

STOREY COUNTY BOARD OF COUNTY COMMISSIONERS MEETING

8/7/2018 10:00 A.M.

26 SOUTH B STREET, VIRGINIA CITY, NEVADA

AGENDA

MARSHALL MCBRIDE CHAIRMAN

ANNE LANGER DISTRICT ATTORNEY

JACK MCGUFFEY VICE-CHAIRMAN

LANCE GILMAN COMMISSIONER

VANESSA STEPHENS CLERK-TREASURER

Members of the Board of County Commissioners also serve as the Board of Fire Commissioners for the Storey County Fire Protection District, Storey County Brothel License Board, Storey County Water and Sewer System Board and the Storey County Liquor and Gaming Board and during this meeting may convene as any of those boards as indicated on this or a separately posted agenda.

All matters listed under the consent agenda are considered routine, and may be acted upon by the Board of County Commissioners with one action, and without an extensive hearing. Pursuant to NRS 241.020 (2)(d)(6) Items on the agenda may be taken out of order, the public body may combine two or more agenda items for consideration, and the public body may remove an item from the agenda or delay discussion relating to an item on the agenda at any time. Any member of the Board or any citizen may request that an item be taken from the consent agenda, discussed, and acted upon separately during this meeting. The Commission Chair reserves the right to limit the time allotted for each individual to speak.

All items include discussion and possible action to approve, modify, deny, or continue unless marked otherwise.

- 1. CALL TO ORDER REGULAR MEETING AT 10:00 A.M.
- 2. PLEDGE OF ALLEGIANCE
- 3. DISCUSSION/POSSIBLE ACTION:

Approval of the agenda for August 7, 2018.

4. DISCUSSION/POSSIBLE ACTION:

Approval of the minutes for June 19, 2018.

5. **DISCUSSION/POSSIBLE ACTION:**

Approval of the minutes for July 3, 2018.

6. CONSENT AGENDA

- I For possible action, approval of Justice Court Quarterly Report.
- II For possible action, Approval of payroll claims in the amount of \$1,675,947.76 and accounts payable claims in the amount of \$3,055,760.83.
- III For possible action, approval of Assessor's Recommended Corrections to 2018-19 Secured Tax Roll for Exemptions.
- IV For possible action, review and possibly appoint Samuel K. Ward Real Estate Appraisers & Consultants to appraise four properties located in the vicinity of the Virginia City Fairgrounds area.
- V For possible action, approval of business license first readings:
 - A. INTEGRATED MANUFACTORING & SUPPYLY Contractor / 620 Orvis Ave ~ San Jose, CA
 - B. AKAZAWA MACHINE CO.,LTD General / 2-10-6 Tohgo Dohri ~ Osaka, JP
 - C. EVOQUA WATER TECHNOLOGIES, LLC General / 210 Sixth Ave ~ Pittsburgh, PA
 - D. PETERSEN DEAN INC Contractor / 39300 Civic Center Dr ~ Freemont, CA
 - E. DANIEL W. PHETTEPLACE, DBA: THE ELECTRCIAN Contractor / 1275 Kleppe ~ Sparks, NV
 - F. GAEA GLOBAL TECHNOLOGIES, INC General / 317 Whitcliff Ct ~ San Ramon, CA
 - G. ASPEN DEVELOPERS CORP Contractor / 2340 E. 5th St ~ Reno, NV
 - H. CUMMINS INC General / 390 Intercresent St ~ Broomfield, Co
 - I. AEGIS ENGINEERING AND MNGMNT GROUP General / 18601 LBJ Fwy ~ Mesquite, TX
 - J. NORMAN S. WRIGHT MECH, EQUIP Contractor / 99A South Hill Dr ~ Brisbane, CA
 - K. BERIAH VETTER, DBA: VETTER WERKS Home / 131 Elizabeth Ln \sim Dayton, NV
 - L. FUKAMI MANUFACTURING CO General / 1121-1 Yamada ~ Gifu, JP
 - M. FARR WEST ENGINEERING General / 5510 Longley Lane ~ Reno, NV
 - N. ZION BUILDERS INC Contractor / 1170 Marietta Way ~ Sparks, NV
 - O. JOLT ELECTRIC LLC Contractor / 152 Pebble Dr ~ Dayton, NV
 - P. USA SCALES, INC General / 5401 Byron Hot Springs Rd ~ Byron, CA
 - Q. SUPERIOR TANK CO Contractor / 9500 Lucas Ranch Rd ~ Bakersfield, CA

- R. STEVEN GREEN Home / 5438 Comstock Rd ~ Placerville, CA
- S. MAYA'S SOUTH INDIAN CUISINE General / 9655 Frankwood Dr ~ Reno, NV
- T. AMIAD USA, INC General / 120 Talbot Road ~ Mooresville, NC
- U. AI SYSTEMS CO, LTD General / 11-18 Motomachi ~ Osaka, JP
- V. WTR ELECTRIC INC Contractor / 6005 Hockberry ~ Reno, NV
- W. COMINIX U.S.A. INC General / 990 Hammond Dr ~ Atlanta, GA
- X. HOLDIAY ENTERPRISES Home / 2331 Empire Rd ~ Reno, NV
- Y. WELSCO DRILLING CORP Contractor / 2510 Beasley Dr ~ Fallon, NV
- Z. POGGEMEYER DESIGN GROUP INC General / 6960 Smoke Ranch Rd ~ Las Vegas, NV
- 7. DISCUSSION ONLY (No Action No Public Comment): Committee/Staff Reports
- 8. **BOARD COMMENT (No Action No Public Comment)**
- 9. **DISCUSSION/POSSIBLE ACTION:**

Consideration and possible approval of a presentation and overview of the proposed economic development financing proposal for a special assessment district and tax increment area for the effluent pipeline for certain properties in the Tahoe Reno Industrial Center.

10. DISCUSSION/POSSIBLE ACTION:

Consideration and possible approval of resolution 18-501 approving the economic development financing proposal for the effluent pipeline for certain properties in the Tahoe Reno Industrial Center; directing the Clerk of the County to notify the Governor's Office of Economic Development and the Interim Finance Committee of the Nevada Legislature of the County's approval; and providing other details in connection therewith.

11. DISCUSSION/POSSIBLE ACTION:

Consideration and approval of resolution 18-502 concerning the financing of natural resource projects; directing the Clerk of the County to notify the Interim Finance Committee of the Nevada Legislature of a request for approval pursuant to NRS 278C.157 and 278C.280; and providing other details in connection therewith.

12. DISCUSSION/POSSIBLE ACTION:

Approval of Resolution 18-503 regarding the request by the Director of the State of Nevada Department of Business and Industry to approve the Findings of Fact pertaining to the issuance of industrial development revenue bonds in one or more issues in an aggregate amount not to exceed \$44,000,000 for the purpose of assisting in the financing or refinancing of a portion of the additional costs of (i) constructing and equipping a facility to be used for converting municipal solid waste into renewable fuel products located on an approximately 19.4-acre site to be located at 3600 Peru

Drive in the Tahoe-Reno Industrial Center, Storey County, Nevada and (ii) the improvements to and equipping of the facility used for preliminary sorting and processing of municipal solid waste located on an approximately 10-acre site at 350 Saddle Court in Mustang, Storey County, Nevada. The project will be owned by Fulcrum Sierra Holdings, LLC, and operated by Fulcrum BioEnergy, Inc. approval of the County is required pursuant to NRS 349.580(2).

13. DISCUSSION/POSSIBLE ACTION:

First Reading of Ordinance 18-288. An ordinance adding chapter 2.22 to the Storey County Code establishing a procedure for creating or amending a list of appraisers qualified to conduct appraisals of real property offered for sale or lease by the board and providing for other matters properly related thereto.

14. DISCUSSION/POSSIBLE ACTION:

(Continued from July 3, 2018, board meeting.) Consideration of letters of interest and appointment of a planning commissioner to fill the vacancy and serve the remainder of the term representing Precinct 1 Virginia City on the Storey County Planning Commission.

15. DISCUSSION/POSSIBLE ACTION:

First Reading of Ordinance No. 18-286 an ordinance amending Chapter 2.12 of the Storey County Code providing for the creation, duties, and powers of the Planning Commission, and other properly related matters.

16. DISCUSSION/POSSIBLE ACTION:

First Reading of Ordinance No. 18-285 an ordinance amending Chapter 2.44 of the Storey County Code re-establishing the Storey County Regional Transportation Commission, removing redundant provisions from Chapter 3.80 of the Storey County Code, and providing for other matters properly related thereto.

17. DISCUSSION/POSSIBLE ACTION:

(Continued from the 07/03/18 board meeting) Modification to the Tahoe-Reno Industrial Center, LLC-Storey County Development Agreement, in accordance with Section 5.2, by accepting and approving amendments to Chapter 8, and to the 1999 zoning ordinance provisions of Storey County Code 17.28 C Commercial Zone modifying building height limitation from 3 stories or 45 feet to 6 stories or 75 feet, adding to Section 17.28.020 Permitted Uses urgent-cares, truck sales, heavy equipment sales, microbreweries, and micro-distilleries; adding to Section 17.28.030 Uses Subject to Permit buildings exceeding 6 stories or 75 feet, and hospitals, convalescent homes, and sanitariums; and amending SCC 17.36 I1 Light Industrial Zone modifying building height limitation from 4 stories or 50 feet to 6 stories or 75 feet, and other properly related matters.

18. **DISCUSSION/POSSIBLE ACTION:**

Resolution No. 2018-500, for ten dollars, acceptance of grant, bargain, sale, and conveyance from Tahoe-Reno Industrial Center, LLC to Storey County rights, title, and interest in real property described in Enclosure A, that being vacant property that will facilitate county and other communications facilities at the Tahoe-Reno Industrial Center, McCarran, Storey County, Nevada.

19. DISCUSSION/POSSIBLE ACTION:

Resolution No. 2018-499, for ten dollars, acceptance of grant, bargain, sale, and conveyance from Tahoe-Reno Industrial Center, LLC to Storey County rights, title, and interest in real property described in Enclosure A, that being portions of Milan Drive at the Tahoe-Reno Industrial Center, McCarran, Storey County, Nevada.

20. RECESS TO CONVENE AS THE 474 FIRE PROTECTION DISTRICT BOARD

21. DISCUSSION/POSSIBLE ACTION:

Action to approve the Storey County Fire Protection District Annual Operating Plan with the Truckee Meadows Fire Protection District.

22. ADJOURN TO CONVENE AS THE STOREY COUNTY BOARD OF COMMISSIONERS

23. **DISCUSSION/POSSIBLE ACTION:**

Variance 2018-024 request to allow for a reduction to the rear yard setback for the construction of a one-story addition to an existing building (Red Dog Saloon). The applicant requests the rear yard setback be reduced from the required 10-feet to the proposed 0-feet. The property is located at 76 N. C Street, Virginia City, Storey County, Nevada, Assessor's Parcel Number (APN) 001-084-16.

24. DISCUSSION/POSSIBLE ACTION:

Approval of business license second readings:

A. ECOCLEAN, INC - General / 26801 Northwestern Hwy ~ Southfield, MI

B. 4 CONCRETE LLC - Contractor / 2735 Azuza Lane ~ Reno, NV

C. URETEK USA, INC - Contractor / 13900 Humble Rd ~ Tomball, TX

D. C.G. AUTOMATION & FIXTURE, INC – General / 5352 Rusche Dr ~ Comstock Pk, MI

E. RON COLCORD CONSTRUCTION - Contractor / 280 Vermillion ~ Reno, NV F. ADVANTAGE TECHNICAL RESOUCING - General / 201 E. 4th St ~ Cincinnati, OH

G. AMERICAN SCALE CO, INC - General / 21326 E. Arrow Hwy ~ Covina, CA H. LYRA CLINICAL ASSOCIATES, P.C. - General / 205 Park Rd ~ Burlingame, CA I. ACE INSULATION NV INC - Contractor / 1306 Dynamic St ~ Petaluma, CA

J. WADE METAL WORKS LLC - General / 3025 Mill St ~ Reno, NV K. MEE2, INC, DBA: RENO FORKLIFT - General / 171 Coney Island ~ Sparks, NV L. FCC COMMUNICATION, INC - General / 1360 Greg St ~ Sparks, NV M. SAIKAI ELECTIC CO, LTD - General / 34-19 Suehiro-cho ~ Osaka, JP N. AEM CONSULTING GROUP, INC - General / 1125 Ivy Lane ~ Ashland, OR O. ECARGO LLC, DBA: ROCKIN DINER ROLLIN - 545 Valle Verde ~ Sparks, NV P. L.P.R. CONSTRUCTION - Contractor / 1171 Des Moines Ave ~ Loveland, CO AA. SAFETY ON SITE - General / 316 California Ave ~ Reno, NV BB. NAISBITT CONSTRUCTION - Contractor / 4 Hardy Dr ~ Sparks, NV

25. PUBLIC COMMENT (No Action)

26. ADJOURNMENT

NOTICE:

Anyone interested may request personal notice of the meetings.

• Agenda items must be received in writing by 12:00 noon on the Monday of the week preceding the regular meeting. For information call (775) 847-0969.

Items may not necessarily be heard in the order that they appear.

• Public Comment will be allowed at the end of each meeting (this comment should be limited to matters not on the agenda). Public Comment will also be allowed during each item upon which action will be taken on the agenda (this comment should be limited to the item on the agenda). Time limits on Public Comment will be at the discretion of the Chairman of the Board. Please limit your comments to three minutes.

Storey County recognizes the needs and civil rights of all persons regardless of race, color,

religion, gender, disability, family status, or nation origin.

• In accordance with Federal civil rights law and U.S. Department of Agriculture (USDA) civil rights regulations and policies, the USDA, its Agencies, offices, and employees, and institutions participating in or administering USDA programs are prohibited from discriminating based on race, color, national origin, religion, sex, gender identity (including gender expression), sexual orientation, disability, age, marital status, family/parental status, income derived from a public assistance program, political beliefs, or reprisal or retaliation for prior civil rights activity, in any program or activity conducted or funded by USDA (not all bases apply to all programs). Remedies and complaint filing deadlines vary by program or incident.

Persons with disabilities who require alternative means of communication for program information (e.g., Braille, large print, audiotape, American Sign Language, etc.) should contact the responsible Agency or USDA's TARGET Center at (202) 720-2600 (voice and TTY) or contact USDA through the Federal Relay Service at (800) 877-8339. Additionally, program information may be made available in languages other than English.

To file a program discrimination complaint, complete the USDA Program Discrimination Complaint Form, AD-3027, found online at

http://www.ascr.usda.gov/complaint_filing_cust.html and at any USDA office or write a letter addressed to USDA and provide in the letter all of the information requested in the form.

To request a copy of the complaint form, call (866) 632-9992. Submit your completed form or letter to USDA by:

(1) mail: U.S. Department of Agriculture Office of the Assistant Secretary for Civil Rights 1400 Independence Avenue, SW Washington, D.C. 20250-9410;

(2) fax: (202) 690-7442; or

(3) email: <u>program.intake@usda.gov</u>.

USDA is an equal opportunity provider, employer, and lender.

Notice to persons with disabilities: Members of the public who are disabled and require special assistance or accommodations at the meeting are requested to notify the Commissioners' Office in writing at PO Box 176, Virginia City, Nevada 89440.

CERTIFICATION OF POSTING

I, Vanessa Stephens, Clerk to the Board of Commissioners, do hereby certify that I posted, or caused to be posted, a copy of this agenda at the following locations on or before 8/1/2018; Virginia City Post Office at 132 S C St, Virginia City, NV, the Storey County Courthouse located at 26 S B St, Virginia City, NV, the Virginia City Fire Department located at 145 N C St, Virginia City, NV, the Virginia City Highlands Fire Department located a 2610 Cartwright Rd, VC Highlands, NV and Lockwood Fire Department located at 431 Canyon Way, Lockwood, NV.

Vanessa Stephens Clerk-Treasurer



Storey County Board of County Commissioners Agenda Action Report

Meeting date: August 7, 2018
Agenda Item Type: Regular Agenda

Estimate of Time Required: 0-5 min.

| enda Item Type: Regular Agenda | | | |
|--------------------------------|--|-------------------------------|--|
| 1. | <u>Title:</u> Approval of the minutes for June 19, 2018. | | |
| 2. | Recommended motion: Approve as submitted. | | |
| 3. | Prepared by: Vanessa Stephens | | |
| | Department: Clerk Contact N | umber: 775.847.0969 | |
| 4. | Staff Summary: Minutes are attached. | | |
| 5. | Supporting Materials: See attached | | |
| 6. | Fiscal Impact: 0 | | |
| 7. | Legal review required: No | | |
| 8. | Reviewed by: | | |
| | Department Head | Department Name: Clerk | |
| | County Manager | Other Agency Review: | |
| | | | |
| 9. | Board Action: | | |
| | [] Approved | [] Approved with Modification | |
| [| [] Denied | [] Continued | |



STOREY COUNTY BOARD OF COUNTY COMMISSIONERS MEETING

TUESDAY, JUNE 19, 2018 10:00 A.M.

DISTRICT COURTROOM 26 SOUTH B STREET, VIRGINIA CITY, NEVADA

MINUTES

MARSHALL MCBRIDE CHAIRMAN

ANNE LANGER DISTRICT ATTORNEY

LANCE GILMAN VICE-CHAIRMAN

JACK MCGUFFEY COMMISSIONER

VANESSA STEPHENS CLERK-TREASURER

ROLL CALL: Chairman McBride, Vice-Chairman McGuffey, Commissioner Gilman, County Manager Pat Whitten, Clerk & Treasurer Vanessa Stephens, Comptroller Hugh Gallagher, Deputy District Attorney Keith Loomis, Administrative Officer/Planning Director Austin Osborne, Sheriff Gerald Antinoro, Chief Deputy Tony Dosen, Public Works Director Jason Weizrbicki, Community Relations Cherie Nevin, Project Coordinator Mike Northan, Battalion Chief Ron Adkins, Tourism Director Deny Dotson, Senior Center Director Stacey Gilbert, Outside Counsel Robert Morris, Wastewater Project Coordinator Mike Nevin, Fire Marshal Martin Azevedo

1. CALL TO ORDER REGULAR MEETING AT 10:00 A.M.

Meeting was called to order by Chairman McBride at 10:00 A.M.

2. PLEDGE OF ALLEGIANCE

Chairman McBride led those present in the Pledge of Allegiance.

3. DISCUSSION/POSSIBLE ACTION: Approval of Agenda for June 19, 2018. County Manager Whitten asked to remove Item #15.

Public Comment:

None

Motion: Approve Agenda for June 19, 2018, **Action:** Approve, **Moved by:** Vice Chairman McGuffey, **Seconded by:** Commissioner Gilman, **Vote:** Motion carried by unanimous vote, **(Summary:** Yes=3)

4. DISCUSSION/POSSIBLE ACTION: Approval of the Minutes for February 6, 2018.

Public Comment:

None

Motion: Approve Minutes for February 6, 2018, **Action:** Approve, **Moved by:** Vice Chairman McGuffey, **Seconded by:** Commissioner Gilman, **Vote:** Motion carried by unanimous vote, **(Summary:** Yes=3)

5. DISCUSSION/POSSIBLE ACTION: Approval of the Minutes for May 15, 2018.

Public Comment:

None

Motion: Approve Minutes for May 15, 2018, **Action:** Approve, **Moved by:** Vice Chairman McGuffey, **Seconded by:** Commissioner Gilman, **Vote:** Motion carried by unanimous vote, **(Summary:** Yes=3)

6. DISCUSSION/POSSIBLE ACTION: Approval of the Minutes for May 21, 2018.

Public Comment:

None

Motion: Approve Minutes for May 21, 2018, **Action:** Approve, **Moved by:** Vice Chairman McGuffey, **Seconded by:** Commissioner Gilman, **Vote:** Motion carried by unanimous vote, **(Summary:** Yes=3)

7. CONSENT AGENDA:

- I For possible action, approval of update to Storey County Administrative Policies and Procedures including 032 Records Management; 004 Travel; 035 Grant Approval; and 036 Grant Administration.
- II For possible action, Approval of payroll claims in the amount of \$497,623.87 and accounts payable claims in the amount of \$922,993.52.
- III For possible action, approval of first reading business license (submitted by the Sheriff's Office):
 - A. U.S. Security Associates, Security Guard Service Provider, General Business License, out of county 1320 Freeport Blvs., Sparks, NV 89431
 - B. Bonanza Saloon, Vincent Malfitano, General Business License, 27 N C St. Virginia CIty, NV 89440
 - C. Delta Saloon, Vincent Malfitano, General Business License, 18 S C St. Virginia City, NV 89440
- IV For possible action, approval of business license first readings:
 - A. ADVANCED SYSTEMS LCL General / 1020 W. 14 Mile Rd ~ Clawson, MI
 - B. AMERICAN POWER SOLUTIONS, LLC General / 2995 Mill St ~ Reno, NV
 - C. KEN MORGAN Contractor / 325 Neilson Rd ~ Reno, NV
 - D. MARIO LEPROVOST Contractor / 1946 Wilder St ~ Reno, NV
 - E. PARLEVEL SYSTEMS INC General / 114 E. Cevallos St ~ San Antonio, TX
 - F. VINEBURG MACHINING General / 26 Stokes Dr ~ Carson City, NV
 - G. BENCH TEK SOLUTIONS, LLC General / 525 Aldo Ave ~ Santa Clara, CA

Public Comment:

None

Motion: I make a motion to approve today's Consent Agenda, **Action:** Approve, **Moved by:** Vice Chairman McGuffey, **Seconded by:** Commissioner Gilman, **Vote:** Motion carried by unanimous vote, **(Summary:** Yes=3)

8. DISCUSSION ONLY (No Action-No Public Comment): Committee/Staff Reports Sheriff Antinoro:

• Reported that "active assailant training" was held last week at TRI along with several area businesses and their security.

Project Coordinator Mike Northan:

- Carpet has been cleaned and stretched in the District Attorney's office.
- Plaster and painting are scheduled for the Judge's Chambers, with touch up in the Clerk's Office.
- Restoration work continues on the windows at Pipers Opera House.
- Approximately 12 County employees took the OSHA 30 class and now have a 30 hour OSHA certification. A new safety culture will be seen in Virginia City and Storey County.

Merilee Miller, River District:

• The Community Center was given new computers which have been installed.

John Miller, Louise Peri Park:

- Thank you to all Commissioners, staff, and to Lance Gilman for the generous donation towards the playground equipment. Also to Public Works.
- The park is looking beautiful. Five donated trees will be planted soon.
- The Community Garden has been cleaned up and Public Works fixed the water systems.
- The basketball court could use a good cleaning.

County Manager Whitten said he would look into the issue of the trash bin that no one knows where it came from. Also, the issue of signs along Peri Ranch Road is being looked at. This road is definitely needed by the County as a secondary road for ingress and egress to the area.

Battalion Chief Ron Adkins:

- It is fire season crews have been out on both local fires.
- Weeding around Virginia City will soon take place. The fires have taken precedence.
- During the chili cook-off run, an individual suffered a life threatening issue. This person will
 make a full recovery. It only took 4 minutes from the receipt of the call for the Fire
 Department to arrive on the scene despite all of the people in town and the blockades that
 were set up.
- Statistics for the year to date a total of 1,005 calls and Wednesday's are the busiest days.

Vice Chairman McGuffey recommended that a first aid/first response stand be set up during events.

Chief Adkins responded that this is done during events such as the Grand Prix and Street Vibrations. The chili cookoff is not expected to be as busy as those events. This year several streets were affected by the sewer work.

Commissioner Gilman asked what percentage is EMT vs fire calls. Adkins reported last month there were 9 fires and 164 EMS calls.

Chairman McBride commented regarding the call during the chili cookoff that loading equipment and getting there in four minutes is pretty good timing. It was good news having a "save" like that.

VCTC Director Deny Dotson:

- Agreed with Battalion Chief Adkins' comments regarding the incident at the chili cook-off. Hats off to the Fire Department for saving the man's life it was an amazing response. The family thanked everyone very much. Issues of this type and safety plans are discussed beforehand barricades are opened up, people are moved, in order to get help in and out.
- July 4th events and fireworks donations are running short about \$10,000 with two weeks to go.
- Whitney is doing a great job coordinating at Pipers Opera House. The calendar is almost full.
- Soon the Slammer Museum will be open for people to visit on weekends in conjunction with tours at Pipers.
- The V& T is doing great already the train was up and running for Father's Day.

Commissioner Gilman said he will pledge \$5,000 towards the fireworks.

Community Relations Director Cherie Nevin:

- After many meetings, federal highway funding for work on 6 Mile Canyon is proving to have too many roadblocks and "red tape" for the cost benefit and Ms. Nevin, along with County Manager Whitten and others, is recommending not moving forward with this source of funding.
- Areas of concern on this road are marked and may be able to be improved or completed by the County's own personnel.

Mr. Whitten commented that timing is everything. NDOT has been a consistent friend and a huge help in support of this project, however Federal Highways has too many strings.

Community Chest/Library Director Erik Schoen:

- The Youth Program, pre-K through middle school, is in full swing for the summer.
- The library is currently open Monday through Friday, 10 AM to 2 PM. Looking for Federal and State funding. From the library the children's programs can seen below.
- A medical clinic is open and being utilized on Wednesdays for primary health care services.

Wastewater System Project Manager Mike Nevin - Update on projects:

Sewer project:

- Mr. Nevin reviewed a current map of completed areas.
- The project is 37 weeks in, with 150 days left to completion. 34,000+ linear feet of pipe has been installed with 315 service connections completed.
- Currently work is being done on Mill Street from D to R. Mill Street will be open for the 4th of July.

• The bottom of I Street is being worked on through the Fairgrounds, up to 341 and to the jail parking lot. Drainage issues that have been ongoing for years are being addressed.

5 mile transmission line project:

• Out to bid with bid opening June 28th. The biggest concern will be the closing of Ophir Grade road for a time.

Gold Hill septic project:

• NDEP requires a modeling analysis regarding any discharge into the Carson River basin. An internal draft regarding the flow is being prepared and then a plan will be developed. The process is moving along.

Senior Center Director Stacey Gilbert:

- The Senior Center will be closed June 28 and 29 for parking lot paving.
- A strategic plan is being reviewed to be presented next year.
- A \$10,000 transportation program grant was received. They are looking for a new employee.

Public Works Director Jason Weizrbicki:

- A lot of prep work and drainage issues are being addressed at the Senior Center as well as in an area of the parking lot in Mark Twain. The parking area for the Highlands mailbox area is still on the "to do" list.
- The OSHA 30 class was a real eye-opener and brought in a lot of resources.
- Spray painting equipment for the curbing has been received and makes a lot of difference.

Administrative Officer/Planning Director Austin Osborne:

- The next planning commission meeting is June 21 and will be addressing the sign ordinance.
- Met with AT&T regarding installation of a cell tower on the south end of town and we are looking for a site.
- Working on the mono pine in the Highlands, which should go live late summer to mid-October.
- Focus is being given to transportation issues in the area. We are looking at reinstating the RTC Commission and doing regional transportation studies. There are many benefits to doing this.
- Working on policy updates with the District Attorney's Office.
- The Lands Bill is moving forward and has been attached to a National Defense Bill.

Deputy District Attorney Keith Loomis:

- The Federal District Court issued a final ruling on the Sutro Springs roadway case, upholding the decision that it is an RS2477 road. No appeal has been filed.
- M&M, LLC lawsuit has been decided by the Supreme Court, upholding the BOCC decision denying their permit. This is also a final decision.
- Gave an update on the lawsuit filed by International Investments against Vanessa Stephens as Clerk/Treasurer-Tax Collector seeking quiet title to the Peri Ranch and Old Bridge Ranch properties as one unit. There are past due taxes related to the property and an answer has been filed in response on behalf of the Clerk/Treasurer.

County Manager Pat Whitten:

• Reminder - the July 17th Commission meeting is cancelled. The next two meetings will be July 3, and August 7.

- The effluent pipeline project is alive proceeding very slowly. A deposit has been given allowing the County to engage financial advisors, bond counsel, engineer, and appraiser.
- OSHA 30 class was completed, heard great things about the class. Information from the class will be transferred over to the safety committee. We look forward to a safety-conscious future.
- Met with the folks at NDOW and the County will be getting the great-horned owl that was born at the Courthouse, and passed away, preserved and put on display in the slammer.
- Under correspondence on today's agenda, there is a communication from Mr. Whitten clarifying the decision and explaining the facts regarding cancellation of the Ferrari Hill Climb event this year. We're not saying no to future events but there would have to be work and hopefully a new organizer.

9. BOARD COMMENT (No Action-No Public Comment):

Commissioner Gilman: Gave a brief overview of the Opportunity Zones. Based on census track information, Opportunity Zones are being allowed in each state. Nevada was approved potentially for 270. The Governor had the opportunity to name 60. Opportunity Zones attract a lot of stranded capital for investment under special circumstances. Rules and regulations are still being created. Companies like Block Chains, in Storey County, are in a position to attract billions of dollars in "stranded investment capital" in crypto- currency. Storey County was initially overlooked and Lyon County received a significant share. A team worked with the counties and Federal Government so that Storey County could have an Opportunity Zone. With the approval of both counties, Governor Sandavol submitted a request to the Treasury to re-consider Storey County for an Opportunity Zone. This was granted and is a tremendous opportunity to attract a lot of capital to the County's economic program.

Chairman McBride:

- The County is in the midst of "tourist season" with two events since the last Commission meeting. The town has been unseasonably busy.
- Since being turned over to the Tourism Commission, tourism has exploded the "bread and butter" for the business district. Congratulations to the VCTC and Deny Dotson for all the hard work.
- **10. DISCUSSION/POSSIBLE ACTION:** Acceptance of renewal proposal from Nevada Public Agency Insurance Pool (POOL) and approval for payment from fiscal year 2018-2019 funds.

Carol Ingalls, POOL/PACT representative, explained this year there is a 6.4% increase for the County. Total insured property values increased by 14.3%, payroll increased almost 12%, with a slight increase in employees and vehicles. The County, the landmarks, are well covered.

Allan Kalt, Chief Financial Officer for POOL/PACT provided an overview of the services and benefits offered by POOL/PACT.

County Manager Whitten thanked Mr. Kalt and Ms. Ingalls. Mr. Whitten addressed cyber security and the recent cyber security audit. There were no "smoking guns" – the County IT Director has been doing a great job. There are always things that can be done to tighten security.

Mr. Whitten also thanked ASC, the County's third party administrator picked by the POOL to handle claims and settlement.

Mr. Whitten explained why the County chose a \$5,000 deductible for several years, and how it paid off with all of the damage suffered by the County in last year's storms.

Mr. Kalt explained the cyber security audit and how the POOL interacts with the County IT Department. The POOL invested \$30-50,000 to do this audit and increased cyber coverage to \$3 million without a cost allocation to the membership.

Ms. Ingalls mentioned the fact that as a member of A & H Insurance they are doing their best to make sure that the County receives consistent service and response to problems. They are proud and determined to be part of the (POOL/PACT) program.

Public Comment:

None

Vice Chairman McGuffey disclosed his wife is an employee of A & H Insurance and does not receive any incentive or monetary gain related to this renewal.

Motion: I make a motion to accept the renewal proposal from Nevada Public Agency Insurance Pool (POOL) and approve payment from fiscal year 2018-2019 funds, **Action:** Approve, **Moved by:** Vice Chairman McGuffey, **Seconded by:** Commissioner Gilman, **Vote:** Motion carried by unanimous vote, **(Summary:** Yes=3)

11. DISCUSSION/POSSIBLE ACTION: Authorize the County Manager to approve a contract with the United States Geological Survey (USGS) up to \$30,000 for the voluntary and limited monitoring of groundwater levels and quality, aquifer conditions, and other geotechnical matters in the Virginia City Highlands, Highland Ranches, and Virginia Ranches area of Storey County during the 2018-19 fiscal year. This is a continuation of the prior year contract for this purpose.

David Smith, USGS hydrologist gave a summary of issues discovered over the past year:

- A couple of wells had substantial declines in groundwater levels;
- 30% of wells in one section were deepened or replaced;
- A concern is the Highlands is only 1/3 developed.

Details have been discussed with Austin Osborne and a project has been put together:

- To understand the problem and what is going; and
- Identify where the groundwater levels are declining.

Mr. Smith reviewed accomplishments:

- Develop groundwater network to evaluate water level trends;
- Identify the declines;
- Develop a water table map and a water table change map in order to report where declines are happening;
- Characterize the fractured rock aquifer system;
- Estimate recharge potential from Lousetown creek.

Approximately 62 homes were evaluated for the network – 55 are in the network. 40 wells in one acre parcels, 14 in ten acre, and 1 in the forty acre parcels. Instruments have been added that continuously monitor trends.

Mr. Smith explained what is being monitored and reviewed some conclusions being seen, including:

- The one acre parcels are declining the most;
- Ten acre parcels had a slightly less decline;
- No change in the 40 acre parcel;
- Is has been confirmed that Lousetown Creek is a losing stream providing recharge to the aquifer system.

Mr. Smith said the project is 20% complete. There are very highly varied water levels throughout the Highlands – an additional year of data will help in understanding the aquifer system. All data collected is available on-line on the USGS website and on the Storey County website. Year two will include continued monitoring of groundwater levels, precipitation, Lousetown Creek flow, and will quantify losses to the system, and to develop a water table map and level change map.

Vice Chair McGuffey thanked Mr. Smith for bringing the information to the Highlands. This is a well-worth it project to monitor and see what the future might bare.

Chairman McBride asked if they will be increasing the houses that are monitored.

David explained there is a pretty good distribution of volunteers. In areas they are missing data they definitely add people. Water quality and levels vary throughout the Highlands.

Public Comment:

Nicole Barde, **Storey County resident:** Thank you to the commission for engaging in this study. Money well spent, the effort is appreciated.

County Manager Whitten thanked the USGS for this work.

Motion: Based on the recommendation by staff, I, County Commissioner Jack McGuffey, authorize the County Manager to approve a contract with the United States Geological Survey (USGS) up to \$30,000 for the voluntary and limited monitoring of groundwater levels and quality, aquifer conditions, and other geotechnical matters in the Virginia City Highlands, Highland Ranches, and Virginia Ranches area of Storey County during the 2018-19 fiscal year, **Action:** Approve, **Moved by:** Vice Chairman McGuffey, **Seconded by:** Commissioner Gilman, **Vote:** Motion carried by unanimous vote, **(Summary:** Yes=3)

12. DISCUSSION/POSSIBLE ACTION: Request from NDOT to accept the annual work program.

NDOT Deputy Director Bill Hoffman introduced Murph Glover from NDOT, and gave an overview of NDOT and current projects. This report included:

- Statistics on wildlife collisions and what is being done to minimize them.
- The "One Nevada Plan" long-term plan for infrastructure, rail, and planning from a performance measure standpoint.
- Interstate 11 an important interstate with a long, involved process to be completed.

- Status of Electric Avenue traffic signal currently under construction and use of temporary signals. Permanent signal to be installed this summer;
- Safety concerns at I-80/Lockwood interchange and also at the "spaghetti bowl" in Reno;
- How to get more I-80 lanes out to TRIC. All interchanges along this route will be looked at they may need to be changed depending on any widening;
- Statistics for Storey County based on 2010 data; including commuting patterns, maintenance funds spent on County roads;
- Funding from the State and Federal Government and what it covers;
- The steps and issues in planning of projects.

Mr. Hoffman reviewed the annual work program for Storey County:

• Remove and replace barrier rail on SR 439 (USA Parkway)

Richard Ochavalt, NDOT District 2 Traffic Engineering Supervisor, explained a decision had been made to put in a cable barrier guardrail. It will be replaced with a concrete barrier rail for increased safety and less maintenance.

Mr. Hoffman commented regarding I-80 that there is a five county transit study being done, NDOT is doing a transportation feasibility study all to bring forward a strategic plan.

Mr. Whitten thanked Mr. Hoffman for taking leadership regarding regional transportation – working with the County, RTC, Fernley and others. Mr. Hoffman met with Mr. Whitten within a short time of last year's meeting regarding issues that were brought up at that time. Important items are still there and are being worked. Removal of NDOT storm drains affecting the County's sewer plant was done. However the situation with the Seymour property at the north end of C Street still needs to be addressed. Mr. Whitten said the County has a great partnership with NDOT.

Mr. Hoffman said he is willing to work with the County on these issues and commended the County for the work being done on transportation issues. NDOT will continue to work with the County on the issues in Six Mile Canyon.

Public Comment:

Kris Thompson, project manager for TRI: Echoed Mr. Whitten's comments. NDOT has been superb to work with especially with the growth and explosion of traffic in TRI. NDOT's efforts are appreciated – they are truly focused on strategy and planning for the future.

Motion: I make a motion to accept NDOT's annual work program, **Action:** Approve, **Moved by:** Vice Chairman McGuffey, **Seconded by:** Commissioner Gilman, **Vote:** Motion carried by unanimous vote, **(Summary:** Yes=3)

13. DISCUSSION/POSSIBLE ACTION: Resolution 18-497 per the request by the Director of the State of Nevada Department of Business and Industry that the County transfer the amount of \$215,227.18 in tax-exempt private activity bond volume cap allocated to the County for year 2018 for the purpose of assisting in the financing or refinancing of a portion of the costs of (i) improvements to and equipping of a facility to be used for converting municipal solid waste into renewable fuel products located on an approximately 19.4 acre site located at 3600 Peru Drive in the Tahoe-Reno Industrial Center, Storey County, Nevada and/or (ii) improvements to and equipping of a facility

used for preliminary sorting and processing of municipal solid waste located on an approximately 10 acre site located at 350 Saddle Court in Mustang, Storey County, Nevada. The County may transfer such tax-exempt private activity bond volume cap to the Director of the State of Nevada Department of Business and Industry pursuant to Section 348A.180 of the NAC.

County Manager Whitten explained the Nevada Department of Business and Industry are in discussions with Fulcrum Biorefinery for financing another component (green energy municipal solid waste project). For several years, the County has been requested to transfer its bond cap to other authorities. The bond cap is something the County does not use and most jurisdictions are able to transfer without any obligation on the transferring agency (the County). Fulcrum is requesting a total of \$45 million in support – the County's cap is \$215,227.18 which would be symbolic in support.

Mr. Whitten stresses there is no obligation to the County. There is no intended use for 2018 and the transfer is consistent with past Board actions including support of Fulcrum and the Department of Business and Industry in its support of Fulcrum. Staff recommends approval.

Mr. Whitten read the Resolution Title: Resolution 18-497, a Resolution of the Board of County Commissioners of the County of Storey, Nevada providing for the transfer of the County's 2018 Private Activity Bond Volume Cap to the Director of the State of Nevada, Department of Business and Industry, of the State of Nevada.

Public Comment: None

Motion: I make a motion for approval of Resolution 18-497 providing for the transfer of the County's 2018 Private Activity Bond Volume Cap to the Director of the State of Nevada Department of Business and Industry of the State of Nevada, **Action:** Approve, **Moved by:** Vice Chairman McGuffey, **Seconded by:** Commissioner Gilman, **Vote:** Motion carried by unanimous vote, (**Summary:** Yes=3)

14. DISCUSSION/POSSIBLE ACTION: Review and possibly appoint Joe Curtis, Candace Wheeler, Cherie Nevin, Sierra Scott and Marshall McBride to sit on the nonprofit board for Pipers Opera House.

Katie Demuth, Virginia City Tourism Commission/Pipers Opera House representative presented this item. After purchase of Pipers Opera House, the County assumed management in January. There was a non-profit Board at that time, and it has been determined the Board needs to be retained. A list of proposed members was created over the last few months - Marshall McBride, Joe Curtis, Candace Wheeler, Cherie Nevin, and Sierra Scott.

Chairman McBride asked if Comptroller Gallagher had provided assistance in getting the non-profit status "squared away".

Mr. Gallagher said there have been many conversations about it. This is a great step in the right direction – with the non-profit Board there is an opportunity to search for assistance from groups like the Harris and Pennington Foundations.

Vice Chairman McGuffey heard information at a NACO meeting regarding grants and suggested looking at "billed grant"- the smaller the entity the less likely there will have to be a match, or at least, very little.

Public Comment:

None

Motion: I make a motion to approve the appointment of Joe Curtis, Candace Wheeler, Cherie Nevin, Sierra Scott and Marshall McBride to sit on the nonprofit board for Pipers Opera House, **Action:** Approve, **Moved by:** Vice Chairman McGuffey, **Seconded by:** Commissioner Gilman, **Vote:** Motion carried by unanimous vote, **(Summary:** Yes=3)

15. DISCUSSION/POSSIBLE ACTION: Appointment of Tom Minkler to serve on the Canyon General Improvement District to fill the unexpired term left vacant by the passing of Ralph Trotter.

Item removed, no action taken.

16. DISCUSSION/POSSIBLE ACTION: Canvass of the Primary Election results held in and for Storey County, Nevada on June 12, 2018.

Chairman McBride asked if there was any public comment regarding this item – the canvass of the primary election results.

None

Motion: I make a motion to approve the results as submitted, **Action:** Approve, **Moved by:** Vice Chairman McGuffey, **Seconded by:** Commissioner Gilman, **Vote:** Motion carried by unanimous vote, **(Summary:** Yes=3)

Chairman McBride called for recess at 12:18 PM Meeting reconvened at 12:31 PM

17. RECESS TO CONVENE AS THE 474 FIRE PROTECTION DISTRICT BOARD

18. DISCUSSION/POSSIBLE ACTION: Resolution 18-490 Transfer of funds from the 474 Fire District to the Storey County Community Development Department in the amount of \$195,000.

Mr. Gallagher gave an overview of the requirements set forth by the Department of Taxation regarding transfers, augmentations, and appropriations. With over 5,000 line items, all department heads have done a very good job of maintaining the line item budgeting.

Mr. Gallagher requested approval of transfer of \$195,000 from 474 Fire District to Community Development Department. Previously the Fire Department had its own building permit/fire marshal – which has been transferred to Community Development. This is a transfer of those funds (for two building inspectors and a fire marshal) to Community Development.

Public Comment:

None

Motion: I make a motion to approve Resolution 18-490 Transfer of funds from the 474 Fire District to the Storey County Community Development Department in the amount of \$195,000, **Action:** Approve, **Moved by:** Vice Chairman McGuffey, **Seconded by:** Commissioner Gilman, **Vote:** Motion carried by unanimous vote, **(Summary:** Yes=3)

19. DISCUSSION/POSSIBLE ACTION: Resolution 18-496 Augment 474 Fire District Mutual Aide in the amount of \$405,000.

Mr. Gallagher explained that he was in error in not budgeting for a special revenue fund. In order to equal appropriations, this augmentation (funds received from out-of-district deployments) is necessary.

No public comment.

Motion: I make a motion to approve Resolution 18-496 Augment 474 Fire District Mutual Aide in the amount of \$405,000 pursuant to NRS 354.598005, **Action:** Approve, **Moved by:** Vice Chairman McGuffey, **Seconded by:** Commissioner Gilman, **Vote:** Motion carried by unanimous vote, **(Summary:** Yes=3)

20. ADJOURN TO RECONVENE AS THE STOREY COUNTY BOARD OF COUNTY COMMISSIONERS

21. DISCUSSION/POSSIBLE ACTION: Approval of resolution 18-491, transfer of funds from the Storey County Contingency Fund to the Piper's Opera House Fund in the amount of \$67,000.

Mr. Gallagher: In prior years a stipend had been given to Pipers – when the County took over there wasn't a budget. This transfer will prevent over-appropriation and give time to look at this budget.

Chairman McBride: We help all of our non-profits, County-wide.

Mr. Whitten said the events being booked at the Opera House will be bringing in revenue.

Public Comment:

None

Motion: I make a motion to approve Resolution 18-491, transfer of funds from the Storey County Contingency Fund to Piper's Opera House Fund in the amount of \$67,000, **Action:** Approve, **Moved by:** Vice Chairman McGuffey, **Seconded by:** Commissioner Gilman, **Vote:** Motion carried by unanimous vote, **(Summary:** Yes=3)

22. DISCUSSION/POSSIBLE ACTION: Resolution 18-492 Augment Storey County General Fund and transfer to Storey County Capital Projects Fund in the amount of \$2,000,000.

Mr. Gallagher explained this transfer is due to projects that are over \$1 million at this time. In order to continue funding capital projects, this transfer is requested. Funds will be used for Tyler and also Devnet, the new computer infrastructure which should be in operation this time next year.

Public Comment:

Nicole Barde: Asked if these items were already in the budget or are they being added?

Mr. Gallagher stated the items were in the Capital Project Fund.

Motion: I make a motion to approve Resolution 18-492, which augments Storey County General Fund and transfer to Storey County Capital Projects Fund in the amount of \$2,000,000 pursuant to NRS 354.598005, **Action:** Approve, **Moved by:** Vice Chairman McGuffey, **Seconded by:** Commissioner Gilman, **Vote:** Motion carried by unanimous vote, (**Summary:** Yes=3)

23. DISCUSSION/POSSIBLE ACTION: Approval of transfers of appropriation within General Fund Departments and Special Revenue Funds pursuant to NRS 354.598005 in the amount of \$633,400.

Mr. Gallagher noted these transfers:

- \$337,000 from contingency to Community Development. This is in addition to the amount coming from the 474 Fire District, and covers items and expenditures taken on since last August;
- \$208,000 to sewer;
- \$67,000 to Pipers Opera House.

Mr. Gallagher reviewed transfer between objects in various departments. Transfers are allowed between objects.

Public Comment:

Sam Toll, Gold Hill resident: Asked if any of the PERS transfers are related to anything other than normal benefits? Also are any of the payments regarding adverse employee issues?

Mr. Gallagher: These (transfers) are pretty much relative to the extra pay period for the year. Also, there were two new collective bargaining agreements this year – those contracts reflect PERS increases.

Mr. Toll: No early retirement bonuses?

Mr. Gallagher: No.

Mr. Toll asked Mr. Gallagher to elaborate about an adverse, labor relations line item that was mentioned.

Mr. Gallagher responded that he can't as he cannot give the name.

Mr. Toll commented that previously when the Sheriff's office was involved the names were broadcast.

Mr. Whitten asked Mr. Toll (is he is referring to) the Public Works item?

Mr. Toll: That's the account it came out of – yes.

Mr. Whitten: The Commission previously publicly approved a settlement offer when changing Public Works Directors. This was that settlement.

Vice Chairman McGuffey noted the agenda item states the amount as \$633,400. Is this correct?

Mr. Gallagher: It should be \$640,000.

Motion: I make a motion to approve transfers of appropriation within General Fund Departments and Special Revenue Funds pursuant to NRS 354.598005 in the amount of \$640,500 , **Action:** Approve, **Moved by:** Vice Chairman McGuffey, **Seconded by:** Commissioner Gilman, **Vote:** Motion carried by unanimous vote, **(Summary:** Yes=3)

24. DISCUSSION/POSSIBLE ACTION: Resolution 18-493 Augmentation of the Storey County Justice Court Fund in the amount of \$7,000.

Mr. Gallagher: There was a \$7,000 appropriation for Court View user fees, and \$14,000 in higher-than-anticipated revenue - \$7,000 of which will be used to augment the Justice Court fund.

Public Comment:

None

Motion: I make a motion to approve Resolution 18-493 Augmentation of the Storey County Justice Court Fund pursuant to NRS 354.598005 in the amount of \$7,000, **Action:** Approve, **Moved by:** Vice Chairman McGuffey, **Seconded by:** Commissioner Gilman, **Vote:** Motion carried by unanimous vote, **(Summary:** Yes=3)

25. DISCUSSION/POSSIBLE ACTION: Resolution 18-494 Augmentation of the Storey County Indigent Fund in the amount of \$5,500.

Mr. Gallagher: The Indigent Fund is funded by ad valorem. Total resources budgeted were \$72,621; total available resources are \$81,621. Therefore, the budget needs to be augmented \$5,500.

No public comment.

Motion: I make a motion to approve Resolution 18-494 Augmentation of the Storey County Indigent Fund pursuant to NRS 354.598005 in the amount of \$5,500, **Action:** Approve, **Moved by:** Vice Chairman McGuffey, **Seconded by:** Commissioner Gilman, **Vote:** Motion carried by unanimous vote, **(Summary:** Yes=3)

26. DISCUSSION/POSSIBLE ACTION: Acceptance of a transfer of funds from the 474 Fire Distict to the Storey County Development Department and distributions as recommended in the amount of \$195,000.

Mr. Gallagher: This is the distribution of \$195,000 from the 474 Fire District to Community Development/Storey County General Fund.

No public comment.

Motion: I make a motion for acceptance of funds transferred from the 474 Fire District in the amount of \$195,000 to the Storey County Community Development Department and the Comptroller's recommendations on distribution of funds pursuant to NRS 354.598005, **Action:** Approve, **Moved by:** Vice Chairman McGuffey, **Seconded by:** Commissioner Gilman, **Vote:** Motion carried by unanimous vote, **(Summary:** Yes=3)

27. DISCUSSION/POSSIBLE ACTION: Acceptance of a transfer of funds from the Storey County Contingency Fund to the Virginia Divide Sewer in the amount of \$208,500.

Mr. Gallagher noted this is a transfer of salaries, benefits, and capital outlay to the Virginia Divide sewer mainly due to the Gold Hill septic system.

No public comment.

Motion: I make a motion to approve Resolution 18-495 which transfers funds from the Storey County Contingency Fund to the Virginia Divide Sewer in the amount of \$208,500 pursuant to NRS354.598005, **Action:** Approve, **Moved by:** Vice Chairman McGuffey, **Seconded by:** Commissioner Gilman, **Vote:** Motion carried by unanimous vote, **(Summary:** Yes=3)

28. RECESS TO CONVENE AS THE STOREY COUNTY WATER AND SEWER BOARD

29. DISCUSSION/POSSIBLE ACTION: Acceptance of a transfer of funds from the Storey County Contingency Fund to the Virginia Divide Sewer and distributions as recommended in the amount of \$208,500.

Mr. Gallagher: This is acceptance of the transfer from the Contingency Fund to the Virginia Divide Sewer.

No public comment.

Motion: I make a motion to approve acceptance of funds transferred from Storey County Contingency in the amount of \$208,500 to the Virginia Divide Sewer Fund and the Comptroller's recommendations on distribution of funds pursuant to NRS 354598005, **Action:** Approve, **Moved by:** Vice Chairman McGuffey, **Seconded by:** Commissioner Gilman, **Vote:** Motion carried by unanimous vote, **(Summary:** Yes=3)

30. DISCUSSION/POSSIBLE ACTION: Transfer of Appropriations in the Storey County Water Fund in the amount of \$52,000.

Mr. Gallagher this appropriation comes out of the water fund to be distributed to salaries and benefits. This is water and sewer. The total Public Works budget is actually very good. Last year, salaries were reallocated to where they were supposed to be.

County Manager Whitten commended Hugh and Jennifer for all of their work. This is a very complex and tedious process.

No public comment.

Motion: I make a motion to approve transfer of appropriations within the Storey County Water Fund pursuant to NRS 354.598005 in the amount of \$52,000, **Action:** Approve, **Moved by:** Vice Chairman McGuffey, **Seconded by:** Commissioner Gilman, **Vote:** Motion carried by unanimous vote, **(Summary:** Yes=3)

Commissioner Gilman commented: Six years ago this "crew" decided to go to a line-item budget. I am very proud of the staff. Adjustments are being made going into this fourth quarter and they are being done with full transparency. This is fiscal responsibility and being very transparent. This is a "banner moment" in the County. Thank you – you guys have done a great job.

Chairman McBride: I agree with Commissioner Gilman. With all of the departments, this is hard to track. Every year it gets better and better.

31. RECESS TO CONVENE AS STOREY COUNTY LIQUOR BOARD

32. DISCUSSION/POSSIBLE ACTION: and possible approval of first reading for On-Sale and Off-Sale liquor licenses & Cabaret license for Bonanza Saloon, 27 N C St, Virginia City, NV 89440. Applicant is Vincent Malfitano.

Sheriff Antinoro said Mr. Malfitano, previously denied liquor & cabaret license, has re-applied. The initial fingerprint check has been received – there is nothing there that would preclude him from having a license and is being processed as with any other license. A temporary license will not be issued as this operation will continue under the license of Tina Perkins until this item comes before the Board in second reading and there is a decision.

Chairman McBride: Three years ago the same report was given (by the Sheriff) that everything was okay. Before the State Gaming Commission there was a mountain of information – you said you didn't have the tools or accessibility to the information the State had.

Sheriff Antinoro: Does not believe that was the case. There was nothing uncovered in our investigation that would preclude him from holding a liquor license. Gaming standards are far different from liquor licenses.

Chairman McBride commented looking at what Mr. Malfitano's finances were at the time – debt and tax liens – falls under business probity in County Code.

Sheriff Antinoro said that without going over past history, this is a first reading. Coming with a first reading is basically with fingerprint and criminal history that shows no exclusionary things. The rest of the items, finances, etc., will be brought forward at the second reading. All we ever come forward with at first reading is to make sure there are no criminal preclusions.

Chairman McBride: Thanks for that. We never get a staff report indicating how far you have gone in investigation.

Sheriff Antinoro: They are provided on second readings.

Deputy District Attorney Loomis reviewed the previous denial:

- Mr. Malfitano applied in 2015 for a liquor license and was denied based largely on the findings of the Gaming Commission.
- The denial was challenged in District Court and upheld.
- It was appealed in the Nevada Supreme Court, and upheld the decision based on language in the ordinance stating that it has to be a satisfactory and profitable business enterprise. Applicant challenged the term "satisfactory" was too vague to comply with the process. The Supreme Court said, since it was an application for a license and not a revocation, the term satisfactory was sufficient to comply with due process requirements.
- Applicant asserted reliance on information provided by the Gaming Commission violated his rights as no other applicant was subjected to that type of requirement.
- The Supreme Court said there was a rational basis based on the information from the Gaming Control Board addressing financial issues the same as addressed in the (County's) ordinance.
- The Nevada Supreme Court has settled those issues in terms of what this Board did previously, and what can be done going forward.

Mr. Loomis said the County's liquor license ordinance provides that application for a new license may be submitted and considered for first reading following a 30-day investigative period. This has been done. Additionally, the ordinance states, "additional investigative time may be taken by the licensing authorities if required" - giving this Board the authority to do additional investigation if it wishes. This is an option for the Board.

Chairman McBride and Commissioner Gilman disclosed that they are liquor and cabaret license holders on C Street and they would not treat this application any different than any other application.

Chairman McBride asked if the Board approved this first reading, would the Board direct the Sheriff to do further investigation, or should (the Board) direct outside investigation?

Mr. Loomis indicated this would be at the discretion of the Board.

Commissioner Gilman believes that outside investigation would be important.

Sheriff Antinoro said we are still involved in the background investigation, it has been assigned to an investigator who has already been in contact with the Gaming Control Board. It would be irresponsible to base a decision on what the previous Gaming Control Board as it is somewhat dated.

Mr. Loomis requested that the second reading introduce the findings of the Gaming Commission – although somewhat dated, they are still relevant.

Vice Chairman McGuffey asked if there were any conflicts with the fact that the Sheriff's campaign party was hosted at the Delta. Sheriff Antinoro clarified that no donation was made; the event was

set up through the Manager, Ms. Perkins, and was paid for with campaign funds. Mr. Loomis stated there is no conflict.

Applicant Vincent Malfitano: Some things have changed and some have not since 2015. The Gaming Control Board findings still are inaccurate, not factual and easily refuted.

Changes that have been made are that the businesses have been run successfully and continue to employ. No actions have been brought against him. Talking about business probity, I didn't "shutter the doors", the businesses are still there, still hiring people, still serving people and the community.

Chairman McBride: Has heard that Mr. Malfitano is going to reapply to the Gaming Commission. Being licensed by Gaming would speak volumes.

Mr. Maliftano said that he is considering it and agrees 100%. The business is doing fine without the gaming. The issue with the Gaming Control Board is that they are very powerful and cannot be questioned. Going back to them would be to refute the findings, obtain a license, and to clear my name – and just show them the facts. One of the things that have changed since the Board's denial, is that there is no debt on my properties – they are paid off. This shows business probity. The only vehicle to refute the decision is to re-apply, which is very costly and time consuming.

Public Comment:

Sam Toll: Encourages you to take a look at the progress that has been made between the time of denial of his licenses and today. His investment in the community is clear. Mr. Malfitano and Ms. Perkins have each made significant investment, both in money and time, in the properties. He deserves a fair shot.

Sheriff Antinoro clarified that with approval of the first reading, a temporary license would not be issued until the second hearing.

Commissioner Gilman recommended that the District Attorney be asked to hire an outside, consultant- attorney to do the background check and prep for presentation at the next reading.

County Manager suggested to consider not an attorney but a financial person – the County has legal counsel.

Gilman clarified that it be a third party - independent- to give an "arms-length review" of the background for the license.

Vice Chairman McGuffey commended Mr. Malfitano for his diligence in keeping the businesses open and running.

