or Neutral

Are they speaking in person?

No, I am submitting a written comment only.

If no, enter comments below:

It seems there are a lot of meetings coming up on the City of Reno calendar on the topic of affordable housing. To be completely frank, I see many of these meetings as hollow gestures, frivolously spending tax money to waste the time and energy of advocates. This will remain the case as long as city council members are allowed to profit from commodified housing (as landlords, property management investors, etc). There is a huge conflict of interest when housing profiteers are allowed to decide what constitutes viable plans for affordable housing. Council has received many suggestions over the years that they have refused to pursue or even consider. Most notably, they completely dismiss the idea of rent control, stubbornly clinging to ignorant opinions of such an initiative while refusing to examine evidence of successful implementation. More than that, it is not reasonable for government officials to claim ignorance of the many pleas for measures such as: -regulation on rental application fees, - accessible redress for unjust deposit confiscation, -ending no-cause eviction, -track & regulate vacant/neglected properties to measure local housing inventory more effectively, -and provide real legal protections for the formation and operation of renters' unions. I'd personally love to see a rent-

to-own housing program so that more Reno residents are provided an opportunity to have material agency in their living situation and long-term investment in their community. The fact that landlord profits are subsidized and that HUD homes can be purchased as income properties both serve to disenfranchise residents by prioritizing the profits of the few over the wellbeing of the many. I'd also love to see an official preference given to the approval of urban re-development (with rezoning flexibility for more mixed-use property) over new development initiatives that take far too long to complete. And while we're at it, let's make some requirements on water/energy efficiency measures (like no more water waste with vanity lawns). If commodified housing must remain then the requirements of landlords to provide comfortable accommodations must significantly increase with regulation of housing maintenance, consequences for neglected repairs/maintenance, and required provision of utilities (including heating AND cooling) and basic safety equipment such as fire extinguishers. However, given the behavior of our representatives at all levels of government, I know that these suggestions are likely to go nowhere. I don't see the point of attending these meetings just to indulge performances of Public Engagement when it is so obvious that it is only a disingenuous placation of the public. A rant on social media is just about all I can manage at this point. But be warned – as housing becomes more unaffordable and more people slip into poverty and some variety of homelessness the community at large will suffer. Violence trends with desperation.

ACKNOWLEDGEMENTS:

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Yes

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Yes

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No

Reform Field Allocation (Conditional Support for Pembroke Sports Complex, Project 23130.00)

Jacob Radow <jacob@radow.net>

Wed 4/10/2024 7:08 AM

To:Public Comment - CC <PublicComment@reno.gov>;Planning Tech <PlanningTech@reno.gov>

Cc:Info@battlebornfc.com <Info@battlebornfc.com>

Dear City of Reno Council Members and Planners,

I support more fields but I want fairness in field allocation. Nothing has been done to ensure that more resources going to the same allocation system will improve access and availability! I speak out to ensure that you are accountable that these fields and all City resources are for all residents. Permits to use city fields should be rotated among interested groups to ensure equal access and equity. Do not allow the status quo to monopolize this or any precious resource like the Moana Springs Field. An independent body, not conflicted with personal and business interest, should review and allocate fields to leagues and clubs that represent the interests, growth, and opportunities for all residents.

City Council Comment received from Jeff Darling

Mikki Huntsman <HuntsmanM@reno.gov>

Tue 4/9/2024 9:58 PM

To:Public Comment - CC <PublicComment@reno.gov>

Contact Info:

Name:

Jeff Darling

Commenting on behalf of:

Ward #:

Ward 5

Email Address:

jdarling7@yahoo.com

Phone Number:

2063105333

Address:

9153 Wild Skies Way Reno, NV 89523

A new comment has been submitted for the Reno City Council Meeting held on: 2024-04-10.

Section:

General Opening Session Comment (unassociated to an agenda item)

Item:

A.

Position:

No position stated - Concerned or Neutral

Are they speaking in person?

Yes, I will check-in with the City Clerk upon arrival.

If no, enter comments below:

ACKNOWLEDGEMENTS:

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Yes

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Yes

City Council Comment received from John Compisi

Mikki Huntsman <HuntsmanM@reno.gov>

Tue 4/9/2024 8:23 PM

To:Public Comment - CC <PublicComment@reno.gov>

Contact Info:

Name:

John Compisi

Commenting on behalf of:

Ward #:

Ward 5

Email Address:

John.jlc2007@gmail.com

Phone Number:

408 594 2176

Address:

9198 Wild Skies Way, Reno, NV 89523-9758

A new comment has been submitted for the Reno City Council Meeting held on: 2024-04-10.

