

CARSON CITY REDEVELOPMENT AUTHORITY**Minutes of the November 20, 2014 Meeting**

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EXCERPT

A regular meeting of the Carson City Redevelopment Authority was scheduled to take place during the Board of Supervisors meeting on Thursday, November 20, 2014 in the Community Center Sierra Room, 851 East William Street, Carson City, Nevada.

PRESENT: Chairperson Karen Abowd
Vice Chairperson Brad Bonkowski
Member Robert Crowell
Member John McKenna
Member Jim Shirk

STAFF: Nick Marano, City Manager
Alan Glover, Clerk - Recorder
Marena Works, Deputy City Manager
Randal Munn, Chief Deputy District Attorney
Kathleen King, Chief Deputy Clerk

NOTE: This excerpt of the minutes is prepared at the request of Planning Division staff. A recording of the entire proceedings, the Redevelopment Authority's agenda materials, and any written comments or documentation provided to the Clerk during the meeting are part of the public record. These materials are available for review, in the Clerk's Office, during regular business hours.

19(B) POSSIBLE ACTION TO APPROVE AND MAKE A RECOMMENDATION TO THE BOARD OF SUPERVISORS TO AUTHORIZE THE EXPENDITURE OF \$271,942 FROM THE FISCAL YEAR 2014 - 15 REDEVELOPMENT REVOLVING FUND, AND TO AUTHORIZE THE EXPENDITURE OF \$218,058 FROM THE FISCAL YEAR 2015 - 16 REDEVELOPMENT REVOLVING FUND, SUBJECT TO APPROVAL OF THE 2015 - 16 REDEVELOPMENT BUDGET BY THE BOARD OF SUPERVISORS, FOR A TOTAL OF \$490,000, TO DESIGN AND CONSTRUCT A PEDESTRIAN AND EVENTS PLAZA ON THIRD STREET BETWEEN CARSON STREET AND CURRY STREET, AND DIRECT STAFF TO PRESENT CONCEPTUAL AND FINAL DESIGNS TO THE REDEVELOPMENT AUTHORITY CITIZENS COMMITTEE FOR REVIEW AND RECOMMENDATIONS (1:56:38) - Chairperson Abowd introduced this item. Community Development Director Lee Plemel reviewed the agenda materials in conjunction with displayed slides, and responded to questions of clarification. (2:10:34) Senior Park Planner Vern Krahn reviewed the conceptual design which was displayed in the meeting room and included in the agenda materials. Mr. Krahn, Mr. Marano, and Mr. Plemel responded to various questions of clarification. In response to a comment, Mr. Plemel advised that the proposed design had been reviewed and approved by Fire Department and Sheriff's Department staff. Vice Chairperson Bonkowski discussed the importance of working out liability insurance responsibility prior to final approval of the project. Member McKenna discussed support for naming the plaza after Bob McFadden.

Chairperson Abowd entertained additional Redevelopment Authority member questions or comments and, when none were forthcoming, public comments. (2:40:59) Rob McFadden expressed support for the proposed plaza, and provided background information on his father's real estate investments in the downtown area. Chairperson Abowd thanked Mr. McFadden for his family's generosity.

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(2:42:12) Jenny Lopiccolo and Mark Lopiccolo introduced themselves for the record, and provided background information on their involvement in the proposed project. Mrs. Lopiccolo acknowledged the ‘long, complicated process,’ but requested the Board's approval of the concept and the funding sources. She expressed the opinion that the proposed project, in conjunction with the previously-approved Carson Street improvements, represents “a commitment to this City and to its citizens.” She advised of having conducted all the research on the proposed water feature, and reviewed details of the same and of the project in general. Chairperson Abowd thanked Mr. and Mrs. Lopiccolo for offering the opportunity.

Chairperson Abowd entertained additional public comment; however, none was forthcoming. Mr. Marano responded to questions regarding next steps for the proposed project. Public Works Department Director Darren Schulz responded to questions regarding the design and construction time tables. In response to a further question, discussion took place regarding the proposed funding mechanism. Member Crowell commended staff on the proposed design, and expressed appreciation for the generosity of the McFadden and Lopiccolo families.

Chairperson Abowd thanked the McFadden and Lopiccolo families, and entertained a motion. **Member Crowell moved to approve and make a recommendation to the Board of Supervisors to authorize the expenditure of \$271,942 from the FY 2014 / 2015 Redevelopment Revolving Fund, and to authorize the expenditure of \$218,058 from the FY 2015 / 2016 Redevelopment Revolving Fund, subject to the approval of the 2015 - 16 Redevelopment Budget by the Board of Supervisors and the Redevelopment Authority, for a total of \$490,000, to design and construct a pedestrian and events plaza on Third Street, between Carson Street and Curry Street, and to direct staff to present conceptual and final designs to the Redevelopment Authority Citizens Committee for review and recommendations. Member McKenna seconded the motion.** Chairperson Abowd entertained discussion on the motion and, when none was forthcoming, called for a vote.

RESULT:	Approved [5 - 0]
MOVER:	Member Robert Crowell
SECOND:	Member John McKenna
AYES:	Members Crowell, McKenna, Bonkowski, Shirk, and Chair Abowd
NAYS:	None
ABSENT:	None
ABSTAIN:	None