



**WASHOE COUNTY SCHOOL DISTRICT
ZONING ADVISORY COMMITTEE
MEETING MINUTES**

October 17, 2019

1. OPENING ITEMS

1.01 Call to Order

The meeting of the Zoning Advisory Committee was called to order at 5:34 p.m. at the Washoe County School District (WCSD) Administration Building, 425 East Ninth Street, Reno, Nevada

1.02 Roll Call

Members Polly Boardman, Beth Smith, Araceli Martinez, Christine Hull, Stephanie Hanna, Adriana Publico, Jennifer Peterson, Kathleen Coombs, Jason Shipman, and Dana Galvin were present at roll call. Members Christina Pearson and Lorraine Toole were absent. Dr. Paul LaMarca, Committee Staff Liaison, was also present.

1.03 Public Comment

Pablo Nava Duran made public comment related to equality.

2. ITEMS FOR DISCUSSION, PRESENTATION, AND/OR ACTION

2.01 ACTION TO ADOPT THE AGENDA

On motion by Araceli Martinez, seconded by Polly Boardman, the Zoning Advisory Committee approved the agenda as presented (Yea: Polly Boardman, Beth Smith, Araceli Martinez, Christine Hull, Stephanie Hanna, Adriana Publico, Jennifer Peterson, Kathleen Coombs, Jason Shipman, Dana Galvin) Final Resolution: Motion Carries 10-0

2.02 DISCUSSION AND POSSIBLE APPROVAL OF THE MINUTES FROM THE SEPTEMBER 19, 2019 ZONING ADVISORY COMMITTEE MEETING

There was no discussion or proposed changes to the minutes.

On motion by Adrianna Publico, seconded by Jennifer Peterson, the Zoning Advisory Committee approved the minutes of the Zoning Advisory Committee meeting of September 19, 2019. (Yea: Polly Boardman, Beth Smith, Araceli Martinez, Christine Hull, Stephanie Hanna, Adriana Publico, Jennifer Peterson, Kathleen Coombs, Jason Shipman, Dana Galvin) Final Resolution: Motion Carries 10-0

2.03 PRESENTATION INFORMATION AND DISCUSSION OF THE ZONING ADVISORY COMMITTEE'S OUTREACH EFFORTS

Charles Rahn, Social Media Specialist WCSD Communications Department, spoke regarding the Connect Ed calls that WCSD sends out.

2.04 INFORMATION AND DISCUSSION PERTAINING TO STUDENT ENROLLMENT DATA FROM THE FALL OF 2019

Adam Searcy, Chief Facilities Management Officer for WCSD, gave a presentation regarding student enrollment data from the Fall of 2019.

Adam Searcy reviewed the Northwest Area Schools enrollment from school year 2018-19 through projected enrollments 2024-25. Mr. Searcy also reviewed enrollments for Middle Schools affected by the opening of Desert Skies MS and Sky Ranch MS, Spanish Springs area Elementary Schools affected by the opening of Sky Ranch MS and Southeast Truckee area Elementary Schools affected by the opening of Poulakidas ES.

Jason Shipman requested the record be updated for Sky Ranch to reflect current enrollment of 1380 students.

Beth Smith asked if Rio Wrangler has an open date or will get an open date this school year. Adam Searcy replied design will begin early 2020, enrollment will be evaluated at the start of the 2020-2021. Based on the data a decision can be made. If the data indicates yes WCSD should go forward with construction of the new school, then construction should begin in 2021 and open 2022. Should the data reflect the opposite then WCSD will postpone.

Christine Hull asked if the numbers for South Reno were updated with the two most recent developments approved by the City Council, Daybreak and Bella Vista? Adam Searcy replied Day Break is a long ways away from being approved and generating students. Therefore those numbers are not included in the current numbers. Once Rio Wrangler is opened and those students are distributed across Brown, Double Diamond, Poulakidas and Rio Wrangler there will be significant capacity to absorb the impacts from Day Break and other developments.

Polly Boardman asked why the data for Poulakidas is different than originally thought. Adam Searcy replied the student generation rate for this zone is more than double the recent historical student generation rate for this area of South Meadows and also approximately 100 students at Poulakidas were not enrolled in a WCSD school or WCSD-sponsored charter school last school year. Regarding grandfathered variances, very few students opted to take advantage of that opportunity, almost all of the students that fell into that category chose to go to their newly zoned school, Poulakidas. A combination of those factors assisted in the greater than projected

enrollment. There was a greater than projected enrollment at all three of the newly opened schools.

Jason Shipman asked why Beasley Elementary School is 100 students more in capacity than schools being built now and if the new schools being built could seat more students. Adam Searcy, each school type is different and all are rated with different capacity with settle differences in architecture. Some of it is education specification-driven, a balance among capacity, space desired to be in the school, and costs.

Stephanie Hanna, regarding slide #3 and the Northwest Area Schools. Will WCSD be going back and revisiting it in regards to Westergard still coming in over capacity when schools like Melton have empty classrooms? Adam Searcy stated he would be open to that at the direction of the Zoning Committee.