Section:

General Opening Session Comment (unassociated to an agenda item)

Item:

Unassociated.

Position:

No position stated - Concerned or Neutral

Are they speaking in person?

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If no, enter comments below:

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Yes

City Council Comment received from Karl Feigley

Mikki Huntsman <HuntsmanM@reno.gov>

Tue 4/9/2024 7:51 PM

To:Public Comment - CC <PublicComment@reno.gov>

Contact Info:

Name:

Karl Feigley

Commenting on behalf of:

Ward #:

Ward 5

Email Address:

kafeigley@gmail.com

Phone Number:

5042593146

Address:

9178 Wild Skies Way

A new comment has been submitted for the Reno City Council Meeting held on: 2024-04-10.

Section:

General Opening Session Comment (unassociated to an agenda item)

Item:

Opening Session Comment.

Position:

No position stated - Concerned or Neutral

Are they speaking in person?

Yes, I will check-in with the City Clerk upon arrival.

If no, enter comments below:

ACKNOWLEDGEMENTS:

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No

Fw: End the siege, end our complicity

Barbara Aufiero <AufieroB@reno.gov>

Wed 4/10/2024 9:58 AM

To:Public Comment - CC <PublicComment@reno.gov>

From: Kelsey Allen <kelsmarieallen@gmail.com>

Sent: Wednesday, April 10, 2024 9:57 AM

To: Reno Direct <RenoDirect@reno.gov>; City Clerk <CityClerk@reno.gov>

Cc: Vicki Van Buren <VanBurenV@reno.gov>; Matthew Taylor <TaylorM@reno.gov>; Doug Thornley <ThornleyD@reno.gov>; Mayor <Mayor@reno.gov>; Devon Reese <reeseD@reno.gov>; Jenny Brekhus <BrekhusJ@reno.gov>; Naomi Duerr <DuerrN@reno.gov>; Miguel Martinez <MartinezMi@reno.gov>; Meghan Ebert <EbertM@reno.gov>; Kathleen Taylor <TaylorK@reno.gov>

Subject: End the siege, end our complicity

To whom it may concern,

I am an extremely concerned resident of Reno, NV and frankly, disgusted.

\$3,935,859 of our tax money is sent to the "Israeli" occupation and yet we have 12.6% of our population living in poverty and more than 50% of our children experiencing food insecurity. Even still, city council felt the need to invest an additional \$4,765,00 in 4 companies with direct ties to "Israel's" genocide of Palestinians. These are Lockheed Martin, Chevron, CAT, and Intel. This is over \$8.5 million total that aids in the ethnic cleansing of Palestinian people. Instead of abetting a genocide, we could be helping our people here, we could be ending a decades old siege on a people who only want freedom and self-determination- we could actually be on the right side of history, for once. We demand these funds are divested from Israel and placed back into our community, like the proposed warming centers to help Reno residents without power, which has made no such progress.

Please, stop arming Israel. Please, divest from companies investing in this atrocity. Please, invest in your own community. We are struggling here and need your help. I hope you see us.

Kelsey Allen
District 2

City Council Comment received from Kristen Harris

Mikki Huntsman <HuntsmanM@reno.gov>

Wed 4/10/2024 8:19 AM

To:Public Comment - CC <PublicComment@reno.gov>

Contact Info:

Name:

Kristen Harris

Commenting on behalf of:

Ward #:

Ward 4

Email Address:

Phone Number:

7756907032

Address:

1025 East Slabb Cliffs Ct Reno, Nv. 89508

A new comment has been submitted for the Reno City Council Meeting held on: 2024-04-10.

Section:

C Items - Public Hearing Items

Item:

c.2, c.3, LDC2300020.

Position:

In Favor

Are they speaking in person?

No, I am submitting a written comment only.

If no, enter comments below:

We are short of commercial development in our area an this project would be a welcom addition

ACKNOWLEDGEMENTS:

By checking the "Yes" below, you agree that all the information above is true and accurate. For additional information, please refer to the agenda for today's meeting.

Yes

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No

City Council Comment received from Mike Harris

Mikki Huntsman <HuntsmanM@reno.gov>

Wed 4/10/2024 8:14 AM

To:Public Comment - CC <PublicComment@reno.gov>

Contact Info:

Name:

Mike Harris

Commenting on behalf of:

Ward #:

Ward 4

Email Address:

Phone Number:

7756907032

Address:

1025 East slab Cliffs Ct. Reno, Nv 89508

A new comment has been submitted for the Reno City Council Meeting held on: 2024-04-10.

Section:

C Items - Public Hearing Items

Item:

c.2, c.3 ldc2300020.

