

**MINUTES OF
SPECIAL JOINT MEETING OF
THE NORTH LAS VEGAS CITY COUNCIL AND
PARKS AND RECREATION ADVISORY BOARD**

November 12, 2002

CALL TO ORDER: 5:45 P.M.
North Las Vegas Library Community Room, 2300 Civic Center
Drive, North Las Vegas, Nevada

ROLL CALL **COUNCIL PRESENT:**

Mayor Michael L. Montandon
Mayor Pro Tempore Robinson
Councilwoman Stephanie S. Smith
Councilman Shari Buck
Councilman Robert Eliason

PARKS AND RECREATION BOARD MEMBERS PRESENT:

Chairman Marlene Palmatary
Board Member Steven Brown
Board Member Will Collins
Board Member Meril Davis
Board Member Sherri L. Fuller
Board Member Brent Leavitt
Board Member David G. Pfiffner

STAFF PRESENT:

City Manager Kurt Fritsch
Assistant City Manager Gregory Rose
Assistant City Manager Dan Tarwater
City Attorney Sean McGowan
Assistant City Clerk Karen L. Storms
Public Works Director Jim Bell
Acting Parks & Recreation Director Jim Stritchko
Senior Planner Misty Haehn
Assistant to the City Manager Brenda Johnson
Deputy City Clerk JoAnn Lawrence

VERIFICATION: Karen L. Storms, CMC, Assistant City Clerk

BUSINESS:

1. **DISCUSSION REGARDING THE UPCOMING FISCAL YEAR BUDGETARY PROCESS AND CONSIDERATION FOR THE PARKS AND RECREATION DEPARTMENT.**
2. **DISCUSSION AND/OR ACTION REVIEWING THE ROLES, DUTIES, AND RELATIONSHIP OF THE CITY COUNCIL, PARKS AND RECREATION ADVISORY BOARD, AND CITY STAFF.**
3. **DISCUSSION AND/OR ACTION REGARDING THE NEED FOR ANNUAL MEETINGS BETWEEN THE CITY COUNCIL AND THE PARKS AND RECREATION ADVISORY BOARD.**

City Manager Kurt Fritsch stated this was the Parks and Recreation Advisory Board Agenda and he was present to answer questions.

Assistant City Manager Gregory Rose stated when Council put together their objectives, goals, and priorities, they indicated there should be at least one annual meeting with the Parks and Recreation Advisory Board prior to the beginning of the budget process. This would give the board an idea as to what items, if any, Council wanted considered in the budget.

Board Member Meril Davis stated she would like to see more recreation centers in North Las Vegas. Councilwoman Smith agreed. Mayor Montandon added he would like to see a design similar to Silver Mesa. Board Member Davis added the City serviced too many children to not have another recreation center somewhere in the northern portion where the houses were being constructed. She suggested the area of Ann Road would be an appropriate location.

Board Member Steven Brown asked for a better understanding of the budget process. Mayor Montandon responded there was very little opportunity to expand current revenue received by the City. Discussions generally revolved around how to distribute the existing funds to meet the Council's priorities. He added the general trend was focused more toward capital type projects such as street maintenance, Public Works, and Parks and Recreation projects. Mayor Montandon explained many years ago, the City of Henderson had issued a park bond and had capitalized on that success. The City was able to impose a tax that raised money as part of property taxes. With the current political atmosphere, virtually every new bond issue the City of Henderson proposed for parks and libraries had been voted down in the past few years. In light of this, the City of North Las Vegas would

need to look for other revenue sources. Mayor Montandon mentioned the Recreation Center had been built primarily by a gift from the County. He added Seastrand Park was built primarily as part of a Development Agreement with Pardee and the new parks that would be built in Aliante would be part of a Development Agreement as well. Without those development agreements the primary source of revenue for building new park facilities was residential construction tax. With the cap at \$1,000 per home, there was not enough money to build as many parks as the City needed. A large portion of the residential construction tax, over the recent years, had been used to purchase land. There were some parcels of land in the City's inventory but there was no funding to develop the land into parks. Mayor Montandon summarized by stating virtually all of the Parks and Recreation budget was used for maintaining the existing parks. Any new facilities would have to be a result of a joint venture partnership or some other creative means of partnering with a developer. He added some residents wanted all parks to be programmable turf and others wanted more recreation centers. As a result, Seastrand Park was built as a programmable turf park and Silver Mesa was built as a recreation center to satisfy both needs. Mayor Montandon stated the next major project would probably be a programmable turf park before another recreation center was considered. He pointed out in Planned Unit Development (PUD) zoning the City was requiring more amenities in exchange for higher densities. That would be the City's greatest opportunity to acquire recreational facilities.

