

# **A G E N D A**

## **SOUTHERN NEVADA WATER AUTHORITY BOARD OF DIRECTORS**

**REGULAR MEETING  
9:00 A.M. – FEBRUARY 17, 2022**

**BOARD CHAMBERS, SOUTHERN NEVADA WATER AUTHORITY  
100 CITY PARKWAY, SEVENTH FLOOR, LAS VEGAS, NEVADA  
(702) 258-3100**

### **Board of Directors**

Marilyn Kirkpatrick, Chair  
Dan Stewart, Vice Chair  
James Adams  
Scott Black  
Cedric Crear  
Jim Gibson  
Justin Jones

*John J. Entsminger,  
General Manager*

Date Posted: February 10, 2022

SOUTHERN NEVADA  
WATER AUTHORITY

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### **THIS MEETING HAS BEEN PROPERLY NOTICED AND POSTED IN THE FOLLOWING LOCATIONS:**

*City of Boulder City, City Hall*  
401 California Street  
Boulder City, Nevada

*City of Henderson, City Hall*  
240 S. Water Street  
Henderson, Nevada

*City of North Las Vegas, City Hall*  
2250 Las Vegas Boulevard North  
North Las Vegas, Nevada

*City of Las Vegas, City Hall*  
495 S. Main Street  
Las Vegas, Nevada

*Clark County Government Center*  
500 S. Grand Central Parkway  
Las Vegas, Nevada

*Clark County Water Reclamation District*  
5857 E. Flamingo Road  
Las Vegas, Nevada

*Southern Nevada Water Authority*  
100 City Parkway, Suite 700  
Las Vegas, Nevada

*Las Vegas Valley Water District*  
1001 S. Valley View Boulevard  
Las Vegas, Nevada

All items on the agenda are for action by the Board of Directors, unless otherwise indicated. Items may be taken out of order. The board may combine two or more agenda items for consideration, and the board may remove an item from the agenda or delay discussions relating to an agenda item at any time.

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### **CALL TO ORDER**

### **COMMENTS BY THE GENERAL PUBLIC**

**NO ACTION MAY BE TAKEN:** This is a period devoted to comments by the general public pertaining to items on this agenda. If you wish to speak to the Board about items within its jurisdiction, but not appearing on this agenda, you must wait until the "Comments by the General Public" period listed at the end of this agenda. Please limit your comments to three minutes or less and refrain from making comments that are repetitious, offensive, or amounting to personal attacks. No action may be taken upon a matter not listed on the posted agenda. Public comment can also be provided in advance of the meeting and submitted to [publiccomment@snwa.com](mailto:publiccomment@snwa.com). Public comment received through February 16, 2022, will be included in the meeting's minutes.

### **ITEM NO.**

1. *For Possible Action:* Approve agenda with the inclusion of tabled and/or reconsidered items, emergency items and/or deletion of items, and approve the minutes from the regular meeting of January 20, 2022.

### **BUSINESS AGENDA**

2. *For Possible Action:* Conduct a Public Hearing to consider and adopt increases to the Authority's Connection Charge, Commodity Charge and Infrastructure Charge.

### **COMMENTS BY THE GENERAL PUBLIC**

**NO ACTION MAY BE TAKEN:** At this time, the Board of Directors will hear general comments from the public on matters under the jurisdiction of the Southern Nevada Water Authority. Please limit your comments to three minutes or less and refrain from making comments that are repetitious, offensive, or amounting to personal attacks. No action may be taken upon a matter not listed on the posted agenda.

**SOUTHERN NEVADA WATER AUTHORITY  
BOARD OF DIRECTORS  
REGULAR MEETING  
JANUARY 20, 2022  
MINUTES**

CALL TO ORDER 9:02 a.m.

BOARD MEMBERS PRESENT Marilyn Kirkpatrick, Chair  
Dan Stewart, Vice Chair  
James Adams  
Scott Black  
Cedric Crear  
Jim Gibson  
Justin Jones

BOARD MEMBERS ABSENT None

STAFF PRESENT Dave Johnson, Colby Pellegrino, Doa Ross, Kevin Bethel and  
Tabitha Simmons

OTHERS PRESENT Nonfunctional Turf Removal Advisory Committee members – Tena Cameron,  
Larry Fossan, Dale Hahn, Dave Strickland and Brian Walsh.

*Unless otherwise indicated, all members present voted in the affirmative.*

**COMMENTS BY THE GENERAL PUBLIC**

*For full public comment, visit [snwa.com/apps/snwa-agendas/index.cfm](http://snwa.com/apps/snwa-agendas/index.cfm)*

Robert Gibson submitted written comments for the record. A copy of his comments is attached to these minutes. He also spoke concerning the proposed nonfunctional turf definitions.

Dave Strickland spoke concerning water saving measures implemented by Larry Fossan at Sun City Anthem. He encouraged the Board to visit the area to see how to save water without removing all turf areas.

Tom Raden said that most people overwater using drip irrigation by about 300 percent. He said that turf is typically overwatered by about 100 to 150 percent. He said that installing more smart irrigation controllers could have a greater impact on reducing water consumption than removing turf.

Written comments were also received from Gudrun Fruehling, Joseph Grassia, Tom Haddad, Larry Larson, Michael Barozzi, Gerald and Patricia Steiner, Carla Daly and Ann and Lawrence Woo, regarding the nonfunctional turf definitions. Copies of their comments are attached to these minutes.

**ITEM NO.**

1. ***For Possible Action: Approve agenda with the inclusion of tabled and/or reconsidered items, emergency items and/or deletion of items, and approve the minutes from the regular meeting of December 20, 2021.***

FINAL ACTION: Director Gibson made a motion to approve the agenda for this meeting, and to approve the minutes from the regular meeting of December 20, 2021. The motion was approved.

**CONSENT AGENDA**

2. ***For Possible Action: Renew the Amended and Restated Interlocal Contract between the Las Vegas Valley Water District and the Authority, which authorizes the General Manager of the District to serve as the General Manager of the Authority, and utilize the staff and resources of the District to manage the affairs of the Authority.***
3. ***For Possible Action: Approve a resolution authorizing the submission of a grant proposal to the Bureau of Reclamation's WaterSMART Environmental Water Resources Projects grants seeking \$900,500.***
4. ***For Possible Action: Approve and authorize the General Manager to sign a cooperative agreement between the Nevada Department of Wildlife and the Authority for the Fish Hatchery Pipeline Preliminary Design and Permitting and accept funds in an amount not to exceed \$400,000.***

5. ***For Possible Action:*** Approve and authorize the General Manager to sign the Federal Demonstration Partnership Cost Reimbursement Subaward Agreement between the University of Michigan and the Authority for participation in a project that will identify water quality treatment parameters to reliably estimate virus removal and inactivation during wastewater treatment and accept funds in an amount not to exceed \$330,258.

FINAL ACTION: Vice Chair Stewart made a motion to approve staff's recommendations. The motion was approved.

#### **BUSINESS AGENDA**

6. ***For Possible Action:*** Receive a presentation on the Nonfunctional Turf Removal Advisory Committee process and accept the report.

Colby Pellegrino, Deputy General Manager, Resources, gave a presentation regarding the Nonfunctional Turf Removal Advisory Committee (NTRAC) process and its recommendations. A copy of her presentation is attached to these minutes.

The Board recognized the NTRAC members and thanked them for their service on behalf of the community.

Director Crear asked if the Legislature allocated funding to help implement the provisions of AB 356. Chair Kirkpatrick said that the Legislature did not allocate funding.

FINAL ACTION: Vice Chair Stewart made a motion to approve staff's recommendation. The motion was approved.

