

Tuesday April 5, 2002

My name is Carmen Ortiz, I am a Sun Valley resident and current chair of the Sun Valley Citizen Advisory Board.

As chair of the Sun Valley CAB, we have received several comments regarding the confusion of this proposed project.

First and foremost, I want to state, we support affordable housing options, and we understand the need for new developments.

There are concerns, however, on how this project will impact the existing community and residents.

On Monday, March 21, 2022, the developer came to a Sun Valley Neighborhood meeting in the conference room at Hobey's Casino Restaurant, to inform and discuss this proposed project.

The developer was presenting to the community. The developer presented information representing Reno and not Washoe County. He stated that Sun Valley is currently Medium Density Suburban, at 14 Units per acre just like Reno.

This information is incorrect.

According to the 12/24/19 Washoe County Master Plan, Vision and Character Management, Land Use, Section SUN 1.3, item c. Medium Density Suburban (MDS) = three units per acre.

This developer is trying to increase Density via the Zone change/amendment.

Our residents would like another Neighborhood Meeting with the correct information presented, so they can see what the impact and the layout under the current zoning would be.

Based on the misinformation provided to myself, our residents and our community, I respectfully disagree with this project as it was presented to the Sun Valley community on 3/21/22.

I appreciate the opportunity to present before the Planning Commission on behalf of my community.

Sincerely,  
Carmen Ortiz