City Manager Fritsch added one of the issues that had hurt North Las Vegas was getting to the \$1,000 residential construction tax cap per home because many of the homes were less than approximately the 2300 square feet it took to reach the cap. City Manager Fritsch pointed out the budget he presented to the City Council was based upon what he believed Council's objectives were throughout the year. Most funding went to just meeting current needs. The residential construction tax was generally enough to build some acreage of parks, but what staff was finding was it was not enough to build the larger parks that the City was in need of. With regard to Silver Mesa Recreation Center, the County funded approximately 30 percent, or \$3,000,000 and the City funded approximately \$7,000,000. A bond was let out for more than \$3 million, and that particular bond helped cover the City's 30%. Money was also used from the General Fund. City Manager Fritsch pointed out another source available to the City was the voter approved tax override to be used for street maintenance that was then reallocated to be used for both fire and parks. It was the City's intention to buy some of the bigger ticket items over the next twenty years with those funds alternating between the City's need for fire safety and for parks. This year, the City would use approximately \$1.2 million of those funds to complete Station 55. Staff would then be looking at parks or a similar project but the City Manager pointed out the structural problems at Station 53 could cost approximately \$2 million to repair. He advised Council to consider using that fund rather than taking new general fund monies and building a new fire station because it would eliminate funds from all other departments. He recommended Council consider a proposal from the Governor's Tax Committee to take a portion of funds out of the City's bond cap. If that were to happen, he felt it was time for North Las Vegas to consider a bond issue for large parks, recreation, and other similar facilities. He felt

Council's vision was to spread the recreational facilities throughout the City and added those types of facilities would be built with large sums of money, not the amounts the City received from the bond override and the residential construction tax. He felt it was necessary for the community to pass a bond issue for those types of facilities.

Parks and Recreation Board Member Will Collins asked if the City Manager's projection for the coming year was \$51 Million for parks and recreation. City Manager Fritsch stated that was correct. Assistant City Manager Rose pointed out that was over a five year period. He noted the City was currently working with Poggemeyer Design Group to update the Comprehensive Plan for parks. He believed the amount would change once the City received the update of the Comprehensive Plan. Two issues would be explored; teen centers senior centers and where they should be located if the City could find the funding to finance them. City Manager Fritsch added there was still funding to be identified in the Capital Improvement Plan. It was not a guarantee there would be \$51 million to spend on parks nor was it a guarantee there would be funds for other departments.

Parks and Recreation Chairman Marlene Palmatary asked if there was a target date for breaking the ground for the Fire Station at Ann and Allen. City Manager Fritsch responded the shell was almost complete. Once the City received the shell from the contractor, in the next four to six weeks, the project would be finished with the \$1.2 million set aside for that purpose some time early next year. He added Station 56, which would be in the North Valley project, would be built for the City by the developer. Much of the burden from the Fire Department had been taken off the General Fund budget by the donations the City had received from the private sector. That was freeing up money for parks and other funds but, the City did not have the large amounts of money unless a bond issue was approved at some point in the future.

Mayor Montandon stated the Aliante project was a very large project, and out of that Development Agreement, the City received approximately \$7.5 million for parks in addition to the fire station the City received for approximately \$2.5 million. The City attempted to get similar amenities with smaller projects as well. He pointed out there was a new KB Homes project, in the neighborhood of Pecos Road and Centennial Parkway, and out of that project which was approximately 140 acres, the City would receive a fire station site and a substantial park. City Manager Fritsch added the City would be getting some money for equipment as well.

Board Member Steven Brown asked if the golf course constructed in Aliante was considered a municipal course, did that count as a park area.

Mayor Montandon explained under the Bureau of Land Management's (BLM) definition, there had to be 428 acres of public use space which included street rights-of-way to parks, and school sites. The golf course was included in that calculation but the City did not

calculate that in as a programmable turf type public park. Because it was a municipal course, City residents would get discounted fees as the City's part of the donation to that project.

Councilman Buck added the City would be asking the BLM for some land to be set aside further north in the 7500 acres area. City Manager Fritsch added the City would be selecting future sites and although the City currently did not have the money to develop those parks, setting aside that land now could mean regional parks in good locations throughout the City at a later date.

