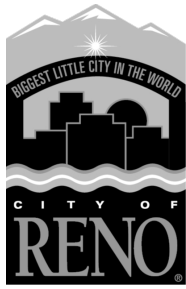


**A.5.3** Reno City Council - Regular - 7 May 2025 10:00 AM (For Possible Action)



## MINUTES

### Regular Meeting

### Reno City Council

**Wednesday, May 07, 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 10:08 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

All present with Council Member Ebert present remotely.

##### **A.3      Public Comment**

##### **A.3.1      Public Comment**

Our Lady of the Snows Girl Scouts spoke advocating for a Rainbow Bridge in Reno.

##### **Proclamations:**

Megan Berner, City of Reno Arts and Culture Manager, and Dylan Bloomfield, intern – Historic Preservation Month

Trustee Diane Nicolet, Washoe County School District, and Jenny Camacho – Teacher Appreciation Week

##### **Live Public Comment:**

Mark Markel

Paul Lenart

VICE MAYOR TAYLOR ABSENT AT 10:37 AM  
VICE MAYOR TAYLOR PRESENT AT 10:43 AM

Paul White  
Terry Brooks

COUNCIL MEMBER DUERR ABSENT AT 10:47 AM  
COUNCIL MEMBER DUERR PRESENT AT 10:50 AM

Gerry Mifsud

COUNCIL MEMBER ANDERSON ABSENT AT 10:52 AM

Bridget Harmon

COUNCIL MEMBER ANDERSON PRESENT AT 10:55 AM

Mac Rossi

COUNCIL MEMBER MARTINEZ ABSENT AT 10:58 AM

Steven White  
Craig Bronzan  
Angelique Martinez

COUNCIL MEMBER EBERT PRESENT IN CHAMBERS AT 11:07 AM  
COUNCIL MEMBER EBERT ABSENT AT 11:07 AM  
COUNCIL MEMBER MARTINEZ PRESENT AT 11:08 AM

Connie Silveira

COUNCIL MEMBER EBERT PRESENT AT 11:10 AM

Danny Heinsohn

VICE MAYOR TAYLOR ABSENT AT 11:19 AM

Manuel Ortiz

VICE MAYOR TAYLOR PRESENT AT 11:24 AM

William Puchert (via Zoom)  
Ilya Arbatman  
Emma Doty  
Nicole Anagapesis (via Zoom)

COUNCIL MEMBER DUERR ABSENT AT 11:35 AM

## COUNCIL MEMBER DUERR PRESENT AT 11:36 AM

For the record, we received 41 comments which were general in nature or not directly associated with an agenda item prior to 4:00 p.m. on Tuesday, May 6, 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.

13 in favor, 11 in opposition, 17 concerned from the following individual(s):

Shirley Walsh  
Aimee Asamura  
Carol Foldvary-Anderson  
Dana Palka  
Joyce Thompson  
Marilyn Naylor  
Patricia Moratti  
Valerie Andersen  
Mark Wray  
Tom Clark  
Chris Ferrari  
Shea Ryan  
Frank Stadler, MD  
Ron Blakemore  
Janet Amesbury  
Derek Gendvil  
Jon Carpenter  
Brian Erbis  
Donna Holland  
Diane Rockafellow  
Howard Cohen  
Kelly Jesch  
Valerie Williams  
Linda Kram  
Kathryn Lemoine  
Justin Truong  
Paul Terlemezian  
Susan Trombley  
Sue Resnik  
Scott Charles  
Victoria Shih  
Sherida Rapp  
Reed Williams  
Scott and Patty Charles  
Meryl Pinque  
Pat Swanson  
Loretta Low  
Pat Swanson  
Janice Flanagan

#### **A.4 Approval of the Minutes**

##### **A.4.1 Reno City Council - Regular - April 9 2025 10:00 AM (For Possible Action)**

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

<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>	

#### **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. All consent agenda items pulled for discussion will be heard at the discretion of the presiding officer.)**

