

City of Carson City
Agenda Report

Item # 5A

Date Submitted: April 24, 2007

Agenda Date Requested: May 3, 2007

Time Requested: Consent

To: Mayor and Supervisors

From: Parks and Recreation Department

Subject Title: Action to adopt Resolution 2007-R-_____, a resolution by the Carson City Board of Supervisors providing for a Recreation, Parks, and Public Purpose (RP&P) request to the Bureau of Land Management for a portion of Assessor Parcel Number 8-531-03 to be used for the construction of the Chinese Workers Museum of America.

Staff Summary: The resolution authorizes a RP&P lease with the Bureau of Land Management for land to be used for the construction of the Chinese Museum. The site is adjacent to the area for the proposed V&T historic railroad terminal station in Carson City. This effort has been initiated by Khan Tung and Art Hannafin. The Chinese Workers Museum of America is a non-profit organization whose steering committee members include former Governor Kenny C. Guinn, Senator Harry Reid, Nevada State Senator William J. Raggio, and Dale Raggio, and Elaine Wynn, Director of Wynn Resorts.

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 adopt Resolution 2007-R-_____, a resolution by the Carson City Board of Supervisors providing for a Recreation, Parks, and Public Purpose (RP&P) request to the Bureau of Land Management for a portion of Assessor Parcel Number 8-531-03 to be used for the construction of the Chinese Workers Museum of America.

Explanation for Recommended Board Action: The resolution is needed in order for staff to process the RP&P application with the Bureau of Land Management. Due to the interface plan designation for these lands, only the City or a state agency may initiate the RP&P request.

Applicable Statute, Code, Policy, Rule or Regulation: RP&P regulations of the Bureau of Land Management.

Fiscal Impact: \$100 application fee for the RP&P process.

Explanation of Impact: This is a fee for the submittal of a RP&P request to the Bureau of Land Management.

Funding Source: Account #101-0600-413-03-09

Alternatives: Not to adopt the resolution

Supporting Material:

Draft resolution and supporting materials prepared by Khan Tung and Art Hannafin of Hannafin Design Associates.

Prepared By: Juan F. Guzman Date: 9/29/07
Juan F. Guzman, Open Space Manager

Reviewed By: Roger Moellendorf Date: 9/29/07
Roger Moellendorf, Parks & Recreation Director

Linda Ritter Date: 4/24/07
Linda Ritter, City Manager

Melanie Burkett Date: 4/24/07
District Attorney's Office

Stephan Date: 4/24/07
Finance Department

Board Action Taken:

Motion: _____ 1: _____ Aye/Nay
2: _____

(Vote Recorded By)

1 CARSON CITY BOARD OF SUPERVISORS

2 RESOLUTION NO. 2007-R- _____

3
4 A RESOLUTION OF THE CARSON CITY BOARD OF SUPERVISORS
5 PROVIDING FOR A RECREATION, PARKS, AND PUBLIC PURPOSE
6 (RP&P) REQUEST TO THE BUREAU OF LAND MANAGEMENT FOR A
7 PORTION OF ASSESSOR PARCEL NUMBER 8-531-03 TO BE USED FOR
8 THE CONSTRUCTION OF THE CHINESE WORKERS MUSEUM OF
9 AMERICA.

10
11 WHEREAS, the Chinese Workers Museum of America is a non-profit organization
12 located in Carson City, the capitol city of the State of Nevada, and

13 WHEREAS, the Chinese Workers Museum of America's mission is to honor the
14 historical contributions of Chinese Workers in the United States of America by depicting how
15 Chinese immigrants overcame the challenges of the rugged environment of the western United
16 States; present artifacts and articles of cultural significance and historical perspective; provide for
17 and encourage the continuation of the study of 19th and 20th Century Chinese American domestic
18 and international relations; and showcase international education and cultural events to
19 contribute to greater American Chinese understanding, and

20 WHEREAS, recent excavations of archeological sites in Nevada, Eastern California, and
21 adjacent western states have yielded numerous artifacts associated with early Chinese
22 immigrants, often related to railroad construction crews, mining encampments, farming
23 communities, medicine shops, and community centers, and

24 WHEREAS, these remnants of Chinese frontier life have been placed in temporary
25 storage by the federal government agencies that discovered them, and

26 WHEREAS, unless other arrangements are made, these links with the past will be placed
27 in permanent government storage out of sight and out of mind, and

28 WHEREAS, the Chinese Workers Museum of America believes that these artifacts

1 properly utilized would have dramatized the contributions of Chinese workers initially during the
2 frontier period in the western states and continuing to the present date, and

3 WHEREAS, the Virginia & Truckee Railroad Commission intends to construct a
4 terminal station in Carson City, Nevada, and

5 WHEREAS, adjacent to the private lands selected by the Virginia & Truckee Railroad
6 Commission for the terminal in Carson City, Nevada, are lands known as Assessor Parcel
7 Number 8-531-03 under federal ownership and jurisdiction of the Bureau of Land Management,
8 and

9 WHEREAS, this land has been designated by the Bureau of Land Management - Carson
10 City Interface Plan for recreation, public parks, and public purpose, and

11 WHEREAS, Carson City has, through a process entitled the Federal Lands Bill Map,
12 identified this land for public purposes, public cultural facilities, museums, and utilities, and

13 WHEREAS, Carson City and the Board of Supervisors recognize the advantages and
14 synergy created by potential location of the Chinese Workers Museum adjacent to the future
15 Virginia & Truckee Railroad terminal site, and

16 WHEREAS, Carson City and the State of Nevada are the only organizations that may
17 request Recreation, Parks and Public Purposes land from the Bureau of Land Management,

18 NOW, THEREFORE, be it resolved that the Carson City Board of Supervisors request
19 the use of approximately 80 acres of land throughout the Recreation, Parks & Public Purposes
20 process from the Bureau of Land Management towards the construction of the Chinese Workers
21 Museum of America and appurtenant facilities.

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23 RESOLVED this _____ day of _____, 2007.

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VOTE: AYES: _____

NAYES: _____

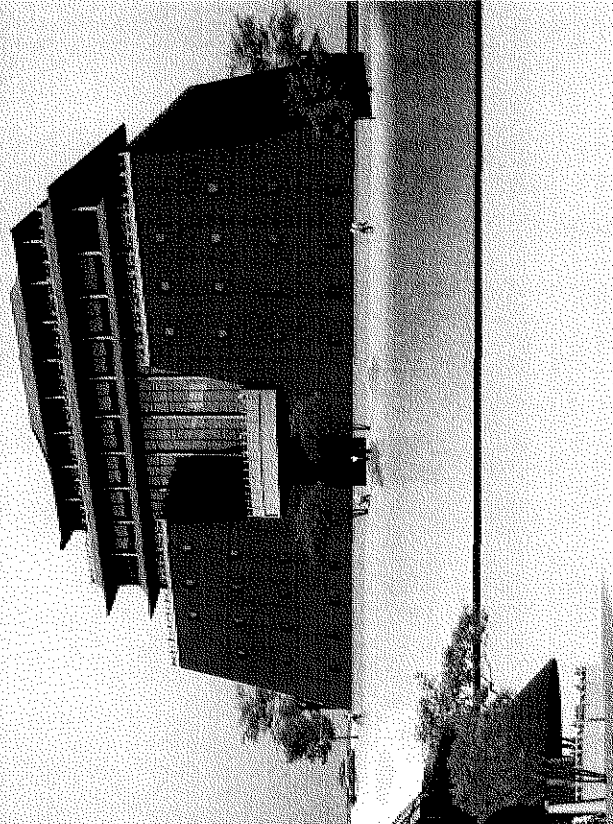
ABSENT: _____

Marv Teixeira, Mayor

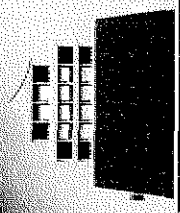
ATTEST:

Alan Glover, Recorder

美國華工博物館



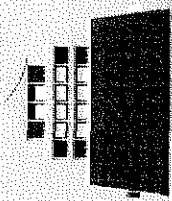
THE CHINESE WORKERS MUSEUM OF AMERICA



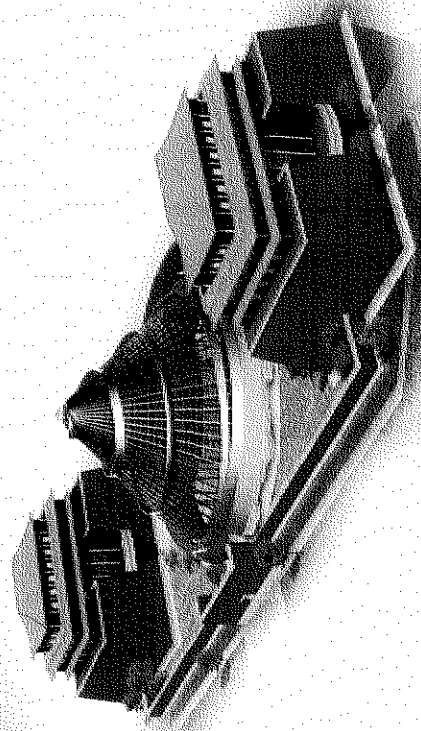
CENTER FOR CURATION &
ARCHIVING BLDG.



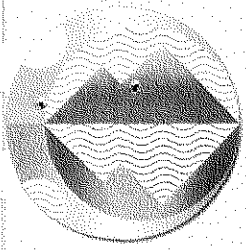
PERMANENT EXHIBIT BLDG.



ADMINISTRATION &
CHANGING EXHIBIT BLDG.



HANNAFIN DESIGN
ASSOCIATES
ARCHITECTS & PLANNERS
INTERNATIONAL, INC.



The Chinese Workers Museum of America

美國華工博物館

The Steering Committee Members

Dr. Cheryl Lau, Chairperson
The Honorable Gov. Kenny Guinn
The Honorable Sen. Bill Raggio
Mrs. Dale Raggio
The Honorable Sen. Harry Reid
Mrs. Elaine Wynn

Mission

The Chinese Workers' Museum of America, located in the Capitol city of the State of Nevada is a non-profit museum to honor the historical contributions of Chinese Workers in the United States of America. In furtherance of its mission the Museum will:

- Depict how Chinese immigrants overcame the challenges of the rugged environment of the western United States;
- Present artifacts and articles of cultural significance in historical perspective;
- Provide for and encourage the continuing study of 19th and 20th century Chinese-American domestic and international relations; and
- Showcase international educational and cultural events to contribute to greater American-Chinese understanding.

The Idea

Recent excavations of archeological sites in Nevada, Eastern California, and adjacent western states have yielded numerous artifacts associated with early Chinese immigrants to the United States. Often related to railroad construction crews, mining encampments, farming communities, medicine shops, and community centers, these remnants of Chinese frontier life have been placed in temporary storage by the federal government agencies that discovered them. Unless other arrangements are made, these links with the past will be placed in permanent government storage, out of sight and out of mind.

In 2003, these facts came to the attention of Art Hannafin and Khan Tung, principles in the firm of Hannafin Design Associates, while they were researching how best to integrate the reconstruction of the historic Virginia & Truckee Railroad (V&T) into future development planning for Carson City, the state capital of Nevada. Mr. Hannafin and Mr. Tung thought it was wasteful to discover artifacts relating to early Chinese life in Nevada only to rebury them in government storage when, if properly utilized, they could help dramatize the contributions of Chinese workers, initially during the frontier period in the western United States, and continuing through to the present day.

Formation of the Steering Committee

The idea to tell the story of Chinese workers through a participatory museum emerged from discussions among Art Hannafin, Khan Tung and Dr. Cheryl Lau, a former Nevada Secretary of State, who had also served as counsel to the United

States House of Representatives. Their initial research revealed that despite historical records maintained by specialized entities such as the Union Pacific Railroad, there were only relatively small, locally focused Chinese-American museums in San Francisco, Los Angeles, and New York. The United States lacked a *national* museum dedicated to the achievements and challenges associated with Chinese immigrants.

Creating a new museum presents formidable obstacles that must be overcome. While Nevada is the fastest growing state in the United States, its relatively low population, emphasis on citizen participation in civic issues, and the uniqueness of a museum concept to honor Chinese workers, allowed the recruitment of well-known Nevadans to serve on a Steering Committee established initially to assess the museum concept.

Largely as the result of Dr. Lau's efforts, the Steering Committee members are:

- Kenny C. Guinn, Governor, State of Nevada
- Harry Reid, senior United States Senator from Nevada and United States Senate Minority Leader
- William J. Raggio, Nevada State Senator and Nevada Senate Majority Leader
- Dale Raggio, a dedicated leader of community civic projects
- Elaine Wynn, Director of Wynn Resorts and long-time community contributor and organizer

Steering Committee members unanimously agreed that the Chinese Workers' Museum not only should be built, but that its construction was long overdue in light of the important historical role played by Chinese workers in the early development of Nevada.

The Chinese Workers' Museum of America was formally incorporated as a Nevada Non-Profit Corporation on October 18, 2004.

Activities of the Planning Committee

With the concurrence of the Steering Committee, James Earl, a former Foreign Service Officer and legal counsel to several international organizations, agreed to function as museum Executive Director. He assisted the founders with the creation and operation of a Planning Committee that would focus on basic issues relating to strategic planning and implementation. In addition to the founders, the Planning Committee includes representatives from the local Carson City government and from the Nevada Higher Education community.

The Museum first came to the attention of the public on March 23, 2006 when it assisted the Virginia and Truckee Railroad Commission in a presentation to honor the Chinese construction workers who built the original V&T. The original V&T was perhaps the most profitable short haul railroad in the world. In the several decades after its construction, it carried silver equivalent to the entire weight of all its engines, rolling stock, rails and ties out of the Comstock Lode in Virginia City through the Carson City depot and on to connections with the Union Pacific Railroad. This mining bonanza helped defray the costs accumulated by the Union in the American Civil War.

The Museum arranged for the participation of Ambassador Peng Keyu, San Francisco Consul General of the People's Republic of China, and Governor Kenny Guinn, a member of the Museum Steering Committee. The Museum received its first cash donation Citibank at a dinner hosted by the V&T Railroad Association.

Because of the operation of tax laws within the United States, a key milestone was reached when the museum was granted non-profit, tax-exempt status by the Internal Revenue Service. As a consequence, donors to the museum, both individuals and corporations, receive a tax deduction from their U.S. taxes for their museum contributions. Also, the museum is not required to pay income tax on the donations it receives.