Mayor Montandon asked if the Poggemeyer Group study would be looking at that issue as well. Assistant City Manager Rose stated they would as well as a comprehensive look at all parks throughout the City including future recreation facilities and where they might be located.

Mayor Montandon stated the City had been working with the BLM on a different level than the other entities in the Valley to acquire land for parks. Clark County, Las Vegas and Henderson blocked out pieces of BLM land and acquired them for parks. The City included the land in the acquisition and then after the sale, negotiated a specific amount of space for park development. That was how the Aliante project came to be. The City had an agreement before the sale took place and once the BLM sold that piece of land, the developer was required to set aside 428 acres for public purposes. The City also had the ability to take parcels out in advance of sales and acquire them from the BLM. He suggested the Parks and Recreation Board work with Staff and the Poggemeyer Group about where they thought those pieces should be placed.

Parks and Recreation Board Member Dave Pfiffner asked if the City partnered with a Federal agency could the City acquire some of that money. City Manager Fritsch stated the funds were not divided that way. He explained the School District received five percent, and the Water Authority received ten percent. The remaining 85 percent went to the Federal Government who then disbursed it. Generally, all the local governments received a portion of those funds, especially those in Southern Nevada. It was not just the City of North Las Vegas who benefitted from a partnership with the federal government. City Manager Fritsch added the City used the funds for planning. Staff was assembling requests for trail heads and the construction of those trails. He pointed out the Federal government also used that money to aid in projects at Lake Mead.

Board Member Pfiffner asked if Question One that was recently passed was the money that State Lands would distribute, and if so, could that money be available to the City. City Manager Fritsch responded that money would be used for the wetlands project. Board Member Pfiffner stated it was his understanding there was some wetlands money that would be going to Clark County, but there was also funds to be distributed back to the cities

or the counties. Mayor Montandon pointed out Board Member Pfiffner was speaking of a project similar to the Land Water Conservation Fund. City Manager Fritsch stated it was more likely the money would be spent on State projects.

Mayor Montandon added the State was looking at the fact that the Federal money was referred to as special fund money. He pointed out 85 percent of all the monies taken in were from land sales in Clark County. That money went into the special fund and the money was then divided up into three portions; one portion for the acquisition of sensitive lands, one portion for parks, trails and open spaces and one portion for multi-species habitat conservation plan and administrative expenses. There was an approval process that was referred to as rounds and in each round a certain number of projects were approved for spending money for parks, trails, and open spaces. In the first round, approximately \$40 million was approved. Planner Misty Haehn stated only \$8 million was approved in the first round. Mayor Montandon stated they were currently in the third round. The first round was \$8 million, the second round was \$40 million. He further explained all of the cities and counties submitted projects for the BLM to consider. The City submitted a project as part of a Valley-wide trail system that used existing flood control channels to build trail heads and trails that would lead all the way from Mt. Charleston to Lake Mead. The City received funding in the first round for that project. There had always been an unwritten rule of reasonableness with regard to the funding. There would be no dissension if every entity submitted reasonable requests for parks and recreational uses. Mayor Montandon commented each entity had asked for more each time and the requested amounts were growing exponentially. In his opinion, there was a very good chance the BLM would skip the round and state if the entities could not be reasonable, there would be no more money until the BLM could catch up with all requests submitted. Ms. Haehn believed the City would be requesting approximately \$7 million in the upcoming round. Mayor Montandon pointed out Clark County had submitted a request for \$26 million for the wetlands project alone. He felt the Parks and Recreation Board should be aware of the trails plan because it did have a valid funding source. He added the Board should be aware of every project the City had an identified funding source for.

Board Member Brown asked for Council's opinion on the skateboard and bicycle parks that had been constructed throughout the valley. He asked if the City would be constructing some as well. Councilman Buck responded the police were not in favor of them because they created problems. She felt the Police Department wanted to go in other directions for recreational parks. If the City had funding for a park, she did not feel the first choice would be a skateboard park. Councilwoman Smith felt they presented a liability issue as well. Mayor Montandon felt a recreation center would be a more appropriate expenditure.

City Manager Fritsch added from Staff's stand point, it was something he and the previous Development Services Director had discussed a number of times but the liability issues were too great to seriously consider a skateboard park as a option. Councilwoman Smith

suggested fliers to distributed notifying residents where skateboard parks were in the valley.