Motion: I make a motion to approve the first reading and consideration for On-Sale and Off-Sale liquor licenses & Cabaret license for Bonanza Saloon, 27 N C St, Virginia City, NV 89440. Applicant is Vincent Malfitano, **Seconded by:** Commissioner Gilman. Addition to motion by Commissioner Gilman: I move to ask the District Attorney's Office to bring in outside, investigative help looking at Mr. Malfitano's background and to prepare a report for the second reading, **Seconded by:** Vice

Chairman McGuffey, **Action:** Approve, **Moved by:** Vice Chairman McGuffey, **Vote:** Motion carried by unanimous vote, **(Summary:** Yes=4)

33. DISCUSSION/POSSIBLE ACTION: Consideration and possible approval of first reading for On-Sale and Off-Sale liquor licenses & Cabaret license for Delta Saloon, 18 S. C St, Virginia City, NV 89440. Applicant is Vincent Malfitano.

Sheriff Antinoro said this is the same as the previous item, with a different name and location.

Chairman McBride and Commissioner Gilman disclosed that they are liquor and cabaret license holders on C Street and they would not treat this application any different than any other application.

No public comment.

Motion: I make a motion to approve the first reading and consideration for On-Sale and Off-Sale liquor license & Cabaret license for Delta Saloon, 18 S. C St, Virginia City, NV 89440, applicant is Vincent Malfitano and to direct the District Attorney's Office to bring in outside counsel for the background check, **Seconded by:** Commissioner Gilman, **Action:** Approve, **Moved by:** Vice Chairman McGuffey, **Vote:** Motion carried by unanimous vote, **(Summary:** Yes=4)

34. ADJOURN TO RECONVENE AS THE STOREY COUNTY BOARD OF COUNTY COMMISSIONERS

- 35. DISCUSSION/POSSIBLE ACTION: Approval of Business License second readings:
- A. JACKSON QUALITY DRYWALL Contractor / 1560 Willow Cr Ln ~ Gardnerville, NV
- B. APOLLO CONSTRUCTION, INC Contractor / 1133 W. Columbia Dr ~ Kennewick, WA
- C. EDGE COMMUNICATION INC Contractor / 2955 Hwy 40 W. ~ Verdi, NV
- D. HENKEL General / 32100 Stephenson Hwy ~ Madison Heights, MI
- E. CLIMATE PROS OF NORTHERN NV Contractor / 10090 Orchard Hill De ~ Reno, NV
- F. RELEVATE, LLC General / 2161 W. Enfield Way ~ Chandler, AZ
- G. TIM BLAKELY IMAGING SOLUTIONS Home Business / 2090 Lousetown Rd ~ VCH, NV
- H. AIR TREATMENT CORP General / 640 N. Puente St ~ Brea, CA
- I. PRECISION MANHOLES, INC Contractor / 770 E. Main St #321 ~ Lehi, UT
- J. PACIFIC CONSOLIDATED OF NV INC General / 2615 Branson Ave ~ Plano, TX
- K. GQS GLOBAL QUALITY SUPPLY LLC General / 333 H. St Ste. 5024 ~ Chula Vista, CA
- L. RICKS AEC REPROGRAPHICS General / 488 Kietzke Ln ~ Reno, NV
- M. CRYSATL BARHAM Handyman / 234 Prospector Rd ~ Dayton, NV
- N. A & A TOWING, INC General / 1395 E. 4th St ~ Reno, NV
- O. MECHATECH INC- General / 435-1 Fuzinomori ~ Hikone-Shi, Japan
- P. LELY TANK AND WASTE SOLUTIONS, LLC / General 3033 Waltham ~ Sparks, NV
- Q. ARC HEALTH & WELLNESS CNT General / 82 E. Glendale ~ Reno, NV
- R. ARC WORK PLACE SVC, LLC- General / 82 E. Glendale ~ Reno, NV
- S. ALFA LAVAL INC General / 5400 International Trade Dr ~ Richmond, VA
- T. APPLIED ENGINEERING INC General / 3300 Fiechtner Dr ~ Fargo, ND
- U. CENTURY PLASTICS LLC General / 15030 23 Mi Rd ~ Shelby Twp, MI
- V. CYBERTROL ENGINEERING LLC General /2950 Xenium Ln ~ Mpls, MN
- W. ELECTRICAL SOLUTIONS Contractor / 2710 Valley View Dr ~ Reno, NV

X. MK NORTH AMERICA, INC - General / 105-125 Highland PK Dr ~ Bloomfield, CT Y. PFM INTEGRATORS INC- General / 2726 Autumn Woods Dr ~ Chaska, MN Z. AMUNDSON ROOFING INC- Contractor / 8995 Terabyte Dr ~ Reno, NV AA. SAFETY ON SITE - General / 316 California Ave ~ Reno, NV BB. NAISBITT CONSTRUCTION - Contractor / 4 Hardy Dr ~ Sparks, NV

Mr. Whitten, on behalf of Community Development, requested approval of all items.

Motion: I make a motion to approve items A. through BB., **Seconded by:** Commissioner Gilman, **Action:** Approve, **Moved by:** Vice Chairman McGuffey, **Vote:** Motion carried by unanimous vote, **(Summary:** Yes=3)

36. PUBLIC COMMENT (No Action)

Sam Toll: Echoed Commissioner Gilman's comments on transparency of this latest augmentation process. I do a lot of public records request and no one is clearer or quicker than Mr. Gallagher and I am very grateful for the transparency of his office.

Mr. Toll said he attended the VCTC meeting on Thursday – about 35 merchants from C Street also attended. The tenor of the room for cancelling the Ferrari races was untenable. The outcry represents a disconnect between the VCTC and the folks whose job it is to support. It's the jobs of the merchants to make the best of the visitors on C Street.

Mr. Toll asked Mr. Whitten to reconsider the "iron clad door" being shut. Many merchants were vocally upset. Mr. Toll said he reviewed papers from the last few year and found reasons to side with you, and how disorganized and cavalier their (the organizers) attitude was, and (with this event) the town is not as packed as with other events. The event did contribute to the High School obtaining a new school bus. There is an opportunity to repair and reconsider.

Mr. Toll commented about the Opportunity Zone, understanding this will benefit some of the bigger players at the Industrial Park. Again the tenor of the meeting, merchants are just hanging on and welcome every opportunity to increase the bottom line. Maybe a workshop could be put on the agenda to help some of the people on C Street realize the advantage of the Opportunity Zone and explain what it is. Signatures have been collected from merchants which will be given to Mr. Whitten – these people are frustrated and many are upset.

37. ADJOURNMENT

The meeting was adjourned by the call of the Chair at 1:43 pm

Respectfully submitted,

Vanessa Stephens, Clerk-Treasurer



Storey County Board of County Commissioners Agenda Action Report

Meeting date: August 7, 2018 Agenda Item Type: Regular Agenda Estimate of Time Required: 0-5 min.

| 1. | Title: Approval of the minutes for July 3, 2018. | | |
|----|---|-------------------------------------|--|
| 2. | Recommended motion: Approve minutes as submitted. | | |
| 3. | Prepared by: Vanessa Stephens | | |
| | Department: Clerk | Contact Number: 775.847.0969 | |
| 4. | . Staff Summary: Minutes are attached. | | |
| 5. | . Supporting Materials: See attached | | |
| 6. | Fiscal Impact: 0 | | |
| 7. | Legal review required: No | | |
| 8. | Reviewed by: | | |
| | Department Head | Department Name: Clerk | |
| | County Manager | Other Agency Review: | |

9. Board Action:

| [] Approved | [] Approved with Modification |
|-------------|--------------------------------|
| [] Denied | [] Continued |



STOREY COUNTY BOARD OF COUNTY COMMISSIONERS MEETING

TUESDAY, JULY 3, 2018 10:00 A.M.

DISTRICT COURTROOM 26 SOUTH B STREET, VIRGINIA CITY, NEVADA

MINUTES

MARSHALL MCBRIDE CHAIRMAN

ANNE LANGER DISTRICT ATTORNEY

LANCE GILMAN VICE-CHAIRMAN

JACK MCGUFFEY COMMISSIONER

VANESSA STEPHENS CLERK-TREASURER

ROLL CALL: Chairman McBride, Commissioner Gilman, Clerk & Treasurer Vanessa Stephens, , Deputy District Attorney Keith Loomis, Sheriff Gerald Antinoro, Project Manager Mike Northan, Planning Director/Administrative Officer Austin Osborne, Fire Chief Jeff Nevin, Sewer Project Manager Mike Nevin, Fire Marshal Martin Azevedo, Building Inspector Pete Renaud

Absent: Vice Chairman McGuffey

1. CALL TO ORDER REGULAR MEETING AT 10:00 A.M.

Meeting was called to order by Chairman McBride at 10:00 A.M.

2. PLEDGE OF ALLEGIANCE

Chairman McBride led those present in the Pledge of Allegiance.

3. DISCUSSION/POSSIBLE ACTION: Approval of Agenda for July 3, 2018. Austin Osborne requested continuance of Item 18 unless Vice Chairman McGuffey arrives.

Public Comment:

None

Motion: Approve Agenda for July 3, 2018, Action: Approve, Moved by: Commissioner Gilman, Seconded by: Chairman McBride, Vote: Motion carried by unanimous vote, (Summary: Yes=2)

4. DISCUSSION/POSSIBLE ACTION: Approval of the Minutes for June 5 2018.

Public Comment:

None

Motion: Approve Minutes for June 5, 2018, **Action:** Approve, **Moved by:** Commissioner Gilman, **Seconded by:** Chairman McBride, **Vote:** Motion carried by unanimous vote, **(Summary:** Yes=2)

5. CONSENT AGENDA:

I. For possible action, approval of adoption of Storey County Administrative Policy 018 Surveillance in the Workplace.

II For possible action, approval of Assessor's Recommended Corrections to Unsecured Tax Roll for Overassessment.

III For possible action, approval of Assessor's Recommended Corrections to Unsecured Tax Roll for Clerical Error.

IV For possible action, approval of Treasurer's Report for May 2018.

V For possible action, approval of payroll claims in the amount of \$412,214.63 and accounts payable claims in the amount of \$1,700,467.44.

VI For possible action, approval of Business License First Readings:

A. ECOCLEAN, INC - General / 26801 Northwestern Hwy ~ Southfield, MI

B. 4 CONCRETE LLC - Contractor / 2735 Azuza Lane ~ Reno, NV

C. IGNACIO MADRIGAL-GONZALES, DBA:EL CARRETON – General/8716 Deer Cr ~ Stockton, CA

D. URETEK USA, INC - Contractor / 13900 Humble Rd ~ Tomball, TX

E. C.G. AUTOMATION & FIXTURE, INC - General / 5352 Rusche Dr ~ Comstock Pk, MI

F. ECARGO LLC - General / 545 Valle Verde Dr ~ Sparks, NV

G. RON COLCORD CONSTRUCTION - Contractor / 280 Vermillion ~ Reno, NV

H. ADVANTAGE TECHNICAL RESOUCING - General / 201 E. 4th St ~ Cincinnati, OH

I. AMERICAN SCALE CO, INC - General / 21326 E. Arrow Hwy ~ Covina, CA

J. LYRA CLINICAL ASSOCIATES, P.C. - General / 205 Park Rd ~ Burlingame, CA

K. ACE INSULATION NV INC - Contractor / 1306 Dynamic St ~ Petaluma, CA

L. WADE METAL WORKS LLC - General / 3025 Mill St ~ Reno, NV

M. MEE2, INC - General / 171 Coney Island ~ Sparks, NV

N. FCC COMMUNICATION, INC - General / 1360 Greg St ~ Sparks, NV

O. SAIKAI ELECTIC CO, LTD - General / 34-19 Suehiro-cho ~ Osaka, JP

P. AEM CONSULTING GROUP, INC - General / 1125 Ivy Lane ~ Ashland, OR

Public Comment:

None

Motion: Approve Consent Agenda for July 3, 2018, **Action:** Approve, **Moved by:** Commissioner Gilman, **Seconded by:** Chairman McBride, **Vote:** Motion carried by unanimous vote, **(Summary:** Yes=2)

- 6. DISCUSSION ONLY (No Action-No Public Comment): Committee/Staff Reports Elaine Barkdull-Spencer, General Manager of the V&T Railway:
 - There have been 12 weekends with the train running.

- The larger steam engine, No. 18 which can carry 3 cars has not been running for 3 years. No. 29 can carry only 2 cars, reducing the number of passengers that are able to ride to just "break even". There are many sold-out weekends and people are turned away.
- The desire is to have 18 back running to increase the marketing fund.
- This year operations are dependent on the Polar Express.
- V&T Railroad is very popular and is a great asset.
- Stickers are being ordered for passengers so that local merchants know who they are. Hopefully merchants will give discounts to those wearing the stickers.
- The railroad can easily make money but it is at disadvantage this season due to No. 18 being out of service. No. 18 owned by the V&T Railway. Once it is back in service it will be viable and the railway will be running in the black. It will not be up and running this season.
- Polar Express tickets go on sale mid-July.

Mike Northan, Project Manager:

- Status of flood damage repairs:
 - o Touch-up work in the Clerk's Office has been completed;
 - o Wall & ceiling in Recorder's Office has been repaired;
 - o Plaster and painting are done in the Judge's Chambers. Wallpaper is being worked on;
 - o Courtroom wall is being addressed where there has been water damage;
 - o Station 72 painting is complete, flooring is being worked on;
 - o Carpet cleaning is scheduled in the District Attorney's Office.
- Pipers Cottage: Waiting for 3rd quote for proposed electrical work. HVAC quotes are in. Once all quotes are in, permits will be obtained and work can start.

Mike Nevin, Wastewater Project Manager:

- Ames crew continues to work, today being the last day until July 9th. Work is being done on the eastern interceptor the lines from the Divide across Hwy 341.
- Mill Street is re-open for the weekend, as well as Carson up to D Street. Eventually work on Mill will continue up to C Street.
- Project is almost 80%. Anticipating pipe completion about September 1st, with cleanup work after.
- The draft has been completed for the Gold Hill Septic project and is in review. This document will be sent to NDEP for concurrence on the plan.

Martin Azevedo, Fire Marshal:

- Community Development staff attended OSHA 10 and 30 courses, passing successfully.
- Fire Code Amendment on the Codes will be presented soon.
- Fire Marshal contract is being re-written.
- Active business licenses in 2016-17 were 1,781; there are 1,991 for 2017-18 a big increase.

Pete Renaud, Building Inspector:

- In 2017-17, 373 building permits were issued. 468 for 2017-18. Some permits are inspected once, some up to ten times. They are pretty busy.
- 241 plans were reviewed in 2016-17; 368 for 2017-18, with more coming. A big increase.

Ieff Nevin, Fire Chief:

- Reminder 4th of July is tomorrow and fireworks are illegal to possess in Nevada and Storey County with a fine of \$1,000 and/or 6 months in jail.
- Last week there was a 50 acre fire at the north end of the County which was quickly controlled. Vegetation is very dry people are reminded to be extra vigilant in their activities.
- Fire restrictions are in place for all Federal, State, and private lands. All motorized vehicles must stay on established roads.
- Fireworks are scheduled for July 4th at approximately 9PM time depends on wind conditions.

Austin Osborne, Planning Director/Administrative Officer:

- The Safety Committee attended the OSHA classes and is taking them very seriously. A new safety officer has been appointed and the safety plan is being updated.
- Lands Bill and Zip Code issue are moving forward.

7. BOARD COMMENT (No Action-No Public Comment):

Chairman McBride:

- Everyone is encouraged to come out and celebrate 4th of July. Parade at noon, cheerleaders face-painting, several service organizations selling raffle tickets, and David John and the Comstock Cowboys in the Bucket parking lot with fireworks after 9PM.
- **8. DISCUSSION/POSSIBLE ACTION:** Consideration and possible approval of interlocal agreement with State Fire Marshal delegating duties relating to the administration and enforcement of the 2012 International Fire Code to County.

Deputy District Attorney Keith Loomis explained this agreement was approved by the Board in February. Changes were made and the agreement is now back before the Board.

Public Comment:

None

Motion: I, Commissioner Lance Gilman, move to approve adoption of the interlocal agreement with the State Fire Marshal delegating inspection duties to Storey County, **Action:** Approve, **Moved by:** Commissioner Gilman **Seconded by:** Chairman McBride **Vote:** Motion carried by unanimous vote, **(Summary:** Yes=2)

9. DISCUSSION/POSSIBLE ACTION: Recommendation to award contract to the successful bidder for the construction of the Five Mile Water Line Replacement Project, acceptance is condition upon bid approval by the USDA Rural Development.

Project Manager Mike Nevin said this project has been an on-going process for several years. One of the big concerns was acquiring the right-of-way for the line running from the Five Mile Reservoir into Virginia City.

Chuck Reno from Farr West Engineering reviewed the design plans for the approximate 2.7 mile project. Bid opening was held on June 28th – there were three bids. The low bid was from Ames

Construction for \$1,288,368. Farr West's estimate was \$1,580,000. The bid award to Ames was recommended; USDA concurred and also recommended the bid award.

Mr. Osborne said County Manager Whitten requested there be an "unofficial condition" that Jim Jarrrett (Ames' sewer project superintendent) be the superintendent on this project. Jim has been amazing to work with in dealing with very difficult conditions and with residents.

Mr. Nevin concurred with Mr. Whitten and Mr. Osborne in their assessment of Mr. Jarrett and believes Mr. Jarrett is here to stay to see this new project through. Ames Construction utilizes "in-house" people on their projects making a substantial difference in their estimate. Start date is to be determined – it is hoped this project will be completed before winter comes in.

Chairman McBride said there have been many residents who have complimented Ames and employees.

Mr. Nevin explained the existing pipeline is the third installed from Lakeview in the 40's or 50's to replace the wooden flume. There is lead around pipe joints – the pipeline crosses canyons, the Ophir Grade, and open land. There has been a leak for years that cannot be fixed. It will be nice to get it replaced.

Public Comment:

Caleb Dale, Project Manager for Ames Construction: Thanked Storey County and residents for working with Ames on the current project. Jim Jarrett will be joining Ames on this next project.

Motion: I move to award the contract to Ames Construction for the construction of the Five Mile Water Line Replacement Project, in the amount determined, **Action:** Approve, **Moved by:** Commissioner Gilman **Seconded by:** Chairman McBride **Vote:** Motion carried by unanimous vote, **(Summary:** Yes=2)

10. DISCUSSION/POSSIBLE ACTION: Special Use Permit Application 18-020: The applicant requests a special use permit for the purpose of construction or placement of uses allowable in the F Forestry zone including a site-built or manufactured single-family residence, agriculture and horticulture uses incidental to the principal domestic use, general agricultural uses and structures, continued use and maintenance of an existing solar energy generating facility, and other accessory improvements related thereto on property located at 700 and 800 Menezes Way (APN 004-131-13) Lockwood, Storey County Nevada.

Austin Osborne, Planning Director, presented this item. The Planning Commission has heard this matter – an application from the Menezes brothers to utilize a portion of their forestry zoned property to build a single family residence.

- Applicants have a solar farm with compliance issues that will be rolled in to this special use permit.
- They are also requesting to expand the solar farm from $2\frac{1}{2}$ to 10 acres, and add accessory buildings.
- The property is approximately 187 acres in a remote area.
- The special use permit would allow the sale of power outside if applicants want.

- Issues were identified and are being resolved. This includes obtaining legal access to the land we would like the maps to be conditioned through a written deed or being drawn on the maps to insure there is always access for applicant and other owners in the future.
- The request conforms with the zoning ordinance and Master Plan.

The Planning Commission was unanimous, with two absent. There were no objections by neighbors.

Public Comment:

None

Mr. Osborne read the Findings:

- 1. This special use permit is granted for the purpose construction or placement of uses allowable in the F Forestry zone including a site-built or manufactured single-family residence, agriculture and horticulture uses incidental to the principal domestic use, general agricultural uses and structures, continued use and maintenance of an existing solar energy generating facility, and other accessory improvements related thereto on property located at 700 and 800 Menezes Way (APN 004.131.13), Lockwood, Storey County, Nevada.
- 2. The solar energy system on the subject property may be used for domestic and commercial energy production purposes. However, if the solar energy system expands in area (beyond 10 acres), an amendment to this special use permit or a new special use permit exclusive to that expansion will be required. Should such occur in the future, a conditional approval or denial of that exclusive special use permit or expansion for the solar use shall not affect the remaining uses on the property under this special use permit (Special Use Permit No. 2018-020).
- 3. The existing solar energy generating system was permitted by the county and constructed without a required special use permit, and, therefore, is a non-conforming use. The use, however, conforms to the purpose and allowed uses in the F Forestry zone, and the special use permit hereby requested will resolve and nullify the nonconforming condition.
- 4. The proposed uses conform to Lockwood-Mustang planning area and do not conflict with the south abutting Lagomarsino planning area of the 2016 Storey County master plan, and the uses conform to the master plan Resource designation.
- 5. The subject property is zoned F Forestry. This zone provides for a wide-range of uses, and each use requires a special use permit to ensure that the subject land remains rural in character and that environmental qualities of the land are protected from unnecessary degradation. The proposals conform to the F Forestry zoning designation.
- 6. The subject property is located in a remote area of the county and the proposed use is further isolated by the property's immediate physical topography.
- 7. The special use permit will not impose substantial adverse impacts or safety hazards on the abutting properties or the surrounding area, and the zones and uses existing therein, and it will comply with all federal, state, and county regulations.

Motion: In accordance with the recommendation by staff and the planning commission, the findings of fact under section 3.1 of this report and/or other findings deemed appropriate by the board, and compliance with all conditions of approval, I, Lance Gilman, hereby motion to approve Special Use Permit No. 2018-020 for the construction or placement of uses allowable in the F Forestry zone including a site-built or manufactured single-family residence, agriculture and horticulture uses

incidental to the principal domestic use, general agricultural uses and structures, continued use and maintenance of an existing solar energy generating facility, and other accessory improvements related thereto on property located at 700 and 800 Menezes Way (APN 004.131.13), Lockwood, Storey County, Nevada. The solar energy system on the subject property may be used for domestic and commercial energy production purposes. However, if the solar energy system expands in area (beyond 10 acres), an amendment to this special use permit or a new special use permit exclusive to that expansion will be required. A conditional approval or denial of that exclusive special use permit or expansion for the solar use shall not affect the remaining uses on the property under Special Use Permit No. 2018-020, Action: Approve, Moved by: Commissioner Gilman, Seconded by: Chairman McBride, Vote: Motion carried by unanimous vote, (Summary: Yes=2)

11. DISCUSSION/POSSIBLE ACTION: Authorize the County Manager to approve a contract with Robert G. Loveberg up to \$12,000 to review, update, and amend Storey County's floodplain ordinance to improve standards to meet or exceed FEMA minimum requirements, accommodate the regional floodplain mapping and flood insurance rate maps (FIRMs), implement Carson River Flood Mitigation Plan mitigation measures, and consider revisions necessitated by the 2017 flood event, as set forth in the attached scope of work and schedule.

Austin Osborne explained this is a contract with a person who is working on floodplain and watershed issues throughout the region to review and update the Storey County floodplain ordinance to meet FEMA requirements and to be somewhat consistent with floodplain ordinances in the region. This ordinance will improve the County's FEMA CRS rating system - translating into reducing flood hazard insurance for residents of Lockwood. This update will take 1 to 1½ years. It also affects residents of Mark Twain. This is a County-wide ordinance.

Mr. Osborne said this is not a final determination, just a "move forward" in the ordinance process. We would like to clarify Planner Kathy Canfield as floodplain manager. Kathy has earned a "certified floodplain manager" certificate. The thought is she could be more of a "floodplain coordinator" for all (County) departments in building or putting in road systems, drainages, working with Cherie Nevin's office, and USDA.

Chairman McBride asked if Mr. Loveberg is an expert- reviewing the ordinance, and does he work with other counties as well?

Mr. Osborne: This is what he does – yes, he works with other counties. The scope of work on the contract needs adjustment on some of the dates, but it gives an idea of benchmarks and when they will happen.

Commissioner Gilman: Have the County's floodplain areas been mapped by FEMA and designated as such? It's understood this a long process and could take seven to ten years for designation.

Mr. Osborne explained FEMA floodplain maps have been created on the Truckee River but not on the Carson River Watershed. A very small flood hazard area is designated at Devils Gate south of Gold Hill. Doing this "piecemeal" is the only way. The project in Mark Twain is being done through the Carson Water Subconservancy and the County's engineer – with every culvert and ditch being mapped and looked at to see where water is coming from and to, and where improvements can be made. In the future, the County may want to look at the Highlands and TRI, to do another study –

ultimately filling in the County with these studies and maps – then start planning on how to fix and mitigate the problems.

Public Comment:

Steve Ayre, Virginia City resident: Has noticed damage to culverts and other areas in Mark Twain. A developer changed the drainages "back in the day", creating flooding in a lot of properties. Will this study regulate property owners to keep them from damaging, diverting or changing culverts and other areas?

Mr. Osborne: This is not an ordinance addressing storm water or floodplains in the County – this is a contract to update and look at the current ordinance. The update will involve community residents and staff. Mr. Ayre may be thinking of the Mark Twain flood plan – a separate program being put in place and to look at whether the County wants to put in an ordinance that would state risks if someone does something on their property that affects others.

Mr. Ayre said he thought that would be something the person would review as well.

Mr. Osborne: It can be, especially if there is a plan in place for that area showing conditions should and do exist. It's more difficult if there is not a plan.

Motion: Based on the recommendation by staff, I Lance Gilman, make a motion to authorize the County Manager to approve a contract with Robert G. Loveberg up to \$12,000 to review, update, and amend Storey County's floodplain ordinance to improve standards to meet or exceed FEMA minimum requirements, accommodate the regional floodplain mapping and flood insurance rate maps (FIRMs), implement Carson River Flood Mitigation Plan mitigation measures, and consider revisions necessitated by the 2017 flood event, as set forth in the attached scope of work and schedule, and to correct the word "suites" to the word "suits" on page 6 of the contract, Action: Approve, Moved by: Commissioner Gilman, Seconded by: Chairman McBride, Vote: Motion carried by unanimous vote, (Summary: Yes=2)

12. DISCUSSION/POSSIBLE ACTION: Approval of Resolution 18-498, Tax Rate Levy for 2018-2019, total tax rate 3.4607.

Comptroller Hugh Gallagher: This is a formality each year and approval of the 2018-19 tax rate of 3.4607 is recommended.

Chairman McBride commented the tax rate has been the same for ten years. It is lower than the 2004-05 year with an increase of only .081 over the 2003-04 year. Since 2003-04, the County has only increased the rate twice. The last 15 years has been pretty steady.

Public Comment:

None

Motion: I approve Resolution 18-498 to set a tax rate levy for fiscal year 2018-2019, Action: Approve, Moved by: Commissioner Gilman Seconded by: Chairman McBride Vote: Motion carried by unanimous vote, (Summary: Yes=2)

13. DISCUSSION/POSSIBLE ACTION: Approval of Resolution 18-488, a resolution setting grade and salary range of employees fixed by ordinance or resolution per NRS 245.045 for appointed Storey County officials.

Austin Osborne stated this is to be done annually – the County Commissioners determine the pay-grade for appointed, non-represented, department head officials. This Resolution takes care of that. This Resolution also provides for putting every employee, except Fire and Sheriff, on the same pay schedule. This should have been done back to 2005. This creates a consistent compensation plan for all employees. This is accordance with the 2018-19 budget.

Public Comment:

Nicole Barde, Storey County resident: Asked if any new positions were created with this. Are any of these positions moving from one grade level to a higher grade level, or jumping several grade levels?

Mr. Osborne: There is one new position – Assistant County Manager. This chart does not create positions – it recognizes that the position might exist.

Regarding the grade levels: There are two salary range charts: One that existed since the 80's or 90's that employees have not been in bargaining union contracts and are still on. There is a chart created on or about 2005 where the union came in and created their own chart. Anyone represented in the AFSCME union is on one chart – the rest of the employees remain on the existing 80's/90's up to 2005 chart. This creates problems and confusion. The goal is to migrate everyone into the same chart, but not to create increases in salaries. To move people about where they are and adjust accordingly.

Ms. Barde asked if this moves the employee up to a higher grade because that where the position has been leveled. Is there an impact to employees in these positions from a salary standpoint that will affect the budget this year or next?

Mr. Osborne: Not the 2018-19 budget - it was all set for this.

Mr. Gallagher said this rate scale was approved for the budget going forward. There are some new items that are not in the budget and will have to come before the Board for approval.

Chair McBride: All of the bases are probably not covered and we are over-covered in some areas.

Mr. Gallagher indicated that sometimes between the final budget and the end of the year – items come up.

Mr. Osborne explained some positions are on the chart that are not utilized, but could become available if needed. Approval does not create those positions,

Commissioner Gilman asked if approval will increase this year's budget.

Mr. Osborne: No. The positions that it did not account for are not being proposed or created by this adoption.

Motion: I, Lance Gilman move to approve Resolution No. 18-488, a resolution setting grade and salary range of employees fixed by ordinance or resolution per NRS 245.045 for appointed Storey County officials, **Action:** Approve, **Moved by:** Commissioner Gilman, **Seconded:** Chairman McBride, **Vote:** Motion carried by unanimous vote, (Summary: Yes=2)

14. RECESS TO CONVENE AS THE 474 FIRE DISTRICT BOARD

15. DISCUSSION/POSSIBLE ACTION: Approval of Resolution 18-489, a resolution setting grade and salary range of employees fixed by ordinance or resolution per NRS 474.470 for appointed Storey County Fire District officials.

Austin Osborne explained this is similar to the previous item, but for the 474 Fire District. The structure of NRS 474.470 is different in that it states the Board of Fire Commissioners must make the decision. There is a Division Chief position that is not being created, but is being carried over from the past. Everything else is much the same.

Public Comment:

None

Commissioner Gilman: I assume this does not increase the payroll budget for this fiscal year.

Mr. Osborne: This conforms with the 2018-19 budget.

Motion: I, Commissioner Lance Gilman, move to approve Resolution 18-489, a resolution setting grade and salary range of employees fixed by ordinance or resolution per NRS 474.470 for appointed Storey County Fire District officials, **Action:** Approve, **Moved by:** Commissioner Gilman, **Seconded by:** Chairman McBride, **Vote:** Motion carried by unanimous vote, **(Summary:** Yes=2)

16. ADJOURN TO RECONVENE AS THE STOREY COUNTY BOARD OF COUNTY COMMISSIONERS

17. DISCUSSION/POSSIBLE ACTION: Consideration of letters of interest and appointment of a planning commissioner to fill the vacancy and serve the remainder of the term representing Precinct 1 Virginia City on the Storey County Planning Commission.

Mr. Osborne requested continuance to the August 7, 2018 Board meeting.

Public Comment:

None

Motion: In accordance with the recommendation by staff, I, Lance Gilman, motion to continue the consideration of appointment of a planning commissioner to fill Precinct 1 vacancy until August 7, 2018 in order to approve further review of qualified applicants, **Vote:** Motion carried by unanimous vote, (Summary: Yes=2) Action: Approve, Moved by: Commissioner Gilman, Seconded by: Chairman McBride, **Vote:** Motion carried by unanimous vote, (Summary: Yes=2)

18. DISCUSSION/POSSIBLE ACTION: Modification to the Tahoe-Reno Industrial Center, LLC-Storey County Development Agreement, in accordance with Section 5.2, by accepting and approving

amendments to Chapter 8, Storey County Code 17.28 C Commercial Zone modifying building height limitation from 3 stories or 45 feet to 6 stories or 75 feet, adding to Section 17.28.020 Permitted Uses urgent-care, truck sales, heavy equipment sales, microbreweries, and micro-distilleries; adding to Section 17.28.030 Uses Subject to Permit buildings exceeding 6 stories or 75 feet, and hospitals, convalescent homes, and sanitariums; and amending SCC 17.36 I1 Light Industrial Zone modifying building height limitation from 4 stories of 50 feet to 6 stories or 75 feet, and other properly related matters.

Mr. Osborne requested this item be continued to August 7, 2018.

Public Comment:

None

Motion: I move to continue this item to August 7, 2018, Action: Approve, Moved by:

Commissioner Gilman, Seconded by: Chairman McBride, Vote: Motion carried by unanimous

vote, (Summary: Yes=2)

19. DISCUSSION/POSSIBLE ACTION: Approval of Business License Second Readings:

- A. ADVANCED SYSTEMS LCL General / 1020 W. 14 Mile Rd ~ Clawson, MI
- B. AMERICAN POWER SOLUTIONS, LLC General / 2995 Mill St ~ Reno, NV
- C. KEN MORGAN Contractor / 325 Neilson Rd ~ Reno, NV
- D. MARIO LEPROVOST Contractor / 1946 Wilder St ~ Reno, NV
- E. PARLEVEL SYSTEMS INC General / 114 E. Cevallos St ~ San Antonio, TX
- F. VINEBURG MACHINING General / 26 Stokes Dr ~ Carson City, NV
- G. BENCH TEK SOLUTIONS, LLC General / 525 Aldo Ave ~ Santa Clara, CA

Mr. Osborne, on behalf of Community Development, recommended approval of items A. through G.

Public Comment:

None

Motion: I make a motion to approve Business License Second Readings Items A. through G.,

Action: Approve, Moved by: Commissioner Gilman, Seconded by: Chairman McBride, Vote:

Motion carried by unanimous vote, (Summary: Yes=2)

20. PUBLIC COMMENT (No Action)

Chairman McBride: Everyone get out and celebrate 4^{th} of July. Reminder don't use any fireworks. The next regular scheduled meeting is cancelled – the next Board meeting will be August 7^{th} .

21. ADJOURNMENT

Chairman McBride adjourned the meeting at 10:37 P.M.

Respectfully submitted,

Vanessa Stephens Clerk-Treasurer



Storey County Board of County Commissioners

Agenda Action Report

| Meetir | ng Date: Tuesday, August 07, 1 | 2018 | Estimate of Time Required: 5 min |
|--------|--------------------------------|-------------------|--|
| Agend | a: Consent ⊠ | Regular 🗆 | Public Hearing Required \Box |
| 1. | Title: Justice Court Quarter | ly Report | |
| 2. | Recommended Motion: | Approve | |
| 3. | Prepared By: E.F. Herringto | n, Justice of the | e Peace |
| | Department: Justice Court | 775-84 | 17-0962 |
| 4. | Staff Summary: | | |
| 5. | Supporting Materials: | EOP Listings fo | or April, May, June, 2018 |
| 6. | Fiscal Impact: None ⊠ | | |
| | Funds Available: n/a | Fund: 🗆 | Comptroller |
| 7. | Legal Review Required: | | District Attorney |
| 8. | Reviewed By: | | |
| | ☐ Department Head | | Department Name: Commissioners' Office |
| | ☐ County Manager | | ☐ Other Agency Review |
| | | | |
| 9. | Board Action: | | |
| | ☐ Approve | ☐ Approved | with Modifications |
| | ☐ Denied | ☐ Continued | |
| | | | Agenda Item No. 6 I |

Virginia Township Justice Court ~ Storey County, Nevada

26 South B Street, Second Floor Virginia City, Nevada 89440



775-847-0962 Factimile: 75-847-0915

2018 JUN 32 AM 10: 32

STOREY COUNTY CLERK

July 2, 2018

QUARTERLY REPORT

Pursuant to NRS 4.100, attached please find End of Period Listing Reports for April, May, and June, 2018.

I, E.F. Herrington, Virginia Township Justice of the Peace, Storey County, Nevada, do hereby certify that to the best of my knowledge and belief, the attached information is a full, true and correct statement of NRS 4.100.

E.F. Herrington
Justice of the Peace

Subscribed and sworn before me

this \triangle day of _

_20<u>|</u>|3

Justice Court Clerk

VIRGINIA TOWNSHIP JUSTICE COURT EOP - APRIL 2018

| ACCOUNT | | PAYEE | DISBURSED AMOUNT |
|---------------|--------------------------------|---------------------------------|------------------|
| 170-000-34206 | AA Fee - State (AOC) | NV State Controller | \$ 7,675.00 |
| 187-000-35104 | AA Fee - Justice Court | Virginia Township Justice Court | \$ 1,302.00 |
| 001-000-35103 | AA Fee - Juvenile | Storey County Treasurer | \$ 372.00 |
| 170-000-35114 | AA Fee - State (General) | NV State Controller | \$ 926.00 |
| 180-000-35101 | AA Fee Genetic Marker Analysis | Storey County Treasurer | \$ 545.00 |
| 001-000-34245 | Attorney Reimbursement Fee | Storey County Treasurer | \$ 265.00 |
| | Appeal Fee | Storey County Treasurer | \$ 18.75 |
| 001-000-34204 | Bond Processing Fee | Storey County Treasurer | \$ 112.50 |
| 001-000-34204 | Civil Fees | Storey County Treasurer | |
| 187-000-35104 | Civil Fees - Justice Court | Virginia Township Justice Court | \$ 320.00 |
| 001-000-35101 | Chemical Analysis Fee | Storey County Treasurer | \$ |
| 001-000-34204 | Certified Mailing | Storey County Treasurer | - \$ |
| 001-000-34204 | Copy Fees | Storey County Treasurer | \$ 17.34 |
| 170-000-34208 | Domestic Violence Fees | NV State Controller | - \$ |
| 001-000-35109 | Fine - County | Storey County Treasurer | \$ 19,675.67 |
| 187-000-35111 | Court Facility Fee | Virginia Township Justice Court | \$ 1,810.00 |
| 170-000-34212 | Marriage Fee | NV State Treasurer | \$ 40.00 |
| 001-000-35109 | Overpayments to County | Storey County Treasurer | \$ 8.65 |
| 187-000-29709 | Pretrial Services | Virginia Township Justice Court | \$ 397.00 |
| 001-000-34204 | Records Search | Storey County Treasurer | \$ 772.50 |
| 170-000-34217 | Specialty Court Fee (MM) | NV State Controller | \$ 1,284.00 |
| 170-000-34206 | DUI Specialty Court Fee | NV State Controller | \$ 100.00 |
| 001-000-34204 | Small Claims Fee | Storey County Treasurer | - \$ |
| 170-000-34201 | Census Fee | Storey County Treasurer | \$ 2.00 |
| | Transcript Fee | Storey County Treasurer | \$ 18.75 |
| 170-000-35108 | Bond Filing Fee VOC | NV State Controller | \$ 150.00 |
| | | DISBURSED TOTAL: | \$ 35,909.66 |
| | After-Hours Marriage Fees: | JP | \$ 700.00 |
| | | | |
| | | | |

VIRGINIA TOWNSHIP JUSTICE COURT EOP - MAY 2018

| ACCOUNT | | PAYEE | DISBURSED AMOUNT | |
|---------------|--------------------------------|---------------------------------|------------------|-------|
| 170-000-34206 | AA Fee - State (AOC) | NV State Controller | \$ 5,869.67 | 79. |
| 187-000-35104 | AA Fee - Justice Court | Virginia Township Justice Court | \$ 980.00 | 8. |
| 001-000-35103 | AA Fee - Juvenile | Storey County Treasurer | \$ 280.00 | 8 |
| 170-000-35114 | AA Fee - State (General) | NV State Controller | | 8 |
| 180-000-35101 | AA Fee Genetic Marker Analysis | Storey County Treasurer | \$ 384.00 | 8 |
| 001-000-34245 | Attorney Reimbursement Fee | Storey County Treasurer | | 8 |
| | Appeal Fee | Storey County Treasurer | \$ | |
| 001-000-34204 | Bond Processing Fee | Storey County Treasurer | | 75.00 |
| 001-000-34204 | Civil Fees | Storey County Treasurer | | 75.00 |
| 187-000-35104 | Civil Fees - Justice Court | Virginia Township Justice Court | \$ 372.25 | .25 |
| 001-000-35101 | Chemical Analysis Fee | Storey County Treasurer | \$ 139.00 | 8 |
| 001-000-34204 | Certified Mailing | Storey County Treasurer | - \$ | |
| 001-000-34204 | Copy Fees | Storey County Treasurer | \$ 35.00 | 8 |
| 170-000-34208 | Domestic Violence Fees | NV State Controller | \$ | |
| 001-000-35109 | Fine - County | Storey County Treasurer | \$ 13,420.00 | 8 |
| 187-000-35111 | Court Facility Fee | Virginia Township Justice Court | \$ 1,330.00 | 8 |
| 170-000-34212 | Marriage Fee | NV State Treasurer | \$ 40.00 | 8 |
| 001-000-35109 | Overpayments to County | Storey County Treasurer | \$ 11.0 | 11.00 |
| 187-000-29709 | Pretrial Services | Virginia Township Justice Court | \$ 160.00 | 8 |
| 001-000-34204 | Records Search | Storey County Treasurer | \$ 939.75 | .75 |
| 170-000-34217 | Specialty Court Fee (MM) | NV State Controller | \$ 888.50 | .50 |
| 170-000-34206 | DUI Specialty Court Fee | NV State Controller | \$ 220.00 | 8 |
| 001-000-34204 | Small Claims Fee | Storey County Treasurer | | |
| 170-000-34201 | Census Fee | Storey County Treasurer | 3.0 | 3.00 |
| 170-000-35108 | Bond Filing Fee VOC | NV State Controller | \$ 100.00 | 8 |
| | | DISBURSED TOTAL: | \$ 26,211.17 | .17 |
| | After-Hours Marriage Fees: | JP | \$ 140.00 | 8 |
| | | | | |
| | | | | |

VIRGINIA TOWNSHIP JUSTICE COURT EOP - JUNE 2018

| ACCOUNT | | PAYEE | DISBURSED AMOUNT | |
|---------------|--------------------------------|---------------------------------|------------------|----------|
| 170-000-34206 | AA Fee - State (AOC) | NV State Controller | \$ 5,869.67 | .67 |
| 187-000-35104 | AA Fee - Justice Court | Virginia Township Justice Court | 00.086 \$ | 8 |
| 001-000-35103 | AA Fee - Juvenile | Storey County Treasurer | \$ 280.00 | 8 |
| 170-000-35114 | AA Fee - State (General) | NV State Controller | \$ 704.00 | 8 |
| 180-000-35101 | AA Fee Genetic Marker Analysis | Storey County Treasurer | \$ 384.00 | 8 |
| 001-000-34245 | Attorney Reimbursement Fee | Storey County Treasurer | \$ 185.00 | 8 |
| | Appeal Fee | Storey County Treasurer | - \$ | |
| 001-000-34204 | Bond Processing Fee | Storey County Treasurer | \$ 75.00 | 8. |
| 001-000-34204 | Civil Fees | Storey County Treasurer | \$ 75.00 | 8 |
| 187-000-35104 | Civil Fees - Justice Court | Virginia Township Justice Court | \$ 372.25 | .25 |
| 001-000-35101 | Chemical Analysis Fee | Storey County Treasurer | \$ 139.00 | 8 |
| 001-000-34204 | Certified Mailing | Storey County Treasurer | - \$ | <u> </u> |
| 001-000-34204 | Copy Fees | Storey County Treasurer | \$ 35.00 | 8 |
| 170-000-34208 | Domestic Violence Fees | NV State Controller | - \$ | Γ. |
| 001-000-35109 | Fine - County | Storey County Treasurer | \$ 13,420.00 | 8 |
| 187-000-35111 | Court Facility Fee | Virginia Township Justice Court | \$ 1,330.00 | 8 |
| 170-000-34212 | Marriage Fee | NV State Treasurer | \$ 40.00 | 8 |
| 001-000-35109 | Overpayments to County | Storey County Treasurer | \$ 11.00 | 8 |
| 187-000-29709 | Pretrial Services | Virginia Township Justice Court | \$ 160.00 | 8 |
| 001-000-34204 | Records Search | Storey County Treasurer | \$ \$39.75 | .75 |
| 170-000-34217 | Specialty Court Fee (MM) | NV State Controller | \$ 888.50 | .50 |
| 170-000-34206 | DUI Specialty Court Fee | NV State Controller | \$ 220.00 | 8 |
| 001-000-34204 | Small Claims Fee | Storey County Treasurer | - \$ | Ι. |
| 170-000-34201 | Census Fee | Storey County Treasurer | 3.00 | 8 |
| 170-000-35108 | Bond Filing Fee VOC | NV State Controller | \$ 100.00 | 8 |
| | | DISBURSED TOTAL: | \$ 26,211.17 | .17 |
| | After-Hours Marriage Fees: | JP | \$ 210.00 | 9 |
| | | | | |
| | | | | |



Storey County Board of County Commissioners Agenda Action Report

Ag

[] Approved

[] Denied

| 1eet | ing date: August 7, 2018 la Item Type: Consent Agenda | Estimate of Time Required: 0-5 min. |
|------|--|--|
| 1. | <u>Title:</u> For possible action, Approval of and accounts payable claims in the am | f payroll claims in the amount of \$1,675,947.76 ount of \$3,055,760.83. |
| 2. | Recommended motion: Approve as p | part of the Consent Agenda. |
| 3. | Prepared by: Vanessa Stephens | |
| | Department: Treasurer | Contact Number: 775.847.0969 |
| 4. | Staff Summary: Attached. | |
| 5. | Supporting Materials: See attached | |
| 6. | Fiscal Impact: 0 | |
| 7. | Legal review required: No | |
| 8. | Reviewed by: | |
| | Department Head | Department Name: Treasurer |
| | County Manager | Other Agency Review: |
| 9. | Board Action: | |

[] Approved with Modification

[] Continued

Rept: PR0510A Run: 07/25/18 12:33:07

STOREY COUNTY PAYROLL SYSTEM Check Register

Period-end Date: 07/22/18

Payroll Type: Regular Check Date: 07/27/18 Payroll Groups: 1 2 3 4 5 6 7 8 9

Amount

Emp #/ Ded # Payee Check/ DD #

57,355.38 18,245.29 Total User Transfer for EFTPS: Total Deductor Checks: 1,958.51 310,034.69 Total Employee Direct Deposit: Total Employee Checks:

17,044.93 Total Employee Deds Xferd on Dir Dep File: 10,850.70 Total User Transfer to Deductor: 415,489.50 Total Disbursed: Approved by the Storey County Board of Commissioners:

COMMISSIONER COMMISSIONER CHAIRMAN

COMPTROLLER

TREASURER

Page 5 PRELIMINARY

Rept: PR0510A Run: 07/11/18 15:01:17

STOREY COUNTY PAYROLL SYSTEM Check Register

Period-end Date: 07/08/18

Payroll Type: Regular Check Date: 07/13/18 Payroll Groups: 1 2 3 4 5 6 7 8 9

Emp #/ Ded # Payee

Check/ DD #

Amount

61,773.20

Total Deductor Checks:

Total User Transfer for EFTPS:

135,842.51

Total Employee Checks:

2,197.26

324,474.77

Total Employee Direct Deposit:

17,254.93 Total Employee Deds Xferd on Dir Dep File: 13,173.67 Total User Transfer to Deductor:

Total Disbursed:

554,716.34

Approved by the Storey County Board of Commissioners:

COMMISSIONER CHAIRMAN

COMMISSIONER

COMPTROLLER

TREASURER

Page 5 PRELIMINARY

Rept: PR0510A Run: 07/06/18 10:21:44

STOREY COUNTY PAYROLL SYSTEM Check Register

Check Date: 07/06/18

Payroll Type: Deductor

Emp #/ Ded # Payee Check/ I

Amount

Total User Transfer for EFTPS:

Total Deductor Checks:

218,479.29

00.

Approved by the Storey County Board of Commissioners:

CHAIRMAN

COMMISSIONER

COMMISSIONER

COMPTROLLER

TREASURER

Page 2 PRELIMINARY

Rept: PR0510A Run: 06/27/18 14:51:35

STOREY COUNTY PAYROLL SYSTEM Check Register

Period-end Date: 06/24/18

Payroll Type: Regular Check Date: 06/29/18 Payroll Groups: 1 2 3 4 5 6 7 8 9

Emp #/ Ded # Payee Check/ DD #

Amount

Total User Transfer for EFTPS:

53,305.00 12,329.70 3,143.81 297,746.08

Total Deductor Checks:

Total Employee Checks:

Total Employee Direct Deposit:

5,518.89 Total Employee Deds Xferd on Dir Dep File: 15,608.89 Total User Transfer to Deductor:

Total Disbursed:

387,652.37

Approved by the Storey County Board of Commissioners:

COMMISSIONER COMMISSIONER CHAIRMAN

COMPTROLLER

TREASURER

Page 5 PRELIMINARY

Rept: PR0510A Run: 07/06/18 10:26:54

STOREY COUNTY PAYROLL SYSTEM Check Register

Payroll Type: Deductor

Check Date: 07/06/18

Check/ Emp #/ DD # Ded # Payee

Amount

Total User Transfer for EFTPS:

00.

Total Deductor Checks:

99,610.26

Approved by the Storey County Board of Commissioners:

CHAIRMAN

COMMISSIONER

COMMISSIONER

COMPTROLLER

TREASURER

Page 2 PRELIMINARY

| PB1315 | 01/01/60 |
|----------|----------|
| No: | |
| Report N | 7.00 |

Page

CHECK 971.41 132.49 625.00 223.25 348.00 969,893.53 4,167.00 100.00 135.00 25.00 5,190.00 6,956.11 1,663.60 178,206.61 314,958.39 476,728.53 3.74.92 447.67 447.67 4447.67 4447.67 3.74.92 3.74.92 3.74.92 3.74.92 3.74.92 3.74.92 190.00 121.41 300.00 300.00 60.00 104.72 125.00 250.00 10.52 8.77 13.80 71.83 71.83 447.67 447.67 374.92 447.67 AMOUNT 1,663.60 5,190.00 250.00 348.00 4,167.00 100.00 135.00 25.00 85273 85196 85196 85256 85256 85272 85272 85272 85272 85272 85272 85272 85272 85272 85272 85272 85390 85211 85263 85363 85363 85363 85196 85256 85272 85272 85272 85272 85272 85366 85374 85374 85374 85374 TRANS# 85273 85281 85282 85282 85254 85278 85311 85374 6/30/18 6/30/18 6/30/18 6/30/18 6/30/18 6/30/18 6/30/18 6/30/18 6/30/18 6/30/18 6/30/18 6/30/18 7/20/18 7/20/18 7/20/18 7/20/18 6/30/18 6/30/18 7/20/18 7/20/18 6/30/18 7/20/18 7/20/18 6/30/18 7/20/18 7/20/18 6/30/18 7/20/18 7/20/18 6/30/18 7/20/18 7/20/18 7/20/18 7/20/18 6/30/18 7/20/18 DATE STOREY COUNTY CHECK REGISTER 7/20/18 # 0/a METAL POSTERS MELODRAMA METAL POSTERS WINE TRAINS INDEPENDENT INVESTIGATION JULY 2018 MKTING SERVICES 7/13 & 7/14 NIGHT PREP 7/13, 7/14 & 7/15 ENTER. 7/7 & 7/8 ENTERTAINMENT EASTGATE MAINTENANCE EASTGATE DEPOT LABOR RUIZ-ARIZMENDI 18062TF STREET PAVING STREET PAVING USDA92-07 SF 271 #30 AGRMT 2018-19 ANNUAL SCHROEDER PHYSICAL FRANCONE PHYSICAL FOUTZ PHYSICAL DOSEN PHYSICAL WELCH PHYSICAL PARKER PHYSICAL BOWERS PHYSICAL VALDEZ PHYSICAL ANDRES PHYSICAL HAMMOND PHYSICAL JENNES PHYSICAL SIMONS, M PHYSICAL INVOICE DESCRIPTION 7/1/18 - 7/12/18 HAMBLIN PHYSICAL GAUNT PHYSICAL ST 74 LAUNDRY ST 72 LAUNDRY ST 71 LAUNDRY METAL POSTERS KERN PHYSICAL AMB SUPPLIES
AMB SUPPLIES AMB SUPPLIES 7/14/18 SHOP SHOP CH AMERICAN SOCIETY OF COMPO JULIA C. BULETT ECV 1864 LTD ARC HEALTH AND WELLNESS ARGENTUM PARTNERS, LTD ALLISON, MACKENZIE, ARROW INTERNATIONAL AMES CONSTRUCTION BERRY ENTERPRISES ALPINE SIGNS INC BENDER, DEBORAH AIRGAS NCN INC BENNETT, DALE BEAN, JAMES Run Date : 07/19/18 CHECK ALSCO INC VENDOR 92540 92530 92532 92535 NUMBER 92531 92533 92534 92536 92537 92538 92539 92541 92542 92543

| PB1315 07/19/18 | VENDOR |
|--------------------------|--------|
| Report No: Run Date : | CHECK |

| Report No: Run Date : | Io: PB1315 : : 07/19/18 | STOREY COUN' CHECK REGISTER | STOREY COUNTY CK REGISTER 7/20/18 | | | Page 2 |
|---------------------------------------|----------------------------|--|---|---|---|----------------|
| CHECK | VENDOR | INVOICE DESCRIPTION P/O | O # DATE | TRANS# | AMOUNT | CHECK TOTAL |
| | | REPLACEMENT CHARGER TRAVEL CHARGER | 7/20/18 7/20/18 | 85344 85285 | 158.00 69.35 | 227.35 |
| 92544 | BOTCHA CALODO'S | 7/6 & 7/9 SEPTIC PUMP | 7/20/18 | 85372 | 700.00 | 700.00 |
| | | DESK WEDGE/MCPHERSON | 7/20/18 | 85286 | 45.00 | 45.00 |
| 0 #C 7 C | BKANOLELLEK, KENE | PIPERS PLAY DIRECTOR MID SUMMER PROPS MID SUMMER PROPS MIDSUMMER SPONSOR WINE MIDSUMMER SPONSOR WINE MIDSUMMER MATCHER | 7/20/18 7/20/18 7/20/18 7/20/18 | 855228 85228 85228 85228 85228 85228 | 2,000.00 166.10 48.08 49.95 | 6 |
| 92547 | BURRELL, SCOTT LEWIS | MIDSOMMEK SIAGE MANEOF | 7/20/18 | 8 9 2 2 6 8 | 35.92 | 2,346.02 |
| 92548 | BURTON'S FIRE INC | 7/1/18 - 7/12/18 | 7/20/18 | 85212 | 171.00 | 1,108.50 |
| 92549 | BUSINESS & PROFESSIONAL | FR56340-IMPELLER, KEY, GASK | 6/30/18 | 85387 | 289.73 | 289.73 |
| , o | CAME TO THE THE TWO | GARNISHMENT DISBURSED COLLECTION FEES | 7/20/18 6/30/18 | 85260 85319 | 423.64 324.61 | 748.25 |
| 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 | | 4TH JULY TENTS | 7/20/18 | 85208 | 1,290.59 | 1,290.59 |
| 4055 | CASELLE INC | LOCKWOOD GARDEN WATER | 6/30/18 | 85191 | 2.87 | 2.87 |
| 200 | Cashub the | | 7/20/18 | 85198 | 202.00 | 202.00 |
| 92553 | н | V&T RAILWAY DEPOT PHONE | 6/30/18 | 85391 | 140.33 | 140.33 |
| 92554 | CENTRAL SANITARY SUPPLY | PAPER PRODUCTS VISIT CNTR | 7/20/18 | 85207 | 257.95 | 257.95 |
| 47222 | CERTIFIED FOLDER DISPLAY | JULY BROCHURE DISTRIBUTIO 852.40 | 7/20/18 7/20/18 | 85367 85367 | 852.40 852.40 | 1,704.80 |
| 92556 | CFOA | REC OFFICE | 7/20/18 | 85290 | 300.00 | 450.00 |
| 92557 | CMC TIRE INC | 20070 | 01/00/1 |) i |) ()) () | 0 0 |
| 92558 | COLLECTION SERVICE OF NEV | | 81/02// | 10758 | 00.59/ | 00.69/ |
| 92559 | COMSTOCK CHRONICLE (VC) | GARNISHMENT DISBURSED GARNISHMENT DISBURSED | 6/30/18 7/20/18 | 85386 85261 | 194.24 168.76 | 363.00 |
| | | FISCAL SUMM RPT 6/22/18 WATERLINE PUCT 6/1 & 6/8 TRAINEE CHIEF OP II | 7/20/18 6/30/18 6/30/18 6/30/18 6/30/18 | 85334 85265 85265 85265 85265 | 340.00 165.76 90.00 144.00 208.00 | |
| 09900 | ON I AM AMERICANO ADOMODI | APPRAISER MIDSUMMER AD JULY ADVENTURE GUIDE AD | 0/30/18 6/30/18 7/20/18 7/20/18 | | 113.00 113.50 102.00 630.00 | 1,993.26 |
| 0000 | > | EM 07/01-09/30/18 VCCC 07/01-09/30/18 | 7/20/18 7/20/18 | 85193 85193 | 126.00 126.00 | |

