

**WASHOE COUNTY BOARD OF EQUALIZATION**

**BOARD MEMBERS**

James Covert, Chairperson  
John Krolick, Vice Chairperson  
Benjamin Green  
Linda Woodland  
James Brown

Alternate:  
Philip Horan, First Alternate  
Thomas Krompetz, Second Alternate

**COUNTY CLERK**

Amy Harvey

**DEPUTY DISTRICT  
ATTORNEY**

Herb Kaplan

**AGENDA  
WEDNESDAY FEBRUARY 23, 2011**

**WASHOE COUNTY COMMISSION CHAMBERS  
1001 EAST NINTH STREET, RENO, NEVADA  
9:00 a.m.**

THE WASHOE COUNTY COMMISSION CHAMBERS ARE ACCESSIBLE TO THE DISABLED. IF YOU REQUIRE SPECIAL ARRANGEMENTS FOR THE MEETING CALL THE COUNTY MANAGER'S OFFICE, 328-2000, 24-HOURS PRIOR TO THE MEETING.

UNLESS OTHERWISE NOTED, ALL REAL PROPERTY HEARINGS ARE FOR 2011/2012; PERSONAL PROPERTY AND EXEMPTION HEARINGS ARE FOR 2010/2011.

ITEMS ON THE AGENDA MAY BE TAKEN IN AN ORDER OTHER THAN WHAT APPEARS ON THE AGENDA.

ALL HEARINGS BEFORE THE BOARD OF EQUALIZATION PROCEED AS FOLLOWS:

1. ASSESSOR DESCRIBES AND LOCATES THE SUBJECT PROPERTY.
2. PETITIONER(S)' (PROPERTY OWNER) PRESENTATION OF VALUE.
3. ASSESSOR'S PRESENTATION OF VALUE.
4. PETITIONER(S)' REBUTTAL.

THE BOARD MAY CONTINUE THE HEARING TO A FUTURE DATE. IN THE EVENT THAT THE BOARD TAKES ACTION ON THE PETITION, THE BOARD MAY ASK QUESTIONS AT ANY TIME. THE BOARD'S ACTION MAY CONSIST OF DENYING THE PETITION, UPHOLDING THE PETITIONER(S)' VALUE, OR DECIDING A DIFFERENT VALUE FOR THE PROPERTY.

ACTION TAKEN BY THE BOARD OF EQUALIZATION ON ANY APPEAL MAY INCLUDE ADDING THERETO OR DEDUCTING THEREFROM A SUM FROM ANY OTHER PROPERTY ASSESSED BY THE COUNTY ASSESSOR AS IS NECESSARY TO MAKE IT CONFORM TO THE TAXABLE VALUE OF THE PROPERTY ON APPEAL.

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Public Comment during the meeting will be for all matters, both on and off the agenda, and be limited to three (3) minutes per person. No public comment will be heard during individual items on the agenda. Persons are invited to submit comments in writing on the agenda items and/or attend and make comment during the designated public comment period at the Board meeting. The Chairperson and County Board of Equalization intend that their proceedings should demonstrate the highest levels of decorum, civic responsibility, efficiency and mutual respect between citizens and their government. The Board respects the right of citizens to present differing opinions and views, even criticism, but our democracy cannot function effectively in an environment of personal attacks, slander, threats of violence and willful disruption. To that end the Nevada Open Meeting Law provides the authority for the Chair of a public body to maintain the decorum and to declare a recess if needed to remove any person who is disrupting the meeting, and notice is hereby provided of the intent of this body to preserve the decorum and remove anyone who disrupts the proceedings.

**\*1. ROLL CALL**

**2. WITHDRAWALS**

Petitions withdrawn after posting of agenda.

**3. REQUESTS FOR CONTINUANCE**

Review and discussion for possible action on requests for continuances.

**4. CONSOLIDATION OF HEARINGS**

Discussion and action for possible consolidation of hearings listed on this agenda. Consolidation to be considered when appeals assert same or similar questions of law or fact.

**5. PERSONAL PROPERTY**

Hearings will be conducted based upon Petitions for Review of Assessed Valuation on the following accounts:

<u>ASSESSOR'S ACCOUNT NO.</u>	<u>PETITIONER</u>	<u>HEARING NO.</u>
2625064	COLLIGAN, CORNELIUS J	11-0293PP

**6. RESIDENTIAL**

Hearings will be conducted based upon Petitions for Review of Assessed Valuation on the following parcels:

<u>ASSESSOR'S PARCEL NO.</u>	<u>PETITIONER</u>	<u>HEARING NO.</u>
129-390-09	EVERETT H JOHNSON	11-0072
526-102-07	TOBIAS, MICHAEL E & MARGARET L	11-0144
003-631-05	KLEINFELTER/DAVIS TRUST	11-0151
522-740-33	ARMIJO, JOSEPH S & RAQUEL	11-0665
055-382-13	WELLS FARGO BANK NA	11-0676I