7. ***For Possible Action:*** Approve the Implementation Plan for the Removal of Nonfunctional Turf in Southern Nevada.

Director Jones asked if there were any recommendations to remove turf from various sectors earlier than required by AB 356. Ms. Pellegrino said that NTRAC identified that many large common-interest communities and businesses would require significant time and investment to meet the requirements of AB 356. Therefore, NTRAC did not recommend any interim deadlines requiring certain sectors to remove turf earlier than the AB 356 deadline.

Director Gibson asked for clarification on how the plan affects new development. Ms. Pellegrino said that the provisions of AB 356 apply to existing development; however, the Board passed a resolution last fall limiting the installation of turf in new development.

Vice Chair Stewart asked about the waiver and appeal process. Ms. Pellegrino said that properties may apply for a waiver from the Authority. If an applicant is not satisfied with staff's decision, the applicant may appeal to the General Manager.

FINAL ACTION: Director Jones made a motion to approve staff's recommendation. The motion was approved.

8. ***For Possible Action:*** Award a contract for the reconstruction of two existing erosion control structures at the Las Vegas Wash, including work in the wash channel, to Las Vegas Paving Corporation for the amount of \$4,400,000, authorize a change order contingency amount not to exceed \$440,000, and authorize the General Manager to sign the construction agreement.

FINAL ACTION: Director Gibson made a motion to approve staff's recommendation. The motion was approved.

9. ***For Possible Action:*** Approve and authorize the General Manager to sign an Agreement for the Purchase and Sale of Shares in the Bunkerville Irrigation Company between SJD Farm LLC and the Authority for an amount not to exceed \$497,072.38 and authorize the General Manager to sign ministerial documents necessary to effectuate the transaction.

FINAL ACTION: Director Gibson made a motion to approve staff's recommendation. The motion was approved.

10. ***For Possible Action:*** Approve and authorize the General Manager to sign an Agreement for the Purchase and Sale of Shares in the Bunkerville Irrigation Company between Peri Hardy and the Authority for an amount not to exceed \$284,041.36 and authorize the General Manager to sign ministerial documents necessary to effectuate the transaction.

FINAL ACTION: Director Gibson made a motion to approve staff's recommendation. The motion was approved.

11. ***For Possible Action:*** Approve and authorize the General Manager to sign an Agreement for the Purchase and Sale of Shares in the Mesquite Irrigation Company between Obsidian Real Estate, LLC and the Authority for an amount not to exceed \$181,649.64 and authorize the General Manager to sign ministerial documents necessary to effectuate the transaction.

FINAL ACTION: Vice Chair Stewart made a motion to approve staff's recommendation. The motion was approved.

12. ***For Possible Action:*** Approve Amendment No. 1 to the Professional Services Agreement between R&R Partners, Inc., and the Authority for Integrated Marketing and Strategic Communication Services, to increase the scope of services and the not-to-exceed amount of \$3,000,000 by \$750,000 per contract year.

Director Crear disclosed that his company did business with R&R Partners, Inc. Although his company did not work on any Authority campaigns, he said that he would abstain from voting on the proposed amendment.

FINAL ACTION: Director Adams made a motion to approve staff's recommendation. The motion was approved with Director Crear abstaining.

13. ***For Possible Action:*** Determine that the proposed changes to the Authority's Connection Charge, Infrastructure Charge and Commodity Charge are not likely to impose a direct and significant economic burden upon a business, or directly restrict the formation, operation or expansion of a business; consider and approve the attached Business Impact Statement; and direct staff to set a public hearing for possible adoption of the proposed charges for February 17, 2022.

FINAL ACTION: Vice Chair Stewart made a motion to approve staff's recommendation. The motion was approved.

14. ***For Possible Action:*** Conduct a Public Hearing to consider an increase in the annual groundwater management fees.

Chair Kirkpatrick opened the public hearing. There were no speakers wishing to be heard, therefore Chair Kirkpatrick closed the public hearing.

FINAL ACTION: Director Black made a motion to approve staff's recommendation. The motion was approved.

15. ***For Information Only:*** Receive an update from staff on water resources including, but not limited to, drought conditions in the Colorado River Basin, conservation programs and initiatives, activities on the Colorado River, and water resource acquisition and development.

Colby Pellegrino, Deputy General Manager, Resources, gave a water resources and conservation update presentation. A copy of her presentation is attached to these minutes.

NO ACTION REQUIRED

#### **Public Comment**

There were no speakers.

#### **Adjournment**

There being no further business to come before the Board, the meeting adjourned at 10:04 a.m.

Copies of all original agenda items and minutes, including all attachments, are on file in the General Manager's office at the Las Vegas Valley Water District, 1001 South Valley View Boulevard, Las Vegas, Nevada.



## SNWA - Email us: General comments/questions

### Customer information

First name: Gudrun

Last name: Fruehling

Address 1: 70 Innisbrook Ave

Address 2:

City: Las Vegas

State/province: Nevada

ZIP code: 89113

Phone:

Email: [gudrunfruehling@me.com](mailto:gudrunfruehling@me.com)

Comments/questions: January 18, 2022 To the Board of SNWA Useless Grass I understand that the SNWA board is considering removing turf in single family HOAs that is not located in a homeowner's yard because it is considered useless and non-recreational. I respectfully disagree with that notion. I live in an association of 48 homeowners. Our common grounds are landscaped with over 50 shading trees planted within turf areas. The turf protects the extensive root system of these valuable trees. This turf is not useless! 13 homeowners (including me) or 27% own one or more dogs. As a matter of fact, there are a total of 19 dogs living on our street that walk on the turf with their owners daily. In other words, the grass gets plenty of use. It is not useless! Most pets have been trained to do their business on real grass, not on concrete, asphalt, or rocks. To take it away is like removing bathrooms from our homes. The turf serves a purpose. It is not useless! Artificial turf gets hot in the summer, especially in the desert where we live. Likewise, will the streets and concrete walkways too hot for our dogs to walk on. They need the grass areas. Our turf is not useless! Many of us have chosen our homes in this association for the above reasons. The removal of the turf would not only have a negative impact on us personally, but also diminish our property values. I am appealing to you to take these facts under consideration when deciding of what areas of an HOA community are covered by non-function grass that will be ordered to be removed. Thank you, Gudrun Fruehling 70 Innisbrook Avenue 7020-998-7430

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A Not-For-Profit Water Agency

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January 18, 2022

To the Board of SNWA

### **Useless Grass**

I understand that the SNWA board is considering removing turf in single family HOAs that is not located in a homeowner's yard because it is considered useless and non-recreational.

I respectfully disagree with that notion.

I live in an association of 48 homeowners. Our common grounds are landscaped with over 50 shading trees planted within turf areas. The turf protects the extensive root system of these valuable trees. **This turf is not useless!**

13 homeowners (including me) or 27% own one or more dogs. As a matter of fact, there are a total of 19 dogs living on our street that walk on the turf with their owners daily. In other words, the grass gets plenty of use. **It is not useless!**

Most pets have been trained to do their business on real grass, not on concrete, asphalt, or rocks. To take it away is like removing bathrooms from our homes. The turf serves a purpose. **It is not useless!**

Artificial turf gets hot in the summer, especially in the desert where we live. Likewise, will the streets and concrete walkways too hot for our dogs to walk on. They need the grass areas. **Our turf is not useless!**

Many of us have chosen our homes in this association for the above reasons. The removal of the turf would not only have a negative impact on us personally, but also diminish our property values.

I am appealing to you to take these facts under consideration when deciding of what areas of an HOA community are covered by non-function grass that will be ordered to be removed.

Thank you,

Gudrun Fruehling  
70 Innisbrook Avenue  
7020-998-7430





Enjoying our dog walk area on Innisbrook Ave.