| PB1315 | |
|--------|---|
| No: | |
| Report | |
| Reg | 1 |

| Report No | Report No: PB1315 Run Date : 07/19/18 | STC | STOREY COUNTY | 7/20/18 | | | Page |
|---------------|--|--|---------------|-------------------------------|-------------------------|---------------------------|--------------------------|
| CHECK | VENDOR | INVOICE DESCRIPTION | P/0 # | DATE | TRANS# | AMOUNT | CHECK TOTAL 252.00 |
| 92561 | COMSTOCK GOLD MILL LLC | | | 7/20/18 | 85213 | 6.00 | |
| 92562 | CREATIVE CONSULTING SOLUT | 7/1/18 - 7/12/18 | | 7/20/18 | 85213 | 30.00 | 36.00 |
| 92563 | CROP PRODICTION SERV INC | GEMT CONSULTING | | 7/20/18 | 85283 | 500.00 | 500.00 |
| | ONI ANEL TOTOGOTI TOTO | PARK ARBORPLUGS 1 | | 7/20/18 | 85232 | 70.00 | 70.00 |
| \$9076 | DEVINE 1, TINC | AUGUST 2018- OCT 2018 | | 7/20/18 | 85335 | 18,200.42 | 18,200.42 |
| 92565 | DIXON, MATT | REPRINT DAMNAGED CHK | | 6/30/18 | 85330 | 740.00 | 740.00 |
| 92566 | DRIVELINE SERVICE INC REN | IT54258-GM POSI, DIFF BRGS | | 7/20/18 | 85199 | 500.59 | 500.59 |
| 92567 | DUNCAN, CANDY L | XMAS IN JULY SUPPLIES JULY TICKETING SERVICES | | 7/20/18 7/20/18 | 85375 85375 | 177.06 | 3,527.06 |
| 97268 | ž | | £ | 7/20/18 | 85249 | 12,500.00 | 12,500.00 |
| 92569 | ᄀ | IT28155, MANIFOLD SLP | | 7/20/18 | 85200 | 62.04 | 62.04 |
| 0/576 | EKICKSON INORPE & SWAINST | ACCT 603531 | | 6/30/18 | 85248 | 940.50 | 940.50 |
| 92571 | FARR WEST ENGINEERING | | | | | : | |
| | | TASK ORD#11 PRE BID CULVERTS TASK 25 | | 6/30/18 6/30/18 | 85304 85304 | 7,870.00 21,149.30 | |
| | | JUNE TRI PAINTED ROCK | | 6/30/18 6/30/18 | 85304 | 398.05 2,753.75 | |
| | | TASK#21 SF271 PAY REQ 30 | | 6/30/18 6/30/18 | 85309 85304 | 5,226.77 84,953.78 | |
| 92572 | FASTENAL COMPANY | ANNUAL 2017-18 | | 6/30/18 | 85304 | 2,400.00 | 124,751.65 |
| 92573 | D.T.1 PNOTEACTINITIES COMMISSIONS | 3V LI BTRY | | 7/20/18 | 85262 | 40.02 | 40.02 |
| | , conort | LOCKWOOD SECURITY CAMERA | , | 6/30/18 | 85194 | 6,745.50 | 6,745.50 |
| 92574 | FERRELLGAS LP | - JAIL | | 7/20/18 | 85264 | 219.32 | |
| 92575 | FORENSIC ANALYTICAL SCIEN | ACCOON! #93309283 (SMAC) | | 6/3U/18 | 85321 | 386.98 | 606.30 |
| 92576 | GLADDING, EDWARD A. | ORDER TO PAY | | 6/30/18 | 85396 | 1,180.00 | 1,180.00 |
| 92577 | MIRIOGER BETEVIOLE | COMPLAINT #184034 | | 6/30/18 | 85268 | 7,680.00 | 7,680.00 |
| | | LW UNL 79/DSL 234 TRI UNL 400/DSL 335 | | 7/20/18 7/20/18 | 85202 85202 | 763.16 1,840.26 | 2,603.42 |
| 97278 | GRAINGER | SLAMMER-PLASTIC CLNR | | 7/20/18 | 85258 | 20.82 | 20.82 |
| 61626 | | JULY 2-6, 2018 | | 7/20/18 | 85336 | 157.50 | 157.50 |
| 00000 | GREAL BASIN IERMILE & FES | PIPERS QUARTERLY SERVICE | | 6/30/18 | 85389 | 125.00 | 125.00 |
| 100 | OTE TIMESTEENIS FILE | POND PEAK RENT POND PEAK UTILITIES POND PEAK TOWER | | 7/20/18 7/20/18 7/20/18 | 85340 85340 85288 | 370.06 40.00 608.33 | 1,018.39 |
| 92582 | HAT, LTD | ROADS | | 6/30/18 | 85315 | 1,357.44 | |

| STOREY COUNTY | CHECK REGISTER 7/20/18 | |
|------------------|------------------------|--|
| eport No: PB1315 | un Date : 07/19/18 | |

| ٠ | | | | | | | |
|--|------------------------------|--|-------------------------------|---|----------------------------|-----------|--|
| Report No: PB1315 Run Date : 07/19/ |): PB1315 | STOREY COUNTY | COUNTY 7/20/18 | | | Page 4 | |
| CHECK | VENDOR | INVOICE DESCRIPTION P/O | | TRANS# | AMOUNT | CHECK | |
| 92583 | нат, штр | ROADS | 7/20/18 | 85255 | 1,018.08 | 1,018.08 | |
| 92584 | HENRY SCHEIN | | 6/30/18 | 85276 85276 | 407.60 | | |
| 92585 | HIGH SIERRA BUSINESS | | 87 /05 /9 | 85276 | 8./cT, | 14,613.5/ | |
| 92586 | HISTORIC FOURTH WARD SCHO | DA COPIER | 6/30/18 | 85384 | 2,247.72 | 2,247.72 | |
| 00000 | artydds mthady modan amou | 7/1/18 - 7/12/18 | 7/20/18 7/20/18 | 85214 85214 | 42.00 328.50 | 370.50 | |
| 00000 | HOMB DEFOT CREDIT SERVICE | POOL- LETTERING IT TOOLS IT TOOLS AND SUPPLIES | 6/30/18 7/20/18 7/20/18 | 85324 85291 85291 | 46.01 10.64 390.00 | 446.65 | |
| 8 8 8 8 | IKON MOUNTAIN INFO MGT IN | SHRED BIN CONSOLE 1/2 SHRED BIN CONSOLE 1/2 NT147/STOREY JULY FY18 | 6/30/18 6/30/18 7/20/18 | 85246 85246 85287 | 118.69 190.43 238.86 | 547.98 | |
| 92589 | II'S MY COMMUNITY STORE | SETTER SUPPLIES | 81/02/1 | 85284 | 129 24 | 129.24 | |
| 92590 | IT1 SOURCE LLC | EXTENSION CABLE | 7/20/18 | 85292 | 22.50 | | |
| | | CABINET LIGHT W MOUNT JAVS ROUTER INTRFACE CARD | 6/30/18 7/20/18 | 85323 85292 | 83.60 1,321.35 | | |
| | | IT BLACK TONER SOLARWINDS RENEWAL | 7/20/18 | 85292 85292 | 95.03 618.72 | | |
| | | WINDOWS SERVERS STANDARD | 7/20/18 | 85292 | 1,352.48 | 3 849 90 | |
| 92591 | JORDAN, REBECCA | DEL CONSCHE ADAFTER | 07/07/ | 76700 | 330.000 | 06.040.6 | |
| 92592 | KADLIC, JOHN J. | WHITESIDE 18027TF | 7/20/18 | 85314 | 25.00 | 25.00 | |
| 92593 | LINDSAY. DAVID | ORDER FOR COMPENSATION | 7/20/18 | 85347 | 1,050.00 | 1,050.00 | |
| 92594 | LYON CO COMPTROLLER | OVERPYMT PROPERTY TAXES | 6/30/18 | 85279 | 168.00 | 168.00 | |
| 1 1 | | | 7/20/18 | 85239 | 4,003.75 | 4,003.75 | |
| 36595 | MA LABURATURIES INC | DORE COMPUTER | 7/20/18 | 85293 | 1,203.53 | 1,203.53 | |
| 92596 | MACKAY MANSION | 7/1/18 - 7/12/18 | 7/20/18 7/20/18 | 85215 85215 85215 | 962.50 11.00 | 00 211 1 | |
| 92597 | METRO OFFICE SOLUTIONS IN | | 0+ /03 / | 7 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 | 00.04 | 00:/11/1 | |
| | | SX8 NOTE PADS OFFICE SUPPLIES PAPER | 7/20/18 7/20/18 | 85266 85345 85245 | 10.96 267.42 187.60 | | |
| | | COMPTROLLER'S OFFICE | 7/20/18 | 85361 | 68.11 | | |
| | | COMPTROLLER'S OFFICE | 7/20/18 | 85361 | 11.92 | | |
| | | ENV, SHARPENER & STAPLER | 7/20/18 | 85266 | 16.94 | | |
| | | COMPTROLLER'S OFFICE | 7/20/18 | 85361 | 54.35 7.49_ | | |
| 92598 | MINITERS TAYNOT & STATISTICS | PAPER | 7/20/18 | 85342 | 42.43 | 881.78 | |
|) | | VESTS & PLATES D3 & D14 | 7/20/18 | 85267 | 1,840.00 | | |

| The state of | 1 " " " " " " " " " " " " " " " " " " " |
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| eport No: | FB1313 |
| un Date : | : 07/19/18 CH |

| Report N Run Date | Report No: PB1315 Run Date : 07/19/18 | STO | STOREY COUNTY CHECK REGISTER 7/ | 7/20/18 | | | Page 5 | |
|----------------------|--|---|------------------------------------|--|----------------------------------|--------------------------|----------------------------|--|
| CHECK | VENDOR | INVOICE DESCRIPTION | P/0 # | DATE | TRANS# | AMOUNT | CHECK TOTAL 1,840.00 | |
| 92599 | PESTO INC | RENO/TAHOE GUESTBOOK AD NORTH TAHOE GUESTBOOD AD | | 7/20/18 7/20/18 | 85210 85210 | 1,850.00 | 2,425.00 | |
| 92600 | QUESTO, INC | RENO/TAHOE GUESTBOOK | | 6/30/18 | 85365 | 1,000.00 | 1,000.00 | |
| 92601 | MORTON, JUNE & MICHAEL | OVERPYMT PROPERTY TAXES | | 6/30/18 | 85280 | 100.00 | 100.00 | |
| 70976 | MOUND HOUSE INOE VALUE | TAPE GLUE TRAPS BULBS &HOLE COVER BULBS | | 6/30/18 6/30/18 6/30/18 6/30/18 | 85277 85356 85378 85378 | 19.16 14.37 15.48 | 122.30 | |
| 92603 | NALS OF NEVADA | NALS MEMBERSHIP | | 7/20/18 | 85310 | 135.00 | 135.00 | |
| 92604 | NEV ADMIN BLDG & GROUNDS | JUNE WATER PURCHASE | | 6/30/18 | 85316 | 8,461.02 | 8,461.02 | |
| 92605 | NEV DEPT PUBLIC SAFETY | FINGERPRINTS/BACKGROUNDS | | 6/30/18 | 85357 | 797.50 | 797.50 | |
| 92606 | NEV DIV OF MINERALS | MINING CLAIM FEES/STOREY | | 6/30/18 | 85395 | 20.00 | 20.00 | |
| 00000 | 7 | NRS534.040(2)ASSESSMENT NRS534.040(2)ASSESSMENT | | 7/20/18 7/20/18 | 85242 85242 | 1,500.00 | 5,500.00 | |
| 92608 | | CHILD PROTECT SERVICES YOUTH PAROLE SERVICES | | 7/20/18 7/20/18 | 85241 85348 | 6,794.00 2,962.00 | 9,756.00 | |
| 92609 | NEV HUMAN RESOURCES, LV | 1ST OTR CHINA SPRINGS | | 7/20/18 | 85240 | 1,931.25 | 1,931.25 | |
| 07076 | NEW PIETT OPPENDED | | | 7/20/18 | 85343 | 395.00 | 395.00 | |
| 92612 | NEWADA ASSOCIATION OF | 1ST DISTRICT COURT | | 7/20/18 | 85349 | 20,465.00 | 20,465.00 | |
| 21026 | MENADA OCCUDATIONAL HITE | ANNUAL RENEWAL 8/18-7/19 | | 7/20/18 | 85235 | 750.00 | 750.00 | |
| 21026 | | INMATE PHYSICAL | | 6/30/18 | 85358 | 85.00 | 85.00 | |
| 92615 | O'BEILLY AUTO ENTERDEDISES | PLANNING COMMISSION | | 6/30/18 | 85247 | 753.85 | 753.85 | |
| 71 70 00 | | COTTERPINS PLUMBER-TRAILER END | | 6/30/18 6/30/18 | 85295 85295 | 6.99 | 22.98 | |
| 01020 | OCCUPATIONAL REALIN CENTE | VFD PHYSICAL | | 6/30/18 | 85275 | 269.00 | 269.00 | |
| 11070 | OF THE SIDE GRAFATCS & SI | 2 PLUMBERS LOGOS HAN BILLBOARD SNIPE | | 7/20/18 7/20/18 | 85203 85329 | 490.00 90.00 | 580.00 | |
| 97976 | OFIOMINSIGHI INC | CUST 735660 3.75 X 84 EMP | | 6/30/18 | 85302 | 315.00 | 315.00 | |
| 92620 | PADDI, DONOVAN, F. | RUIZ-ARIZMENDI 18062TF | | 7/20/18 | 85312 | 107.82 | 107.82 | |
| 10908 | PETPINI ANGELO D | JD EXC 1FF210GKPJF526325 | | 6/30/18 | 85296 | 201,749.99 | 201,749.99 | |
| | | 7/1/18 - 7/12/18 | | 7/20/18 7/20/18 7/20/18 | 85216 85216 85216 | 3.50 171.50 248.50 | | |

| Report No: PB1315 Run Date : 07/19/ | PB1315 07/19/18 | STO | STOREY COUNTY CHECK REGISTER 7/20/18 | /20/18 | | | Page 6 |
|--|-----------------------------|--|---|--------------------|----------------|-----------|------------|
| CHECK NUMBER | VENDOR | INVOICE DESCRIPTION | # O/d | DATE | TRANS# | AMOUNT | CHECK |
| 92622 | PICTOMETRY | | | | | | 423.50 |
| 92623 | PIPER'S OPERA HOUSE | INDUSTRIAL PARK/VCGH | | 7/20/18 | 85328 | 26,265.00 | 26,265.00 |
| | מצד ממסדיותה ואסדווים מחסתה | 7/1/18 - 7/12/18 | | 7/20/18 7/20/18 | 85217 85217 | 76.00 | 86.00 |
| 1 7076 | PROIECTION DEVICES INC | ANNUAL FIRE TEST SCSO/DA TAMPERS/MONITOR MOD PIPER | | 7/20/18 7/20/18 | 85337 85337 | 85.00 | |
| | | ACCT1998 372 S C STREET ACCT1999 LOCKWOOD CENTER | | 7/20/18 | 85192 | 75.00 | 613 90 |
| 92625 | PUBLIC AGENCY COMPENSATIO | | | | 1 | | 2 |
| | | | | 6/30/18 6/30/18 | 85331 85331 | 2,246.58 | |
| | | | | 6/30/18 | 85331 | 2,063.49 | |
| | | | | 6/30/18 | 85331 | 8,335.14- | |
| | | | | 6/30/18 6/30/18 | 85331 85331 | 72,630.70 | |
| | | | | 6/30/18 | 85331 | 54.53 | |
| | | | | 6/30/18 | 85331 | 737.26 | |
| | | | | 6/30/18 | 85331 | 1,976.16- | |
| | | | | 6/30/18 | 85331 | 04.552,2 | |
| | | | | 6/30/18 | 85331 | 1,888.46- | |
| 20200 | HNOMBOTHED VIONS OF 10110 | | | 6/30/18 | 85331 | 4,159.86 | 152,836.26 |
| 07070 | FORTIC EMPTI NETTNEHENT | AFRICA, T | | 7/20/18 | 85243 | 1,949.68 | |
| 1 | | HARTLEY, R | | 7/20/18 | 85243 | 240.00 | 2,189.68 |
| 92627 | RAIL EVENTS INC. | POLAR EXPRESS DEPOSIT | | 7/20/18 | 85370 | 1.760.41 | 1,760.41 |
| 92628 | RAPID SPACE LLC | | | | | 3 | |
| | | MT-RESTROOM RENTAL | | 7/20/18 | 85259 85259 | 140.00 | 00 080 |
| 92629 | RAY MORGAN CO INC (CA) | | | 04 .04 |) | 2000 | |
| | | ST 71 CANON | | 6/30/18 | 85326 | 121.90 | |
| 00000 | מפדמאגי פי מפמ | ASSESSORS CANON | | 6/30/18 | 85326 | 81.14 | 203.04 |
| | RED'S CANDLES | SANDWICHES FOR 4TH PARADE | | 7/20/18 | 85325 | 20.00 | 50.00 |
| 92631 | RENO TAHOE SPECIALTY INC | POSTCARDS | | 7/20/18 | 85234 | 96.00 | 96.00 |

172.50

1,060.00

2.79 4.24 5.29 3.00 3.00 7.28 7.83 13.17 1.03

85381 85381 85381 85381 85381 85381 85381 85381

6/30/18 6/30/18 6/30/18 6/30/18 6/30/18 6/30/18 6/30/18 6/30/18

CLERK
FIRE (VC)
PUBLIC WORKS
SHERIFF
SHERIFF
FIRE/LOCKWOOD
COMMUNITY DEVELOPMENT
ASSESSOR
CENTRAL DISPATCH
COMMISSIONER

1,060.00

85368

6/30/18 6/30/18 7/20/18

JUNE ATTORNEY SERVICES

AMB SUPPLIES 7/1/18 - 7/12/18

> SAINT MARYS ARTCENTER INC SBC GLOBAL SERVICES IN LD

> > 92635

ROWE & HALES, LLP

RUPPCO INC

92633

85274

| PB1315 | 07/19/18 |
|------------|----------|
| Report No: | Date: |
| Repo | Run |

| Report No Run Date | Report No: PB1315 Run Date : 07/19/18 | ST | STOREY COUNTY CHECK REGISTER 7/2 | 7/20/18 | | | Page 7 |
|-----------------------|--|---|-------------------------------------|--------------------|------------------------|--------------------|----------------|
| CHECK | VENDOR | INVOICE DESCRIPTION | | DATE | TRANS# | AMOUNT | CHECK TOTAL |
| 92636 | CHEDMADE DICTETATIONS INC | FIRE (VC) | | 6/30/18 6/30/18 | 85381 85381 | .21 | 61.80 |
| 200 | S C S C | INMATE MILK INMATE MILK | | 7/20/18 7/20/18 | 85269 85269 | 112.00 | 224.00 |
| 92637 | SHOAF, BRIAN ALLEN | 7/1/18 - 7/12/18 | | 7/20/18 | 85219 | 51.00 | 51.00 |
| 92638 | SIERRA ENVIRONMENTAL | | | | 1 | | |
| | | COLIFORMS | | 6/30/18 6/30/18 | 85298 85298 | 60.00 60.00 | |
| | | COLIFORMS | | 6/30/18 | 85298 | 60.00 | |
| | | COLIFORMS | | 6/30/18 | 85298 | 60.00 | |
| | | COLIFORMS | | 6/30/18 | 85298 | 60.00 | |
| | | BODS, INHIB, PH, TTL SUSP FECAL COLI | | 6/30/18 6/30/18 | 85298 85298 | 193.00 | 676.00 |
| 92639 | SIERRA PACIFIC POWER CO | 140 LINEHAN ROAD | | 6/30/18 | 85392 | 67 88 | 88 7.9 |
| 92640 | SIERRA PEST CONTROL INC | | | | | | |
| 92641 | ABO DEL STEER INDISTRES | PEST CONTROL LW | | 7/20/18 | 85270 | 50.00 | 50.00 |
| | } | SIGNS FOR POOL ENVELOPES CUSTOM | | 6/30/18 | 85301 85346 | 300.00 | 425.00 |
| 92642 | SMEE, LANI | | | 01/06/2 | 05212 | 000 | 9 9 9 |
| 92643 | SMITHS FOOD & DRUG CENTER | TILEDIDE 1802/IF | | 01/07/ | 0 1 | 00.00 | 00.63 |
| 92644 | SOLENIS, LLC | INMATE PRESCRIPTIONS | | 6/30/18 | 85359 | 10.35 | 10.35 |
| 37770 | אין אפט דואמפא שייד ודיידו מרא | PRAESTOL | | 7/20/18 | 85305 | 1,895.52 | 1,895.52 |
| | OLINII SENVICES | JUNE SUPPORT | | 6/30/18 | 85297 | 2,033.69 | 2,033.69 |
| 94046 | | TUTION FOR JEWKES | | 7/20/18 | 85338 | 137.06 | 137.06 |
| 92647 | ST CO TREASURER | TRIC PROPERTY TAX 18/19 | | 7/20/18 | 85383 | 285,183.90 | 285,183.90 |
| 92648 | ST CO WATER SYSTEM | | | 01/00/ | | | |
| | | | | 6/30/18 6/30/18 | 853 <i>11</i> 85379 | 152.75 | |
| | | IT PAYING | | 6/30/18 | 85299 | 309.79 | 753 89 |
| 92649 | STEELE & ASSOCIATES, LLC | | | | | | 1 1 |
| 92650 | STEM LLC | 6 MONTHS END 12/31/17 | | 6/30/18 | 85393 | 9,810.00 | 9,810.00 |
| 92651 | STOREY COUNTY YEAR | CAST PARTY | | 7/20/18 | 85333 | 450.00 | 450.00 |
| | į. | LEASE | | 7/20/18 | 85238 | 2,500.00 | 2,500.00 |
| 300 | | 7/1/18 - 7/12/18 | | 7/20/18 7/20/18 | 85220 85220 | 1,484.00 | 1,703.00 |
| 92653 | SUPERIOR POOL PRODUCTS | POOI, HYPO | | 7/20/18 | 85229 | 129.15 | 129 15 |
| 92654 | TERRY, SHIRLEY | | | 01/02/ | | 1 | 71. |
| , 11 | O 11 OWOCHOOL GIVEN OF THE | 7/1/18 - 7/12/18 | | 7/20/18 7/20/18 | 85221 85221 | 1,524.00 140.00 | 1,664.00 |
| 66936 | ine iombaione comboia buc | | | 7/20/18 | 85222 | 12.00 | |

| Report No: PB1315 Run Date : 07/19/ CHECK | : PB1315 : 07/19/18 | STOREY COUNTY CHECK REGISTER | JUNTY TER 7/20/18 | | | Page (|
|---|----------------------------|--|----------------------|---|-------------------------|--------------|
| NUMBER | VENDOR | INVOICE DESCRIPTION P/O # | # DATE | TRANS# | AMOUNT | TOTAL |
| 9285 | O'TI MIBILIDALED | 7/1/18 - 7/12/18 | 7/20/18 7/20/18 | 85222 85222 | 1,722.00 368.00 | 2,102.00 |
| | | PW UNL 460 / DSL 32 PW UNL 500/ DSL 191 | 7/20/18 | 85230 85230 | 1,387.13 | |
| 92657 | THORNDAL, ARMSTRONG, DELK, | | 01/02// | יים אל היים היים היים היים היים היים היים היי | יים לי נו היים לי נו | 00.000 |
| 92658 | TRI GENERAL IMPROVEMENT | AACHRI CVI/UUZ | 9/30/18 | 3 2733 | 00.088 | 00.066 |
| 92659 | тописте меаломс матер сус | 1705 PERU -W/S 1705 PERU -IRR | 6/30/18 6/30/18 | 85300 85300 | 219.52 463.06 | 682.58 |
| 0000 | TVI.ED TECHNOLOGIES INC | WATER COOLER LOCKWOOD | 7/20/18 | 85195 | 49.95 | 49.95 |
| | 3, 11VC | | 6/30/18 | 85332 | 312.50 | 312.50 |
| 92661 | UNITED SITE SERVICES OF N | 4TH JULY RESTROOMS | 7/20/18 | 85327 | 754.11 | 754.11 |
| 75662 | VCIC | DOCENT | 7/20/18 | 85322 | 50.00 | 50.00 |
| 5000 | | | 7/20/18 | 85223 | 1,309.00 | |
| | | | 7/20/18 | 85223 | 26.00 | |
| | | | 7/20/18 | 85223 | 4,134.00 | |
| | | | 7/20/18 | 85223 | 230.00 | |
| | | JOLY 13, 14 & 15 STEAM | 81/07// | 853/6 | 24,175.00 | |
| | | 7/1/18 - 7/12/18 | 7/20/18 | 85223 | 540.00 | 32,427.63 |
| 32664 | VIRGINIA CITY TOURS INC | | 7/20/18 | 85224 | 4.00 | |
| 9226 | MALVED A SCOOTANTE | 7/1/18 - 7/12/18 | 7/20/18 | 85224 | 196.00 | 200.00 |
| 20020 | WASUNE ON COBONED | LOBBYIST SERVICES | 7/20/18 | 85237 | 2,167.00 | 2,167.00 |
| | Ę | TOXICOLOGY APRIL -JUNE | 6/30/18 | 85360 | 1,000.00 | 1,000.00 |
| 10076 | WASHUE COUNTY SENIOR SERV | JUNE 2018 LOCKWOOD MEALS | 6/30/18 | 85251 | 1,168.97 | 1,168.97 |
| | WAIENS SEFIIC IANN SV DEA | GH SEPTIC 3K GALS | 7/20/18 | 85231 | 740.00 | 740.00 |
| 60076 | WESTERN ENVIRONMENTAL LAB | T-COLI, QUANTITRAY | 6/30/18 | 85388 | 83.60 | 83.60 |
| | | | | | CHECKS TOTAL | 2,015,644.32 |

NUMBER 141

STOREY COUNTY PURCHASE CARD REGISTER

DESCRIPTION FUND-DEPT INVOICE # WELLS ONE COMMERCIAL CARD VENDOR

Page CARD TOTAL

> 10.00 259.00 10.04 6.16-250.00 69.99 85.99 85.00 10.00 22.60 844.87 688.72 225.00 212.82 90.41 1,262.00 1,262.00 25.85 25.85 31.32 25.00 14.93 218.00 8.90 27.62 1,269.00 42.91 44.91 44.34 264.77 47.73 38.87 49.95 49.95 636.18 59.95 166.00 43.88 33.94 50.71 80.59 196.00 63.83 35.80 316.50 861.00 1461 1528 1528 1473 1473 1473 1473 1461 1473 1473 1473 1475 1475 1475 1475 1475 1471 1473 1466 1466 1466 1466 1466 1466 1475 1475 1460 1460 1473 1473 1473 1479 1479 1479 1479 COWGIRL CRAWL AD 6/30/18
>
> SALES TAX CREDIT 6/30/18
>
> TIRES FIRE ASSIGNEMENT 7/20/18
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> TIRES FIRE ASSIGNMENT 7/20/18
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> LW VACUUM
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> FUELS FIRE ASSIGNEMENT 7/20/18
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> TIRES FIRE ASSIGNEMENT 7/20/18
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> TIRES FIRE ASSIGNEMENT 7/20/18
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> TUEL FIRE ASSIGNEMENT 7/20/18
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> TUEL FIRE ASSIGNEMENT 7/20/18
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> FUEL FIRE ASSIGNEMENT 7/20/18 B&G SUPPLIES
>
> COTTAGE- IRRIGATION 7/20/18
>
> POOL CONCESSIONS 7/20/18
>
> ROADS- CONCRETE 7/20/18
>
> LW- WEED KILLER 7/20/18
>
> 4TH JULY LUNCH PARADE 7/20/18
>
> 4TH JULY LUNCH PARADE 7/20/18
>
> STORMWATER INSP CLASS 7/20/18
>
> STORMWATER INSP CLASS 7/20/18 7/20/18 7/20/18 7/20/18 7/20/18 7/20/18 7/20/18 PIRE ASSIGNMENT 7/20/18
> REVELLE/SMITH/SESMA-FI 7/20/18
> REVELLE/SMITH/SESMA-FI 7/20/18
> FIRE ASSIGNMENT 7/20/18
> NUISANCE LIR
> 7/20/18 NACO ANNUAL CONFERENCE 7/20/18 IN-FLIGHT INTERNET NAC 7/20/18 BUSINESS LIC 7/20/18 REVELLE/SMITH/SESMA-FI 7/20/18 TRAFFIC FLOOR FINISH STORAGE VCSC- SWAMP COOLER DESKS PLANT HYGROMETER DYMO LABELS FIRE ASSIGNMENT COMMUNICATIONS BTS VIDEO PIPER'S AD RODEO ADS RAYOVAC PW GAYLORD OPRYLAND
> PW GOGOAIR.COM - JUL
> R.ADKINS 06/30
> R.THOMSEN 07/02
> R.THOMSEN 07/03 REVELLE/PILOT
> REVELLE/RED LION INN
> REVELLE/REST INN SUI
> REVELLE/WM SUPERCENT A.USCHYK 07/10
> A.USCHYK 07/10
> A.USCHYK 07/10
> BOWERS, JEFF - SCSO
> C.NEVIN- ATT
> C.NEVIN- SURF THRU
> D.SNYDER 07/10
> D.SNYDER 07/10
> D.SNYDER 07/10
> D.SNYDER 07/12
> D.SNYDER 07/12
> D.SNYDER 07/12
> D.SNYDER 07/12
> D.SNYDER 07/13
> E.SESMA 07/08
> E.SESMA 07/08
> E.SESMA 07/13
> FACEBOOK AFFORDABLE OFFICE IN AFFORDABLE OFFICE IN NEWSPAPER MEMBERSHIP INV #...608266
> INV #...7593017
> J.MCCULLOUGH 07/10
> J.NETN 07/02
> JEFFH + HD 7/11
> JEFFH + HD 7/11
> JEFFH - HD 7/11 REVELLE/OUR GROCERY JEFFH-HD 6/28 JEFFH-HD 7/11 KD PALACE REST. KD ROSTING HOUSE MEAD REVELLE/MAVERICK INV #...3476257 KD VISTA PRINT QUICKSPACE MOU FACEBOOK FACEBOOK FACEOOK FACEBOOK

Report N: PB5480ST Tun Date: 07/19/18 PC NUMBER VENDOR

FUND-DEPT INVOICE #

TRANS# DATE DESCRIPTION

STOREY COUNTY PURCHASE CARD REGISTER

STARNES
T.PIERETTI 07/11
TD AWARD ZONE
TD OFFICE DEPOT
TD SUCURI
TD USPS
VCTC FACEBOOK CARD
051101
086292
5WW7BDE9G03HCX3
5WW7BDE9G03HGRR

STORMWATER INSP CLASS 7/20/18
ANNUAL MEMB DUES 7/20/18
BOARD NAME PLATE 7/20/18
OFFICE SUPPLIES 7/20/18
BELOW SURFACE FIREWALL 7/20/18
POSTAGE 7/20/18
APC REFURBS 7/20/18
APC REFURBS 7/20/18
APC REFURBS 7/20/18
AT&T DISPATCH FIBER 7/20/18
AT&T COURTHOUSE FIBER 7/20/18

824.00 254.00 113.97 39.96 8.50 53.80 1,078.19 1476 1473 1475 1475 1475 1475 1477 1472 1472

16,549.05

16,549.05

Card Total

DATE ACKNOWLEDGEMENT OF REVIEW AND AUTHORIZATION

COMPTROLLER

TREASURER

CHAIRMAN

COMMISSIONER

COMMISSIONER

Page 2 CARD TOTAL

AMOUNT

STOREY COUNTY
TYPED CHECKS REGISTER
CHECK CHECK
TOTAL DATE INVOICE#

DESCRIPTION

AMOUNT

2,750.00

11144 NEVADA STANINED GLASS

2018

92529

INV. #02 MURAL FINAL 2,750.00 7/13/18

TYPED CHECKS TOTAL

2,750.00

ACKNOWLEDGEMENT OF REVIEW AND AUTHORIZATION DATE

glad Fulled 7-13-18 COMPTROLLER

TREASURER

CHAIRMAN

COMMISSIONER

COMMISSIONER

Page 1

¥2 ×

Report No: PB1380CH Run Date: 07/05/18 Check Number Vendor

Invoice

PORTER GROUP LLC INV 18-SC-7

29

Checks Total

Description

STOREY COUNTY Register for Electronic Checks 7/06/18

Date Voucher#

Amount

Check Total

6,000.00

ACKNOWLEDGEMENT OF REVIEW AND AUTHORIZATION

DATE

COMPTROLLER

TREASURER

CHAIRMAN

COMMISSIONER

COMMISSIONER

DISTRICT ATTORNEY

6,000.00

6,000.00

56

7/06/18

PROFESSIONAL SERVICES

Page 1

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NUMBER

140

| No: PB5480ST e : 07/05/18 | | ď | STOREY COUNTY PURCHASE CARD REGISTER | | | | Page |
|------------------------------|-------------------|----------------------|---|-----------|--------|----------|---------------|
| VENDOR | FUND-DEPT INVOICE | # | DESCRIPTION | DATE | TRANS# | AMOUNT | CARD TOTAL |
| GAUNT, DANIEL | GAUN | GAUNT, DAN - SCSO | REIMBURSE CLEANING SUP 6/30/18 | 9 6/30/18 | 1459 | 25.00 | |
| WELLS ONE COMMERCIAL CARD | | IENT | | | | | 25.60 |
| | CANE | CANFIELD | FOOD CFPM CONF DINNER | 6/30/18 | 1446 | 249.04 | |
| | CN A | CN ATT BILL | | 6/30/18 | 1458 | 75.81 | |
| | CNO | CN OFFICE DEPOT | | 6/30/18 | 1458 | 98.96 | |
| | CS13 | CS130675 | LW DEFIBRILLATOR BATTE | 8 6/30/18 | 1448 | 355.50 | |
| | D.ST | D.STCLAIR 06/18 | FIRE ASSIGNMENT FUEL | 6/30/18 | 1451 | 61.20 | |
| | 000 | DD CAPITAL GLASS | VISIT CNTR WINDOW REPA | 1 6/30/18 | 1455 | 806.70 | |
| | DD E | DD ELDORADO BREW BRO | FLYING U RODEO MEETING | 6/30/18 | 1455 | 40.10 | |
| | M CC | DD MARICHUY'S | DINNER MEETING | 6/30/18 | 1455 | 159.25 | |
| | DOSE | DOSEN, TONY | INMATE FOOD | 6/30/18 | 1452 | 1,853.60 | |
| | FACE | FACEBOOK | TASTE OF COMSTOCK AD | 6/30/18 | 1455 | .85 | |
| | FACE | FACEBOOK | COWGIRL CRAWL AD | 6/30/18 | 1455 | 348.97 | |
| | FACEOOK | OOK | COWGIRL CRAWL AD | 6/30/18 | 1455 | 24,99 | |
| | GAVE | GAVENDA, BRANDY | WONDERLEY CPR CLASS | 6/30/18 | 1452 | 28.00 | |
| | INV | INV #CS185738 | MISC LEDGER LABELNG SU | 1 6/30/18 | 1454 | 1,309.15 | |
| | INA | INV #91001352477089 | PO BOX 493 RENEWAL | 6/30/18 | 1454 | 72.00 | |
| | JASO | JASONW - DMV | REG K3500'S | 6/30/18 | 1528 | 21.00 | |
| | JCD | JC DRI JABRA-BLUEPAR | TAX REFUND | 6/30/18 | 1458 | 7.60- | |
| | JEFF | JEFFH- HOME DEPOT | VC PARK- TUBING, MIXIN | 6/30/18 | 1528 | 19.50 | |
| | JEFF | JEFFH-HOME DEPOT | SO-DRYWALL SUPPLIES | 6/30/18 | 1528 | 41.34 | |
| | JEFF | JEFFH-HOME DEPOT | POOL- TUBING, UNION | 6/30/18 | 1528 | 13.21 | |
| | KD 11SPS | Sps | CRANTS MATTER TO TRAVE | 6/30/18 | 1455 | 07. 3 | |

1,309.15 72.00 71.00 7.60-113.21 113.21 112.37 112.37 112.37 112.37 112.37 112.37 112.37 112.37 112.37 112.37 112.37 12.45 13.61 15.45 15.70 15.70 15.70 15.70 15.70 15.70 15.70 15.70 15.70 15.70 15.70 15.70 15.70 15.70 16.70 MISC LEDGER LABELNG SU 6/30/18
PO BOX 493 RENEWAL 6/30/18
REG KA3500'S
R TAX REFUND 6/30/18
VC PARK TUBING, MIXIN 6/30/18
SO-DRYWALL SUDPLIES 6/30/18
SOOL TUBING, UNION 6/30/18
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| Run Date | Report No: PB1315 Run Date : 07/05/18 | STOI CHECK 1 | STOREY COUNTY CHECK REGISTER 7 | 7/06/18 | | | Page |
|----------|--|---|-----------------------------------|--|----------------------------------|------------------------------------|-----------|
| CHECK | - | INVOICE DESCRIPTION | | DATE | TRANS# | AMOUNT | CHECK |
| 92369 | BROWN, PETRIE F | 1 | | | | | |
| 92370 | ADVANCED DATA SYSTEMS INC | CH- SERVICE CALL | | 6/30/18 | 84973 | 986.80 | 08.986 |
| | | IBM ISERIES SUPPORT PYROLL, BUDGET, FIXED ASSET PROPERTY EXEMPTIONS ASSES | | 6/30/18 6/30/18 6/30/18 | 84977 84977 84977 | 2,589.00 2,014.00 4,499.00 | 9,102,00 |
| 92371 | ALADTEC, INC | ###################################### | | | | | |
| 92372 | ALL COMSTOCK LLC | 08/01/18-0//31/19 SUPPORT | | 1/06/18 | 1.0058 | 2,200.00 | 2,200.00 |
| 92373 | ALPINE LOCK INC | WASTERWATER IMPROVE PROJ | | 7/06/18 | 85055 | 8,000.00 | 8,000 |
| 72200 | ONT COSTA | 389 KEYS FAIRGROUNDS- PADLOCKS | | 6/30/18 6/30/18 | 84962 84962 | 14.00 38.85 | 52 |
| # 107 | ALSO INC | ST 74 LAUNDRY | | 7/06/18 | 85003 | 10.52 | |
| | | 74 | | 7/06/18 | 85003 | 10.52 | |
| | | ST /1 LAUNDRY ST 72 LAUNDRY | | 7/06/18 | 85003 85003 | 13.80 | |
| | | ST 75 LAUNDRY | | 7/06/18 | 85003 | 20.58 | |
| | | SHOP | | 6/30/18 | 84963 | 74.34 | |
| | | SHOP | | 6/30/18 | 84963 | 103.83 | |
| | | SHOP | | 6/30/18 | 84963 | 71.83 | |
| 92375 | APEX GRADING & PAVING | CH | | 6/30/18 | 84963 | 46.50 | 407.1 |
| <u>.</u> | | MT MEMORIAL PAVING VCSC PARK LOT | | 6/30/18 6/30/18 | 84964 84964 | 7,800.00 | 36,590.00 |
| 92376 | ARC HEALTH AND WELLNESS | WONDERLEY EMPLOYMENT PHYS | | 6/30/18 | 85044 | 36 002 | 002 |
| 92377 | AT&T MOBILITY II LLC | NONDENDET ENFORCEMENT FILLS | | 01/05/0 | # 0 0 | 000 | |
| 92378 | AVS DEVELOPMENT LTD | X5 WIRELESS | | 6/30/18 | 85109 | 115.82 | 115.82 |
|) | | ANNUAL SUPPORT | | 7/06/18 | 85006 | 250.00 | 250.00 |
| 92379 | BARKDULL-SPENCER, ELAINE | | | | , | ; | |
| | | MOTHERS DAY ENTERTAINER COOKIES FOR FATHERS DAY SOAP FOR RESTROMS FATHERS DAY GIVEAWAYS | | 6/30/18 6/30/18 6/30/18 6/30/18 | 85161 85161 85161 85161 | 150.00 103.92 12.91 30.00 | |
| | | CANDY FOR PASSENGERS | | 6/30/18 | 85161 | 69.22 | |
| | | MAY-JUNE ONLINE STORAGE | | 6/30/18 | 85161 | 45.00 | |
| | | CASUAL LABOR | | 6/30/18 6/30/19 | 85161 | 100.00 | |
| | | CASHAL LABOR | | 6/30/18 | 85161 | 20.02 00.02 | |
| | | LABELS | | 6/30/18 | 85161 | 15.59 | |
| | | MAY & JUNE DEPOT CELL BIL | | 6/30/18 | 85161 | 140.28 | |
| | | TWO ACTORS 5/26 & 5/27 | | 6/30/18 | 85161 | | |
| | | GM SERVICES JUNE 2018 | | 6/30/18 | 85162 | 8,333.00 | |
| | | LUNCH W/DOTSON & GRAY DEPOT REPAIRS 6/1/18 | | 6/30/18 6/30/18 | 85161 85161 | 31.15 164.32 | 9,691.75 |
| 92380 | BATTLE BORN CONSULTING SE | COMM DEVELOP OVERSIGHT | | 7/06/18 | 85067 | 11,354.00 | 11.354.00 |
| 92381 | BEAN, JAMES | | | | | | 700 |
| | | MATERIALS TO BUILD STAGE | | 6/30/18 | 85167 | 76.53 | |
| | | TWO ACTIONS 6/20 6 7/1 | | 6/30/18 | 19168 | 107.51 | |
| | | | | | , x | | |

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| Report No: Run Date : | Report No: PB1315 Run Date : 07/05/18 | STOI | STOREY COUNTY CHECK REGISTER 7/06/18 | 18 | | | Page 2 |
| CHECK | VENDOR | INVOICE DESCRIPTION | | DATE | TRANS# | AMOUNT | CHECK TOTAL |
| 92382 | BENDER, DEBORAH | 01/06/3 01/01/3 | | 01/06/0 | 0000 | | + 00 |
| 92383 | BERRY ENTERPRISES | , ; | /0 | 07/00/ | 80108 | 30.00 | |
| 92384 | BOARD OF REGENTS (COMPT) | PATROL RADIOS | /9 | 6/30/18 | 85077 | 4,430.40 | 4,430.40 |
| 9000 | d 11000110 MOUNTAGO | 1ST QUARTER PROG SUPPORT | / L | 7/06/18 | 85112 | 6,875.00 | 6,875.00 |
| 22303 | BREVI INCED SHISAN I VAN | PUBLIC ADMINISTRATION | / L | 7/06/18 | 85030 | 60.00 | 60.00 |
| 78.50 | DINDELL COOM TENTS | | /9 | 6/30/18 | 85179 | 29.99 | 29.99 |
|)) | | 6/14/18 - 6/30/18 | /9 | 6/30/18 6/30/18 | 85133 85133 | 1,005.00 166.50 | |
| 92388 | SITE SINCE | | /9 | 6/30/18 | 85133 | 00.09 | 1,231.50 |
| | DONION DIENE INC | FR56340/66028 VOLUTE HOU | /9 | 6/30/18 | 84965 | 682.56 | 682.56 |
| 92389 | CANTON GENERAL IMPROVEMEN | RENT FOR LW STATION WATER/SEWER | // | 7/06/18 6/30/18 | 85038 85049 | 6,000.00 50.50 | 6,050.50 |
| 92390 | | 8 PO 11 | /9 | 6/30/18 | 85156 | 216.00 | 216.00 |
| 92391 | CARSON DODGE CHRYSLER INC | FR66028- COOLANT | /9 | 6/30/18 | 84966 | 123.36 | 123.36 |
| 92392 | CASHMAN EQUIPMENT CORP | 928G- SEGMENT 3 | /9 | 6/30/18 | 84971 | 1,805.20 | 1,805.20 |
| 92393 | CENTRAL SANITARY SUPPLY | TP & FLOOR CLEANER JAIL | /9 | 6/30/18 | 85050 | 162.73 | 162.73 |
| 92394 | | VANESSA/DORE | / L | 7/06/18 | 85000 | 250.00 | 250.00 |
| 92395 | CINTAS CORPORATION NO. 2 | POOL FIRST AID | /9 | 6/30/18 | 84967 | 36.25 | 36.25 |
| 92396 | CIIY OF CARSON CIIY | | /9 | 6/30/18 | 85189 | 21.57 | |
| 70000 | deditarade Moscan ac vers | 4650 EASTGATE DEPOT | /9 | 6/30/18 | 85175 | 123.20 | 500.76 |
| 96536 | CILL OF CARSON INDESCRIBE | STOREY CO DRUG COURT FEES | /9 | 6/30/18 | 85165 | 30.00 | 30.00 |
| | | T78 TIRES FR66632 TIRES FD66633 TIDES | /9 | 6/30/18 6/30/18 6/30/18 | 84968 84968 84968 | 863.48 4,075.20 | 7 341 52 |
| 92399 | COLLECTION SERVICE OF NEV | CABUTSHMENT DISETTES | /6 | 6/30/18 | 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 | £0.20±,2 | 70.140. |

| | GARNISHMENT DISBURSED | 6/30/18 | 85094 | 183.59 | |
|---------------------------|---------------------------|---------|-------|-----------|-----------|
| | GARNISHMENT DISBURSED | 6/30/18 | 85094 | 386.68 | 869.66 |
| COMMUNITY CHEST INC | | | | | |
| | | 6/30/18 | 85025 | 250.00 | |
| | | 6/30/18 | 85025 | 175.00 | |
| | JULY 2018 PROGRAM SUPPORT | 7/06/18 | 85092 | 27,041.00 | 27,466.00 |
| COMSTOCK CEMETERY FOUNDAT | | | | | |
| | 240 BOTTLES CEM GIN SOLD | 6/30/18 | 85134 | 240.00 | 240.00 |
| COMSTOCK CHRONICLE (VC) | | | | | |
| | ZONE TEXT AMENDMENT | 6/30/18 | 84994 | 127.50 | |
| | PLANNING COMMISS AD | 6/30/18 | 84994 | 210.38 | |
| | RES/AUGMENT BUDGET | 6/30/18 | 84976 | 85.00 | |
| | RES/AUGMENT BUDGET | 6/30/18 | 84976 | 85.00 | |
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|---|--|---|-------------------------------|-------------------------|--------------------------|----------------|
| CHECK | VENDOR | INVOICE DESCRIPTION P/O | # DATE | TRANS# | AMOUNT | CHECK TOTAL |
| | OK THE AMERICANCE AND MODERNEY | RES/AUGMENT BUDGET ELECTION PUBLICATIONS | 6/30/18 6/30/18 | 84976 84999 | 85.00 688.50 | 1,281.38 |
| 92403 | COMSTOCK COMMONITY IV INC | BUS OFF TV | 7/06/18 | 85037 | 126.00 | 126.00 |
| 7 | COMSTOCK GOLD MILL LLC | 6/14/18 - 6/30/18 | 6/30/18 6/30/18 6/30/18 | 85135 85135 85135 | 15.00 202.50 15.00 | 232.50 |
| 92405 | CREATIVE CONCEPTS MEDIA + | GOOGLE REPORTING | 6/30/18 | 85136 | 1,450.00 | 1,450.00 |
| 92406 | CROP PRODUCTION SERV INC | TREE INJECTOR | 6/30/18 | 84972 | 1,021.40 | 1,021.40 |
| 92407 | DAIOHS USA INC | | | ; | , | |
| | | 72 | 6/30/18 6/30/18 | 85098 85098 | 73.95 30.95 | |
| | | ST 74 WATER ST 75 WATER | 6/30/18 | 85098 | 36.95 | |
| | | יַל י | 7/06/18 | 85031 | 25.95 | |
| | | OLY RENTAL | 7/06/18 6/30/18 | 509 511 | 51.90 25.95 | ı |
| 92408 | DIXON, MATT | WATER SVC- BUS OFF | 7/06/18 | 85039 | 82.85 | 359.45 |
| 200 | 5,54 | ROPES TECHNICIAN | 6/30/18 | 85093 | 740.00 | 740.00 |
| 92409 | DX-10 INC | WINCH INSTIL D74 | 6/30/18 | 85190 | 1,862.09 | 1,862.09 |
| 92410 | ELLIOTT AUTO SUPPLY INC | | | | | |
| | | SO- FILTER | 6/30/18 | 85072 | 20.80 | |
| | | PW61990 FILTERS | 6/30/18 | 85072 | 16.34 | |
| | | SO69900 BRAKE FLUID | 6/30/18 | 85072 | 8.02 | |
| | | PW61990- V RIBBED | 6/30/18 | 85072 | 66.72 | |
| | | SO48326 EXT WEAR | 6/30/18 | 85072 | 54.32 | |
| | | TEANT EQUIF- FILLERS | 8/30/18 | 85072 | 11.60 | |
| | | 1134230 FDOID3 54258TT- PLIG | 6/30/18 | 85072 | 13.91 | |
| | | SO48325 - HVAC DOOR ACTU | 6/30/18 | 85072 | 38.47 | |
| | | SO69960- BEAM ARM | 6/30/18 | 85072 | 48.90 | |
| | SHOTTHCHA MOTHROTHAT SMING | IT54258 DEXRON | 6/30/18 | 85072 | 37.80 | 408.15 |
| 11476 | ENING INKIGATION PRODUCES | MANUAL VALVE | 6/30/18 | 84981 | 51.32 | |
| | | RETRO KIT SOLENOID ASSY | 6/30/18 | 84981 | 137.76 | |
| 92412 | EASTENAL COMPANY | SEWER FILTER | 6/30/18 | 84981 | 42.42 | 231.50 |
| | | CABLE TIES, NYLOCK | 6/30/18 | 84970 | 9.46 | 9.46 |
| 92413 | FIDELITY SEC LIFE INS CO | NIMOR NOISIN GEGITAG VIIII | 91/30/2 | | 999 13 | 222 13 |
| 92414 | FLAG STORE OF NEV INC-THE | CODI REITREE VISION ADMIN | 97 /90 // | 61160 | 61.227 | 244.13 |
| | | FLAGS FOR FAIRGROUNDS BANNERS FOR C STREET | 6/30/18 | 85137 85118 | 211.80 720.00 | 931.80 |
| 92415 | GILL, JAMES G. | | | | | |
| 92416 | GOLDEN GATE/SET PETROLEUM | BOOKMARKS FOR VC | 6/30/18 | 85138 | 153.00 | 153.00 |
| | | LW UNL 240 / DSL 176 TRI UNL 150 / DSL 100 | 6/30/18 | 85090 85090 | 1,002.25 | 1,605.50 |
| 92417 | GRAINGER | | | | | |
| | | CH- HYD DOOR CLOSER | 6/30/18 | 84982 | 231.88 | |

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| CHECK | VENDOR | INVOICE DESCRIPTION P/O # | DATE | TRANS# | AMOUNT | CHECK | |
| 0170 | MOT VORGENERAL | JANITORIAL SUPPLIES | 6/30/18 | 84982 | 640.12 | 872.00 | |
| 97#70 | GRANDBERT, LOM | 6.5 HRS @\$45 6 HRS @45 | 6/30/18 | 85184 | 292.50 | 02 032 | |
| 92419 | GRIMM, JUSTIN LEIGH | | | 1 6 |) t | | |
| 92420 | NICANUR E. GUERRA | | 6/30/18 | 509 | 541 | N (| |
| 92421 | HAT, LTD | CEM GIN HEARSE PURCHASE | 7/06/18 | 85123 | 5,000.00 | 5,000.00 | |
| | | ROADS ROADS | 6/30/18 6/30/18 | 84983 84983 | 1,018.08 | 2,375.52 | |
| 92422 | HENRY SCHEIN | | | | | | |
| | | AMB SUPPLIES AMB SUPPLIES | 6/30/18 6/30/18 | 85085 85085 | 28.50 | | |
| | | | 6/30/18 | 85085 | 28.50 | | |
| | | AMB SUPPLIES AMB SIDDLIES | 6/30/18 | 85085 85085 | 28.50 | | |
| | | | 6/30/18 | 85085 | 3,502.08 | | |
| | | AMB SUPPLIES AMB SUPPLIES | 6/30/18 6/30/18 | 85085 85085 | 89.06 44.53 | 1 | |
| 92423 | HIGHLAND ELECTRIC | AMB SUPPLIES | 6/3U/T8 | 85085 | 44.53 | 3,887.80 | |
| | | SMAC MICROWAVE CIRCUIT | 6/30/18 | 85043 | 1,470.00 | 1,470.00 | |
| 92424 | HISTORIC FOURTH WARD SCHO | 1ST QUARTER PROG SUPPORT | 7/06/18 | 85103 | 30,000,08 | | |
| | | 6/14/18 - 6/30/18 | 6/30/18 6/30/18 | 85139 | 44.00 391.50 | 30,435.50 | |
| 92425 | HOLMAN, JEFF | WORK BOOTS PER CONTRACT | 6/30/18 | 85076 | 150.00 | 150.00 | |
| 92426 | HOMETOWN HEALTH | | 7/06/18 | 85059 | 11,397.00 | | |
| 92427 | ICS JAIL SUPPLIES, INC | 16009041-00053 FIRE | 7/06/18 | 85059 | 4,866.24 | 16,263.24 | |
| 92428 | III SOURCE LLC | JAIL MATTRESSES | 6/30/18 | 85070 | 1,288.00 | 1,288.00 | |
| 90709 | DOUM MENNATUM DESMET | VCTC VIDEO KEYBOARD | 8/30/18 | 85045 | 64.17 | 64.17 | |
| | CAMBS C MCLBANNAN MDFC | JULY 2018 HEALTH OFFICER | 7/06/18 | 85096 | 500.00 | 500.00 | |
| 92430 | טאר דער | HV EQUIP GASKET HFAVY FOUIP SEAL | 6/30/18 | 85061 85061 | 7.16 | 13.48 | |
| 92431 | KANSAS CITY LIFE INS CO | | | | | ! | |
| | | RETIREE LIFE INS ADMIN RETIREE LIFE INS ROADS | 7/06/18 7/06/18 | 85116 85116 | 14.93 .99 | 15.92 | |
| 92432 | KIMBALL MIDWEST | MTSC HARDWARE | 6/30/18 | 84997 | 325.71 | 325.71 | |
| 92433 | KENNETH L DORR JR SOLE M | | | | 1 | | |
| | | MOW-SUPV JUNE 2018 MOW-ENGINEERING | 6/30/18 6/30/18 | 85170 85170 | 500.00 300.00 | 800.00 | |
| 92434 | LAZZARINO, NICHOLAS | | 6/30/18 | 85012 | 14.93 | 14.93 | |
| 92435 | LEND A CHEK | debeniation manufactures | 01/00/0 | | 6 | | |
| 92436 | LEXIPOL LLC | GAKNISHMENI DISBOKSED | 6/30/TB | 8201T | 613.00 | 613.00 | |
| 92437 | LIBERTY ENGINE CO NO 1 | TRAINING MANUALS | 7/06/18 | 85040 | 9,976.00 | 9,976.00 | |
| | | | | | | | |

| Report No: PB1315 | | STOREY COUNTY | | | |
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| JUMBER VENDOR | INVOICE DESCRIPTION | D/O # | DATE T | TRANS# | AMOUNT |

