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GOVERNMENT AFFAIRS COMMITTEE

MINUTES OF THE MEETING

February 7, 1975

MEMBERS PRESENT: CHAIRMAN DINI
VICE-CHAIRMAN MURPHY
ASSEMBLYMAN MAY
ASSEMBLYMAN MOODY
ASSEMBLYMAN HARMON
ASSEMBLYMAN SCHOFIELD
ASSEMBLYMAN FORD
ASSEMBLYMAN YOUNG
ASSEMBLYMAN CRADDOCK

ALSO PRESENT: Henry Etchemendy, City Manager, Carson City
Jack Mitchell, North Las Vegas
Bob Warren, Nevada League of Cities.

Chairman Dini called the meeting to order at 8:05 A.M. and stated that the first bill to be considered is AB 40, which revises composition and duties of state housing commission, and he informed the committee that this bill was introduced by Paul May.

Mr. May testified that this bill is the result of the sub-committee which took place over two years ago, and that he had sponsored a resolution last session asking the legislature to consider the problems of local housing authorities in the state. He indicated that there are four that the committee should be most concerned with and that one was in Reno, one in North Las Vegas, one in Las Vegas and one in Clark County. He stated that they found that they had had a lot of problems, but that the problems were not solvable at state level, and that their funding comes from the federal level and that their rules and regulations are set at federal level. Mr. May stated that without exception, every housing authority that they met with, and that there were two meetings in Reno and three in Las Vegas, indicated that this is the first time the legislature had ever recognized their existence. Mr. May also stated that they felt very strongly that there should be some type of a liason established between the state housing authorities of Nevada and the legislature.

Mr. May also informed the committee that they have been for many years on the books, but have never been activated by the governor who has the authority to appoint a state housing commission. Mr. May informed the committee that the authority had been granted to the governor in 1957 to appoint such a state housing commission, but that no governor since its enactment, has seen fit to appoint and trigger the legislation into life. He also stated that the housing authority committee

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recommended A.B. 40 which essentially provides changing the provisions to provide that there now shall be five members on the State Housing Commission; one from the housing authority in Las Vegas, one from the housing authority in North Las Vegas, one from the housing authority in Clark County and one from the housing authority in Reno and to have a fifth member appointed from the Rule Housing Authority which was created at the last session of the legislature and that they would act as a liason. They would also have meetings as provided by law and among themselves would discuss common problems and ideas of interest to them and the legislative commission will be aware and have some knowledge of the problems that do exist. This is basically all it does, and if there are any specific questions about the language, Mr. May stated that he would be happy to answer them.

Mr. Dini asked Mr. May what the 5 members were.

Mr. May replied that one would be from Clark County Housing Authority, one from the North Las Vegas Housing Authority, one from the Las Vegas Housing authority and one from the Reno Housing authority and the fifth member would be from the Rule Housing authority.

Mr. Dini then inquired if there were any questions from the committee.

Mr. Young asked Mr. May if they were in operation now.

Mr. May replied that the housing authorities were.

Mr. Young inquired of Mr. May as to who pays them.

Mr. May stated that they were funded by the federal government and that they are supposed to be self-sustaining, however, in the northwest portion of Reno there are a large amount of small apartments over there operated and run by the City of Reno's local housing authority and that they devote themselves to providing housing for senior citizens at an extremely low rate of interest and that no tenant is required to pay more than 25% of the total gross income for rent. Mr. May also informed the committee that a lot of these people are living on social security. He informed the committee that these were slowly being phased out because unfortunately, unless the state comes up with about \$7,000,000 to keep them operating, there is not too much that can be done at this level.

Mrs. Ford asked Mr. May if the housing commission as is written in the law exists.

Mr. May informed the committee that the language exists that would have allowed the governor to fill the appointments, but that no governor has ever seen fit to make the appointments.

Mrs. Ford then asked Mr. May if this bill would put anyone out of a job.

Mr. May informed the committee that it would not.

Mrs. Ford asked about the money for the commission.