##### **B.1 Staff Report (For Possible Action): Approval of Privileged Business License - On-Premises Alcohol, Cabaret (Change of Ownership) - The Jesse, Caner Badur, Jeff Zadeh, 306 East 4th Street. [Ward 1]**

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

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

##### **B.2 Staff Report (For Possible Action): Approval of Privileged Business License - Dining Room Wine and Beer (New) - King Sushi, Christian Piceno, Isaac Lopez, 180 East 1st Street. [Ward 1]**

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

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

- B.3** Staff Report (For Possible Action): Approval of Privileged Business License - Dining Room Alcohol (Change of Ownership) - Sierra St Kitchen & Cocktails, Colby Johnson, Megan Holland, 50 North Sierra Street, Unit 103. [Ward 1]

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

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

- B.4** Staff Report (For Possible Action): Approval of Privileged Business License - Dining Room Alcohol, Cabaret, Package Wine and Beer (Change of Ownership) - Skyline Kitchen & Vine, Colby Johnson, Megan Holland, 2995 Skyline Boulevard Unit 101. [Ward 2]

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

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

- B.5** Staff Report (For Possible Action): Approval of Privileged Business License - Dining Room Alcohol, Cabaret (New) - Inclined Burgers and Brews, Mark Beck, Mitchell Penning, 760 South Virginia Street. [Ward 3]

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

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

- B.6** Staff Report (For Possible Action): Approval of Privileged Business License - Dining Room Alcohol (Change of Description) - Los Chilaquiles Mexican Breakfast LLC, Miriam Perez Garcia, Humberto De Lazaro Maximillano, 3380 South McCarran Boulevard. [Ward 3]

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

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

- B.7** Staff Report (For Possible Action): Approval of Privileged Business License  
- Package Alcohol (Change of Description) - Smok'n Ray's Smoke Shop,  
Curtis Loper, 4036 Kietzke Lane. [Ward 3]

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

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

- B.8** Staff Report (For Possible Action): Approval of Privileged Business License  
- Package Alcohol (Change of Description) - Smok'n Ray's Smoke Shop,  
Curtis Loper, 319 and 321 East Moana Lane. [Ward 3]

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

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

- B.9** Staff Report (For Possible Action): Approval of Privileged Business License  
- Secondhand Dealer (Change of Location) - Uncle Junkee, Jessica  
Schneider, 299 East Plumb Street Unit 175. [Ward 3]

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

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

- B.10** Staff Report (For Possible Action): Approval of Privileged Business License - On-Premises Alcohol, Cabaret, Package Wine and Beer (Change of Ownership) - Mt Rose Wine Co, Amanda Flangas, Anthony Layton-Matthews 13987 South Virginia Street, Unit 712. [Ward 6]

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

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

- B.11** Staff Report (For Possible Action): Award of Contract to KP Construction, Inc. for the North Valleys Corp Yard Phase 1 project in the amount of \$3,465,000. (Street Fund and Sewer Fund) [Ward 4]

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

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

THIS ITEM, AND THE REMAINING ITEMS PULLED FOR DISCUSSION, WERE HEARD AFTER AGENDA ITEM B.22.

Item pulled by Council Member Ebert for discussion.

COUNCIL MEMBER ANDERSON PRESENT AT 11:45 AM

Council Member Ebert asked staff to talk about what these funds will cover.

Justin George, City of Reno Public Works Senior Civil Engineer, answered questions and provided information regarding the project.

- B.12** Staff Report (For Possible Action): Award of Contract to Sierra Nevada Construction, Inc. for the Summit Ridge Drive Sewer Capacity Project in the amount of \$927,007. (Sewer Fund) [Ward 1]

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

<b>RESULT:</b>	<b>Pass [7 TO 0]</b>
<b>MOVER:</b>	Devon Reese, Councilmember
<b>SECONDER:</b>	Kathleen Taylor, Councilmember



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

- B.13** Staff Report (For Possible Action): Approval of Consultant Agreement for Professional Engineering Services with Lumos and Associates, Inc., for the Sadleir Way and Matley Lane Storm Drain Rehabilitation Projects in an amount not to exceed \$249,407. (Sewer Fund) [Ward 1, 3]

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

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

- B.14** Staff Report (For Possible Action): Approval of Partial Release, Reconveyance and Amendment of Mortgage Agreement between the United States Department of Commerce, Economic Development Administration and the City of Reno in order to carve out right-of-way needed for roadway purposes as part of the Regional Transportation Commission Military Road Widening Project located at the Reno Stead Water Reclamation Facility (APN 086-154-14). [Ward 4]

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

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

Item pulled by Council Member Ebert for discussion.