The Planning Committee has formulated a strategic plan and taken initial steps towards its implementation. Key objectives of the plan are:

1. Raise not less than \$300,000 in seed money.
2. Conduct one or more feasibility studies to identify potential international donor base and to define initial fund raising campaign.
3. Design and commence initial international marketing program.
4. Recruit initial 12 Directors to serve on Museum Board.
5. Embark on initial fund raising activities for facility construction, collections, and endowment.
6. Establish initial working relationships with colleges and universities in Nevada, the United States, China, and other countries.
7. Secure property for Museum construction.
8. Identify and secure future access to relevant artifacts and collection sources.
9. Refine space requirements, construction concepts,
10. Recruit initial staff and highly motivated volunteers

Steps have been taken toward the accomplishment of these goals. Carson City has committed to secure land for the Museum adjacent to the western terminal of the reconstructed V&T Railroad. Specialists have provided estimates for the independent feasibility studies often required by corporate donors in the United States. The Museum is in discussions in support of a sister cities program between Carson City and Taishan; its implementation is expected to create donor interest in northern Nevada sufficient to raise the initial seed money needed for further strategic plan implementation.

The success of fund raising activities for construction, collections, and endowment will ultimately depend on corporate contributions from both sides of the Pacific Ocean. While success is not guaranteed, those of us associated with the Chinese Workers' Museum of America are convinced the mission is one deserving of attention and support.

**CENTER FOR CURATION &
ARCHIVING BUILDING**

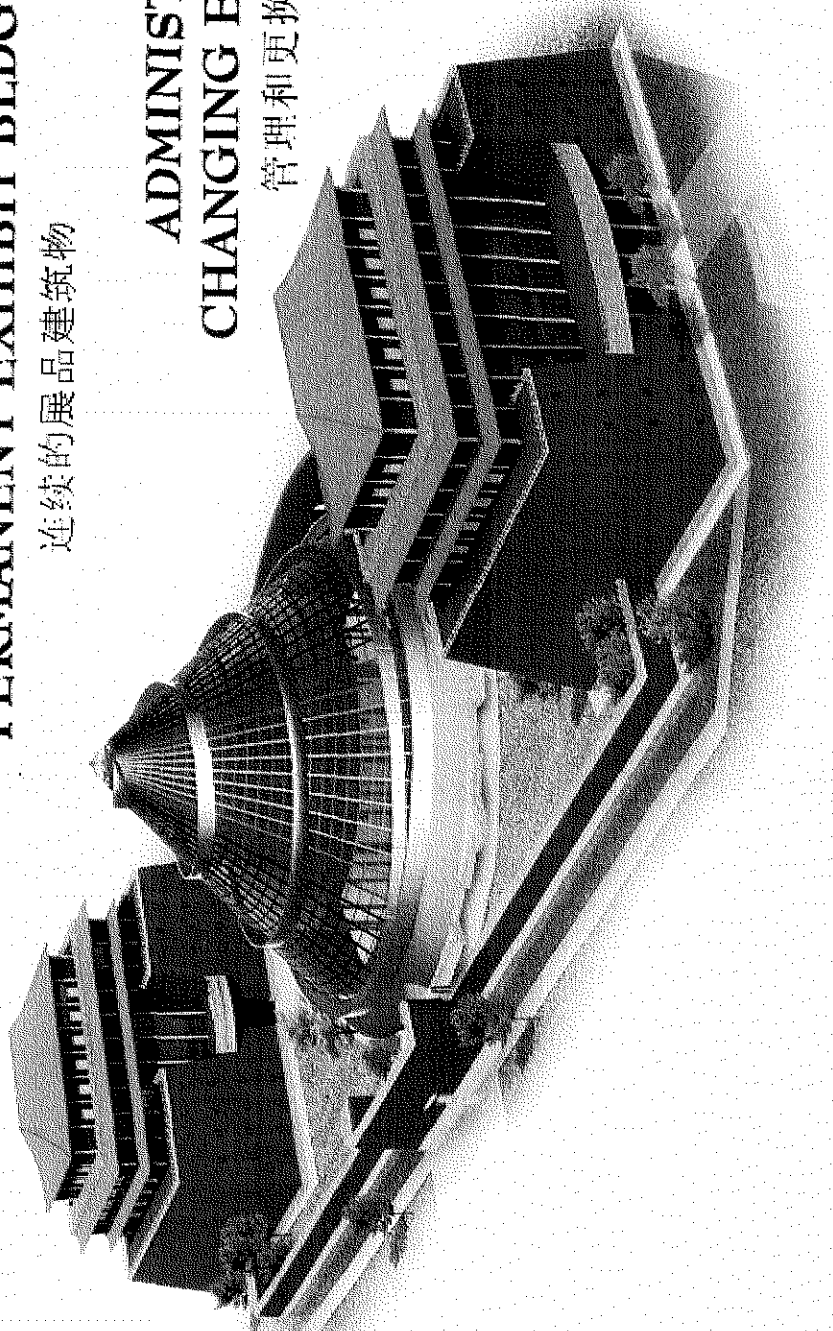
用于复原的中心和把建筑物存档

PERMANENT EXHIBIT BLDG.

连续的展品建筑物

**ADMINISTRATION &
CHANGING EXHIBIT BLDG.**

管理和更换展品建筑物



Wilson Construction D2
 Real estate transactions D2
 Real estate D5

Our Business Advisor
 Contact business reporter
 Becky Boschart
 881.1212
 boschart@nevadabizappeal.com

NEVADA APPEAL

BUSINESS

In the beginning,

... there were the minds behind the museum

Museum belongs here because the Chinese helped establish Nevada, directors say

BY BECKY BOSCHART
 Photo: Scott Wilson

Since unveiling plans this past week for a \$38 million museum dedicated to Nevada's 19th century Chinese immigrants, the project designers have fielded calls from interested contractors and companies looking for work.

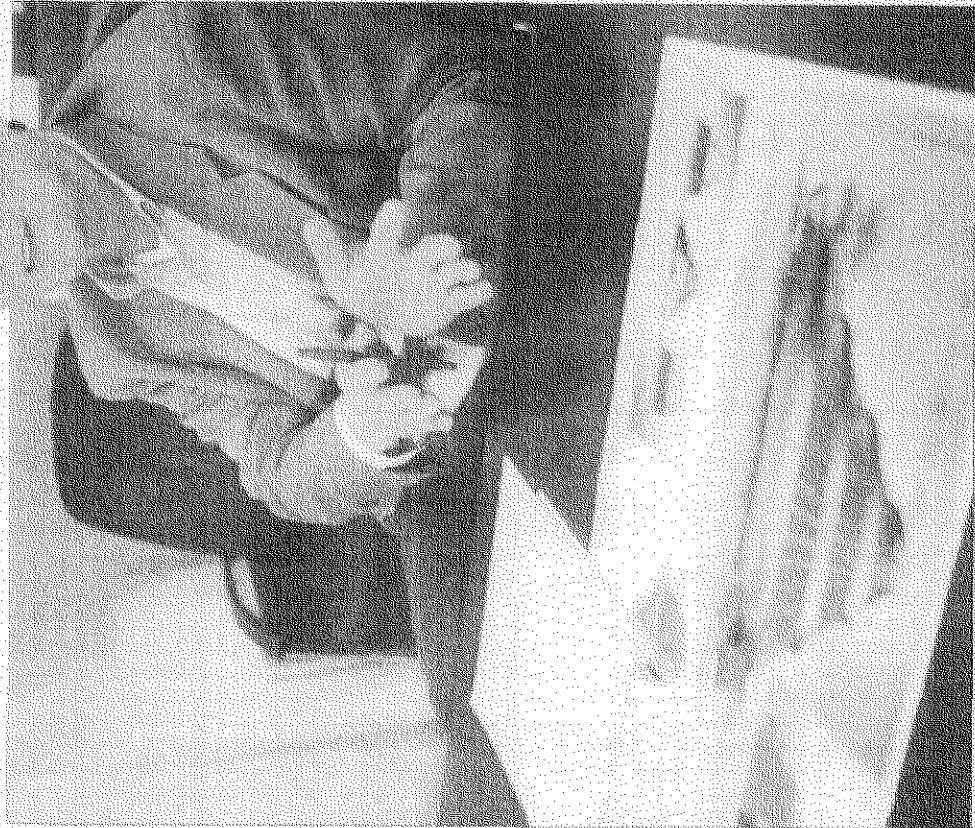
The museum plan includes a six-story glass curtain structure flanked by two six-story buildings designed to resemble ancient Chinese gateways. The museum steering committee would like to place the 225,000-square-foot museum on parcels on Carson of Land Management property near the intersection of Brunswick Canyon and New Hunt roads.

