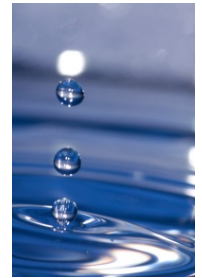


**Notice of Committee Meeting and Agenda**

**Thursday, January 18, 2018 at 9 am**

**TMWA Conference Rooms  
1355 Capital Blvd, Reno, NV**



- Members**  
 Bob LaRiviere, Chair  
 Tray Abney, Vice Chair  
 Dave Aiazzi  
 Jay Aldean  
 Andrew Diss  
 Matthew Duplantis  
 Tyson Falk  
 Marge Frandsen  
 Mike Kazmierski  
 Dick Mills  
 Julia Ratti  
 George Robison  
 Dean Schultz  
 Scott Smith  
 Mike Sprinkle  
 Rod Young

	Name	Representing		Name	Representing
1.	Jay Aldean	TRFMA	9.	Rod Young	NV AFL-CIO
2.	Julia Ratti	State Senate	10.	George Robison	Governor Sandoval
3.	Mike Sprinkle	State Assembly	11.	Mike Kazmierski	EDAWN
4.	Marge Frandsen	NV Assoc. of Realtors	12.	Andrew Diss	NGRA
5.	Tyson Falk	Retail Assoc. of NV	13.	Tray Abney	Chamber of Commerce
6.	Scott Smith	Washoe County	14.	Bob LaRiviere	BANN
7.	Dave Aiazzi	City of Reno	15.	Dean Schultz	RTAA
8.	Dick Mills	City of Sparks	16.	Matthew Duplantis	NAIOP

**Pursuant to NRS 241.020, this notice has been posted at the following locations:**

Washoe County Administration, 1001 East Ninth Street, Reno, Nevada  
 Sparks City Hall, City Clerk, 431 Prater Way, Sparks, Nevada  
 Reno City Hall, City Clerk, One East First Street, Reno, Nevada  
 TRFMA Office, 9635 Gateway Drive, Ste A, Reno, Nevada and Website: <http://trfma.org/events/>  
 Nevada Public Notice Website: <https://notice.nv.gov>

**Possible Changes to Agenda Order and Timing:** Discussion may be delayed on any item on this agenda and items on this agenda may be taken out of order, combined with other items and discussed or voted on as a block, removed from the agenda, moved to the agenda of another later meeting, or moved to or from the consent section. Items designated for a specified time will not be heard before that time, but may be delayed beyond the specified time.

**Supporting Documents:** Persons wanting a copy of any supporting materials may contact Laura Bayer at 775-850-7477 or obtain at TRFMA’s offices at 9635 Gateway Drive, Suite A, Reno, NV or on the website at: <http://trfma.org/events/>

**Public Comment; Disruption of Meeting:** During the “Public Comment” periods listed below, anyone may speak pertaining to any matter that is not on the agenda. Additionally, during agenda items, public comment will be heard on that particular item after it is opened and before any action is taken. In either event, each speaker must fill out a “Request to Speak” form and/or submit comments for the record to the recording secretary. Public comment and comment on any agenda item is limited to three minutes per person unless extended by questions or action of the Board. Comments are to be directed to the Board as a whole and not to one individual. The presiding officer may (with or without advance warning) order the removal of a person whose conduct willfully disrupts the meeting to the extent that its orderly conduct is made impractical.

**Special Accommodations:** The meeting facility is accessible to the disabled; if special accommodations are required for the meeting, call Laura Bayer at 775-850-7477 at least 48 hours before the meeting.

