



STOREY COUNTY BOARD OF COUNTY COMMISSIONERS MEETING

TUESDAY, SEPTEMBER 2ND, 2014 9:15 A.M.

DISTRICT COURTROOM
26 SOUTH B STREET, VIRGINIA CITY, NEVADA

MINUTES

MARSHALL MCBRIDE
CHAIRMAN

BILL MADDOX
DISTRICT ATTORNEY

LANCE GILMAN
VICE-CHAIRMAN

BILL SJOVANGEN
COMMISSIONER

VANESSA STEPHENS
CLERK-TREASURER

Roll Call: Chairman McBride, Vice-Chairman Gilman, Commissioner Sjovangen, County Manager Pat Whitten, Sheriff Gerald Antinoro, Senior Planner/Administrative Office Austin Osborne, Comptroller Hugh Gallagher, Clerk/Treasurer Vanessa Stephens, District Attorney Bill Maddox, Special Counsel Robert Morris, Community Services Director Cherie Nevin, Deputy District Attorney Anne Langer, Planner Dessie Redmond and Fire Chief Gary Hames.

1. **CALL TO ORDER CLOSED SESSION MEETING AT 9:15 A.M.** pursuant to NRS 288.220 for the purpose of conferring with county management and legal counsel regarding labor negotiations between Storey County (Employer) and the Storey County Sheriff's Office Employees' Association/Operating Engineers Local Union No. 3 (Union).

The closed session was called to order at 9:15a.m.; adjourned at 9:55a.m.

2. **CALL TO ORDER AT 10:00 A.M.**
The meeting was called to order by the Chair at 10:01 a.m.
3. **PLEDGE OF ALLEGIANCE**
The Chair led those present in the Pledge of Allegiance

4. **DISCUSSION/POSSIBLE ACTION:** Approval of Agenda for September 2, 2014

Kay Dean, Virginia City Highlands: Asked that item 10 be removed from the Consent Agenda.

Motion: Approve agenda for September 2, 2014, with the exception of item 10. **Action:** Approve **Moved by** Commissioner Sjovangen **Seconded by** Vice-Chairman Gilman **Vote:** Motion carried by unanimous vote (**summary:** Yes=3)

5. **DISCUSSION/POSSIBLE ACTION:** Approval of minutes for August 19, 2014

Motion: Approve minutes for August 19, 2014 **Action:** Approve **Moved by** Commissioner Sjovangen **Seconded by** Vice-Chairman Gilman **Vote:** Motion carried by unanimous vote (**summary:** Yes=3)

DISCUSSION/POSSIBLE ACTION: Consideration of approval of Six Mile Canyon Drainage Improvement Grant Professional Engineering Service Agreement with Farr West Engineering (*Originally listed as item 10 under the Consent Agenda.*)

Grants and Emergency Management Coordinator, Cherie Nevin: In 2009 Storey County submitted a grant application through the Nevada Division of Emergency Management for FEMA pre-disaster mitigation funding. We worked all that time to get the environmental studies and paperwork done and finally received the grant in June of this year. We sought two different professional service agreements; one from a firm in Minden and the other one that we have here from Far West. The total cost of this agreement is in the grant award which is for approximately \$1.5 million. We do have a match, but these engineering costs are included as a line item in the grant.

Kay Dean, Virginia City Highlands: She looked at the contract and thinks Storey County might pay more than the amount designated.

Lucas Tipton, Far West Engineering: The contract amount for this project is \$280K and includes various engineering and surveying tasks as well as construction management. The fees are less than the budget for this project.

Chairman McBride noted that when a project goes for this length of time, it is routine to have it on the consent agenda when it comes to fruition like this.

