



C I T Y O F
RENO
Memorandum

DATE: July 17, 2026

TO: Mayor and City Council

THROUGH: Jackie Bryant, City Manager

FROM: Tyler Shaw, Agenda Manager

DEPT: Council and Executive Operations

SUBJECT: 7/29/2026 Reno City Council and Redevelopment Agency Board Meetings
Draft Agenda Memo

This memo is intended to provide an overview of the anticipated agenda for the Reno City Council and Redevelopment Agency Board Meetings on Wednesday, July 29, 2026. This is a draft, and agenda items may be revised or removed prior to posting. Additional items not listed in this draft may also appear on the final agenda. The final agenda will be physically posted in compliance with Nevada Revised Statutes (NRS) 241.020(3) (notice of meetings) at Reno City Hall, 1 East First Street, Reno, Nevada 89501. In addition, the final agenda will be electronically posted in compliance with NRS 241.020(3) at [Reno.gov](https://www.reno.gov), and NRS 232.2175 at notice.nv.gov/.

City Council Meeting

A Introductory Items

A.1 Pledge of Allegiance

A.2 Roll Call

A.3 Public Comment

A.4 Approval of the Agenda (For Possible Action) – 29 July 2026

B Consent Agenda (All consent items may be approved together with a single motion, be taken out of order, and/or be heard and discussed individually. Any items pulled from the consent agenda will be heard at the discretion of the presiding officer.)

- B.1 Staff Report (For Possible Action): Approval of Privileged Business License – Alcohol Catering (Change of Ownership) – Dusty Bottle, Steven Heberger, 151 North Sierra Street. [Ward 1]**

Summary:

This is an application (R168714Q-APP-2026) by Dusty Bottle for an alcohol catering license. The commercial kitchen/servicing area for this business is located at 151 North Sierra Street in Ward 1 (Exhibit A) and the zoning designation is Mixed-Use Downtown Riverwalk District (MD-RD). The Planning Division has recommended approval. Staff recommends that Council approve the privileged business license application.

- B.2 Staff Report (For Possible Action): Approval of Privileged Business License – Dining Room Alcohol (Change of Description) – Dolce Caffè, Claudio Iturriaga, 3882 Mayberry Drive, Unit C. [Ward 2]**

Summary:

This is an application (R165359Q-AMD-2026a) by Dolce Caffè for a change of description to add dining room alcohol. The business is located in Ward 2 (Exhibit A) and the zoning designation is Mayberry Landing SPD Neighborhood Commercial (NC). Planning comments note that a restaurant with alcohol is an allowed use and the restaurant may be operated from 6:00 a.m. to 11:00 p.m. On school days, alcohol service may begin at 11:00 a.m. On Saturdays, Sundays, and school holidays, alcohol service may begin at 7:00 a.m. Sunday through Thursday, alcohol service must cease at 9:00 p.m. On Fridays, Saturdays, and school holidays, service may continue until 11:00 p.m. Staff recommends that Council approve the privileged business license application.

- B.3 Staff Report (For Possible Action): Approval of Privileged Business License – Secondhand Dealer (Change of Description) – Wrist Wranglers LLC, Aaron Johnson, Jessica Johnson, Home-Based Business. [Ward 6]**

Summary:

This is an application (R168560A-AMD-2026A) by Wrist Wranglers LLC for a

secondhand dealer license. This is a home-based business located in Ward 6. Staff recommends that Council approve the privileged business license application.

- B.4 Staff Report (For Possible Action): Approval of the First Amendment to the Agreement between the City of Reno and Volunteers of America to provide placement and rental assistance at the Village on Sage for the Rapid Rehousing Program, extending the agreement term through October 31, 2028, and increasing the total contract amount to a not-to-exceed amount of \$375,000. (Grant Funds)

Summary:

The Rapid Rehousing (RRH) Program, launched in August 2024 with \$200,000 from contingency funds, provides temporary rental subsidies and supportive services to individuals experiencing homelessness who are on a subsidized housing waitlist. This amendment increases the not-to-exceed amount to \$375,000, which reflects additional funding from internal grant funds, and extends the program through October 31, 2028, or until funds are exhausted.