TO: SNWA

RE: SNWA's Nonfunctional Turf Definitions

The proposed definition of "nonfunctional turf" and its application to HOAs will be arbitrary, capricious, an abuse of discretion and unconstitutional. Importantly, it discriminates against all the seniors and pet owners who utilize all existing turf walking paths that are not 10 feet from a road or a minimum of 30 feet wide.

A. The NFTRC blindly categorized turf as nonfunctional simply because it was "streetscape" turf (within 10 feet of a road or less than 30 feet in all directions) or "sloped turf". Communities have designed watering systems for, "sloped turf", that does not have street runoff. Most HOA communities utilize "streetscape" and "sloped turf" for pet walking, owner exercise and other useful activities. NFTRC provided no factual basis for its illogical 10-foot and 30-foot rules. As shown in the photo included, I frequently walk our dogs on grass within 10 feet of a private road. The wall in the photo is only 27 feet from the private road, Innisbrook Ave. Under the rules proposed by the NFTRC, this grass would be categorized as nonfunctional and would have to be removed. This would leave no walking areas in the hot summer months for our residents or their dogs. This grass is obviously functional. In other words, "streetscape" and "slope turf" is utilized by senior citizens and pet owners. By making these two categories automatically "nonfunctional" the SNWA would be acting in an arbitrary and capricious manner.

B. Adequate non-Colorado River water sources exist to maintain the turf which SNWA is targeting for removal. The SNWA website provides the following: "About 10% of Southern Nevada's municipal water supplies come from Las Vegas groundwater"; total water Las Vegas water use per day is 489 million gallons; and projected savings from turf removal is 9.6 billion gallons a year.

10% of 489 million gallons = 48.9 million gallons per day from groundwater. This adds up to 17,848,500,000 gallons per year of water used. Turf to be removed uses 9,600,000,000 gallons per year. This is approximately 53.7% of the groundwater annually. Thus, using SNWA's own facts, there is more than adequate groundwater available for the turf targeted for removal. No Colorado River water needs to be used for the targeted turf. The SNWA's refusal to acknowledge this fact renders all removal orders arbitrary, capricious and an abuse of discretion.

C. In Spanish Trail there are hundreds of mature trees with turf covering the root systems to eliminate evaporation. Nobody disputes the importance of trees to help clean the air and lower temperatures in the Las Vegas Valley. In fact, the goal of the Las Vegas Urban Forestry Initiative is to "double the average tree canopy of 10 percent coverage to 20 percent by 2035". Therefore, it is essential that the existing mature trees be maintained and watered. It is easily shown that in neighborhoods with



a significant number of mature trees, the water currently being used is only the amount necessary to maintain and permit growth of the trees. Thus, to require removal of the turf covering the root systems (which limits the evaporation of water) will not save water, is not justified and is an abuse of discretion.

- D. The proposed cutting off of water and resultant removal or killing of turf constitutes an unconstitutional exaction of private property without just compensation in violation of the Nevada and United States Constitutions.

The SNWA will only compensate a maximum of \$3/sf for some turf removal and landscape replacement. No one claims that this meager amount begins covers the true cost of turf removal, replacement with desert landscaping, replacement of existing irrigation systems and loss of property values. Thus, unless the SNWA will compensate owners of turf the actual costs to be incurred, any actions by the SNWA to limit or cut off the historical water supply to owners of turf will constitute an unconstitutional exaction.

- E. It has become clear that the SNWA is rushing to categorize grass that is used daily by residents, that is not on a single-family residential lot, as being nonfunctional. In doing so, it is acting arbitrarily and capriciously, abusing its discretion and is in violation of the Nevada and United States Constitutions.

Robert J. Gibson

43 Innisbrook Ave.

Las Vegas, NV 89113

**From:** Robert Gibson <hoot@hootrjgibson.com>  
**Sent:** Monday, January 17, 2022 9:02 AM  
**To:** &PublicComment  
**Subject:** {EXTERNAL} Jan 20 grass meeting



Sent from my iPhone

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**From:** Joseph Grassia <jjg81450@gmail.com>  
**Sent:** Wednesday, January 19, 2022 1:20 PM  
**To:** &PublicComment; Gudrun Fruehling  
**Subject:** {EXTERNAL} Innisbrook Ave Common Grass

To SNWA,

I am in total agreement with my neighbors and colleagues who share our common ground area.

Not only is this natural grass area essential to our community and pets, the originators and landscape architects planned it that way because of the southern solar exposure.

It is a self-serving eco-system by design, the trees provide shade for the natural grass resulting in the need for less water. In return the mineral rich sod provides the necessary cover for healthy tree root growth.

The removal of the natural grass would be counter-intuitive no doubt and will disrupt their (trees, surrounding grass) coexistence.

For our health and well being, we need to embrace as much natural grass under our feet where-ever possible.

This is a prime example as much as the oxygen it promotes and providing the enjoyment for which it was originally intended.

Thank you,  
Joseph J Grassia  
10 Innisbrook Ave, Las Vegas, NV 89113

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**From:** Tom Haddad <tomh5252@aol.com>  
**Sent:** Wednesday, January 19, 2022 12:18 PM  
**To:** &PublicComment  
**Cc:** hoot@hootrjgibson.com  
**Subject:** {EXTERNAL} Fwd: Removal of turf

-----Original Message-----

From: Tom Haddad <tomh5252@aol.com>  
To: Michael@michaelnaft.com <Michael@michaelnaft.com>;  
Cc: hoot@hootrjgibson.com <hoot@hootrjgibson.com>; desertlc@aol.com <desertlc@aol.com>;  
gudrunfruehling@mac.com <gudrunfruehling@mac.com>; lisap@spanishtrail.net <lisap@spanishtrail.net>  
Sent: Wed, Jan 19, 2022 12:03 pm  
Subject: Removal of turf

I am writing this letter on behalf of the Innisbrook Homeowners Association and myself as a resident in the association and also as President of the association.

The grass you propose as useless turf is everything but useless. As listed below:

1. Safe to walk all pets so heat does not injure pets. Most pet owners walk daily and the HOA went as far to install clean up stations throughout the grass you want removed.
2. Our HOA has become all but a habitat for wildlife, including Geese, Ducks, Hens, rabbits, Birds, Turtles, and coyotes. Removal of this grass would definitely disrupt the environment.
3. Damage to trees which I will explain below.
4. Disruption of security provided by the trees.

Spanish Trail has reduced its water use by millions of gallons in the past years and over a half million square ft of grass. Now you want more and will not recognize a credit towards todays removal.

I would like to explain why removal of turf along the Hacienda wall will not only cut water usage but most likely increase usage.

I was in the agriculture for over 40 years, i am quite familiar with water conservation.

I can assure you that removing the existing grass and having to put in emitters (many for each tree) will cause the use of more water.

The tree roots are very shallow and have relied on grass to survive on. This is due to our rocky and difficult soil. Adding rock will increase evaporation.

Tree roots extend as much as 30 ft from the tree trunks. This would take an enormous amount of emitters for each tree. Thus more water usage.

Grass creates an insulator for holding moisture in, thus less water usage.

We have just spent thousands of dollars redoing our irrigation system and have realized a significant reduction in water usage.

Removing this grass would not only result in damage to our environment but significant financial damage.