Motion: Approve Six Mile Canyon Drainage Improvement Grant Professional Engineering Service Agreement with Farr West Engineering **Action:** Approve **Moved by** Commissioner Sjovangen **Seconded by** Vice-Chairman Gilman **Vote:** Motion carried by unanimous vote (**summary:** Yes=3)

CONSENT AGENDA

6. For possible approval Assessor's recommended corrections for APN 003-002-12 to tax roll for 2014/2015 tax year.
7. For possible action approval of Assessor's recommended corrections for APN 003-045-21 to the 2014/2014 tax roll for partial property tax abatements pursuant to NRS 361.4722 through 361.4724
8. For possible action approval of Payroll Checks date 08/15/14 for \$339,856.38. Accounts Payable date for 8/22/14 for \$493,792.68 and \$4,019.70.
9. For possible action approval of National Preparedness Month Proclamation

10. For possible action consideration of approval of Six Mile Canyon Drainage Improvement Grant Professional Engineering Service Agreement with Farr West Engineering (*Heard and acted upon under regular agenda.*)

11. For possible action approval of Business License First Readings -

- a. AGGREGATE RESOURCE DRILLING, LLC - Contractor / 4080 Commercial Ave ~ Springfield, OR (rock driller)
- b. BW CABINETS & DOORS, INC. - Contractor / 52 Miles Road ~ Carson City (cabinet sales/installer)
- c. PAUL BROOKS GENERAL CONTRACTOR - Contractor / 199 East Winnie Lane ~ Carson City, NV (Contractor)
- d. TFG CONSULTING, LLC - General / 1273 Lariat Court ~ Minden (Consultant)
- e. WINDAK, INC. - Contractor / 1254 26th Street ~ Hickory, NC (servicing equipment in County)
- f. DAVE'S HANDYMAN SERVICES - General / 1647 Clover Leaf Drive ~ Sparks (Handyman)

END OF CONSENT AGENDA

Motion: Approve consent agenda **Action:** Approve **Moved by** Commissioner Sjovangen **Seconded by** Vice-Chairman Gilman **Vote:** Motion carried by unanimous vote (**summary:** Yes=3)

12. **DISCUSSION (No Action):** Dave Szabo, VFW Commander to make presentation to SCSO and SCFD

Dave Szabo, VFW Post 8071 Virginia City: VFW Meetings are the first Saturday of every month at the Washoe Club at 1pm. All are welcome. This is a national program that recognizes first responders. We are at the post level. He went on to present plaques and read letters of commendation to Sgt. Melanie Keener, Paramedic/Firefighters Benjamin Brown, and Jeffrey Nevin.

COMMUNITY DEVELOPMENT AND PLANNING

13. **DISCUSSION/POSSIBLE ACTION:** Variance 2014-014. By Mark Stevens in the Virginia City Highlands 1 Acre Estates located at 2010 Silverado Road, Storey County, Nevada (APN: 003-081-38). A request for Variance for a reduced rear-yard setback of 20 feet from the required 40 feet rear-yard setback for the placement of a proposed single-family residence. Also, the Applicant requests a Variance for the allowance of a detached accessory building to be closer than 50% of the depth of the lot from the front property line.

Planner Dessie Redmond: Stated that Mark Stevens is unable to be present today. She explained the purpose of the variance and added that all the details are in the staff report.

6.1.1 That there are special circumstances applicable to the subject property, including the configuration of the subject property. Therefore, the strict application of the zoning ordinance deprives the subject property of privileges enjoyed by other properties in the vicinity or under identical zone classification; and

6.1.2 That the granting of the Variance is necessary for the preservation and enjoyment of substantial property rights of the property owner; and

6.1.3 That the granting of the Variance will not, under the circumstances of the particular case, adversely affect to a material degree the health or safety of persons residing or working in the neighborhood of the subject property and will not materially detrimental to the public welfare or materially injurious to property or improvements in the neighborhood of the subject property; and

6.1.4 The proposed Variance is in compliance with all Federal, Nevada State, and Storey County regulations, and;

6.1.5 The proposed Variance is in compliance with Storey County Code 17.03.140 Variances, 17.12.48 Accessory Buildings and 17.40 Estates when all Conditions of Approval are met; and

6.1.6 The proposed Variance is in compliance with and supports the goals, objectives and recommendations of the Storey County Master Plan.

Motion: Approve Variance 2014-014. By Mark Stevens in the Virginia City Highlands 1 Acre Estates located at 2010 Silverado Road, Storey County, Nevada (APN: 003-081-38), **Action:** Approve **Moved** by Commissioner Sjovangen **Seconded** by Vice-Chairman Gilman **Vote:** Motion carried by unanimous vote (**summary:** Yes=3)

14. DISCUSSION/POSSIBLE ACTION: The applicant, Comstock Mining LLC, requests amendments to existing Special Use Permit No. 2000-222-A-3 to modify and expand applicable land area and allowable uses. The amendments apply to mining, processing, mine definition, exploration, and ancillary uses on the subject land in American Flat and Gold Hill. The location of the land subject to this SUP request is located approximately in Township 16 North, Range 20 East, Sections 1 and 12; and Township 16 North, Range 21 East, Sections 4, 5, 6, 7, 8 and 9 (MDB&M).