Jennifer Peterson asked if the mobiles were still going to be used at Verdi? Adam Searcy replied two developments in 2015 were conditioned by the City of Reno to make a monetary contribution to WCSD on a per lot basis and is occurring. The other condition is to build two permanent classrooms at Verdi ES. In short WCSD and the developer negotiated a cash settlement in lieu of physical construction of a facility because physical classrooms were not warranted at the time. Estimated costs for two portable classrooms was \$450,000. The developer has provided WCSD with those funds which have been held in an isolated separate fund to only be used at Verdi Elementary School.

Araceli Martinez asked how often the numbers are looked at. Adam Searcy replied annually in the Fall of every year.

Stephanie Hanna referred to slide #5 and asked if Billingshurst received any relief from the opening of Desert Skies and Sky Ranch. Adam Searcy confirmed that slide #5 is what it currently looks like at Billingshurst and could not recall if there was any pocket adjustment that impacted Billingshurst. Stephanie Hanna stated she did not believe there was any relief and wanted it for the record.

Beth Smith asked if the new school attraction would affect the formulas going forward for schools being built. Adam Searcy stated that more than one year or more than one school's occurrence to create a trend that would influence the formulas that go into the forecasts. Traditionally it is a 3 year trailing trend that go into the forecasts and the software creates the adjustments.

Public Comment

- Pablo Nava Duran gave public comment.
- Malia Puchta stated it would be interesting to see how the projections were forecasted from last year versus what they actually turned out to be. Ms. Puchta said at Spanish Springs ES it was brought up that there were 100 students that were not attending due to multi track and that upon returning to the balanced

calendar the students would want to return, therefore making the projected numbers false.

- Donald Gallimore stated that some of the projections are wrong and that 3 years is too long and should be looked at every two years or even one.

2.05 PRESENTATION INFORMATION AND DISCUSSION REGARDING HIGH SCHOOL ATTENDANCE ZONES FOR GALENA HIGH SCHOOL AND DAMONTE RANCH HIGH SCHOOL STEMMING FROM THE MATRICULATION OF STUDENTS FROM MARCE HERZ MIDDLE SCHOOL, AFFECTING STUDENTS ENROLLED IN ELEMENTARY SCHOOLS MATRICULATING TO MARCE HERZ MS

Adam Searcy, Chief Facilities Management Officer for WCSD, gave a presentation regarding the attendance zones for Galena HS and Damonte Ranch HS and the matriculation of students. Regarding slide #10 are the existing enrollment boundaries for Elementary Schools in blue, existing enrollment boundaries for Middle Schools are in the colors, and the existing enrollment boundaries for High Schools are in the heavy gold lines. Slide 10 basically affects Brown ES and Pleasant Valley ES. Last year the Zoning Committee elected to rezone those two schools to Marce Herz MS effective the 2020-2021 school year. Mr. Searcy is proposing to follow suit and rezone those two areas into Galena HS from Damonte Ranch HS. Damonte Ranch HS to Galena would affect approximately 400 existing High School students. Slide 11 reflects the proposed High School boundary. This boundary change will align all of the Marce Herz ES feeders into Galena HS.

Public Comment

- Kelly Roper wanted for it to be noted for the record that Brown ES in its entirety is not being zoned for Marce Herz, only half of it and the other half is for Rio Wrangler when it opens.
- Beth Smith clarified last year the Zoning Committee took action to, affectionately known as Baby Brown, represented the Zoning Committees interest to not rezone communities more frequently than necessary. Since the Elementary School at Rio Wrangler was known to be a need, the Zoning Committee decided to preemptively address the split in that Elementary School. Therefore the Zoning Committee did create a temporary split feeder. It is short term and was done that way to not disrupt the families and communities.
- Pablo Nava Duran gave public comment on the rezoning and supported the rezoning of Brown ES and Pleasant Valley to Galena HS.

2.06 DISCUSSION INFORMATION AND DISCUSSION OF SOUTH RENO HIGH SCHOOL ZONES, INCLUDING DAMONTE RANCH HS, GALENA HS, RENO HS, SPARKS HS, AND WOOSTER HS, AND ZONING CHANGES THAT

COULD IMPACT STUDENTS ATTENDING PINE MIDDLE SCHOOL, SWOPE MIDDLE SCHOOL, VAUGHN MIDDLE SCHOOL, AND THEIR ASSOCIATED ELEMENTARY FEEDERS

Adam Searcy, Chief Facilities Management Officer for WCSD, gave a presentation regarding the south Reno high school zones and zoning changes that could impact students attending Pine MS, Swope MS, Vaughn MS and their associated elementary feeders.

Public Comment

- Pablo Nava Duran gave public comment
- Rost Olsen said he was told the Sparks HS zone would not be affected by the opening of the new High School and stated now it will be.
- Kelly Roper thanked the staff and Mr. Searcy for the zoning proposal for Huffaker ES.
- Annette Miller has a daughter going to Damonte Ranch HS and believes they may be rezoned to Galena and hopes consideration will be taken for current students.
- Paul LaMarca, Chief Ombudsman & Strategies Officer for WCSD, replied and advised that Juniors and Seniors will have an option to remain at their school of origin.
- Theresa Ibarra has a daughter at Damonte Ranch HS. She knew her senior would be able to stay but it worried about her incoming daughter and does not wish to have a split household. Stated this is an issue for many families in the area.
- Kristie Essa is concerned about the new maps regarding and the proposed growth and the rezoning of students.
- Donald Gallimore is worried about the overcrowding for Galena and Damonte Ranch. Wants union workers to build the schools.