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|--------------------------|---------------------------|--|-------------------------------|-------------------------|----------------------------|------------|
| CHECK | VENDOR | INVOICE DESCRIPTION P. | P/O # DATE | TRANS# | AMOUNT | CHECK |
| 0.7.0 | OMT HOTOOK GGII | QUARTERLY PROGRAM SUPPORT | 7/06/18 | 85113 | 2,500.00 | 2,500.00 |
| | TION THE CASSISI INC | AMB SUPPLIES | 6/30/18 | 85086 | 376.00 | 376.00 |
| 65.436 | TITOTH BROE BVENIS BEC | CAMEL RACES BUDGET | 1/06/18 | 85124 | 137,900.00 | 137,900.00 |
| 92440 | LIQUID BLUE EVENTS LLC | RODEO EVENT BUDGET | 7/06/18 | 85127 | 00.000,69 | 00.000,69 |
| 92441 | LIQUID BLUE EVENTS LLC | JULY 2018 RETAINER | 7/06/18 | 85128 | 2,300.00 | 2,300.00 |
| 92442 | LOCAL GOV MANAGERS ASSOC | MEMBERSHIP DUES 2018-19 MEMBERSHIP DUES 2018-19 | 7/06/18 7/06/18 | 85046 85046 | 50.00 | 275.00 |
| 92443 | MACKAY MANSION | 6/14/18 - 6/30/18 | 6/30/18 ' 6/30/18 | 85140 85140 | 1,056.00 | 1,182.00 |
| 92444 | MARK IWAIN COMMUNITY CIR | JULY 2018 PROGRAM SUPPORT | 7/06/18 | 85100 | 1,666.67 | 1,666.67 |
| 7 | CCELLIAN, COSET | | 7/06/18 | 85119 | 2,450.00 | 2,450.00 |
| 92446 | MCKENNA, DANIEL J | BL OVERPAYMENT | 6/30/18 | 85106 | 100.00 | 100.00 |
| 92447 | METRO OFFICE SOLUTIONS IN | FY18 SUPPLIES SCDA FY18 SUPPLIES SCDA | 6/30/18 6/30/18 | 85033 85033 | 125.52 60.74 | |
| | | | 6/30/18 | | 23.00 | |
| | | | 6/30/18 | | 40.58 | |
| | | | 7/06/18 | 85121 84998 | 14.32 | |
| 92448 | MICAN TAMABA | OFFICE SUPPLIES | 6/30/18 | 85002 | 56.94 | 655.53 |
|) * * | | | 6/30/18 6/30/18 | 85013 85013 | 59.98 143.75 | |
| | ; | | 7/06/18 | | 35.00 | 238.73 |
| 92449 | MORRIS, ROBERT T | JUNE 2018 STMNT | 6/30/18 | 85032 | 2,800.00 | 2,800.00 |
| 92450 | MOKION, JUNE & MICHAEL | REFUND | 6/30/18 | 85001 | 108.86 | 108.86 |
| 92451 | MOUND HOUSE TRUE VALUE | MINERS PARK- RAINRIRD | 6/30/18 | 85122 | 12,99 | 12.99 |
| 92452 | MUNICIPAL CODE CORP | | | | | |
| 92453 | NEV COMPTROLLER | ADMIN SUPPORT FEE | 91/90// | 82004 | 730.00 | 00.062 |
| | | | 6/30/18 6/30/18 6/30/18 | 85027 85027 85027 | 250.00 325.00 605.00 | |
| | | ES | 6/30/18 | 85027 | 892.00 | 00 142 7 |
| 92454 | NEV COMPTROLLER | | 01/00/0 | 7000 | | 00:127'/ |
| 92455 | NEV COMPTROLLER | DISTRICT COURT ADMIN ASSE | 6/30/18 | 85173 | 545.00 | 545.00 |
| 23760 | HUNT 3 33 | POPULATION FEES | 6/30/18 | 85177 | 267,880.77 | 267,880.77 |
| B C # 76 | | 88 EMPLOYEES @ 6.00 | 1/06/18 | 85051 | 528.00 | |
| | | | 01/30/6 | | 222 00 | 750 |

| | INVOICE DESCRIPTION |
|---------------------|---------------------|
| Report No: PB1315 | CHECK |
| Run Date : 07/05/18 | NUMBER VENDOR |

| . 120400 | מוניומה ייו | I CHE | ALIMIOU AGG | | | | 4 |
|----------|---------------------------|--|------------------------|-------------------------------|-------------------------|-----------------------------|----------------|
| Run Date | Run Date : 07/05/18 | SION CHECK I | CHECK REGISTER 7/06/18 | /18 | | | |
| CHECK | VENDOR | INVOICE DESCRIPTION | P/O # | DATE | TRANS# | AMOUNT | CHECK TOTAL |
| 0 | versagos so uto usa | MAY 2018 COUNTY MATCH | | 6/30/18 | 84984 | 1,240.46 | 1,240.46 |
| \$ 5 C | NEV DIV OF FORESIKI | FUELS REDUCTION 1ST QUARTER | | 7/06/18 7/06/18 | 85023 85023 | 500.00 37,500.00 | 38,000.00 |
| 92439 | NEV LEGISLALIVE COONSEL | REPRINT REVISED STATUTES CUST#37160 -STO044 NAC | | 7/06/18 6/30/18 | 85005 85154 | 790.00 125.00 | 915.00 |
| 92460 | NEV RURAL WATER ASSOC | 2018 MEMBERSHIP RENEWAL | | 7/06/18 | 85099 | 335.00 | 335.00 |
| 72461 | NEV SUPREME COURT OF NV | VIDEO ARR GRANT | | 6/30/18 6/30/18 | 85087 85008 | 742.00 742.00 | 1,484.00 |
| 32462 | | | | 6/30/18 | 85028 | 10.00 | 10.00 |
| 92463 | NEVADA BLUE LTD (RNO) | DFS MNTHLY BILL | | 6/30/18 | 85111 | 100.00 | 100.00 |
| 92464 | NEVADA LEGAL SERVICE INC | FEES COLLECTED | | 6/30/18 | 85166 | 392.00 | 392.00 |
| 92465 | NEVADA RURAL COUNTY RSVP | FY2018/19 PROGRAM SUPPORT | | 7/06/18 | 85084 | 7,050.00 | 7,050.00 |
| 92466 | NFPA | ANNUAL MEMBERSHIP | | 6/30/18 | 85089 | 175.00 | 175.00 |
| 92467 | NTU TECHNOLOGIES INC | PROTEK, 935 | | 6/30/18 | 84985 | 4,691.00 | 4,691.00 |
| 92468 | O'REILLY AUTO ENTERPRISES | SHOP- HYD FLITTD | | 6/30/18 | 84987 | 25.99 | |
| | | SHOP- HYD FLUID | | 6/30/18 | 84987 | 25.99+ | |
| | | FR69456 WIRE LOOM | | 6/30/18 | 84987 | 15.50 | |
| | | SHOP- VALVE TOOLS FR69948 SRVC KTT | | 6/30/18 | 84987 | 13.05 | |
| | | SHOP-GREASE GUN | | 6/30/18 | 84987 | 55.99 | |
| | | COMDEV 311084 | | 6/30/18 | 84987 | 445.77 | |
| | | ROADS ELECT TAPE SHOP- ELECT TAPE | | 6/30/18 | 84987 84987 | 4.09 8.18 | 545.10 |
| 92469 | OAKES, JUSTIN EDWARD | | | | | |) 1 |
| 92470 | OFFICE DEPOT INC | CR 00048 1F 002 | | 6/30/18 | 85026 | 784.00 | 784.00 |
| 42471 | OLIVAS RICHARD A | MISC OFFICE SUPPLIES | | 6/30/18 | 85153 | 59.42 | 59.42 |
| 1 | | VCH-CHAIN, HANGARS, SHCKLE | | 6/30/18 | 84986 | 656.00 | 656.00 |
| 92472 | OPTUMINSIGHT INC | CUST 735660 3.75 EACH | | 6/30/18 | 84990 | 311.25 | 311.25 |
| 92473 | PDM STEEL SERVICE CENTER | 000000000000000000000000000000000000000 | | 01/01/0 | 0 | | |
| 92474 | PETRINI, ANGELO D | ٠ ت | | 6/30/18 | 0 4 7 0 | 30.80 | 308.5 |
| 92475 | PIPER'S OPERA HOUSE | 6/14/18 - 6/30/18 | | 87/08/9 | 85141 | 315.00 | 315.00 |
| | מאיר ממטמת עמאחדת | 6/14/18 - 6/30/18 | | 6/30/18 6/30/18 | 85142 85142 | 48.00 8.00 | 56.00 |
| 0 576 | FILINGI DONDO LNO | POSTAGE MACHINE LEASE POSTAGE MACHINE POSTAGE METER REFILL | | 6/30/18 6/30/18 7/06/18 | 85073 85143 85160 | 105.00 12.00 1,900.00 | 2,017.00 |
| 924.7.7 | PROTECTION DEVICES INC | FIRE MONITOR COURTHOUSE ALARM MONITOR JUL TO OCT | | 7/06/18 7/06/18 | 85065 85042 | 179.85 75.00 | |

| | 07/05/18 | VENDOR |
|------------|---------------------|--------|
| Report No: | Run Date : CHECK | NUMBER |

| Report No: PB1315 Run Date : 07/05/ | : PB1315 : 07/05/18 | STO CHECK | STOREY COUNTY CHECK REGISTER 7/0 | 7/06/18 | | | Page 7 | |
|--|--|--|-------------------------------------|--|--|---|----------------|--|
| CHECK | VENDOR | INVOICE DESCRIPTION | P/0 # | DATE | TRANS# | AMOUNT | CHECK TOTAL | |
| 92478 | TNT STEATHER TNC | FIRE MONITORING TRI ALARM VCCC | | 7/06/18 7/06/18 | 85064 85065 | 179.85 75.00 | 509.70 | |
| 7 | מאר המנוסם מוסם מוסם מוסם מוסם מוסם מוסם מוסם מ | PUB RELATIONS, MKTG PUB RELATIONS, MKTG SOCIAL MEDIA, OUTREACH SOCIAL MKTG | | 7/06/18 7/06/18 7/06/18 | 85041 85041 85041 85041 | 500.00 500.00 2,000.00 | 00.000.9 | |
| 92479 | RADCLIFFE PAINTING | | | 01/06/9 | 0,000 | | | |
| 92480 | RAY MORGAN CO INC (CA) | BLUG | | 6/3U/18 | 29068 | 00.000 | 7, 000 t | |
| 92481 | RAY, GARY KYLE | LOCKWOOD SUB PRINTER | | 6/30/18 | 85047 | 13.92 | 13.92 | |
| 92482 | RED & CANDIES | GH MA PR AM JS | | 6/30/18 | 85169 | 3,693.00 | 3,693.00 | |
| 92483 | REMSA EDUCATION DEPT | PARADE SANDWICH TRAY | | 6/30/18 | 85144 | 50.00 | 50.00 | |
|)) • | | BLS CERTS | | 6/30/18 | 85095 | 35.00 | | |
| | | BLS CERTS BLS CERTS | | 6/30/18 6/30/18 | 85095 85095 | 10.00 | | |
| | | HSEAD TRAINING | | 6/30/18 | 85074 | 70.00 | | |
| | | HSAED | | 6/30/18 | 84992 | 15.00 | | |
| | | HSAED L.RENAUD HSAED | | 6/30/18 6/30/18 | 84992 84992 | 15.00 30.00 | | |
| | | HSAED HSEAD TRAINING CERT | | 6/30/18 | 84992 | 15.00 | 00 102 | |
| 92484 | RENO GREEN LANDSCAPING IN | | |) () () | | | 1 | |
| 92485 | RENOWN REGIONAL MEDICAL C | 1705 PERU- JULY MAINT | | 7/06/18 | 85101 | 373.00 | 373.00 | |
| 92486 | ONT SWEETS ONTHOODED | B.SANCHEZ | | 6/30/18 | 84989 | 110.00 | 110.00 | |
| 001700 | DOLUCIAN INC | AUGUST SUPPORT | | 7/06/18 | 85029 | 644.00 | 644.00 | |
| 0 0 | | FALL STREET VIBE SPONSOR | | 7/06/18 | 85130 | 3,000.00 | 3,000.00 | |
| 92488 | | QUARTERLY PROGRAM SUPPORT | | 7/06/18 | 85104 | 15,000.00 | 15,000.00 | |
| 92489 | SBC GLOBAL SERVICES IN LD | | | 6/30/18 | 85185 | . 44 | . 44 | |
| 92490 | SEC GLOBAL SERVICES INC | 911 WIRELESS GROUP #000001 | | 6/30/18 6/30/18 | 85014 85014 | 329.45 | 1,407.57 | |
| 92491 | | DBL PMNT PERMIT10265 | | 6/30/18 | 85107 | 279.25 | 279.25 | |
| 92492 | SHERMARK DISTRIBUTORS INC | INMATE MILK INMATE MILK | | 6/30/18 6/30/18 | 85075 85075 | 112.00 | 224.00 | |
| 92493 | | 6/14/18 - 6/30/18 | | 6/30/18 | 85145 | 36.00 | 36.00 | |
| 92494 9494 | SIERRA PACIFIC POWER CO | 4650 EASTGATE SIDING RD VIRGINIA CITY ST LIGHTS SC COMMISSIONERS ST LICHT 2610 CARTWRIGHT PUMPHSE 431 CANYON WAY ST 4 2612 CARTWRIGHT RD RES 145 N C ST UNIT | | 6/30/18 6/30/18 6/30/18 6/30/18 6/30/18 6/30/18 | 85176 84991 84991 84991 84991 84991 | 101.61 869.66 110.42 81.52 248.85 103.35 | | |

STOREY COUNTY CHECK REGISTER 7/06/18

Page 8

| March Marc | Run Date : 07/05/18 CHECK | /05/18 | CHECK REGISTER | TER 7/06/18 | | | CHECK | |
|--|------------------------------|-------------------------|----------------------------|-------------|----------------|-----------|-----------|--|
| 181 N C ST RESTSTOP 64,001,8 84491 442.57 110 TOLL NO BILLS 64,001,8 84991 452.57 110 TOLL NO BILLS 64,001,8 84991 159,110 110 TOLL NO BILLS 64,001,8 84991 159,110 110 TOLL NO BILLS 64,001,8 84991 159,110 | NUMBER VEND | DOR | P/0 | | TRANS# | AMOUNT | TOTAL | |
| 130 TOLL RD BLDG | | | N C ST | 6/30/18 | 84991 | 49.96 | | |
| 110 TO STATE STATE | | | TOLL RD | 6/30/18 | 84991 | 42.57 | | |
| 210 S C ST SO (570.78 84391 29.10 21.0 S C ST SO (570.78 84391 20.10 S C ST SO (570.78 84391 20.10 S C ST SO (570.78 84391 20.20 S C ST SO (570.78 S C ST SO | | | TOLL RD | 6/30/18 | 84991 | 07.65C | | |
| 215 S C ST SO 673/18 84991 126.08 91 126.08 91 126.08 91 126.08 91 126.08 91 126.08 91 126.08 91 126.08 91 126.08 91 126.08 91 126.08 91 126.08 91 91 91 91 91 91 91 91 91 91 91 91 91 | | | SCST | 6/30/18 | 84991 | 91.11 | | |
| 210 S C F F S O | | | S C ST | 6/30/18 | 84991 | 92.50 | | |
| 11 Corrections 12 C | | | S C ST | 6/30/18 | 84991 | 126.08 | | |
| 100 SOUTH STI WITE PART 6/30/18 84991 656-43 100 SOUTH STI WITE PART 6/30/18 84991 6/5-43 100 SOUTH STI WITE PART 6/30/18 84991 6/5-43 100 SOUTH STI WITE PART 6/30/18 84991 155-12 100 SOUTH STI WITE PART 6/30/18 84991 125-12 100 SOUTH STI WITE PART 6/30/18 84991 125-12 100 SOUTH STI WITE PART 6/30/18 84991 127-12 100 SOUTH STI WITE PART 6/30/18 84991 10 SOUTH STI WITE | | | US HWY 341 | 6/30/18 | 84991 | 829.74 | | |
| 1 C C C C C C C C C | | | SAM CLEMENS | 6/30/18 | 84991 | 19.87 | | |
| SIGN STATE BANKE BD *V* (5/07/18 899) 151.72 104 8 B ST CARAGE (5/07/18 899) 151.72 104 8 B ST CARAGE (5/07/18 899) 151.72 104 8 B ST CARAGE (5/07/18 899) 151.72 105 C ST DITTO CARAGE (5/07/18 899) 151.72 CARGEN ST BALLPARK (5/07/18 899) 151.75 CARGEN ST BALLPARK (5/07/18 899) 151.71 CARGEN ST BALLPARK (5/07/18 899) 15.61.88 CARGEN ST LIGHTS (5/07/18 899) 15.61.88 CARGEN ST CONCHROUSE (5/07/18 899) 15.61.88 CARGEN ST LIGHTS (5/07/18 899) 15.61.88 CARGEN ST CONCHROUSE (5/07/18 899) 15.61.89 CARGEN ST CONCHROUSE (5/07/18 899) 15.00.00 CARGEN ST CONCHROUSE (5/07/18 8 | | | SIL | 6/30/18 | 84991 | 696.43 | | |
| STATE STAT | | | C ST GASLMO | 6/30/18 | 84991 04001 | 135.02 | | |
| SC TO UNION ST DEATH (\$70.118 84991 32.10 SC TO TOWN TOWER THE CANON ST DAILWARK (\$70.118 84991 31.20 SC ST OWNTOWER PALLIGHT (\$70.118 84991 31.20 A11 N C ST TERRIN ST OWNT GROWED ST DAILWARK (\$70.118 84991 1.034.08 A220 SIX MINDS TOWNT GROWED ST DAILWARK (\$70.118 84991 1.034.08 A220 SIX MINDS TOWNT GROWED ST DAILWARK (\$70.118 84991 1.034.08 A220 SIX MINDS TOWNT GROWED ST DAILWARK (\$70.118 84991 1.034.08 A220 SIX MINDS TOWNT GROWED ST DAILWARK (\$70.118 84991 1.034.08 A220 SIX MINDS TOWN WITH REPRESE CONTROL INC ST DIERFE ST CONTROL GROWED ST DAILWARK (\$70.118 84991 1.034.08 A220 CANNON WY UNIT B C ST DIERFE ST CONTROL GROWED ST DAILWARK (\$70.118 84991 1.034.08 A220 CANNON WY UNIT B C ST DIERFE ST CONTROL GROWED ST DAILWARK (\$70.118 84991 1.034.08 A220 CANNON WY UNIT B C ST DIERFE ST CONTROL GROWED ST DAILWARK (\$70.118 84991 1.034.08 A220 CANNON WY UNIT B C ST DIERFE ST CONTROL GROWED ST DAILWARK (\$70.118 84991 1.034.08 A220 CANNON WY UNIT B C ST DIERFE ST CONTROL GROWED ST DAILWARK (\$70.118 84991 1.034.08 A220 CANNON WY UNIT B C ST DIERFE ST CONTROL GROWED ST DAILWARK (\$70.118 84991 1.034.08 A220 CANNON WY UNIT B C ST DAILWARK (\$70.118 84991 1.034.08 A220 CANNON WY UNIT B C ST DAILWARK (\$70.118 84991 1.034.08 A220 CANNON WY UNIT B C ST DAILWARK (\$70.118 84991 1.034.08 A220 CANNON WY UNIT B C ST DAILWARK (\$70.118 84991 1.034.08 A220 CANNON WY UNIT B C ST DAILWARK (\$70.118 84991 1.034.08 A220 CANNON WY UNIT B C ST DAILWARK (\$70.118 84991 1.034.08 A220 CANNON WY UNIT B C ST DAILWARK (\$70.118 84991 1.034.08 A220 CANNON WY UNIT B C ST DAILWARK (\$70.118 84991 1.034.09 A220 CANNON WY UNIT B C ST DAILWARK (\$70.118 84991 1.034.09 A220 CANNON WY UNIT B C ST DAILWARK (\$70.118 84991 1.034.09 A220 CANNON WY UNIT B C ST DAILWAR | | | N E ST VC DARK | 6/30/18 | 84991 | 33.29 | | |
| S C ST UNITY UC/73 C ST C C C C C C C C C C C C C C C C C | | | | 6/30/18 | 84991 | 32.10 | | |
| S C ET OUTDOOR PAL LIGHT (5/30/18 64991 37.84 CARGON ST BALLPARK (5/30/18 64991 34.20 CARGON ST BALLPARK (5/30/18 64991 31.76 CARGON ST BALLPARK (5/30/18 64991 31.76 CARGON ST BALLPARK (5/30/18 64991 31.77 CARGON ST BALLPARK (5/30/18 64991 1.441) 88 CARGON S | | | 104 S B ST GARAGE | 6/30/18 | 84991 | 32.32 | | |
| S C ST UNITY OF CAMENOR PALLICATE (5/30/18 64991 131.76 (730/18 64991 13 | | | υ | 6/30/18 | | 57.84 | | |
| SIERRA PERS (130/18 84.991 131.76 (130/18 84.991 131.76 (130/18 84.991 131.76 (130/18 84.991 131.76 (130/18 84.991 131.76 (130/18 84.991 131.76 (130/18 84.991 130/18 84.991 130.79 (130/18 84.991 130/18 84.991 130.79 (130/18 84.991 130/18 84.991 130/18 84.991 130/19 (130/18 84.991 130/18 84.991 130/19 (130/18 84.991 130/18 84.991 130/19 (130/18 84.991 130/18 84.991 130/19 (130/18 84.991 130/18 84.991 130/19 (130/18 84.991 130/18 84.991 130/19 (130/18 84.991 130/18 84.991 130/19 (130/18 84.991 130/18 84.991 130/19 (130/18 84.991 130/18 84.991 130/19 (130/18 84.991 130/18 84.991 130/19 (130/18 84.991 130/18 84.991 130/19 (130/18 84.991 130/18 84.991 130/19 (130/18 84.991 130/18 84.991 130/19 (130/18 84.991 130/18 84.991 130/19 (130/18 84.991 130/18 84.991 130/18 (130/18 84.991 130/18 84.991 130/18 (130/18 84.991 130/18 84.991 130/18 (130/18 84.991 130/18 84.991 130/19 (130/18 84.991 130/18 84.991 130/18 (130/18 84 | | | S C ST OUTDOOR/PAL LIGHT | 6/30/18 | | 34.20 | | |
| CARSON TEATRENS N. CAT PITENS N. CAT PITENS N. CAT PITENS N. CAT TEATRICA ALIA DEPOT TEATRICA ALIA DEPOT TEATRICA ALIA N. CAT TEATRICA ALIA DEPOT TEATRICA AL | | | S C ST UNIT VC | 6/30/18 | | 131.76 | | |
| N. C. ST. PITER IN C. ST. CRAINING 6/30/18 84991 273.75 141 N C. ST. CRAINING 6/30/18 84991 273.75 146 N. C. ST. CRAINING 6/30/18 84991 1,461.86 1.034.08 1.034 | | | CARSON ST BALLPARK | 6/30/18 | | 33.87 | | |
| MAIN ST UNIT GH DEAD | | | N C ST FIREHS | 6/30/18 | | 273.75 | | |
| STORY NITE CANONIC C 230 / 18 84991 1,461.08 1,044.08 | | | 141 N C ST (TRAINING) | 6/30/18 | | 61.71 | | |
| The color of the | | | 2220 SIV MITE CANNON | 6/30/18 | | 35.17 | | |
| 176 N C ST LIGHTS | | | SZZO SIA MILE CANION | 6/30/10 | | 1,461.66 | | |
| SIERRA PEST CONTROL INC PEST CANTERS F. 130 18 18 18 18 18 18 18 1 | | | 176 N C ST LIGHTS | 6/30/18 | | 62.03 | | |
| STAIR C ST LIGHTS | | | 342 S C ST LIGHTS | 6/30/18 | | 91.18 | | |
| 1705 PERU DR 6/30/18 84991 132.14 1705 PERU DR 6/30/18 84991 132.14 1705 PERU DR 6/30/18 84991 153.14 153.14 185 N C ST 420 CANYON WAY UNIT A 6/30/18 84991 153.64 143.56 143.64 143.56 143.64 | | | 531 S C ST LIGHTS | 6/30/18 | | 98.99 | | |
| 185 N C ST | | | | 6/30/18 | 84991 | 132.34 | | |
| A C CANYON WAY UNIT B | | | 1705 PERU DR | 6/30/18 | 84991 | 675.31 | | |
| ACC CANYON WY UNIT B 6/30/18 84991 153.64 | | | | 6/30/18 | 84991 | 55.99 | | |
| SIERRA PEST CONTROL INC SIERRA PEST CONTROL SLIVERLAND USA INC SLICK INDUSTRIES LLC DBA ST. CO SENIOR CENTER WINE & ST. CO. ST. CO. SENIOR CENTER WINE & ST. CO. ST. CO. SENIOR CENTER (VC) ST. CO. SENIOR CENTER (VC) ST. CO. WATER SYSTEM 1000 PERI RANCH RD PARK (5/30/18 84991 151.336 15.1 | | | 420 CANYON WAY UNIT B | 6/30/18 | 84991 | 153.64 | | |
| STERRA PEST CONTROL INC DATE NOT BEEN CONTROL INC STERRA PEST CONTROL INC DEST CONTROL INC STERRA PEST CONTROL INC DEST CONTROL INC DEST CONTROL INC STERRA PEST CONTROL INC DEST C | | | 420 CANYON WY UNIT A | 6/30/18 | 84991 | 174.58 | | |
| SIERRA PEST CONTROL INC PEST CONTROL INC SLICK INDUSTRIES LLC DBA BUSINESS CARDS D MCPHERS WINE & ST CO SCHOOL DISTRICT ST CO SENIOR CENTERLY PROGRAM SUPPORT 17,000 17,200 17 | | | 4 | 6/30/18 | 84991 94991 | 28.38 | | |
| 12 N B - PIPER'S | | | | 6/30/18 | 84991 | 151.26 | | |
| SIERRA PEST CONTROL INC 160 UNION STY B OF A 6/30/18 84991 55.50 50.47 100 TOLL RD PED (FOUNTAIN) 6/30/18 84991 55.50 10,427 100 TOLL RD PED (FOUNTAIN) 6/30/18 84991 612.50 10,427 100 TOLL RD PED (FOUNTAIN) 6/30/18 84991 612.50 10,427 100 TOLL RD PEST CONT 6/30/18 85146 55.00 1,000 | | | 12 N B. PIPER'S | 6/30/18 | 84991 | 438.90 | | |
| SIERRA PEST CONTROL INC PEST CONTROL INC SIERRA PEST CONTROL INC PEST CONTROL INC SIERRA PEST CONTROL INC PEST CONTROL GH DEPOT | | | OF | 6/30/18 | 84991 | 55.50 | | |
| SIERRA PEST CONTROL INC SIERRA PEST CONTROL INC PEST CONT BEST GONTROL OF DEDOT COT USE FIREWORKS SLICK INDUSTRIES LLC DBA BUSINESS CARDS D MCPHERSN COT USE FIREWORKS SCUTHERN GLAZERS WINE & ST CO SCHOOL DISTRICT TO SCHOOL DISTRICT ST CO SCHOOL DISTRICT GANGIN 84991 6/30/18 85169 6/30/18 85169 1,000.00 1,000 1,000 1,000 1,000 1,000 1,000 1,000 1,000 1,000 1,000 1,000 1,000 2,000 1,000 1,000 2,000 1,000 2,000 1,000 2,000 2,000 3,000 | | | TOWN OF GH STR LIGHTS | 6/30/18 | 84991 | 97.47 | | |
| SIERRA PEST CONTROL INC PEST CONT PEST CONTROL INC DEST CONT PEST CONTROL INC DEST CONTROL INC PEST GONTROL GH DEPOT 6/30/18 85146 55.00 105.00 SILVERLAND USA INC LOT USE FIREWORKS 7/06/18 85159 1,000.00 1,000.00 SLICK INDUSTRIES LLC DBA BUSINESS CARDS D MCPHERSN 6/30/18 85159 1,000.00 1,000.00 HOLMAN POLMAN POLMAN 6/30/18 85147 400.32 1,225 ST CO SCHOOL DISTRICT PROPERTY TAX RECEIVED 6/30/18 85163 29,009.72 29,009 ST CO SENIOR CENTER (VC) QUARTERLY PROGRAM SUPPORT 7/06/18 85114 33,683.27 33,683.27 ST CO WATER SYSTEM PROPERTY TAX RECEIVED 7/06/18 85114 33,683.27 33,683.27 ST CO WATER SYSTEM PROPERTY TAX RECEIVED 7/06/18 85114 33,683.27 33,683.27 ST CO WATER SYSTEM PROPERTY TAX RECEIVED 7/06/18 85114 33,683.27 33,683.27 ST CO WATER SYSTEM PROPERTY TAX RECEIVED 7/06/18 85114 33,683.27 33,683.27 ST CO WATER SYSTEM PROPERTY TAX RECEIVED 7/06/18 85114 33,683.27 ST CO WATER SYSTEM 7/06/18 85114 33,683.27 33,683.27 ST CO WATER SYSTEM 7/06/18 85114 33,683.27 33,683.27 ST CO WATER SYSTEM 7/06/18 7/06/1 | | | 100 TOLL RD PED (FOUNTAIN) | 6/30/18 | 84991 | 612.50 | | |
| SILVERLAND USA INC DEST CONT C / 30 / 18 85 10 6 / 30 / 18 85 10 6 / 30 / 18 85 10 6 / 30 / 18 85 10 6 / 30 / 18 85 10 6 / 30 / 18 85 10 6 / 30 / 18 85 10 6 / 30 / 18 85 10 6 / 30 / 18 85 10 6 / 30 / 18 85 10 6 / 30 / 18 85 10 6 / 30 / 18 85 10 6 / 30 / 18 85 10 6 / 30 / 18 85 10 6 / 30 / 18 85 10 6 / 30 / 18 85 10 6 / 30 / 18 85 10 6 / 30 / 18 85 10 6 / 30 / 30 6 / 30 / 30 / 30 / 30 / 30 | | H | | 9/ 705/9 | 84331 | 97.897 | 10,421.91 | |
| SILVERLAND USA INC | | | PEST CONT | 6/30/18 | 85078 | 50.00 | | |
| LOT USE FIREWORKS | | VERIAND USA INC | PEST GONTROL GH DEPOT | 6/30/18 | 85146 | 55.00 | 105.00 | |
| SLICK INDUSTRIES LLC DBA BUSINESS CARDS D MCPHERSN G/30/18 B4975 38.00 65 G/30/18 B4975 38.00 65 GEM GIN FOR VISIT CNTR G/30/18 B5147 GEM GIN FOR VISIT CNTR G/30/18 B5147 GFM GIN FOR VISIT CNTR G/30/18 B5163 CEM GIN FOR VISIT CNTR GEM | | | LOT USE FIREWORKS | 7/06/18 | 85159 | 1,000.00 | 1,000.00 | |
| SOUTHERN GLAZERS WINE & S CEM CIN FOR VISIT CNTR ST CO SCHOOL DISTRICT ST CO MATER SYSTEM BUSINES CARDS D MCPHERSN 6/30/18 85147 6/30/18 85147 6/30/18 85147 6/30/18 85147 6/30/18 85163 29,009.72 29,009 7/06/18 85114 33,683.27 33,683 | | | | | | | | |
| SOUTHERN GLAZERS WINE & S CEM GIN FOR VISIT CNTR 6/30/18 85147 825.40 ST CO SCHOOL DISTRICT PROPERTY TAX RECEIVED ST CO SENIOR CENTER (VC) QUARTERLY PROGRAM SUPPORT 7/06/18 85114 33,683.27 33,683 | | | | 6/30/18 | 85155 84975 | 38.00 | | |
| ST CO SCHOOL DISTRICT ST CO SCHOOL DISTRICT ST CO SENIOR CENTER (VC) ST CO WATER SYSTEM CEM GIN FOR VISIT CNTR 6/30/18 85147 400.32 1,225 6/30/18 85147 400.32 1,225 6/30/18 85163 29,009.72 29,009 7/06/18 85114 33,683.27 33,683 | | 48 | | | ł | | | |
| ST CO SCHOOL DISTRICT PROPERTY TAX RECEIVED ST CO SENIOR CENTER(VC) QUARTERLY PROGRAM SUPPORT 7/06/18 85114 33,683.27 33,683 | | | VISIT | 6/30/18 | 85147 | 825.40 | 1.225.72 | |
| PROPERTY TAX RECEIVED 6/30/18 85163 29,009.72 29,009 ST CO SENIOR CENTER(VC) QUARTERLY PROGRAM SUPPORT 7/06/18 85114 33,683.27 33,683 | | CO SCHOOL DISTRICT | | | | | | |
| ST CO WATER SYSTEM SYSTEM STATEM STATEM STATEM STATEM STATEM SYSTEM STATEM STAT | | (DV) SENTOR GENTRE (VC) | | 6/30/18 | 85163 | 29,009.72 | 29,009.72 | |
| | | | QUARTERLY PROGRAM SUPPORT | 7/06/18 | 85114 | 33,683.27 | 33,683.27 | |
| | | CO WATER SYSTEM | | | | | | |

| PB1315 07/05/18 | VENDOR |
|--------------------------|--------|
| Report No: Run Date : | CHECK |

| Page 9 | CHECK TOTAL | | | | 3,827.80 | 12,004.00 | 0 4 A A A A A A A A A A A A A A A A A A | 200.00 | 3,647.00 | 2.21 2,972.00 | 1,392.00 | 2,984.00 | |
|--|---------------------|---|--|--|--|---|---|-------------------|--|---------------------------------|---------------------|-------------------------------|--|
| | AMOUNT | 128.59 164.83 146.71 128.59 128.59 | 197.46 315.83 164.83 394.35 | 662.89 140.67 641.22 117.52 | 303.73 128.59 66.82 62.92 | 8,137.50 3,866.50 | 583.14 202.57 97.60 47.87 290.49 622.49 | 00 | 315.00 105.00 3,227.00 | 2.21 | 1,280.00 | \$12.00 2,430.00 42.00 | 2 679.15 2,127.41 2,253.34 377.45 2,233.31 1,962.50 |
| | TRANS# | 85011 85011 85011 85011 85011 | 85011 85011 85011 85011 | 85011 85011 85011 85011 | 85011 85011 85011 85011 | 85158 85157 | 85054 84993 84993 84993 84993 84993 | 84995 | 85148 85148 85148 | 85048 84978 | 85149 | 85150 85150 85150 | 85057 85057 85057 85057 85057 85057 |
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| STOREY COUNTY CHECK REGISTER 7/0 | # O/d | | | | | | co co | . | | | | | |
| SI | INVOICE DESCRIPTION | 171 BAYS | 10 S B | UNION ST | 372 S C DRIP SYSTEM | VC/GH REAPPRAISAL Q2 TRIC SPLITS & NEW CONST | ADMINISTRATIVE 1/2 SO BIZ 2/3 06/20-07/19 JAIL 06/20/18- 07/19/18 ADMIN FIRE 71 06/20/18-07/19/18 | | 6/14/18 - 6/30/18 | POOL THERMOM SCFD ADMIN-FLSA | 6/14/18 - 6/30/18 | | PW- REG 513 / DSL 420 PW REG 679 / DSL 87 PW REG 500/ DSL 330 VCH DSL 145 PW REG 500 / DSL 345 PW- REG 515 / DSL 200 |
| PB1315 07/05/18 | VENDOR | | | | | STAFFORD, MARK | STARZSTAR COMMUNICATIONS, | STEPHENS, VANESSA | SUN PEAK ENTERPRISES SUPERIOR POOL PRODUCTS | SUTTON HAGUE LAW CORP | THE DUBE' GROUP INC | THE TOMBSTONE COWBOYS | IHOMAS PEIKOBEUM LLC |
| Report No: PB1315 Run Date : 07/05/18 | CHECK NUMBER VI | | | | | | 92503 ST | | 92505 St 92506 St | 92507 SI | | | 11526 |

| Page | CHECK |
|---------------|---------------------|
| | AMOUNT |
| | TRANS# |
| Y 7/06/18 | DATE |
| STOREY COUNTY | # O/A |
| ino | INVOICE DESCRIPTION |
| o: PB1315 | VENDOR |
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| O) | : 07/05/18 | CHECK REGISTER | GISTER | 7/06/18 | | | N CHIL | |
|--------|---------------------------|---|--------|--------------------|----------------|-----------------|--------------|--|
| NUMBER | VENDOR | INVOICE DESCRIPTION | P/0 # | DATE | TRANS# | AMOUNT | TOTAL | |
| 92512 | ONT PATEO TOWN THE | VCH-DSL 118 | | 6/30/18 | 85057 | 305.70 | 11,938.38 | |
| 02512 | INTERDEDITE OF NEWAY II | | | 6/30/18 | 85186 | 12,903.00 | 12,903.00 | |
| 57576 | UNIFORMILI OF NEVADA LLC | | | 6/30/18 | 85082 | 241.93 | 241.93 | |
| 92514 | UNITED FINANCE INDUSTRIAL | GARNISHMENT DISBURSED | | 6/30/18 | 85079 | 18.79 | 18.79 | |
| 92515 | UNITEDHEALTHCARE INS CO | RETIREE DENTAL WATER RETIREE DENTAL FIRE | | 7/06/18 7/06/18 | 85056 85056 | 10.81 | 1,142.71 | |
| 92516 | | RENEWAL | | 7/06/18 | 85117 | 72.00 | 72.00 | |
| 92517 | US POSTOFFICE (VC) | 1/2 | | 7/06/18 | 85102 | 200.00 | 200.00 | |
| 92518 | UNITED STATES GEOLOGICAL | OTR BILL JT FUND AGRMT | | 6/30/18 | 84979 | 8,666.00 | 8,666.00 | |
| 67076 | VIRGINIA & IRUCABE KR CO | STEAM/CYN TRAINS 6/30&7/1 | | 6/30/18 | 85174 | 12,230.00 | | |
| | | | | 6/30/18 | 85151 | 3,476.00 | | |
| | | 6/14/18 -6/30/18 | | 6/30/18 | 85151 85151 | 348.00 | | |
| | | | | 6/30/18 6/30/18 | 85151 85151 | 88.00 400.00 | 20,650.00 | |
| 92520 | VIRGINIA CITY TOURS INC | TROLLEY SERVICE | | 6/30/18 | 85172 | 1,800.00 | | |
| | | 6/14/18 - 6/30/18 | | 6/30/18 6/30/18 | 85152 | 48.00 108.00 | 1,956.00 | |
| 92521 | VOTEC CORP | VEMACS LIC & TNSTALL | | 8/30/18 | 85187 | 10.663.00 | 10.663.00 | |
| 92522 | WASHOE CO CORONER | ACCIONACE EFFECT OF | | 01/06/0 | 0 0 | 00000 | 00.000 | |
| 92523 | WASHOE COUNTY, NEVADA | IKIFFBII 10A1COLOGI | | 01/06/9 | 0 0 | 01.70 | 01.702 | |
| 92524 | WATERS SEPTIC TANK SV DBA | A TESTING | | 6/30/18 | 85164 | 363.00 | 363.00 | |
| 92525 | WESTERN ENVIRONMENTAL LAB | GH SEPTIC- 3000 GALS | | 6/30/18 | 85058 | 740.00 | 740.00 | |
| 00000 | WILL AMAN CARBIEL | HAAS, TTHM | | 6/30/18 | 85060 | 865.00 | 865.00 | |
| 07076 | WILLIAMEN, GABRIEL | TK INSPECTIONS & MAINT. TRACK EQUIP RENTAL | | 6/30/18 6/30/18 | 85171 85171 | 8,520.00 | 10,720.00 | |
| 92527 | WONDERLEY, LAREMY | WONDERLEY FIREARM | | 6/30/18 | 85081 | 400.00 | 400.00 | |
| 92528 | ZACH LYON CREATIVE, INC | BEACONS | | 7/06/18 | 85131 | 1,000.00 | 1,000.00 | |
| | | | | | | CHECKS TOTAL | 1,006,845.17 | |



Meeting date: August 7, 2018

Storey County Board of County Commissioners Agenda Action Report

Estimate of time required: 0-5 mins

| Agenda: Consent [X] Regular ag | enda [] Pub | lic hearing required [] |
|--|---|---|
| 1. Title: For Possible Action – Ap Secured Tax Roll for Exem | | ssor's Recommended Corrections to 2018-19 |
| 2. Recommended motion: Appro | val | |
| 3. Prepared by: Tobi Whitten | | |
| Department: Assessor's Office | ; | Telephone: 847-0961 |
| certain criteria. Exemption before June 15 th of each fis cause a delay and, as a resu the Assessor's Office feels exemption application or recausing the exemption to no | applications a cal year, but of lt, an exempt that the taxpa mewal by the pt be applied ation of the Bo | erty tax exemptions to individuals who meet and renewals are typically due to our office on or circumstances beyond a taxpayer's control may ion not being applied to the tax bill. In cases where yer could not have reasonably filed their deadline, or if there is an unforeseeable error correctly, the tax bill may be amended by the pard and a new tax bill or a refund be mailed to the effect with adjusted assessed values. |
| 6. Fiscal impact: Unknown | | |
| Funds Available: | Fund: | Comptroller |
| 7. Legal review required: | Distr | ict Attorney |
| B. Reviewed by: Department Head | Dep | partment Name: Assessor's Office |
| County Manager | Oth | er agency review: |
| P. Board action: [] Approved [] Denied | | proved with Modifications ntinued Agenda Item No. 6 |



STOREY COUNTY COURTHOUSE 26 South B Street P.O. Box 494 Virginia City, NV 89440

(775) 847-0961 Phone (775) 847-0904 Fax Assessor@StoreyCounty.org

June 30, 2018

Memo to: Storey County Commissioners

Re: Corrections for Exemptions

The owners of the properties listed below should have had a personal exemption applied to their property for the 2018-19 tax year. For various reasons, the taxpayer was either unaware of their eligibility for the exemption, an unforeseen situation prevented them from timely filing, a clerical error occurred, or the exemption renewals or percentage changes were not received and processed by our office before the close of the 2018-19 re-opened secured roll. Therefore, we were unable to apply or adjust the exemptions prior to the printing of their tax bill. The adjusted net assessed values and the net assessed value overrides should be:

| <u>apn</u> | Current Net Assessed | Exemption Amount | Exemption NRS | Adjusted Net Assessed | PYGAV Override | Tax Cao % | **New** Assessed Yelue | Current Year Net Assessed Value Override |
|------------|----------------------|------------------|---------------|--------------------------|----------------|-----------|---------------------------|--|
| 3-393-10 | 174,831 | 2,700 " | 361.090 | 172,131 | 148,722 | 3.0% | | 150,464 |
| 3-547-10 | 48,843 | 27,000 | 361.091-A | 21,843 | 27, 163 | 3.0% | | 978 |
| 3-552-16 | 12,970 | 2,700 🖣 | 361.090 | 10,270 | 10,739 | 3.0% | | 8,361 |
| 3-551-11 | 28,159 | 2,700 " | 361.090 | 25,459 | 18,445 | 3.0% | | 16,298 |
| 1-264-11 | 66,099 | 27,000 | 361.091-A | 39,099 | 47,215 | 3.0% | | 21,631 |
| 4-041-29 | 36,691 | 2,700 * | 361.090 | 33,991 | 22,957 | 4.2% | | 21,221 |
| 1-034-06 | 50,709 | 2,700 | 361.090 | 48,009 | 44,053 | 3.0% | | 42,675 |
| 1-091-01 | 20,889 | 1,350 | 361.080 | 19,539 | 19, 260 | 3.0% | | 18,488 |
| 3-301-04 | 21,149 | 1,350 * | 361.080 | 19,799 | 21,096 | 3.0% | | 19,799 |
| 3-182-01 | 50,439 | 27,000 | 361.091-A | 23,439 | 63,374 | 3.0% | 2,679 | 40,954 **Adjust for % |
| | | | | *^- | | | L. J. D | Dell - standard and |

*Override amount does not include Personal Property Bill attachment

Please approve these corrections, and advise the Treasurer to make the changes and send a new tax bill or refund as necessary.

>ALANO

lana Seddor

Thank You.

Storey County Assessor



Storey County Board of County Commissioners Agenda Action Report

| Meeting date: 8-7-2018 | Estimate of time required: 5-10 min | | | | | | |
|--|--|--|--|--|--|--|--|
| Agenda: Consent [X] Regular agenda [| Public hearing required [] | | | | | | |
| Title: Review and possibly appoint San appraise four properties located in | nuel K. Ward Real Estate Appraisers & Consultants to n the vicinity of the Virginia City Fairgrounds area. | | | | | | |
| 2. Recommended motion: To approve the appointment of Sappraise four properties located in | amuel K. Ward Real Estate Appraisers & Consultants to n the vicinity of the Virginia City Fairgrounds area. | | | | | | |
| 3. Prepared by: Deny Dotson | | | | | | | |
| Department: VCTC | Telephone: 775-847-7500 | | | | | | |
| Storey County to determine the faceach property to Storey County. | The appraisal is being prepared for use by the Virginia City Tourism Commission and Storey County to determine the fair market value of each property in negotiating the sale of | | | | | | |
| 5. Supporting materials: attached | | | | | | | |
| 6. Fiscal impact: | | | | | | | |
| Funds Available: YES F | Fund: VCTC (Capital Expense) Comptroller | | | | | | |
| 7. Legal review required: Yes | District Attorney | | | | | | |
| 8. Reviewed by : _X_ Department Head | Department Name: VCTC | | | | | | |
| County Manager | Other agency review: | | | | | | |
| 9. Board action: [] Approved [] [] Denied [] | Approved with Modifications Continued | | | | | | |

MARK ALAN CHARLTON STORAGE .17-ACRE SITE LOCATED ON THE SOUTH SIDE OF PAGE STREET BETWEEN H & I STREETS VIRGINIA CITY FAIRGROUNDS AREA VIRGINIA CITY, NV

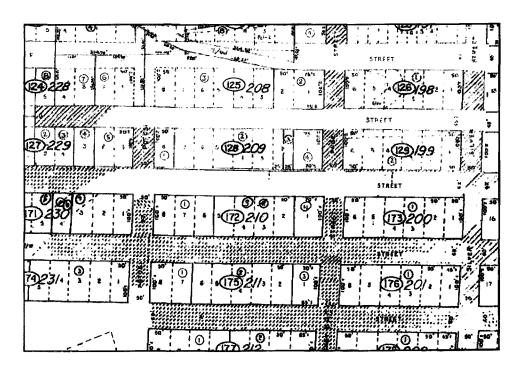
PROPERTY IDENTIFICATION

Address and Location - The site is located on the south side of Page Street between H and I streets in the southeast quadrant of Virginia City in an industrial area currently used as the Virginia City Fairgrounds and Events Center because of its level terrain.

Legal Description - A complete legal description was not available to the appraiser. The site may briefly be described as Lots 1 Block 210, Range H, Virginia City, Nevada. The parcel is also listed by the Storey County Assessor as Assessor's Parcel Number (APN) 001-172-04.

Owner of Record - Mark Alan Charlton

Ownership History - The property has been under the same ownership for over 10 years and to the knowledge of the appraiser it has never been offered for sale since it was last purchased.



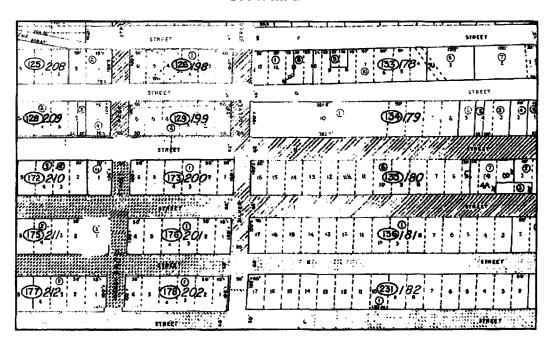
VIRGINIA CITY HOLDINGS 4.54-ACRE SITE LOCATED BETWEEN H & K STREETS & SILVER STREET VIRGINIA CITY FAIRGROUNDS AREA VIRGINIA CITY, NV PROPERTY IDENTIFICATION

Address and Location - The subject property consists of four non-contiguous parcels located on both sides of I Street between Page Street and Flowery Street in the southeast quadrant of Virginia City in an industrial area currently used as the Virginia City Fairgrounds and Events Center because of its level terrain. The undeveloped streets in the old plat of Virginia City separate the sites but these right of ways probably would be abandoned if the sites were developed as one parcel.

Legal Description - A complete legal description was not available to the appraiser. The sites may briefly be described as Lots 6-16 and the south half of Lot 5 Block 180; Lots 3 - 17 Block 182; Lots 1 - 6 Block 200, and Lots 1 - 6 Block 200, Range H, Virginia City, Nevada. The parcels are also listed by the Storey County Assessor as Assessor's Parcel Numbers (APNs) 001-135-06; 001-136-01; 001-173-01 and 001-176-01

Owner of Record - Virginia City Holdings, LLC

Ownership History - The property has been under the same ownership for over 10 years and to the knowledge of the appraiser it has never been offered for sale since it was last purchased.



VIRGINIA CITY HOLDINGS .34-ACRE SITE LOCATED BETWEEN H & I STREETS AND POTOSI AND PAGE STREETS VIRGINIA CITY FAIRGROUNDS AREA VIRGINIA CITY, NV

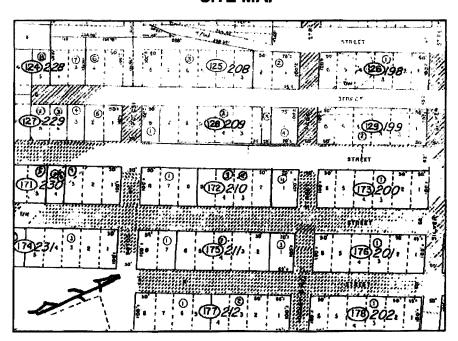
PROPERTY IDENTIFICATION

Address and Location - The subject site is a rectangular parcel located on the north side of Potosi Street between H Street and I Street in the southeast quadrant of Virginia City in an industrial area currently used as the Virginia City Fairgrounds and Events Center because of its level terrain.

Legal Description - A complete legal description was not available to the appraiser. The site may briefly be described as Lots 6, 7 and 8 Block 210, Range H, Virginia City, Nevada. The parcel is also listed by the Storey County Assessor as Assessor's Parcel Number (APN) 001-172-01.

Owner of Record - Virginia City Ventures, Inc.

Ownership History - The property has been under the same ownership for over 10 years and to the knowledge of the appraiser it has never been offered for sale since it was last purchased.



RICHARD CORRELL .46-ACRE STORAGE WAREHOUSE PROPERTY LOCATED BETWEEN H & I STREETS AND BETWEEN POTOSI AND PAGE STREETS VIRGINIA CITY FAIRGROUNDS AREA VIRGINIA CITY, NV

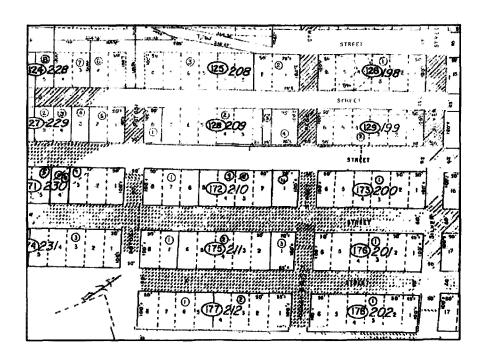
PROPERTY IDENTIFICATION

Address and Location - The subject property is located between H and I streets in the southeast quadrant of Virginia City in an industrial area currently used as the Virginia City Fairgrounds and Events Center because of its level terrain.

Legal Description - A complete legal description was not available to the appraiser. The site may briefly be described as Lots 2, 3, 4 and 5 Block 210, Range H, Virginia City, Nevada. The parcel is also listed by the Storey County Assessor as Assessor's Parcel Number (APN) 001-172-03.

Owner of Record - Richard S. Correll

Ownership History - The property has been under the same ownership for over 10 years and to the knowledge of the appraiser it has never been offered for sale since it was last purchased.





Storey County Board of County Commissioners Agenda Action Report

| Meeting date: 8-7-18 | Estimate of time required: 0 - 5 |
|--|---|
| Agenda: Consent [X] Regular agenda [] | Public hearing required [] |
| 1. Title: Business License First Readings | Approval |
| | (if approved as part of the Consent Agenda) I move to ed from consent agenda by request). |
| 3. Prepared by: Melissa Field | |
| Department: Community Development | <u>Telephone:</u> 847-0966 |
| | nitted business license applications are normally he applications are then submitted at the next val. |
| 5. Supporting materials: See attached A | genda Letter |
| 6. Fiscal impact: | |
| Funds Available: Funds | nd: Comptroller |
| 7. <u>Legal review required:</u> | District Attomey |
| 8. Reviewed by Department Head | Department Name: |
| County Manager | Other agency review: |
| 9. Board action: [] Approved [] [] Denied [] | Approved with Modifications Continued |

Agenda Item No. 6

Storey County Community Development

Business Licensing

P O Box 526 • Virginia City NV 89440 • (775) 847-0966 • Fax (775) 847-0935 •mfield@storeycounty.org

To: Vanessa Stephens, Clerk's Office

July 26, 2018

Via email

Pat Whitten, County Manager

Fr: Melissa Field

Please add the following item(s) to the August 7, 2018, COMMISSIONERS Consent Agenda:

LICENSING BOARD

FIRST READINGS:

- A. INTEGRATED MANUFACTORING & SUPPYLY Contractor / 620 Orvis Ave ~ San Jose, CA
- B. AKAZAWA MACHINE CO., LTD General / 2-10-6 Tohgo Dohri ~ Osaka, JP
- C. EVOQUA WATER TECHNOLOGIES, LLC General / 210 Sixth Ave ~ Pittsburgh, PA
- D. PETERSEN DEAN INC Contractor / 39300 Civic Center Dr ~ Freemont, CA
- E. DANIEL W. PHETTEPLACE, DBA: THE ELECTRCIAN Contractor / 1275 Kleppe ~ Sparks, NV
- F. GAEA GLOBAL TECHNOLOGIES, INC General / 317 Whitcliff Ct ~ San Ramon, CA
- G. ASPEN DEVELOPERS CORP Contractor / 2340 E. 5th St ~ Reno, NV
- H. CUMMINS INC General / 390 Intercresent St ~ Broomfield, Co
- I. AEGIS ENGINEERING AND MNGMNT GROUP General / 18601 LBJ Fwy ~ Mesquite, TX
- J. NORMAN S. WRIGHT MECH, EQUIP Contractor / 99A South Hill Dr ~ Brisbane, CA
- K. BERIAH VETTER, DBA: VETTER WERKS Home / 131 Elizabeth Ln ~ Dayton, NV
- L. FUKAMI MANUFACTURING CO General / 1121-1 Yamada ~ Gifu, JP
- M. FARR WEST ENGINEERING General / 5510 Longley Lane ~ Reno, NV
- N. ZION BUILDERS INC Contractor / 1170 Marietta Way ~ Sparks, NV
- O. JOLT ELECTRIC LLC Contractor / 152 Pebble Dr ~ Dayton, NV
- P. USA SCALES, INC General / 5401 Byron Hot Springs Rd ~ Byron, CA
- Q. SUPERIOR TANK CO Contractor / 9500 Lucas Ranch Rd ~ Bakersfield, CA
- R. STEVEN GREEN Home / 5438 Comstock Rd ~ Placerville, CA
- S. MAYA'S SOUTH INDIAN CUISINE General / 9655 Frankwood Dr ~ Reno, NV
- T. AMIAD USA, INC General / 120 Talbot Road ~ Mooresville, NC
- U. AI SYSTEMS CO, LTD General / 11-18 Motomachi ~ Osaka, JP
- V. WTR ELECTRIC INC Contractor / 6005 Hockberry ~ Reno, NV
- W. COMINIX U.S.A. INC General / 990 Hammond Dr ~ Atlanta, GA
- X. HOLDIAY ENTERPRISES Home / 2331 Empire Rd ~ Reno, NV
- Y. WELSCO DRILLING CORP Contractor / 2510 Beasley Dr ~ Fallon, NV
- Z. POGGEMEYER DESIGN GROUP INC General / 6960 Smoke Ranch Rd ~ Las Vegas, NV

Ec: Community Development Commissioners' Office

Planning Department Comptroller's Office Sheriff's Office



Storey County Board of County Commissioners Agenda Action Report

| Meeting date: August 7, 2018 | Estimate of time required: 45 min. |
|--|--|
| Agenda: Consent [] Regular agenda [X] | Public hearing required [] |
| | val of a presentation and overview of the proposed for a special assessment district and tax increment area ies in the Tahoe-Reno Industrial Center. |
| overview of the proposed economic develo | ner (name), move to approve the presentation and opment financing proposal for a special assessment tent pipeline for certain properties in the Tahoe-Reno |
| 3. Prepared by: Pat Whitten | |
| Department: Commissioner's Office | <u>Telephone</u> : 847-0968 |
| 4. Staff summary: Please see Page 2 | |
| | Overview Presentation evelopment Financing Proposal – 2018 |
| 6. <u>Fiscal impact</u> : Yes | |
| Funds Available: Future Increment Comptroller | al State and County Revenue Fund: Various |
| 7. <u>Legal review required</u> : Yes | District Attorney |
| 8. <u>Reviewed by</u> : | |
| Department Head | Department Name: Commissioner's Office |
| County Manager | Other agency review: |
| 9. Board action: [] Approved [] [] Denied [] | Approved with Modifications Continued Agenda Item No. |

4. Staff Summary:

During the past year, much work has been done on the Northern Nevada Regional Economic Development Project often referred to as the "Pipeline" Project or the "Effluent Importation" Project or similarly associated names. While much has changed, mostly related to financing structure, during the interlude, the primary objectives remain focused on the potential massive fiscal benefits to citizens and corporate entities residing within the jurisdictions of the Cities of Reno & Sparks; Storey & Washoe Counties as well as their associated residents and corporate citizens served by the Truckee Meadows Waste-Water Reclamation Authority and the Tahoe-Reno General Improvement District and also rippling far beyond on a regional and statewide basis. At the Commission meeting to be held on August 7, 2018, there will be 3 items related to this project, to be considered after public input as to how Storey County chooses to participate. Those include establishing a Special Assessment District (SAD) used to generate bond payments for the "offsite" portion of the project using previously established guidelines. The SAD would eventually be partnered with a more narrowly defined Tax Increment Area (TIA) used to reimburse, in part or in whole, those companies paying the Special Assessments. Beginning with our August 7th meeting, there are a number of steps Storey County needs to perform if this project is to move forward. Specifically those are:

- Review and consider our desire to participate in this regionally cooperative project
- Consider and possibly approve two separate and non-binding resolutions to forward this
 project to the next requisite steps of obtaining potential approvals from the Nevada
 Governor's Office of Economic Development (GOED) as well as the Nevada Legislative
 Interim Finance Committee (IFC).

Both recommended outcomes are non-binding as to the specific steps and more importantly, the potential fiscal obligations, both positive and negative, to Storey County. More simply stated, staff recommends the potential actions to be considered today as procedural steps with deeper consideration to occur subsequent to possible approval by GOED and IFC. If approved, staff believes the outcome will be limited to simply forwarding our application of "interest in participating" to both GOED and IFC. Should the Commission concur, staff will prepare to present and testify to both GOED and IFC in order to further our potential interest, as determined by the Board. Of particular note, any potential involvement by Storey County would be limited to participating in financing improvements outside any privately owned property. More simply stated, we might consider this as building a "road" (aka pipe) to a project, but we would not participate in building nor funding any portion of the project other than the pipeline itself. This will be presented as both "off-site", where we might participate, and "on-site" components, which we would not participate in. Presentations will be coordinated thru Storey County's Financial Advisor, Marty Johnson, with JNA Consultants, who is contracted by us but reimbursed by the project proponents under a previously executed agreement. Additionally, our bond counsel, Kendra Follet with Sherman Howard, as approved by our District Attorney's Office and also with expenses reimbursed by the project proponents will be present to testify as needed. Additionally, staff from Applied Analysis, who has prepared the requisite applications to GOED will be in attendance to present and answer questions, as well as a limited number of participants representing the marquee companies that might potentially participate and commit to making this project a reality. Although all most likely will not be available to testify due to scheduling conflicts, those include Tesla, Google, Blockchains, Switch, Reno Land and Emerald Lakes. Staff recommends approval of the 3 fiscally non-binding steps necessary to further this process.