The design is still conceptual, the plan is only about two-and-a-half years old. The six-member steering committee — which includes powerful names like Sen. Harry Reid, Dr. Ben Carson, Kenye Carson and state Sen. Ben Higgins, R-Hesse — hasn't secured any building, grounds, or the land to build the project.

But they've begun to plan.
 These discussions with the project would like to have it built in five years. The designers say that's possible. Catherine Chaverson, Cheryl Lee, former secretary of state, says it's doable.

Alan Tang, an director of the Chinese Workers' Museum of America, said the scope of the plan has generated a lot of attention from locals. He and co-director Art Hiamatis, owner of Hiamatis Design in Carson City, have dined together often to discuss the museum. They said it's taken from a sack of flour to get to the point where they could release information to the public, which happened about 10

months ago. Tang says he is going to put out their checkbook and write out an amount, but, he says, he's not sure if that's a good idea. Tang said that four to five people in Carson and the



COURTESY OF THE CHINESE WORKERS

Khan Tung, senior associate at Hiamatis Design, talks about plans for the Chinese Workers Museum on Wednesday morning from his Carson City office.

MUSEUM

From Page D1

That includes Chinese apartments where they're staying, computer labs, and other amenities to use along their schedule. Many are people that could visit within and between-hour across the country.

The directors have spoken to

one potential sponsor, a bank that

has business ties in China.

The project has been seen to

the museum is worth of a pro-

posed 150-acre commercial and

residential development planned

by H&M Ltd. This development

and the museum is being on the

site power at the \$40 million

reconstructed Virginia & Truckee

bridges, it would take their walk

upright between Carson City and

Virginia City by 2010. The visitors

attracted to the V&T would also

visit a museum dedicated to those

who worked on the railroad. The

directors say they could build a

museum visitors to the museum a

mile.

The museum steering committee

has decided to look at acquiring the

property along the Carson River

for use as a site for the museum.

Local woman working to bring Chinese museum to Carson City

Carson City woman Cheryl Lau heads the committee steering the Chinese Workers Museum of America planned for the eastern portion of the city. Born in Hawaii to Chinese parents, she was educated in the United States. Lau served as Nevada secretary of state from 1991 to 1995. She was Nevada's deputy attorney general from 1987 to 1991. She spent the early 1970s working as professors of both music and English at schools in Japan.



Carson City resident Cheryl Lau is chairwoman of the steering committee for the Chinese Workers Museum project.

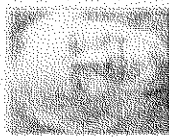
How did you get involved in the Chinese Workers Museum project?

I was brought in by architect Art Hamman, more than two years ago, when I also met Klara Tang. They started talking a bit about where to locate Chinese artifacts from historic sites.

They brought me in to see if I'd be interested in working with them on securing the artifacts of the Chinese workers. The museum hadn't even come up yet. This was in the infant stage.

The museum was a way to talk about a repository of these wonderful artifacts that have been buried in North and Nevada of these Chinese workers.

Art Hamman is donating his time to design the Chinese Workers Museum of America.



He has three wives and copartners. When one of our passed, our common law marriage just so happens.

The steering committee will form the board of directors and it will appoint members to work on

I said it'd be very interesting, so they began our meeting and talking about what could be possible.

Is there any other museum in the world that can act as a model for what you'd like to do in east Carson City?

No. The uniqueness of this museum is something that no one has thought of. There is no example in the world.

You are talking about three six-story buildings. The two on the side would be furnished like the gateways in the Chinese historical cities. The middle

buildings, which will handle issues such as fundraising and operations.

A project of this scale will have many uses of fundraising — international, national. Tang said. The committee will probably hire a fundraising company.

The design has been shown to Peng Keyu, consul general for the People's Republic of China, to test the water for Chinese interest in the project.

In a letter dated March 24, 1994, Keyu

The board has not been formed yet. The advisory committee would be formed by people from the state government, the University of Nevada, Reno, the University of Nevada Las Vegas, the community colleges and local entities, such as Carson City and some of the U.S. government.

The board of directors will be picked from our cultural, financial and civic communities.

When will the board of directors be chosen?

That's going to be up to the steering committee and the advisory committee. They will identify the potential directors.

Have any sponsors stepped forward?

Not yet because sponsors will be contacted by the board of directors.

How many people could the museum employ?

When thinking about a museum of this magnitude there is going to be

Please see **LAU, Page D4**

LAU

From Page D1

quite a few people. Hundreds.

What happens if you don't get your preferred location in east Carson City, which is an HLM land? Do you have any other options?

It looks like it is something that will be very stable, however, if we don't, there are other possibilities in Northern Nevada. We're looking at locations where the Chinese were when they worked and lived.

Right now, we're just working on the possibility. If this doesn't work out — well, cross that bridge when we get to it. Nevada is definitely the location for a museum of this magnitude.

Have any other Chinese groups stepped forward to support the museum?

We expect people to. There have been interested groups, and many will be made aware of it through Chinese-language papers.

For information on the project, call Hamman Design at 882-6155.

da. "The place of history is here," he said.

Hamman said the history of the Chinese settlers is in the Sierra — this is where they came to find their "gold mountain," which turned out to be a hollow dream by design, that's what the gold and silver conical structure is meant to convey: a hollow mountain.

Contact reporter Becky Boehart at boehart@mcneidmag.com or 881-1212.

Train-related concepts introduced for Destination Nevada project

Development plans to accompany V&T discussed by Carson planners

By **TRAVIS MARRAS**
Special Writer

The concepts for a Chinese Workers Museum and a retail-use development called Destination Nevada are "intrinsically creative and innovative," said Doug Iford, a local developer.

Iford said the late Walt Disney loved "paying government officials in their back," which he wanted to build a theme park from. They were horrible and uncreative, so Disney took his Disney-

land ideas south to Anaheim, Calif., which grew up around the hotel industry developed by him.

He also said he hoped Carson City officials will be receptive to the developer and able "to see what creativity and originality can produce."

Reviews of project cover our Wednesday afternoon to hear about development plans to accompany the Virginia & Truckee Railway. The Carson City Chamber of Commerce brought together members of various boards, organizations and committees who are expected to make recommendations about specific portions of the museum and Destination Nevada project.