Senior Planner/Administrative Officer Austin Osborne: This is a comprehensive review and amendment of a SUP from 2000. Three Planning Commission meetings have been held with discussions on all the changes. He reviewed some of the changes and showed the expansion areas on a projected map.

Bill Maddox noted that all of the commissioners attended the Planning Commission meetings that discussed this item. Mr. Sjovangen said he attended all four of those meetings. Mr. Gilman attended three of the four. Mr. McBride attended three (perhaps all four).

Corrado De Gasperis, President of Comstock Mining: Gave a short presentation and complimented the productiveness of the sessions and a meaningful amendment. He believes it sets a new standard and puts unprecedented controls on all. Open dialogue brought them to good protections for residences and good conclusions to concerns. It formalizes historical restoration and reclamation. He illustrated the areas and some of the restoration efforts with projected maps and pictures.

The Chair called for a recess at 10:48am; meeting called to order at 11:06a.m.

Callie Thompson Czech, Gold Hill: Asked that the 500 foot boarder be left open for discussion so that overburden can be brought onto their property. Mr. Osborne said that substantial discussion

has taken place on this subject. It is essential there is a no-operation area that affects property owners that do not want the activity. They concluded that they could apply for a temporary waiver at the time when they want to do it. It would be up to the Cox's to allow it or not.

Ron Cox, Gold Hill: Thought this was settled. Everyone has the 500 foot boundary. They could hire this work done, but Comstock cannot do it. Mrs. Cox has an asthma issue.

Mr. McBride and Mr. Sjovangen don't understand how they can exclude CMI from this activity. This is an item that should be discussed at the time and shouldn't be part of the SUP.

Kim Fegert, Gold Hill Historical Society: He has never seen such a comprehensive approach. He complimented the process and the attention to preservation.

Mr. Osborne clarified some of the amendments and language and read the findings:

8.1 Motion for approval

The following are found regarding the amended SUP under the recommended conditions of approval shown in Section 9. A motion for approval should include at a minimum these findings and may include other findings deemed appropriate and factual by the body.

8.1.1 Requirement by code

All land within the amended SUP boundary is zoned SPR Special Planning Review and F Forestry. Accordingly, the application for amended SUP was submitted pursuant to SCC Sections 17.32.020(M-N), and 17.44.030(A) which list "mining" and "milling and processing related to mining" as allowed in each zone with an SUP approved by the Board of County Commissioner with recommendation by the Planning Commission.

8.1.2 SCC 17.92 findings incorporated

SCC Section 17.92.030 lists findings of fact related to mining; mining uses and rights; rights and protections of non-mining uses potentially impacted by mining; and protecting the historical value and integrity of the Virginia City National Historic Landmark. Those findings in their entirety are hereby incorporated into the approval of the amended SUP, and it is hereby recognized that the amended SUP conforms to the purpose and intent of the findings.

8.1.3 Requirement by code

The conditions of the amended SUP are not in conflict with the purpose, intent, and other specific requirements of the F Forestry Zone and SPR Special Planning Review Zone in which subject use will be located.

8.1.4 Use compatibility

The conditions of approval under the amended SUP impose sufficient regulations on the proposed use to reasonably mitigate associated impacts on the surrounding environment and existing adjacent land uses.

8.1.5 Regulation compatibility

The conditions under the amended SUP are at least as stringent as and not in conflict with the applicable federal, state, and county regulations. The minimum requirements under SCC Chapter

17.03 (Administrative Provision) and SCC 17.92 (mining) for issuance of an SUP are incorporated into the conditions of the amended SUP.

8.1.6 Conformance with prior SUP

The amended conditions and the remaining unchanged conditions the amended SUP comply with the land use requirements of the underlying regulatory zones and are a stringent and not in conflict with federal, state, and county regulations pertaining to the uses allowed by the amended SUP.