TRIC Effluent Pipeline Presentation

August 2018



Prepared by
JNA Consulting Group, LLC



Proposed Project

- ➤ Developer proposes to fund the offsite effluent pipeline with bonds issued by Storey County paid from assessments on their parcels (Special Assessment District or SAD)
- Onsite distribution and treatment facilities will be privately financed by the developer
- ➤ The County would also form a Tax Increment Area (TIA) to reimburse parcel owners for the assessment payments they make.



Assessment Districts

- ➤ Allowed under NRS 271
- Assessments are liens on property co-equal to property taxes
- Nonpayment of assessment would lead to foreclosure proceedings
- Assessments are billed and collected semiannually
- ➤ Interest rate on assessments is 1% higher than the highest rate on the bonds
- Assessments can be levied for a term of up to 30 years
- ➤ Value of property with project complete must be at least 3.5x's the assessment





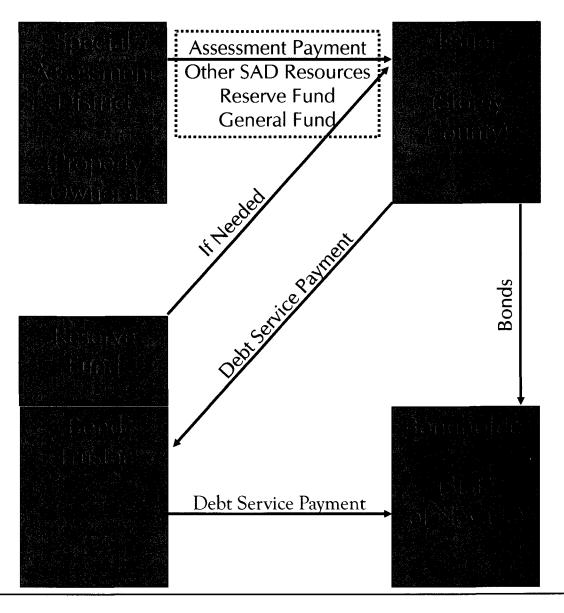
Proposed Bonds

- Bonds would be issued by Storey County and purchased by the State of Nevada
- State's interest rate is passed through to the County's bonds
- ➤ The bonds are paid from:
 - > Assessment payments
 - Other resources within SAD
 - ➤ Reserve Fund
 - ➤ Uncommitted portion of County General Fund (6/30/19 estimate -\$2,800,000)
- Maximum term is 30 years (guidelines state 20 years but developer has requested 25 years)





SAD Flowchart







Foreclosure

Delinquency and Foreclosure Procedures

| Semi-Annual Assessment Bill | Mailed approximately 60 days |
|-----------------------------|------------------------------|
| (e.g. due 6/1) | prior to due date |

- First Delinquent Bill (mailed Mailed approximately 4 days after 6/5) semi-annual due date
- County Commissioners (within 60 days)Adoption for Foreclosure Resolution
- Second Delinquent Bill Mailed certified including First (mailed 7/1)
 Demand Letter
- Third Delinquent Bill (mailed 8/1)
 Mailed certified including Second Demand Letter
- Lot Books (performed 8/1)

 Lot book (title search) is done on each delinquent parcel in order to identify all lien holders to notice
- Notice of Sale (mailed 1st week of September)
 Mailed certified to all recorded parties with an interest, 3 weekly publications prior to sale in local paper
- Foreclosure Sale: September

 Buyer pays off assessment in full and receives certificate. Buyer can take title to property if the certificate is not redeemed within

the statutory time limit.





Sample Cash Flow

| | Incoming Assessment Payments | | | Outogo | | | |
|-------------|-------------------------------------|-----------------|------------|------------------|------------|--------------|-----------|
| | | | | | | | Net |
| <u>Year</u> | Principal | Interest | Total | <u>Principal</u> | Interest | <u>Total</u> | Cash Flow |
| 1 | 951,460 | 2,100,000 | 3,051,460 | 1,060,000 | 1,750,000 | 2,810,000 | 241,460 |
| 2 | 1,008,547 | 2,042,912 | 3,051,459 | 1,110,000 | 1,697,000 | 2,807,000 | 244,459 |
| 3 | 1,069,060 | 1,982,400 | 3,051,460 | 1,165,000 | 1,641,500 | 2,806,500 | 244,960 |
| 4 | 1,133,204 | 1,918,256 | 3,051,460 | 1,225,000 | 1,583,250 | 2,808,250 | 243,210 |
| 5 | 1,201,196 | 1,850,264 | 3,051,460 | 1,285,000 | 1,522,000 | 2,807,000 | 244,460 |
| 6 | 1,273,267 | 1,778,192 | 3,051,459 | 1,350,000 | 1,457,750 | 2,807,750 | 243,709 |
| 7 | 1,349,663 | 1,701,796 | 3,051,459 | 1,420,000 | 1,390,250 | 2,810,250 | 241,209 |
| 8 | 1,430,643 | 1,620,816 | 3,051,459 | 1,490,000 | 1,319,250 | 2,809,250 | 242,209 |
| 9 | 1,516,482 | 1,534,978 | 3,051,460 | 1,565,000 | 1,244,750 | 2,809,750 | 241,710 |
| 10 | 1,607,471 | 1,443,989 | 3,051,460 | 1,645,000 | 1,166,500 | 2,811,500 | 239,960 |
| 11 | 1,703,919 | 1,347,540 | 3,051,459 | 1,725,000 | 1,084,250 | 2,809,250 | 242,209 |
| 12 | 1,806,154 | 1,245,305 | 3,051,459 | 1,810,000 | 998,000 | 2,808,000 | 243,459 |
| 13 | 1,914,523 | 1,136,936 | 3,051,459 | 1,900,000 | 907,500 | 2,807,500 | 243,959 |
| 14 | 2,029,395 | 1,022,065 | 3,051,460 | 1,995,000 | 812,500 | 2,807,500 | 243,960 |
| 15 | 2,151,159 | 900,301 | 3,051,460 | 2,095,000 | 712,750 | 2,807,750 | 243,710 |
| 16 | 2,280,228 | <i>77</i> 1,231 | 3,051,459 | 2,200,000 | 608,000 | 2,808,000 | 243,459 |
| 1 <i>7</i> | 2,417,042 | 634,418 | 3,051,460 | 2,310,000 | 498,000 | 2,808,000 | 243,460 |
| 18 | 2,562,064 | 489,395 | 3,051,459 | 2,425,000 | 382,500 | 2,807,500 | 243,959 |
| 19 | 2,715,788 | 335,671 | 3,051,459 | 2,550,000 | 261,250 | 2,811,250 | 240,209 |
| 20 | 2,878,735 | 172,724 | 3,051,459 | 2,675,000 | 133,750 | 2,808,750 | 242,709 |
| | 35,000,000 | 26,029,189 | 61,029,189 | 35,000,000 | 21,170,750 | 56,170,750 | 4,858,439 |

- > Assumes bond interest rate of 5% and 6% for assessments
- ➤ Net Cash Flow can be used for administrative expenses and/or maintained as additional resources for bond repayment
- > Excludes interest earnings on various funds





Tax Increment Area

- ➤ The TIA would be formed solely to reimburse parcel owners for their assessment payments
- Current revenue distribution stays in place – only future, incremental revenues are diverted
- > Revenues included are:
 - ➤ Property taxes
 - ➤ Modified Business Taxes
 - ➤ Sales Tax



Future Commission Action

If the project is approved to proceed the following items would be on future agendas for consideration:

- ➤ 8/21 TIA Resolution for the provisional order
- ➤ 9/4 SAD Creation Ordinance, Financing Agreement and Interlocal Agreement
- ➤ 9/18 SAD Creation Ordinance
- ➤ 10/2 TIA Creation Ordinance and SAD Bond Ordinance
- ➤ 10/16 TIA Creation Ordinance and SAD Bond Ordinance





2018

ECONOMIC DEVELOPMENT FINANCING PROPOSAL

Tahoe Reno Industrial Center Effluent Water Pipeline

Preliminary Draft | For Discussion Purposes Only

Special Note: This Economic Development Financing Proposal has been prepared in a manner consistent with preliminary guidance provided by Governor's Office of Economic Development ("GOED"). Storey County, TRI General Improvement District, its partners and contractors would like to express thanks to GOED and other state and local government representatives, without whom, this proposal could not be have been completed.

Application requirements and project financing estimates have been completed to the best of our knowledge and ability as of the date of this submittal. This having been said, we are mindful that this proposal is part of a process, and we reserve the right to amend or modify this proposal should GOED determine that such revisions are necessary and appropriate to ensure that the state and all interested parties have the information necessary to consider, and potentially approve, this proposal.

This document includes forward-looking statements. While the underlying analyses rely on best available information at the time of submittal, the future remains uncertain and can be influenced by any number of local, regional, national and international factors. These limitations and others cited throughout this application should be carefully considered by all reviewers.

Economic Development Financing ProposalTahoe Reno Industrial Center Effluent Water Pipeline



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Section 1: Executive Summary

1.01: GOED Infrastructure Project & Process Overview

1.01(a): Project Overview

The Tahoe Reno Industrial Center ("TRIC" or "TRI Center") is a significant business park located within Storey County in the northern portion of the state of Nevada. The park itself has approximately 12,700 acres of development property within its industrial complex. TRIC is conveniently located approximately nine miles east of the Reno-Sparks area along Interstate-80. TRI Center is accessible by both highway and rail, and the Reno-Tahoe International Airport is a relatively modest drive from the center. The project has been seeded with major investments by a number of firms ranging from some of the most technologically advanced companies in the world to large-scale manufacturing, distribution and online retailers.

TRIC is home to Tesla, Inc.'s Gigafactory 1,¹ which broke ground in June 2014, and Tesla manufactures vehicle products and energy storage products at this facility. TRI Center is also home to Switch, a globally recognized leader in future-proof data center design, superscale cloud, unparalleled telecom gateways and energy sustainability. The Switch campus, also known as The Citadel Campus, is designed for up to 7.2 million square feet of data center space and up to 650 megawatts of power. The 2,000-acre campus is located near the Tesla Gigafactory and is powered by 100-percent renewable energy. In addition to the investments that have already been made, other participants of the project have acquired land and are exploring future development opportunities. Google, a wholly-owned subsidiary of Alphabet, Inc., is a world leader in technology. Google has acquired significant land at TRIC and is studying opportunities to develop its property in the future. Blockchains, LLC, a technology company that recently became the largest landowner at TRIC, intends on developing significant operating facilities within the park to showcase the vast capabilities of blockchain technology. Reno Land is a development company focused primarily on commercial development activity at TRI Center. Finally, Emerald City Empire, LLC is a development company with potential plans for a retail and business park located within TRI Center.

In addition to major anchor tenants noted above, existing and future tenants within TRIC require a stable, predictable and sustainable operating environment. A key element of the required infrastructure includes non-potable water for operations. Large amounts of non-potable water for industrial uses ("Process Water") are needed at TRIC.

To meet the needs of users within TRI Center, the developers have implemented a multi-faceted approach to address overall water demand within the project. Notably, TRIC is located ±13 miles downriver from the Truckee Meadows Water Reclamation Facility ("TMWRF"), which is owned by the City of Reno and the City of Sparks ("the Cities") and provides centralized wastewater treatment for residents of Truckee Meadows. To meet National Pollutant Discharge Elimination System standards, TMWRF must achieve a complex balance between treatment plant processes, effluent reuse, water rights requirements, Truckee River water quality standards and numerous other interrelated, regional water management objectives.

Given the strategic positioning of TRI Center relative to the TMWRF and the needs of TRIC's tenants, the objective of this financing proposal is to develop a ±13-mile effluent water pipeline from TMWRF to TRIC, as well as a number of storage, advanced treatment and transmission components at TRIC. The entire project will be known as the "Effluent Project"; the pipeline from TMWRF to TRIC as the "off-site Effluent Project" and the on-site improvements as the "on-site Effluent Project". Only the off-site Effluent Project will be considered for financing as part of an Economic Development Financing Proposal ("EDFP").²

¹ Tesla, Inc. is referred to in this document as "Tesla".

² Note, Tesla is identified as the "Qualified Project" pursuant to NRS 360.940 for purposes of this EDFP.

Tahoe Reno Industrial Center Effluent Water Pipeline



Increased availability of Process Water at TRI Center from the Effluent Project is expected to resolve short and long-term load and capacity issues for TMWRF, improve water quality in the Truckee River and facilitate continued major future economic development benefitting all of northern Nevada, including the neighboring cities.

It is also worth noting that the TRI General Improvement District ("TRIGID") is a general improvement district and political subdivision of the State of Nevada created by Storey County pursuant to Nevada Revised Statutes "NRS" Chapter 318 to provide water and sewer service to TRI Center customers. It currently provides service to 91 industrial and commercial properties and 276 service connections. Like similar government entities providing community services, TRIGID does not make a profit, but it does currently cover its expenses with revenues generated from TRIGID customer usage fees. TRIGID does not, and will not as a result of the Effluent Project, discharge treated effluent water in the Truckee River, significantly enhancing TMWRF's ability to meet total maximum daily loading discharge standards. TRI Center expects that the demand for Process Water will increase substantially as Tesla, Switch, Google, Blockchains and other TRIGID customers complete construction and operate their respective facilities.

TRIGID currently holds water rights for use as Process Water (Truckee River water rights, groundwater rights and effluent from the TRIGID wastewater treatment plant). These sources are sufficient to supply Process Water until the Effluent Project is completed and operational. The addition of TMWRF effluent water to the TRIGID Process Water system will enable future economic development opportunities for northern Nevada by companies requiring Process Water.

TRIGID is expected to operate and maintain, at its expense, the Effluent Project. Neither the Cities nor Storey County shall bear any responsibility for any costs to operate or maintain TRIGID facilities. Compliance with all applicable laws and regulations governing the use of treated effluent and all required reporting of such usage shall be the sole responsibility of TRIGID.

The plan of finance for the off-site improvements involves the issuance of debt, as permitted by Senate Bill 1 ("SB1") of the 2015 Special Session of the Nevada Legislature (NRS 360.981 to NRS 360.992). The request is straightforward. Selected landowners agree to self-assess the cost of the off-site Effluent Project by way of a special assessment district ("SAD") to support approximately \$35 million in bonds for the development of the off-site Effluent Project. The SAD bonds will be sourced to infrastructure bonding capacity allocated to the Governor's Office of Economic Development ("GOED") for economic development purposes. The \$35 million off-site Effluent Project bond financing is also expected to comply with Storey County's SAD guidelines (as approved at the February 6, 2018 County Commission meeting). In addition to the financing of the off-site Effluent Project, Storey County will create a tax increment area pursuant to Senate Bill 442 ("SB442") of the 2017 Session of the Nevada Legislature that will allow for a cumulative reimbursement up to an amount equivalent to the debt service, including principal and interest, of the off-site Effluent Project SAD financing.

In addition to the off-site Effluent Project, the SAD participants intend to privately finance (either directly or through a third-party) the on-site Effluent Project. The on-site Effluent Project is expected to be segmented into two individual phases. The first phase focuses on common infrastructure shared among the SAD participants, and it will include water transmission and storage infrastructure, including wells and a reservoir. This first phase of the on-site Effluent Project is estimated to cost approximately \$30 million. In addition to this phase of the project, selected water users require more advanced water treatment to generate water suitable for use in their operations. This second phase of the on-site Effluent Project is estimated to cost between \$35 million and \$85 million, depending on the number of participants, the technology employed and the costs associated with a potential third-party operator of these facilities. The combined cost of the total Effluent Project is expected to range from \$100 million to \$150 million.

Tahoe Reno Industrial Center Effluent Water Pipeline



The following provides a summary of the total capital requirements for the Effluent Project.

| Phase | Description | Estimated Cost | Source of Financing |
|--------------------------------------|--|-------------------------------------|---|
| Off-site Effluent Project | ±13-mile pipeline to TRIC | ±\$35 Million | SAD bonds through GOED's infrastructure bonding capacity |
| On-site Effluent Project: Phase 1 | Common infrastructure shared among SAD participants (water transmission and storage infrastructure, including wells and reservoir) | ±\$30 Million | Private financing sourced to SAD participants or third-party (responsibility of SAD participants) |
| On-site Effluent Project: Phase 2 | Advanced water treatment facilities to the meet the specifications of selected SAD participants | ±\$35 Million to ±\$85 Million | Private financing sourced to selected SAD participants or third-party (responsibility of selected SAD participants) |
| Total Effluent Project | | ±\$100 Million to ±\$150 Million | |

1.01(b): EDFP Process

The EDFP Process is outlined in sections 19-29 of SB1 of the 2015 Special Session of the Nevada Legislature and amended by SB442 of the 2017 Regular Session of the Nevada Legislature.

1.01(c): EDFP date received

GOED received an initial EDFP on June 30, 2017 ("Initial EDFP"). Since then, selected project and financing elements have been modified and this EDFP reflects the most recent project structure. Assuming the process moves forward as planned, Storey County is expected to consider (and possibly approve) the EDFP on August 6, 2018 and direct staff to submit to GOED in advance of a possible August 14, 2018 special meeting of the GOED board of directors for review (and possible approval). Note, a draft of the EDFP document (subject to Storey County's review and feedback) is expected to be provided in advance for review by GOED staff.

1.01(d): EDFP date completed

This EDFP will be deemed complete if, and when, approved by the Governor's Office of Economic Development.

1.01(e): State Treasurer's determination of debt capacity

To be determined by GOED and State Treasurer.

1.01(f): Review period start date

The review period of the Initial EDFP began in mid-2017. Additional review is expected to begin upon receipt of the revised EDFP draft.

Tahoe Reno Industrial Center Effluent Water Pipeline



1.01(g): Review period expiration date

Intentionally left blank.

1.02: Legal Authority

1.02(a): GOED Authority

The Governor's Office of Economic Development is granted authority to approve an EDFP pursuant to SB1 of the 2015 Special Session of the Nevada Legislature.³ The State Board of Finance is granted authority issue bonds for certain infrastructure projects.

1.02(b): Constitutional Authority

Article 9, Section 3 of the Constitution of the State of Nevada permits the state to contract public debts, given those debts are authorized by law for some purpose to be distinctly specified.

1.02(c): Applicable Nevada Revised Statutes

NRS 271, NRS 278C (as amended by SB442), NRS 349, NRS 350, NRS 360.

1.03: EDFP Applicant

1.03(a): EDFP Applicant

1.03(a)(i): Project Team

The infrastructure project team consists of Storey County, TRIGID, Farr West Engineering, Tesla, Switch, Google, Blockchains, Reno Land, and Emerald City Empire, LLC.

Storey County

Created in 1861, Storey County is a political subdivision of the State of Nevada. Located in the northwest portion of the state, Storey County is home to the TRI Center.

TRIGID

TRIGID has owned and operated the community water and sewer systems at TRI Center since 2001. Pursuant to state law, TRIGID is governed by a Board of Trustees who are elected or appointed. TRIGID has no debt, since all water and sewer infrastructure has been built and dedicated by TRI.

Farr West Engineering

District engineering and project management for TRIGID are performed by Farr West Engineering. Farr West currently performs similar work for a number of small water and sewer purveyors in Northern Nevada, including Storey County, Yerington, Carlin, Canyon GID, Kingsbury GID, Lovewood, Hawthorne, Silver Springs Water Company and Lyon County. Farr West was chosen to perform site selection and design of Reno's Valley Road Lift, the largest in the city, as well as manage the city's 2014 Sewer Rehabilitation Project.

³ See NRS 360.981 to NRS 360.992.

Tahoe Reno Industrial Center Effluent Water Pipeline



Tesla

Tesla has constructed its Gigafactory 1 in the TRI Center. Currently utilizing around 5,500,000 square feet of operational space, this project with a footprint of 1.9 million square feet, making it one of the largest buildings in the world.

Switch

Switch owns and operates data centers around the world, including those at TRI Center. The build-out of its footprint at its data center campus at TRI Center is expected to include over 7,000,000 square feet of building space, requiring significant amounts of Process Water for cooling purposes.

Google

Google is a world-leading technology company and more. Google has acquired land within TRI Center with the intention of developing facilities to support its mission and operations; the facilities require significant amounts of Process Water for cooling and other purposes.

Blockchains

Blockchains, LLC is a technology firm at the forefront of one of the most revolutionary innovations since the advent of the internet, blockchain distributed ledger technology. The development of Blockchain LLC's corporate campus and other hi-tech facilities that the company plans to develop at the park, along with the necessary supporting infrastructure, will require Process Water for operations.

Reno Land

Reno Land Inc. is a residential and commercial development firm with land holdings in Storey County that is focused on the northern Nevada community. The company's plans require Process Water for future use.

Emerald City Empire

Emerald City Empire, LLC owns property located within the "town center" in TRI Center and is considering plans to develop commercial uses to support the wide ranges of uses in the park.

1.03(a)(ii): Project Lead

Storey County is the lead applicant for the EDFP. TRIGID will lead the project team for construction of the off-site Effluent Project, with Farr West Engineering acting as project manager.

1.03(b): Authorizing Support from Storey County Commission

The project plan of finance and EDFP will be considered for approval by the County Commission on August 7, 2018.

1.03(c): Storey County Commission

The Storey County Commission is comprised of three elected officials. The County Commission members serve a 4-year term and are elected by voters residing in the entire county. The commission serves as the county's local governing body creating and monitoring the county's budget, tax rates, and ordinances.

Tahoe Reno Industrial Center Effluent Water Pipeline



1.03(d): Financial Statements of EDFP Applicant

Storey County's Comprehensive Annual Financial Statement for 2017 is included in Exhibit A. However, pursuant to NRS 360.990(3)(A)(4) only the uncommitted portion of the County's General Fund balance is available for repayment on the bonds and will only be used if the other sources of repayment are insufficient.

1.03(e): Statement of financing need

Pending. To be provided.

1.04: Infrastructure General Parameters

1.04(a): Infrastructure Project acreage

The infrastructure project consists of a \pm 13-mile pipeline with an 11,600 square foot area for a pump station, which will contain a 1,200 square foot building

1.04(b): Types of service area land uses approved at time of EDFP submittal

Parcels in the Project Area are zoned for industrial and commercial use.

1.04(c): Additional land uses planned not already zoned

Additional land uses are planned in TRI Center, but not yet zoned for industrial or commercial uses.

1.04(d): Leasable improved space by land use type served by Infrastructure

The infrastructure will serve the TRI Center as shown in Exhibit B attached.

1.05(e): Total improved space served by Infrastructure

The infrastructure will serve the TRI Center as shown in Exhibit B attached.

Tahoe Reno Industrial Center Effluent Water Pipeline



Section 2: The Qualified Project

2.01: GOED Board Determination of Qualified Project

2.01(a): Notice

Notice of qualified project status is included in Exhibit C attached.

2.01(b): State Incentive Summary

The State Incentives are outlined in Exhibit C attached.

2.01(c): State Economic Impact Report

The State economic impact report is included in Exhibit D attached.

2.01(d): State Certificates of Eligibility

The State certificates of eligibility are included in Exhibit C attached.

2.02: Tesla as Lead Participant

2.02(a): Company History

Tesla designs, develops, manufactures and sells high-performance fully electric vehicles, and energy generation and storage systems, and also installs and maintains such systems and sells solar electricity. Tesla is the world's only vertically integrated sustainable energy company, offering end-to-end clean energy products, including generation, storage and consumption. Tesla has established and continues to grow a global network of stores, vehicle service centers and Supercharger stations to accelerate the widespread adoption of Tesla's products, and Tesla continues to develop self-driving capability in order to improve vehicle safety. Tesla's sustainable energy products, engineering expertise, intense focus to accelerate the world's transition to sustainable energy, and business model differentiate Tesla from other companies.

Tesla currently produces and sells three fully electric vehicles, the Model S sedan, the Model X sport utility vehicle ("SUV") and the Model 3 sedan. All of Tesla's vehicles offer high performance and functionality as well as attractive styling.

Tesla commenced deliveries of Model S in June 2012 and has continued to improve Model S by introducing performance, all-wheel drive dual motor, and autopilot options, as well as free over-the-air software updates. Tesla commenced deliveries of Model X in September 2015. Model X offers seating for up to seven people, all-wheel drive, and Tesla's autopilot functionality. Tesla commenced deliveries of Model 3, a lower priced sedan designed for the mass market, in July 2017 and continues to ramp its production.

Tesla also intends to bring additional vehicles to market in the future, including trucks and an all-new sports car. The production of fully electric vehicles that meets consumers' range and performance expectations requires substantial design, engineering, and integration work on almost every system of Tesla's vehicles. Tesla's design and vehicle engineering capabilities, combined with the technical advancements of Tesla's powertrain system, have enabled Tesla

Tahoe Reno Industrial Center Effluent Water Pipeline



to design and develop electric vehicles that Tesla believes overcome the design, styling, and performance issues that have historically limited broad adoption of electric vehicles.

Tesla sells the vehicles through Tesla's own sales and service network which Tesla is continuing to grow globally. The benefits Tesla receives from distribution ownership enables Tesla to improve the overall customer experience, the speed of product development and the capital efficiency of Tesla's business. Tesla is also continuing to build the network of Superchargers and Destination Chargers in North America, Europe and Asia to provide both fast charging that enables convenient long-distance travel as well as other convenient charging options.

In addition, Tesla is leveraging the technological expertise in batteries, power electronics, and integrated systems to manufacture and sell energy storage products. In late 2016, Tesla began production and deliveries of the latest generation energy storage products, Powerwall 2 and Powerpack 2. Powerwall 2 is a 14 kilowatt hour (kWh) home battery with an integrated inverter. Powerpack 2 is an infinitely scalable energy storage system for commercial, industrial and utility applications, comprised of 210 kWh (AC) battery packs and 50 kVa (at 480V) inverters.

Similar to Tesla's electric vehicles, the energy storage products have been developed to receive over-the-air firmware and software updates that enable additional features over time.

Finally, Tesla sells and leases solar systems (with or without accompanying energy storage systems) to residential and commercial customers and sells renewable energy to residential and commercial customers at prices that are typically below utility rates. Since 2006, Tesla has installed solar energy systems for hundreds of thousands of customers. Tesla's long-term lease and power purchase agreements with Tesla's customers generate recurring payments and create a portfolio of high-quality receivables that Tesla leverages to further reduce the cost of making the switch to solar energy. The electricity produced by Tesla's solar installations represents a very small fraction of total U.S. electricity generation. With tens of millions of single-family homes and businesses in Tesla's primary service territories, and many more in other locations, Tesla has a large opportunity to expand and grow this business.

Tesla manufactures the vehicle products primarily at the facilities in Fremont, California, Lathrop, California, Tilburg, Netherlands and at Gigafactory 1 near Reno, Nevada. Tesla manufactures the energy storage products at Gigafactory 1 and the solar products at the factories in Fremont, California and Buffalo, New York (Gigafactory 2).

2.02(b): Executive Team

Elon Musk has served as our Chief Executive Officer since October 2008 and as Chairman of our Board since April 2004. Mr. Musk has also served as Chief Executive Officer, Chief Technology Officer and Chairman of Space Exploration Technologies Corporation, a company which is developing and launching advanced rockets for satellite, and eventually human, transportation ("SpaceX"), since May 2002, and served as Chairman of the Board of SolarCity Corporation, a solar installation company ("SolarCity"), from July 2006 until its acquisition by us in November 2016. Mr. Musk is also a founder of The Boring Company, an infrastructure company, and Neuralink Corp, a company focused on developing brain-machine interfaces. Prior to SpaceX, Mr. Musk co-founded PayPal, an electronic payment system, which was acquired by eBay in October 2002, and Zip2 Corporation, a provider of Internet enterprise software and services, which was acquired by Compaq in March 1999. Mr. Musk holds a B.A. in physics from the University of Pennsylvania and a B.S. in business from the Wharton School of the University of Pennsylvania.

Jeffrey B. Straubel has served as our Chief Technology Officer since May 2005 and previously served as our Principal Engineer, Drive Systems from March 2004 to May 2005. Prior to joining us, Mr. Straubel was the Chief Technical Officer and co-founder of Volacom Inc., an aerospace firm which designed a specialized high-altitude electric aircraft platform, from 2002 to 2004. Mr. Straubel holds a B.S. in energy systems engineering from Stanford University and a M.S. in engineering, with an emphasis on power electronics, microprocessor control and energy conversion, from Stanford University.

Tahoe Reno Industrial Center Effluent Water Pipeline



Deepak Ahuja has served as our Chief Financial Officer since March 2017, and also previously served as our Chief Financial Officer from July 2008 to November 2015. Prior to joining us in July 2008, Mr. Ahuja served in various positions at Ford Motor Company from August 1993 to July 2008, most recently as the Vehicle Line Controller of Small Cars Product Development from July 2006 to July 2008, and as Chief Financial Officer for Ford of Southern Africa from February 2003 to June 2006. Mr. Ahuja also served as the Chief Financial Officer for Auto Alliance International, a joint venture between Ford and Mazda, from September 2000 to February 2003. Mr. Ahuja also served as a director of FireEye, Inc. from September 2015 to September 2017. Mr. Ahuja holds an M.S.I.A. (which was subsequently redesignated as an M.B.A.) from Carnegie Mellon University, a M.S. in materials engineering from Northwestern University and a Bachelor's degree in ceramic engineering from Banaras Hindu University in India.

2.02(c): Capital Investment Plan

Tesla and partners have invested and plan to invest for a total of at least \$5.0 billion dollars in building and equipment for the Gigafactory 1 project.

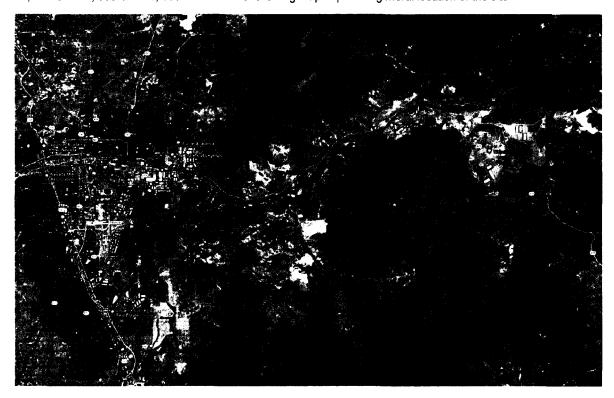
2.02(d): Project Financing Plan

Tesla and partners have used non-municipal financing for the Gigafactory 1 project.

2.03: Project Description

2.03(a): Site Location

Tesla's Gigafactory 1 is located on Electric Avenue in the TRI Center, more specifically parcels 005-091-17; 005-091-18; 005-091-29; 005-091-42; 005-091-44; 005-091-45; 005-091-47; 005-091-49; 005-091-52; 005-011-21; 005-011-22; 005-011-26; 005-111-48. The following map depict the general location of the site.



Tahoe Reno Industrial Center Effluent Water Pipeline

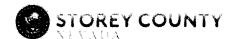


2.03(b): Facility Plan

Tesla manufactures vehicle products and energy storage products at the Gigafactory.

2.03(c): Other Participants

Tesla has strategic supplier relationships with a presence at the Gigafactory.



Section 3: Proposed Infrastructure Project

3.01: Market Research & Plan

3.01(a): Current and projected area market demand and supply

Future demand will largely be driven by the needs of the participants of the SAD. The participants have agreed to a self-assessment for the development of the off-site Effluent Project in anticipation of their future water needs.

3.01(b): Current inventory of industrial parks and park space in the market area

The current TRI Center contains ±12,700 acres of development property, ±2,000 of which are currently developed.

3.01(c): Projected demand at project for leasable/improved square footage at completion

The SAD participants will dictate demand and have confirmed future need for Process Water for their planned investments.

3.01(d): Estimated absorption rate and term

The SAD participants will dictate demand and have confirmed future need for Process Water for their planned investments.

3.01(e): Marketing Plan

Not applicable.

3.01(f): Marketing Budget

Not applicable.

3.02: Traffic Analysis

The scope of the proposed infrastructure project, or the off-site Effluent Project, does not include any transportation-related projects.

3.03: Infrastructure Project Information

3.03(a): Master Plan

3.03(a)(i): Description of Project

The off-site Effluent Project will consist of a pipeline, one pump station and associated facilities, constructed between TMWRF and TRI Center, allowing transmission of treated effluent from TMWRF to TRI Center for approved reuse applications.

Tahoe Reno Industrial Center Effluent Water Pipeline



At a minimum, the on-site Effluent Project will consist of an increase in storage capacity at the on-site reservoir, two induction wells and several groundwater wells, and two booster stations and transmission lines to pump effluent to two storage tanks. The on-site Effluent Project will also consist of an advanced water treatment facility to meet the water quality needs of the users.

3.03(a)(ii): Description of Infrastructure Installation Plans

An 18" diameter pipe (or larger) will be installed at the existing TMWRF discharge manifold, from which reclaimed water can be pumped by TMWRF's existing pump station at approximately 138 psi. There is a 120 to 130-foot elevation drop from TMWRF to TRI Center. East of Mustang in the Truckee River corridor, the pipeline will climb a slope via a pump station to reach land owned by TRI. From there it will run downhill to TRI Center. The off-site Effluent Project will be designed to transport 4,000 acre feet or more of treated effluent water annually.

TRIGID has limited storage. Due to the cost of constructing a new storage reservoir within TRI Center, TRIGID intends only to enlarge, line and fence its existing reclaimed water reservoir to provide at least 1,500 acre feet of storage. This means reclaimed water from TMWRF will have to be supplied year-round for TRIGID customer use, but flows can be adjusted in order to meet Truckee River return flow requirements. In order to distribute pipeline reclaimed water within TRI Center, TRIGID will have to construct additional pipelines, pump stations and storage tanks, in addition to improvements to its reservoir.

3.03(b): EDFP Financed Improvements

No on-site Effluent Project improvements are under consideration for this EDFP. Only the off-site Effluent Project costs are proposed for financing through the SAD or reimbursement via a tax increment area ("TIA") to selected property owners within TRI Center.

3.03(c): Development Management Entity

Farr West Engineering will be the development management entity under the supervision of TRIGID.

3.03(d): Asset Management Entity

TRIGID, the current owner and manager of all water and sewer assets at TRI Center, will be the asset management entity.

3.03(e): Property Management Entity

TRIGID will be responsible for property/asset management.

3.03(f): EDFP Infrastructure Projects

3.03(f)(i): Non-EDFP Improvement Projects (No Funding Requested)

On-site storage, advanced water treatment and transmission projects to distribute Process Water to TRIGID customers are considered for this project, but do not seek EDFP funding.

Tahoe Reno Industrial Center Effluent Water Pipeline



3.03(f)(ii): Sources, Pro Forma, and Budget Overview

The off-site Effluent Project will use TMWTF as the source of treated effluent for Process Water for use in various manufacturing and cooling processes. The following provides a summary of the sources and uses for the off-site Effluent Project. It is important to note, these sources and uses are preliminary in nature and subject to material review and revision. More formal uses are expected to be outlined in a proposed financing agreement between Storey County and the SAD participants in advance of any bond issuance.

USES

| Cost Component | Est. Cost |
|--|--------------|
| Site Preparation and Water Pipeline Development | \$20,422,260 |
| Pump Station and Supporting Infrastructure | \$1,334,150 |
| Technical Services (Surveying, Engineering, Management) | \$2,828,333 |
| Reimbursement Agreement with Storey County to Fund County Costs (Bond Counsel, Financial Advisor, Appraiser) | \$175,000 |
| Reimbursed Costs of Professional Services for TMWRF, NDOT and Other Contracts | \$200,000 |
| Reimbursed Costs of EDFP Application Preparation, Research and Other Professional Services | \$200,000 |
| Land Acquisition/Easements and Construction Contingency ⁴ | \$6,031,766 |
| Total Uses | \$31,191,509 |

SOURCES⁵

| Funding Component | Est. Yield |
|---------------------------------|---------------|
| Gross Proceeds | \$35,000,000 |
| Debt Service Reserve Fund | (\$2,808,491) |
| Debt Issuance/Transaction Costs | (\$1,000,000) |
| Total Sources | \$31,191,509 |

In addition to the off-site Effluent Project, the on-site Effluent Project (excluding advanced water treatment) is expected to cost approximately \$30.0 million. The cost of the advanced water treatment component of the project is expected range from \$35.0 million to \$85.0 million, depending on the scope of the facilities. The overall project cost is expected to range from \$100.0 million to \$150.0 million when completed.

3.03(f)(iii): Planned Service Capacity

The off-site Effluent Project shall provide a minimum of 4,000 acre-feet of treated effluent per year.

3.03(g): Natural Resources Project

The Effluent Project qualifies a Natural Resources Project as defined in SB1 and SB442.

⁴ The construction contingency has been aggregated and applies to the all individual cost components of the project.

⁵ For modeling purposes, a benchmark amount of \$35.0 million in gross proceeds has been assumed. This does not consider a potential premium or discount structure. The model also assumes a 20-year term and a 5.0 percent interest rate, along with an estimated one-year debt service reserve fund. Market conditions at the time of issuance will dictate the final structure, term, rates and other provisions. Note, a 20- to 25-year term is being targeted. The included estimates are considered conservative relative to what will ultimately be achieved in the market. Debt issuance/transaction costs have been estimated and are intended to cover underwriter discounts, any state-related fees and other costs of issuance that may be incurred.

Tahoe Reno Industrial Center Effluent Water Pipeline



3.03(h): Maximum Service area and Capacity SOW

The entire Process Water system is to serve the TRI Center is designed for a maximum capacity of 10,000 acre-feet of water per year, serving properties requiring Process Water in TRI Center.

3.04: Infrastructure Project Maps, Plans, and Schedules

3.04(a): Infrastructure facility plans

3.04(a)(i): Interim Elements

No interim elements are included in this project.

3.04(a)(ii): Permanent Elements

See Exhibit E attached.

3.04(a)(iii): Established District Documentation

The SAD and TIA is defined in Section 4.02(a); The TIA is expected to be formed after GOED and IFC6 financing approval.

3.04(a)(iv): Final District Creation Documentation

The SAD and TIA is defined in Section 4.02(a); The TIA is expected to be formed after GOED and IFC financing approval.

3.04(b): Assessment Plans

The SAD and TIA is defined in Section 4.02(a); The TIA is expected to be formed after GOED and IFC financing approval. The TIA is contemplated to reimburse property owners for costs advanced and associated with the off-site Effluent Project.

3.04(c): Review of Interests Required

3.04(c)(i): Water Rights

TRIGID currently holds water rights for use as Process Water including Truckee River water rights, groundwater rights, and effluent from the TRIGID wastewater treatment plant. The Truckee Meadows Water Authority ("TWMA") holds water rights for the treated effluent to be delivered by the off-site Effluent Project.

3.04(c)(ii): Title Reports

Title reports for affected parcels will be available in the quarter following the financing decision, prior to construction.

⁶ IFC is the Interim Finance Committee of the Nevada Legislature.

Tahoe Reno Industrial Center Effluent Water Pipeline



3.04(c)(iii): Easements

Easements on the affected parcels will be secured by the end of the quarter following the financing decision, prior to construction.

3.04(d): Project Area Lands in the Service Area

Only those parcels in the TRI Center will be included in the Service Area.

3.04(e): Infrastructure Plots

See Exhibit E attached.

3.04(f): Infrastructure Service Area Boundaries

The service area boundaries are those of the TRI Center, which are shown in Exhibit B attached.

3.04(g): Zoning for the Service Area

Parcels in the Project Area are zoned for industrial and commercial use.

3.04(h): FEMA Flood Zoning

The property is not located in a FEMA Flood Zone.

3.04(i): Proof of Property Control

The legal rights to construct, operate, and repair the Effluent Project will be acquired by obtaining easements after the financing decision, see 3.04(c)(iii) above.

3.04(j): Phase 1 and 2 reports

3.04(j)(i): Phase 1 Reports

Phase 1 reports will be performed in the quarter following the financing decision, if needed.

3.04(j)(ii): Phase 2 Reports

Phase 2 reports will be performed in the quarter following the financing decision, if needed.

Tahoe Reno Industrial Center Effluent Water Pipeline



3.04(k): Environmental Review and Site Assessment

Preliminary review and assessment have been performed by TRIGID engineers and officers by on-site inspections of each parcel. No issues have been found. If further review and assessments are needed, they will be performed during the quarter following the financing decision.

3.04(I): Typical Infrastructure Excluded

No infrastructure that is typically a part of this type of project will be excluded.

3.04(m): Non-Included Infrastructure

Not applicable.

3.04(n): Non-Included Infrastructure and Absorption

Not applicable.

3.05: Updated Infrastructure Facility Budgets

3.05(a): Cost Estimates

See Section 3.03(f)(ii): Sources, Pro Forma, and Budget Overview for a summary of the costs.

3.05(b): Pre-Approval and Post-Approval Costs, Other Fees

See Section 3.03(f)(ii): Sources, Pro Forma, and Budget Overview for a summary of the costs.

3.06: Updated Infrastructure Facilities Development and Construction Maps, Plans, and Schedules

3.06(a): Utility Layout Map

See Exhibit E attached.

3.06(b): Quantity and Size Takeoffs Schedule and Budget

See Section 3.03(f)(ii): Sources, Pro Forma, and Budget Overview for a summary of the costs.

3.06(c): Equivalent Development Units

Not applicable.

Tahoe Reno Industrial Center Effluent Water Pipeline



3.06(d): Pre-Approval and Post Approval Costs, Other Fees

See Section 3.03(f)(ii): Sources, Pro Forma, and Budget Overview for a summary of the costs.

3.07: Project Readiness

3.07(a): Zoning and Permitting Milestones and Schedule

All permits will be obtained in the quarter following the financing decision. Zoning requirements have been satisfied.

3.07(b): Contractor's Contract Status

No contract currently exists, however TRIGID currently retains Farr West Engineering to perform all engineering and construction project management functions.

3.07(c): Remaining Requirements

3.07(c)(i): Design

Farr West Engineering currently has 30% completed engineering plans for the Effluent Project. Fully completed plans for the off-site Effluent Project will be provided after the financing decision.

3.07(c)(ii): Other Contracts

Not applicable.

3.07(c)(iii): GOED Administration

Per SB1 of the 2015 Special Session of the Nevada Legislature, GOED will administer the development funds that result from an approved EDFP. TRIGID and Farr West Engineering will work with GOED to report and account for all funds used.

3.07(d): Post-Construction and Ongoing Operations

TRIGID will operate and maintain all infrastructure related to the Effluent Project.

3.08: Master Infrastructure Plans and Cost Estimates

3.08(a): Water

Not applicable.

3.08(b): Wastewater

Master infrastructure plans and cost estimates are included in Section 3.03(f)(ii): Sources, Pro Forma, and Budget Overview for a summary of the costs.

Tahoe Reno Industrial Center Effluent Water Pipeline



3.08(c): Rail Port

Not applicable.

3.08(d): Fire EMS

Not applicable.

3.08(e): Storm Drainage

Not applicable.

3.08(f): Scopes of Work, Budgets, Cashflow, and Construction Timing

See Section 3.03(f)(ii): Sources, Pro Forma, and Budget Overview for a summary of the costs. Timing of expenditures are contained in Section 5.01(b).

3.08(g): Elements of Complementary Infrastructure

Not applicable.

3.08(h): Development Entitlements

The Development Agreement dated February 1, 2000 between TRI and Storey County is the development entitlement for construction and operation of water and sewer systems for TRI Center. No additional development entitlements are necessary except building permits.

3.08(i): Confirmation of Entitlement Readiness

See 3.08(h).



Section 4: Proposed Infrastructure Project Financing

4.01: Overview of Project Financing

4.01(a)(i): Project Financing

The SAD financing component of the project is expected to comply with any underwriter and regulatory requirements of the State Board of Finance, State Treasurer and Storey County, including certain value-to-lien (coverage) ratios. Storey County has retained an appraiser to appraise the value of the property to be included within the SAD (the list of parcels is included in Section 4.02(a) below). It is expected that the appraised value of each parcel will be required to be at least three and one-half (3.5) times the amount of the proposed assessment against the parcel ("3.5x coverage"). The aggregate proposed assessment across all properties will be approximately \$35 million (the cost of the off-site Effluent Project). In addition, the allocation of the \$35 million assessment may be based on water right ownership, expected water consumption and/or some other reasonable basis determined by an assessment engineer, which has also been retained by Storey County. To the extent values fall short of the required 3.5x coverage, additional collateral, guarantees or credit enhancements may be required.

A debt service reserve fund equal to one year's debt service (principal and interest) will be funded from bond proceeds (subject to market conditions). Currently, the bond term is expected to span twenty (20) to twenty-five (25) years. It is possible the bonds will consider a premium or discount structure and require funds for debt issuance costs as well. A more formal plan/model for financing will follow as the process moves forward.⁷

The off-site Effluent Project is to be financed as previously described in Section 1. Concurrently, a TIA will be created pursuant to SB442 that will provide an opportunity for a maximum reimbursement of the off-site Effluent Project costs (and equivalent carrying costs).

4.01(a)(ii): Statement by the governing body of the creation of one or more districts or areas

To be provided by Storey County in conjunction with the creation of a special assessment district as provided for in SB442. Upon approval of the SAD and EDFP, Storey County will consider the TIA contemplated herein.

4.01(a)(iii): Project infrastructure elements

General

The off-site Effluent Project will consist of a pipeline, one pump station and associated facilities, constructed between TMWRF and TRI Center, allowing transmission of treated effluent from TMWRF to TRI Center for approved reuse applications. The Cities will reserve and supply treated effluent in the minimum quantities identified in Subsection 3.03(f)(iii) above.

⁷ For modeling purposes, a benchmark amount of \$35.0 million in gross proceeds has been assumed. This does not consider a potential premium or discount structure. The model also assumes a 20-year term and a 5.0 percent interest rate, along with an estimated one-year debt service reserve fund. Market conditions at the time of issuance will dictate the final structure, term, rates and other provisions. The included estimates are considered conservative relative to what will ultimately be achieved in the market. The underwriter discount has been modeled at 1.0 percent of the gross proceeds and "other costs" have been assumed.

Tahoe Reno Industrial Center Effluent Water Pipeline



Alignment

A portion of the off-site Effluent Project from TMWRF is in Washoe County (0.44 miles). The remainder is in Storey County (12.5 miles). The proposed alignment is down the Truckee River corridor until it reaches land owned by TRI. See Subsection 4.01 (c)(iii) for cost detail.

4.01(a)(iv): Infrastructure financed by public financing

The cost of the off-site Effluent Project is to be financed via an SAD, which is secured by the revenues and real property within the SAD. Concurrently, the creation of a TIA is intended to reimburse property owners a maximum amount equivalent to the off-site Effluent Project (plus equivalent carrying costs), but the developers have sized this request up to \$35 million. It is important to note, the potential tax increment that would inure to the property owners is not intended for bonding purposes, as such there is no risk on the part of the state or county for default or non-payment.

Bond financing as part of the SAD will be used for the construction of the off-site Effluent Project. Both the off-site and on-site Effluent Project are necessary to make the project operational. The on-site Effluent Project is expected to be financed through third-party private financing. Only the amount of bonds necessary to fund the off-site Effluent Project, pay for the costs of issuance, fund a one-year debt service reserve, and address any State-imposed requirements will be issued pursuant to the SAD. Only the cost of the off-site Effluent Project is being considered for bond financing through the State of Nevada.

All costs not covered by bond financing will be paid by TRI Center and the SAD participants in the overall project.

4.01(a)(v): Infrastructure financed by Public Private Partnership ("P3")

See 4.01(a)(iv), above. The private portion of the project financing, though not technically through a traditional P3, will be borne by the private sector developer.

4.01(a)(vi): Infrastructure financed by other financing means

None.

4.01(b)(i): Infrastructure components planned

See 4.01(a)(iii) above.

4.01(b)(ii): Changes to infrastructure component plans

None at this time.

4.01(c)(i): Project elements

See 4.01(a)(iii) above.

Tahoe Reno Industrial Center Effluent Water Pipeline



4.01(c)(ii): Service area

The service area for the Effluent Project will be TRI Center, located within Storey County, which is the service area of TRIGID. As noted, a small portion of the off-site Effluent Project will be within Washoe County, but that is not a part of the service area. Ancillary benefits, beyond those realized by the primary customers within the TRI Center, will inure to TMWRF and the Cities of Reno and Sparks.

4.01(c)(iii): Costs

See Section 3.03(f)(ii): Sources, Pro Forma, and Budget Overview for a summary of the costs.

4.01(c)(iv): Planned allocation/coverage of costs

See 4.01(a)(iv) above.

4.01(c)(v): Changes in risk

None identified.

4.01(c)(v)(1): Impact of risk of P3 termination

Not applicable.

4.01(c)(v)(2): Assumption/assignment of responsibility for water and waiver of P3 assuming responsibility Not applicable.

4.02: Special Assessment District (NRS 271)

4.02(a): Overview

An SAD is intended to cover the cost of the off-site Effluent Project. The proposed SAD will include selected properties in TRI Center. The following provides a list of parcels to be included in the SAD as well as the TIA; the list identifies the assessor parcel number ("APN"), the legal owner, the ultimate owner (e.g., parent company), the estimated acreage and identifies if the parcel is included in TIA. For parcels identified by the Storey County Assessor's Office as having some "improvements" on site have been excluded from the TIA. Also note, the parcel list is subject to deletions at some point in the future, but prior to the finalization of the SAD creation.

Tahoe Reno Industrial Center Effluent Water Pipeline



| | | | Approx. | | SAD | |
|------------|--------------------------------|------------------------|----------|--------------|-----|------|
| Parcel No. | Owner - Legal Name | Owner - Parent Company | Acreage | Status | | TIA |
| 005-111-12 | Eagle Valley Acquisition LLC | Blockchains | 6.58 | Vacant | YES | YES |
| 005-111-51 | Eagle Valley Acquisition LLC | Blockchains | 22.62 | Vacant | YES | YES |
| 005-111-58 | Eagle Valley Acquisition LLC | Blockchains | 17.64 | Vacant | YES | YES |
| 005-111-66 | Eagle Valley Acquisition LLC | Blockchains | 42.25 | Vacant | YES | YES |
| 005-111-67 | Eagle Valley Acquisition LLC | Blockchains | 214.60 | Vacant | YES | YES |
| 005-011-75 | Peru Shelf Acquisition | Blockchains | 257.65 | Vacant | YES | YES |
| 005-011-88 | Peru Shelf Acquisition | Blockchains | 165.61 | Vacant | YES | YES |
| 005-011-94 | Peru Shelf Acquisition | Blockchains | 90.32 | Vacant | YES | YES |
| 005-011-81 | TRIC Acquisition LLC | Blockchains | 178.53 | Vacant | YES | YES |
| 005-011-84 | TRIC Acquisition LLC | Blockchains | 36.57 | Vacant | YES | YES |
| 005-011-58 | Silver Slate LLC | Google | 662.00 | Vacant | YES | YES |
| 005-011-65 | Comstock TRIC Associates LLC | Reno Land | 491.09 | Vacant | YES | YES |
| 005-011-66 | Comstock TRIC Associates LLC | Reno Land | 8.00 | Vacant | YES | YES |
| 005-011-70 | Comstock TRIC Associates LLC | Reno Land | 189.00 | Vacant | YES | YES |
| 005-011-45 | Supernap Reno LLC | Switch | 71.45 | Vacant | YES | YES |
| 005-011-46 | Supernap Reno LLC | Switch | 117.36 | Vacant | YES | YES |
| 005-011-48 | Supernap Reno LLC | Switch | 314.54 | Improvements | YES | NO |
| 005-011-49 | Supernap Reno LLC | Switch | 134.04 | Vacant | YES | YES |
| 005-011-50 | Supernap Reno LLC | Switch | 61.56 | Vacant | YES | YES |
| 005-011-85 | Supernap Reno LLC | Switch | 8.87 | Vacant | YES | YES |
| 005-011-89 | Supernap Reno LLC | Switch | 278.27 | Vacant | YES | YES |
| 005-071-08 | Supernap Reno LLC | Switch | 2.83 | Vacant | YES | YES |
| 005-071-12 | Supernap Reno LLC | Switch | 18.86 | Vacant | YES | YES |
| 005-071-57 | Supernap Reno LLC | Switch | 162.56 | Vacant | YES | YES |
| 005-081-07 | Supernap Reno LLC | Switch | 44.57 | Vacant | YES | YES |
| 005-081-11 | Supernap Reno LLC | Switch | 1.72 | Vacant | YES | YES |
| 005-081-10 | Tahoe-Reno Industrial Cntr LLC | Switch | 205.76 | Vacant | YES | YES |
| 005-011-21 | Tesla Motors Inc | Tesla | 5.16 | Vacant | YES | YES |
| 005-091-29 | Tesla Motors Inc | Tesla | 65.90 | Vacant | YES | YES |
| 005-091-42 | Tesla Motors Inc | Tesla | 35.00 | Vacant | YES | YE\$ |
| 005-091-44 | Tesla Motors Inc | Tesla | 42.67 | Vacant | YES | YES |
| 005-091-45 | Tesla Motors Inc | Tesla | 15.98 | Improvements | YES | NO |
| 005-091-47 | Tesla Motors Inc | Tesla | 81.34 | Vacant | YES | YES |
| 005-091-49 | Tesla Motors Inc | Tesla | 35.22 | Vacant | YES | YES |
| 005-091-52 | Tesla Motors Inc | Tesla | 118.22 | Vacant | YES | YES |
| 005-111-48 | Tesla Motors Inc | Tesla | 12.18 | Vacant | YES | YES |
| 005-051-29 | 1200 USA Parkway | Emerald City Empire | 18.40 | Vacant | YES | YES |
| 005-051-30 | Emerald City Empire LLC | Emerald City Empire | 1.08 | Vacant | YES | YES |
| 005-051-53 | Emerald City Empire LLC | Emerald City Empire | 16.73 | Vacant | YES | YES |
| 005-051-57 | Emerald City Empire LLC | Emerald City Empire | 5.08 | Vacant | YES | YES |
| 005-101-36 | Emerald City Empire LLC | Emerald City Empire | 60.22 | Vacant | YES | YES |
| 005-101-39 | Emerald City Empire LLC | Emerald City Empire | 2.21 | Vacant | YES | YES |
| 005-101-40 | Emerald City Empire LLC | Emerald City Empire | 9.66 | Vacant | YES | YES |
| Total | | | 4,329.90 | | | |

Based on the SAD guidelines, a 3.5x value-to-lien ratio per parcel is targeted. Pending the results of the property appraisals, the list of parcels included or excluded may vary.

Tahoe Reno Industrial Center Effluent Water Pipeline



4.02(b): Determination of the governing body that tax proceeds will be sufficient

Since the off-site Effluent Project is not considering revenue bonds associated with the TIA, this element is not applicable.

4.02(c): Infrastructure Projects Included

The off-site Effluent Project is contemplated within the SAD.

4.02(d): Areas Served

The area to be served by the improvements is described in 4.02(a) above.

4.02(e): State Repayment and P3 funding

SAD bond repayments will be made by selected property owners and secured by the underlying real estate.

4.02(f): Undertaking Allocations

As previously noted, the funding of the undertaking is proposed to include proceeds of bonds issued through the State. The proceeds of the bonds would fund both only the off-site Effluent Project.

4.02(g): District Area

The special assessment district area will encompass selected parcels within TRI Center as noted in 4.02(a) above.

4.02(h): District Funding Analysis

The SAD will be funded (debt serviced) based on a 100-percent self-assessed group of participants. No additional analysis or speculation with respect to timing and/or participants is required.

4.02(i): Assessment Engineer's Report

Pending. To be completed.

4.02(j): Municipal Bond Analysis

The following provides a simplified bond amortization for reference (modeling purposes); a more formal bond structure and estimates will be prepared as the process moves forward. This analysis assumes \$35.0 million in borrowings, a

Tahoe Reno Industrial Center Effluent Water Pipeline



20-year term, a 5.0-percent interest rate and an annual payment structure. 8 Terms are expected to adjust; these have been incorporated as placeholders to demonstrate order-of-magnitude estimates.

| | Debt Service | Interest | Principal | Outstanding |
|-------------------|--------------|--------------|--------------|--------------|
| Year | Payment | Payment | Payment | Balance |
| Beginning Balance | | | | \$35,000,000 |
| Year 1 | \$2,808,491 | \$1,750,000 | \$1,058,491 | \$33,941,509 |
| Year 2 | \$2,808,491 | \$1,697,075 | \$1,111,415 | \$32,830,094 |
| Year 3 | \$2,808,491 | \$1,641,505 | \$1,166,986 | \$31,663,109 |
| Year 4 | \$2,808,491 | \$1,583,155 | \$1,225,335 | \$30,437,773 |
| Year 5 | \$2,808,491 | \$1,521,889 | \$1,286,602 | \$29,151,172 |
| Year 6 | \$2,808,491 | \$1,457,559 | \$1,350,932 | \$27,800,240 |
| Year 7 | \$2,808,491 | \$1,390,012 | \$1,418,479 | \$26,381,761 |
| Year 8 | \$2,808,491 | \$1,319,088 | \$1,489,403 | \$24,892,358 |
| Year 9 | \$2,808,491 | \$1,244,618 | \$1,563,873 | \$23,328,486 |
| Year 10 | \$2,808,491 | \$1,166,424 | \$1,642,066 | \$21,686,420 |
| Year 11 | \$2,808,491 | \$1,084,321 | \$1,724,170 | \$19,962,250 |
| Year 12 | \$2,808,491 | \$998,113 | \$1,810,378 | \$18,151,872 |
| Year 13 | \$2,808,491 | \$907,594 | \$1,900,897 | \$16,250,975 |
| Year 14 | \$2,808,491 | \$812,549 | \$1,995,942 | \$14,255,033 |
| Year 15 | \$2,808,491 | \$712,752 | \$2,095,739 | \$12,159,294 |
| Year 16 | \$2,808,491 | \$607,965 | \$2,200,526 | \$9,958,768 |
| Year 17 | \$2,808,491 | \$497,938 | \$2,310,552 | \$7,648,216 |
| Year 18 | \$2,808,491 | \$382,411 | \$2,426,080 | \$5,222,137 |
| Year 19 | \$2,808,491 | \$261,107 | \$2,547,384 | \$2,674,753 |
| Year 20 | \$2,808,491 | \$133,738 | \$2,674,753 | \$0 |
| Total | | \$21,169,811 | \$35,000,000 | |

4.02(k): County Ordinance

Pending. To be completed following GOED's consideration of the EDFP.

