

**City of Carson City
Agenda Report**

Date Submitted: January 29, 2013

Agenda Date Requested: February 7, 2013

Time Requested: 15 Minutes

To: Mayor and Supervisors

From: Parks and Recreation Department - Open Space Division

Subject Title: Action to accept the recommendation of the Open Space Advisory Committee to approve the Open Space Division Work Program Outline calling for the administration of the Open Space portions of the Quality of Life fund for acquisition, restoration of natural resources, development, and management of open space and related properties for calendar year 2013. (Juan F. Guzman / Roger Moellendorf)

Staff Summary: Based on the provisions of Carson City Municipal Code 13.06, and in anticipation of the budget process, the attached reports contain information regarding land management, capital improvements, planning activities, and land transactions. The work program outline will be used to develop the budget and present the Board with an opportunity to provide direction as to program activities.

Type of Action Requested: (check one)

- ☐ Resolution ☐ Ordinance
☒ Formal Action/Motion ☐ Other (Specify)

Does This Action Require A Business Impact Statement: ☐ Yes ☒ No

Recommended Board Action: I move to accept the recommendation of the Open Space Advisory Committee to approve the Open Space Division Work Program Outline calling for the administration of the Open Space portions of the Quality of Life fund for acquisition, restoration of natural resources, development, and management of open space and related properties for calendar year 2013.

Explanation for Recommended Board Action: Staff uses this opportunity to discuss with the Board of Supervisors the Open Space Advisory Committee's projects and activities that are to be given priority in 2013.

Applicable Statue, Code, Policy, Rule or Regulation: C.C.M.C. 13.06

Fiscal Impact: Project dependent.

Explanation of Impact: The activities to be carried out will be based on the adopted and future Open Space Advisory Committee budget as approved by the Board of Supervisors.

Funding Source: The main funding sources are:

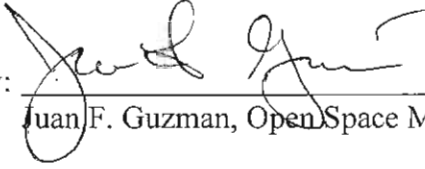
- Question-18 Quality of Life Initiative
- Southern Nevada Public Land Management Act - Parks, Trails and Natural Areas grant and Fuels Management Grant
- Park Trails and Natural Areas Grant administered by the Nevada Division of State Parks
- Nevada Department of Environmental Protection – 319H Grants

Alternatives:

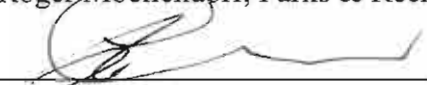
- Not to adopt a work program outline
- Instruct staff to amend the work program outline

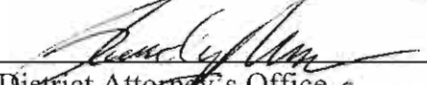
Supporting Material:

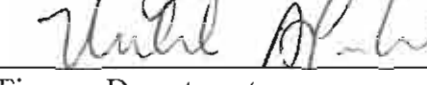
- December 17, 2012, staff report to Open Space Advisory Committee regarding review and recommendation to the Board of Supervisors.

Prepared By:  Date: 1/25/13
Juan F. Guzman, Open Space Manager

Reviewed By:  Date: 1/28/13
Roger Moellendorf, Parks & Recreation Director

 Date: 1/28/13
Lawrence A. Werner, City Manager

 Date: 1/29/13
District Attorney's Office

 Date: 1/29/13
Finance Department

Board Action Taken:

Motion: _____ 1: _____ Aye/Nay

2: _____

(Vote Recorded By)

OPEN SPACE ADVISORY COMMITTEE

STAFF REPORT

MEETING DATE: December 17, 2012 *(Updated 1-24-13)*

AGENDA ITEM NUMBER: 3B

STAFF: Juan F. Guzman

REQUEST: For possible action to recommend to the Board of Supervisors a work program outline for the 2013 year.

GENERAL DISCUSSION:

The information below summarizes and organizes projects and other tasks being conducted in order to carry out the functions and responsibilities of the Open Space Program, as outlined by the provision of Chapter 13.06 of the Carson City Municipal Code. The information is organized into four main categories: 1) Management activities, 2) Capital improvement projects, 3) Planning activities, 4) Land transaction activities. This work program outline will be used by staff as a precursor for the preparation of the budget and to provide an opportunity for the committee and Board of Supervisors to discuss and request information and provide direction on the wide range of projects we may work on in the future.

The last page of this report summarizes the properties acquired through the Question-18 Open Space Program and in City ownership. In the Horsecreek meadow, there is a partial interest through a conservation easement.

Programmatic, as used in the table below, means that the substantial majority of the cost is absorbed by staff's daily routine work and existing budget line items.