Lori Miles, City of Reno City Manager's Office Property Agent, presented the staff report and answered questions from Council Member Ebert.

- B.15** Staff Report (For Possible Action): Acceptance of a calendar year (CY) 2025 Violence Against Women Act (VAWA) Services-Training-Officers-Prosecutors (STOP) Grant 2025-VAWA-27 from the Nevada Office of the Attorney General to provide services to victims of domestic violence in the amount in the amount of \$131,623.

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

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

Item pulled by Council Member Ebert for discussion.

Council Member Ebert stated that she wanted to highlight the things the Police Department is doing to address homicides due to domestic violence.

Kathryn Nance, City of Reno Chief of Police, answered questions from Council Member Ebert and explained how this grant will be used.

RECESS AT 12:01 PM  
RECONVENE AT 1:14 PM

THE REDEVELOPMENT AGENCY BOARD MEETING WAS OPENED AFTER THE RECESS.

AGENDA ITEMS D.1 THROUGH D.3 WERE HEARD AFTER THE REDEVELOPMENT AGENCY BOARD MEETING WAS ADJOURNED AT 6:51 PM.

- B.16** Resolution No. \_\_\_\_\_ (For Possible Action): Resolution donating Council Discretionary Funds to Bee City USA, AKA Biggest Little Bee City, an affiliate within the Xerces Society Bee City USA and Bee Campus USA network of organizations to support their programs that promote pollinator-friendly cities in the amount of \$1,000. (General Fund) [Duerr]

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

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

Resolution No. 9371 was adopted.

- B.17** Resolution No. \_\_\_\_\_ (For Possible Action): Resolution donating Council Discretionary Funds to Artown in support of the Nahuals (Spirit Animals), Fantastical Animals from Oaxaca Project in the amount of \$4,000. (General Fund) [Martinez]

This item was removed from the agenda.

- B.18** Resolution No. \_\_\_\_\_ (For Possible Action): Resolution donating Council Discretionary Funds to The Eddy House to support their mission to work with homeless and at-risk youth to develop life and job skills that lead to sustainable independence in the amount of \$1,000. (General Fund) [Reese]

Vice Mayor Taylor gave the following disclosure:

I am a Board Member of Eddy House and will not be voting on this item.

Resolution No. 9372 was adopted.

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

- B.19** Resolution No. \_\_\_\_\_ (For Possible Action): Resolution donating Council Discretionary Funds to the India Association of Northern Nevada (IANN) to support their mission to develop and promote Indian culture in the Northern Nevada region in the amount of \$1,000. (General Fund) [Reese]

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

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

Resolution No. 9373 was adopted.

- B.20** Resolution No. \_\_\_\_\_ (For Possible Action): Resolution donating Council Discretionary Funds to McQueen High School in support of the Speech and Debate Team in the amount of \$1,000. (General Fund) [Reese]

Resolution No. 9374 was adopted.

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

<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, Martinez, Ebert
<b>NAYS:</b>	
<b>ABSENT:</b>	Brandi Anderson

- B.21** Resolution No. \_\_\_\_\_ (For Possible Action): Resolution donating Council Discretionary Funds to My Hometown Heroes in support of their mission to help bridge the gap between cancer and college, one scholarship at a time in the amount of \$1,200. (General Fund) [Reese]

Council Member Anderson gave the following disclosure:

Madam Mayor, fellow city council members, and Madam Clerk, on Item B.21, I am disclosing that my son has been the grateful recipient of a college scholarship for two consecutive years from Hometown Heroes and continues to pursue his degree.