Destination Nevada would contain a casino, lodging, retail and office spaces.

east of the V&T railway on 150 acres off Highway 50 East and Drake Way. The project would cost about \$20 million, said Iford, and local acquisition will be being completed.

The proposed 500,000-sq-ft Chinese Workers Museum will sit on what is now Bureau of Land Management property and under Department Nevada. It also is expected to be nearly privately funded, and up to 50,000 visitors are projected to visit the museum annually.

The retail train is expected to be ready by 2010, rolling along an 18-mile route between Carson City and Virginia City and working up to 400 million to complete.

"Projects like this don't come along very often," said an unidentified architect

and former of Nevada Design Associates, a co-director of the Chinese Workers Museum and architect for Destination Nevada. "I have convinced this project is going to have a big impact on Carson City. We think it's going to be a winning situation."

"Great concept," said Peter J. Smith, of the Historic Resources Commission, about the museum plan. "But they need to address the museum plan."

People are extremely interested in Carson these days, Smith said. It also would include a great chance for many local Chinese, Taiwanese and Chinese-American companies to participate.

One concern is the overall design theme might be diluted because there is potential for many different parties to be

involved. This however would be unlikely because "it has to get together as a team for the development," said Iford, who is co-director of the Chinese Workers Museum and a Nevada Design associate.

Overall design of the projects could change being completed.

Other changes needed to accommodate that much development would include increased traffic and the need to increase the permitted density level, he said.

The city is considering construction a mile and a half near the train and the Carson River is being eyed as a haven for water treatment. The opportunity for access of Bureau of Land Management

Project Train, Page A10

TRAIN

From Page A1

property that wants to build the development site and contain the city's benefits might end up as a

park, Iford said.

"It's interesting," said Dan Gray, a member of the Carson River Authority Commission of the plan. "But there's a long, long way to go."

While the train is expected to be rolling within five years, the

museum might be completed within six years, and Destination Nevada could take 10 years to be constructed, Iford said.

Construction for Harbor of America would cost \$75 million, said Iford.

Public to be offered look at latest V&T developments

Chinese Workers Museum and Destination Nevada plans open for review Wednesday

BY TRACY HARRIS
LAS VEGAS

The public is being offered a look this week at some of the most ambitious public development projects expected to spring up around the Virginia & Truckee Railway, including a muse-

um, casino, shopping center and day center.

The presentation at Wednesday's planning committee meeting is intended to provide decision makers with an overall view of plans for the area south of Las Vegas.

WHAT: Carson City Planning Commission meeting
WHEN: 5:30 p.m. Wednesday
WHERE: Sierra Room, Community Center, 851 E. Wilson St., Carson City

It is expected to attract 150,000 people each year.

The V&T has been an ever-present idea for a long time. There's a lot of work to do," said Mike Kimbrough, a member of the planning commission.

"You need that vision to have an idea of what people are talking about," Kimbrough said. "I'm excited to see it on the agenda."

Plans for the discussed Wednesday include the Chinese Workers Museum, Destination Nevada — a project with development and recreational opportunities being considered for the site.

Destination Nevada would contain a casino, lodging, retail and office spaces proposed to be east of the V&T Railway on 150 acres off Highway 59 East and Drisko Way.

Much of the land for this development is to be acquired until October. Cost for this endeavor could reach \$20 million.

The proposed \$50 million Chinese Workers Museum will sit on what is now Bureau of Land Management property and about 100 acres in Nevada. Up to \$20,000 visitors are projected to visit the museum annually.

Residents are welcome to watch the presentation, said Mayor Mary Ann Weaver.

Check for V&T, Page A10

V&T

From Page A1

Nevada, who sits on the Nevada Commission for the Reestablishment of the V&T Railway.

"It was obvious to me that we had to think about how the project would be funded," said Kimbrough. "I met with the Nevada Design Commission and a co-director of the Chinese Workers Museum."

Kimbrough also serves as the architect for Destination Nevada. Also part of the discussion will be potential effects of the project, which would change the area's economic, transportation, tourist and land use patterns, Kimbrough said.

The city is looking into creating a trail that runs the length of the Carson River in being used as a travel for outdoor enthusiasts.

As the projects roll along, they will during the next several years, several city advisory groups will be used to make recommendations to the Board of Supervisors and committees. Risk decisions on their own.

Based on groups who could be involved with the project include the planning, parks and recreation, historic resources and regional transportation commissions, urban space commission and watershed, water authority committees, and the Carson City Commission and Visitors Bureau.

"It's great they're out there with the planning, it's kind of visionary," Kimbrough said. "I'm excited to see it on the agenda."

• Contact reporter Tracy Harris at 792-2111 for newsdevelopments, see A10, A11 and A12.

V&T purchases depot site in east Carson City for \$1.4 million

Developer says he is still pursuing a plan to build tourist attraction in future

BY HELEN BRUNHART
Special Staff Writer

Efforts to take the street street Nevada & Truckee Railway will probably start about the turn of a depot in east Carson City on Idaho Way and Highway 50 East.

The city commission charged with reviewing a lease and deed between Carson City and Virginia City Purchases about the area in east Carson City for \$1.4 million Friday.

"This is a restricted lease. Particularly since there is a building on the property that has served as an multiple ways," said the bonded, chairman for the Nevada

Commission for the Reconstruction of the V&T Railway.

Commissioner Mike Ryan said Friday that the parcel, located on the west side of Highway 50, has a piece of what the Commission would like to acquire for a future V&T terminal. The parcel contains a building with a number of rooms and what the city says "with possibilities for building on it could work as an engine house," Ryan said. "The ground around the building would be included a part of the engine house."

The site agreement is complicated because the V&T would not need to take possession of the building for several years. The 18-mile tourist track, not expected to be completed until 2007, is to run 18 miles of track in Shoshone County has been completed.

BWC Ltd., a manufacturing company owned by Bob White, purchased the parcel from Snow Connection Co. prior

to this sale. The property is the former site of the manufacturing and storage facility for the 12,000-sq-ft building and the commission needs it for development of the depot for other uses or storage.

In past meetings, the commission has preferred a site near Idaho Way because of its proximity to the highway and location of power, where businesses already are located. Commission members have also said that the depot site can be improved by surrounding retail shops financed by local developers.

Andy Patrick, project manager for BWC Ltd., is the only developer to have come forward with a possible location in the Carson City V&T terminal in Shoshone. The developer requested bids for a possible 150,000-sq-ft project needed to fit the railroad, including a storage area, and shop.

Patrick said Friday his company is in the process of buying and already had in

the commission had "there will be nothing for that," Patrick said about the expensive development plans. "There hasn't been any change in the goal of the project and that is to be done by the V&T."

The expense increase to close later this year, Patrick said he has not talked with the commission about the development. Any decision made on the location of the terminal and partnership with local shops would be part of public record because the V&T project is funded by taxpayer money and overseen by a state commission.

One of the main concerns is on the site. It will build over a bridge spanning Highway 50 East. The deal will go down through Patrick's Carson, though he believes that that deal will result in a deal on Idaho Way.

Contact reporter Kelly Burkhardt at 893-1212.