1. MANAGEMENT ACTIVITIES

Volunteer opportunities / activities	Programmatic - our three ambassador volunteers are ready to start the 2013 tour. Two of the volunteers work the west side and the third works primarily in the Carson River lands. A new (4 th) ambassador would like to concentrate in the Prison Hill area. The Kiwanis Noon Club will be helping us with trail development in the Deer Run Road area. Muscle-Powered will assist us with trail planning, construction, and trail maintenance. The Ash to Kings Canyon Trail work will continue. The Great Basin Institute will provide training on trail construction techniques in our lands and help with the Ash to Kings Canyon Trail. The Friends of Silver Saddle Ranch will assist with the river lands and Silver Saddle Ranch. We will continue our partnership with Troop 342 and other Boy Scouts in order to facilitate their Eagle Scout projects.
Fuels reduction projects	Programmatic. The sheep project is in the planning stages for early spring. The SNPLMA grant for west side will continue to be implemented. We will collaborate with the Fire Department's efforts to manage fuels at the wildland-urban interface around town.
Noxious weed control activities	We will continue to collaborate with the Carson City Weed Coalition, city staff, and a private contractor towards the implementation of necessary treatments.
Carson River Canyon properties	We will provide for cleanup activities, gates, signs, and safety measures for users. Create a presence through volunteers and staff. Staff will hold public hearings as requested by the Board of Supervisors addressing the historic uses such as motorized recreation, target shooting, camping, and resource protection.

Motor Vehicle Use	Based on the Unified Pathways Master Plan (UPMP), identify roads / trails on city lands where off-road is permitted. Work with the federal agencies towards improved signage and information for the public.
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2. CAPITAL IMPROVEMENT PROJECTS

V&T Trail right-of-way, north of Combs Canyon Road	In progress. The next action is to survey and map the land to be used for a State lease. Coordinate with private owners for easements. Problems with aerial photo base mapping must be resolved.
Ash Canyon to Kings Canyon non-motorized trail by Muscle-Powered	Efforts to construct segments within City and USFS lands will continue this spring/summer in partnership with Muscle-Powered and the Great Basin Institute, and volunteers.
Waterfall Trail	The first segment, from the parking area to the waterfall, was completed through Eagle Scout projects conducted by Dion Copoulos and Richard Duvall. We will finish the upper trail loop through the use of volunteers and crews from Great Basin Institute.
Morgan Mill Road River Access Areas to Deer Run Road Bridge - trail connector	The Kiwanis Noon Club has adopted this trail construction effort with assistance of our staff and consultant Mark Kimbrough.
Eagle Valley Creek Crossing and Trail Extension	A SNPLMA-PTNA Grant for \$252,700 has been approved by the Secretary of the Interior. Carson City is awaiting the funding agreement from BLM. Planning and design will commence after the funding agreement has been approved by the Board of Supervisors. Construction is not anticipated until 2014, at the earliest.
Buzzy's Ranch - rock structure	The rock structure re-roofing is anticipated.
Ash Canyon Road	We will maintain from the water tanks to the west, and utilize best management practices to alleviate erosion.

3. PLANNING ACTIVITIES / REPORTS

Nevada Stateline-to-Stateline Bikeway Project	The first segment of the South Demonstration Project, from Kahle Drive to Nevada Beach, in Douglas County was constructed in 2012. This construction included an expanded parking area and restroom facility at Kahle Drive. Construction on the second segment, from Nevada Beach to Round Hill Pines, is scheduled for 2013. Other sections are under various levels of planning and environmental review. Staff will continue to attend stakeholder meetings.
Annual reports to the Board of Supervisors	To be completed upon OSAC review and approval.
Federal agency plans and project reviews	BLM Resource Management Plan Update - Staff participates as a cooperating agency on the update of the Resource Management Plan.

AT&T cell tower at Lone Mountain	Programmatic - Cell tower at Lone Mountain ready for lease review by Board of Supervisors.
Ash Canyon to Kings Canyon non-motorized trail (Also see construction component under Capital Improvements)	Muscle-Powered and staff will work on future routes and linkages to the Tahoe Rim Trail and to Douglas County.
Research grants opportunities for non-motorized crossings at Eagle Valley Creek, Silver Saddle Ranch, and Riverview Park / Buzzy's Ranch.	Programmatic. See Eagle Valley Creek Crossing under Capital Improvements.
Assessment of the critical management needs for the Carson River Canyon properties.	This effort has been incorporated into the draft management plan for the Carson River. Staff will hold public hearing as requested by the Board of Supervisors.
Management Plan, as required by the conservation easement with BLM. The conservation easement includes Prison Hill, Silver Saddle Ranch, and Ambrose Carson River Natural Area.	The Management Plan will include conservation easement lands as required and adjacent open space lands. To be completed in the summer of 2013. Staff considers the draft plan to be 80% complete. All of the parks and open space acquisitions along the river corridor will be considered in the plan.
Silver Saddle Ranch - NRCS	Carson City contacted NRCS for their expertise and assistance to develop a "Conservation Plan" for the agricultural lands, to be included in the Management Plan identified above. In a separate agreement, the lessee has contacted NRCS for a cost share agreement for ranch improvements, including the irrigation ditches.
Silver Saddle Ranch - Historic structure signage program	Staff anticipates that after the adoption of the management plan there will be an effort to assess and maintain structures and signs.
Buzzy's Ranch	Staff is working with Ducks Unlimited to participate in a grant request for wetlands enhancements and irrigation improvements.