- B.5 Staff Report (For Possible Action): Approval of the Second Amendment to the Nevada Professional Services Agreement for Rapid Rehousing Service Coordinator Services between the City of Reno and Volunteers of America, extending the agreement term through October 31, 2028, and increasing the contract amount to a total not-to-exceed amount of \$275,000. (Grant Funds)

Summary:

The Rapid Rehousing (RRH) Program was launched in August 2024 through a partnership between the City of Reno, the Reno Housing Authority (RHA), and Volunteers of America (VOA), with initial funding provided by RHA and internal grant funds to support temporary rental subsidies and supportive services. As part of this partnership, VOA provides a Service Coordinator at the Village on Sage to deliver case management and housing stabilization services to program participants.

The proposed amendment increases the not-to-exceed amount of the Service Coordinator Agreement to \$275,000 and extends the agreement through October 31, 2028, or until funds are exhausted. The amendment will ensure the continued delivery of case management services that help individuals experiencing homelessness achieve housing stability and transition to permanent affordable housing.

- B.6 Staff Report (For Possible Action): Acceptance of \$57,750 from the Reno Housing Authority to support the Rapid Rehousing Service Coordinator through March 31, 2028.

Summary:

The City of Reno partners with the Reno Housing Authority (RHA) to support the Rapid Rehousing (RRH) Program by securing funds to sustain the program's case management capacity. RHA has awarded the City \$57,750 to be applied directly to the program to cover half the salary and fringe benefits of the Rapid Rehousing Service Coordinator, a position that is employed by Volunteers of America (VOA). The City of Reno will use internal grant funds to cover the remaining half. Acceptance of these funds allows the City to continue administering the RRH program and maintaining the contracted case management services provided by VOA, ensuring participants receive the support necessary to stabilize in temporary housing and transition toward long-term, affordable housing opportunities.

- B.7 Staff Report (For Possible Action): Approval of the Reimbursement Agreement with the City of Sparks for Funding of the Truckee Meadows Water Reclamation Facility (TMWRF) Construction Manager at Risk (CMAR) Dewatering Building Project for the purchase of the long-lead equipment. (Sewer Fund)

Summary:

The City of Reno, as lead for the Dewatering Building Project at the TMWRF, seeks Council approval of a Reimbursement Agreement with the City of Sparks for the funding and purchase of long-lead equipment necessary for the construction of the Project. The City of Reno will utilize a Nevada Department of Environmental Protection (NDEP) State Revolving Fund (SRF) low-interest loan for this project. The long-lead equipment is not eligible for SRF funding; therefore, the City of Sparks has agreed to fund the purchase of the long-lead equipment to allow the City of Reno to maximize SRF funding for the project. The City of Reno will fund additional SRF-eligible construction costs to align with the agreed overall ownership and operations cost share split of 68.63% (Reno) and 31.37% (Sparks). Staff recommends Council approve the agreement with the City of Sparks and authorize the Mayor to sign (Sewer Fund).

- B.8 Staff Report (For Possible Action): Approval of the Second Amended Owner-CMAR Pre-Construction Services Agreement with PCL Construction Inc. for the Truckee Meadows Water Reclamation Facility Dewatering Building project for the purchase of long-lead equipment for an additional \$14,772,340 for a total agreement amount not to exceed of \$16,085,996. (Sewer Fund)

Summary:

The Preconstruction Services Agreement with PCL Construction, Inc. (PCL) was approved on November 13, 2024, for the Dewatering Building at the Truckee Meadows Water Reclamation Facility (TMWRF). During the preconstruction phase, the Construction Manager At Risk (CMAR), PCL worked with the City and design engineering team to provide early cost estimates, manage pilot testing,

perform a constructability and design review, evaluate risks, develop a construction schedule, perform value engineering, and identify items for early procurement. PCL has identified several pieces of equipment with long-lead times, recommended for early procurement. These items include various pieces of electrical equipment, sludge silos, and dewatered sludge pumps. The second amended agreement is for the purchase of these early procurement items identified by the CMAR, to decrease overall project schedule and construction costs. Staff recommends that Council approve the Second Amended Owner-CMAR Pre-Construction Services Agreement with PCL for an additional \$14,772,340 for a total agreement amount not to exceed \$16,085,996 (Sewer Fund).