Thank you,  
Tom Haddad  
24 Innisbrook Ave.  
702-497-2020



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**From:** larry@larsonmgmt.com  
**Sent:** Sunday, January 16, 2022 8:43 AM  
**To:** &PublicComment  
**Cc:** ccdista@ClarkCountyNV.gov  
**Subject:** {EXTERNAL} Removal of turf

January 16, 2021

Board of Directors SNWA

Re: Removal of turf on Innisbrook

My wife and I own two homes on Innisbrook, 50 and 80. I am opposed to the removal of any existing turf on Innisbrook for the following reasons:

1. The grass adjacent to the Innisbrook road is used for our dogs which walk year-round on the grass. In the summer months, it is too hot to walk pets either on the asphalt, or on the concrete.
2. I, my wife, and three grandchildren walk on the grass, and not just 10' from the sidewalk or road. We have no interest in walking on artificial turf or rocks.
3. The grass protects the many trees along the Hacienda wall by conserving moisture in the soil, which protects the root systems. Any loss of grass could have a detrimental effect on our beautiful trees.
4. Grass is essential for wildlife that is prevalent in Spanish Trail. Birds of all types eat the grass in order to survive. Eliminating grass will endanger some of the wildlife.

Based on the above, the definition of "non-functional turf" must be corrected. Clearly, all of the grass on Innisbrook is functional based on the four reasons cited above.

Thank you for your consideration.

Very truly yours,

Larry Larson  
323 782 1144

January 19, 2022

Board of Directors SNWA

Re: Removal of turf on Innisbrook Avenue

For the past 11 years my family and I have lived at 90 Innisbrook Avenue. I am opposed to the removal of turf on Innisbrook and I challenge the definition of what grass areas are useless and need to be removed. Please consider my thoughts on this subject before you make a decision.

- There are numerous shade trees planted within the turf area in the common grounds on Innisbrook. The turf protects these valuable trees by strengthening the root system and by conserving moisture and providing much needed shade.
- Over the past several years I have noticed many young families that have moved to our Innisbrook community. I have observed that their young children use the turf in the common area for walking, gathering and playing. In fact, when my extended family visits my young nieces and nephews go to the grassy area across from our house and enjoy playing.
- There are many dog owners on our street and all of them walk their dogs on the turf in the common area. Walking our pets on concrete, asphalt or rocks, especially in the summertime would be a burden. I own a small dog and he will not walk on the sidewalk or rocks.
- The turf in the common area of Innisbrook is not only aesthetically pleasing but it provides an area, for us and our pets to exercise and our young children to safely play.
- The many construction workers and service providers that come to Innisbrook on a daily basis take their breaks

- and lunch on the turf and in the shade, especially in the summertime. I think we should consider their well being!
- For all the reasons listed above I respectfully request the SNWA board change the definition of useless and non-functional turf and allow us to retain what little valuable turf we have in the common area.

Thank you in advance for your consideration in this matter.

Sincerely,

Michael Barozzi  
90 Innisbrook Avenue  
425-241-4863

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**From:** Patricia Steiner <p.steiner2014@gmail.com>  
**Sent:** Wednesday, January 19, 2022 2:46 PM  
**To:** Gudrun Fruehling; &PublicComment  
**Subject:** {EXTERNAL} Turf Removal on Innisbrook Ave.

As a resident of 42 Innisbrook Ave., Las Vegas, NV 89113 I want you to know how important the grass in our common area is to us, and our fellow home owners. Let me state a list of reasons why this is so important:

- 1) If you remove the grass we will need to utilize even more water than we are currently using to keep our trees alive.
- 2) The grassy common areas by our gates and adjacent to our street are used by children and adults for recreation such as playing catch, throwing Frisbees or just stretching out to enjoy the sunshine or shade while watching our dogs play.
- 3) Many residents, as well as us, walk their dogs which utilize all of the common areas to walk on. Dogs need grass! If you put Astro Turf to replace the grass, it burns the dogs paws and the dog urine begins to smell terrible after a short time. At that point, neighbors will not even want to take their morning or evening walks along our beautiful street!

We have invested a great deal of money and have paid more for our home and HOA fees to live on a street that has grass and trees. I implore you not to ruin the beauty and grandeur of Innisbrook Ave. where neighbors come together on the common areas to visit, play and walk their dogs.

Sincerely,  
Gerald and Patricia Steiner

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**From:** Carla Daly <carlajdaly@gmail.com>  
**Sent:** Wednesday, January 19, 2022 7:40 PM  
**To:** &PublicComment  
**Subject:** {EXTERNAL} Removal of turf on Innisbrook

Board of Directors ANWA

Please add my name opposing any removal of turf on Innisbrook Ave. Im in complete agreement with all of the Innisbrook's residents. As everyone has stated, we not only walk our dogs on this turf, but it also gives the residents the opportunity for exercise as well.

The reason I purchased my home on Innisbrook Ave. 2.5 years ago was the beauty of the trees, wild life (Geese, rabbits, duck, birds), and the dog walking turf.

Please listen to our voices here on Innisbrook Ave. and make an affirmative decision for our residents. Our turf was laid down for a reason:

our dogs, our beautiful trees (our oxygen), our wild life. Please don't remove it, we all need it.

Thank you in advance for a just decision. In our favor.

Sincerely,

Carla J. Daly  
30 Innisbrook Ave.  
320-600-1702



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**From:** Lawrence Woo <lmwoo88@yahoo.com>  
**Sent:** Thursday, January 20, 2022 7:20 AM  
**To:** &PublicComment  
**Subject:** {EXTERNAL} Removal of turf on Innisbrook Ave

To: Board of Directors,SNWA

We are the home owner of 74 Innsbrook Ave,since 2011.We are writing to oppose the removal of any existing turf on Innsbrook Ave,because it is functioning as a contributor to a balanced and healthy environment,and providing a recreational venue for homeowners/residents.Our views are submitted herewith for your consideration-

- 1.The turf areas have more than 50 trees planted there for many years.The turf preserves moisture in the soil,which in turn,protects the trees' root systems.Loss of grass would deprive the trees of a natural source of support,which will negatively impact on the life of these trees.
- 2.Grass is an integral part of the wildlife cycle on Innsbrook Ave.Birds of different types depend on the grass for food.Eliminating the turf will endanger the livelihood of wildlife in the area.
- 3.Many homeowners/residents own one or more dogs.These pet dogs walk on the turf with their owners every day.In the summer,it would be too hot to walk dogs on artificial turf,concrete ,asphalt or rocks.
- 4.The green grass on Innisbrook Ave provides a clean-air and healthy environment for the homeowners/residents to take their walk daily,and throughout four seasons of the year.

Based on the above facts,we respectfully submit that the turf alongside Innsbrook Ave should be preserved .

Thank you for your consideration.

Ann and Lawrence Woo  
74,Innisbrook Ave  
Las vegas,NV 89113



1

### ASSEMBLY BILL 356

- On June 4, 2021, Governor Sisolak signed Assembly Bill 356
- AB 356 directs SNWA Board of Directors to **develop a plan for the removal of nonfunctional turf** in the Las Vegas Valley
- To support development of the plan, the **legislation also created the Nonfunctional Turf Removal Advisory Committee (NTRAC)** to be appointed by the Board
- NTRAC is comprised of nine voting members**, representing office parks, businesses, industrial or commercial businesses, golf courses, two common-interest communities, multifamily housing facilities, environmental organizations, and local governments

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### 2021 NONFUNCTIONAL TURF REMOVAL ADVISORY COMMITTEE (NTRAC) APPOINTEES

<b>Mauricia Baca</b> Environmental Organization	<b>Larry Fossan</b> Common-interest Community
<b>Scott Black</b> Local Government	<b>Dale Hahn</b> Golf Course
<b>Stephanie Bressler</b> Multifamily Housing	<b>David Strickland</b> Industrial/Commercial
<b>Thomas Burns</b> Business	<b>Brian Walsh</b> Common-interest Community
<b>Tena Cameron</b> Office Park	

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### COMMITTEE PROCESS

The committee met four times to formulate recommendations to SNWA Board:

- "Functional turf" and "nonfunctional turf" definitions
- Waiver process

At the November 17, 2021, meeting, the committee approved its final recommendations and recommendations report to be submitted to the SNWA Board of Directors.