Mr. May stated that they were not interested in money. All they wanted was a chance to sit down and to bring the problems to the attention of the legislature.

Mr. Dini asked Mr. May if they would be taking care of themselves.

Mr. May answered affirmatively.

Mrs. Ford then stated that they just want the recognition that they existed.

Mr. Dini asked the committee if there were any further questions and inquired if any one was opposed to A.B. 40. There being no opposition to A.B. 40, Mr. Dini then proceeded to discuss A.B. 41.

Mr. May testified with regard to A.B. 41, which revises and consolidates statutory provisions relating to public housing authorities, and stated that this is the only other recommendation of the sub-committee study. He also stated that if we were going to get into the technical aspects of this bill, that we should invite Jan Wilson into the meeting. Mr. May informed the committee that basically, for some unknown reason, that there were three chapters concerning public housing, to-wit: 43, 47 and 51. He also informed the committee that there is very little reason why there should be three separate chapters concerning public housing and that each housing authority could be using a different chapter. Jan Wilson undertook the job of talking to the various bond counsels which issue the bonds. She was then able to come up with A.B. 41, which, in essence, combines those three chapters, 43, 47 and 51. She has left in the requirements that would be needed by the bond covenants and has condensed those three chapters into one chapter. Copies of this measure has since been furnished to the four branches of the housing authority in Las Vegas, North Las Vegas, Reno and Clark County. It is simply a clean up of the Nevada Revised Statutes. There are some technical points in this bill, and we should have counsel here if we are going to go into the technical points of the bill.

Mr. Dini asked if any of the committee members felt that it was necessary to have Jan Wilson present at the meeting, and if so, that he would have her join the meeting.

Mr. Dini then asked if there were any questions from the committee members.

Mr. Craddock asked Mr. May if they have had a response with regard to this bill.

Mr. May informed the committee that he did not see the correspondence on it, but that there were a lot of technicalities that had to be resolved.

Mr. Craddock was concerned that something might be deleted which might later be needed.

Mr. May informed the committee that it would have to be referred to the counsel bureau.

Mr. Dini asked if the repealers were checked.

Mr. May stated that they were not.

Mrs. Ford stated that she thought that it would be a good idea for Mr. May to have some one figure out how many pages of law that we would be doing away with because everyone on the floor is always interested when the Nevada Revised Statutes are cut down.

Mr. Dini asked the committee if there were any questions.

The next bill presented to the committee was A.B. 218, which deals with the Carson City Bond. Mr. Henry Etchemendy, the City Manager of Carson City, testified. He stated that this bill is simply a bill to increase the authorized maximum rate of interest on two bond issues from 7% to 8%, which is generally the law. These two issues were authorized earlier by the voters, one of which was for the acquisition of the water system and the other for a recreational complex east of town. Mr. Etchemendy informed the committee that they did not sell all of the bonds that were outstanding because they were not needed at the time, and that they were now ready to sell the remainder of the bonds due to more improvements which were necessary. He informed the committee that a bond sale was held on December 17th and that the bond market was not as it should be and that they did not even have a bid at 7%. He informed the committee that the bonds have again been readvertised for sale and that the sale will be held on February 26, 1975 and that the language of the bid notice at the present time indicates that they have asked the legislature to increase the rate to 8% and that should this committee act favorably on this bill and should it go through the Senate quickly and the governor sign it, that the 8% would be effective. He asked the committee if the bill could be acted upon as quickly as possible.

Mr. Dini asked if these bonds were passed by the people.

Mr. Etchemendy stated that they had been and that the water bond issue was passed in June of 1971 and the recreation bond issue in November of 1972. Mr. Etchemendy informed the committee that at that time, the rate for municipal bonds was 8% in the statutes.

Mr. May asked if there was a change in this law or was it new language.

Mr. Etchemendy stated that it was. He also stated that the specific language that they were concerned with begins on page 3 with the first "Whereas", on line 11. He stated that from that bond on is where the change is.

Mr. Dini asked the committee if there were any further questions.