- B.9 Staff Report (For Possible Action): Acceptance of Grant Award from the U.S. Environmental Protection Agency (EPA) under the FY2022 Community Grants Program for the Truckee Meadows Water Reclamation Facility (TMWRF) Dewatering Building Electrical Improvements Project in the amount of \$3,000,000 with a required City matching contribution of \$750,000 to be paid from the Sewer Fund. (Grant Funds, Sewer Fund)

Summary:

Congress approved funding for the U.S. Environmental Protection Agency Community Grants Program as part of the FY2022 Consolidated Appropriations Act (Public Law 117-328). Congress awards grants to communities under this program for community infrastructure projects. Under this initiative, Senator Catherine Cortez Masto, Senator Jacky Rosen, and Congressman Mark Amodei earmarked \$3,000,000 for the Truckee Meadows Water Reclamation Facility (TMWRF) Dewatering Building Electrical Improvements Project. These awards are administered by the U.S. Environmental Protection Agency (EPA). The funds are subject to the rules and spending categories outlined in the grant terms. On May 5, 2026, the City received the official grant terms (97T53201) from the U.S. EPA for \$3,000,000. The required \$750,000 matching contribution will be provided by the Sewer Fund. Staff recommends Council accept this grant funding for the TMWRF Dewatering Building Electrical Improvements Project. Upon Council acceptance, City staff will proceed with the pre-procurement for the electrical items that have been identified to have long lead times.

- B.10 Staff Report (For Possible Action): Approval of Interlocal Agreement between the Washoe County Sheriff's Office (WCSO), the City of Sparks, and the City of Reno, on behalf of the Reno Police Department (RPD), to share the cost of a Work Crew Leader, in an amount not to exceed \$59,380.13. (General Fund)

Summary:

This item seeks approval of a proposed Interlocal Agreement that would allow the City of Reno to participate in a regional cost-sharing partnership with Washoe County and the City of Sparks for a Work Crew Supervisor position supporting

HOPE Team cleanup operations. Under the agreement, Washoe County will serve as the employing and fiscal agency, and each participating jurisdiction will contribute an equal share of the annual cost. The agreement provides the HOPE Team with dedicated access to the Washoe County inmate work crew for approximately one-third of its operational time, targeting hotspots and areas that historically require multiple cleanups throughout the year. Funding this position also supports collaborative efforts among the three HOPE Teams, allowing cleanup and maintenance operations to occur consistently across all three jurisdictions without each jurisdiction relying on separate scheduling, equipment, and cleanup processes.

- B.11 Staff Report (For Possible Action): Approval of an Interlocal Agreement between the City of Reno and the City of Sparks for Fire Department Shared Leadership and Operational Coordination, establishing a shared Fire Chief model under which the Reno Fire Chief provides executive oversight of both fire departments, along with a framework for operational coordination and regional cost-sharing. (General Fund)

Summary:

The proposed Interlocal Agreement (ILA) between the City of Reno and the City of Sparks establishes a shared Fire Chief model for the two municipal fire departments. Under the agreement, the Reno Fire Chief will provide executive leadership and oversight of both the Reno Fire Department and the Sparks Fire Department, with dual accountability to the City Managers of both jurisdictions. The agreement establishes a framework for coordinating fire and emergency medical service operations, sharing regional assets, and pursuing joint service delivery improvements, while preserving each city's independent governance authority over its own fire operations. The City of Sparks will reimburse the City of Reno for an agreed share of the Fire Chief's fully burdened cost, allowing the region to reduce duplicative executive leadership and redirect resources toward operational capacity. The agreement is entered into pursuant to the Nevada Interlocal Cooperation Act, NRS Chapter 277.

- B.12 Staff Report (For Possible Action): Approval and adoption of the proposed bylaws for the Capital Projects Surcharge Advisory Committee. (Capital Projects Room Surcharge Fund)

Summary:

The Capital Projects Surcharge Advisory Committee (CPSAC) approved the proposed bylaws that conform to the City's standard template for Council consideration. Staff recommends that the City Council approve and adopt the bylaws.