4.03: Tax Increment Area ("TIA") (NRS 278C)

4.03(a): Overview

The proposed TIA will include selected vacant properties in the SAD that have the potential to benefit from the Effluent Project. The vacant property owners are expected to be limited to Tesla, Switch, Google, Blockchains, Reno Land and Emerald City Empire. See Section 4.02(a) for a list of the parcels included in the TIA.

4.03(b): Determination of the governing body that tax proceeds will be sufficient

Since the TIA revenues are not to be used for bond repayments, no determination of sufficiency is necessary.

4.03(c): Infrastructure Projects Included

The TIA revenues will only be utilized to reimburse an amount equivalent to the aggregate cost of the off-site Effluent Project of \$35 million, which includes principal and interest.

⁸ While a 20-year term is modeled in the accompanying schedule, the proposed transaction contemplates a 20- to 25-year bond term, subject to market conditions at the time of issuance.

Tahoe Reno Industrial Center Effluent Water Pipeline



4.03(d): Areas Served

The area to be served by the improvements is described in 4.03(a) above.

4.03(e): Undertaking Allocations

As previously noted, the funding of the undertaking is proposed to include proceeds of bonds issued through the State via an SAD. No bonds are to be collateralized or secured by the tax increment revenues.

4.03(g): Tax Increment Funding Analysis

TIA revenues are not utilized to fund the improvements, so no funding analysis is contemplated.

4.03(h): Municipal Bond Analysis

No bonds will be issued that are secured by TIA revenues.

4.03(f): Tax Increment Area

The revenues permitted to be captured for use for reimbursement of the off-site Effluent Project will be generated by future development within the TIA. Revenue increment to be captured by the TIA include real and personal property taxes, sales and use tax, and modified business tax. The TIA is defined in Section 4.02(a).

4.03(i): County Ordinance

The ordinance establishing the TIA will be adopted by Storey County and will be provided once the TIA is formally created.

4.04: Bond Issuance

4.04(a): Summary of Project Bond Financing Profile

4.04(a)(i): Bond principal amount requested

The principal amount being requested is \$35 million through an SAD. The net amount that will be impacted by the cost of issuance, the funding of a debt service reserve and any other structural requirements or features of the debt. Importantly, the ultimate bonding capacity, terms and structure will be subject to market conditions at the time of issuance. TIA revenues are not securing the bonds.

4.04(a)(ii): Tax-exempt or taxable bonds being sought

To the degree permitted by Federal Tax Code, the intent is to maximize the use of tax-exempt bonds. Tax opinions will be rendered by bond counsel at the time the bonds are issued.

Tahoe Reno Industrial Center Effluent Water Pipeline



4.04(a)(iii): Term

The contemplated term of the bonds will be less than 30 years. As noted, the term of the SAD bonds for this project will comply with this restriction. A term of 20 to 25 years is assumed, subject to market conditions.

4.04(a)(iv): Interest Rate

The interest rate for this analysis assumes a tax-exempt benchmark for AA rated general obligation debt plus an additional margin to hedge against future market movement. For modeling purposes, a 5.0 percent interest rate is assumed, which will adjust based on market conditions at the time of issuance.

4.04(a)(v): Security

The bonds issued by Storey County will be secured by the following sources: 1) assessment payments by the property owners, 2) a reserve fund, 3) available funds within the assessment district cash flow and 4) the uncommitted portion of Storey County's general fund. The Bonds will be purchased by the State Bond Bank.

4.04(a)(vi): Project total financing costs

Costs of project financing are expected to include underwriter's discount, legal fees, financial advisory fees, and other typical costs of issuance. See section 3.03(f)(ii) for costs assumed in computing both the funds available for construction and the associated debt service costs. The applicant also recognizes that since these bonds would be issued through the State of Nevada, additional requirements may be imposed by the State Treasurer's Office in advance of issuance.

4.05: Bond Repayment Methods

4.05(a): Overview of Bond Payment Methods

4.05(a)(i): Special Assessment District

The SAD will be repaid through assessments on selected properties noted in Section 4.02(a).

4.05(a)(ii): Reserves

The bonding structure assumes a one-year debt service reserve fund.

4.05(a)(iii): Tax Increment Area

TIA revenues are not to be bonded against.

4.05(a)(iv): Collateral Property

Assessments levied on the properties within the SAD will be collateral for the bonds. Foreclosure proceedings will commence to service any due and outstanding assessments in the event of delinquencies.

Tahoe Reno Industrial Center Effluent Water Pipeline



4.05(a)(v): Local Government

Given the anticipated assessment payments, the reserve fund and other resources available within the assessment district cash flow, it is not expected that the uncommitted portion of the general fund balance would be used to repay the bonds.

4.05(a)(vi): State Securities Law

This issuance is expected to be compliant with the requirements of SB1 of the 2015 Special Legislative Session and SB442 in all respects, and will fully comply with all Constitutional and statutory requirements and limits that pertain to the issuance of bonds through the State Bond Bank. There is not expected to be an impact upon the State's general fund.

4.05(b): Financing Amount

4.05(b)(i): Terms

4.05(b)(i)(1): Principal Amount

The SAD bond modeling assumes a principal amount of approximately \$35.0 million.

4 05(b)(i)(2): Term for natural resources project

As the project is a treated effluent pipeline, it qualifies as a natural resource project. As noted herein, the term is expected to be no more than 30 years. The SAD bonds are targeting a term of 20 to 25 years, subject to market conditions. For modeling purposes in this EDFP, a 20-year term is assumed.

4.05(b)(i)(3): Term for non-natural resources project

Not applicable.

4.05(b)(i)(4): Review of Nevada Constitutional Requirements regarding Bond Payments

This applies to general obligations of the State, other than bonds issued through the State Bond Bank and, thus, does not present a concern for the issuance of bonds for the off-site Effluent Project.

4.05(b)(ii): Projected Interest Rate

The interest rate assumed on the SAD bonds is approximately 5.0 percent. The actual interest rate will be determined at the time of issuance of the bonds; the current estimate assumes capacity for future rate increases in advance of issuance. The interest rate on the assessments will be no higher than 1.0 percent over the highest rate on the bonds.

4.05(b)(iii): Projected Issuance Costs

The costs of issuance assumed in the SAD bonding model include an underwriter's discount of approximately 1.0 percent and other costs (legal, financial advisors, and other customary costs).

Tahoe Reno Industrial Center Effluent Water Pipeline



4.05(b)(iv): Payment Amount per Acre Not applicable.

4.05(b)(v): Prepayment Penalty

The bonds may include a prepayment penalty based on market conditions at the time of issuance.

4.05(b)(vi): Tax Exemption Opinion

Bond counsel will issue a tax opinion prior to the issuance of the bonds. These are public purpose bonds to extend a pipeline from a currently operating wastewater treatment plant (TMWRF). The bonding models have assumed a tax-exempt financing for this project, as it is a natural resource project being issued through the State of Nevada Bond Bank.

4.05(b)(vii): Issuance Fees

Only customary fees as may be assessed by the State Treasurer's Office for the use of the State Bond Bank.

4.05(b)(viii): Refinancing and Bond Paydowns

Bond refinancing and prepayments will be allowed, subject to market conditions at the time of issuance.

4.05(c): Plans to Treat Potential Cost Overruns

Project cost overruns, if any, will be the responsibility of TRI Center and the SAD participants.

4.05(d): Subordinate Financing

No additional financing is contemplated at this time. If additional debt is issued in the future, it is expected that it would be subordinate to the bonds issued for this project.

4.05(e): Statement Regarding Subordination

There are no plans for the issuance of additional debt at this time. The issuance may include an additional bonds test that may affect any future borrowings against this credit.

4.05(f): Credit Enhancements

Since these are expected to be State obligations issued through the State Bond Bank, and since there is expected to be adequate security, no credit enhancements are being contemplated.



Section 5: Infrastructure Project Financial Analysis

5.01: Development Budget

5.01(a): Sources & Uses of Funds

Sources and uses of funds are outlined in the tables included in Section 3.03(f)(ii).

5.01(b): Pro Forma Development Phase Cash Flow

5.01(b)(i-vii): Pro Forma Model

The following provides estimated cash flows and timing for the development of the off-site Effluent Pipeline.

| | Site Preparation | Pump Stations | | Reimburse | | - | |
|----------|------------------|----------------|-------------|----------------|------------------|--------------|--------------|
| | and Pipeline | and Supporting | Technical | Professional | Land Acquisition | Total | Account |
| Month | Development | Infrastructure | Services | Services/Costs | and Contingency | Expenditures | Balance |
| Month 0 | | | | | | | \$31,741,509 |
| Month 1 | \$1,134,570 | \$111,179 | \$157,130 | \$575,000 | \$365,654 | \$2,343,532 | \$29,397,977 |
| Month 2 | \$1,134,570 | \$111,179 | \$157,130 | | \$365,654 | \$1,768,532 | \$27,629,445 |
| Month 3 | \$1,134,570 | \$111,179 | \$157,130 | | \$365,654 | \$1,768,532 | \$25,860,912 |
| Month 4 | \$1,134,570 | \$111,179 | \$157,130 | | \$365,654 | \$1,768,532 | \$24,092,380 |
| Month 5 | \$1,134,570 | \$111,179 | \$157,130 | | \$365,654 | \$1,768,532 | \$22,323,847 |
| Month 6 | \$1,134,570 | \$111,179 | \$157,130 | | \$365,654 | \$1,768,532 | \$20,555,315 |
| Month 7 | \$1,134,570 | \$111,179 | \$157,130 | | \$365,654 | \$1,768,532 | \$18,786,782 |
| Month 8 | \$1,134,570 | \$111,179 | \$157,130 | | \$365,654 | \$1,768,532 | \$17,018,250 |
| Month 9 | \$1,134,570 | \$111,179 | \$157,130 | | \$365,654 | \$1,768,532 | \$15,249,717 |
| Month 10 | \$1,134,570 | \$111,179 | \$157,130 | | \$365,654 | \$1,768,532 | \$13,481,185 |
| Month 11 | \$1,134,570 | \$111,179 | \$157,130 | | \$365,654 | \$1,768,532 | \$11,712,652 |
| Month 12 | \$1,134,570 | \$111,179 | \$157,130 | | \$365,654 | \$1,768,532 | \$9,944,120 |
| Month 13 | \$1,134,570 | . , | \$157,130 | | \$365,654 | \$1,657,353 | \$8,286,767 |
| Month 14 | \$1,134,570 | | \$157,130 | | \$365,654 | \$1,657,353 | \$6,629,413 |
| Month 15 | \$1,134,570 | | \$157,130 | | \$365,654 | \$1,657,353 | \$4,972,060 |
| Month 16 | \$1,134,570 | | \$157,130 | | \$365,654 | \$1,657,353 | \$3,314,707 |
| Month 17 | \$1,134,570 | | \$157,130 | | \$365,654 | \$1,657,353 | \$1,657,353 |
| Month 18 | \$1,134,570 | | \$157,130 | | \$365,654 | \$1,657,353 | \$0 |
| Total | \$20,422,260 | \$1,334,150 | \$2,828,333 | \$575,000 | \$6,581,766 | \$31,741,509 | |

5.01(b)(viii): Key Ratios and Measures

5.01(b)(viii)(1): Estimated Payments

Estimated payments for the SAD bonds (as currently modeled) are fixed annually at approximately \$2.8 million (principal and interest).

5.01(b)(viii)(2): Debt Coverage Ratio

With SAD bonds there is typically not a debt service coverage ratio. A value-to-lien ratio is more typically used. It is expected that each parcel will have an appraised value of at least 3.5 times the amount of its assessment. In addition to the 3.5:1 ratio, a reserve fund equal to one year of debt service and other available resources within the assessment district cash flows provide additional security for repayment.

5.01(b)(viii)(3): Loan to Value

The anticipated value-to-loan is approximately 3.5 times per parcel.

Tahoe Reno Industrial Center Effluent Water Pipeline



5.01(b)(viii)(4): Mitigation Plan for Low Value-Lien Ratios

Not applicable at this time; pending results of the appraisal.

5.01(b)(xi): Supporting Cash Flow Statements

See the summary bonding amortization schedule at Section 4.02(j).

5.01(b)(x): Prepayment and Yield Maintenance

Prepayment is expected to be permitted, subject to market conditions at the time of issuance.

5.01(c): Reserves

A pre-funded debt service reserve of one-year of debt service has been assumed in the bonding model.

5.01(d): Revenue Plan

5.01(d)(i): Pledged Revenues

The assessments to be pledged for the repayment of SAD debt will be the SAD payments from property owners. TIA revenues are not pledged for debt repayment.

5.01(d)(ii): Uncommitted Balance of the General Fund of the Local Government

As noted in 5.01(d)(i), above, local governments issuing securities through the State as permitted by SB1 of the 2015 Special Legislative Session and SB442 are required to make their uncommitted balances of their general fund available to the State in the event cash flows are insufficient to meet debt service requirements as they come due. The term "uncommitted balance" has been defined by the Department of Taxation, and issuers through the State are required to comply with this definition and the requirements of SB1.

5.01(d)(iii): Contingency Plan Regarding State Securities Law

As required, the issuer will be required to make the "uncommitted balances" of its general fund available to address any shortfalls in cash flow. Beyond the pledged revenues and the commitment of the "uncommitted balances", there are no other contingencies in place. NRS 350A.153 may provide an avenue of additional contingency, if so elected by the State and the issuer.

5.01(d)(iv): Payment by Local Governments Not Secured by Their Taxing Power

There will be no underlying general obligation pledge to levy a property tax on the part of the issuer.

Tahoe Reno Industrial Center Effluent Water Pipeline



5.01(d)(v): Proposed Transfer and Accounting of Bond Proceeds to GOED

The project is expected to commence in early-2019, with system operation expected to commence in late-2020. Construction draws against bond proceeds will be performed in a manner agreed to by all parties in a financing agreement.

5.01(e): Costs

5.01(e)(i-vi): Project Costs

Cost of the off-site Effluent Project are contained in Section 3.03(f)(ii).

5.01(e)(vii): Cost Overrun Plans

Cost overruns, if any, will be the responsibility of TRI Center and the SAD participants.

5.01(f): Debt Repayment

See the summary bonding amortization schedule at Section 4.02(j).



Section 6: Economic Development Financing Agreement

6.01: Contracting Overview

6.01(a): Project Developer

6.01(a)(i): Profile

TRIGID is a general improvement district and political subdivision of the State of Nevada created by Storey County pursuant to NRS Chapter 318 to provide water and sewer service to TRI Center customers, which currently include 91 industrial and commercial properties and 276 service connections.

6.01(a)(ii): Ability to do Business in Nevada

TRIGID was created by Storey County pursuant to NRS 318.

6.01(a)(iii): Development Agreement between Applicant and Project Manager To be provided during the quarter after the financing decision.

6.01(b): Project Manager

6.01(b)(i): Profile

Farr West Engineering is a 50-employee civil, environmental, and electrical engineering firm located in Reno, Nevada. Farr West has provided municipal and utility engineering services to the City of Reno, including the City's 2014 sanitary sewer rehabilitation project and the Valley Road Lift Station. It also serves as the engineer of record and project manager for TRIGID, creating the master plan for the non-potable water system.

6.01(b)(ii): Ability to do Business in Nevada

Farr West Engineering is registered with the Nevada Secretary of State, business ID NV20011242988. It also employs multiple Professional Engineers and Professional Land Surveyors licensed who are licensed in the State of Nevada. Farr West has operated in Nevada for over 15 years.

6.01(b)(iii): Development Agreement between Applicant and Project Manager To be provided during the quarter after the financing decision.

6.01(b)(iv): State Protection

To be provided with development agreement in 6.01(b)(iii).

Tahoe Reno Industrial Center Effluent Water Pipeline



6.02: Financing Agreement

To be completed in advance of the bond issuance.

6.03: Infrastructure Agreement

May not be applicable.

6.04: Reimbursement Agreement

Completed and on file with Storey County.

6.05: Qualified Project Security Agreement

May not be applicable.

6.06: Development Agreement

May not be applicable.

6.07: State Release

May not be applicable.

6.08: Management and Operations Agreement

May not be applicable.

6.09: Interlocal Agreements

To be completed prior to bond issuance.

6.10: Development and Construction Insurance Plan

May not be applicable.

6.11: Prevailing Wage Applicability Opinion

May not be applicable.

Tahoe Reno Industrial Center Effluent Water Pipeline



Exhibits

Exhibit A: Storey County Comprehensive Annual Financial Statement, 2016

(see http://www.appliedanalysis.com/edfp/2018/docs/Exhibit_A.pdf)

Exhibit B: TRI Center Master Plan

(see http://www.appliedanalysis.com/edfp/2018/docs/Exhibit_B.pdf)

Exhibit C: GOED Notice of Qualified Project Status and Certificates

(see http://www.appliedanalysis.com/edfp/2018/docs/Exhibit_C.pdf)

Exhibit D: State Economic Impact Study of the Qualified Project

(see http://www.appliedanalysis.com/edfp/2018/docs/Exhibit_D.pdf)

Exhibit E: 30% Engineering Plans

(see http://www.appliedanalysis.com/edfp/2018/docs/Exhibit_E.pdf)



Storey County Board of County Commissioners Agenda Action Report

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| No. |
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4. Staff Summary: This step will only be required <u>if</u> the Commission approves Item #10.

RESOLUTION NO. 18-501

A RESOLUTION APPROVING THE ECONOMIC DEVELOPMENT FINANCING PROPOSAL FOR THE EFFLUENT PIPELINE; DIRECTING THE CLERK OF THE COUNTY TO NOTIFY THE GOVERNOR'S OFFICE OF ECONOMIC DEVELOPMENT AND THE INTERIM FINANCE COMMITTEE OF THE NEVADA LEGISLATURE OF THE COUNTY'S APPROVAL; PROVIDING OTHER DETAILS IN CONNECTION THEREWITH.

WHEREAS, the Board of County Commissioners (the "Board") of Storey County, Nevada (the "County") proposes to issue approximately \$35,000,000 special assessment bonds (the "Bonds"), for the purpose of financing certain water projects (the "Project") pursuant to NRS chapter 271 (the "Project Act") and proposes to create a special assessment district (the "District") pursuant to the Project Act and to create a tax increment area pursuant to NRS 278C (the "Tax Increment Area Act"); and

WHEREAS, pursuant to NRS 360.989, the Board has received notice that the Project will be located in the jurisdiction of the County and there has been prepared and submitted to the Board the Economic Development Financing Proposal, (the "Economic Development Financing Proposal") in substantially the form on file with the County Clerk.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF STOREY COUNTY, NEVADA:

Section 1. Pursuant to NRS 360.989, the Board has received notice that the Project will be located in the jurisdiction of the County and there has been prepared and submitted to the Board the Economic Development Financing Proposal pursuant to which the Board proposes to create one or more districts or areas pursuant to the Project Act and the Tax Increment Area Act and the pledge of revenue from the District for the repayment of the Bonds. The Board hereby determines that there is a need to finance the Project within the jurisdiction of the County to support the development of the Project. The Board hereby approves the Economic Development Financing Proposal, in substantially the form now before the Board and on file with the County Clerk, with such changes, additions and deletions as are consistent with the facts and not inconsistent with this

resolution as may be approved by the County Manager whose execution thereof shall be conclusive evidence of such officer's approval of such changes, additions and deletions.

Section 2. Pursuant to NRS 278C.280, to defray in whole or in part the cost of an undertaking as defined in NRS 278C.130, the County desires to issue the Bonds upon the approval of the Interim Finance Committee of the Nevada Legislature (the "IFC") pursuant to NRS 278C.157 for a purpose related to natural resources as defined in NRS 350A.090 purchased by the State Treasurer in accordance with the provisions of NRS chapter 350A.

Section 3. All actions, proceedings, matters and things heretofore taken, had and done by the Board, and the officers thereof (not inconsistent with the provisions of this resolution) directed toward the issuance of the Bonds, be and the same hereby are, ratified, approved and confirmed.

Section 4. The County Clerk is authorized and directed to notify immediately GOED and the IFC of the Board's approval of the Economic Development Financing Proposal.

Section 5. All resolutions, or parts thereof, in conflict with the provisions of this resolution, are hereby repealed to the extent only of such inconsistency. This repealer shall not be construed to revive any resolution, or part thereof, heretofore repealed.

Section 6. The officers of the County, the County's financial advisor and bond counsel be, and they hereby are, authorized and directed to take all action necessary or appropriate to effectuate the provisions of this Resolution.

Section 7. If any section, paragraph, clause or other provision of this resolution shall for any reason be held to be invalid or unenforceable, the invalidity or unenforceability of such section, paragraph, clause or other provision shall not affect any of the remaining provisions of this resolution.

Section 8. This Resolution shall become effective and be in force immediately upon its adoption.

ADOPTED this August 7, 2018.

| (SEAL) | |
|--------------|--|
| Attest: | Chairman Board of County Commissioners |
| | |
| County Clerk | |

| STATE OF NEVADA |) | |
|-------------------------|---|-----|
| |) | SS. |
| COUNTY OF STOREY |) | |

I am the duly chosen and qualified County Clerk of Storey County (herein "County"), Nevada do hereby certify:

- 1. The foregoing pages constitute a true, correct, complete and compared copy of a resolution adopted by the Board of County Commissioners of the County (the "Board") at a meeting held on August 7, 2018.
- 2. The adoption of the resolution was duly moved and seconded and the resolution was adopted by an affirmative vote of a majority of the members of Board as follows:

Those Voting Aye:

| Those Voting Nay: | | | |
|-------------------|---|---|--|
| Those Absent: | | _ | |
| Those Voting Nay: | | | |
| Those Absent: | | | |
| | 1 | | |

- 3. All members of the Board were given due and proper notice of such meeting.
- 4. All members of the Board were given due and proper notice of the meeting. Pursuant to NRS 241.020, written notice of the meeting was given at least three working days before the meeting, including in the notice the time, place, location and agenda of the meeting:
 - (a) By mailing a copy of the notice to each member of the Board,
- (b) By posting a copy of the notice on the State's official website, the County's website; at the principal office of the Board, or if there is no principal office, at the building in which the meeting is to be held; and at least three other separate, prominent places within the jurisdiction of the Board, to wit:
 - (i) Virginia City Post Office
 - (ii) Storey County Courthouse
 - (iii) Virginia City Fire Station
 - (iv) Virginia City Highlands Fire Station

(v) Lockwood Fire Station

and

- (c) By giving a copy of the notice to each person, if any, who has requested notice of the meetings of the Board in compliance with Chapter 241 of NRS.
- 5. Prior to 9:00 a.m. at least 3 working days before such meeting, such notice was mailed to each person, if any, who has requested notice of meetings of the Board in compliance with NRS 241.020(3)(b) by United States Mail, or if feasible and agreed to by the requestor, by electronic mail.

IN WITNESS WHEREOF, I have hereunto set my hand on August 7, 2018.

| | | |
|--------------|--|------|
| County Clerk | | |

EXHIBIT A

(Attach Copy of Posted Notice of Meeting)



Storey County Board of County Commissioners Agenda Action Report

| Meeting date: August 7, 2018 | | | st 7, 2018 | | Estimate of time required: 45 min. | | | |
|------------------------------|------------------------|----------------------------------|----------------------------------|----------------------------|---|--|--|--|
| Ageno | da: Con | sent[] | Regular agen | da [X] | Public hearing required [] | | | |
| 1. | natur Finan | al resou ce Com S 278C | arce projects; amittee of the | directi Nevac | al of resolution 18-502 concerning the financing of ng the Clerk of the County to notify the Interim la Legislature of a request for approval pursuant and providing other details in connection | | | |
| 2. | conce Coun reque | rning tl ty to no st for a | he financing otify the Inter | of naturim Fina uant to | missioner (name), move to approve resolution 18-502 ral resource projects; directing the Clerk of the ance Committee of the Nevada Legislature of a NRS 278C.157 and 278C.280; and providing other | | | |
| 3. <u>Pre</u> | pared l | oy: Pat V | Whitten | | | | | |
| <u>De</u> r | partmei | ıt: Com | missioner's O | ffice | Telephone : 847-0968 | | | |
| 4. <u>Sta</u> | ff sumn | <u>nary</u> : P | lease see Page | 2 | | | | |
| 5. <u>Sur</u> | porting | <u>mater</u> | <u>ials</u> : Draft | Resolut | ion 18-502 | | | |
| 6. <u>Fis</u> | cal imp | act: Yes | 3 | | | | | |
| | | Availab Comptro | | rementa | l State and County Revenue Fund: Various | | | |
| 7. <u>Leg</u> | gal revio | ew requ | <u>ired</u> : Yes | | District Attorney | | | |
| 8. <u>Rev</u> | viewed | <u>by</u> : | | | | | | |
| | [July I | Departm | ent Head | | Department Name: Commissioner's Office | | | |
| (Z | Jul (| County I | Manager | | Other agency review: | | | |
| 9. Boa | ard acti | <u>on</u> : | | | | | | |
| | [] | Approv Denied | | [] | Approved with Modifications Continued Agenda Item No. | | | |

| 4. | Staff Summary: | This step will only be required <u>if</u> the Commission approves Item #10. |
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RESOLUTION NO. 18-502

A RESOLUTION CONCERNING THE FINANCING OF NATURAL RESOURCE PROJECTS; DIRECTING THE CLERK OF THE COUNTY TO NOTIFY THE INTERIM FINANCE COMMITTEE OF A REQUEST FOR APPROVAL PURSUANT TO NRS 278C.157 AND 278C.280; PROVIDING OTHER DETAILS IN CONNECTION THEREWITH.

WHEREAS, the Board of County Commissioners (the "Board") of Storey County, Nevada (the "County") proposes to issue approximately \$35,000,000 special assessment bonds (the "Bonds"), for the purpose of financing certain water projects (the "Project") pursuant to NRS chapter 271 (the "Project Act") and proposes to create a special assessment district (the "District") pursuant to the Project Act and to create a tax increment area (the "Tax Increment Area") pursuant to NRS 278C (the "Tax Increment Area Act""); and

WHEREAS, in connection with the Tax Increment Area, the Board desires to make a contract with property owners in the Tax Increment Area pursuant to NRS 278C.157(1)(d) only after approval by the Interim Finance Committee of the Nevada Legislature (the "IFC") of a written request submitted by the County; and

WHEREAS, pursuant to NRS 278C.280, upon approval of the IFC, the County may issue municipal securities, including assessment bonds issued by the County under the Project Act, upon approval of the IFC pursuant to NRS 278C.157, for a purpose related to natural resources, as defined in NRS 350A.090, purchased by the State Treasurer in accordance with the provisions of NRS chapter 350A; and

WHEREAS, upon approval of the IFC pursuant to NRS 278C.157 and 278C.280, the Board desires to issue the Bonds to be purchased by the State Treasurer in accordance with the provisions of NRS chapter 350A and to create the Tax Increment Area and to make a contract with property owners in the Tax Increment Area pursuant to NRS 278C.157(1)(d); and

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF STOREY COUNTY, NEVADA:

Section 1. The Board hereby requests the IFC to approve the written request of the County pursuant to NRS 278C.157 and 278C.280 of the Project, the Bonds, the District and the Tax Increment Area.

Section 2. All actions, proceedings, matters and things heretofore taken, had and done by the Board, and the officers thereof (not inconsistent with the provisions of this resolution) directed toward the issuance of the Bonds, be and the same hereby are, ratified, approved and confirmed.

Section 3. All resolutions, or parts thereof, in conflict with the provisions of this resolution, are hereby repealed to the extent only of such inconsistency. This repealer shall not be construed to revive any resolution, or part thereof, heretofore repealed.

Section 4. The officers of the County, the County's financial advisor and bond counsel be, and they hereby are, authorized and directed to take all action necessary or appropriate to effectuate the provisions of this Resolution.

Section 5. If any section, paragraph, clause or other provision of this resolution shall for any reason be held to be invalid or unenforceable, the invalidity or unenforceability of such section, paragraph, clause or other provision shall not affect any of the remaining provisions of this resolution.

Section 6. This Resolution shall become effective and be in force immediately upon its adoption.

ADOPTED this August 7, 2018.

(SEAL)

| Attest: | Chairman |
|---------|--------------------------------------|
| | Board of County Commissioners |
| | |
| | |

| STATE OF NEVADA |) |
|------------------|-------|
| |) ss. |
| COUNTY OF STOREY |) |

I am the duly chosen and qualified County Clerk of Storey County (herein "County"), Nevada do hereby certify:

- 1. The foregoing pages constitute a true, correct, complete and compared copy of a resolution adopted by the Board of County Commissioners of the County (the "Board") at a meeting held on August 7, 2018.
- 2. The adoption of the resolution was duly moved and seconded and the resolution was adopted by an affirmative vote of a majority of the members of Board as follows:

Those Voting Aye:

| Those Voting Nay: | |
|-------------------|--|
| Those Absent: | |
| Those Voting Nay: | |
| Those Absent: | |
| | |

- 3. All members of the Board were given due and proper notice of such meeting.
- 4. All members of the Board were given due and proper notice of the meeting. Pursuant to NRS 241.020, written notice of the meeting was given at least three working days before the meeting, including in the notice the time, place, location and agenda of the meeting:
 - (a) By mailing a copy of the notice to each member of the Board,
- (b) By posting a copy of the notice on the State's official website, the County's website; at the principal office of the Board, or if there is no principal office, at the building in which the meeting is to be held; and at least three other separate, prominent places within the jurisdiction of the Board, to wit:
 - (i) Virginia City Post Office
 - (ii) Storey County Courthouse
 - (iii) Virginia City Fire Station
 - (iv) Virginia City Highlands Fire Station

(v) Lockwood Fire Station

and

- (c) By giving a copy of the notice to each person, if any, who has requested notice of the meetings of the Board in compliance with Chapter 241 of NRS.
- 5. Prior to 9:00 a.m. at least 3 working days before such meeting, such notice was mailed to each person, if any, who has requested notice of meetings of the Board in compliance with NRS 241.020(3)(b) by United States Mail, or if feasible and agreed to by the requestor, by electronic mail.

IN WITNESS WHEREOF, I have hereunto set my hand on August 7, 2018.

| County Clerk | | |
|--------------|--|--|

EXHIBIT A

(Attach Copy of Posted Notice of Meeting)



Storey County Board of County Commissioners Agenda Action Report

Water A. Stime was mined 15 min

| Meeting date: August 7, 2018 | Estimate of time required: 15 min. |
|---------------------------------------|------------------------------------|
| Agenda: Consent [] Regular agenda [X] | Public hearing required [] |

- 1. Title: DISCUSSION/POSSIBLE ACTION: Approval of Resolution 18-503 regarding the request by the Director of the State of Nevada Department of Business and Industry to approve the Findings of Fact pertaining to the issuance of industrial development revenue bonds in one or more issues in an aggregate amount not to exceed \$44,000,000 for the purpose of assisting in the financing or refinancing of a portion of the additional costs of (i) constructing and equipping a facility to be used for converting municipal solid waste into renewable fuel products located on an approximately 19.4 acre site to be located at 3600 Peru Drive in the Tahoe-Reno Industrial Center, Storey County, Nevada, and (ii) the improvements to and equipping of the facility used for for preliminary sorting and processing of municipal solid waste located on an approximately 10 acre site at 350 Saddle Court in Mustang, Nevada, Storey County, Nevada. The project will be owned by Fulcrum Sierra Holdings, LLC and operated by Fulcrum BioEnergy, Inc. Approval of the County is required pursuant to NRS 349.580(2).
- 2. Recommended motion: I, (Commissioner), move for approval of Resolution 18-503 regarding the request by the Director of the State of Nevada Department of Business and Industry to approve the Findings of Fact pertaining to the issuance of industrial development revenue bonds in one or more issues in an aggregate amount not to exceed \$44,000,000 for the purpose of assisting in the financing or refinancing of a portion of the additional costs of (i) constructing and equipping a facility to be used for converting municipal solid waste into renewable fuel products located on an approximately 19.4 acre site to be located at 3600 Peru Drive in the Tahoe-Reno Industrial Center, Storey County, Nevada, and (ii) the improvements to and equipping of the facility used for for preliminary sorting and processing of municipal solid waste located on an approximately 10 acre site at 350 Saddle Court in Mustang, Nevada, Storey County, Nevada. The project will be owned by Fulcrum Sierra Holdings, LLC and operated by Fulcrum BioEnergy, Inc. Approval of the County is required pursuant to NRS 349.580(2). Telephone: 847-0968

3. Prepared by: Pat Whitten

Department: Commissioner's Office

4. Staff summary: Please see Page 2

Draft Resolution 18-503 5. Supporting materials:

Director's Findings 6. Fiscal impact: No Resolution 17-463

> Resolution 17-468 Resolution 17-479

Funds Available: N/A

Fund:

Comptroller

| 7. Legal review required: Yes | | _KLDistrict Attorney | |
|--|----|---|------|
| | | | |
| 8. Reviewed by: | | | |
| Department Head | | Department Name: Commissioner's Office | |
| County Manager | | Other agency review: | |
| 9. Board action: [] Approved [] Denied | [] | Approved with Modifications Continued Agenda Item | n No |

4. Staff summary: The Board of Commissioners have previously approved Resolutions regarding the requests by the Director of the State of Nevada Department of Business and Industry to approve the Findings of Fact pertaining to the issuance of industrial development revenue bonds for the purpose of assisting in the financing of constructing and equipping a facility owned by Fulcrum and operated by Fulcrum BioEnergy to be used for converting municipal solid waste into renewable fuel products located at 3600 Peru Drive in the Tahoe-Reno Industrial Center and/or the improvements to and equipping of the facility owned and operated by Fulcrum used for the preliminary sorting and processing of municipal solid waste located at 350 Saddle Court in Mustang, Nevada, both locations being in Storey County, Nevada. Approval of the County is required pursuant to NRS 349.580(2).

RESOLUTION NO.

A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF THE COUNTY OF STOREY APPROVING CERTAIN FINDINGS MADE BY THE DIRECTOR OF THE DEPARTMENT OF BUSINESS AND INDUSTRY OF THE STATE OF NEVADA PURSUANT TO NEVADA REVISED STATUTES SECTION 349.580 RELATING TO THE FINANCING OF A SOLID WASTE DISPOSAL FACILITY PROJECT LOCATED IN THE COUNTY OF STOREY; AND PROVIDING OTHER MATTERS PROPERLY RELATING THERETO.

WHEREAS, Fulcrum Sierra Holdings, LLC, a Delaware limited liability company ("Fulcrum"), a wholly owned subsidiary of Fulcrum BioEnergy, Inc. (the "Operator"), has applied to the Director of the State of Nevada Department of Business and Industry (the "Director") for the issuance of industrial development revenue bonds (the "Bonds") pursuant to Nevada Revised Statutes ("NRS") Sections 349.400 to 349.670, inclusive, for the purpose of assisting in the financing or a refinancing of a portion of the additional costs of (i) constructing and equipping a facility owned by Fulcrum Sierra BioFuels, LLC (the "Project Company") and operated by the Operator to be used for converting municipal solid waste into renewable fuel products located on an approximately 19.4-acre site located at 3600 Peru Drive in the Tahoe-Reno Industrial Center, Storey County, Nevada (the "Biorefinery") and (ii) the improvements to and equipping of the facility owned by the Project Company and operated by the Operator used for preliminary sorting and processing of municipal solid waste located on an approximately 10.0-acre site located at 350 Saddle Court in Mustang, Storey County, Nevada (the "Feedstock Processing Facility" and, together with the Biorefinery, the "Project"); and

WHEREAS, pursuant to NRS Section 349.580, the Director, after reviewing the application and other materials submitted to the Director, has made certain findings with respect to the financing of the Project as are provided in the "Findings of the Director of the State of Nevada Department of Business and Industry Pursuant to Nevada Revised Statutes 349.580(2) Relating to the Financing of an Industrial Project to be Located in Storey County, Nevada" (the "Director's Findings"), contained in a Memorandum of Findings, dated July 25, 2018, addressed to the Nevada State Board of Finance and the Storey County (the "County") Board of County Commissioners (the "Board of County Commissioners"); and

WHEREAS, the Director requests in the Director's Findings that the Board of County Commissioners approve the Director's Findings pursuant to NRS Section 349.580(2); and

WHEREAS, the Board of County Commissioners has reviewed the Director's documents and heard testimony before the Board of County Commissioners concerning the Director's Findings;

NOW, THEREFORE, BE IT RESOLVED by the Board of County Commissioners of Storey County, Nevada the following:

1. The Director's Findings be and the same hereby are approved pursuant to NRS Section 349.580(2), based upon the materials submitted by the Director and other material

submitted to the Board of County Commissioners, the existence of all discretionary approvals necessary for the construction, improvement, rehabilitation or redevelopment of the project and testimony described above in the final preamble hereto. This approval is made for the purposes of NRS Section 349.580(2). It is not (i) an analysis of the Bonds or the appropriateness or risks of the Bonds as investments, (ii) a guarantee, or (iii) a finding that there is no risk in the Project, the Bonds or both.

- 2. The approval in Paragraph 1 is based upon the satisfaction of the requirements of the Director.
- 3. The Clerk-Treasurer of the Board of County Commissioners is hereby authorized and directed to mail a certified copy of this Resolution to the Director.
- 4. Nothing in this Resolution obligates the County in any way with respect to the Project or the Bonds.
- 5. If any action taken herein is found to be unenforceable, the remaining actions and provisions of this Resolution shall remain valid and enforceable unless and until the Board of County Commissioners determines otherwise.
- 6. The County Manager and County Attorney are authorized to take all steps necessary to carry out the actions taken herein and to carry out the purpose and intent of this Resolution.

| 7. This Resolution shall | be effective upon | its passage and approval. | |
|--------------------------|-------------------|------------------------------|--|
| PASSED AND ADOPTED THIS | day of | , 2018. | |
| AYES: | | | |
| NAYS: | | | |
| | | | |
| | | Marshall McBride Chairman | |
| ATTEST: | | | |
| | | | |
| Vanessa A. Stephens | | | |
| Vanassa A Stanhans | | | |

County Clerk-Treasurer

STATE OF NEVADA



DEPARTMENT OF BUSINESS AND INDUSTRY OFFICE OF THE DIRECTOR

MEMORANDUM OF FINDINGS

TO:

Nevada State Board of Finance and Storey County Board of County

Commissioners

FROM:

C.J. Manthe, Director, State of Nevada Department of Business

and Industry

DATE:

July 25, 2018

RE:

Memorandum of the Director Substantiating Findings Pursuant to Nevada Revised Statutes 349.580(2) and 349.590 relating to the issuance of industrial revenue bonds for the Fulcrum Biorefinery and Feedstock Processing Facility

Project

BACKGROUND

Nevada Revised Statutes (NRS) 349.400 through 349.670, inclusive, (the "Act") authorize the Director of the State of Nevada Department of Business and Industry (the "Director") to issue industrial development revenue bonds for financing projects owned, operated, or used by one or more obligors for industrial uses, including assembling, fabricating, manufacturing, processing or warehousing.

The Nevada State Board of Finance (the "Board of Finance") and the Board of County Commissioners of Storey County, Nevada (the "County Commissioners") are being asked to approve findings of the Director in connection with a proposed issuance of approximately \$44,000,000 Director of the State of Nevada Department of Business and Industry Environmental Improvement Revenue Bonds (Fulcrum Sierra Holdings, LLC Project) (Green Bonds) in one or more series or issues (the "Bonds"). Currently the Director expects to issue approximately \$44,000,000 in aggregate principal amount of the Bonds in August or September 2018, contingent upon its receipt of 2018 volume cap and an opinion of bond counsel. Fulcrum Sierra Holdings, LLC, a Delaware limited liability company, validly authorized to do business under the laws of

the State of Nevada ("Fulcrum") has requested that the Director issue the Bonds on its behalf. Proceeds from the sale of the Bonds will be used for the purpose of assisting in the financing or refinancing of a portion of the additional costs of (i) constructing and equipping a facility owned by Fulcrum Sierra BioFuels, LLC (the "Project Company") and operated by Fulcrum BioEnergy, Inc. (the "Operator") to be used for converting municipal solid waste into renewable fuel products located on an approximately 19.4-acre site located at 3600 Peru Drive in the Tahoe-Reno Industrial Center, Storey County, Nevada (the "Biorefinery") and (ii) the improvements to and equipping of the facility owned by the Project Company and operated by the Operator used for preliminary sorting and processing of municipal solid waste located on an approximately 10.0-acre site located at 350 Saddle Court in Mustang, Storey County, Nevada (the "Feedstock Processing Facility" and, together with the Biorefinery, the "Project"). Bonds in the aggregate principal amount of up to \$47,000,000 (excluding any original issue premium or discount) may be issued with respect to either component of the Project identified herein; however, the aggregate amount of Bonds to be issued for the Project will not be greater than \$47,000,000.

The Board of Finance and the County Commissioners previously approved certain findings of the Director, dated as of July 14, 2017, relating to the Director's \$150,000,000 Environmental Improvement Revenue Bonds (Fulcrum Sierra BioFuels, LLC Project), Series 2017 (Green Bonds) issued on October 27, 2017, and certain findings of the Director, dated as of November 27, 2017, relating to the Director's \$21,960,000 Environmental Improvement Revenue Bonds (Fulcrum Sierra BioFuels, LLC Project), Series 2017A (Green Bonds) issued on December 21, 2017 and the Director's \$3,040,000 Environmental Improvement Revenue Bonds (Fulcrum Sierra BioFuels, LLC Project), Series 2018 (Green Bonds) issued on March 6, 2018 (collectively, the "Project Bonds"). The proceeds of the Project Bonds were loaned to the Project Company to finance a portion of the costs of the acquisition, construction, and equipping of the Project. Fulcrum is the sole member of Fulcrum Sierra Finance Company, LLC, a Delaware limited liability company ("Sierra Finance"), which is the sole member of the Project Company.

The additional costs of the Project being financed by the Bonds are being incurred to provide certain upgrades to the Project. Such upgrades include (i) the construction of a water treatment facility that will enable the Project Company to recycle water and reduce its water consumption by approximately 48 million gallons per year (or approximately 50% of its expected water consumption per year), which will address the growing concern with respect to the increased burden on local groundwater wells and the Truckee River and decrease the burden on local sewage and treatment facilities and (ii) the acquisition and installation of additional trommel screens and dryers that will enhance the processing of the feedstock. Proceeds of the Bonds in the amount of approximately \$20 million will be used to construct the water treatment facility, approximately \$15 million will be used for the acquisition and installation of the trommel screens and dryers, and the remaining portion of the proceeds of the Bonds will be used to finance additional improvements to the Project, pay capitalized interest on the Bonds, fund certain reserves relating to the Bonds, and pay certain issuance expenses of the Bonds. The Operator will also make an equity contribution of approximately \$10 million for the additional costs of the Project.

Fulcrum submitted its application for this industrial development bond financing to the Director on June 6, 2018 (the "Application"). A summary memorandum of the Application and proposed financing prepared by the financial advisor to the Director is attached hereto as Exhibit A. The Director and Fulcrum signed a Letter Agreement dated July 17, 2018, setting forth certain requirements and fees to be paid by Fulcrum for the bond financing. Pursuant to NRS 349.585 the Director received approval of the Office of Economic Development to finance or refinance the Project on July 20, 2018, attached hereto as Exhibit B. The Director also received a resolution in support of the Project from the County adopted June 19, 2018, attached hereto as Exhibit C. A public hearing to receive public comment regarding the issuance of the Bonds and necessary to satisfy the public approval requirement of Section 147(f) of the Internal Revenue Code of 1986, as amended (the "TEFRA Hearing") was held on July 3, 2018. Upon approval of the Findings, the Director expects to issue a certificate of private activity bond volume cap allocation for the Project. Subject to final approval from the Board of Finance and the County Commissioners, the Bonds will be sold in a negotiated, limited public offering and are expected to be issued in August or September 2018, subject to market conditions.

The Bonds and the interest due thereon will not be an obligation, debt or liability of the State of Nevada or the Director and will not constitute or give rise to any pecuniary liability or charge against the credit of the Director or the credit or taxing power of the State of Nevada, but will be a limited obligation payable solely from loan payments made by Fulcrum, the guaranty of the Operator and other revenues derived from the financing. Unlike the Project Bonds, which are secured by a mortgage covering the Project, the Bonds cannot be secured by a mortgage on the Project due to certain restrictions required by the owners of the Project Bonds and, pursuant to NRS 349.620(1)(a), the Director has not required that a mortgage be delivered to cover the Project. However, in order to provide additional security for the Bonds, Fulcrum will deliver a technology performance insurance policy from Indian Harbor Insurance Company and a pledge of the membership interests of the Operator in Fulcrum and Holdings in Sierra Finance.

As a prerequisite to the issuance of the Bonds, attached are findings of the Director as required by NRS 349.580(2) (the "Findings") for approval by the Board of Finance and the County Commissioners. Additional considerations of the Director as set forth in NRS 349.590 (the "Additional Considerations") are also attached.

Additional documents relevant to the Findings and Additional Considerations have been placed on file with the Ex-Officio Secretary of the Board of Finance and the County Manager of Storey County and are available for review by the Board of Finance and the County Commissioners. A list of such additional documents is attached to the Findings. The Findings are based on the totality of the record, and the Director has not attempted to list each element of the record which has led to each of the determinations made in the Findings. The Director, in consultation with financial professionals, legal counsel and bond counsel, represents that the Findings comply with NRS 349.580(2) and recommends approval of the Findings by the Board of Finance and the County Commissioners for the issuance of the Bonds.

If the Board of Finance and the County Commissioners approve the Findings as required by law, the financing may proceed. Issuance of the Bonds as tax-exempt obligations is contingent upon the satisfaction of the following conditions:

- 1. Receipt of an unqualified opinion from Gilmore & Bell, P.C., bond counsel to the State of Nevada Department of Business and Industry, that interest on the Bonds will be tax-exempt for federal tax purposes. This opinion will be in a standard form acceptable to the financial market. The financing will not go forward unless such opinion is delivered.
- 2. The issuance by the Director of a certificate of private activity bond volume cap allocation.
- 3. The final agreements related to the Bonds will be in forms acceptable to the Director and its legal counsel.

FINDINGS OF THE DIRECTOR OF THE STATE OF NEVADA DEPARTMENT OF BUSINESS AND INDUSTRY PURSUANT TO NEVADA REVISED STATUTES 349.580(2) RELATING TO THE FINANCING OF AN INDUSTRIAL DEVELOPMENT PROJECT TO BE LOCATED IN STOREY COUNTY, NEVADA

WHEREAS, Fulcrum Sierra Holdings, LLC, a Delaware limited liability company validly authorized to do business under the laws of the State of Nevada ("Fulcrum") has submitted its application dated June 6, 2018, as amended (the "Application"), to the Director of the State of Nevada Department of Business and Industry (the "Director") for the issuance of industrial development revenue bonds in an amount not to exceed \$47,000,000 (excluding any original issue premium or discount) (the "Bonds"); and

WHEREAS, proceeds from the sale of the Bonds will be used for the purpose of assisting in the financing or refinancing of a portion of the additional costs of (i) constructing and equipping a facility owned by Fulcrum Sierra BioFuels, LLC, a Delaware limited liability company (the "Project Company") and operated by Fulcrum BioEnergy, Inc. (the "Operator") to be used for converting municipal solid waste into renewable fuel products located on an approximately 19.4-acre site located at 3600 Peru Drive in the Tahoe-Reno Industrial Center, Storey County, Nevada (the "Biorefinery") and (ii) the improvements to and equipping of the facility owned by Fulcrum and operated by the Operator used for preliminary sorting and processing of municipal solid waste located on an approximately 10.0-acre site located at 350 Saddle Court in Mustang, Storey County, Nevada (the "Feedstock Processing Facility" and, together with the Biorefinery, the "Project"). Bonds in the aggregate principal amount of up to \$47,000,000 (excluding any original issue premium or discount) may be issued with respect to either component of the Project identified herein; however, the aggregate amount of Bonds to be issued for the Project will not be greater than \$47,000,000; and

WHEREAS, the Director has authority to issue the Bonds pursuant to the Nevada Revised Statues, including Sections 349.400 through 349.670, inclusive, thereof (the "Act"); and

WHEREAS, Fulcrum, the Project Company, the Operator, and other interested parties have prepared and submitted to the Director certain reports, records and other information related to the Project, and the Director has reviewed such reports, records and other information and has otherwise investigated the facts concerning the Project to enable the Director to make the following findings in accordance with the Act;

NOW, THEREFORE, pursuant to Section 349.580(2) of the Act, the Director hereby finds and determines as follows (the "Findings"):

1. Pursuant to Section 349.580(2)(a) of the Act, based on the Application and other documents on file with the Director, the Project consists of land, buildings and other improvements and all real and personal property necessary in connection therewith (excluding inventories, raw

materials, and working capital) which is suitable for construction, improvement, preservation, restoration, rehabilitation or redevelopment of an industrial or other commercial enterprise.

- 2. Pursuant to Section 349.580(2)(b) of the Act, based on the Application, and other documents on file with the Director, the Project will provide significant public benefits. The public benefits include an approximately \$410 million investment in the Project (\$58 million of which is attributable to the proposed financing) located in Storey County, Nevada (the "County") which is expected to add (a) 550 construction jobs (50 of which are attributable to the proposed financing); (b) 120 permanent, direct jobs; and (c) more than 1,100 indirect jobs (100 of which are attributable to the proposed financing) and provide other economic benefits to the County. In addition, a portion of the Bonds will be used to construct a water treatment facility (the "Water Treatment Facility") that will enable the Project Company to recycle water and reduce its water consumption by approximately 48 million gallons per year (or approximately 50% of its expected water consumption per year), which will address the growing concern with respect to the increased burden on local groundwater wells and the Truckee River and decrease the burden on local sewage and treatment facilities. See Exhibit A for a summary of estimated economic benefits.
- 3. Pursuant to Section 349.580(2)(c) of the Act, based on the Application, financial statements of Fulcrum, the Project Company, and the Operator, a technology performance insurance policy to be entered into by Indian Harbor Insurance Company, The Bank of New York Mellon Trust Company, N.A., as collateral agent (the "Collateral Agent"), and the Borrower in connection with the issuance of the Bonds, and other documents on file with the Director, Fulcrum, the Project Company and the Operator have sufficient financial resources to place the Project in operation, continue or cause the operations conducted at the Project to be continued, and meet the obligations of (a) Fulcrum under the Financing Agreement to be entered into by Fulcrum and the Director in connection with the issuance of the Bonds (the "Financing Agreement"), and (b) the Operator under the Guaranty Agreement to be entered into in connection with the issuance of the Bonds (the "Guaranty").
- 4. Pursuant to Section 349.580(2)(d) of the Act, based on the Financing Agreement, the Trust Indenture to be entered into by the Director and The Bank of New York Mellon Trust Company, N.A., as trustee (the "Trustee"), in connection with the issuance of the Bonds (the "Indenture"), and other financing documents on file with the Director, there are sufficient safeguards to assure that all money provided by or through the State of Nevada Department of Business and Industry will be expended solely for the purposes of the Project, including (a) certain provisions in the Financing Agreement and other financing documents that have been or will be entered into in connection with the issuance of the Bonds which set forth procedures ensuring that such moneys shall only be used to pay for certain costs relating to the acquisition, construction, improvement and equipping of the Project, and (b) the appointment of The Bank of New York Mellon Trust Company, N.A., as the Trustee and the Collateral Agent with respect to the Bonds to ensure such procedures are correctly followed. See Exhibit F hereto for related document extracts.

- 5. Pursuant to Section 349.580(2)(e) of the Act, based on the Application, a special use permit issued by the County and other documents on file with the Director, the Project will be compatible with the existing facilities in the area adjacent to the location of the Project.
- 6. Pursuant to Section 349.580(2)(f) of the Act, based upon the Application, including the table of governmental approvals, an email from the Nevada Division of Environmental Protection confirming that no additional permits are necessary for the construction and operation of the Water Treatment Facility, and opinions of counsel to Fulcrum attached thereto, the certificate of Fulcrum attached hereto as Exhibit G and other documents on file with the Director, the Project has received all approvals by local, state and federal governments which may be necessary at this time to proceed with the construction, improvement, rehabilitation or redevelopment of the Project.
- 7. Pursuant to Section 349.580(2)(g) of the Act, by submission of the Application for financing, Fulcrum has requested the Director to issue the Bonds to assist in the financing or refinancing of the Project.

(Remainder of Page Intentionally Left Blank)

ADDITIONAL CONSIDERATIONS OF THE DIRECTOR OF THE STATE OF NEVADA DEPARTMENT OF BUSINESS AND INDUSTRY PURSUANT TO NEVADA REVISED STATUTES 349.590 RELATING TO THE FINANCING OF AN INDUSTRIAL DEVELOPMENT PROJECT TO BE LOCATED IN STOREY COUNTY, NEVADA

Pursuant to NRS 349.590, as additional considerations required for the approval and issuance of the Bonds, the Director has determined the following (the "Additional Considerations"). The Director hereby requests the Board of Finance to make the same determinations.

- 1. Pursuant to Section 349.590(1) of the Act, based upon the Application, and other documents on file with the Director, the total amount of funds necessary to be provided by the Director through the issuance of the Bonds shall not exceed \$47,000,000 (exclusive of any original issuance premium or discount).
- 2. Pursuant to Section 349.590(2)(a) of the Act, the Director has received a 5-year operating history from each of Fulcrum, the Project Company, and the Operator, either on an individual or consolidated basis. Further the Director has received assurances based on covenants in the Indenture that all the Bonds will be sold only to qualified institutional buyers as defined in Rule 144A promulgated under the Securities Act of 1933, as amended (the "Securities Act") and/or accredited investors as defined in Rule 501(a)(1), (2), (3) or (7) promulgated under the Securities Act in minimum denominations of \$100,000.
- 3. Pursuant to Section 349.590(3) of the Act, based upon the Application and other documents on file with the Director, Fulcrum, the Project Company, and the Operator are not currently rated by Moody's Investors Service, S&P Global Ratings, or Fitch Ratings, Inc.
- 4. Pursuant to Section 349.590(4) of the Act, based upon the Application and other documents on file with the Director, there are no existing facilities of a like nature within the County. The Director is not prohibited from financing the Project as provided in NRS 349.565.
- 5. Pursuant to Section 349.590(5) of the Act, the Director has considered the extent to which the Project is affected by various federal, state and local governmental action, activities, programs and development and has determined to issue the Bonds, including the consideration that the U.S. Department of Defense is providing a grant of up to \$70 million for the Project and that the Project is deemed a National Security Program.
- 6. Pursuant to Section 349.590(6) of the Act, none of Fulcrum, the Project Company, or the Operator have maintained facilities appropriate to the community in Nevada for longer than ten years, but have maintained facilities since 2016.

These Findings and Additional Considerations are made only for the purposes of Sections 349.580 and 349.590, respectively, of the Act and do not constitute a guarantee of financial results

with respect to the Project or otherwise with respect to the business prospects of Fulcrum, the Project Company, or the Operator. These Findings are not intended as an analysis of the Bonds as investments or intended to be relied upon by investors.

(Remainder of Page Intentionally Left Blank)

NOW, THEREFORE, the Director hereby requests, pursuant to Sections 349.580 and 349.590 of the Act, that the Nevada State Board of Finance and the Board of County Commissioners of Storey County, Nevada approve the Findings as set forth above and evidence such approval by execution of the certificate and adoption of the resolution, respectively, each in the respective form attached hereto as Exhibit H.