Position:

In Favor

Are they speaking in person?

No, I am submitting a written comment only.

If no, enter comments below:

This commercial project would be a great addition for our community.

ACKNOWLEDGEMENTS:

By checking the "Yes" below, you agree that all the information above is true and accurate. For additional information, please refer to the agenda for today's meeting.

Yes

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No

Public Comment and Support for Agenda Item D.5

Paul Kotler <paulkotler@gmail.com>

Tue 4/9/2024 6:02 PM

To:Public Comment - CC <PublicComment@reno.gov>

Public Comment and Support for Agenda Item D.5

Manager Thornley and Members of the Reno City Council,

My name is Paul Kotler and I'm the owner of 4th St Bar located at 1114 E 4th Street in Reno's Brewery District. I am commenting in full support of the staff recommendations on taking next steps for item D.5. Specifically, we are supporting the recommendations to prepare the 315 and [335 Record Street](#) properties for sale and enter into a negotiating agreement with Bash Capital, LLC.

The lack of residential development in Downtown Reno has put continued strain on our downtown businesses, many of whom do not see the foot traffic to get to sustained profitability. Healthy downtowns require both businesses and residents to make them dynamic spaces to live, work and play. Our city leaders are working hard to help, but we have a variety of issues that give developers pause. At the end of the day, developers can sometimes build the exact same design in Portland, Austin, Boise, or Denver for less money, less risk, and higher rents.

Developers have, in fact, already looked at 315 and [335 Record Street](#). Given the several challenges around these 2 parcels, the real truth is that they struggle to make this work for their investors even at a \$0 sale, and they have an obligation to deploy capital in other ways. However, in recent months, one group - Bash Capital, LLC - is doing everything they can to change that, and are deploying creative solutions that can potentially be a win for all parties. They have met with the Reno Sparks Gospel Mission, Catholic Charities, and many of the other Brewery District neighbors, to openly talk through how they can make this work for downtown Reno. They are led by a 3rd generation Renoite who's been part of inspiring developments in Columbus, OH that our city has seen firsthand, and whose family has had a presence on 4th street for decades. They are doing the work. A group taking these steps, and city leadership taking action with urgency, can be a critical spark for positive change in our downtown.

We should absolutely be vigilant in reviewing the disposition of city properties. We also need to be clear that these buildings have been shut since 2021, we've been trying to find uses for them, and the city does not have the funds to bring these back up to code for other purposes. We have an opportunity to put these parcels to use in a way where this single project could match 30% of the downtown housing built in the last decade.

The businesses downtown are counting on these future residents. Let's support making this a reality.

Sent from Gmail Mobile

Urgent Action Needed: Preserve the Record Street Shelter for Public Benefit

Peshance Reyes <peshancereyes98@gmail.com>

Tue 4/9/2024 10:01 PM

To:Public Comment - CC <PublicComment@reno.gov>

Dear Reno City Council,

I am writing to express my deep concern and opposition to item D.5 on the upcoming April 10th City Council agenda, regarding the sale of the Community Assistance Center (CAC) to Bash Capital, LLC. As a member of our community, I urge you to turn down this offer and not give away the Record Street Shelter for pennies on the dollar.

It is clear that this proposal does not align with the best interests of the public. The lack of transparency, accountability, and legal compliance in this process is alarming. According to NRS 268.063 and City Code Section 15.01.150(b), any sale of public property for less than fair market value must be justified as being in the public's best interest. To date, no such resolution has been adopted by the City Council, making the acceptance of Bash Capital's offer unlawful.

Furthermore, the proposed offer is for \$1.5 million for a site appraised in 2023 at \$4 million, or even as low as \$1 with the meaningless promise of "attainable housing" for people earning between \$20 and \$25 per hour. In no way does this address the urgent low-income and transitional housing needs of our community. Bash Capital also lacks the necessary qualifications and experience to undertake a project of this magnitude and complexity.

Instead of rushing into a decision, I urge the City Council to pursue a more transparent and inclusive process. This includes putting the CAC up for a Request for Proposals (RFP) and coordinating community conversations to ensure all solutions are brought to the table.

The Record Street Shelter is a vital community resource, and its disposal should not be taken lightly. Please uphold your legal responsibility and engage in a meaningful public discussion on how to best utilize these neglected public properties.

Thank you for your attention to this matter.

Sincerely,

Pe'shance Reyes

City Council Comment received from Rebecca Flannery

Mikki Huntsman <HuntsmanM@reno.gov>

Wed 4/10/2024 9:25 AM

To:Public Comment - CC <PublicComment@reno.gov>

Contact Info:

Name:

Rebecca Flannery

Commenting on behalf of:

Ward #:

Ward 4

Email Address:

Beccaflannery03@gmail.com

Phone Number:

4252809256

Address:

17175 magnetite dr

A new comment has been submitted for the Reno City Council Meeting held on: 2024-04-10.