- B.13 Staff Report (For Possible Action): Acceptance of a \$30,000 sponsorship from the For Our Fans Foundation, the official 501(c)(3) charitable arm of Reno Pro Soccer, for Rolling Recreation.

Summary:

The City of Reno Parks and Recreation Department is seeking acceptance of a \$30,000 sponsorship from the For Our Fans Foundation, the official 501(c)(3) charitable arm of Reno Pro Soccer, to support the Rolling Recreation program, including equipment, programming, and community engagement activities that expand access to recreational opportunities for youth and families throughout Reno.

C Department Items

- C.1 Staff Report (For Discussion Only): Quarterly update from the Reno Police Department (RPD) regarding key developments, policy revisions, staffing and personnel changes, strategic priorities and upcoming initiatives. [Police Department]

Summary:

This staff report is the first in a new quarterly series from the Reno Police Department (RPD) to Council, established as part of Chief Corey Solferino's commitment to transparency following his early 2026 appointment. It provides Council and the public a regular, reliable view into the department's operations, priorities, and progress. In his first months as Chief, Solferino has concentrated on three fronts: rebuilding trust and accountability inside the department, reopening clear channels of communication with the community, and strengthening the staffing pipeline. This report details the concrete steps taken in each area this quarter, including modernized policy management, organizational consolidation of enforcement functions, active recruitment, and renewed community advisory structures. It also outlines RPD's current enforcement priorities, upcoming Council items, and the department's reporting schedule for the months ahead.

- C.2 Staff Report (For Discussion Only): City of Reno General Fund financial update presentation and discussion with special topic discussion of Fleet Fund. [Finance] (General Fund, Fleet Fund)

Summary:

This presentation will provide Council with a preliminary overview of the City of Reno's General Fund financial performance for the fiscal year 2025/26 to date and an overview of the Fleet Fund. The purpose of this financial update is to offer a preview of the major revenue and expenditure trends, assess the status of the

General Fund, and highlight any fiscal challenges as the City moves into the early development of the fiscal year 2027/28 budget.

- C.3 Staff Report (For Possible Action): Annual City Manager's performance evaluation, including discussion of impressions, accomplishments, and goals; discussion regarding amending the City Manager's employment contract. [Human Resources]

Summary:

The Reno City Manager Employment Agreement known as "Employment Agreement" requires the City Manager's annual performance review be held in the last quarter of each fiscal year or more often as directed by City Council. Further, the City Council and City Manager shall jointly define goals and performance objectives deemed necessary for proper operation of the City in the attainment of the City Council's policy objectives and shall establish the relative priority among the various goals and objectives.

D Public Hearings - 10:00 AM (Items scheduled to be heard at a specific time will be heard no earlier than the stated time, but may be heard later.)

- D.1 Resolution No. _____ (For Possible Action): Resolution of Sale to approve a Purchase and Sale Agreement to sell City-owned property located between Lake Street, East Plaza Street, Evans Avenue, and the railroad tracks (APNs 007-311-21, 007-311-22, 007-311-23) to the Regional Transportation Commission of Washoe County (RTC) for the public purpose of expanding the 4th Street Bus Station at the appraised fair market value of \$1,350,000, and to hear any objections to such transfer as required by NRS 277.050 -277.053. (Capital Fund)

Summary:

This item requests Council adoption of a Resolution of Sale to approve a Purchase and Sale Agreement to sell City-owned property located between Lake Street, East Plaza Street, Evans Avenue, and the railroad tracks (APNs 007-311-21, 007-311-22, 007-311-23) to the Regional Transportation Commission of Washoe County (RTC) for expansion of the 4th Street Bus Station for the appraised fair market value of \$1,350,000. In addition, this is the final opportunity for Council to hear any objections to the sale. Council previously approved a Letter of Intent, a Right of First Refusal and a Resolution of Intent for RTC to purchase this property. The proposed conveyance to a government entity for a public purpose, without first offering the property to the public, is authorized under NRS 277.050-277.053. Sale proceeds will be deposited into the City's Capital Fund and must be used for capital outlay. Upon approval of this Resolution of Sale, staff will

proceed with administering the sale process to complete the sale. Staff recommends Council adopt the Resolution.