On this matter I have sought guidance from the City Attorney's Office. I have been advised that my son has a significant pecuniary interest in the scholarship, and I have a commitment in a private capacity to the interests of my son and his continued education. I have been advised that the independence of judgment of a reasonable person in my situation would be materially affected by my son's scholarship. I will not be participating or voting on this item today. Madam Clerk, please accept this disclosure and lodge it on the record for this meeting pertaining to this agenda item. I will step out of the room for this item. Thank you.

COUNCIL MEMBER ANDERSON ABSENT AT 11:43 AM.

Resolution No. 9375 was adopted.

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, Martinez, Ebert
<b>NAYS:</b>	
<b>ABSENT:</b>	

- B.22** Resolution No. \_\_\_\_\_ (For Possible Action): Resolution donating Council Discretionary Funds to Sons and Daughters of Erin (SADOE) to support their mission to revive, foster, and promote Irish cultural events, interests, and sentiments in the amount of \$2,000. (General Fund) [Reese]

Council Member Reese gave the following disclosure:

Madam Mayor, fellow city council members, and Madam Clerk, in the interest of full transparency on Item B.22, I am disclosing that I am Irish, and a paid member of Sons and Daughters of Erin (SADOE). SADOE is a non-profit, charitable organization that works to revive, foster, and promote Irish cultural events, interests, and sentiments in Nevada. The City donation will support SADOE's mission. I pay an annual membership fee to meet fellow Irish-American's, participate in and receive discounted admission to organization sponsored events.

On this matter I sought guidance from the City Attorney's Office. I have been advised that as a paid member of a charitable organization, I DO NOT have a commitment in a private capacity to the interests of SADOE.

Madam Clerk, please accept this disclosure and lodge it on the record for this meeting.

Resolution No. 9376 was adopted.

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

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

- B.23** Resolution No. \_\_\_\_\_ (For Possible Action): Resolution donating Council Discretionary Funds to the University of Nevada, Reno Dean's Future Scholars to support their academic outreach program that provides educational opportunities and support for low-income, first-generation college students from Councilmember Reese (\$1,500) and Councilmember Martinez (\$1,000) in the total amount of \$2,500. (General Fund) [Reese] [Martinez]

Resolution No. 9377 was adopted.

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

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

Live Public Comment:  
Kessa Lee

The Consent Agenda was approved with Items B.11, B.14, and B.15 pulled for discussion and Items B.18, B.21, and B.22 pulled for disclosures.

ITEMS PULLED FOR DISCLOSURES ONLY WERE HEARD FIRST STARTING WITH ITEM B.18. AFTER THAT, ITEMS PULLED FOR DISCUSSION WERE HEARD ENDING WITH ITEM B.15.

## **C Department Items**

- C.1 Joint presentation by the Truckee Meadows Fire Protection District, Reno Fire Department, and Sparks Fire Department on current and future regional fire collaboration efforts, including an update from the Reno Fire Department on City-wide fire emergency evacuation planning. (For Discussion Only) [City Manager's Office]

This item was pulled from the agenda and will be moved to the next meeting in June.

- C.2 Presentation on current City of Reno public engagement practices, and updates regarding the launch of a public process to strategically prioritize engagement methods and practices. (For Discussion Only) [City Manager's Office]

This item was pulled from the agenda and will be moved to the next meeting in June.

For the record, we received 8 comments which were directly associated with the agenda item prior to 4:00 p.m. on Tuesday, May 6, 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, 2 in opposition, 5 concerned from the following individual(s):  
Scott Jackson  
Josh Pollock

Ralph Coppola  
Zoe Bray  
Lisa Hill  
cindi chandler  
David Coborne  
Marianne Potts

- C.3 ***SUPPLEMENTAL SUPPORTING MATERIALS*** - Staff Report (For Possible Action): Presentation and discussion on the adoption of the 2024 Building Codes along with the Northern Nevada Amendments, including public outreach process, and next steps for an ordinance update to Title 14 of the Reno Municipal Code. [Development Services]

It was moved by Hillary Schieve, seconded by Miguel Martinez, to direct staff to move forward with the ordinance update to Title 14 of the Reno Municipal Code.