Mr. Gilman opened up discussion to request that the operating plan be brought before the board for final approval before project commencement. The annual review will be about history, not the future.

Mr. Sjovangen feels confident that they will have a good ongoing relationship with CMI.

Mr. McBride also feels satisfied about the how the process has gone and is confident with how it sits right now.

Mr. Osborne asked if they would like to do as the Planning Commission did and do a run through of the changes with an informal vote on each change before public comment and the full motion.

Mr. Gilman asked for clarification about language on page 8 under "Subject Processing" concerning ore processing from the area and how it may affect use of Hwy. 341. Mr. Osborne explained that the language referred to has been removed.

Mr. Osborne reviewed the following changes:

- Section 3.1 "The following thresholds to be a rolling maximum acreage at any given time." The board voted yea.
- Assurances - no processing of ore from other parts of Storey County, but the applicant may process ore from the subject property, but from nowhere else. The board voted yea.
- Assurance - reclamation of the haul roads and the ancillary haul roads are pursuant to the NDEP or BLM requirements whatever is applicable and it is not "may", but "shall". The board voted yea.
- Assurance that the operating plan and modifications thereto is submitted to Planning staff for review and development of a summary report. The plan and staff summary report then goes straight to the County Commission, but not the Planning Commission, for a vote to validate that the plan conforms to the conditions of the special use permit. The board voted yea.

Mr. Whitten is in support of the SUP and commended the staff and applicant on the process.

Mr. Maddox clarified that major modifications to the operating plan would come to the commission, but he wanted to know if they wanted the plan itself be brought to this board and voted on for approval, or just review. Vice-Chairman Gilman stated that he wanted the board to vote to accept or not accept the operation plan as conforming to the conditions of the SUP. Mr. Osborne clarified that they have the SUP boundary. Inside that is NDEP approved plan of operations that includes all the specifics. Then there is the county's requirement that in some cases exceeds the NDEP or BLM requirement. This board would be reviewing all of that for conformance with the conditions of the SUP. Mr. Gilman agreed that was what he was requesting.

Mr. De Gasperis feels the request for understanding major changes is very prudent. He asked for clarification that if a fully compliant operating plan came before the commission, could that potentially deny the submitted plan. Mr. DeGasperis stated that he believed that the goal of the Commissioners with regard to the operating plan was to assure that it conforms to the conditions of the SUP, not approve or deny the plan. He stated that it appeared that the mining company would be able to proceed as planned once the Commissioners verified that the submitted plan is conforming. He stated that if the Commission is to vote to approve or deny the operating plan, the objective of securing the special use permit entitlements, that will enable the company to invest millions of dollars in its operation, will not be met.

Mr. Gilman agreed that the intended requirement is for the applicant to presents the operating plan, and future amendments thereto, to the board so that it may validate that he proposed operation plan conforms to the conditions of the SUP. The subject operation may not proceed under the new operating plan until the board agrees that it is conforming.

Motion: Based on Findings of Fact shown in Subsection 8.1 and conditions of approval shown in Section 9 of this report, compliance with federal, state, and county regulations, and the recommendation for approval by the Planning Commission and staff, I motion to approve SUP Application No. 2000-222-A-4, amending SUP No. 2000-222-A-3 to expand the subject land area and amend uses as provided in the Planning Commission and staff recommendation for mining, processing mine definition and exploration, and ancillary uses. **Action:** Approve **Moved by** Vice-Chairman Gilman **Seconded by** Commissioner Sjovangen **Vote:** Motion carried by unanimous vote (**summary:** Yes=3)

15. **DISCUSSION/POSSIBLE ACTION:** In accordance with an approval of Special Use Permit No. 2000-222-A-4 by Comstock Mining LLC, county planning staff hereby recommends closure and nullification of existing Special Use Permit No. 2011-016 (“Exploration SUP”). This SUP request is subject to approval of preceding SUP No. 2000-222-A-4 by Comstock Mining, LLC. This SUP amendment request shall not be subject to hearing or modification if said SUP is not approved.