E Ordinances - Introduction (Other Ordinance, Introduction items may be found under the following agenda sections: Public Hearings, and/or Standard Department Items.)

- E.1 Staff Report (For Possible Action): Determination that in compliance with Nevada Revised Statutes 354.613, the Reno City Council hereby finds that fee increase is not prohibited by law; the fee increase is necessary for the continuation or expansion of the purpose for which the enterprise fund was created; and that the fees that are deposited in the sewer enterprise fund to be used solely the purpose for which the fees are collected.

Summary:

In January of 2026, Council approved the installation of sewer infrastructure in the Rivermount Neighborhood in conjunction with the full street reconstruction project for construction efficiency and cost savings. At the same time, Council approved that staff draft an ordinance for an area-specific sewer connection fee to address the funding gap between the grant funding that has been secured from the Nevada Department of Environmental Protection (NDEP) Capital Projects Grant Program in the amount of \$3,095,138 and the total construction cost of approximately \$4,400,000. The funding gap of \$1,304,862 divided by the 105 parcels in the Rivermount Neighborhood is equivalent to an area specific connection fee of \$12,427 per parcel. This area specific connection fee combined with the standard Truckee Meadows Water Reclamation Facility (TMWRF) connection fee are recommended to be paid at the time the parcel connects to municipal sewer. Since connection fees are established and outlined in Reno Municipal Code (RMC) 12.16.290, the ordinance must be updated to add this area specific fee.

- E.2 Ordinance Introduction - Bill No. _____ (For Possible Action): An ordinance amending Reno Municipal Code Title 12, "Public Works and Utilities," Chapter 12.16 "Sewer Service," Article II, Section 12.16.290, title "Sewer Connection Fee, Dwelling Unit or Residential Unit," to add an area specific connection fee rate for Rivermount, together with other matters properly relating thereto. (Sewer Fund) [Ward 2]

Summary:

In January of 2026, Council approved the installation of sewer infrastructure in the Rivermount Neighborhood in conjunction with the full street reconstruction project for construction efficiency and cost savings. At the same time, Council approved that staff draft an ordinance for an area-specific sewer connection fee to

address the funding gap between the grant funding that has been secured from the Nevada Department of Environmental Protection (NDEP) Capital Projects Grant Program in the amount of \$3,095,138 and the total construction cost of approximately \$4,400,000. The funding gap of \$1,304,862 divided by the 105 parcels in the Rivermount Neighborhood is equivalent to an area specific connection fee of \$12,427 per parcel. This area specific connection fee combined with the standard Truckee Meadows Water Reclamation Facility (TMWRF) connection fee are recommended to be paid at the time the parcel connects to municipal sewer. Since connection fees are established and outlined in Reno Municipal Code (RMC) 12.16.290, the ordinance must be updated to add this area specific fee.

F Ordinances - Adoption

G Board, Commission, or Committee Appointments

- G.1 Staff Report (For Possible Action): Discussion and possible action to appoint Vice Mayor Miguel Martinez and Councilmember Kathleen Taylor to the Truckee Meadows Housing Authority (TMHA) Board of Commissioners and establish initial staggered terms pursuant to Assembly Bill 103 (83rd Session of the Nevada Legislature) and the Joint Resolution of Intent (Resolution No. 9470) adopted by Council on June 3, 2026.

Summary:

Staff recommends the appointment of Councilmember Kathleen Taylor and Vice Mayor Miguel Martinez to serve as the City of Reno's representatives on the Truckee Meadows Housing Authority (TMHA) Board of Commissioners, consistent with Assembly Bill 103 and Joint Resolution of Intent, Resolution No. 9470. Resolution No. 9470 provides that the City of Reno shall reappoint two of its existing Housing Authority Commissioners, one of whom must be the current Chair of the Board. The Reno City Council will also determine which appointee will serve the initial two-year term and which will serve the initial three-year term to establish staggered terms for future appointments.