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### RECOMMENDATIONS REPORT

- Includes an overview of members, process, discussion and issues
- Formalizes the following:
  - Functional and Nonfunctional Turf definitions
  - Waiver process
- Includes recommendations for the following:
  - Future committee convening
  - Outreach

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### RECOMMENDATION #1

Define **non-functional turf** as:

**"Non-functional Turf"** means irrigated lawn grass area not meeting the below definition of Functional Turf, including without limitation, such areas in the following locations:

- Streetscape Turf: except as otherwise specified turf located along public or private streets, streetscape sidewalks, driveways and parking lots, including but not limited to turf within community, park and business streetscape frontage areas, medians and roundabouts
- Frontage, Courtyard, Interior and Building Adjacent Turf: turf in front of, between, behind or otherwise adjacent to a building or buildings located on a property not zoned exclusively as a single-family residence, including but not limited to maintenance areas and common areas.
- Certain HOA-Managed Landscape Areas: turf managed by a homeowner association that does not provide a recreational benefit to the community or that otherwise does not qualify as Functional Turf, regardless of the property zoning.

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**RECOMMENDATION #2****Define functional turf as:**

**"Functional Turf"** means an irrigated lawn grass area that provides a recreational benefit to the community and is:

- (a) located at least 10 feet from a street (except as otherwise specified), installed on slopes less than 25 percent, and not installed within street medians, along streetscapes or at the front of entryways to parks, commercial sites, neighborhoods or subdivisions; and
- (b) Active/Programmed Recreation Turf, Athletic Field Turf, Designated Use Area Turf, Golf Course Play Turf, Pet Relief Turf, Playground Turf or Resident Area Turf, as these terms are further defined and qualified.

 SOUTHERN NEVADA WATER AUTHORITY

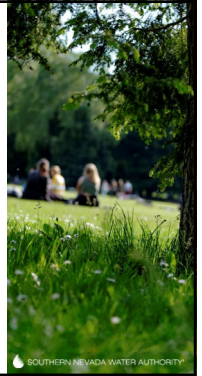
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**RECOMMENDATION #2 (cont.)****FUNCTIONAL TURF TYPES**

**"Active/Programmed Recreation Turf"** means irrigated lawn grass in an active/programmed recreation area on homeowner association-owned or managed property or at a public park or water park (excluding park streetscape and community frontage areas).

Active/programmed recreation turf at existing properties must be:

- 1,500 contiguous square feet or greater.
- Co-located with facilities, including but not limited to trash bins, benches, tables, walking paths and/or other recreational amenities.
- Located at least 10 feet from a public or private street or interior facing parking lot unless:
  - The contiguous turf area is at least 30 feet in all dimensions; or
  - The turf is immediately adjacent to an athletic field


 SOUTHERN NEVADA WATER AUTHORITY

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**RECOMMENDATION #2 (cont.)****FUNCTIONAL TURF TYPES**

**"Athletic Field Turf"** means irrigated lawn grass used as a programmed sports field or for physical education and intermural use that is 1,500 contiguous square feet or greater, not less than 30 feet in any dimension, and located at a school, daycare, youth recreation center, senior center, public park, private park, water park or religious institution.

Athletic Field Turf may be located less than 10 feet from a public or private street or interior-facing parking lot if the contiguous turf area is at least 30 feet in all dimensions.


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**RECOMMENDATION #2 (cont.)****FUNCTIONAL TURF TYPES**

**"Designated Use Area Turf"** means irrigated lawn grass designated for special use at cemeteries and mortuaries.


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**RECOMMENDATION #2 (cont.)****FUNCTIONAL TURF TYPES**

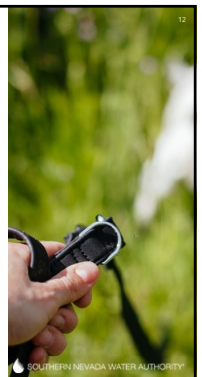

**"Golf Course Play Turf"** means irrigated lawn grass at a golf course in driving ranges, chipping and putting greens, tee boxes, greens, fairways and rough.


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**RECOMMENDATION #2 (cont.)****FUNCTIONAL TURF TYPES**

**"Pet Relief Turf"** means irrigated lawn grass in a property providing commercial and retail services for pets that is designated for pet use (such as veterinarians or boarding facilities). Pet Relief Turf may not exceed 200 square feet.


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**RECOMMENDATION #2 (cont.)****FUNCTIONAL TURF TYPES**

**"Playground Turf"** means irrigated lawn grass in designated play areas with playground amenities, including but not limited to slides, swings and climbing structures on homeowner association-owned or managed property or at a public park, water park, school, daycare, youth recreation center, senior center or religious institution.

Playground Turf may be located less than 10 feet from a public or private street if fenced.



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**RECOMMENDATION #2 (cont.)****FUNCTIONAL TURF TYPES**

**"Resident Area Turf"** means up to 150 square feet of irrigated lawn grass per dwelling unit at multi-family residential properties, single-family attached properties, commercial/multi-family mixed use properties, extended stay hotels/motels, or assisted living and rehabilitation centers used by tenants for recreation and leisure.

Resident Area Turf must be in areas reasonably accessible for active use by residents and therefore may not be located in streetscape frontages, parking lots, roundabouts, medians, driveways and other non-accessible or exclusive-use areas such as commercial courtyards.



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**RECOMMENDATION #3**

Establish a waiver process for non-single family residential properties for turf that is not permitted under the current definitions.

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**RECOMMENDATION #3 (cont.)**

Quick Reference Table

ESTABLISHMENT TYPE	Resident Area Turf	Golf Course Play Turf	Pet Relief Area Turf	Active / Programmed Recreation Turf	Athletic Field & Playground Turf	Designated Use Area Turf
Arboreta & Gardens					Functional	
Youth Recreation & Senior Centers				Functional	Functional	
Homeowner Associations						
Government Facilities (excluding Parks)						
Commercial & Retail Services			Functional <sup>1</sup>			
Multi-Family Residential	Functional					
Commercial/Multi-Family Mixed Use	Functional					
Public Parks, Private Parks & Water Parks				Functional	Functional	
Golf Courses		Functional				
Cemeteries & Mortuaries						Functional
Religious Institutions					Functional	
Hospitals & Medical Offices						
Assisted Living & Rehabilitation Centers	Functional					
Commercial & Industrial Office Parks						
Hotels, Motels & Resorts						

<sup>1</sup> Applies to businesses exclusively serving pets (petenniums, pet boarding facilities, etc.)

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**RECOMMENDATION #3 (cont.)****ELIGIBILITY:**

Any establishment can apply for waiver for functional turf that provides a recreational benefit to the community and meets the functional turf definition.

**APPLICATIONS:**

Waiver applicants must demonstrate turf substantially complies with the Functional Turf definition as indicated by:

- Activity type
- Activity appropriate dimensions
- Number of persons served and frequency of use
- Location in proximity to similar turf areas
- Public access and proximity to roadways (is turf accessible and located in a safe place to recreate?)
- Presence of facilities and/or other recreational amenities
- Irrigation efficiency

**PROCESS:**

Applications will be reviewed by staff to determine if the turf substantially complies with the functional turf definitions. Rejected applications may seek appeal.

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**RECOMMENDATION #4**

Reconvene the Nonfunctional Turf Removal Advisory Committee as needed to discuss other issues pertaining to the implementation of AB 356.