<b>RESULT:</b>	Pass [7 TO 0]
<b>AYES:</b>	Schieve, Reese, Duerr, Taylor, Martinez, Ebert, Anderson
<b>NAYS:</b>	
<b>ABSENT:</b>	
<b>ABSTAIN:</b>	
<b>RECUSED:</b>	

THIS ITEM WAS HEARD AFTER AGENDA ITEMS D.1 THROUGH D.3.

Chris Pingree, City of Reno Development Services Director, gave the staff presentation and answered questions from Council.

COUNCIL MEMBER DUERR ABSENT AT 9:14 PM  
COUNCIL MEMBER DUERR PRESENT AT 9:14 PM  
VICE MAYOR TAYLOR ABSENT AT 9:15 PM  
VICE MAYOR TAYLOR PRESENT AT 9:18 PM

AGENDA ITEM F.1 WAS HEARD AFTER THIS ITEM.

- C.4 ***SUPPLEMENTAL SUPPORTING MATERIALS*** - Staff Report (For Possible Action): Presentation, discussion, and possible acceptance of the Employee Benefits Review external audit report. [City Manager's Office]

This item was pulled from the agenda and will be moved to the next meeting in June.

**D 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.)**

- D.1 ***SUPPLEMENTAL SUPPORTING MATERIALS*** - Staff Report (For Possible Action): Case No. LDC25-00037 (Rancharrah Planned Unit Development Master Plan Amendment & Handbook

Amendment): A request has been made for: 1) a Master Plan amendment from Parks, Greenways, and Open Space (PGOS) to Single-Family Neighborhood (SF); and, 2) an amendment to the Rancharrah Planned Unit Development (PUD) Handbook to: a) change a ±7.2 acre portion of the land use plan from Equestrian Center to Single-Family in order to create Village 8; b) reduce the total number of units from 722 to 469 units; c) modify the objectives of the PUD by removing all references to “equestrian” and “riding facilities”; and d) update the Flexibility section to reflect current RMC processes and other miscellaneous updates to reflect current RMC references. The ±6.0 acre Master Plan Amendment site is located west of the intersection of Falabella Way and Silver Charm Way, east of Bartley Ranch Regional Park. The ±140 acre PUD is generally located on the northwest corner of Kietzke Lane and Del Monte Lane. The PUD has Master Plan land use designations of PGOS, Single-Family Neighborhood (SF), Large-Lot Neighborhood (LL), and Suburban Mixed-Use (SMU). [Ward 2]

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

AGENDA ITEMS D.1 THROUGH D.3 WERE OPENED AND HEARD TOGETHER.

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

Lauren Morris, City of Reno Chief Deputy City Clerk, confirmed that proper notice was given and correspondence was received.

For the record, we received 73 comments which were directly associated with the agenda item prior to 4:00 p.m. on Tuesday, May 6, 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.

3 in favor, 64 in opposition, 6 concerned from the following individual(s):

Pamela Gray  
Glenn Gray  
Aina Trodden  
Penny Whittaker  
Edwin Hsu  
Jennifer Hsu  
Kevin Morgan  
Tedra Flowers  
Lori Savidge  
Denny Gray



Cindi Chandler  
Donald and Wanda Dunbar  
Danielle Dolan  
Patrick Novak  
Amy Schoen  
Glennnda Baumgardner  
Pamela Bauter  
Matthew Halvorson  
Andrew Halvorson  
David Jensen  
Luke Braud  
Deborah Burke  
George Phirippidis  
Kathleen Miles  
Allan Burt  
Lynn Ann Martin  
Colin Wells  
April Fazio  
John Christensen  
Scott Free  
John Skow  
Jen Rosser  
Gene Thistle  
Stephanie Rundin  
Liesel Kemmelmeier  
Ryan Cobb  
Roger Christensen  
Tom & Dorsey Dobry  
Glenn Gray  
Brian Kennedy  
Justin Horvath.  
Colin J. Wells  
Julie Ott  
Patt Brown  
Janet Parry-Smolak  
LynnAnn Martin  
Jim Beres  
Rick Smith  
Andrew Halvorson  
Kate Miles  
Robin Beres  
George Phirippidis  
James R Colgan  
Tedra Flowers  
Amy Larner Schoen  
Marla Miller  
Christine Speed  
Pamela Dolan