IF YOU GO

WHAT: Nevada Commission for the Reconstruction of the V&T Railway meeting

WHERE: Nevada Association of Counties Building, 201 S. Rock St., second floor

WHEN: 3 p.m. Monday

Items to be discussed: Retaining Stone Consulting & Design to assist in an

application for railway site acquisition or part of the

final RETRAC rail for use on the V&T. Funding to receive from state recently purchased by the commission to run on

the reconstructed rail and to move them to Carson City.

A new landmark for Carson?

Museum would honor the Chinese railroad workers

Developer says the museum and tourist railroad will attract interest in his proposed \$900M retail and residential project

BY BECKY BOSSHART
Special Staff Writer

A proposed \$50 million museum unveiled Friday could draw a half-million visitors annually to Carson City, according to designers involved with the project.

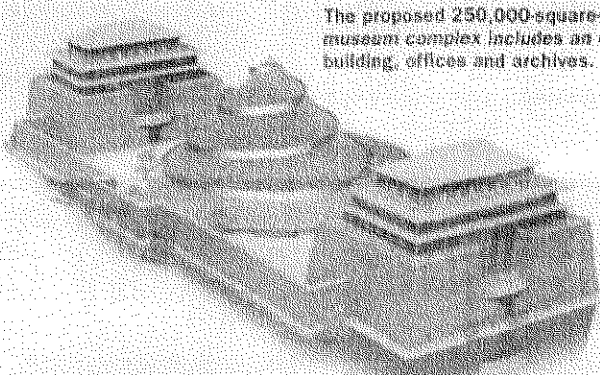
The Chinese Workers Museum of America is expected to make Carson City a center for scholars and tourists in the next five years and spur a 150-acre commercial and residential development.

The museum would be near the proposed Virginia & Truckee Railway depot off Highway 50 East. The museum steering committee plans to raise funds from private donations here and abroad.

Co-directors Art Hannafin and Khon Tung said the 250,000-square-foot museum complex will be a tribute to the workers who helped build the V&T Railroad and settle the West, but some were their excluded from the American dream.

Plans released Friday show a six-story conical building with a silver spiral and windows that reflect gold. It will be flanked by two six-story buildings that resemble Chinese gateways, which are ancient Chinese fortifications around cities, such as the Forbidden City.

Hannafin, architect and owner of Hannafin Design Associates, said the design



The proposed 250,000-square-foot museum complex includes an exhibit building, offices and archives.

evokes the dream of the fifth century Chinese immigrants — that of a gold mountain promising prosperity. When it turned out to be for them, it is dream denied, or “you can do the laundry but not wash for gold.”

Thrup Hannafin Design senior associate said the glass structure contains a building that spirals up to the peak of the cone. Visitors who climb to the top will be able to look out over the museum and the Snake Valley.

“The structure will convey a hollow feeling — like their dream,” he said. “But the legacy they left behind was the fuel for a prospering capital city.”

The museum experience will begin with a look into the life of a “coolie,” which means bitter labor. Tung, who is

Chinese, said the newly appointed museum director executive director, James Park, will mobilize the fundraising.

Originally planned for Reno along the Truckee River, museum directors decided to look elsewhere for land after they saw the cost, about \$5 million. The museum steering committee — which includes state Sen. Bill Roggio, R-Reno; Gov. Kenny Guinn and Sen. Harry Reid, D-Nev. — decided the museum might be better suited for public land. The committee has the option of seeking a recreation and public purpose lease agreement with the Bureau of Land Management, or acquiring the parcel through a state lease bill. The latter option would be more time

consuming. **Museum, Page A8**

Museum funding could come from overseas

BY BECKY BOSSHART
Special Staff Writer

Ancestry is important to the Chinese, and a museum in Carson City honoring their heritage would be appreciated, said a local Chinese businessman.

Affluent Chinese who are eager to invest in the United States may see this as an opportunity, said Peter Shan, who owns Beijing Palace in South Carson City.

“The Chinese Workers Museum shows a great appreciation for the Chinese people,” he said. “If you are recognizing my ancestors’ work, that’s a great appreciation. And for Chinese investors, it’s a good attraction for them to invest here.”

That’s what the museum’s steering committee would like to see happen. Unveiled Friday, the project directors need to raise more than \$50 million to build two six-story Chinese gateway buildings and a six-story conical glass building that will make up the museum complex. Khon Tung, co-director of the museum, said he is seeking volunteers for the fundraising committee.

The museum will honor the Chinese who worked on the railroad and in other sectors of industry. The project came to Carson City because of high land costs in Reno and also because of the historic connection in the Virginia & Truckee Railroad.

Back in 1869, Chinese workers graded the railroad up to the Comstock Lodge, where they were then replaced because of conflicts with the miners unions, according to historical record. A steam locomotive chugging across the reconstructed V&T 14-mile tourist track should pass by the museum in late 2008.

The V&T depot, which is where tourists will catch the steam engine up to Virginia City, is expected to be located on the road from the museum. Carson City Mayor Mary Tenover said these projects will benefit from one another.

“If you’ve got the Chinese museum and you’ve got the V&T Railway, you surround that with amenities. It has the potential of being something very, very significant to the whole area,” he said.

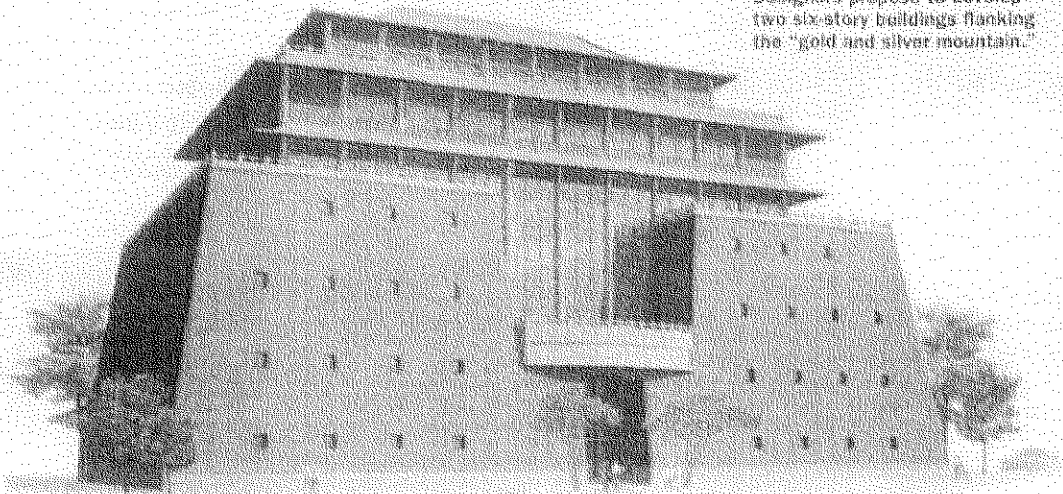
W.D. Lee, a local developer, has proposed a 150-acre retail, office and residential center adjacent to the V&T depot and the museum, off Highway 50 East and Truckee Way.

Carolee Dainoff, Carson City Convention & Visitors Bureau executive director, said Carson City could support such a large development, because the main is coming.

“If they (RTH) do everything that they’re planning to do, I’m sure it’ll be similar to what you find in Las Vegas, maybe bigger,” she said. “If the whole vision comes through, it would be the largest destination resort in Northern Nevada than any other one.”

■ Carson City reporter Becky Boshart at boshart@nevadajournal.com or 702-733-1222.

Designers propose to develop two six-story buildings flanking the “gold and silver mountain.”