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**RECOMMENDATION #5**

Conduct outreach activities with non-single family residential property owners and managers to support implementation of AB 356.

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**REMOVAL PLAN**

- AB 356 requires SNWA to develop a plan for the removal of nonfunctional turf.
- Per AB 356, NTRAC's responsibilities include providing recommendations to the plan.
- The implementation plan being considered by the Board today incorporates NTRAC's definitions of functional and nonfunctional turf and the committee's other recommendations.

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**OUTREACH**

The SNWA recognizes that many properties in Southern Nevada will be affected by the legislation and these definitions.

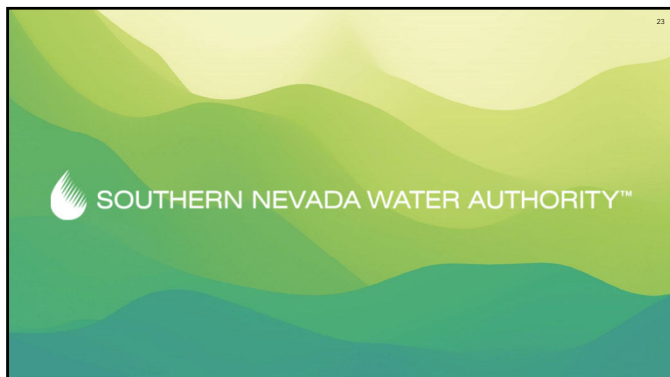
- Web pages that include the definitions and examples
- Speakers bureau, tailored to industry
- Direct mail to property owners
- Stakeholder briefings
- Targeted outreach to professional associations and business groups
- Water bill insert information
- *Water Smart Living* homeowner newsletter information
- Social media
- Vegas Valley H2O segment
- Springs Preserve tours of water smart landscaping
- Dedicated conservation staff to handle call volume, inquiries and program management

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**SUMMARY**

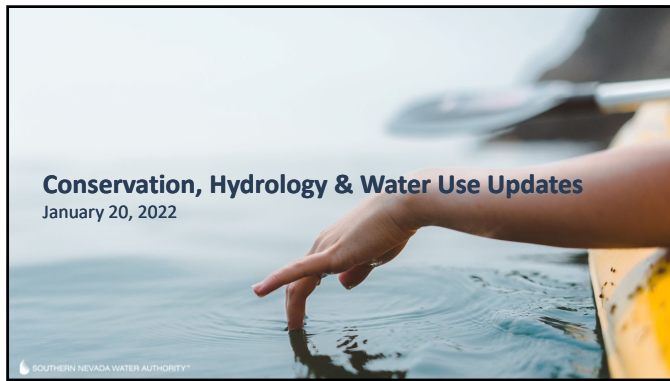
- Implementation of AB 356 will require significant effort from property owners, property managers, landscape professionals, local governments and SNWA conservation personnel.
- Their support and help in this effort will reduce water consumption and keep Southern Nevada a beautiful and sustainable community.
- SNWA will implement a waiver process for circumstances under which turf used for functional purposes does not conform to the functional turf definition.
- SNWA will continue to assist properties to implement provisions of AB 356.

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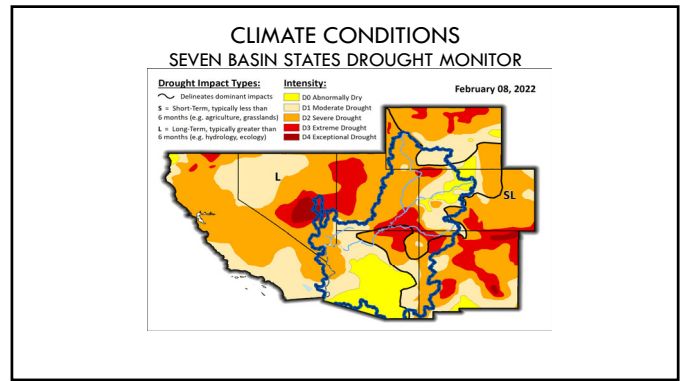


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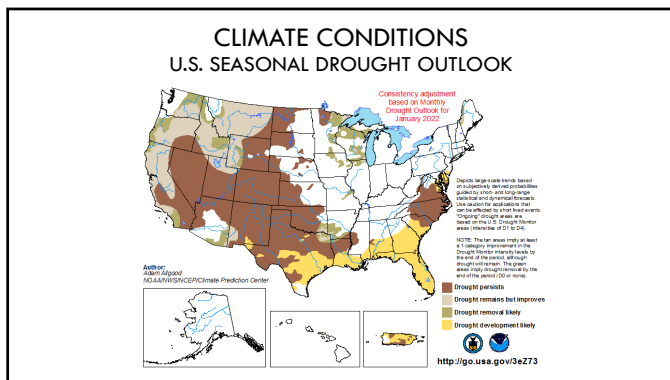




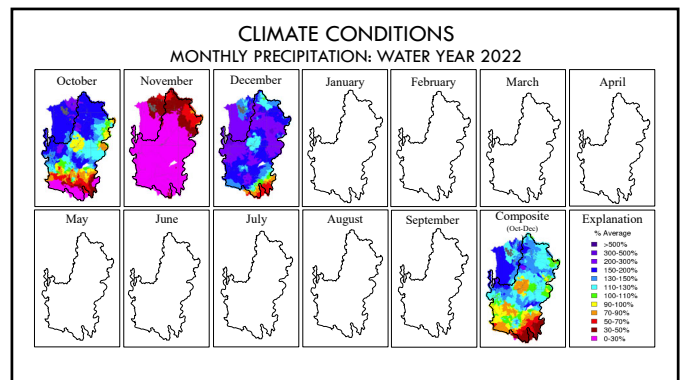
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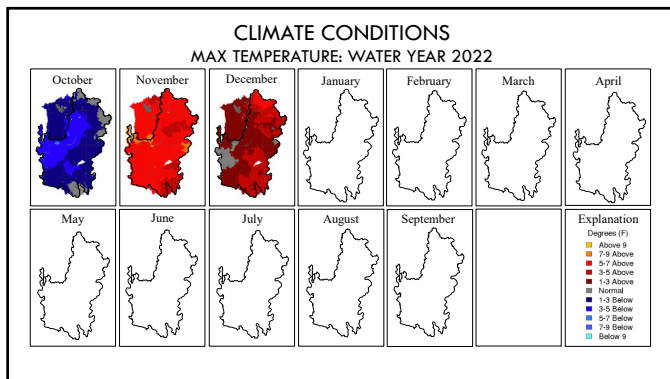
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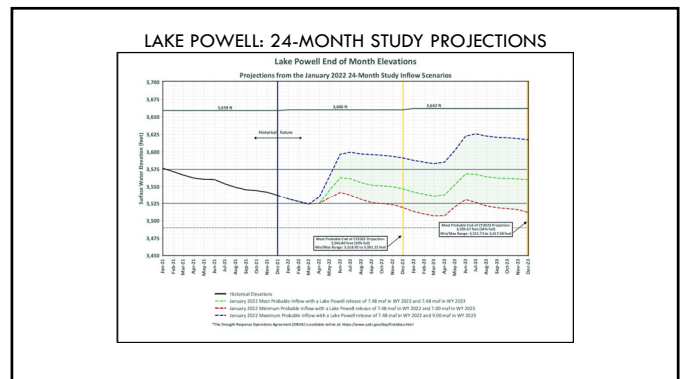
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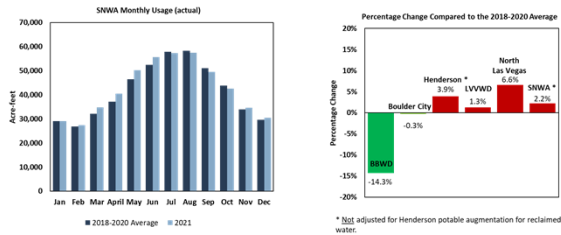


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## SNWA WATER USE

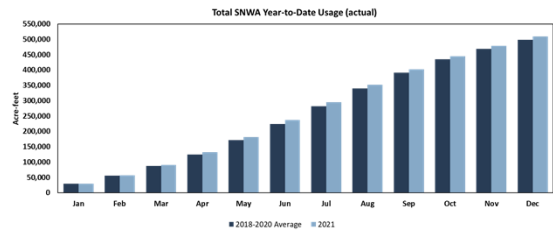
2021 SNWA water use was higher than the prior year.