H Mayor and Council

- H.1 City Council Comments, including announcements regarding City boards and commissions, activities of local charitable organizations and upcoming local community events. (For Discussion Only)

I Public Hearings - 6:00 PM (Items scheduled to be heard at a specific time will be heard no earlier than the stated time, but may be heard later.)

- I.1 Staff Report (For Possible Action): Case No. LDC26-00072 (North Hills Townhomes) - Appeal of the Planning Commission's decision to approve a request for: 1) a tentative map to allow for the development of 336 single-family attached units; 2) a conditional use permit to allow: a) development of more than 20 single-family attached units; and b) grading resulting in fills in excess of 10 feet in depth; and 3) an alternative equivalent compliance to vary residential street tree standards. The ±21.52-acre site is located west of North Hills Boulevard, north of the US Highway 395 Exit 74 northbound off-ramp, ±250 feet south of Buck Drive. The site is zoned General Commercial (GC) and has a Master Plan land use designation of Suburban Mixed-Use (SMU). An appeal was filed by Nick Davidson. City Council may affirm, modify, or reverse the decision of the Planning Commission. [Ward 4]

Summary:

This is a public hearing to consider an appeal of the Planning Commission's approval of 1) a tentative map to allow for the development of 336 single-family attached units; 2) a conditional use permit (CUP) to allow: a) development of more than 20 single-family attached units; and b) grading resulting in fills in excess of 10 feet in depth; and 3) an alternative equivalent compliance (AEC) to vary residential street tree standards in the General Commercial (GC) zone. The ±21.52-acre site is located west of North Hills Boulevard, north of the US Highway 395 Exit 74 northbound off-ramp, ±250 feet south of Buck Drive. Key project issues analyzed consist of: 1) site and building design; and 2) land use compatibility.

An appeal was filed by Nick Davidson, property owner of 7209 Mustang Drive, located east of the project site, across North Hills Boulevard. The appellant cites four reasons why the decision of the Planning Commission should be reversed; 1) drainage and flooding risk; 2) cumulative traffic; 3) fire protection; and 4) Neighborhood Advisory Board (NAB) failure. These are briefly summarized below with the full appeal document included as Exhibit A.

J Public Comment (This item is for either public comment on any action item or for any general public comment.)

K Adjournment (For Possible Action)

Redevelopment Agency Board Meeting

A Introductory Items

A.1 Pledge of Allegiance

A.2 Roll Call

A.3 Public Comment

A.4 Approval of the Agenda (For Possible Action) – 29 July 2026

B Consent Agenda (All consent items may be approved together with a single motion, be taken out of order, and/or be heard and discussed individually. Any items pulled from the consent agenda will be heard at the discretion of the presiding officer.)

- B.1 Resolution No. _____ (For Possible Action): A resolution of the Redevelopment Agency of the City of Reno finding the ReSecure Program, a safety-focused property improvement program, to be in compliance with NRS 279 and in furtherance of the goals and objectives of the Redevelopment Plan, and recommending authorizing the Executive Director of the Redevelopment Agency to administer the Program.

Summary:

The proposed resolution would establish the ReSecure Program, make findings pursuant to NRS 279, and authorize the Executive Director of the Redevelopment Agency (RDA) to administer the Program. The Redevelopment Agency Advisory Agency (RAAB) reviewed the proposed resolution and recommended approval.

- B.2 Resolution No. _____ (For Possible Action): A resolution of the Redevelopment Agency of the City of Reno finding the Small Walls Program, a creative placemaking program that increases murals and artwork, to be in compliance with NRS 279 and in furtherance of the goals and objectives of the Redevelopment Plan, and recommending authorizing the Executive Director of the Redevelopment Agency to administer the Program.

Summary:

The proposed resolution would establish the Small Walls Program, make findings

pursuant to NRS 279, and authorize the Executive Director of the Redevelopment Agency (RDA) to administer the Program.

- B.3 Resolution No. _____ (For Possible Action): A resolution of the Redevelopment Agency of the City of Reno finding the ReStore Facade and Tenant Improvement Program to be in compliance with NRS 279 and in furtherance of the goals and objectives of the Redevelopment Plan, and recommending authorizing the Executive Director of the Redevelopment Agency to administer the Program.