MUSEUM

From Page A1

consuming because it would have to be granted through Congress.

The committee would like to put the museum on BLM land north of Brunswick Canyon Road and the Carson River, east of Deer Run Road. The designers propose that Morgan Mill Road extend to the museum.

Tung said artifacts of the early Chinese Americans are found around the country and this museum could be a consolidation place for all of them. It could also be the place for international academic exchange.

"We are looking at not just a museum, but a center for archives and (the preservation of artifacts)," he said. "There are thousands of historic sites from the Cascade Range to the Sierra Nevada, and the governments and universities don't have the ability to catalog them. We want to provide a facility for state, regional and international universities to do that."

One of the gateway buildings would be used for preserving artifacts and archives, and the other for administration and changing exhibits, which Tung said will be the major revenue source. The museum package will draw Chinese Americans who want to get in touch with their heritage, or the Chinese tourist looking for familiarity in a foreign country, he said.

"If everything goes the way we would like it to go, we'll be open in four to five years," Hannafin said. "We may be a year behind the V&T."

The \$40 million V&T Railway is expected to carry tourists between Virginia City and Carson City by 2010. It's funded by private and public monies, including an eight-cent sales tax increase starting next month in Carson City. A state commission is in charge of the reconstruction and has so far completed 1.9 miles of track in Gold Hill.

"Once it's pretty clear that the railroad and museum are moving forward, then this would impel the development of the Hettrick property," Hannafin said. "You will be able to define the tangible value of the residential, hotel and retail development."

DESTINATION NEVADA AT CARSON CITY

The Destination Nevada development off Highway 50 East and Onko Way is planned to be slightly longer than Victorian Square in Sparks. A casino resort is a planned anchor and the circular center piece is a retail/office structure that is 1,500 feet in diameter and has underground parking, according

to conceptual plans released Friday by Hannafin Design, which is the architect for the developer.

"It's going to bring a lot of visitors to town who are going to stay," Hannafin said. "Right now they are not staying. You're going to find that this is a destination, which is why it's named that."

Andy Hettrick, RIDL Ltd. project manager for Destination Nevada, said the company expects to close escrow Oct. 9. The Carson City developer is purchasing eight parcels, totaling about 118 acres, from John Serpa.

The vacant lots have no improvements and together have an assessed value of about \$6,200, according to city records.

The Hettrick family owns 33 acres, broken into six parcels, between the highway and Astro Drive. Together, this land will make Destination Nevada.

Developed at \$250-\$300 a square foot, the project could cost up to \$900 million.

"It's a multi-use lifestyle destination center," Hettrick said Friday. "It's a place where a tourist or resident (the project proposes condo towers) can possibly work and play in the same location. You can get groceries, get dinner, go catch the (V&T) train, go to the museum, or go see a movie."

The proposal sounds like a Stations Casino development at Green Valley Ranch, in Henderson, but Hettrick said what RIDL builds will match Carson City.

"It's a significant development for Carson City," he said. "The train is happening, there is a significant number of people committed to the train. There is a good mixture of people behind the museum. We're committed to seeing this out."

"If we can pull this off, this will be something Northern Nevada can brag about."

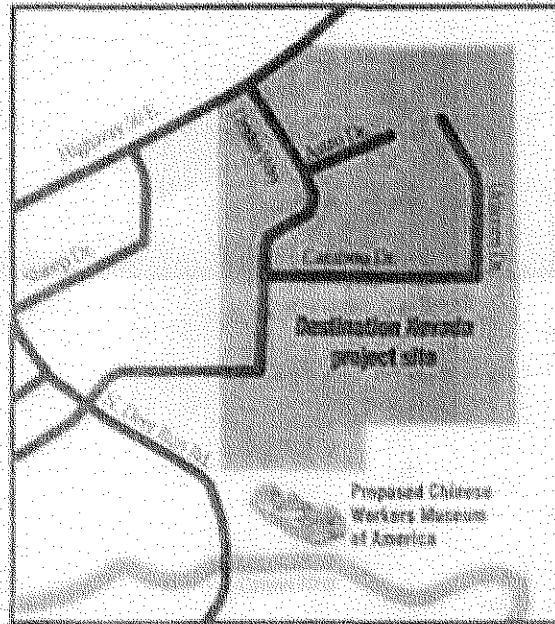
He's been talking to other developers for about a year, but will not drop names, and so far isn't disclosing any commitments. RIDL could build out all 150 acres itself, partner with other developers, or sell the land in pieces.

"Our goal is not to walk away from it," he said. "We'd like to stay involved and see it through to the vision our family shares."

Hettrick, 28, is managing the project with his father, state Assemblyman Lynn Hettrick, R-Cardonville. Hettrick said he and his father are "very committed" to this project which is expected to build out over 10 years.

For information, contact Hettrick at 720-1995.

■ Contact reporter Becky Buschhart at bbuschhart@newspappan.com or 501-1212.



內州將建美國華工博物館

華裔設計師全汗主導設計 展示華裔先民艱辛及飽受歧視歷史 位於州府卡森市附近



內州華達州卡森市華工博物館主導人全汗

【本報記者江寶慧綜合報導】內華達州首府卡森市(Carson City)將建立美國華工博物館(Museum of Chinese Workers in America)，估計耗資百十萬元，預計四年內即可完工，由華裔設計師全汗(Alan Han)主導設計。

全汗接受本報專訪時表示，此博物館計畫領導人包括內州華工生薑(胡爾雷德(Harry Reid))、內華達州州長士因(Kenny Guinn)、州

參議會共和黨領袖拉古歐(Bill Raggio)等，預計4月份將選出董事，博物館預計將耗時18至30個月興建，坐落於卡森市以東、50號公路附近的公用土地。目前市長已同意透過市政府向聯邦政府申請承租，預計六至九個月可以完成草擬手續。初期將向僑界、僑團、業界籌措資金，例如礦業、鐵路產業等。

全汗表示，由於早期先民多來自廣東，所以博物館設計，希望讓參觀者彷彿

置身中國南方廣州、從停車場下來就先不到16畝大的中國花園，經過大帝國城牆，進入早期華工的生活。

他指出，中央六層樓高的圓錐建築物，外觀底層金色，上層銀色，象徵金山銀山，先民遠渡重洋來美淘金，淘金不成轉進內華達採銀礦。玻璃中空設計則意味異國淘金夢碎。

他表示，博物館一棟大廳將列員人大小雕像，將早期華工生活真實重現，包括當時的衣著、食物、幹活兒的

工具、生活家當。民衆也可拿起一段鐵軌，或當初使用的工具，感受實際重量，了解先民興建鐵路的艱苦及移民生活的辛酸。

接著進入1890年代，美國各界漸漸繁榮，卻實施排華法案，故展出重點為排華法案相關文件，進入1900年代，則展出華人在美國發展一路至今的生活紀錄。最高層遊覽台可遠望內華達州政府，象徵華工先民血汗，奠定今日內華達的基礎，先民迎者已矣，對美國的貢獻卻

紀念鐵路華工 內州蓋博物館

斥資5000萬元 建在首府卡森 預計5年完工 舊鐵路也開放

【美聯社內華達州卡森市十二日電】內華達州首府卡森市(Carson City)的一個團體擬耗資五千萬元，修建一座「美國華工博物館」(Chinese Workers Museum of America)，以紀念19世紀在美國西部修築鐵路的艱苦華工，保存美國建國初期的華人文物，吸引遊客和學者。