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## SNWA WATER USE AND NEVADA COLORADO RIVER USE

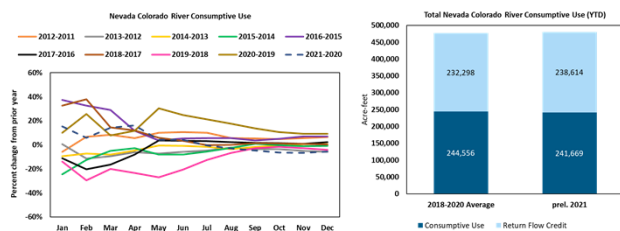
2021 SNWA water use was higher than the prior year.



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## NEVADA COLORADO RIVER USE

2021 Colorado River consumptive use is on track to be below our 3-year average.



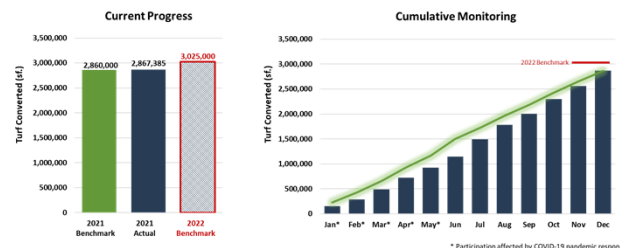
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## WATER CONSERVATION UPDATE

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## WATER SMART LANDSCAPES

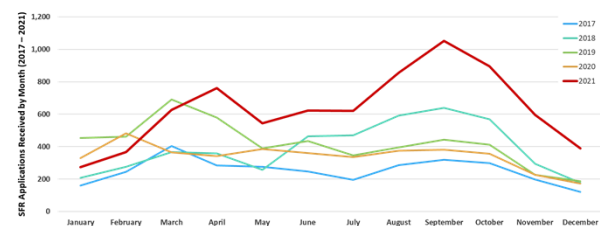
Homeowners have converted more than 2.8 million sf. of turf in 2021, saving an estimated 160 million gallons of water annually.



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## WATER SMART LANDSCAPES

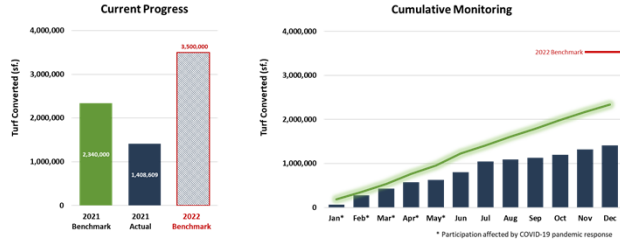
Single Family Residential WSL applications are on the rise, far outpacing progress in recent prior years.



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## WATER SMART LANDSCAPES

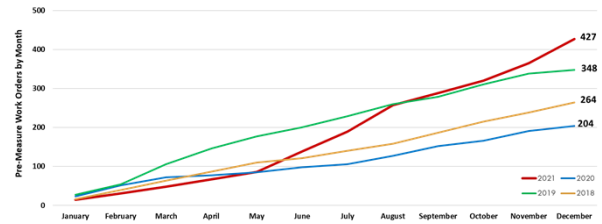
Non-SFR customers have converted more than 1.4 million sf. of turf in 2021, saving more than an estimated 78 million gallons of water annually.



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## WATER SMART LANDSCAPES

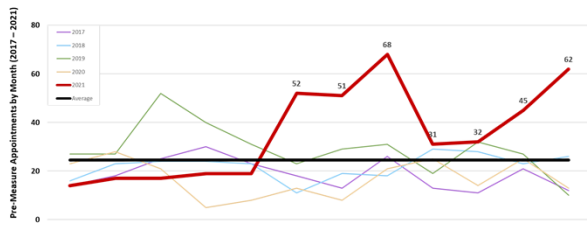
The number of pre-measure work orders are up significantly over prior recent years.



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## WATER SMART LANDSCAPES

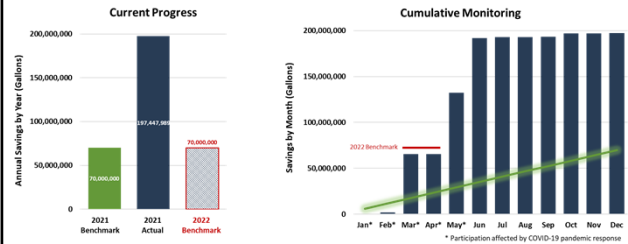
Program interest among the Non-SFR water users is on the rise.



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## WATER EFFICIENT TECHNOLOGIES

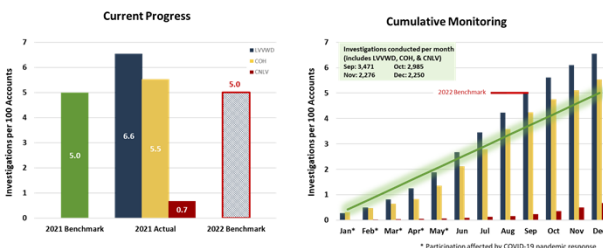
WET program participants completed 52 projects in 2021, saving an estimated 197 million gallons of water.



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## WATER WASTE INVESTIGATIONS

Water waste investigations continue to pick up pace.



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## LANDSCAPE COMPLIANCE

Winter watering restrictions are currently in effect.



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**SOUTHERN NEVADA WATER AUTHORITY**  
**BOARD OF DIRECTORS**  
**AGENDA ITEM**

February 17, 2022

**Subject:**

Public Hearing

**Petitioner:**

John J. Entsminger, General Manager

**Recommendations:**

That the Board of Directors conduct a Public Hearing to consider and adopt increases to the Authority's Connection Charge, Commodity Charge and Infrastructure Charge.

**Fiscal Impact:**

Increases to the Authority's Connection Charge, Commodity Charge and Infrastructure Charge are estimated to generate approximately \$150 million cumulatively through year 2030.

**Background:**

In September 2020, the Board of Directors adopted 22 recommendations that were developed by the Integrated Resources Planning Advisory Committee (IRPAC 2020). These recommendations included inflationary-based rate increases to the Authority's Connection, Commodity and Infrastructure Charges to fund a proposed amendment to the Authority's Major Construction and Capital Plan (MCCP) for infrastructure, facilities, water resources and water conservation initiatives.

The Board approved specific rate increases to occur over six years (2022 – 2027), and the charges were to be indexed annually thereafter beginning in 2028. The approved rate increases for years 2022 – 2027 included: (1) a "catch up" increase covering inflation since the last rate adjustment; and (2) an increase accounting for projected future inflation based on the following annualized averages for the previous 25 years:

SNWA Connection Charge, based on Engineering News Record (ENR): 3.0%

SNWA Commodity Charge, based on Consumer Price Index (CPI): 2.5%

SNWA Infrastructure Charge, based on ENR: 3.0%

In the one year since the recommendations were approved, however, the ENR and CPI have increased by 8.4 percent and 5.0 percent, respectively – significantly more than originally projected. Consequently, the gap between the IRPAC-approved projected inflation rates and actual inflation rates for years 2022 – 2027 could result in a revenue shortfall of approximately \$150 million through 2030.