Matt Halvorson  
Danielle Dolan  
Donald and Wanda Dunbar  
Robert Bauter  
Steve Petersen  
Rafik Haddad  
Pamela Bauter  
Robert Bauter  
Oscar Cabot  
Werner Keller  
Audrey Keller  
Mike Mellow  
Barbara Beam  
Michael Gagne  
Penny Whittaker

**Live Public Comment:**

Barbara Beam  
Ron Beam  
Pamela Gray  
Amy Horvath  
Glenn Gray  
Penny Whittaker  
Nancy Podewils-Baba  
Christine Speed  
Katlyn Mathy  
Audrey Keller  
Werner Keller  
Stephanie Rundin  
Kyle Forsyth  
John Skow

COUNCIL MEMBER EBERT ABSENT AT 7:37 PM

George Phirippidis (via Zoom)

COUNCIL MEMBER EBERT PRESENT AT 7:42 PM

COUNCIL MEMBER ANDERSON ABSENT AT 7:42 PM

Leah Piccotti, City of Reno Development Services Associate Planner,  
presented the staff report for Items D.1 through D.3.

COUNCIL MEMBER ANDERSON PRESENT AT 7:45 PM

COUNCIL MEMBER REESE ABSENT AT 7:49 PM

COUNCIL MEMBER REESE PRESENT AT 7:50 PM

COUNCIL MEMBER DUERR ABSENT AT 7:56 PM

COUNCIL MEMBER DUERR PRESENT AT 7:56 PM

Andy Durling, Applicant Representative, gave the applicant presentation outlining their responses to the neighbors' proposals.

Council Member Duerr discussed the objectives in the PUD that say it is to maintain the ranch easthetic of the property including tree lined lanes, open space, and single family archetectural style complimentary with existing buildings. She expressed concern that by removing those objectives the residents feel betrayed and it does them a disservice.

Mr. Durling answered questions from Vice Mayor Taylor regading their process of making compromises like going from 29 units to 24 after the Planning Commission hearing on this item.

Mr. Durling answered questions from Council Member Reese regarding the compromises they have proposed. The applicant has proposed going from the 29 units approved by the Planning Commission to a maximum of 24 units in Village 8. He explained if they were to change the proposed buffer from 50 feet to 100 feet, it would further reduce the developability of the property.

Mr. Durling answered questions from Council Member Reese regarding the sales center building. He explained that if there is no residential density underneath it and it does not survive as a viable use, it would have very little value. It needs to have an economic benefit to the master developer with the ability to do something with it.

Joel Grace explained for Council Member Duerr that they do want to hand over the HOA to the residents but the issue is there is ongoing litigation and they can't do anything with the HOA until that is resolved.

Mr. Grace confirmed for Mayor Schieve that the sales office and community center assets will be for sale at some point. His understanding is that the HOA is exploring financing options to purchase them. He confirmed he would be open to that.

Council Member Duerr suggested further compromises to go from 24 units to 18, to change the 50 foot buffer to 75 feet, and to engage in a good faith effort to move the discussion along regarding the sales center. She asked if that would be acceptable to the residents.

One of the residents stated they can agree to the maximum of 18 homes and an 80 foot buffer. She also discussed uses other than single family that are allowed where the office and event center buildings are and would like those buildings to remain there.

Council Member Duerr asked if applicant is okay with that.

Mr. Grace stated he only has authorization from the investment group for

what Mr. Durling presented tonight.

Council Member Duerr stated she would like to vote on this with her suggested changes and if it is not acceptable they can have another conversation. Another option is to continue this item to allow time for the applicant to talk with their investment group.

Mr. Durling expressed confusion and stated it is not typical to negotiate at the podium like this. They have an application and have tried to concede on a number of issues.