Motion: Approve **Action:** In accordance with the approval of Special Use Permit No. 2000-222-A-4 by Comstock Mining, LLC, compliance with federal, state, and county regulations, and the recommendation of approval by the Planning Commission and staff, I Commissioner Bill Sjovangen find that existing SUP No. 2011-016 is no longer necessary and may conflict with the provisions of SUP No. 2000-222-A-4, and, therefore, I motion to approve permanent closure of existing SUP No. 2011-016 (“Exploration SUP”). **Moved by** Commissioner Sjovangen **Seconded by** Vice-Chairman Gilman **Vote:** Motion carried by unanimous vote (**summary:** Yes=3)

16. RECESS STOREY COUNTY BOARD OF COMMISSIONERS TO CONVENE AS BOARD OF FIRE COMMISSIONERS

17. **DISCUSSION/POSSIBLE ACTION:** Approval of Memorandum of Understanding (MOU) between the Storey County Board of Fire Commissioners (Employer) and the Storey County Firefighters’ Association IAFF Local 4227 (Firefighters’ Association) pertaining to salaries, merit steps, and employees anniversary/hire dates.

Austin Osborne explained that earlier in the year the collective bargaining agreement was approved between the Fire Board of Commissioners and the Fire District. They are not asking for an amendment, but a clarification. There has been some ambiguity as to when merit increases are offered to different staff that are hired at different times. This is a memorandum of understanding.

Motion: Approve Memorandum of Understanding (MOU) between the Storey County Board of Fire Commissioners (Employer) and the Storey County Firefighters' Association IAFF Local 4227 (Firefighters' Association) pertaining to salaries, merit steps, and employees anniversary/hire dates

Action: Approve **Moved by** Commissioner Sjovangen **Seconded by** Vice-Chairman Gilman **Vote:** Motion carried by unanimous vote (**summary:** Yes=3)

18. ADJOURN FIRE COMMISSIONERS TO RECONVENE AS STOREY COUNTY BOARD OF COMMISSIONERS

19. DISCUSSION (No Action - No Public Comment): Committee/Staff Reports

Community Services Director Cherie Nevin:

- Flue immunization clinic on September 17 from 3:30 to 6pm at the Hillside Elementary School in Lockwood. Open to all residents of the Lockwood community.
- Storey County Health Fair - October 18 from 10am-2pm
- October 18 - Mark Twain Community Center - pancake breakfast tentatively planned
- Thursday - kicking off the courthouse seismic retrofit update study that we have received grant funds for. Structural Engineer Mel Green, who did the study for us in the early 90's will be here as will Dean and Shannon.
- She and Deborah Griffin have been speaking with the communities to see what they would like to have as far as health services.
- Mark Twain Community Center will be holding elections on September 17. They are also making improvements to the center. The library is up and running. They are hoping to add maybe some horseshoe pits to the area outside the park. Boy Scouts meet regularly at the center.
- September 12 they will be meeting with MTCC board and Community Chest to discuss youth programming.

Lockwood Community/Senior Center Representative Merilee Miller:

- In August the finished installing tree sculptures in front of the community building with fire retardant. She would like to see a mural.
- Meeting on the 23rd at 12:30 at the community building

Fire Chief Gary Hames:

- Half the interim seasonal wildland firefighters will have hours reduced beginning September 7th, with the second half September 21st and they will be back in May.
- Hazardous materials incident last weekend in TRI. First opportunity to use a full quad-county response team. It went very smoothly with no injuries.

Comptroller Hugh Gallagher:

- Updated the board on the audited financial statements. Field work will be done hopefully by the middle of this month. Internal statements for July will be ready this week.

- Risk management meeting tomorrow encompassing our volunteer program.
- Met with the Carson City comptroller concerning the V&T rail commission. He has assured Mr. Gallagher that they will sit down this week to discuss the numbers.
- He attended a committee on the Dept. of Taxation local government finance. There are resolutions to be presented to the next legislature concerning heart/lung disease. There was discussion of “separate local government.”
- Introduced Marilyn Fitzgerald from Connecticut and thanked her for service to the country.