Dated this 25th day of July, 2018

DIRECTOR OF THE STATE OF NEVADA DEPARTMENT OF BUSINESS AND INDUSTRY

C.J. Manthe

LIST OF EXHIBITS

| EXHIBIT A | Financial Advisor Memorandum |
|-----------|--|
| EXHIBIT B | Office of Economic Development Approval |
| EXHIBIT C | County Support Resolution |
| EXHIBIT D | Reserved |
| EXHIBIT E | Governor's Certificate regarding the issuance of the Bonds for TEFRA Hearing Purposes |
| EXHIBIT F | Document Extracts Regarding Use of Funds |
| EXHIBIT G | Certificate of Fulcrum Regarding Federal, State & Local Approvals |
| EXHIBIT H | Form of Certificate of Approval by the State Board of Finance and Resolution of Approval by the County Commissioners |

ADDITIONAL DOCUMENTS ON FILE

- 1. Revenue Bonds for Industrial Development Act (NRS 349.400 349.670)
- 2. Regulations Pertaining to the Act (NAC 349.010-349.080)
- 3. Fulcrum Application
- 4. Trust Indenture (draft), between the Director and the Trustee
- 5. Financing Agreement (draft), between the Director and Fulcrum
- 6. Preliminary Limited Offering Memorandum (draft) relating to the Bonds
- 7. Bond Purchase Agreement (draft) among the Director, Fulcrum and the underwriters named therein
- 8. Guaranty Agreement (draft) of the Operator

www.business.nv.gov

EXHIBIT A

FINANCIAL ADVISOR MEMORANDUM

(Attached)



AN INDEPENDENT MUNICIPAL FINANCIAL ADVISORY
AND CONSULTING FIRM

July 23, 2018

C. J. Manthe
Director
Nevada Department of Business & Industry
1830 College Pkwy Ste# 100
Carson City, NV 89706

Re:

Fulcrum Sierra Holdings, LLC (Fulcrum BioEnergy, Inc.) Environmental Improvement Revenue Bonds

Director Manthe:

Acting in its capacity as Financial Advisor ("FA") to the Nevada Department of Business & Industry ("B&I"), Lewis Young Robertson & Burningham, Inc. ("LYRB") is providing this letter to complement your Findings to be submitted to the Board of Finance addressing the Fulcrum Sierra Holdings, LLC ("Fulcrum Holdings") financing application and the proposed issuance by the Director of the B&I of approximately \$44,000,000 Environmental Improvement Revenue Bonds (Fulcrum Sierra Holdings, LLC Project), Series 2018 ("Series 2018 Bonds") (industrial development revenue bonds) to finance the Fulcrum Project, as more fully described below.

The proposed financing of the Series 2018 Bonds is in concert with the initial three financings recently completed totaling \$175,000,000 of Environmental Improvement Revenue Bonds (Fulcrum Sierra BioFuels, LLC Project), Series 2017 & 2018 (Green Bonds) for Fulcrum Sierra BioFuels, LLC ("Fulcrum BioFuels"). As Fulcrum has discovered efficiencies in engineering the plant, along with reducing dependency on outside services, Fulcrum Holdings is seeking additional funding to integrate an onsite water treatment facility along with incorporating strategic trommels and dryers into the process. These enhancements will make the plant more efficient, reduce operating costs and streamline the processing of the materials onsite.

Fulcrum has investigated a variety of funding sources for these improvements to the Project. Upon initial feedback from its various lending sources and its underwriter, this financing will deliver the best financing package which will enable Fulcrum to maximize cash flow to maintain overall financial strength. These bonds are projected to realize a higher interest rate than the aforementioned transactions but are anticipated to still outperform the alternatives.

Whereas the Series 2017 & 2018 Bonds were issued on behalf of Fulcrum BioFuels, a subsidiary of Fulcrum Holdings, Fulcrum Holdings will be the beneficiary of the Series 2018 Bonds.

Introduction

The B&I has successfully facilitated the issuance of three prior series of bonds in the aggregate amount of \$175,000,000 to finance the overall Project as described below. The first financing was completed in October 2017 and the latest transaction closed in March of 2018. All of these transactions were for Fulcrum BioFuels which provided a security interest in the revenues of the Project, along with a security

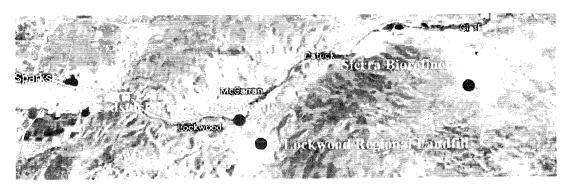


interest in the assets. Since there are certain covenants and limitations on additional bonds that can be issued on behalf of Fulcrum BioFuels, Fulcrum Holdings has applied for this 2018 Project financing.

Fulcrum Holding's assets consist of its ownership interests in its subsidiaries and the realized revenues from those projects. As such, Fulcrum Holdings is limited in its ability to secure additional bonds. The Series 2018 Bonds will be secured as described below. LYRB is tasked, along with Gilmore & Bell, P.C., to review Fulcrum Holding's application and supplemental materials on the validity of the application in concert with your Findings. This letter highlights segments of the review process.

Summary of Original Project:

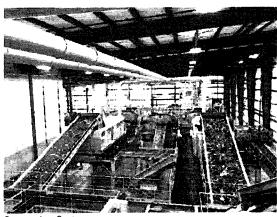
The Fulcrum Project will annually convert approximately 175,000 tons of municipal solid waste (MSW) diverted from the local landfill, into approximately 10.5 million gallons of low-carbon transportation fuel to be utilized primarily for aircraft fuel, but also potentially for military purposes.



The entire Fulcrum Project, located in Storey County, Nevada, is being constructed in two phases. <u>Phase 1</u>, located at 350 Saddle Court, Mustang, Storey County, is the Feedstock Processing Facility where the MSW is sized, sorted and processed to meet the specifications of the Biorefinery. The Feedstock Processing Facility is approximately 65,000 square-feet with a capacity to process more than 1,500 tons of MSW per day and is strategically located on 10-acres adjacent to the Lockwood Regional Landfill. The Feedstock Processing Facility utilizes conventional MSW processing equipment, including shredders, waster screens, density separators, magnets, eddy currents and other equipment to process and remove high-value recyclable products (metals and plastics) and inorganic materials not suitable for the feedstock.

The Feedstock Processing Facility was completed in 2016 and has been operational since that time. Construction of Phase 1 was 100% financed through equity contributions. Proceeds from the second issuance of bonds will finance approximately \$8.5 million of equipment upgrades for the Feedstock Processing Facility.

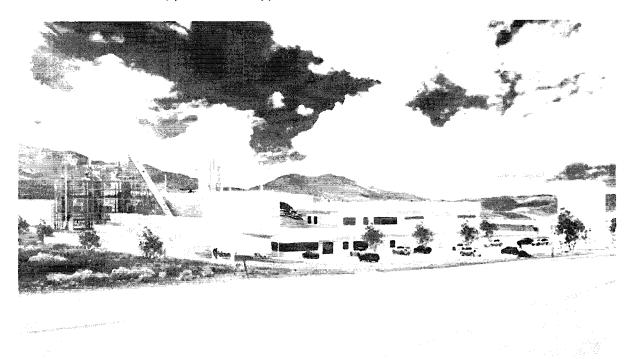
Phase 2 of the Project, located at 3600 Peru Drive, in the Tahoe Reno Industrial Center, Storey County, is the Biorefinery where the feedstock is converted into a low-carbon, renewable synthetic crude oil, or "syncrude". This Biorefinery is located on 19.4 acres, about 20 miles east of Reno, Nevada and 10 miles east of the Feedstock Processing facility. The Biorefinery employs commercially proven equipment deployed in a proprietary and innovative process utilizing a steam-reforming gasifier to convert the MSW-derived feedstock into syncrude. This syncrude product will be transported to Andeavor's (formerly known as Tesoro Corporation) refinery to be further processed into transportation fuel.



Processing System

Fulcrum has entered into a fixed-priced, guaranteed Engineering, Procurement, and Construction (EPC) contract with an EPC Contractor for the construction of the Biorefinery. The Bonds will fund a portion of the construction of Phase 2 of the Fulcrum Project which is expected to begin operation in early 2020.

Additional site and facility photos are in Appendix A.



Biorefinery site w/ rendering overlay

Summary of the 2018 Project:

The 2018 Project will be comprised of two components: a water treatment facility (the "Water Treatment Facility") along with incorporating trommels and dryers.

A Water Treatment Facility will be constructed at the Biorefinery to enable the Project to recycle water and reduce its water consumption by approximately 48 million gallons per year (or approximately 50%)



of its expected water consumption per year). As confirmed by Farr West Engineering, the engineer of record for the TRI General Improvement District (the "District") which operates the water and sewer systems in the Tahoe-Reno Industrial Center ("TRIC"), the Water Treatment Facility will enable the Biorefinery to "maximize the reuse of water and minimize consumption" as referenced above. Further, the 2018 Project addresses the overall concern regarding the increased burden of existing water supplies of the District, including groundwater wells and the Truckee River, to facilitate growth and expansion in TRIC. The Water Treatment Facilities will allow the Project to "operate more autonomously and decrease its burden on local sewage systems and treatment facilities, which will, in turn, preserve such facilities and capacity for other industrial development in the area.". Additionally, this aspect of the Project will reduce expenses and reliance on third-party entities to operate the Project.

Other enhancements to the Project will include installing trommels and dryers to the process. The trommels will aid in sorting materials to reduce excess burden on other machinery in the process. The dyers will enable more efficient processing of the materials throughout the plant. Together, the trommels and dryers will extend the useful life of the Plant's machinery, reduce repair & replacement of parts, improve operations and reduce overall costs.

Process and Product:

Fulcrum has developed and perfected the process of gasification and FT technologies, in connection with other standard refining processes at a commercial level of operation, to process waste diverted from local landfills into jet fuel of a quality to be purchased directly by a major airline and for potential military uses at competitive market pricing. Fulcrum has already demonstrated its process at a fully-integrated plant with over two years of successful operations.

Fulcrum expects to deliver approximately 10.5 million gallons of syncrude per year at full capacity. Fulcrum has entered into agreements with its strategic partners to provide the MSW stream (Waste Management of Nevada), refine the syncrude (Andeavor Offtaker) and take delivery of the final transportation product (United Airlines and potential military clients).

Construction & Permits

Fulcrum has confirmed that site preparation and construction related activities have commenced at the various sites as appropriate to the overall construction schedule.

As for the new 2018 Project components, Fulcrum and its related parties have confirmed that all pertinent permits and approvals are in place. Considering the 2018 Project components, the Nevada Division of Environmental Protection ("NDEP") has confirmed that no other water pollution control permits from the NDEP will be required for the construction or operation of the Biorefinery, but for the storm water permits already in process.

Economic Impact to Nevada

Fulcrum anticipates that the overall, the Project will have a significant economic impact by creating skilled, high-paying jobs both from the initial construction phase and from full-time permanent jobs, generating both new property and sales tax revenues. These jobs and revenues will generate additional economic value within the community with its employees utilizing local services. In summary, Fulcrum anticipates the following benefits to the local economy:



T Construction

- o \$410 million to fund construction of the Feedstock and Biorefinery projects
- Subsequently, Fulcrum expects to spend approximately \$20-30 million to install a jet fuel upgrading system
- o Future plans include a 30-million gallon per year expansion totaling \$450 million

3 Job Creation

- Fulcrum projects creating approximately 550 construction jobs and more than 1,100 indirect jobs in the area.
- Fulcrum projects creating approximately 120 non-construction permanent jobs, all of which will be filled by local residents but for one person being transferred
- o Anticipated \$9.4MM in expected payroll increase for the first three years
- Anticipated \$4MM+ annual salary budget with the following likely positions and salary ranges for the 120 non-construction permanent jobs are as follows:
 - Management / Supervisor (7): \$22.77/hour to \$64.42/hour
 - Operators (28): \$24.88/hour to \$32.82/hour
 - Maintenance (34): \$29.11/hour to \$29.34/hour
 - Equipment Operators (10): \$17.25/hour
 - Other (41): \$11.61/hour
- o Trucking \$1.0MM annually for 20 drivers at \$24.04/hour
- o Maintenance \$600,000 annually for a third-party employer for 10 positions at \$28.85/hour
- o Wastewater Treatment & ASU \$750,000 annually for a third-party for 10 positions at \$36.06/hour
- Construction Jobs (550)
 - Construction labor will be hired by Fulcrum's construction contractor under a fixed-price EPC agreement.
 - Although the detailed hourly wage information is not available to Fulcrum, the budgeted construction costs include an estimate of over \$60MM for the labor portion of the fixed-price contract, which includes the various construction, engineering & design subcontractors.
 - Various jobs will include construction, engineering & design subcontractors
- o Indirect jobs (1,100)
 - Jobs generated within the community

着 Taxes

o Property taxes are estimated at \$13 million over a 10-year tax abatement period

| (\$ In Millions) | Amount Paid 10-Yr Total | Amount Abated 10-Yr Total | Amount Paid Annual Average | Amount Abated Annual Average |
|--------------------|----------------------------|------------------------------|-------------------------------|------------------------------|
| Biorefinery | \$11.50 | \$11.50 | \$1.15 | \$1.15 |
| Feedstock Facility | 1,50 | 1.50 | 0.15 | 0.15 |
| Total | \$13.00 | \$13.00 | \$1.30 | \$1.30 |

- Sales taxes of approximately \$11 million generated during construction and over the 10year tax abatement period
 - Additional sales tax will be generated through normal operations of the Project and from employees living within the community



| (\$ In Millions) | Amount Paid | Amount Abated |
|----------------------------|-------------|---------------|
| During Construction | | |
| Biorefinery | \$3.90 | \$10.90 |
| Feedstock Facility | 0.34 | 0.95 |
| 10 Yrs. of Operations | | |
| Biorefinery | \$6.20 | \$0.00 |
| Feedstock Facility | 0.60 | 0.00 |
| Total | \$11.04 | \$11.85 |

Benefit to the Local Utility District

- With the Water Treatment Facility, the District will retain valuable resources that can be applied to other growth and development in TRIC.
- Additionally, the Water Treatment Facility will enable Fulcrum to not use local resources to deliver or treat water and sewer. It will not be creating a new demand on the District which could impact its operations and/or capital improvement plan

Appraisal and Market Study

Fulcrum originally engaged Duff & Phelps, LLC (D&P) to provide an estimate of the fair market value of the Project, a plant located in the Tahoe-Reno Industrial Center, Storey County, Nevada, as if complete, as of May 31, 2017 (Valuation Date). Based on D&P's analysis as detailed in its report and exhibits, the Fair Market Value of the Plant is reasonably estimated at \$340 million as of the Valuation Date. It would be expected that the 2018 Project will only increase the estimated value of the Plant and its assets.

Fulcrum engaged Argus Consulting Services and Nexant, Inc. to prepare market study reports. The reports' findings are as follows:

M Quality:

"In summary, the Project's FT Syncrude's primary qualities overall are superior for the production of transportation fuels compared to conventional crude oils being processed at Tesoro's Martinez refinery. A number of secondary characteristics, including poor cold flow properties, a highly paraffinic naphtha fraction, and its oxygen content, make the FT Syncrude somewhat more challenging to refine to finished products. However, the plan to blend Fulcrum's FT Syncrude in small percentages with conventional crude oils will mitigate these issues, and based on Nexant's review of the FT Syncrude's characteristics, Nexant concludes that the Project's FT Syncrude overall is an easier and less costly refinery feedstock to process than the types of conventional crude oils typically processed at Tesoro's Martinez refinery, and in the quantities being considered, will not require any modifications to the existing Martinez refinery."

晋 Competition:

- "The Project is a one-of-a-kind, processing municipal solid waste into a FT syncrude product that will be sold to Tesoro's Martinez refinery located in the San Francisco Bay area. Nexant evaluated the competitiveness of the Project against U.S. competitive facilities and international imports."
- "National: Nexant reviewed the potential competitiveness of the Project versus the ongoing U.S. projects and concluded that there is almost no competition to the Project.



California refiners, especially in the targeted San Francisco area, are an attractive market for the Project's FT syncrude since the Project will have advantages due to superior logistics, attractive costs for refiners, and limited competition from other FT-based facilities."

o "International: All the worldwide FT syncrudes produced today are captively processed into intermediate or finished products on site. None of the synthesis activities suggest that there is a potential for them to supply FT syncrude to the United States. As such, Nexant does not foresee any international competition for the Project's FT syncrude."

F Price Sensitivity:

Wherein the Cellulosic Waiver Credit ("CWC") price is inversely correlated to gasoline prices, the CWC creates an effective hedge against gasoline and oil prices. Even in a low oil price environment of \$35 per barrel, the effective floor for Fulcrum's Cellulosic RIN will exceed \$3.50 per gallon. This Renewable Fuel Standard mechanism that is established under law provides Fulcrum with price stability in any oil price environment. Because the CWC is inversely correlated to gasoline prices, the CWC creates an effective hedge against gasoline and oil prices (see the "Market Overview—Renewable Fuel Standard" section in the Preliminary Limited Offering Memorandum). As oil prices go down, cellulosic RIN prices go up.

Revenues & Expenditures Summary

Fulcrum anticipates generation of meaningful revenues from the Project in FY 2020 with full operations commencing in 2022. Fulcrum will increase production over a 3-year period beginning with 6 million gallons in 2020 to approximately 10.5 million gallons in 2022. Approximately 80-85% of the revenues are derived from generating the syncrude with the balance coming from tipping fees, portfolio energy credits and recyclables being the largest revenue component. As for expenditures, approximately 80% are comprised of plant labor & maintenance, purchased natural gas & power and other operating and General & Administrative expenses. Other expenditures include catalyst and chemicals, an operating cost contingency, property taxes, insurance and transportation.

Fulcrum has engaged third-party consultants to determine the feasibility and integrity of the model by stressing the variables and inputs to the model. Conservative inflators were incorporated accordingly.

In servicing the debt, Fulcrum BioFuels projects 1.4x, 1.6x and 1.9x coverage respectively in the first three years of operations, with an average of 2.4x coverage for the next 5-yrs. This is conservative in nature with contingencies incorporated into the model allowing flexibility in managing future cashflows. The excess revenues will be available for the repayment on the Series 2018 Bonds.

The projected debt service coverage for the Fulcrum Holdings' Series 2018 Bonds is 5.5x, 3.1x and 6.0x respectively for the first three years and averaging 3.9x for the next 5-yrs thereafter.

Financing Summary

Fulcrum requesting that approximately \$44,000,000 of tax-exempt bonds together with an additional \$10,000,000 of equity from its partners be applied as follows:

Sources:

o Bonds Issued: \$44,000,000



- Fulcrum Equity Contribution: \$10,000,000
- Total Sources of Funds: \$54,000,000

₩ Uses:

o Project costs: \$30,600,000

Water Treatment Facility: \$19,600,000Trommels and Dryers: \$11,000,000

o Financing Costs:

Capitalized Interest (through February 2021): ~\$15,000,000

Debt Service Reserve Fund: \$4,400,000

Costs of Issuance: \$1,300,000

Performance Insurance Premium: \$1,000,000

Electrical Substation: \$500,000Engineering Services: \$500,000

Start-Up: \$700,000

Payments

o The first interest payment will be February 15, 2019 and semiannually thereafter

o The first principal payment will be August 15, 2023 and semiannually thereafter

The final principal payment is anticipated to occur in February 2038

There will be level debt service payments on the bonds

 The projected average annual debt service payment after the capitalized interest period is: \$5,725,000

Financing Security:

As alluded to above, Fulcrum Holdings has limited assets that could be pledged to secure the Series 2018 Bonds in its ownership interest in its subsidiaries. Accordingly, the following items have been pledged the security for the Series 2018 Bonds:

- All revenues and funds of Fulcrum Holdings under the Trust Indenture and Collateral Agreement which include the following:
 - Debt service reserve fund: \$4,400,000
 - Capitalized interest fund: ~\$15,000,000
- Fulcrum provides a Parent Guaranty on the timely repayment of the Series 2018 Bonds of all principal, interest and other payments due under the Financing Agreement.
- O Although the EPC Contract is for Fulcrum BioFuels, it contains specific Project performance security measures, including a guarantee of cost, schedule and performance, a standby letter-ofcredit, and a guarantee by the EPC Contractor's parent company, Abengoa, for the Project each as more particularly described below:
 - O That the Biorefinery will meet all the performance guarantees set forth in the EPC Contract, satisfy all other conditions set forth in the EPC Contract, and cause the Biorefinery to achieve Final Completion
 - o An unconditional, irrevocable (subject to the terms thereof) standby letter-of-credit in the amount of approximately \$18.2 million has been issued by Wells Fargo Bank, N.A.



- On October 27, 2017, the EPC Contractor furnished to Fulcrum BioFuels a parent guarantee from Abengoa guaranteeing the payment and performance of EPC Contractor's obligations under the EPC Contract.
- As for the Water Treatment Facility, there is a separate EPC contract with Aquatech International, LLC that will guarantee specific performance measures including necessary costs, schedule and general Facility performance. This EPC is still being finalized as of the date of this letter, but will be place prior to the marketing and sale of the Series 2018 Bonds.
- The trommels are being purchased under a fixed-price agreement that guarantees, price, schedule and performance. The contract for the dryers has yet to be finalized, but will also include such guarantees.
- o In addition to the EPC Contractor's guarantees, Fulcrum has provided \$10 million of contingent equity capital and has committed up to an additional \$12.2 million of contingent equity capital pursuant to the Fulcrum Project Support Agreement to cover additional costs of the Project.
- O Fulcrum Holdings secured a technology performance insurance policy from Indian Harbor Insurance Company (the "Performance Insurer") that insures against losses resulting from defective, faulty or incomplete performance of the Biorefinery at Mechanical Completion. The Performance Insurance Policy will provide funds for the mandatory redemption of the Series 2018 Bonds (up to the lesser of (A) the maximum principal amount of the Series 2018 Bonds outstanding as of the Mechanical Completion Date, together with capitalized interest accrued but not paid prior to the Mechanical Completion Date and (B) the par amount of Series 2018 Bonds should, among other required loss triggers, projected cash flows not meet the minimum loan-life coverage ratio of 1.20 as calculated in the Performance Insurance Policy prior to the Mechanical Completion Date due to defective, faulty or incomplete performance of the Biorefinery. The Performance Insurance Policy does not guarantee payment on the Series 2018 Bonds and is NOT a municipal bond insurance policy.
- The Series 2018 Bonds are obligations exclusively of Fulcrum Holdings and are not guaranteed by any of its subsidiaries. Because Fulcrum Holdings is a holding company with no material assets other than its ownership interests in its subsidiaries and all of its operations are conducted by its subsidiaries, the Series 2018 Bonds are structurally subordinated to all existing and future debt, trade credit and other liabilities of those subsidiaries including Fulcrum BioFuels and Fulcrum Holdings' rights, and hence the rights of the Series 2018 Bondholders, to participate in any bond distribution of assets of the Fulcrum BioFuels upon liquidation or reorganization or otherwise would be subject to the prior claims of such subsidiary's creditors, except to the extent that Fulcrum Holdings' claims as a creditor of such subsidiary may be recognized.
- o In addition to the EPC Contractor's guarantees, Fulcrum has committed \$10 million in equity capital as contingency to cover costs incurred in excess of the EPC Contractor's \$18.2 million liability during performance testing of the Biorefinery.

Series 2018 Bond Sale Summary

With approval of the Board of Finance, Fulcrum Holdings expects to release the preliminary limited offering memorandum to investors soon after the August Board meeting. Upon such release, the underwriter will immediately market the bonds with an anticipated closing date with a few weeks of approval.



In speaking with the underwriter, due to the unique structure and credit quality of the Series 2018 Bonds, it is likely that existing bond holders of the Fulcrum BioFuels Project Financings would be prime candidates to invest in the Series 2018 Bonds.

Estimated Draw Schedule

Fulcrum issued the full notice to proceed to the EPC contractor on October 31, 2017. Construction began in May of 2018 with construction completion expected in December 2019. Fulcrum has three main sources of funds for the Project: Investor Equity, a Department of Defense Grant and the Tax-Exempt Bonds issued through the B&I. It should be noted that Fulcrum has already expended approximately \$57.4MM for development of Phase 1 of the Project. Fulcrum anticipates spending down the balance of the funds for Phase 2 accordingly:

Tonstruction:

- o May 2018 thru December 2019
- o Total: \$410MM
 - This amount includes equity funds expended to date along with new energy risk insurance

W Use of Funds

- o Investor Equity (\$123.5MM)
 - 100% of the Investor Equity was spent prior to expending any bond proceeds
- Department of Defense Grant (\$67.5MM)
 - Is being expended having started in November 2017 on thru August 2019
- Fulcrum BioFuels Tax-Exempt Bonds issued through the B&I (\$175MM)
 - Was used to reimburse approximately \$17MM of investor equity expended to date (after capitalized interest, debt service reserve and COI are paid at closing)
 - The remaining is being expended from February 2018 thru November 2019 (including payment of capitalized interest through 2020)
- o Fulcrum Holdings Tax-Exempt Bonds issued through the B&I (\$44MM)
 - Will be used to finance the Water Treatment Facility and incorporate trommels and dryers into the Process (after capitalized interest, debt service reserve and costs of issuance ("COI") are paid at closing)

Fulcrum did begin utilizing its Equity and Grants before expending bond proceeds.

Conclusion

The Fulcrum group has created a unique project that, if successful, will bring great economic and environmental benefits to the region in creating new jobs, generating a positive economic impact while reducing landfill waste to produce renewable energies. There are structural components to this financing that are less secure than the Fulcrum BioFuels financings. However, Fulcrum Holdings has sought additional measures to counter the unique nature of the financing. This is all supported by the strong, diverse partnerships Fulcrum has cultivated to make success realistic.

Since the Series 2018 Bonds have a variety of security features and enhancements to the overall Fulcrum Project which will reduce the impact on local service providers by reducing consumption of local resources, particularly water and sewer, and proactively managing operational costs, I concur with you and Bond Counsel that this Financing Application is appropriate for your consideration and should be allocated private activity bond resources.



LYRB concurs with the B&I and Bond Counsel that the Fulcrum Project meets the requisite Nevada Revised Statutes and should be presented to the Board of Finance for its approval.

We welcome the opportunity to discuss the Fulcrum financing application. Please contact me at (801) 456-3903 or by cell (801) 647-4823 or by e-mail david@lewisyoung.com.

Sincerely,

David Robertson Vice President

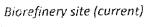
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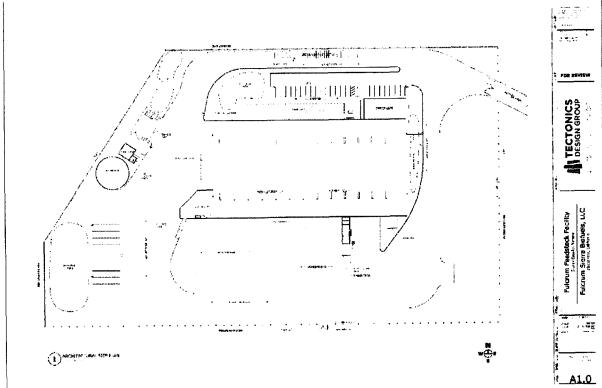


APPENDIX A

FEEDSTOCK AND BIOREFINERY PHOTOS



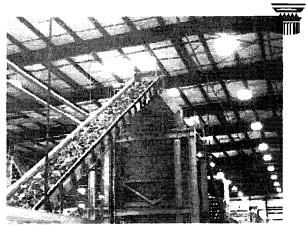




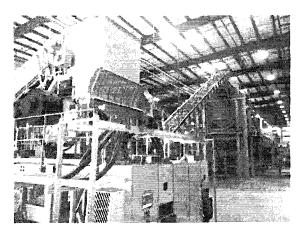
FPF Site Layout



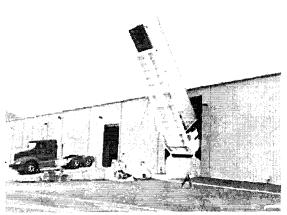
Tipping floor



Post-Shredded MSW Moving Into the Processing System



MSW Shredder and Conveyor Moving MSW into the Processing System



Waste tipper

EXHIBIT B

OFFICE OF ECONOMIC DEVELOPMENT APPROVAL

(Attached)

DETERMINATION AND APPROVAL OF THE STATE OF NEVADA OFFICE OF ECONOMIC DEVELOPMENT PURSUANT TO NEVADA REVISED STATUTES 349.585 RELATING TO THE FINANCING OR REFINANCING OF A PROJECT LOCATED IN STOREY COUNTY, NEVADA

WHEREAS, Fulcrum Sierra Holdings, LLC, a Delaware limited liability company ("Fulcrum"), a wholly owned subsidiary of Fulcrum Bioenergy, Inc. (the "Operator") has submitted the attached application dated June 6, 2018 (the "Application") to the Director of the State of Nevada Department of Business and Industry (the "Director") for the issuance of industrial development revenue bonds in an amount not to exceed \$47,000,000 (the "Bonds") for the purpose of assisting in the financing or refinancing of a portion of the costs of (i) constructing and equipping a facility owned by Fulcrum Sierra BioFuels, LLC, a Delaware limited liability company (the "Project Company") and operated by the Operator to be used for converting municipal solid waste into renewable fuel products located on an approximately 19.4-acre site at 3600 Peru Drive in the Tahoe-Reno Industrial Center, Storey County, Nevada and (ii) the improvements to and equipping of the facility owned by the Project Company and operated by the Operator used for preliminary sorting and processing of municipal solid waste located on an approximately 10.0-acre site at 350 Saddle Court in Mustang, Storey County, Nevada (collectively, the "Project"); and

WHEREAS, the Director has authority to issue the Bonds pursuant to the Nevada Revised Statues, including Sections 349.400 through 349.670 thereof (the "Act"); and

WHEREAS, Fulcrum, the Operator, and other interested parties have prepared and submitted to the Director certain reports, records and other information related to the Project, and the Director has reviewed such reports, records and other information and has otherwise investigated the facts concerning the Project so as to enable the Director to make certain findings in accordance with the Act; and

WHEREAS, pursuant to Section 349.585 of the Act, the State of Nevada Office of Economic Development (the "Office") must, prior to the issuance of the Bonds, determine that the Project is consistent with the State Plan for Economic Development and must approve the financing of the Project;

NOW, THEREFORE, pursuant to Section 349.585 of the Act, the Office hereby determines and approves as follows:

The Project is consistent with the State Plan for Economic Development developed by the Executive Director of the Office pursuant to Subsection 2 of Section 231.053 Nevada Revised Statutes.

Based upon the foregoing, the Project is hereby approved by the Office.

This determination and approval is made only for the purposes of Section 349.585 of the Act and does not constitute a guarantee of financial results with respect to the Project or otherwise with respect to the business prospects of Fulcrum, the Project Company, or the Operator. This

determination and approval is not intended as an analysis of the Bonds as investments or intended to be relied upon by investors.

IN WITNESS WHEREOF, the STATE OF NEVADA OFFICE OF ECONOMIC DEVELOPMENT has caused this determination and approval to be made this 2018

THE STATE OF NEVADA OFFICE OF ECONOMIC DEVELOPMENT

Evecutive Director

EXHIBIT C

COUNTY SUPPORT RESOLUTION

(Attached)

RESOLUTION NO. 18-497

RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF THE COUNTY OF STOREY, NEVADA PROVIDING FOR THE TRANSFER OF THE COUNTY'S 2018 PRIVATE ACTIVITY BOND VOLUME CAP TO THE DIRECTOR OF THE STATE OF NEVADA DEPARTMENT OF BUSINESS AND INDUSTRY OF THE STATE OF NEVADA.

WHEREAS, pursuant to the provisions of Chapter 348A of the Nevada Revised Statutes ("NRS") and Chapter 348A of the Nevada Administrative Code ("NAC"), there has been allocated to the County of Storey, Nevada (the "County" and "State," respectively), the amount of \$215,227.18 in tax-exempt private activity bond volume cap for year 2018 (the "2018 Bond Cap"); and

WHEREAS, the Director of the State of Nevada Department of Business and Industry (the "Director"), has requested that the County transfer the 2018 Bond Cap to the Director for the purpose of assisting in the financing or refinancing a portion of the costs of (i) improvements to and equipping of a facility to be used for converting municipal solid waste into renewable fuel products located on an approximately 19.4-acre site located at 3600 Peru Drive in the Tahoe-Reno Industrial Center, Storey County, Nevada (the "Biorefinery") and/or (ii) improvements to and equipping of a facility used for preliminary sorting and processing of municipal solid waste located on an approximately 10.0-acre site located at 350 Saddle Court in Mustang, Storey County, Nevada (the "Feedstock Processing Facility" and, together with the Biorefinery, the "Project"); and

WHEREAS, the County is a "local government" as defined by NAC 348A.070; and

WHEREAS, Section 348A.180 of the NAC provides a procedure whereby the County may, by resolution, transfer to the Director, the 2018 Bond Cap to assist in the financing of an eligible project; and

WHEREAS, the Board of County Commissioners of the County has the responsibility for allocating private activity bond volume cap available to the County, including the 2018 Bond Cap.

NOW, THEREFORE, the Board of County Commissioners of the County do hereby find, resolve, determine and order us follows:

Section 1. Recitals. The recitals set forth herein above are true and correct in all respects.

Section 2. Transfer of Private Activity Bond Volume Cap. Pursuant to NAC 348A.180, the County hereby transfers the 2018 Bond Cap to the Director for the Project, to be undertaken by Fulcrum Sierra Holdings, LLC ("Fulcrum Holdings").

Section 3. Use of 2018 Bond Cap. The Director will use the 2018 Bond Cap for the Project in calendar year 2018, or carry forward any remaining amount according to the Internal Revenue Code of 1986, as amended, for such purposes.

Section 4. Support of County. The Board of County Commissioners of the County do hereby endorse and support Fulcrum Holdings' efforts to obtain bonding and funding support for the Project through the Nevada Department of Business and Industry.

Section 5. Representative of County. Pursuant to NAC 348A.180(1), the Director may contact Pat Whitten regarding this Resolution at (775) 847-0968 or in writing at 26 S. B Street, P.O. Box 176, Virginia City, Nevada 89440.

Section 6. Additional Action. The Board of County Commissioners of the County are hereby authorized and directed to take all actions as necessary to effectuate the transfer of the 2018 Bond Cap, and carry out the duties of the County hereunder, including the execution of all certificates pertaining to the transfer as required by NAC Ch. 348A. The Clerk-Treasurer of the Board of County Commissioners is hereby authorized and directed to mail a certified copy of this Resolution to the Director.

Section 7. Obligation of the County: This Resolution is not to be construed as a pledge of the faith and credit of or by the County, or of any agency, instrumentality, or subdivision of the County. Nothing in this Resolution obligates or authorizes the County to issue bonds for any project or to grant approvals for a project or constitutes a representation that such bonds will be issued.

Section 8. Enforceability. If any section, paragraph. clause or provision of this Resolution shall for any reason be held to be invalid or unenforceable, the invalidity or unenforceability of such section, paragraph, clause or provision shall not affect any of the remaining provisions of this Resolution. This Resolution shall go into effect immediately upon its passage.

ADOPTED, SIGNED AND APPROVED this 19th day of June, 2018.

COUNTY OF STOREY, NEVADA

ATTEST:

EXHIBIT B

CERTIFICATE OF TRANSFER OF VOLUME CAP

I, [Marshall McBride], am the duly chosen and qualified [Bocc Chairman] of the County of Storey, Nevada (the "County") and in the performance of my duties as [Chairman] do hereby certify to the Office of Business Finance and Planning in accordance with Section 348A.260 of the Nevada Administrative Code ("NAC"), that the private activity bond volume cap allocated to the County for the year 2018 in the amount of \$215,227.18 has been transferred as follows:

\$215,227.18 has been transferred pursuant to NAC 348A.180 from the County, a "local government" as defined by NAC 348A.070, to the Director of the State of Nevada Department of Business and Industry for the purpose of assisting in the financing or refinancing a portion of the costs of (i) improvements to and equipping of a facility to be used for converting municipal solid waste into renewable fuel products located on an approximately 19.4-acre site located at 3600 Peru Drive in the Tahoe-Reno Industrial Center, Storey County, Nevada and/or (ii) improvements to and equipping of a facility used for preliminary sorting and processing of municipal solid waste located on an approximately 10.0-acre site located at 350 Saddle Court in Mustang, Storey County, Nevada, to be undertaken by Fulcrum Sierra Holdings, LLC.

This certificate is being filed within five (5) days of the transfer being made in accordance with NAC 348.260.

COUNY OF STOREY, NEVADA

Its: Chairman, Marshall McBride

1

EXHIBIT D

RESERVED

EXHIBIT E

GOVERNOR'S CERTIFICATE REGARDING THE ISSUANCE OF THE BONDS FOR TEFRA HEARING PURPOSES

(Attached)



STATE OF NEVADA

CERTIFICATE BY THE GOVERNOR REGARDING DIRECTOR OF THE STATE OF NEVADA DEPARTMENT OF BUSINESS AND INDUSTRY'S ISSUANCE OF ENVIRONMENTAL IMPROVEMENT REVENUE BONDS

I, Brian Sandoval, Governor of the State of Nevada, DO HEREBY CERTIFY:

A public hearing was held on July 3, 2018, at the principal office of the Nevada Department of Business and Industry Director's office located at 1830 E. College Parkway, Suite 200, Carson City, Nevada 89706 to hear public comment on plans for the issuance and sale of up to \$47,000,000 Environmental Improvement Revenue Bonds (Fulcrum Sierra Holdings, LLC Project) (Green Bonds) to be issued in one or more series or issues (the "Bonds") to assist in the financing or refinancing of a portion of the costs of constructing and equipping a facility to be used for converting municipal solid waste into renewable fuel products and the improvements to and equipping of the facility used for preliminary sorting and processing of municipal solid waste, each located in Storey County, Nevada.

Notice for the hearing was given and the hearing was conducted in accordance with the Report of Hearing. Such Notice and Report of Hearing are attached hereto as Exhibit A. Solely for the purpose of satisfying the public approval requirements of Section 147(f) of the Internal Revenue Code of 1986, as amended, and for no other purpose, I hereby approve the plan of financing for the issuance of the Bonds. This approval is not to be construed as a pledge of the faith and credit of or by the State of Nevada, or of any agency, instrumentality, municipality, or subdivision of the State of Nevada.

IN WITNESS WHEREOF, I have set my hand this

BRIAN SANDOVAL

day of July, 2018.

Governor, State of Nevada

EXHIBIT F

DOCUMENT EXTRACTS REGARDING USE OF FUNDS

(Attached)

Extracts from the Indenture

Section 5.02 Delivery of Series 2018 Bonds and Other Moneys.

| (a) On the Closing Date, the Trustee shall deposit the proceeds of the Series 2018 Bonds, in the aggregate amount of \$[] (representing \$44,000,000 of proceeds of the Series 2018 Bonds less the underwriting fee and expenses of \$[]), as follows: | | | | |
|--|--|--|--|--|
| (i) \$[], allocable to the proceeds of the Series 2018 Bonds, to the Series 2018 Capitalized Interest Account held by the Trustee; | | | | |
| (ii) \$[], allocable to the proceeds of the Series 2018 Bonds, to the Series 2018 Costs of Issuance Account held by the Trustee; | | | | |
| (iii) \$[], allocable to the proceeds of the Series 2018 Bonds, to the Construction Collateral Account within the Construction Collateral Fund held by the Collateral Agent; and | | | | |
| (iv) \$[], allocable to the proceeds of the Series 2018 Bonds, to the Series 2018 Debt Service Reserve Account of the Debt Service Reserve Fund held by the Trustee. | | | | |
| (b) On the Closing Date, the Trustee shall deposit \$[] received from the Director as a return of an application deposit, to the Series 2018 Costs of Issuance Account held by the Trustee. | | | | |
| (c) On the Closing Date, the Trustee shall deposit \$[] received from the Company as an equity contribution, to the Series 2018 Costs of Issuance Account held by the Trustee. | | | | |
| (d) On the Closing Date, the Trustee shall deposit \$[] received from the Company as an equity contribution, to the Series 2018 Equity Capitalized Interest Account held by the Trustee. | | | | |
| Section 5.03 Project Fund. | | | | |
| (a) <u>Subaccounts</u> . The Trustee, upon direction from the Company on behalf of the Director, shall open new subaccounts of the Project Fund as specified by the Company for the purpose of (i) depositing the proceeds of any Bond (other than proceeds to be applied to a refunding of the Series 2018 Bonds) permitted to be incurred by the Bond Documents, (ii) accounting for and payment of the capitalized interest or costs of issuance thereof, or (iii) for any other purpose permitted by the Bond Documents. To the extent that a subaccount of the Project Fund is established, such proceeds may be used for the purposes for which such Bonds are issued and applied or requisitioned solely as set forth in any related Supplemental Indenture; provided, that the Company may, at any time, (x) open such subaccounts, (y) direct the Trustee to retain any necessary amounts therein and (z) transfer any remaining funds therein to the Revenue Fund; provided, further, that, for the avoidance of doubt, amounts on deposit in the other accounts | | | | |

pursuant to this Indenture or any Project Accounts pursuant to the Collateral Agency Agreement may not be transferred to such new subaccounts unless expressly permitted herein or therein.

Series 2018 Capitalized Interest Account; Series 2018 Equity Capitalized Interest Account. Amounts on deposit in the Series 2018 Capitalized Interest Account and the Series 2018 Equity Capitalized Interest Account shall be used to pay capitalized interest related to the Series 2018 Bonds or to reimburse any affiliate of the Company for capitalized interest actually paid by or on behalf of the Company and eligible for reimbursement pursuant to the Tax Certificate. On any date upon which capitalized interest is due and payable, and prior to any payments under Section 5.05(a) hereto, in accordance with schedule attached as Exhibit C hereto, the Trustee shall, without further authorization, instruction or delivery by the Company of a Requisition, withdraw sufficient funds to make such payments first from the Series 2018 Capitalized Interest Account until such account is depleted and then from the Series 2018 Equity Capitalized Interest Account. Upon receipt of interest earnings, the Trustee shall, without further authorization, instruction or delivery by the Company of a Requisition, transfer any interest earned on the Series 2018 Capitalized Interest Account and the Series 2018 Equity Capitalized Interest Account to the applicable subaccount of the Construction Collateral Account held by the Collateral Agent for the payment or reimbursement of Tax-Exempt Project Costs pursuant to the Collateral Agency Agreement. Upon the acceleration of the Series 2018 Bonds pursuant to Section 7.03 hereof, the amounts on deposit in the Series 2018 Capitalized Interest Account and the Series 2018 Equity Capitalized Interest Account shall be applied in accordance with Section 7.06 hereof, provided that if such acceleration shall be rescinded before such application date, any unapplied amounts on deposit in such Series 2018 Capitalized Interest Account or the Series 2018 Equity Capitalized Interest Account shall continue to be applied as provided herein.

Notwithstanding the foregoing, if proceeds of the Series 2018 Bonds remain in the Series 2018 Capitalized Interest Account or the Series 2018 Equity Capitalized Interest Account on the earlier of (i) the date on which the Company reasonably determines that the Biorefinery and Stage 2 of the Feedstock Processing Facility will not be completed, or (ii) the later of the date on which the Biorefinery is placed in service for federal income tax purposes or the date on which Stage 2 of the Feedstock Processing Facility is placed in service for federal income tax purposes, then to the extent the Company does not reasonably expect those proceeds of the Series 2018 Bonds will be allocated to costs of the Project consistent with the Tax Certificate, unless the Company obtains an opinion of Bond Counsel to the effect that a failure to redeem Tax-Exempt Bonds as contemplated by Section 7.3(c) of the Financing Agreement will not adversely affect the tax-exempt status of the Tax-Exempt Bonds, then proceeds of Series 2018 Bonds in the Series 2018 Capitalized Interest Account or the Series 2018 Equity Capitalized Interest Account may be used to redeem Series 2018 Bonds or other Tax-Exempt Obligations.

Subject to the requirements set forth in the Tax Certificate, any amount remaining in the Series 2018 Capitalized Interest Account and the Series 2018 Equity Capitalized Interest Account upon the final scheduled payment of capitalized interest on the Series 2018 Bonds, shall, without further authorization, instruction or delivery by the Company of a Requisition, be transferred by the Trustee to the Collateral Agent for deposit as follows: (i) if such transfer occurs prior to Trustee's receipt of written notice from the Company confirming the occurrence of the Final

Completion Date, to the applicable subaccount of the Construction Collateral Account of the Construction Collateral Fund, and (ii) if such final disbursement occurs on or after the Trustee's receipt of a certification from the Company that the Final Completion Date has occurred, to the Revenue Fund.

Costs of Issuance Account shall be used to pay the costs of issuance of the Series 2018 Bonds or to reimburse the Company or any affiliate of the Company for costs of issuance of the Series 2018 Bonds actually paid by or on behalf of the Company and eligible for reimbursement, all in compliance with the Tax Certificate, upon receipt of an executed COI Requisition, in substantially the form attached to this Indenture as Exhibit D. The Trustee shall from time to time withdraw sufficient funds from the Series 2018 Costs of Issuance Account to fund disbursements made with respect to the Series 2018 Bonds on the date of issuance of such Series 2018 Bonds. Any amounts remaining in the Series 2018 Costs of Issuance Account on the 90th day after the Closing Date shall be transferred by the Trustee to the applicable subaccount of the Construction Collateral Account held by the Collateral Agent.

Section 5.04 [Reserved].

Section 5.05 <u>Debt Service Fund</u>. Pursuant to the Financing Agreement, the Company shall pay or cause moneys to be paid by the Collateral Agent to the Trustee for deposit in the accounts within the Debt Service Fund described below at the times and in the amounts necessary for the Trustee to make the transfers described below. Such amounts shall be paid by the Company in accordance with <u>Exhibit C</u> hereto; provided, however, that the Company shall, from time to time, prepare and provide to the Trustee an amended <u>Exhibit C</u> as may be required in connection with any prepayments, optional redemptions or mandatory redemptions that result in a change in Debt Service hereunder. The Trustee shall create, and shall apply money contained, in the accounts described below at the following respective times in the manner hereinafter provided, which accounts the Trustee hereby agrees to establish and maintain within the Debt Service Fund so long as this Indenture is not discharged in accordance with <u>Article IX</u> and each such account shall constitute a trust fund for the benefit of the Bondholders, and the money in each such account shall be disbursed only for the purposes and uses hereinafter authorized. Funds will be applied pro rata across all Outstanding Series of Bonds.

- (a) <u>Bond Interest Account</u>. The Trustee, on each Interest Payment Date, shall withdraw and apply from moneys on deposit in the Bond Interest Account, an amount which shall be sufficient to pay interest payable on the Outstanding Bonds on such Interest Payment Date.
- (b) <u>Bond Principal Account</u>. The Trustee, on each Principal Payment Date, shall withdraw and apply from moneys on deposit in the Bond Principal Account, an amount equal to the principal due on Bonds on each date on which principal is due (other than a Redemption Date). Money in the Bond Principal Account shall be used and withdrawn by the Trustee on each date on which principal is due solely for the payment of the principal of Outstanding Bonds.

- (c) <u>Bond Redemption Account</u>. The Trustee, on each Redemption Date, shall withdraw and apply moneys on deposit in the Bond Redemption Account, amounts required to pay the redemption price on Bonds to be redeemed prior to their stated maturity. Money in the Bond Redemption Account shall be used and withdrawn by the Trustee on each Redemption Date solely for the payment of the redemption price other than in the case of a Sinking Fund Installment, which payments shall be made from the Bond Sinking Fund Installment Payment Subaccount.
- (d) <u>Bond Sinking Fund Installment Payment Subaccount</u>. The Trustee shall deposit to the credit of the Bond Sinking Fund Installment Payment Subaccount within the Bond Principal Account moneys deposited by the Company or the Collateral Agent to pay each Sinking Fund Installment when due.

Extracts from the Collateral Agency Agreement

Section 5.05 Construction Collateral Fund.

- Construction Collateral Account. On the Series 2018 Bonds Closing Date, the proceeds of the Series 2018 Bonds, net of all costs and expenses incurred in connection with the issuance thereof and the costs and expenses of the borrowing of Loans related to the issuance of the Series 2018 Bonds under the Financing Agreement, amounts for the payment of which shall be deposited into the Series 2018 Costs of Issuance Account under the Indenture, and net of the amounts to be deposited into the Series 2018 Capitalized Interest Account and the Series 2018 Debt Service Reserve Account, shall be deposited into a segregated subaccount of the Construction Collateral Account and thereafter, any interest earned on such proceeds shall be deposited into the Construction Collateral Account. Amounts on deposit in the Construction Collateral Account shall be used to pay Tax-Exempt Project Costs or to reimburse the Company or any affiliate of the Company for any Tax-Exempt Project Costs actually paid by the Company or on behalf of the Company and eligible for reimbursement, allocation or reallocation pursuant to the Tax Certificate. The Collateral Agent shall from time to time withdraw funds from the Construction Collateral Account in accordance with a Requisition delivered by the Company pursuant to Section 5.06. The Construction Collateral Account is created solely for the benefit of the Trustee on behalf of the owners of the Bonds and shall not be subject to any Lien in favor of any Person other than the Collateral Agent solely for the benefit of the Trustee on behalf of the owners of the Bonds and shall be held by the Collateral Agent for the exclusive benefit of only such parties.
- (b) <u>Disbursements from Construction Collateral Account</u>. The Collateral Agent shall make withdrawals, transfers and payments from the Construction Collateral Account, or any additional Project Account or subaccount created within the Construction Collateral Fund as set forth in Section 5.01(a), in accordance with Sections 5.05(a) and in the amounts, at the times and only for the purposes specified in this Section 5.05.
 - (c) Reserved.
- (d) <u>Equity Construction Account</u>. On the Series 2018 Bonds Closing Date, the Company shall make an equity contribution into the Equity Construction Account in an amount

]. From time to time, the proceeds of any subsequent equity contributions may be deposited into the Equity Construction Account or into a new sub-account of the Construction Collateral Fund pursuant to the terms hereof at the sole option of the Company. From time to time, on not less than ten (10) Business Days' notice to the Collateral Agent, the Company may deposit Additional Equity Letters of Credit with the Collateral Agent for deposit into the Equity Construction Account, and at the direction of the Company at the time of deposit of any such Additional Equity Letter of Credit, the Collateral Agent shall release an amount of cash from the Equity Construction Account equal to the stated amount of the Additional Equity Letter of Credit and transfer such released amount to such accounts or payees as set forth in such direction. For all purposes of this Section 5.05(d), each Additional Equity Letter of Credit shall be deemed to be an Equity Construction Letter of Credit. The Company hereby agrees and directs the Collateral Agent to execute and deliver to the issuer of the applicable Equity Construction Letter of Credit (i) promptly, upon five (5) Business Days prior written notice from the Company, a fully completed drawing certificate in the amount set forth in such written notice, and (ii) thirty (30) days prior to the expiration date of the Equity Construction Letter of Credit, a fully completed drawing certificate in an amount equal to the Equity Construction Letter of Credit's then-current stated amount (as determined in accordance with the terms thereof), only to the extent that the Company has not provided to the Collateral Agent prior to such date a substantially similar (in all material respects) letter of credit, or other letter of credit in form reasonably acceptable to the Collateral Agent, issued by an Acceptable Letter of Credit Bank with a stated amount equal to the undrawn amount of the Equity Construction Letter of Credit that such letter of credit replaces. The Collateral Agent shall promptly execute and deliver a fully completed drawing certificate under the Equity Construction Letter of Credit to the issuer thereof pursuant to a Direction Notice. All amounts drawn on any Equity Construction Letter of Credit shall be deposited in the Equity Construction Account and all amounts available under any such Equity Construction Letter of Credit shall be deemed to be on deposit in the Equity Construction Account for all purposes hereunder. Amounts on deposit in the Equity Construction Account shall be used to pay Project Costs or to reimburse the Company or any affiliate of the Company for any Project Costs actually paid by the Company or on behalf of the Company. The Collateral Agent shall from time to time withdraw funds from the Equity Construction Account in accordance with a Requisition delivered by the Company pursuant to Section 5.06. In the event that, on the Series 2018 Bonds Closing Date, the Company has not deposited an Equity Construction Letter of Credit, then any Additional Equity Letter of Credit thereafter delivered, in substitution for cash as provided in Section 5.05(d) above or otherwise, shall be a direct pay letter of credit and provide that the Collateral Agent shall make drawings thereunder for the purposes set forth in this Agreement and in the form of the Additional Equity Letter of Credit by sending a sight draft and drawing certificate in the form attached to such Additional Equity Letter of Credit signed by an authorized officer of the Collateral Agent under the circumstances described in this Section 5.05(d), within the time period specified in the Additional Equity Letter of Credit, and there shall be no other preconditions to any such drawing.

- (e) Reserved.
- (f) Reserved.

- (g) <u>Final Project Costs</u>. Subject to Section 5.05(l), pursuant to instructions of the Company, at any time on or prior to the Mechanical Completion Date, the Company shall direct the Collateral Agent in writing to retain in the Construction Collateral Fund or its sub-accounts amounts necessary for the payment or reimbursement of all remaining Project Costs reasonably expected to become due and payable on or prior to the Final Completion Date. On the Operations Date, the Collateral Agent shall pursuant to instructions of the Company transfer any remaining amounts in the Construction Collateral Fund (except for amounts to be retained therein or in any sub-account thereof pursuant to the first sentence of this Section 5.05(g)) to the Revenue Fund; provided, however, that Collateral Agent shall retain in the Construction Collateral Fund an amount equal to all remaining Project Costs certified in writing by the Company as reasonably expected to be due and payable in order to achieve the Final Completion Date.
 - (h) Reserved.
- (i) <u>Closing Date Costs</u>. Notwithstanding anything herein to the contrary, any disbursements requested to be made from the Equity Construction Account of the Construction Collateral Fund for payments to be made on or in connection with the Series 2018 Bonds Closing Date shall be made pursuant to a Requisition delivered on or within ninety (90) days after the Series 2018 Bonds Closing Date.
- (j) <u>Proceeds of Additional Obligations</u>. Except as otherwise provided in the Financing Documents, net proceeds of Additional Obligations issued to finance Project Costs prior to the Final Completion Date (but not refinancing proceeds which may be deposited under the Indenture to facilitate such refinancing) shall be remitted to the Collateral Agent, for deposit into additional sub-accounts of the Construction Collateral Fund as provided in Section 5.01(a) and Section 5.05(k).
- (k) <u>Sub-Accounts</u>. In accordance with the terms of Section 5.01(a), the Collateral Agent, upon direction from the Company, shall open new sub-accounts of the Construction Collateral Fund as specified by the Company (including the name of any such sub-account) for the purpose of (i) depositing the proceeds of any Additional Obligations (but not refinancing proceeds which may be deposited under the Indenture or as provided in Section 5.05(j) to facilitate such refinancing) permitted to be incurred by the Financing Documents in accordance with Section 5.05(j), (ii) accounting for and payment of the capitalized interest, costs of issuance or otherwise thereof, or (iii) any other purpose permitted by the Financing Documents pursuant to Section 5.06.
- Agreement. Notwithstanding anything in this Section 5.05 to the contrary, on or after the earlier of the third anniversary of the issuance date of the Series 2018 Bonds or the Final Completion Date, the Collateral Agent shall transfer all amounts on deposit in the Construction Collateral Fund representing the proceeds of Tax-Exempt Bonds to the Trustee for the purpose of redeeming Tax-Exempt Bonds in accordance with Section 7.3(c) of the Financing Agreement.
 - (m) Reserved.
 - (n) Reserved.

(o) Reserved.

Section 5.06 Construction Collateral Fund Requisition Procedures.