A motion was made for Item D.2 including additional changes.

Discussion on the motion:

Council Member Reese stated he will not support the motion. He finds the whole process they have engaged in tonight unique. They are not the Planning Commission and are looking at just a change in the PUD Handbook with certain findings they have to make. He stated that he can make those findings on the same basis that the Planning Commission made them.

The motion failed.

Ms. Piccotti answered questions from Council clarifying the difference between the proposed motions for Items D.2 and D.3.

A new motion was made for Item D.2 to adopt the resolution. The motion carried.

A motion was made for Item D.3. The motion carried.

AGENDA ITEM C.3 WAS HEARD AFTER ITEMS D.1 THROUGH D.3.

- D.2 ***SUPPLEMENTAL SUPPORTING MATERIALS*** - Resolution No. \_\_\_\_\_ (For Possible Action): Case No. LDC25-00037 (Rancharrah Planned Unit Development Master Plan Amendment & Handbook Amendment) Resolution to adopt an amendment to the land use plan of the City of Reno Master Plan from ±6.0 acres of Parks, Greenways, and Open Space (PGOS) to Single-Family Neighborhood (SF), located west of the intersection of Falabella Way and Silver Charm Way, east of Bartley Ranch Regional Park. The adoption is contingent on the conformance review by the Truckee Meadows Regional Planning Commission. [Ward 2]

AGENDA ITEMS D.1 THROUGH D.3 WERE OPENED AND HEARD TOGETHER.

Resolution No. 9378 was adopted.

It was moved by Naomi Duerr, seconded by Hillary Schieve, to reduce the lot size on the equestrian parcel to a maximum of 18 units, increase the buffer to an 80 foot span as measured from the fence, and ask the owner of the building to engage in good faith discussions on the possible sale to the HOA.

<b>RESULT:</b>	<b>Fail [3 TO 4]</b>
<b>MOVER:</b>	Naomi Duerr, Councilmember
<b>SECONDER:</b>	Hillary Schieve, Mayor
<b>AYES:</b>	Schieve, Duerr, Ebert
<b>NAYS:</b>	Devon Reese, Kathleen Taylor, Miguel Martinez, Brandi Anderson
<b>ABSENT:</b>	

It was moved by Kathleen Taylor, seconded by Devon Reese, to adopt the amendment to the Master Plan by resolution, subject to conformance review by the Truckee Meadows Regional Planning Commission.

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

- D.3 ***SUPPLEMENTAL SUPPORTING MATERIALS*** - Ordinance Introduction - Bill No. \_\_\_\_\_ (For Possible Action): Case No. LDC25-00037 (Rancharra Planned Unit Development Master Plan Amendment & Handbook Amendment) Ordinance to amend Title 18, Chapter 18.02 of the Reno Municipal Code, entitled "Zoning", to change the text in the Rancharra Planned Unit Development (PUD) design standards handbook to: a) change a  $\pm 7.2$  acre portion of the land use plan from Equestrian Center to Single-Family in order to create Village 8; b) reduce the total number of units from 722 to 469 units; c) modify the objectives of the PUD by removing all references to "equestrian" and "riding facilities"; and d) update the Flexibility section to reflect current RMC processes and other miscellaneous updates to reflect current RMC references; together with matters which pertain to or are connected therewith. [Ward 2]

AGENDA ITEMS D.1 THROUGH D.3 WERE OPENED AND HEARD TOGETHER.

Bill No. 7299 was referred for a second reading and adoption.

It was moved by Kathleen Taylor, seconded by Brandi Anderson, to uphold the recommendation of the Planning Commission with the change from 29 to 24 units in Village 8 and requiring the applicant to improve the drainage basin in Village 7 with an open space amenity as proposed by the applicant and refer the bill for a second reading and adoption.