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7. **MULTI-FAMILY**

Hearings will be conducted based upon Petitions for Review of Assessed Valuation on the following parcels:

<b><u>ASSESSOR'S PARCEL NO.</u></b>	<b><u>PETITIONER</u></b>	<b><u>HEARING NO.</u></b>
400-040-12	HARVEST SKY PEAKS RET RES LLC	11-0667
015-251-50	NOTTINGHILL GATE CTRY PARK LLC	11-0674A
015-262-16	NOTTINGHILL GATE CTRY PARK LLC	11-0674B
015-262-17	NOTTINGHILL GATE CTRY PARK LLC	11-0674C
015-262-18	NOTTINGHILL GATE CTRY PARK LLC	11-0674D
015-263-09	NOTTINGHILL GATE CTRY PARK LLC	11-0674E
015-263-10	NOTTINGHILL GATE CTRY PARK LLC	11-0674F
015-263-11	NOTTINGHILL GATE CTRY PARK LLC	11-0674G
015-263-12	NOTTINGHILL GATE CTRY PARK LLC	11-0674H
015-263-08	NOTTINGHILL GATE SOUTHWEST LLC	11-0675

8. **COMMERCIAL**

Hearings will be conducted based upon Petitions for Review of Assessed Valuation on the following parcels:

<b><u>ASSESSOR'S PARCEL NO.</u></b>	<b><u>PETITIONER</u></b>	<b><u>HEARING NO.</u></b>
013-083-17	ABE PACIFIC HEIGHTS PROP LLC	11-0184
006-280-02	CWMH FOOD SERVICE LLC DBA CASTLEFOODS	11-0329
006-280-02	CWMH FOOD SERVICE LLC DBA CASTLEFOODS	11-0329R10
025-480-41	CHARLES RIVER	11-0335
163-111-01	INTERNATIONAL GAME TECHNOLOGY	11-0603
402-020-29	PENINSULA SPARKS LLC	11-0673

9. **VACANT / OTHER**

Hearings will be conducted based upon Petitions for Review of Assessed Valuation on the following parcels:

<b><u>ASSESSOR'S PARCEL NO.</u></b>	<b><u>PETITIONER</u></b>	<b><u>HEARING NO.</u></b>
019-323-01	TANGLEWOOD PRODUCTIONS	11-0517
055-371-02	WELLS FARGO BANK NA	11-0676A
055-372-04	WELLS FARGO BANK NA	11-0676B

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055-372-05	WELLS FARGO BANK NA	11-0676C
055-372-06	WELLS FARGO BANK NA	11-0676D
055-372-07	WELLS FARGO BANK NA	11-0676E
055-382-07	WELLS FARGO BANK NA	11-0676F
055-382-11	WELLS FARGO BANK NA	11-0676G
055-382-12	WELLS FARGO BANK NA	11-0676H
055-382-14	WELLS FARGO BANK NA	11-0676J
055-384-04	WELLS FARGO BANK NA	11-0676K
055-392-04	WELLS FARGO BANK NA	11-0676L
055-392-05	WELLS FARGO BANK NA	11-0676M
055-421-09	WELLS FARGO BANK NA	11-0676N

**\*10. BOARD MEMBER COMMENTS:** This item is limited to announcements or topics/issues proposed for future agendas.

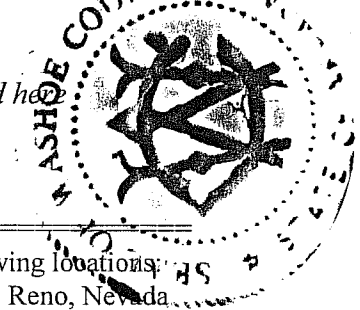
**\*11. PUBLIC COMMENTS.** Comment heard under this item will be limited to three (3) minutes per person and may pertain to matters both on and off the Board agenda. Comments are to be made to the Board as a whole.

**12. ADJOURNMENT**

\* INDICATES NON-ACTION ITEMS

**THIS AGENDA IS AN OFFICIAL AGENDA OF THE WASHOE COUNTY BOARD OF EQUALIZATION POSTED BY THE WASHOE COUNTY CLERK AS CLERK OF THE BOARD OF EQUALIZATION.**

*If seal affixed here*



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

- County Clerk's Office, Washoe County Courthouse, 75 Court Street, Reno, Nevada
- Washoe County Administration Complex, 1001 East 9<sup>th</sup> Street, Reno, Nevada (Manager's Office)
- Washoe County Administration Complex, 1001 East 9<sup>th</sup> Street, Reno, Nevada (Assessor's Office)
- Washoe County Central Library, 301 South Center Street, Reno, Nevada
- Sparks Justice Court, 630 East Greenbrae Drive, Sparks, Nevada
- Incline Village Justice Court, 865 Tahoe Blvd, Incline Village, Nevada
- Incline Village Branch Library, 845 Alder Ave., Incline Village, Nevada

[www.washoecounty.us](http://www.washoecounty.us)

