



**MINUTES**

**NORTH TAHOE PUBLIC UTILITY DISTRICT  
TAHOE CITY PUBLIC UTILITY DISTRICT  
Board of Directors Special Joint Meeting held at  
the North Tahoe Event Center**



**Thursday, February 16, 2023, at 8:30 a.m.**

**CALL TO ORDER/ESTABLISH QUORUM**

The North Tahoe Public Utility District and Tahoe City Public Utility District’s Board of Directors’ special joint meeting was held on Thursday, February 16, 2023, at 8:30 a.m. NTPUD District Staff in attendance included General Manager Johnson, Recreation, Parks, and Facilities Manager Oberacker, Parks and Facilities Superintendent Josh Ramey, and Administrative Liaison Moga. TCPUD District Staff in attendance included General Manager Barclay, Parks and Facilities Superintendent Berntson, Recreation Superintendent Williams, Senior Management Analyst Boyd, and Executive Assistant/District Clerk Viehmann. Consultants included: Stephanie Grigsby from Design Workshop, Teifion Rice-Evans from Economic & Planning Systems, Inc., and Ken Ballard from Ballard\*King (via zoom). The pledge of allegiance was recited.

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| <p>NTPUD Board of Directors in attendance:<br/>         Director Hughes<br/>         Director Daniels<br/>         Director Mourelatos<br/>         President Coolidge (arrived at 10:36 a.m.)<br/>         Director Thompson</p> | <p>TCPUD Board of Directors in attendance:<br/>         Director Wilkins<br/>         Director Beals<br/>         Director Pang<br/>         Director Scoville<br/>         Director Friedman</p> |
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**JOINT NORTH LAKE TAHOE ACTIVE RECREATION NEEDS ASSESSMENT PROJECT WORKSHOP** – GM Johnson introduced the item and the consultants. Consultant Stephanie Grigsby, Teifion Rice-Evans, and Ken Ballard (via zoom) provided a PowerPoint presentation.

The Board of Directors held a Joint North Lake Tahoe Active Recreation Needs Assessment Project Workshop.

During the workshop, the Consultants, Staff, and Board members reviewed and discussed the following topics:

- A summary of outdoor facility gaps, opportunities, and cost estimates
- Joint facility amenities and sizes
- Discussion with partnering agencies such as the school district, Placer County, and CTC for the development of Firestone property and future JPA’s
- Hard and soft cost summary with adjustment for current Tahoe bid climate
- An operational analysis for a joint recreation & aquatic center and a field house
- Possible phasing approach to spread out the costs
- Project capital, O&M costs, and user fee structure

- A cost recovery model and subsidization
- Addressing staff and workforce housing needs
- Potential funding strategies, existing/new funding sources, bonding, and annual funding to support capital costs
- Comparison of funding sources: Special taxes, property-based taxes, and bonding for capital facilities/annual funding needs
- The total number of parcels across the two District service areas and the total assessed value.
- Illustrative funding analysis, including Olympic Valley and Alpine Meadows parcels
- Conduct RFP to hire an expert to analyze ballot measure strategy
- Public engagement and education

### **PUBLIC COMMENT AND QUESTIONS –**

Monty White commented on the noise consideration when building a pickleball and tennis facility near a neighborhood. He added an eight-lane pool is the minimum need for multi-use and doesn't need to be a leisure pool. He stated he is a proponent of this effort.

Tom Lane provided public comment supporting ice hockey and a multi-use art/theater gymnasium. He commented on how TOT funds, taxes, foundations, and private funding could be used to support operations. He recommended communicating with residents, so they understand the benefits of this project.

Christin Hanna, the owner of the Lake Tahoe Dance Collective, stated a gymnasium could be used as an art facility with special flooring.

Scott Zumwalt inquired about the numbers for a pump track and field house and the timing of this project.

Andy Fisher, Placer County Parks Administrator, commented that there are two Park Dedication Districts in Eastern Placer County that correspond with NTPUD, TCPUD, and Olympic Valley.

Lindsay Romack, a representative from Placer County CEO Office, commented that Placer County has been in discussion and looks forward to having more discussions. CTC has to be involved.

The Board and Staff discussed forming ad hoc committees for each District, the next steps for Phase II & III, and requested a future joint meeting.

After a brief discussion, it was determined that NTPUD Directors Mourelatos and Daniels would serve on the NTPUD Ad Hoc Committee. TCPUD will determine its Ad Hoc Committee members at its next board meeting.

**ADJOURNMENT –** The board members thanked the public members, staff, and consultants for attending. There being no further business to come before the Boards, the meeting adjourned at 12:30 p.m.