該計畫的共同主任韓納芬(Hannan)與羅汗(Khan Tang，譯音)接受內華達州報紙Appeal訪問時表示，他們希望「美國華工博物館」能吸引大批遊客和學者來訪。卡森市位於加州與內華達州交界，距舊金山約180哩。

該計畫準備修建一座25萬平方呎的建築物，中央為一個圓錐形金色的穹頂建築物，兩側分別建造類似中國古代城門的木層建築物。其中一些將用來保存文物。另一般用來舉辦展覽。參觀者可以站在中央建築物的頂部，欣賞周圍的薩谷(Paget Valley)。

韓納芬表示，中央圓錐形建築象徵著當年華人移民的金山發財夢，但這個夢想在這裏打破滅了。羅汗說：「建築的結構表達了一種中空的感覺，就像他們的夢想崩潰。」韓納芬是卡森市工務設計公司

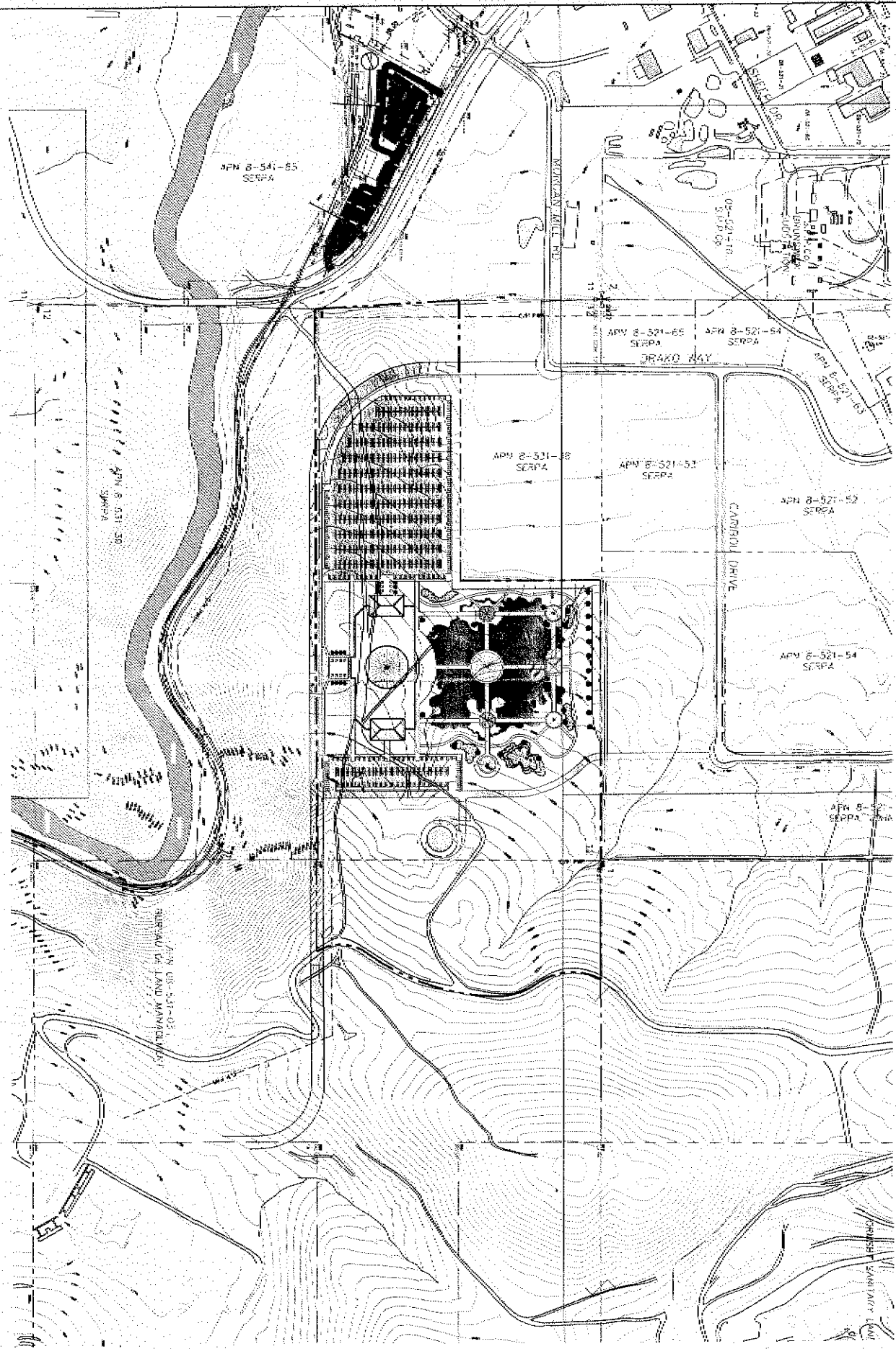
的主任(Hannan Design Associates)老闆，羅汗是該公司資深股東。他們希望指導委員會能募得大批私人捐款，在四、五年之內建成這座博物館。

該計畫的指導委員會成員包括國會議員主席羅翰(羅翰(Harry Reid)、內華達州長圭因(Kenny Guinn)、該州參議會共和黨領袖拉吉歐(Bill Raggio)等。

該計畫的組織者表示，這座博物館將特別紀念1869年協助修建了維吉尼亞與特拉華鐵路(Virginia & Truckee Railroad)從雷諾至維吉尼亞市路段的華人勞工。該州還計畫於2012年對外開放從維吉尼亞市至卡森市的舊鐵路，以吸引遊客來訪。華工博物館計畫建在卡森市以東、美國50號公路附近的公用土地上。

州橋樑管理員羅查(Guy Roche)表示，當時華工獲准修建經過卡森市和里昂縣(Lyon County)的路段，但是工程接近庫斯達克(Counstuck)便被解雇，因為當地礦工工會視華工為威脅，擔心他們修建鐵路後，便會設法取得礦工的工作，影響工會工人。官員指出，此次重新重視以往華工的貢獻，是為了培養與中國政府的關係。內華達州已在北京設觀光辦事處。

PROPOSED SITE PLAN
SHEET 1A-01



NO.	DESCRIPTION
1	EXISTING BUILDING
2	PROPOSED BUILDING
3	PROPOSED PARKING
4	PROPOSED LANDSCAPE
5	PROPOSED DRIVEWAY
6	PROPOSED UTILITY
7	PROPOSED FENCE
8	PROPOSED SIGNAGE
9	PROPOSED LIGHTING
10	PROPOSED TREES
11	PROPOSED SHRUBS
12	PROPOSED GRASS
13	PROPOSED PAVEMENT
14	PROPOSED CURB
15	PROPOSED DRIVE
16	PROPOSED SIDEWALK
17	PROPOSED BIKEWAY
18	PROPOSED TRAIL
19	PROPOSED PATH
20	PROPOSED STAIR
21	PROPOSED RAMP
22	PROPOSED ELEVATION
23	PROPOSED FINISH
24	PROPOSED MATERIAL
25	PROPOSED COLOR
26	PROPOSED TEXTURE
27	PROPOSED PATTERN
28	PROPOSED SYMBOL
29	PROPOSED MARKER
30	PROPOSED REFERENCE

CHINESE WORKERS MUSEUM



HANNAFIN DESIGN
ASSOCIATES