Sheriff Gerald Antinoro:

- Melanie Keener was recognized earlier by the VFW. As of two weeks ago she is now acting Chief Deputy.
- The gentleman whose body was discovered in a septic tank nearly a year ago is about to be laid to rest. He was a decorated Vietnam veteran. There will be a service for him at the Veteran’s Cemetery in Fernley tomorrow at 11am.
- Parking lot improvements in Lockwood are done.
- Wild Horse Fair and Labor Day were successful.
- Dept. of Agriculture came to pick up four Horses due to public safety risk. We are working on making sure they go to rescue instead of auction.
- Angelo Petrini will be leaving the Delta and Bonanza today. Working for liquor license for new owner.

Mr. Gilman asked about how the horses are handled. Mr. Antinoro explained that the Dept. of Ag. Can do whatever they want as the horses are their property, but his deputies forwarded a few complaints to them which started this process. Mr. Gilman asked if the County Manager could be notified before they come into the County. Mr. McBride said that they had, in fact, been notified. Mr. Maddox shared that they are responsible for wild horses on private lands, but have no budget for it. They do the best they can. Mr. Antinoro understood that they were planning on picking up eight horses, but only took four. He doesn’t believe they have plans to come back.

Assemblyman Jim Wheeler: noted that during the last session he put through an amendment to a bill that would allow the Wild Horse Preservation League to enter into negotiations with the Department of Agriculture for the management of the Virginia Range horses. Those negotiations are ongoing and it looks like they are getting pretty close. Private donations will go to manage the animals, so we will probably see better management of them over the next two years or so.

Senior Planner/Administrative Austin Osborne:

- NRS requires that we establish utility corridors in each of the counties where high voltage transmission lines would be permitted. We are working on structuring this with the Master Plan. He described locations and what might be there and local control.
- There was a rumor that the county was looking at housing moratoriums in the Highlands. This is false. We are though working on a moratorium on lawns, swimming pools, and ponds in the Highlands. There is an ongoing stream of people coming to his department with wells that have dried up. Any development in this endeavor will be done in public hearings as to allow public participation.

County Manager Pat Whitten:

- They are looking into hiring a new full-time building inspector in response to dynamic growth.
- Two of the four houses are gone next door. They are hung up on some small issues on the next two. He responded to the comment about adequate parking in the area and confirmed that they do need the parking.

20. BOARD COMMENT (No Action - No Public Comment)

Vice-Chairman Gilman:

- Acknowledged Austin Osborne, the Planning Commission, and all that worked on the Mining SUP.

Chairman McBride

- Lacy J Dalton's Wild Horse Fair was a huge success last weekend. We all agree that something needs to be done with the horses.
- He received an unsolicited offer in casual conversation of over twice what the county paid for the bank building they just purchased. He told them that if they could get a bank in there, they would consider his offer.

21. DISCUSSION/POSSIBLE ACTION: Approval of modification and extension of Collective Bargaining Agreement between Storey County (Employer) and the Storey County Sheriff's Office Employees' Association/Operating Engineers Local Union No. 3 (Union).

Austin Osborne: complimented the process and the parties. He explained some of the issues that were bargained such as salaries and benefits and how we compare regionally.

Hugh Gallagher: discussed the fiscal impact estimate. He went over the benefits to the county of dependent care exclusions and salary step increases. He feels they have a financially sound contract that the Unions and the County can be proud of.

Mark Joseph Phillips, Storey County Resident: He commented that today's packet does not include a copy of the contract; he requested a copy of the contract. Mr. Osborne explained that when bargaining is complete it will become public record, but they are technically still in negotiations and according to NRS it must remain confidential. Mr. Phillips feels it is a violation of open meeting law. Mr. Whitten explained that in anticipation of this question they have consulted with legal counsel and they are okay.

Motion: Approve modification and extension of Collective Bargaining Agreement between Storey County (Employer) and the Storey County Sheriff's Office Employees' Association/Operating Engineers Local Union No. 3 (Union) **Action:** Approve **Moved by** Commissioner Sjovangen **Seconded by** Vice-Chairman Gilman **Vote:** Motion carried by unanimous vote (**summary:** Yes=3)

Mr. Whitten and Mr. Osborne offered the contract as public record now that negotiations are complete.

The Chair called for a recess at 12:45pm; meeting called to order at 12:54p.m.

22. **DISCUSSION/POSSIBLE ACTION:** Acceptance and award of contract for three (3) ambulance re-chassis to Fire Trucks Unlimited in the amount of \$200,505.