2.07 DISCUSSION INFORMATION AND DISCUSSION OF SPARKS AREA HIGH SCHOOL ZONES, INCLUDING HUG HS, REED HS, SPARKS HS, SPANISH SPRINGS HS AND WOOSTER HS, AND ZONING CHANGES THAT COULD IMPACT STUDENTS ATTENDING DILWORTH MIDDLE SCHOOL, MENDIVE MIDDLE SCHOOL, SKY RANCH MIDDLE SCHOOL, SPARKS MS, TRANER MS AND THEIR ASSOCIATED ELEMENTARY SCHOOL FEEDERS

Adam Searcy, Chief Facilities Management Officer for WCSD, gave a presentation regarding the Sparks area high school zones, including Hug HS, Reed HS, Sparks HS, Spanish Springs HS, Wooster HS and zoning changes that could impact students attending Dilworth MS, Mendive MS, Sky Ranch MS, Sparks MS, Traner MS, and their associated elementary school feeders.

Polly Boardman asked why the Dunn notch isn't going to Sparks. Adam replied to move the entire elementary school zone into Sparks High out of Reed would put Sparks High over capacity.

Jennifer Peterson asked for clarification of what the number of students are in each zone, what the age is of the students. Adam replied the numbers represent the current numbers of high school students. Jenny asked if seniors could be removed. Adam replied on slide 25 it incorporates a 3 year phased impact.

Beth Smith clarified that when items come up for action the Zoning Committee can act on certain items and continue on others as need for however long communication needs to happen with the community.

Adam Searcy spoke regarding the impacts and future projections including the new Wildcreek Area High School and the future Hug CTE Academy. All of the changes are staggered over 3 years, 50%, 75% and 100%. The new High School at Wild Creek is shown to impact Spanish Springs HS leading to a reduction and relief to most of the High Schools by 2023. Currently working with Developers and land owners to establish a location for a new High School in the Cold Springs. This project will be growth dependent.

Christine Hull asked if the current max capacity is based on current max enrollment. The thought being the older schools class sizes cannot handle the same max capacity as the newer schools. Randy Baxley, School Planner for WCSD, replied the school capacity is based on the current class size standards is used for the allocation formula.

Stephanie Hanna stated she is disappointed to see with the opening of Wildcreek and Hug CTE to continue to see so many schools in yellow or orange. There are 32 boxes in yellow and it increases to 44 boxes in yellow with the opening of two new schools. Galena sees relief at the expense of Reno. Stephanie said she does not feel it is equalized, but that the problems are getting moved from one school to another school.

Jennifer Peterson asked if the numbers in the High School and the changes proposed were for the next school year. Adam Searcy replied following with the practice that has been used a full school years advance notice is applied following the final action.

Beth Smith asked if there is an improvements plan for Sparks HS to balance it with improvements. Adam Searcy replied there is with WC1 program of projects a line item specifically was to acquire private properties adjacent to Sparks HS and ultimately expand Sparks HS.

Stephanie Hannah asked if the same will be done for Reno HS. Adam replied it is being looked into and an adjacent property has been acquired for potential expansion.

Araceli Martinez asked about a section in the Sparks HS zone and asked if the numbers have been looked at and will they be zoned to Wildcreek. Adam Searcy clarified these are the existing zone boundaries.

Public Comment

- Rachel Harding asked if the Spanish Springs CTE programs were going to be rezoned due to the opening of the Hug CTE program. Paul LaMarca replied that he did not think CTE courses from comprehensive High Schools would go away and requested Rachel email her question to him.
- Pablo Nava Duran gave public comment regarding the boundaries, affluent families going to Damonte and low income families going to Wooster.
- Amy Cocanouer commented on support of the Dunn notch returning to Reed HS.
- Malia Puchta believes there is an inequity in enrollment and wants to see it spread more evenly.
- Gregg Shugar stated Sparks HS is at twelve hundred fifty students and expressed concerns regarding the rezone proposal and the potential overcrowding it will bring to Sparks HS.

3. CLOSING ITEMS

3.01 Announcement of Next Meeting

The next meeting of the Zoning Advisory Committee will be held on Thursday, November 21, 2019 at 5:30 pm at a location to be determined.

3.02 Public Comment

Pablo Nava Duran gave public comment and thanked the committee

Jennifer Ferguson commented the pocket of children at Huffaker ES are already zoned for Reno HS. Therefore the whole school would not be moved to Reno HS since some of them are currently zoned for Reno HS. Also, it is the southern end which is more farm country and not heavily populated.

Kelly Roper reiterated what Jennifer Fergusons stated.

Malia Puchta stated she received communication from her Middle School Principal but not the Elementary School Principal.

3.03 Adjourn Meeting

There being no further business, the meeting was adjourned at 8:05 PM.