Section:

C Items - Public Hearing Items

Item:

Cold springs development.

Position:

In opposition

Are they speaking in person?

No, I am submitting a written comment only.

If no, enter comments below:

The development proposed along white lake is not sustainable. We do not have the infrastructure to accommodate this growth. Most of us moved out here to enjoy the quiet, views, and the stars and with this development these things will be taken away from us. The valleys are already over congested, our crime is rising, and our roadways aren't able to handle the additional traffic that this will bring. A majority of residents did not receive information regarding these developments and we are being blindsided by these developers, please listen to your citizens and do not approve this growth along white lake or we will have another swan lake disaster happen, the lake is not meant for this development.

ACKNOWLEDGEMENTS:

By checking the "Yes" below, you agree that all the information above is true and accurate. For additional information, please refer to the agenda for today's meeting.

Yes

By checking the "Yes" below, you understand, acknowledge, and expressly agree that: (1) all information submitted by you will be entered into the public record, made available for public inspection, and freely disseminated without restriction; and, (2) any contact, personal, financial, or medical information intentionally or inadvertently submitted by you will not be maintained in a confidential manner, or subsequently exempted from public inspection.

Yes

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No

City Council Comment received from Rotem Azulay

Mikki Huntsman <HuntsmanM@reno.gov>

Wed 4/10/2024 10:42 AM

To:Public Comment - CC <PublicComment@reno.gov>

Contact Info:

Name:

Rotem Azulay

Commenting on behalf of:

N/A

Ward #:

Ward 3

Email Address:

Phone Number:

Address:

A new comment has been submitted for the Reno City Council Meeting held on: 2024-04-10.

Section:

D Items - Department Items

Item:

D.5.

Position:

In Favor

Are they speaking in person?

No, I am submitting a written comment only.

If no, enter comments below:

To whom it may concern; By situating such housing in vibrant urban locales, we not only address the urgent need for providing a solution to alternative housing for the homeless but also invigorate local economies. The presence of foot traffic drawn to these areas by the housing facilities can provide a substantial boost to surrounding small businesses. Increased consumer activity can translate into higher revenues, job creation, and overall economic vitality. Moreover, fostering a diverse community within these areas fosters inclusivity and breaks down socio-economic barriers. Ultimately, this approach not only addresses homelessness but also cultivates thriving, inclusive urban environments. Being a part of the real estate community I am in full support of what the planned proposal offers.

ACKNOWLEDGEMENTS:

By checking the "Yes" below, you agree that all the information above is true and accurate. For additional information, please refer to the agenda for today's meeting.

Yes

[illegible]

City Council Comment received from Marie Baxter

Mikki Huntsman <HuntsmanM@reno.gov>

Wed 4/10/2024 10:50 AM

To:Public Comment - CC <PublicComment@reno.gov>

Contact Info:

Name:

Marie Baxter

Commenting on behalf of:

Catholic Charities of Northern Nevada

Ward #:

Ward 3

Email Address:

mbaxter@ccsnn.org

Phone Number:

775-322-7073

Address:

500 East 4th Street

A new comment has been submitted for the Reno City Council Meeting held on: 2024-04-10.

Section:

D Items - Department Items

Item:

D.5.

Position:

In Favor

Are they speaking in person?

No, I am submitting a written comment only.

If no, enter comments below:

Catholic Charities of Northern Nevada is in favor of the redevelopment of the CAC building to create affordable, work force development housing along the 4th Street corridor. This project is adjacent to our main campus at 500 East 4th Street. Our community is in desperate need of additional affordable housing options that represent a continuum of options available to all members of our community. Catholic Charities receives numerous requests for housing assistance on a daily basis, many from individuals and families who are employed, who cannot find affordable housing. The redevelopment of the CAC to affordable work force housing will provide a quality housing option with convenient access to public transportation and to employment opportunities in the downtown corridor. Catholic Charities provides services to over 35,000 individuals on a monthly basis, the majority of whom are working at least one job and are struggling to pay their rent and are experiencing food insecurity. By our proximity to this project, there is an additional benefit to future residents who would benefit from access to Catholic Charities broad service offerings. We appreciate Councils consideration of the proposal to repurpose the CAC which has been vacant for far too long when we are facing such

desperate times in our community for those seeking safe, quality, affordable housing.

ACKNOWLEDGEMENTS:

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Yes

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Yes