Chief Fire Chief, Gary Hames: Reviewed the bids they received and some of the process of coming to this decision. New ambulances are selling now for \$180k to \$200k. The boxes have been well cared for, but the chassis have failed.

Motion: Approve acceptance and award of contract for three (3) ambulance re-chassis to Fire Trucks Unlimited in the amount of \$200,505 **Action:** Approve **Moved by** Commissioner Sjovangen **Seconded by** Vice-Chairman Gilman **Vote:** Motion carried by unanimous vote (**summary:** Yes=3)

23. **DISCUSSION/POSSIBLE ACTION:** Purchase of three (3) Dodge Ram 4500 regular cab chassis through Nevada State Purchasing or other vendor if less than state purchasing, in the amount not to exceed \$142,113.

Chief Hames made the board aware that the 2014 pricing has been discontinued. He has been told that the seller would honor the 2014 pricing, but they need to act sooner rather than later. He is hoping the current vehicles last long enough to get these.

Motion: Approve purchase of three (3) Dodge Ram 4500 regular cab chassis through Nevada State Purchasing or other vendor if less than state purchasing, in the amount not to exceed \$142,113 **Action:** Approve **Moved by** Commissioner Sjovangen **Seconded by** Vice-Chairman Gilman **Vote:** Motion carried by unanimous vote (**summary:** Yes=3)

24. **DISCUSSION/POSSIBLE ACTION:** Acceptance and award of contract for three (3) Type I Triple Combination Structural Fire Fighting Engines to Ferrara Fire Apparatus in the amount of \$1,640,828.

Chief Hames: sent out 37 invitations to bid with only 4 responses. He went over the process of coming to this decision. The loan terms were briefly explained. USDA is funding 100% at an interest rate around 3.7% which is much better than private lending. Life expectancy is 20-30 years. Mr. Hames explained that they did try to explore grant options and were denied at every front.

Motion: Approve acceptance and award of contract for three (3) Type I Triple Combination Structural Fire Fighting Engines to Ferrara Fire Apparatus in the amount of \$1,640,828, **Action:** Approve **Moved by** Commissioner Sjovangen **Seconded by** Vice-Chairman Gilman **Vote:** Motion carried by unanimous vote (**summary:** Yes=3)

25. **DISCUSSION/POSSIBLE ACTION:** Reimbursement for fire alarm system at Gold Hill Train Station, requested by Kim Fegert.

Kim Fegert, Gold Hill Historical Society: Documentation has been submitted to explain the request. Mr. Whitten had a staff recommendation after discussion with the D.A. not to reimburse the \$350. The County has not been provided with the lease. The County has moved away from Burgarello. Staff recommends making payment not to exceed \$532.36 upon cancellation of this system. Mr. McBride confirmed that it is due to expire in February 2015. Mr. Gilman asked for clarification on the

amount. Mr. Fegert reviewed some details of the submitted documents and explained the amounts that GHHS paid for the Alarm System. Mr. McBride indicated that there is an invoice for the purchase of the security equipment and another invoice for the lease. Mr. Fegert explained that at first it was leased, and then subsequently purchased. There are separate amounts for the purchase and the installation. Lease payments are not included in the amount they are requesting and were not continued after they vacated the building. He went on to explain the legality of needing to finish the contract with Burgarello as well as paying out money they needed to receive value for and thus the need to purchase the equipment. Mr. Maddox suggested that he and the County Manager further review the documents. Mr. Whitten said they needed to see if it was compatible with PDI who they currently use and he doubts that it is.

Motion: Approve, **Action:** Continue this item so that Bill Maddox and Pat Whitten may review the documents and make a recommendation. **Moved by** Commissioner Sjovangen **Seconded by** Vice-Chairman Gilman **Vote:** Motion carried by unanimous vote (**summary:** Yes=3)

COMMUNITY DEVELOPMENT AND PLANNING CONTINUED

26. **DISCUSSION/POSSIBLE ACTION:** Special Use Permit Extension & Amendment 2012-014-A-1-2014. By Robert MacLachlan on behalf of Vista Towers, for a property located at 21485 Saddleback Road, Virginia City Highlands, Storey County, Nevada (APN: 003-101-66). The applicant requests an amendment to Special Use Permit 2012-014 in order to modify a condition of the "mono-pine" wireless communications tower may commence. The applicant is also requesting an extension to Special Use Permit 2012-014 which, due to inactivity, will expire.