Summary:

The proposed resolution would establish the ReStore Facade and Tenant Improvement Program, make findings pursuant to NRS 279, and authorize the Executive Director of the Redevelopment Agency (RDA) to administer the Program.

- B.4 Resolution No. _____ (For Possible Action): A resolution of the Redevelopment Agency of the City of Reno finding the Dancing in the Streets Sponsorship Program to be in compliance with NRS 279 and in furtherance of the goals and objectives of the Redevelopment Plan, and recommending authorizing the Executive Director of the Redevelopment Agency to administer the Program.

Summary:

The proposed resolution would establish the Dancing in the Streets Sponsorship Program, make findings pursuant to NRS 279, and authorize the Executive Director of the RDA to administer the Program. The Redevelopment Agency Advisory Board (RAAB) did not recommend approval of the proposed resolution.

- B.5 Resolution No. _____ (For Possible Action): Resolution directing the conditional redemption and defeasance of the principal of and interest on the Redevelopment Agency of the City of Reno, Nevada, Redevelopment Area No. 2, Tax Increment Refunding Bond (Taxable) Series 2017; and providing other details in connection therewith. (Redevelopment Agency #2 Fund)

Summary:

The Redevelopment Area No. 2 has sufficient funds available from the property tax increment generated in the Boomtown Subarea of the Redevelopment Agency of the City of Reno Redevelopment Project Area No. 2 to redeem and defease the Redevelopment Agency of the City of Reno, Nevada, Redevelopment Area No. 2, Tax Increment Refunding Bond (Taxable) Series 2017 (the "2017 Bond") August

31, 2026, after providing the notice required by the Indenture of Trust dated June 30, 2017, authorizing the issuance of the 2017 Bond.

C Department Items

- C.1 Presentation and discussion of the Annual Economic Update prepared by the Economic Development Authority of Western Nevada (For Discussion Only) - Taylor Adams, CEO [Guest Presentation]

Summary: NO SUMMARY

- C.2 Staff Report (For Discussion Only): Presentation and discussion regarding a legislative extension of Redevelopment Area 2.

Summary:

Redevelopment Area 2 (RDA 2) is currently scheduled to expire in 2035. Discussions have occurred at both the Redevelopment Agency Advisory Board (RAAB) and the Redevelopment Agency (RDA) Board regarding the long-term future of the redevelopment area and the potential benefits of extending the area's statutory expiration date. The RAAB recommended the City Council include an RDA 2 extension among the City's Bill Draft Requests for the 2027 Nevada Legislative Session.

- C.3 Staff Report (For Possible Action): Discussion and direction to staff regarding proposed updates to the Redevelopment Agency Participation Programs and Processes prior to preparation of the final Participation Program update for Agency Board consideration.

Summary:

Staff requests policy direction from the Redevelopment Agency Board regarding proposed updates to the Redevelopment Agency Participation Programs and Processes. The proposed revisions are intended to improve clarity, consistency, statutory compliance, project readiness standards, financial underwriting requirements, and administration of redevelopment participation activities. Since adoption of the Participation Program in August 2024, staff has administered multiple redevelopment assistance requests and has worked with applicants, legal counsel, third-party financial consultants, and the Redevelopment Agency Advisory Board (RAAB) to identify opportunities to strengthen the program. The RAAB reviewed the proposed policy updates and provided comments and recommendations during a public workshop. The Board's discussion and direction will assist staff and the consultant in

preparing a final updated Participation Programs and Processes Manual for future Agency Board consideration and adoption.

D Reno Redevelopment Agency Advisory Board

- D.1 Reno Redevelopment Agency Advisory Board Update (For Discussion Only)
– Chair Paul Klein

E Chair and Member Comments

- E.1 Chair and Member comments, which may include announcements regarding upcoming meetings and local community events. Comments cannot be acted upon or discussed by the Board at this meeting. (For Discussion Only)

F Public Comment (This item is for either public comment on any action item or for any general public comment.)

G Adjournment (For Possible Action)