In response, IRPAC 2020 was reconvened in December 2021 to discuss and recommend a funding strategy to ensure the Authority's charges maintain pace with current and future inflation. Based on the committee's recommendation, the Board is being asked to consider the following adjustments:

1. Effective March 1, 2022, update the previously approved projected inflation rates for 2022 in accordance with September 2021's actual rates, which would increase the SNWA Connection Charge by 5.4 percent, the SNWA Commodity Charge by 2.5 percent and the SNWA Infrastructure Charge by 5.4 percent.

2. Update the previously approved projected inflation rate for the SNWA Commodity Charge in years 2023 – 2027 in accordance with the actual CPI rate from the previous September, effective January 1, 2023; and update the previously approved projected inflation rate for the SNWA Infrastructure and Connection Charges in years 2023 – 2027 in accordance with the actual ENR rate from the previous September, effective January 1, 2023, for the SNWA Infrastructure Charge and effective March 1, 2023, for the SNWA Connection Charge.
3. Beginning in 2023, limit future increases to the SNWA Infrastructure and Commodity Charges to a floor of 1.5 percent and a ceiling of 7.0 percent each year, excluding “catch up” increases in years 2023 – 2027.

Pursuant to NRS 237.080, the Authority notified trade associations and businesses of these proposed changes and evaluated impacts within a Business Impact Statement (BIS). On January 20, 2022, the Board determined that the proposed rate changes were not likely to impose a direct and significant burden on or directly restrict the formation, operation or expansion of businesses, and the Board approved the BIS and directed staff to notice a public hearing for February 17, 2022.

This action is authorized pursuant to NRS 237.090, Section 6(c) of the SNWA 1995 Amended Cooperative Agreement, and Article 7 of the SNWA 2019 Amended Facilities and Operations Agreement. The office of the General Counsel has reviewed and approved this item.

## PROPOSED SNWA RATE INCREASE SCHEDULE

		Mar 2022	Mar 2023	Mar 2024	Mar 2025	Mar 2026	Mar 2027	Mar 2028→
Connection Charge (ENR)	Catch-up Inflation	6.5%	6.5%	6.5%	6.5%	6.5%	6.5%	0.0%
	Current Year Inflation	8.4%	Prior Sept ENR	Prior Sept ENR	Prior Sept ENR	Prior Sept ENR	Prior Sept ENR	Prior Sept ENR
	Total	14.9%	TBD	TBD	TBD	TBD	TBD	Prior Sept ENR

		Mar 2022	Jan 2023	Jan 2024	Jan 2025	Jan 2026	Jan 2027	Jan 2028→
Commodity Charge (CPI)	Catch-up Inflation	2.3%	2.3%	2.3%	2.3%	2.3%	2.3%	0.0%
	Current Year Inflation	5.0%	Prior Sept CPI	Prior Sept CPI	Prior Sept CPI	Prior Sept CPI	Prior Sept CPI	Prior Sept CPI
	Total	7.3%	TBD	TBD	TBD	TBD	TBD	Prior Sept CPI

		Mar 2022	Jan 2023	Jan 2024	Jan 2025	Jan 2026	Jan 2027	Jan 2028→
Infrastructure Charge (ENR)	Catch-up Inflation	1.6%	1.6%	1.6%	1.6%	1.6%	1.6%	0.0%
	Current Year Inflation	8.4%	Prior Sept ENR	Prior Sept ENR	Prior Sept ENR	Prior Sept ENR	Prior Sept ENR	Prior Sept ENR
	Total	10.0%	TBD	TBD	TBD	TBD	TBD	Prior Sept ENR

## MARCH 2022 – PROPOSED RATE INCREASES

Monthly Commodity Charge (per 1,000 gallons)	Jan. 2022 Approved	March 2022 Proposed
	\$0.50	\$0.52

### Residential Rates

Daily Infrastructure Charge (Residential)	Jan. 2022 Approved		March 2022 Proposed	
	Daily Charge	30-day Total	Daily Charge	30-day Total
5/8" & 3/4" meter size	\$0.4504	\$13.51	\$0.4737	\$14.21
1" meter size	1.1928	35.78	1.2543	37.63
1.5" meter size	2.3852	71.56	2.5083	75.25
2" meter size	3.8165	114.50	4.0136	120.41
3" meter size	7.6322	228.97	8.0263	240.79
4" meter size	11.9254	357.76	12.5411	376.23
6" meter size	23.8505	715.52	25.0818	752.45
8" meter size	38.1605	1,144.82	40.1305	1,203.92
10" meter size	42.6070	1,278.21	44.8066	1,344.20



### Non-Residential Rates

Daily Infrastructure Charge (Non-Residential)	Jan. 2022 Approved		March 2022 Proposed	
	Daily Charge	30-day Total	Daily Charge	30-day Total
5/8" & 3/4" meter size	\$0.9402	\$28.21	\$0.9888	\$29.66
1" meter size	1.7810	53.43	1.8730	56.19
1.5" meter size	3.5619	106.86	3.7458	112.37
2" meter size	5.6989	170.97	5.9931	179.79
3" meter size	11.3978	341.93	11.9863	359.59
4" meter size	17.8095	534.29	18.7289	561.87
6" meter size	35.6187	1,068.56	37.4575	1,123.73
8" meter size	56.9895	1,709.69	59.9316	1,797.95
10" meter size	81.9223	2,457.67	86.1516	2,584.55

### Regional Connection Charge: Residential

Regional Connection Charge (8 units or fewer per acre)	Jan. 2022 Approved	March 2022 Proposed
5/8" & 3/4" meter size	\$5,333	\$5,596
1" meter size	10,523	11,042
1.5" meter size	20,991	22,026
2" meter size	33,595	35,251

Residential rates based on factors other than meter size	Jan. 2022 Approved	March 2022 Proposed
Residential: Individually Metered more than 8 Units per acre & Mobile Homes (per Dwelling Unit)	\$3,723	\$3,907
Residential: Master Metered more than 8 Units per acre & Mobile Homes (per Dwelling Unit)	3,723	3,907

### Regional Connection Charge: Non-Residential

Rates based on factors other than meter size	Jan. 2022 Approved	March 2022 Proposed
Non-Residential: 6" and Larger, excluding Hotels, Motels, Golf Courses, and Laundries (Based on Annual Usage in 1,000 gallons)	\$31.97	\$33.55
Hotels & Motels (per room)	3,044	3,194
Golf Course (per acre)	49,976	52,440
RV Parks (per space)	1,511	1,586

Regional Connection Charge (Hotels, motels, golf courses and laundries excluded)	Jan. 2022 Approved	March 2022 Proposed
5/8" & 3/4" meter size	\$5,333	\$5,596
1" meter size	10,523	11,042
1.5" meter size	20,991	22,026
2" meter size	70,365	73,385
3" meter size	260,501	273,347
4" meter size	386,645	405,712

### Regional Connection Charge: Laundries

Regional Connection Charge (8 units or fewer per acre)	Jan. 2022 Approved	March 2022 Proposed
5/8" & 3/4" meter size	\$84,096	\$88,243
1" meter size	165,849	174,028
1.5" meter size	331,730	348,090
2" meter size	530,747	556,920
3" meter size	1,061,493	1,113,841
4" meter size	1,658,586	1,740,379
6" meter size	3,317,149	3,480,735
8" meter size	5,307,443	5,569,180
10" meter size	7,629,456	8,005,703