<b>RESULT:</b>	<b>Pass [5 TO 2]</b>
<b>MOVER:</b>	Kathleen Taylor, Councilmember
<b>SECONDER:</b>	Brandi Anderson, Councilmember
<b>AYES:</b>	Reese, Taylor, Martinez, Ebert, Anderson
<b>NAYS:</b>	Hillary Schieve, Naomi Duerr
<b>ABSENT:</b>	

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

**F Ordinances - Adoption**

F.1 Ordinance Adoption - Bill No. 7297 (For Possible Action): Case No. LDC25-00038 (Arlington Office MPA and ZMA) Ordinance to amend Title 18, Chapter 18.02 of the Reno Municipal Code, entitled “Zoning,” rezoning a ±0.31 acre parcel located on the east side of South Arlington Avenue ±260 feet north of its intersection with West Plumb Lane within the Plumas Neighborhood Residential Core Planning Area Overlay (PL), from Single-Family Residential - 5 units per acre (SF-5) to Professional Office (PO); together with matters which pertain to or are necessarily connected therewith. [Ward 2]

Ordinance No. 6706 was adopted.

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

<b>RESULT:</b>	<b>Pass [7 TO 0]</b>
<b>AYES:</b>	Schieve, Reese, Duerr, Taylor, Martinez, Ebert, Anderson
<b>NAYS:</b>	
<b>ABSENT:</b>	
<b>ABSTAIN:</b>	
<b>RECUSED:</b>	

F.2 ***SUPPLEMENTAL SUPPORTING MATERIALS*** - Ordinance Adoption - Bill No. 7298 (For Possible Action): Case No. LDC25-00043 (Earl Wooster and Corbett Zone Change) - Ordinance to amend Title 18, Chapter 18.02 of the Reno Municipal Code, entitled “Zoning,” rezoning a ±43.13 acre site located at the northeast corner of East Plumb Lane and Harvard Way and another portion north of Villanova Drive, ±132 feet east of its intersection with Harvard Way, from Single-Family Residential – 8 units per acre (SF-8) to Public Facility (PF); together with matters which pertain to or are necessarily connected therewith. [Ward 3]

Ordinance No. 6707 was adopted.

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

<b>RESULT:</b>	<b>Pass [7 TO 0]</b>
<b>AYES:</b>	Schieve, Reese, Duerr, Taylor, Martinez, Ebert, Anderson
<b>NAYS:</b>	
<b>ABSENT:</b>	
<b>ABSTAIN:</b>	
<b>RECUSED:</b>	

## **G City Clerk**

- G.1 Staff Report (For Possible Action): Discussion and potential appointment of up to one individual to the Financial Advisory Board from the following pool of applicants, listed in alphabetical order: Jodi Bennett.

This item was pulled from the agenda and will be moved to the next meeting in June.

- G.2 Staff Report (For Possible Action): Discussion and potential appointment of up to one individual to the Truckee Meadows Regional Planning Commission and/or two alternates from the following Reno City Planning Commission members, listed in alphabetical order: Manny Becerra, Christina Del Villar, David Giacomini, Silvia Villanueva, and Jacob Williams.

This item was pulled from the agenda and will be moved to the next meeting in June.

## **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)

None

## **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.)**

## **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 19 comments which were general in nature or not directly associated with an agenda item after 4:00 p.m. on Tuesday, May 6, 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.

3 in favor, 12 in opposition, 4 concerned from the following individual(s):

Glenn Gray  
Chris Flocchini  
Pamela Gray  
Phyllis Sasak  
Vanessa Dobbins  
Joel Grace  
Amy L. Horvath  
Kristina Carden  
Barbara  
John Hara  
David Wong  
Teri Iaconis  
Amy Horvath  
Michael Gratz  
Roy Cage  
John Hara  
Bob & Tina Kahn  
Austin Glenn  
William Lithgow

## **K        Adjournment (For Possible Action)**

The meeting was adjourned at 9:23 p.m.

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

<b>RESULT:</b>	<b>Pass [7 TO 0]</b>
<b>AYES:</b>	Schieve, Reese, Duerr, Taylor, Martinez, Ebert, Anderson
<b>NAYS:</b>	
<b>ABSENT:</b>	
<b>ABSTAIN:</b>	
<b>RECUSED:</b>	