Parks and Recreation Board Member Sherri Fuller was glad the Board would be included when some of the decisions would be made concerning land or where to put parks and how much acreage to use for the parks. There had been instances in the past when that did not happen. City Manager Fritsch stated he could not guarantee there would always be an opportunity for input from the Board but it was the intent of Staff to inform the Board of all decisions. He felt the Board would have some input into the Master Plan that was being prepared.

Acting Parks and Recreation Director Jim Stritchko added the particular instance Ms. Fuller was speaking of was an isolated issue because that was the North Valley Agreement and at that time the developers were negotiating with the City and working the Development Agreement. It was very difficult to disseminate information at that level. He added the other PUD agreements and Development Agreements would be shared with the Board.

Chairman Marlene Palmatary asked if there were funds to develop the land purchased at Gilmore and Clayton Streets. City Manager Fritsch responded he did not believe the City currently had enough to develop the property. He added the City needed to let that resource build up over the next year so more homes could be added and that reserve could be evaluated. Currently, it was costing the City between \$200,000 and \$250,000 an acre to develop park land. Because the City had to pay prevailing wage, it was often to the City's advantage to require developers to construct parks and deed them over to the City after the parks were constructed. Developers could generally negotiate better rates and build parks for less cost. Mayor Montandon added for the same dollars the City could get approximately 30 percent more park in a negotiated agreement with a private developer. He asked if there were parks in the City's inventory that were currently being developed. City Manager Fritsch responded there were. Mayor Montandon recalled one in the vicinity of the pig farm and one at Gilmore and Clayton Streets.

Board Member Brown questioned if the pig farm was in Clark County or the City of North Las Vegas. City Manager Fritsch responded it was in Clark County. Board Member Brown then asked if the pig farm would be leaving its present location. Councilman Buck stated they would not be leaving in the foreseeable future.

Board Member Brown then requested an update on the Craig Ranch Golf Course. Mayor Montandon responded the current owners of the golf course had been presented with a number of offers to sell. He saw the golf course as an asset to the City as a park and began asking if other members of Council would be interested in researching the idea. He felt as park open space, it would be probably one of the finest park resources in the State that several thousand people could enjoy. Because the City could not afford such an undertaking alone, it was thought the Federal Government could assist with the City's

efforts. City Manager Fritsch added there was a parcel northwest of Aliante, about six hundred acres that did not belong to the developers. The owners of Craig Ranch Golf Course wanted to trade the current site for the acreage northwest of Aliante. Aliante was concerned about having someone on their front doorstep.

Chairman Palmatary stated she would like to see some more decorations at the Bruce Street Recreation Center Bruce for Christmas and asked if there was a budget for that purpose. Mayor Montandon responded there were volunteers who would be willing to decorate.

Board Member Brent Leavitt asked if there was funding for the Detention Basin Park in the vicinity of Washburn Road and Camino El Norte. Mayor Montandon responded the detention basin had been built around a design that had been used before in other locations for a soccer park. The main portion of the channel would traverse the center, one tier up would be a second level and would be graded and a third level could be designed as a parking lot with restroom facilities. He added the area could potentially be flooded in a hundred year flood. Acting Parks and Recreation Director Jim Stritchko responded the majority of storms would not impact the play areas. Twenty-five year storms would be totally contained in the channel. It was believed the more protected area could be staged for children's play areas and a major storm would see the water advance but it would not engulf the entire project. Mayor Montandon added currently, the space was just dirt. Park space would have to be built from the residential construction tax fund, the general fund, a bond issue or a developer agreement. Council had tried for some time to work out a development agreement. City Manager Fritsch added Misty Haehn, Development Services, was working on a trail system that would provide access to that detention basin. It was a possibility the trail head program could help fund the parking. He stated he and Assistant City Manager Rose had spoken with a representative from the Conservation District about installing another desert landscaping project with the City and it was his thought that a perimeter landscaping project with a separate trail would be appropriate. Grant funding was a possibility because of reduced water usage.

Public Works Director Jim Bell added the Regional Transportation Commission would fund the road improvements the park would otherwise have to build because it was a detention basin. He added Council directed staff to expand the acquisition of property to include trail locations along the lower Las Vegas Wash Western Tributary System.