Planner Dessie Redmond: Staff recommends continuing this item.

Motion: Continue to the Storey County Board of County Commission meeting September 16, 2014 at 10:00a.m., here in the courthouse. **Action:** Approve **Moved by** Commissioner Sjovangen **Seconded by** Vice-Chairman Gilman **Vote:** Motion carried by unanimous vote (**summary:** Yes=3)

27. **DISCUSSION/POSSIBLE ACTION:** Parcel Map 2014-012. By Vincent Griffith on behalf of Western 102/Western 102 LTD c/o Annette Mansfield, for a property located at 2633 Waltham Way, McCarran, Storey County, Nevada (APN: 004-092-76). A parcel map to create two separate parcels of land from one existing parcel of land.

Planner Dessie Redmond: Details are listed in the staff report.

5.1.1 The Parcel Map must comply with NRS 278.461 through 278.469 relating to the division of land into 4 or less parcels; and

5.1.2 The Parcel Map complies with all Federal, Nevada State, and County regulations pertaining to Parcel Maps and permitted land uses; and

5.1.3 The Parcel Map will not impose substantial adverse impacts or safety hazards on the abutting properties or the surrounding vicinity; and

5.1.4 The conditions under this Parcel Map do not conflict with the minimum requirements in SCC Chapters 17.35 I-2 Heavy Industrial Zone or any other Federal, Nevada State, or County regulations.

Motion: Approve Parcel Map 2014-012 **Action:** Approve **Moved by** Commissioner Sjovangen **Seconded by** Vice-Chairman Gilman **Vote:** Motion carried by unanimous vote (**summary:** Yes=3)

28. FOR POSSIBLE ACTION, LICENSING BOARD SECOND READINGS:

- a. CHEWY.COM LLC - General / 700 Milan (ecommerce fulfillment ctr) TRI
- b. PEEK BROTHERS CONSTRUCTION INC. - Contractor / 400 Carroll Drive - Fernley (contractor)
- c. A & J PAVING - Contractor / 1490 Cherokee Trail ~ Reno (contractor)
- d. dba RED ROCK SPRING WATER / General - 1145 Icehouse Avenue ~ Sparks (water delivery)
- e. MARTINEZ TREXLER REAL ESTATE GROUP / Home Business - 92 West Taylor (real estate)
- f. ARDAGH METAL PACKAGING USA, INC. - General / 900 Waltham Way (can mfg) TRI
- g. W G YATES & SONS CONST CO - Contractor / 2641 Portofino Drive (contractor) TRI
- h. A-Z WELDING & FABRICATION, LLC - General / 1215 Alexandria (welding fab) TRI
- i. ROSSCO ENT., dba AP STAINLESS MFG - General / 1215 Alexandria (manufacturing) TRI
- j. RITCHIE BROS AUCTIONEERS - General / 20202 East Highway 80 MCC

Senior Planner/Administrative Officer Austin Osborne: Went through staff recommendations for approvals and continuations.

Motion: Continue F, H and I **Action:** Approve continuations **Moved by** Commissioner Sjovangen **Seconded by** Vice-Chairman Gilman **Vote:** Motion carried by unanimous vote (**summary:** Yes=3)

Motion: Approve A, B, C, D, E, G and J **Action:** Approve **Moved by** Commissioner Sjovangen **Seconded by** Vice-Chairman Gilman **Vote:** Motion carried by unanimous vote (**summary:** Yes=3)

29. PUBLIC COMMENT (No Action)

Kim Fegert, Gold Hill Historical Society: Requested communication by letter rather than email on the aforementioned documents.

Mark Joseph Phillips, Virginia City resident: Risk Management meeting mentioned earlier, he would like a time and place. Mr. Whitten explained that it was an internal staff meeting. Mr. Phillips does not agree that a closed meeting should take place that is closed to the public. He asked about his concerns to the deed to the Crystal Bar. Mr. Whitten said it is still being researched by staff.

30. ADJOURNMENT

The meeting was adjourned by the call of the Chair at 1:36p.m.

Respectfully Submitted,

By _____
Vanessa Stephens, Clerk-Treasurer