1. **Call to Order**
  - A. Roll Call and Establishment of Quorum
  - B. **Public Comment** - During this comment period, any person is invited to speak on any topic that is not listed on this agenda. Each speaker must fill out a Request to Speak card and must limit comments to three minutes. Action may not be taken on any matter raised during this public comment period until the matter is specifically listed on a future agenda. Those who wish to comment on an item that has been listed on this agenda may comment when that item has been opened for consideration by the Board and before action is taken.
  - C. Approval of Agenda for January 18, 2018 (*For Possible Action*)
  - D. Approval of Draft Minutes of December 7, 2017 and December 21, 2017 Meetings (*For Possible Action*)
2. **Report and discussion on the results of public polling taken by TRFMA staff. Possible action to provide direction to staff.** (*For Possible Action*) By Jay Aldean, TRFMA Executive Director
3. **Report and discussion of the potential for a second Direct Benefit Area (DBA) comprised of properties that are affected by transportation restrictions or loss of business during a flood event but that are not in the current DBA, including analysis of the economic benefits associated with such a Direct Benefit Area. Possible action to define the characteristics of such a DBA, establish rates or ranges of rates for such a DBA, set a rate or range of rates as assumptions for further analysis or study, or provide direction to staff.** (*For Possible Action*) By Jay Aldean, TRFMA Executive Director and Todd Chase, FCS
4. **Report and discussion on the estimated cost and cash flow requirements for the design and construction of the Truckee River Flood Protection Project assuming: options to either include or exclude downtown City of Reno project elements, a Direct Benefit Area #1 (property damage avoidance) rate of \$8 per thousand square feet of developed space, a new Direct Benefit Area #2 (business damage avoidance) rate of \$5 per thousand square feet of developed space, and/or one or more optional countywide taxes. Possible action to establish the estimated cost and cash flow requirements to design and construct the Truckee River Flood Protection Project as the basis for recommending one or more Direct Benefit Area Fees, and/or a countywide tax increase to be presented as a question for voter consideration on the November 2018 ballot. Possible action to establish new assumptions such as the exclusion or inclusion of additional project elements, for further analysis. Possible action to provide direction to staff.** (*For Possible Action*) By John Sherman, Fiscal Solutions, LLC
5. **Report and discussion on the estimated cost and cash flow requirements to construct the Truckee River Flood Protection project assuming: a new countywide tax revenue source is not recommended or approved, a Direct Benefit Area #1 (property damage avoidance) with a rate of \$8 per thousand square feet of developed space, and a Direct Benefit Area #2 (business damage avoidance) rate of \$5 per thousand square feet of developed space. Report and discussion on what changes might need to be made to the elements included as part of the Truckee River Flood Control Project or to the timing of the construction of that project if funding is limited to those sources. Possible action to establish the estimated cost and cash flow requirements to construct the Truckee River Flood Protection Project without a countywide tax increase to be presented as a question for**

**voter consideration on the November 2018 ballot. Possible action to recommend that the Truckee River Flood Protection Project be developed without presenting a tax increase question for voter consideration on the November 2018 ballot. (For Possible Action) By John Sherman, Fiscal Solutions, LLC**

- 6. Discussion regarding possible new tax revenue sources for the design and construction of the Truckee River Flood Protection Project, including but not limited to Property Tax, Government Services Tax, Real Property Transfer Tax, and Room Tax. Discussion regarding estimated revenue generated at different hypothetical tax rates, and the financial impacts to taxpayers under hypothetical scenarios. Possible action to eliminate certain tax revenue sources from future consideration for the funding of the Truckee River Flood Protection Project, identify certain tax revenue sources for further analysis, establish the amount of tax revenue to be raised to fund the Truckee River Flood Protection Project, identify the tax revenue sources that will be presented to Washoe County voters for consideration together with the rates of those taxes, or to give direction to staff. (For Possible Action) By Jay Aldean, TRFMA Executive Director**
- 7. Committee Member Comments, Requests, and Future Agenda Items**
- 8. Public Comment** - During this comment period, any person is invited to speak on any topic that is not listed as an action item on this agenda. Each speaker must fill out a Request to Speak card and must limit comments to three minutes. Action may not be taken on any matter raised during this public comment period until the matter is specifically listed on a future agenda.
- 9. Adjournment (For Possible Action)**