With regard to Agenda Item No. 3, Chairman Palmatary felt it was a good idea for the Council and Advisory Board to hold joint meetings. Board Member Pfiffner added he learned about funding and which direction the City was going at this meeting. For instance, he now knew the Council was against skate board parks. Mayor Montandon expressed is dismay at the lack of protective gear the users of skateboard parks used.

Ann Gainey-Sanders spoke on behalf of the Marty Barrett Little League. She stated there were three ballfields used by the League: Hartke Park, Petitti Park and Alexander Villas. There had been some problems with Hartke Park and Petitti Park due to the fact that it was an open baseball field and the people playing soccer had to be stopped in order to start the ball games. Ms. Ann Gainey-Sanders also pointed out the Board had noticed when the teams were playing on the weekends, the Cheyenne Complex field was hardly used. She asked if the league could play there during the spring season when those fields were not occupied. She also stated her concerns regarding the condition of both Hartke Park and Petitti Park fields. There was broken glass, the fields were not up to par, and there were pits in the grass. Volunteers and Board members filled in some of the pitching mounds and they had helped out at Petitti Park as well. She asked if Council or the Advisory Board could help with the park conditions or in scheduling the play areas so more parents could attend all games. Acting Director Stritchko responded with regard to Cheyenne Park, two or three times a year, a field allocation meeting was held with all the organizations in the valley. Allocation of fields was a matter of working with the sports office. If the fields were not being used, they were open to any association or public use.

Ms. Gainey-Sanders then asked if it would be possible to hold one or more of the annual All Star Tournaments in North Las Vegas. Mayor Montandon suggested Ms. Gainey-Sanders attend the field allocation meeting. Acting Director Stritchko stated those types of requests could be accommodated but was unsure about playing out of districts. Mayor Montandon pointed out it was a matter of fairly dividing existing facilities for the benefit of all who desired to use them.

Councilman Eliason felt whoever rented the southeast corner of the Hartke Park field should also supply restroom facilities.

Jim Koury, 1132 Crescent Moon Drive, North Las Vegas, stated his understanding of the conversation was the amount of money available for parks and recreation was only enough to operate those facilities. With regard to development, that came from the cost of adding houses to the infrastructure. He questioned the purpose of the meeting when there was no additional funding to be allocated to add facilities. Mayor Montandon responded it was an opportunity to meet and communicate ideas. Mayor Pro Tempore Robinson added the purpose of communicating was to identify new avenues of funding. He suggested if Mr. Koury had any ideas about future projects, this meeting was his opportunity to voice them. Mr. Koury felt a supervised skate board park would be of benefit to the children of the City. An admission could be charged and proper safety attire could be required. He felt if children were going to skate board anywhere, a supervised facility would be a far better alternative. He also suggested a covered pool could be used by many residents of the City as there was a demand for year round pool facilities. Mayor Montandon responded the Council had a responsibility to weigh the priorities and to focus on the higher ones. Mr Koury pointed out some ideas that had been dismissed may be possible using methods to mitigate and manage the risk.

Councilwoman Smith added to fund, build and staff a skateboard park would be financially unfeasible. Mayor Montandon added the City could not be expected to build high risk, high mitigation cost facilities for very few users. Mr. Koury felt there was no support for the idea. Mayor Montandon responded it was lower on the priority list than other recreational facilities. The City would rather have recreation centers, programmable turf, baseball parks, and soccer parks, which were higher on the priority list than a skate park.

Councilwoman Smith felt the City had accomplished much in the past few years. She stated while the City had focused on issues concerning police and fire, parks and recreation were addressed as well. Councilman Eliason commented there was a global issue to be addressed as elected officials including the Fire Department, the Police Department, the City Staff. Mayor Pro Tempore Robinson requested Staff research the feasibility of a skateboard park but also felt Council had a global responsibility to keep in mind all of the City's responsibilities.

PUBLIC FORUM

There were no participants.

ADJOURNMENT

ACTION: THE MEETING ADJOURNED AT 7:07 P.M.

MOTION: Mayor Pro Tempore Robinson

SECOND: Councilwoman Smith

AYES: Mayor Montandon, Mayor Pro Tempore Robinson, Council Members Smith, Buck, and Eliason

NAYS: None

ABSTAIN: None

APPROVED: January 2, 2003

/s/ Michael L. Montandon
MAYOR MICHAEL L. MONTANDON

Attest:

/s/ Eileen M. Sevigny
Eileen M. Sevigny, CMC, City Clerk