4. LAND TRANSACTIONS

Benna-Marshall 45.5 acres at Carson Range / Ash Canyon	The Forest Legacy grant project nomination did not score high enough to be funded. Staff and Nevada Land Trust were considering alternatives. A proposed nomination by the USFS has been abandoned. The Board of Supervisors has instituted a two-year suspension period on acquisitions.
Joost property	Public Works purchased 29 acres out of approximately 49 acres. The Joost family completed a transaction with Open Space for the remaining 20 acres in November 2012.

Potter property	OSAC recommended a transfer of lands with City properties. Staff and the property owner team have met with an appraiser in order to further assess the potential of the trade.
Schulz conservation easement (Woods Ranch)	NRCS grant funding not approved - awaiting other opportunities for funding. The Board of Supervisors has instituted a two-year suspension period on acquisitions.
Collard conservation easement (Kings Canyon)	On hold by proponents due to depressed economy. The Board of Supervisors has instituted a two-year suspension period on acquisitions.
Donation of property on Lompa Lane in relation to wetlands under the present ownership of Dwight Millard and Jim Bawden	31 Acre Property - Staff to develop agreements to facilitate transaction. The work for this transaction has been delayed due to other more urgent priorities. Staff did not work on this item during 2011 or 2012. This project is considered a lower priority.

RECOMMENDED ACTION:

Move to recommend to the Board of Supervisors for staff to continue work as presented with acknowledgment that the primary activity of the staff relates to the management of lands as opposed to new acquisitions of property.

Carson City Ownership / Property Name	Acres	Date Acquired	Carson City Question 18	Grants	Grant Funding Source	Purchase Price
West of Carson Street						
Horsecreek (Kings Canyon)	374.91	May 2005	\$ 1,300,000	\$ 1,000,000	State of NV Question 1	\$ 2,300,000
Horsecreek conservation easement	175.33	Mar 2009	\$ 503,653	\$ 596,347	State of NV Question 1	\$ 1,100,000
Hutchinson (Kings Canyon)	40.00	Dec 2006	\$ 100,000	\$ 300,000	State of NV Question 1	\$ 400,000
Joost (Lower Ash Canyon)	20.25	Nov 2012	\$ 390,000	--	--	\$ 390,000
PH Casey Preserve (Combs Canyon)	77.01	Mar 2008	donation	--	--	\$ -
Wilson (Upper Ash Canyon)	111.28	Jan 2009	\$ 146,480	\$ 439,440	Forest Legacy	\$ 585,920
Open Space Acquisitions	798.78		\$ 2,293,653	\$ 1,896,347		\$ 4,190,000
+ Lands Bill (USFS Exchange, approx.	962.44	Sep 2011			Transfer	
= Sub-Total	1,761.22		\$ 2,293,653	\$ 1,896,347		\$ 4,190,000
East of Carson Street						
Andersen (Buzzy's Ranch)	86.00	Aug 2007	\$ 1,750,000	\$ 1,750,000	State of NV Question 1	\$ 3,500,000
Bently (Carson River Canyon)	497.70	Jan 2012	\$ 876,796	\$ 513,900	SNPLMA	\$ 1,390,696
Desormier (Golden Eagle Lane)	19.28	Feb 2007	\$ 170,930	\$ 129,070	State of NV Question 1	\$ 300,000
Fulstone wetlands (Northridge Drive)	8.62	Aug 2001	donation	--	--	\$ -
Goni Canyon - 50 year open space protection	40.00		donation	--	--	\$ -
Jarrard (Buzzy's Ranch)	368.78	May 2010	\$ 931,048	\$ 2,793,000	State of NV Question 1	\$ 3,724,048
Lompa wetlands (Lompa Lane)	17.62	Aug 2001	donation	--	--	\$ -
Mexican Dam LLC (Mexican Dam, west side)	64.31	Mar 2008	\$ 1,650,000	--	--	\$ 1,650,000
Moffat (Fairview Drive)	17.80	Nov 2000	\$ 327,600	--	--	\$ 327,600
Serpa (Carson River Canyon)	418.77	Jan 2011	\$ 2,065,775	\$ 1,075,000	State of NV Question 1	\$ 3,140,775
Vidler (Hells Bells Road)	39.02	Nov 2010	donation	--	--	\$ -
Open Space Acquisitions	1,577.90		\$ 7,772,149	\$ 6,260,970		\$ 14,033,119
+ Lands Bill (BLM Exchange), approx.	3,589.05	Pending			Transfer	
= Sub-Total	5,166.95		\$ 7,772,149	\$ 6,260,970		\$ 14,033,119
Grand Totals						
Open Space Acquisitions	2,376.68		\$ 10,065,802	\$ 8,157,317		\$ 18,223,119
Lands Bill	4,551.49					
Total Acres	6,928.17		\$ 10,065,802	\$ 8,157,317		\$ 18,223,119

On behalf of our Committee and staff, thank you very much for the opportunity to present this report.