Mr. Dini then proceed to A.B. 40 and asked the committee if there was a motion for a do pass on this bill. Mrs. Ford made a motion for a do pass which was seconded by Mr. Schofield. The motion was unanimously carried by all of the members of the committee.

Mr. Dini then proceeded to A.B. 41. Mr. Moody made a motion for a do pass which was seconded by Mr. Craddock. The motion was unanimously carried by all of the members of the committee.

Mr. May inquired if there was any one who would like to testify on A.B. 41. Mr. Jack Mitchell of the City of North Las Vegas stated that he was not opposed to the bill and that both A.B. 40 and A.B. 41 have been reviewed by the Director of the Housing Authority and that Mr. Joe Hanson concurs with the wording.

Mr. Dini stated that a motion had been made by Mr. Moody for a do pass on A.B. 41 and that the motion was seconded by Mr. Craddock. Mr. Dini asked if there were any questions. The motion was duly and unanimously carried by all of the members of the committee.

Mr. Dini then stated that A.B. 218 was next and asked if any member of the committee wished to make a motion. A do pass motion was made by Mr. Young and was seconded by Mr. May. Mr. Dini asked if there were any questions? The motion was unanimously carried by all of the members of the committee.

Mr. Dini then stated that the following bills were being presented for committee introduction.

AB 231

BDR 23-486 which revises the period for employers to submit payroll reports and contributions to public employees' retirement system. He stated that this bill was being submitted by Danny Demers. Mrs. Ford moved for committee introduction of the bill and the motion was seconded by Mr. May.

Mr. Dini asked if there was any further discussion with regard to BDR 23-486. He then asked the committee if they were all in favor of BDR 23-486 being introduced to the committee. The motion was unanimously carried by all of the members of the committee.

AB 232

Mr. Dini then stated that the next bill for introduction was BDR 18-346, which enacts State Comprehensive Planning Act. He informed the committee that this bill was submitted by Art Hill's office. This bill states that the State Planner operates under executive order and that they would like to make it statutory. Mr. Dini informed the committee members that the bill would go to the Ways and Means Committee when the Government Affairs Committee was finished with it.

A motion for committee introduction was made by Mr. Young and was seconded by Mrs. Ford. Mrs. Ford noted that there was no fiscal note on the bill and said that she had noticed that a lot of the bills do not have fiscal notes. She then questioned what the procedure was.

Mr. Dini informed Mrs. Ford and the committee that the money is in the projected budget and it will have to be tied in with Ways and Means. He asked if the committee members were in favor of BDR 18-346. All of the committee members were in favor of the motion for committee introduction.

Mr. Dini asked if there were any further questions.

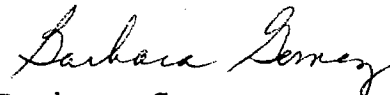
Mr. Murphy discussed a bill from the governor's office involving Bruce Arkell. He stated that it was a co-ordination of federally aided state local programs. He stated that it would run all of the grants through one office that are submitted. He further stated that it was not for committee introduction, but that he just wanted the committee to be aware of it.

Mr. Bob Warren of the Nevada League of Cities stated that he thought it had been introduced in the Senate. He thought it was number 101, and that it had been pulled back to be re-drafted. He stated that he thought the first draft had been inadvertently submitted.

Mr. Dini asked if there was any further business to come before the meeting.

The meeting adjourned at 8:30 A.M.

Respectfully submitted,



Barbara Gomez,
Committee Secretary.

ASSEMBLY

AGENDA FOR COMMITTEE ON GOVERNMENT AFFAIRS
Friday,
Date February 7, 1974 Time 8:00 A.m. Room 214

1-0036

Bills or Resolutions
to be considered

Subject

Counsel
requested*

THIS AGENDA SUPERSEDES AGENDA FOR
FEBRUARY 7, 1975

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| A.B. 40 | Revises composition and duties of
state housing commission | |
| A.B. 41 | Revises and consolidates statutory
provisions relating to public housing
authorities. | |
| A.B. 218 | Carson City Bond. | |