- (a) Withdrawals from all sub-accounts of the Construction Collateral Fund, collectively, may be made from time to time, subject to the terms and conditions of Section 5.05 and this Section 5.06 (to the extent applicable).
- Subject to the last sentence of this clause (b) and other than as expressly provided in Sections 5.05(g) and 5.05(k), the Company shall request disbursements of monies on deposit in the Construction Collateral Fund (and any sub-account thereof) by delivering to the Collateral Agent (with a copy to each Agent), not later than the tenth (10th) Business Day prior to the proposed date of disbursement (unless such disbursement is requested on the Series 2018 Bonds Closing Date, in which case no prior notice shall be required), a withdrawal certificate (the "Company Withdrawal Certificate") signed by an Authorized Company Representative in the form of Exhibit I attached hereto (a "Requisition") (together with a certificate of the Engineer in the form of Exhibit H attached hereto (the "Engineer Withdrawal Certificate"), in each case, to the extent necessary for compliance with Section 5.06(c) and Section 5.06(d)) (collectively, a "Requisition"); provided, that an Engineer Withdrawal Certificate shall only be required to the extent a Requisition includes a disbursement for payment of Project Costs. Upon receipt of each Requisition, the Collateral Agent shall make the payments set forth in such Requisition out of money in the Construction Collateral Fund (and each sub-account thereof) as set forth in such Requisition. For the avoidance of doubt, the Collateral Agent is not prevented by the two (2) Business Day notice requirement from paying the obligations set forth in the Requisition prior to the date of disbursement proposed in the Requisition. In making such payments the Collateral Agent may conclusively rely upon the Requisition without further inquiry. However, notwithstanding anything to the contrary contained herein, Collateral Agent may decline to disburse funds pursuant to a Requisition if Collateral Agent determines that any such Requisition is incomplete in any material respect, or does not include the attachments required by this Section 5.06 and provides notice thereof and the basis for such assertion to the Company. Except as provided in Sections 5.05(g), 5.05(k) and 5.05(l), any payments from the Construction Collateral Fund shall be made by the Collateral Agent solely based on Requisitions received from time to time pursuant to this Section 5.06. The opening of or requisitioning of amounts on deposit in any new sub-accounts pursuant to Section 5.05(k) shall be made by the Collateral Agent solely based on instructions received by the Collateral Agent from the Company.
- (c) Each Company Withdrawal Certificate shall set forth the funds requested to be withdrawn and the applicable accounts and payees to which such funds shall be transferred (with a description of the purpose therefor), referencing customary invoices, to the extent required, and attaching a lien waiver from the EPC Contractor in accordance with the requirements of the EPC Contract, and lien waivers in accordance with the requirements of the EPC Contract from all Major Subcontractors with respect to which work has been performed and for which disbursement is requested, conditioned solely upon payment of such requisitioned funds. Such Company Withdrawal Certificate shall also include a statement from the EPC Contractor representing that the EPC Contractor has made all payments or arranged for payment of all payments due and

payable to all of its Subcontractors (as defined in the EPC Contract) with respect to work which has previously been reimbursed by a Requisition. Each Company Withdrawal Certificate shall include the following certifications of the Company as of the date of proposed requisition:

- (i) All amounts previously requisitioned pursuant to prior Requisitions for the payment or reimbursement of Project Costs have been applied solely to pay or reimburse Project Costs;
- (ii) All amounts requisitioned in such Company Withdrawal Certificate relate to Project Costs that have been or are reasonably projected to be incurred in connection with the Facilities within thirty (30) days and none have been the basis for a prior Requisition that has been paid; and
- (iii) Solely to the extent funds are being requisitioned pursuant to such Requisition to pay Project Costs, no Funding Shortfall exists; and
 - (iv) No Event of Default has occurred and is continuing.
- (d) Subject to Section 5.06(e) and Section 5.06(f) hereof, each Engineer Withdrawal Certificate shall include the following certifications of the Engineer, in its reasonable belief, as of the date of proposed requisition:
 - (i) Based on its reasonable belief, no Funding Shortfall exists; and
- (ii) Solely to the extent funds are being requisitioned pursuant to such Requisition to pay the EPC Contractor, (A) the work performed by the EPC Contractor pursuant to the EPC Contract to date has been performed in accordance with the terms of the EPC Contract; (B) the amount being paid to the EPC Contractor pursuant to the applicable Requisition does not exceed the amount then due and payable to the EPC Contractor under the EPC Contract, and (C) in its reasonable belief, Substantial Completion can be achieved by the Outside Operations Date.
- (e) No funds shall be requisitioned under this Section 5.06 from any sub-account of the Construction Collateral Fund with respect to the payment of interest on the Series 2018 Bonds unless no more funds are available in the Series 2018 Capitalized Interest Account under the Indenture, and the only certification required to be made to requisition for due payment of interest shall be a certification by the Company that as of the date of the proposed requisition, no Financing Default Event has occurred and is continuing with respect to the applicable Bonds (each such requisition solely of interest in accordance with this Section 5.06(e), an "Interest Requisition,"); provided that, following the funding by the Collateral Agent of any Interest Requisition, the Collateral Agent shall request a certificate from the Engineer certifying that, based on its reasonable belief, no Funding Shortfall then exists or would directly result from such requisition. If the Engineer cannot deliver such certificate, the Collateral Agent shall withhold funding future Interest Requisitions unless and until (i) the Engineer is able to deliver a certificate to the Collateral Agent certifying that, based on its reasonable belief, no Funding Shortfall then exists or would directly result from such requisition, or (ii) the Collateral Agent is instructed by

the Trustee (at the direction of the Holders or Beneficial Owners of at least a majority of the aggregate principal amount of Bonds outstanding) to resume funding of such Interest Requisitions without the delivery of such certificate; provided further that, notwithstanding any instructions of the Holders or Beneficial Owners of Bonds, the Collateral Agent shall not withhold funding of any requisitions that satisfy all the conditions that would otherwise apply to requisitions of such amounts pursuant to this Section 5.06 (other than this clause (e)).

(f) Notwithstanding the foregoing, the Company shall not be able to requisition for the payment of Project Costs from any sub-account of the Construction Collateral Fund subject to the requisition procedures of Section 5.06 to the extent that an Event of Default has occurred and is continuing.

EXHIBIT G

CERTIFICATE OF FULCRUM REGARDING FEDERAL, STATE & LOCAL APPROVALS (Attached)

CERTIFICATE OF FULCRUM SIERRA HOLDINGS, LLC REGARDING FEDERAL, STATE, AND LOCAL APPROVALS OF THE PROJECT

This certification is made by Fulcrum Sierra Holdings, LLC, a Delaware limited liability company validly authorized to do business under the laws of the State of Nevada ("Fulcrum"), in connection with the findings made by the Director of the State of Nevada Department of Business and Industry (the "Director") pursuant to Nevada Revised Statutes 349.580(2)(b) relating to the issuance by the Director of the State of Nevada Department of Business and Industry Environmental Improvement Revenue Bonds (Fulcrum Sierra Holdings, LLC Project) (Green Bonds) in one or more issues, for the purpose of assisting in the financing or refinancing of a portion of the additional costs of (i) constructing and equipping a facility owned by Fulcrum Sierra BioFuels, LLC (the "Project Company") and operated by Fulcrum BioEnergy, Inc. (the "Operator") to be used for converting municipal solid waste into renewable fuel products located on an approximately 19.4-acre site to be located at 3600 Peru Drive in the Tahoe-Reno Industrial Center, Storey County, Nevada (the "Biorefinery") and (ii) the improvements to and equipping of the facility owned by the Project Company and operated by the Operator used for preliminary sorting and processing of municipal solid waste located on an approximately 10.0-acre site at 350 Saddle Court in Mustang, Storey County, Nevada (the "Feedstock Processing Facility" and, together with the Biorefinery, the "Project").

THE UNDERSIGNED, DOES HEREBY CERTIFY THAT the Project has received all approvals by local, state and federal governments which may be necessary at this time to proceed with the construction, improvement, rehabilitation or redevelopment of the Project.

IN WITNESS WHEREOF, I have hereunto set my signature as an authorized officer of Fulcrum this 18th day of July, 2018.

FULCRUM SIERRA HOLDINGS, LLC, a Delaware limited liability company

Bv:

RICHARD D. BARRAZA

Its: VICE PRESIDENT

EXHIBIT H

FORM OF CERTIFICATE OF APPROVAL BY THE STATE BOARD OF FINANCE AND RESOLUTION OF APPROVAL BY THE COUNTY COMMISSIONERS

(Attached)

CERTIFICATE OF APPROVAL BY THE STATE BOARD OF FINANCE

The undersigned duly qualified Chief Deputy Treasurer and Ex-Officio Secretary of the State Board of Finance of the State of Nevada (the "Board of Finance"), does hereby certify as follows:

- 1. The Board of Finance met on August 14, 2018, in a duly noticed open meeting at which a quorum of the members of the Board of Finance were in attendance.
- 2. At such meeting the Board of Finance approved the Findings of the Director of the Department of Business and Industry of the State of Nevada (the "Director") dated as of July 25, 2018, relating to its Environmental Improvement Revenue Bonds (Fulcrum Sierra Holdings, LLC Project) (Green Bonds) to be issued in one or more series or issues (the "Bonds") and reviewed the Additional Considerations contained therein.
- 3. The foregoing actions have not been amended, modified, rescinded and are now in full force and effect.

IN WITNESS WHEREOF, I have executed and delivered this Certificate on the date set forth below.

| Dated this day of | , 2018. |
|-------------------|---|
| | STATE BOARD OF FINANCE |
| | Ву: |
| | Tara Hagan |
| | Chief Deputy Treasurer Ex-Officio Secretary |

RESOLUTION NO. ____

A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF THE COUNTY OF STOREY APPROVING CERTAIN FINDINGS MADE BY THE DIRECTOR OF THE DEPARTMENT OF BUSINESS AND INDUSTRY OF THE STATE OF NEVADA PURSUANT TO NEVADA REVISED STATUTES SECTION 349.580 RELATING TO THE FINANCING OF A SOLID WASTE DISPOSAL FACILITY PROJECT LOCATED IN THE COUNTY OF STOREY; AND PROVIDING OTHER MATTERS PROPERLY RELATING THERETO.

WHEREAS, Fulcrum Sierra Holdings, LLC, a Delaware limited liability company ("Fulcrum"), a wholly owned subsidiary of Fulcrum BioEnergy, Inc. (the "Operator"), has applied to the Director of the State of Nevada Department of Business and Industry (the "Director") for the issuance of industrial development revenue bonds (the "Bonds") pursuant to Nevada Revised Statutes ("NRS") Sections 349.400 to 349.670, inclusive, for the purpose of assisting in the financing or a refinancing of a portion of the additional costs of (i) constructing and equipping a facility owned by Fulcrum Sierra BioFuels, LLC (the "Project Company") and operated by the Operator to be used for converting municipal solid waste into renewable fuel products located on an approximately 19.4-acre site located at 3600 Peru Drive in the Tahoe-Reno Industrial Center, Storey County, Nevada (the "Biorefinery") and (ii) the improvements to and equipping of the facility owned by the Project Company and operated by the Operator used for preliminary sorting and processing of municipal solid waste located on an approximately 10.0-acre site located at 350 Saddle Court in Mustang, Storey County, Nevada (the "Feedstock Processing Facility" and, together with the Biorefinery, the "Project"); and

WHEREAS, pursuant to NRS Section 349.580, the Director, after reviewing the application and other materials submitted to the Director, has made certain findings with respect to the financing of the Project as are provided in the "Findings of the Director of the State of Nevada Department of Business and Industry Pursuant to Nevada Revised Statutes 349.580(2) Relating to the Financing of an Industrial Project to be Located in Storey County, Nevada" (the "Director's Findings"), contained in a Memorandum of Findings, dated July 25, 2018, addressed to the Nevada State Board of Finance and the Storey County (the "County") Board of County Commissioners (the "Board of County Commissioners"); and

WHEREAS, the Director requests in the Director's Findings that the Board of County Commissioners approve the Director's Findings pursuant to NRS Section 349.580(2); and

WHEREAS, the Board of County Commissioners has reviewed the Director's documents and heard testimony before the Board of County Commissioners concerning the Director's Findings;

NOW, THEREFORE, BE IT RESOLVED by the Board of County Commissioners of Storey County, Nevada the following:

- 1. The Director's Findings be and the same hereby are approved pursuant to NRS Section 349.580(2), based upon the materials submitted by the Director and other material submitted to the Board of County Commissioners, the existence of all discretionary approvals necessary for the construction, improvement, rehabilitation or redevelopment of the project and testimony described above in the final preamble hereto. This approval is made for the purposes of NRS Section 349.580(2). It is not (i) an analysis of the Bonds or the appropriateness or risks of the Bonds as investments, (ii) a guarantee, or (iii) a finding that there is no risk in the Project, the Bonds or both.
- 2. The approval in Paragraph 1 is based upon the satisfaction of the requirements of the Director.
- 3. The Clerk-Treasurer of the Board of County Commissioners is hereby authorized and directed to mail a certified copy of this Resolution to the Director.
- 4. Nothing in this Resolution obligates the County in any way with respect to the Project or the Bonds.
- 5. If any action taken herein is found to be unenforceable, the remaining actions and provisions of this Resolution shall remain valid and enforceable unless and until the Board of County Commissioners determines otherwise.
- 6. The County Manager and County Attorney are authorized to take all steps necessary to carry out the actions taken herein and to carry out the purpose and intent of this Resolution.

| 7. | This Resolution shall be effective upon its passage and approval. | | | |
|-----------|---|----------|------------------------------|--|
| PASSED AN | D ADOPTED THIS _ | day of | , 2018. | |
| AYES: | | | | |
| NAYS: | | | | |
| | | | | |
| | | <u> </u> | Marshall McBride Chairman | |
| ATTEST: | | | | |
| | | | | |
| | Inches A. Stanhana | | | |
| | Vanessa A. Stephens bunty Clerk-Treasurer | | | |

H-4

RESOLUTION #17-463

A RESOLUTION OF SUPPORT FOR FULCRUM BIO-ENERGY

WHEREAS, on May 14, 2008, Fulcrum BioEnergy (then Fulcrum Sierra Biofuels, LLC/IMS Nevada, LLC) was granted No. 2007-062 by the Storey County Commissioners; and

WHEREAS, in 2009 the company was granted an amendment to the Special Use Permit allowing relocation to a larger parcel; and

WHEREAS, in 2014 the company was granted a subsequent amendment to the Special Use Permit for modified processing and other considerations; and

WHEREAS, Fulcrum Bio-Energy is in compliance with the conditions of its special use permit and is in good standing with Storey County. Fulcrum Bio-Energy and Storey County have maintained continuous communication about the company's proposed design, future plans of construction and permitting; and

WHEREAS, Fulcrum Bio-Energy will undoubtedly serve as an economic development engine for Storey County and the region.

THEREFORE LET IT BE KNOWN to all present that the Board of County Commissioners of Storey County do hereby endorse and support Fulcrum Sierra Biofuels, LLC/IMS Nevada LLC's efforts to obtain bonding and funding support thru the Nevada Department of Business & Industry.

PASSED and ADOPTED the 30th day of June 2017, by the following:

AYES: McBride, McGuffey and Gilman

NAYS: None

And Signed: Washau W. To.

Marshall McBride, Chairman

Jack McGuffey, Vice Charman

Lance Gilman, Commissioner

Attested:

Vanessa A. Stephens, Clerk-Treasurer

17 -RESOLUTION NO. <u>468</u>

A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF THE COUNTY OF STOREY APPROVING CERTAIN FINDINGS MADE BY THE DIRECTOR OF THE DEPARTMENT OF BUSINESS AND INDUSTRY OF THE STATE OF NEVADA PURSUANT TO NEVADA REVISED STATUTES SECTION 349.580 RELATING TO THE FINANCING OF A SOLID WASTE DISPOSAL FACILITY PROJECT LOCATED IN THE COUNTY OF STOREY; AND PROVIDING OTHER MATTERS PROPERLY RELATING THERETO.

WHEREAS, Fulcrum Sierra BioFuels, LLC, a Delaware limited liability company ("Fulcrum"), a wholly owned subsidiary of Fulcrum BioEnergy, Inc. (the "Operator"), has applied to the Director of the State of Nevada Department of Business and Industry (the "Director") for the issuance of industrial development revenue bonds (the "Bonds") pursuant to Nevada Revised Statutes ("NRS") Sections 349.400 to 349.670 for the purpose of assisting in the financing of a facility to be used for the disposal of solid waste and conversion to renewable fuel products to be owned by Fulcrum and operated by the Operator, consisting of real and personal property to be located at 3600 Peru Drive in the Tahoe-Reno Industrial Center in Storey County, Nevada (the "Project"); and

WHEREAS, pursuant to NRS Section 349.580, the Director, after reviewing the application and other materials submitted to the Director, has made certain findings with respect to the financing of the Project as are provided in the "Findings of the Director of the State of Nevada Department of Business and Industry Pursuant to Nevada Revised Statutes 349.580(2) Relating to the Financing of an Industrial Project to be Located in the Tahoe-Reno Industrial Center, Storey County, Nevada" (the "Director's Findings"), contained in a Memorandum of Findings, dated July 14, 2017, addressed to the Nevada State Board of Finance and the Storey County (the "County") Board of County Commissioners (the "Board of County Commissioners"); and

WHEREAS, the Director requests in the Director's Findings that the Board of County Commissioners approve the Director's Findings pursuant to Section 349.580(2); and

WHEREAS, the Board of County Commissioners has reviewed the Director's documents and heard testimony before the Board of County Commissioners concerning the Director's Findings;

NOW, THEREFORE, BE IT RESOLVED by the Board of County Commissioners of Storey County, Nevada the following:

1. The Director's Findings be and the same hereby are approved pursuant to NRS Section 349.580(2), based upon the materials submitted by the Director and other material submitted to the Board of County Commissioners, the existence of all discretionary approvals necessary for the construction, improvement, rehabilitation or redevelopment of the project and testimony described above in the final preamble hereto. This approval is made for the purposes of NRS Section 349.580(2). It is not (i) an analysis of the Bonds or the appropriateness or risks

of the Bonds as investments, (ii) a guarantee, or (iii) a finding that there is no risk in the Project, the Bonds or both.

- The approval in Paragraph 1 is based upon the satisfaction of the requirements of 2. the Director.
- The Clerk-Treasurer of the Board of County Commissioners is hereby authorized 3. and directed to mail a certified copy of this Resolution to the Director.
- Nothing in this Resolution obligates the County in any way with respect to the Project or the Bonds.
- If any action taken herein is found to be unenforceable, the remaining actions and 5. provisions of this Resolution shall remain valid and enforceable unless and until the Board of County Commissioners determines otherwise.
- The County Manager and County Attorney are authorized to take all steps necessary to carry out the actions taken herein and to carry out the purpose and intent of this Resolution.
 - This Resolution shall be effective upon its passage and approval. 7.

PASSED AND ADOPTED THIS 1st day of August, 2017.

Vanessa A. Stephens County Clerk-Treasurer

AYES: All

NAYS: None

Machan The

Chairman

ATTEST:

RESOLUTION NO. 17-479

A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF THE COUNTY OF STOREY APPROVING CERTAIN FINDINGS MADE BY THE DIRECTOR OF THE DEPARTMENT OF BUSINESS AND INDUSTRY OF THE STATE OF NEVADA PURSUANT TO NEVADA REVISED STATUTES SECTION 349.580 RELATING TO THE FINANCING OF A SOLID WASTE DISPOSAL FACILITY PROJECT LOCATED IN THE COUNTY OF STOREY; AND PROVIDING OTHER MATTERS PROPERLY RELATING THERETO.

WHEREAS, Fulcrum Sierra BioFuels, LLC, a Delaware limited liability company ("Fulcrum"), a wholly owned subsidiary of Fulcrum BioEnergy, Inc. (the "Operator"), has applied to the Director of the State of Nevada Department of Business and Industry (the "Director") for the issuance of industrial development revenue bonds (the "Bonds") pursuant to Nevada Revised Statutes ("NRS") Sections 349.400 to 349.670, inclusive, for the purpose of assisting in the financing or a refinancing of a portion of the costs of (i) constructing and equipping a facility owned by Fulcrum and operated by the Operator to be used for converting municipal solid waste into renewable fuel products located on an approximately 19.4-acre site located at 3600 Peru Drive in the Tahoe-Reno Industrial Center, Storey County, Nevada (the "Biorefinery") and/or (ii) the improvements to and equipping of the facility owned by Fulcrum and operated by the Operator used for preliminary sorting and processing of municipal solid waste located on an approximately 10.0-acre site located at 350 Saddle Court in Mustang, Storey County, Nevada (the "Feedstock Processing Facility" and, together with the Biorefinery, the "Project"); and

WHEREAS, pursuant to NRS Section 349.580, the Director, after reviewing the application and other materials submitted to the Director, has made certain findings with respect to the financing of the Project as are provided in the "Findings of the Director of the State of Nevada Department of Business and Industry Pursuant to Nevada Revised Statutes 349.580(2) Relating to the Financing of an Industrial Project to be Located in Storey County, Nevada" (the "Director's Findings"), contained in a Memorandum of Findings, dated November 27, 2017, addressed to the Nevada State Board of Finance and the Storey County (the "County") Board of County Commissioners (the "Board of County Commissioners"); and

WHEREAS, the Director requests in the Director's Findings that the Board of County Commissioners approve the Director's Findings pursuant to NRS Section 349.580(2); and

WHEREAS, the Board of County Commissioners has reviewed the Director's documents and heard testimony before the Board of County Commissioners concerning the Director's Findings;

NOW, THEREFORE, BE IT RESOLVED by the Board of County Commissioners of Storey County, Nevada the following:

1. The Director's Findings be and the same hereby are approved pursuant to NRS Section 349.580(2), based upon the materials submitted by the Director and other material submitted to the Board of County Commissioners, the existence of all discretionary approvals

necessary for the construction, improvement, rehabilitation or redevelopment of the project and testimony described above in the final preamble hereto. This approval is made for the purposes of NRS Section 349.580(2). It is not (i) an analysis of the Bonds or the appropriateness or risks of the Bonds as investments, (ii) a guarantee, or (iii) a finding that there is no risk in the Project, the Bonds or both.

- 2. The approval in Paragraph 1 is based upon the satisfaction of the requirements of the Director.
- 3. The Clerk-Treasurer of the Board of County Commissioners is hereby authorized and directed to mail a certified copy of this Resolution to the Director.
- 4. Nothing in this Resolution obligates the County in any way with respect to the Project or the Bonds.
- 5. If any action taken herein is found to be unenforceable, the remaining actions and provisions of this Resolution shall remain valid and enforceable unless and until the Board of County Commissioners determines otherwise.
- 6. The County Manager and County Attorney are authorized to take all steps necessary to carry out the actions taken herein and to carry out the purpose and intent of this Resolution.
 - 7. This Resolution shall be effective upon its passage and approval.

PASSED AND ADOPTED THIS 5 day of December 2017.

AYES:

NAYS:

Marshall McBride Chairman

Marhan m 1

ATTEST:

County Clerk-Treasurer



Storey County Board of County Commissioners Agenda Action Report

| Meeting date: August 7, 2018 | F | Estimate of time required: 15 minutes | | |
|--|--|---|--|--|
| Agenda: Consent [] Regular age | nda [X] Public h | nearing required [] | | |
| chapter 2.22 to the Storey County | Code establishing a raisals of real prop | Ordinance 18-288. An ordinance adding a procedure for creating or amending a list of serty offered for sale or lease by the board and | | |
| 2. Recommended motion: I Ordinance 18-288 | (Comm | issioner) move to approve the first reading of | | |
| 3. <u>Prepared by</u> : Keith Loomis | | | | |
| <u>Department</u> : District Attorney | 's Office | Telephone: 847-0964 | | |
| establish a list of appraisers | s whom are qualific roposed ordinance | ned) the County must enact an ordinance to ed to appraise county properties which are provides the required procedure for | | |
| 5. Supporting materials: Ordinar | nce 18-288; NRS 2 | 44.2795 | | |
| 6. Fiscal impact: | | | | |
| Funds Available: | Fund: | Comptroller | | |
| 7. <u>Legal review required</u> : | | | | |
| _X_ District Attorney | | | | |
| 8. Reviewed by: | | | | |
| Department Head County Manager | Department Nar Other agency re | ne: view: | | |
| 9. Board action: Approved Denied | [] Approve | ed with Modifications ed Agenda Item No. 3 | | |

ORDINANCE NO. 18-288

Summary

An Ordinance establishing procedure for creating or amending a list of appraisers qualified to conduct appraisals of real property offered for sale or lease by the board.

<u>Title</u>

An ordinance adding chapter 2.22 to the Storey County Code establishing a procedure for creating or amending a list of appraisers qualified to conduct appraisals of real property offered for sale or lease by the board and providing for other matters properly related thereto.

The Board of County Commissioners of the County of Storey, State of Nevada, does ordain:

SECTION 1

2.22.020 Purpose

As required by state law, the board of county commissioners establishes these procedures for creating or amending a list of appraisers qualified to conduct appraisals of real property owned by the county and offered for sale or lease by the board.

2.22.040 Requirements

Before the county may sell or lease county-owned property, the county manager or a department head authorized by the board to negotiate to sell or lease the property must obtain an appraisal or appraisals prepared by appraisers selected from a list established by section 2.22.080.

2.22.060 Qualifications of Appraisers

In order for an appraiser to be placed on the county's list of qualified appraisers, the appraiser must meet at least the following requirements:

- A. Hold a general appraiser certificate from the Nevada Real Estate Division.
- B. Have five years of experience in appraising real property in northern Nevada.
- C. Provide a resume describing the appraiser's qualifications, certifications, years of experience, and professional expertise.
- D. Provide an estimation of the time it will take for the appraiser to complete appraisal projects.
 - E. Provide a list of fees charged by the appraiser.
- F. Provide a copy of and maintain a policy of professional liability insurance as required by the county.
 - G. Be willing to indemnify the county for errors, omissions and negligence.

H. Meet any other criteria the board determines to be necessary.

2.22.080 Appraiser List

A list of appraisers will be established by the board as follows:

- A. The county manager or his designee will send notice to the current certified general appraisers with offices in northern Nevada requesting a response with their qualifications if they are interested in providing appraisals for the sale or lease of real property owned by Storey County.
- B. The county manager or his designee will review and compile a list of qualified appraisers and organize it in random order.
- C. After an appraiser has completed an appraisal, the appraiser will be rotated to the bottom of the list.
- D. The list may be amended by the county manager or his designee to remove names on written request from the appraiser, on information received from the state of Nevada that the appraiser is no longer active, or on the board's determination that there is a basis for removal.
- E. The list may also be amended to add names of qualified appraisers who subsequently request to be added to the list or whom are later solicited by the county manager or his designee and are qualified to conduct general appraisals.

2.22.100 Selection of Appraisers

When an appraisal is required, the county manager must submit the qualifications of the appraiser or appraisers at the top of the list established pursuant to section 2.22.080 to the board for verification of their qualifications. The submittal must be accompanied by a proposal from the appraiser(s) selected setting forth the time frame within which the appraiser will complete the appraisal, a fee quote, their qualification for the particular assignment and the disclosure statement required by NRS 244.2795(3). If the board does not accept an appraiser as qualified, the county manager shall submit the qualifications of the next appraiser on the list for verification along with the accompaniment required of the appraiser. This process shall continue until the board has verified the qualifications of the number of appraisers required to conduct the appraisal. An appraiser that is found not qualified for a job retains the same position on the list for the next job.

2.22.120 Sunset Provision

This ordinance is effective until the date of repeal of the state law requiring the board of county commissioners to obtain appraisals when offering any county-owned real property for lease or sale and to adopt an ordinance creating a list of appraisers.

| Proposed | on | , 2018. | | |
|----------|----------------|---------|---------|--|
| Proposed | by Commissione | r _ | | |
| Passed | on: | | _, 2018 | |

| Vote: Ayes: | Commissioners | | | |
|----------------|----------------|--|---------------|-------------|
| | Nays: | Commissioners | | |
| | Absent: | Commissioners | | |
| Marshall | McBride, Chair | _ man | | |
| Attest: | | | | |
| Vanessa | Stephens, Cou | _ inty Clerk | | |
| This ordin | | in force and effect from e vear 2018. | and after the | _day of the |

NRS 244.2795 Sale or lease of certain real property: Appraisal required; qualifications and selection of appraisers; disclosure statements; interest of appraiser or related person in property or adjoining property prohibited; effect of sale or lease in violation of section.

- 1. Except as otherwise provided in NRS 244.189, 244.276, 244.279, 244.2815, 244.2825, 244.2833, 244.2835, 244.284, 244.287, 244.290, 278.479 to 278.4965, inclusive, and subsection 3 of NRS 496.080, except as otherwise required by federal law, except as otherwise required pursuant to a cooperative agreement entered into pursuant to NRS 277.050 or 277.053 or an interlocal agreement in existence on or before October 1, 2004, except if the board of county commissioners is entering into a joint development agreement for real property owned by the county to which the board of county commissioners is a party, except for a lease of residential property with a term of 1 year or less, except for the sale or lease of real property to a public utility, as defined in NRS 704.020, to be used for a public purpose, except for the sale or lease of real property to the State or another governmental entity and except for the sale or lease of real property larger than 1 acre which is approved by the voters at a primary or general election or special election, the board of county commissioners shall, when offering any real property for sale or lease:
- (a) Except as otherwise provided in this paragraph, obtain two independent appraisals of the real property before selling or leasing it. If the board of county commissioners holds a public hearing on the matter of the fair market value of the real property, one independent appraisal of the real property is sufficient before selling or leasing it. The appraisal or appraisals, as applicable, must have been prepared not more than 6 months before the date on which the real property is offered for sale or lease.
- (b) Select the one independent appraiser or two independent appraisers, as applicable, from the list of appraisers established pursuant to subsection 2.
- (c) Verify the qualifications of each appraiser selected pursuant to paragraph (b). The determination of the board of county commissioners as to the qualifications of the appraiser is conclusive.
- 2. The board of county commissioners shall adopt by ordinance the procedures for creating or amending a list of appraisers qualified to conduct appraisals of real property offered for sale or lease by the board. The list must:
- (a) Contain the names of all persons qualified to act as a general appraiser in the same county as the real property that may be appraised; and
 - (b) Be organized at random and rotated from time to time.
- 3. An appraiser chosen pursuant to subsection 1 must provide a disclosure statement which includes, without limitation, all sources of income that may constitute a conflict of interest and any relationship with the real property owner or the owner of an adjoining real property.

- 4. An appraiser shall not perform an appraisal on any real property for sale or lease by the board of county commissioners if the appraiser or a person related to the appraiser within the first degree of consanguinity or affinity has an interest in the real property or an adjoining property.
 - 5. If real property is sold or leased in violation of the provisions of this section:
 - (a) The sale or lease is void; and
- (b) Any change to an ordinance or law governing the zoning or use of the real property is void if the change takes place within 5 years after the date of the void sale or lease.



Storey County Board of County Commissioners Agenda Action Report

| Meeting date: U8/U//18 | Estim | Public hearing required [x] | | |
|---|---|---|--|--|
| Agenda: Consent [] Regular age | enda [x] Public hearing | | | |
| letters of interest and appo | intment of a planning comm | 018, board meeting.) Consideration of nissioner to fill the vacancy and serve the a City on the Storey County Planning | | |
| | ancy and serve the remainde | tion by staff, I [commissioner] motion to er of the term representing Precinct 1 | | |
| 3. Prepared by: Austin Osborne | | | | |
| 4. <u>Department</u> : Human Resour | ces and Planning | <u>Telephone</u> : 847-1144 | | |
| the planning commission. The of service on the planning complanning commissioner term expolicy and NRS, and two letter background and their interest in and experience, staff recommend | e incumbent on June 11,2 incumbent is in good star mission was admirable are pires December 31, 2020 is of interest were received a serving our community ands the appointment of Jin | 2018, announced his need to retire from ading with the county and his 23 years and is highly appreciated. The Precinct 10. The vacancy was posted according to d. Both applicants show an impressive is appreciated. Based on qualifications m Collins to serve on the planning ppointment needs to be posted again | | |
| 6. Supporting materials: Enclos | ures: (A) vacancy public | posting; and (B) letters of interest. | | |
| 7. Fiscal impact: None on local g | overnment. | | | |
| Funds Available: | Fund: | Comptroller | | |
| 8. <u>Legal review required:</u> | District Attorne | у | | |
| 9. Reviewed by: Department Head | Department N | ame: | | |
| County Manager | Other agency | review: | | |
| 10. Board action: Approved Denied | [] Approved with | h Modifications Agenda Item No | | |
| | | Ayenus nem No | | |

STOREY COUNTY PUBLIC NOTICE

PLANNING COMMISSIONER POSTING

Precinct 1 (Virginia City)

Position: Storey County Planning Commissioner to represent Precinct1 (Virginia City).

All interested parties must live within this voting district. Incumbent Planning Commissioner is eligible to request reappointment. The Planning Commission is an advisory body to the Board of County Commissioners. It is responsible for directing the short- and long-range growth and development of the county through maintenance and implementation of the county master plan, zoning ordinances, and other applicable land-use policies. It is composed of seven commissioners who serve two or more times per month on the body and who are compensated pursuant to NRS 278.040. Each commissioner is appointed by the Board of County Commissioners to serve at its pleasure for a four year term with possible reappointment following expiration of the term.

Preferred Qualifications: A Planning Commissioner's primary duty is to make land-use decisions that are consistent with the policies and plans formally adopted by the Board of County Commissioners. Therefore, the first priority of a Planning Commissioner is to have strong decision-making skills and develop knowledge of county policies and applicable Nevada Revised Statutes. It is not necessary to have training in the fields of planning, architecture, law, civil engineering, geology, economics, or demography; these are skills that are available to the commissioner from staff, consultants, and applicants. The Planning Commissioner's job is to weigh input given in staff reports and other professional reports, meeting testimonies, and other correspondence. A Planning Commissioner is like a judge who renders decisions based on the testimony of experts and others who appear as witnesses in a trial. Minimum qualifications of a Planning Commissioner include: a willingness and ability to research and report on issues, programs, and policies related to local land-use matters; ability to attend afternoon and night meetings on a regular basis; ability to sustain harmonious working relationships with commission members, the Board of County Commissioners, staff, residents, applicants, and the public; ability to act within the ethical standards set forth by NRS and NAC; and willingness to expand knowledge related to land-use planning. The new-appointee must successfully pass a criminal background investigation.

Letter of Interest: All interested parties must submit a letter of interest showing qualifications and reason for applying for the appointment. An official job application is not necessary.

Closing Date: Letters of interest (originals) must be received by the Storey County Human Resources Office, Storey County Courthouse, 26 South "B" Street (P.O. Box 176), Virginia City, NV 89440 by 5:00 p.m., Monday, June 25, 2018. Please contact 775.847.0968 for further questions.

Appointment Date: The Board of County Commissioners will consider letters of interest at its July 3, 2018 regularly scheduled meeting. Applicants may be asked to speak and should attend.

Storey County is an Equal Opportunity Employer. Posting dates: 06/11/18 – 06/25/18





Custom Homes, Additions & Garages
NSCL #52058, Limit\$500,000

Phone: 775-847-7525 Cell: 775-720-8010 Vax: 775-847-7524

June 20, 2018

Storey County Human Resources Office Storey County Courthouse 26 South "B" P.O. Box 176 Virginia City, NV 89440

Dear Sir or Madam;

I should like to express my interest in the position of Storey County Planning Commissioner, representing Precinct 1. I have lived and worked in Storey County for more than 25 years. I believe I would be an asset to the Board of Commissioners and to the citizens of our community by bringing an understanding of the issues that builders and homeowners come across.

My knowledge and experience over the past 17 years as a licensed general contractor in Virginia City gives me the insight and commitment to help make our community safer and a better place to live and work.

I would appreciate being considered for the position of Storey County Planning Commissioner, allowing the opportunity to contribute to bettering our community.

Thank you for your consideration.

Sincerely,

Jim Collins

Paul A. Kvam P.O. Box 1159 8 South F Street Virginia City, BV 89440

Home Phone: 775-847-7177 Cell Phone: 775-813-7778



Storey County Human Resources

June 14, 2018

26 South B Street

P.O. Box 176

Virginia City, NV 89440

Re: Planning Commissioner-Precinct 1

Dear Board of Commissioners,

I would like to apply for the position of Planning Commissioner-Precinct 1. I live in Precinct 1 at 8 South F Street, Virginia City, aka the Crooked House. I have resided at this address with my wife since late May, 2002. I have never been arrested, and I'm drug-free, and seldom drink (never to excess). I've always been registered to vote and rarely miss an election.

I am applying for this position for the following reasons:

- 1. My dedication to public service and at this point of my life, Storey County.
- 2. Since I'm retired from state service, I have the time for the position.
- 3. I would like to learn more about the planning process in local government. While at the PSC/PUC and while conducting pro-bono work with the natural gas project for the Comstock, I approached the field of government planning for utility service, but never did this area of work.
- 4. I'm objective and balanced in my decision-making process, largely due to my experience at the PSC/PUC and working in law enforcement. There are always at least two sides to every story.
- 5. I have extensive experience in interpreting statutes, rules, and regulations.

Please contact me if you have any questions or need any information.

Paul O Man

Sincerely,

Paul A. Kvam

P.O. Box 1159, No. 8 So. F Street Virginia City, Nevada 89440

> Home (775) 847-7177 Cell (775) 813-7778

Education

B.S. Degree in Accounting University of Nevada - Reno Graduated - May 1981

M.S. Degree in Administration of Justice San Jose State University - San Jose, CA Graduated - August 1979

B.S. Degree in Administration of Justice San Jose State University - San Jose, CA Graduated - May 1972

Certificate of Course Completion in Law Enforcement Butte Community College - Durham, CA Graduated - May 1970

Experience

04/13-Current

Utility Analyst

Storey County Government

Virginia City, NV

In this position, I am leading the effort to bring natural gas service to the Virginia City and Gold Hill area. I represent Storey County

government in meetings with the Public Utilities Commission, Southwest

Gas, the Nevada Legislature, and other entities.

I work directly for Storey County Manager, Pat Whitten

01/07-06/09

Financial Analyst

\$72,000/Year

Unpaid Position

Tariffs and Compliance Division, Public Utilities Commission

Carson City, NV

At the PUC, I conducted audits and financial investigations as an independent advisor to the Commission. My work was summarized in the form of affidavits, prefiled testimony, and testimony in open and closed hearings. I have testified many times on a wide variety of utility issues during my twelve years with both the PUC and its predecessor, the Public Service Commission.

12/96-01/07

Auditor II

\$62,000/Year

State Dairy Commission, Reno, NV

Telephone: 775.688.1211

In my current position, I travel to licensee locations in the western US to conduct audits with companies in the dairy business. The audits I conduct consist of revenue collection and cost audits of businesses in the dairy business.

Audits I conduct include cost of service analysis of licensee operations and products for sale.

Formal workpapers are prepared for every audit.

Supervisor: Mark French, Executive Director (Now Retired)

Telephone: 775.688.1211

07/95-12/96

Compliance Audit Investigator II Employment Security Division Reno, NV Field Office \$46,000/Year

Telephone: 775.688.2663

- ----Investigated Companies & Filed Claims for Compliance.
- ----Collected Taxes, Seized and Froze Bank Accounts.
- ----Serve Legal Documents.
- ----Investigated Fraudulent Identities.
- ----Conduct Business Background / Ownership Investigations.

Supervisor: Paul Barton

1/86-7/95

Staff Auditor

\$48.000/Year

Public Service Commission, Carson City, NV

Telephone: 775.687-6001

- ----Audited Books and Records of Utility Companies.
- ----Conducted Efficiency and Prudence Studies.
- ----Investigated Utility Practices and Actions.

Supervisor: Phil Williamson (Now Retired)

10/81-1/86

Investigator

\$30,000/Year

State Gaming Control Board, Carson City, NV

- ---Conducted Background and Financial Investigations.
- ----Audited Books and Records of Gaming Applicants.

05/75-10/81

Field Agent

\$22,000/Year

Motor Carrier Division, Carrier Enforcement, Reno, NV

(Now NHP Trooper, This agency was merged into the Nevada Highway

Patrol).

This position was subsequently merged into the Nevada Highway Patrol. I was a uniformed law enforcement officer enforcing commercial vehicle and general traffic laws upon Nevada highways.

05/74-05/75

Deputy Sheriff/Full-time and Reserve

Douglas County Sheriff's Office, Stateline, NV

I was an off-road motorcycle officer during the summer of 1974. My remaining time with DCSO was spent as a reserve deputy, while working on my master's thesis with the department,

Personal:

Birthdate:

04/08/50

Health: Excellent, 5-10, 200 lbs.

Background: No arrests, light drinker, never used illegal drugs



Storey County Board of County Commissioners Agenda Action Report

| Meeting date: 08/07/18 | Estimate of time required: 20 min. | | |
|--|--|--|--|
| Agenda: Consent [] Regular agend | da [x] Public hearing required [x] | | |
| ordinance amending Chapter 2.12 of | ble Action: First Reading of Ordinance No. 18-286 an the Storey County Code providing for the creation, duties, sion, and other properly related matters. | | |
| [commissioner] motion to approve I | In accordance with the recommendation by staff, I first Reading of Ordinance No. 18-286 an ordinance amending Code providing for the creation, duties, and powers of the sperly related matters. | | |
| 3. Prepared by: Austin Osborne | | | |
| 4. Department: Planning / Human | Resources <u>Telephone</u> : 775.847.0968 | | |
| | kes necessary changes to existing county code regarding the Storey County Planning Commission. The Planning to the County Commissioners. | | |
| 6. Supporting materials: Enclosed | Draft Ordinance 18-286. | | |
| 7. Fiscal impact: None on local gov | ernment. | | |
| Funds Available: | Fund: Comptroller | | |
| 3. <u>Legal review required:</u> 9. Reviewed by: | District Attorney | | |
| Department Head | Department Name: | | |
| County Manager | Other agency review: | | |
| 0. Board action: Approved Denied | [] Approved with Modifications [] Continued Agenda Item No. 15 | | |

Ordinance No. 18-286

Summary

An ordinance an ordinance amending Chapter 2.12 of the Storey County Code providing for the creation, duties, and powers of the Planning Commission, and other properly related matters.

Title

An ordinance an ordinance amending Chapter 2.12 of the Storey County Code providing for the creation, duties, and powers of the Planning Commission, and other properly related matters.

The Board of County Commissioners of the County of Storey, State of Nevada, does ordain:

Storey County Code Chapter 2.12 is hereby amended to provide as follows:

Chapter 2.12

PLANNING COMMISSION

Sections:

- 2.12.010 Created--Membership.
- 2.12.020 Appointment.
- 2.12.025 Districts.
- 2.12.030 Term of office.
- 2.12.040 Regular meetings.
- 2.12.050 Special meetings.
- 2.12.060 Filling of vacancies.
- 2.12.070 Organization.
- 2.12.080 Powers generally.
- 2.12.090 Scope of authority.
- 2.12.100 Funding.
- 2.12.110 Authority to create offices and enter into contracts.

2.12.010 Created--Membership.

There is created the planning commission to consist of seven members. (Ord. 61 § 1, 1973) (Ord. No. 12-245, § I, 12-4-2012)

2.12.020 Appointment.

A. The members of the planning commission are appointed by the chair of the board of county commissioners, with the approval of the board of county commissioners.

B. The <u>No planning commission</u> members may not hold other public <u>concurrently be a member</u> of the <u>Board of Storey County Commissioners or an employee of Storey County or the Storey County Fire Protection District</u>. unless authorized by law. (Ord. 61 §§ 2, 3, 1973) (Ord. No. 12-245, § I, 12-4-2012)

2.12.025 Districts.

The county is divided into five planning districts, with two additional at-large districts. Each appointed planning commissioner must have a primary residence in his or her district. The two at-large positions are available to any citizen in the county for appointment. The planning commission districts are as follows:

- A. Precinct 1, Virginia City.
- B. Precinct 2, Gold Hill/Virginia City.
- C. Precinct 3 and 6 (combined), River District.
- D. Precinct 4, Mark Twain.
- E. Precinct 5, Highlands (including Virginia City Highlands, Highland Ranches, and Virginia Ranches.
- F. Two at-large districts. (Ord. No. 12-245, § I, 12-4-2012)

2.12.030 Term of office

The terms of the members of the commission are as follows:

- A. Upon the first appointment, one member must serve for one year, one member must serve for two years, two members must serve for three years, and three members must serve for four years.
- B. Following initial appointments, all members must serve for four years or until their successor takes office.
- C. Members of the planning commission may be removed, after public hearing, by a majority vote of the governing body for just cause.
- D. Vacancies occurring other than through the expiration of term must be filled for the unexpired term. (Ord. 61 § 4, 1973) (Ord. No. 12-245, § I, 12-4-2012)

2.12.040 Regular meetings.

- A. The planning commission must hold at least one regular meeting in each month, and must adopt rules for transaction of business and keep a record of its resolutions, transactions, findings, and determinations, which is a public record.
- B. The planning commission must take action on any applications before it and announce and record its recommended action in the form of a motion. *The motion must include findings of fact for approval, approval with conditions, or denial.* Notice of the approval, approval with conditions or a denial *with findings of fact* must be prepared by the director of community development *planning* and sent to the applicant and the board by the agenda cut-off date of the board meeting at which the item will be heard. (Ord. 61 §§ 5, 9, 1973) (Ord. No. 12-245, § I, 12-4-2012)

2.12.050 Special meetings.

The planning commission may enact regulations it deems necessary for the holding of special meetings, these regulations must include the proper notification of the commission members and the general public. (Ord. 61 § 10, 1973) (Ord. No. 12-245, § I, 12-4-2012)

2.12.060 *Vacancies and filling of vacancies*.

- <u>A.</u> The position of any planning commission member must be declared vacant if the member is absent for four consecutive regular meetings or is absent for six meetings in any calendar year, whichever occurs first. These provisions do not apply in the event of illness of the member or death in the family. A member's absence for business or other personal reasons is not considered valid excuse under this section. (Ord. 61B 1977) (Ord. No. 12-245, § I, 12-4-2012)
- B. Vacancies will be posted in the officially recognized newspaper of the county and on the county website. The posting will contain the title "planning commissioner", a short summary of the duties of a planning commissioner, the precinct of the vacancy or the at-large status for atlarge vacancies, that the applicants must live within the subject precinct, reference to NRS 278.040 regarding compensation of a planning commissioner, the duration and closing date of the posting, the location to which letters of interest may be submitted and the deadline for submittals, and the date of the meeting at which the board may consider appointment of a planning commissioner to fill the vacancy.

C. Planning commissioners will be appointed in accordance with the applicable provisions of this code.

2.12.070 Organization.

The commission must elect its chairman from its appointed members. The term of chair is for 1 year, with eligibility for reelection. (Ord. 61 § 6, 1973) (Ord. No. 12-245, § I, 12-4-2012)

2.12.080 Powers generally.

The planning commission has the powers authorized by state law, or ordinance, subject to provisions of section 2.12.090 including the preparation and adoption of a master plan setting forth a comprehensive, long-term general plan for the physical development of the county. (Ord. 61 § 12, 1973) (Ord. No. 12-245, § I, 12-4-2012)

2.12.090 Scope of authority.

The planning commission is an advisory body to the board of county commissioners, and any decisions rendered by the planning commission are a recommendation to the board. (Ord. 61 § 11, 1973) (Ord. No. 12-245, § I, 12-4-2012)

2.12.100 Funding.

The eounty commissioners <u>board</u> must appropriate sufficient funds necessary to the work of planning commission. (Ord. 61 § 7, 1973) (Ord. No. 12-245, § I, 12-4-2012)

2.12.110 Authority to create offices and enter into contracts.

The planning commission may create and fill such other offices it may determine are necessary and to enter into contracts and make appointments allowed by applicable state statutes. (Ord. 61 § 8, 1973) (Ord. No. 12-245, § I, 12-4-2012)

Signatures on next page

| • | 0 | | | |
|--------------------|----------------------------|--|--------|------------|
| Proposed by Passed | Commission on: | er , 2018 | | |
| Vote: | | | | |
| | Ayes: | Commissioners | | |
| | Nays: | Commissioners | | <u>.</u> |
| | Absent: | Commissioners | | |
| Marshall McI | Bride, Chairm | an | | |
| Attest: | | | | |
| Vanessa Ste | phens, Count | y Clerk | | |
| | ce shall be in of the y | force and effect from and afterear 2018. | er the | day of the |



Storey County Board of County Commissioners Agenda Action Report

| Meeting date: 08/07/18 | Est | imate of time required: 20 mm. |
|--|--|---|
| Agenda: Consent [] Regular ager | nda [x] Public hearii | ng required [x] |
| ordinance amending Chapter 2.44 c | of the Storey County on, removing redund | ading of Ordinance No. 18-285 an Code re-establishing the Storey County ant provisions from Chapter 3.80 of the operly related thereto. |
| [commissioner] motion to approve Chapter 2.44 of the Storey C | First Reading of Ord County Code re-est oving redundant pro- | rith the recommendation by staff, I linance No. 18-285 an ordinance amending ablishing the Storey County Regional visions from Chapter 3.80 of the Storey related thereto. |
| 3. Prepared by: Austin Osborne | | |
| 4. Department: Planning | | Telephone : 775.847.0968 |
| creation, duties, and powers of the and it authorizes creation of a co | he Storey County Regularity RTC in order founty and for appropria | ges to existing county code regarding the gional Transportation Commission (RTC), or the orderly planning and development of ate cooperation with other transportation and state. |
| 6. Supporting materials: Enclosed | l Draft Ordinance 18 | -285. |
| 7. Fiscal impact: None on local go | vernment. | |
| Funds Available: | Fund: | Comptroller |
| 8. <u>Legal review required:</u> 9. <u>Reviewed by</u> : | District Attor | ney |
| Department Head | Departmen | t Name: |
| County Manager | Other agen | cy review: |
| 10. Board action: Approved Denied | [] Approved [] Continued | with Modifications Agenda Item No. 1 |

ORDINANCE NO. 18-285

Summary

An Ordinance reestablishing the Storey County Regional Transportation Commission.

Title

An ordinance amending Chapter 2.44 of the Storey County Code reestablishing the Storey County Regional Transportation Commission, removing redundant provisions from Chapter 3.80 of the Storey County Code and providing for other matters properly related thereto.

The Board of County Commissioners of the County of Storey, State of Nevada, does ordain:

TITLE: Storey County Code Chapter 2.44 title is hereby amended to provide as follows:

REGIONAL STREET AND HIGHWAY COMMISSION REGIONAL TRANSPORTATION COMMISSION

SECTION 1: Storey County Code section 2.44.010 is hereby amended to provide as follows:

The Board of County Commissioners does hereby create the <u>Storey County Regional</u> <u>Transportation-Commission</u> regional street and highway commission of Storey County.

SECTION 2: Storey County Code Section 2.44.020 is hereby amended to provide as follows:

The commission shall be composed of representatives to be selected as follows: two members of the board; and one representative of the public, who is a resident of the largest town in the county.

SECTION 3: Storey County Code section 2.44.040 is amended to provide as follows:

The commission will meet on the first or third Thursday quarterly, that being the months of July, October, January, and April, and at any other time that a special session is called by a majority of the members of the commission or as directed by the board of county commissioners. The meetings will be held in conjunction with the regular board of commissioners' meeting of the month, unless the commission, by resolution unanimously adopts at a regularly scheduled meeting, designates a different meeting date and time. In no event will there be less than one meeting per quarter in each fiscal year. The commission shall meet at such times and places as the members of the commission may deem necessary and proper; but at least one meeting shall be held in each calendar month.

SECTION 4: Storey County Code Section 2.44.050 is amended to provide as follows:

The commission shall exercise or perform only those powers and duties specifically granted to them and enumerated in <u>NRS Chapter 277A.</u>

SECTION 5: Section 3.80.010 is hereby amended to provide as follows:

3.80.010 Definitions.

Except where the context otherwise requires, the definitions given in this chapter shall govern the construction. As used in Chapter 3.80, of the Storey County Code, unless the context otherwise requires, the words and terms defined in this section have the meanings ascribed to them in this section:

"Board" means the board of county commissioners.

"Commission" means the regional transportation commission <u>created pursuant to Storey County</u> <u>Code Chapter 2.44.</u>

- 1. "Dealer" means and includes every person who:
 - a. Refines, manufactures, compounds or otherwise produces motor vehicle fuel and sells or distributes the same to the county;
 - b. Import motor vehicle fuel into this county and sells or distributes the same therein, whether in the original package or container in which it is imported or otherwise, or who uses the motor vehicle fuel in this county after having imported the same;
 - c. Having acquired motor vehicle fuel in this county in the original package or container, distributes or sells the same in such original package or container, or otherwise, or in any manner uses the same;
 - d. Otherwise acquires in this county for sale or distribution in this county motor vehicle fuel with respect which there has been no prior taxable sale, use or distribution.
- 2. "Dealer" shall not include any person who imports into this county motor vehicle fuel in quantities of five thousand gallons or less purchased from a supplier who is licensed as a dealer under Chapter 365. Nevada Revised Statutes and who shall assume liability for the collection and remittance of the applicable excise tax to this county.

"Department" means the Department of Taxation.

Distribute--Distribution. All motor vehicle fuel sold, donated, consigned for sale, bartered, used or in any way voluntarily disposed of so as to terminate the ownership and possession thereof by the dealer or any other person who imports such motor vehicle fuel owned by him shall be deemed to be "distributed" and considered as "distribution" under this chapter.

"Highway" means every way or place of whatever nature open to the use of the public for purposes of surface traffic, including highways under construction.

"Motor vehicle" means and includes every self-propelled motor vehicle, including tractors, operated on a surface highway.

"Motor vehicle fuel" means and includes gasoline, natural gasoline, casinghead gasoline and any other inflammable or combustible liquid, by whatever name such liquid may be known or sold, the chief use of which in this state is for the propulsion of motor vehicles, motorboats or airplanes. Kerosene, gas oil, fuel oil, jet aircraft fuel, diesel fuel and liquefied petroleum gas shall not be considered motor vehicle fuel for the purposes of this chapter.

"Nevada Department of Taxation" means and includes its duly authorized agents.

"Person" means and includes every natural person, association, firm or partnership, corporation, municipal corporation, quasi municipal corporation, political subdivision, governmental agency, trustee, receiver and the legal representative or representatives of the estate of any deceased person and their agents.

"Retailer" means and includes every person, other than a dealer as defined in this section engaged in the business of selling motor vehicle fuel.

SECTION 6: Sections 3.80.020, 3.80.030, and 3.80.040 of the Storey County Code are hereby repealed.

| Proposed b | on by Commiss | , 2018. signer | | |
|------------|------------------|-------------------|----------|--|
| Passed | on: | , 2018 | <u> </u> | |
| Vote: | Ayes: | Commissioners | | |
| | Nays: | Commissioners | | |

| | Absent: | Commissioners | |
|------------|----------------|--|------------|
| Marshall N | ИсВride, Chair | _ man | |
| Attest: | | | |
| Vanessa S | Stephens, Cou | _ inty Clerk | |
| This ordin | | in force and effect from and after the _ | day of the |



Storey County Board of County Commissioners Agenda Action Report

| ~~ | ~~ - | |
|-------|---|--|
| Meeti | ing date: 08/07/18 | Estimate of time required: 20 min. |
| Agen | da: Consent [] Regular agend | la [x] Public hearing required [x] |
| 1. | the Tahoe-Reno Industrial Cer Section 5.2, by accepting and Commercial Zone modifying feet, adding to Section 17.28.0 microbreweries, and micro-disexceeding 6 stories or 75 feet. | etion: (Continued from the 07/03/18 board meeting) Modification to the LLC-Storey County Development Agreement, in accordance with approving amendments to Chapter 8, Storey County Code 17.28 Couilding height limitation from 3 stories or 45 feet to 6 stories or 75 20 Permitted Uses urgent-cares, truck sales, heavy equipment sales, tilleries; adding to Section 17.28.030 Uses Subject to Permit buildings and hospitals, convalescent homes, and sanitariums; and amending Zone modifying building height limitation from 4 stories or 50 feet to experly related matters. |
| 2. | Recommended motion: See | Enclosure A Recommended Motion 2018-023. |
| 3. | Prepared by: Austin Osborn | e |
| 4. | Department: Planning | Telephone: 775.847.1144 |
| 4. | Storey County and the Tahoe- and may apply SCC 17.36 I1 total commercial allotment m amendment allows hotels and the underlying I2 zoning requ unnecessary and burdensome by the development agreement for certain uses causing poten will only apply to zoning and | Reno Industrial Center, property owners may seek approval from Reno Industrial Center, LLC to apply the SCC 17.28 Commercial zone Light Industrial uses to land already zoned I2 Heavy Industrial. The 1st not exceed 10 percent of land in the industrial center. The proposed other commercial uses to be built to a height which is consistent with 1st rements, it enhances economic development opportunity and eliminates regulations in a pre-approved industrial center environment regulated to, and it requires board and planning commission review and approval tial impact to county resources and infrastructure. These amendments land within the Tahoe-Reno Industrial Center. |
| 6. | Supporting materials: Enc | osures: (A) Recommended Motion; (B) Proposed text amendment; and Notice of Acceptance |
| 7. | Fiscal impact: None on loca | government. |
| | Funds Available: | Fund: Comptroller |
| 8. | Legal review required: | District Attorney |
| 9. | Reviewed by: Department Head | Department Name: Planning |
| | County Manager | Other agency review: |
| 10. | Board action: [] Approved [] Denied | [] Approved with Modifications [] Continued |

2018-023 Enclosure A: Recommended Motion

In accordance with the recommendation by staff, I [commissioner] motion to approve modification to the Tahoe-Reno Industrial Center, LLC-Storey County Development Agreement, in accordance with Section 5.2, by accepting and approving amendments to Chapter 8, Storey County Code 17.28 C Commercial Zone modifying building height limitation from 3 stories or 45 feet to 6 stories or 75 feet, adding to Section 17.28.020 Permitted Uses urgent-cares, truck sales, heavy equipment sales, microbreweries, and micro-distilleries; adding to Section 17.28.030 Uses Subject to Permit buildings exceeding 6 stories or 75 feet, and hospitals, convalescent homes, and sanitariums; and amending SCC 17.36 I1 Light Industrial Zone modifying building height limitation from 4 stories or 50 feet to 6 stories or 75 feet, and other properly related matters.

2018-023 Enclosure B: Proposed Amendment to Development Agreement

Chapter 17.28

C COMMERCIAL ZONE

Sections:

17.28.015 Purpose and intent.

17.28.020 Permitted uses.

17.28.030 Uses subject to permit.

17.28.040 Building height and width.

17.28.050 Yards.

17.28.010 Applicability.

The C commercial zone shall be governed by the provisions set forth in this chapter. (Ord. 159 \$ 2(part), 1999)

17.28.015 Purpose and intent.

To provide suitable areas within Storey County where commercial uses and activities may be established and maintained, to promote efficiency by grouping compatible land uses, and to protect residential areas from the adverse impacts that may be associated with commercial uses. (Ord. 159 § 2(part), 1999)

17.28.020 Permitted uses.

The following uses are permitted in the C commercial zone:

- A. Retail sales, new and used, of items as such as antiques, books, appliances, bakeries, hardware, clothing, pharmacies, dry goods, fabrics, flowers, furniture, electrical and electronic equipment, animal feed, gifts, groceries, jewelry, liquor, lumber, sporting goods, pets, toys and other similar retail uses and activities, service stations and mini-marts;
- B. Commercial offices and financial institutions, such as real estate, medical and dental, banks, accountants, insurance, employment agencies, consulting firms, manufacturer representatives, newspapers, secretarial services, credit unions, associations and other similar office uses and activities;
- C. Personal services, such as barbers, beauticians, dry cleaning, laundromats, funeral homes, health clubs,

tailors, travel agencies, wedding chapels, child care and other similar service uses and activities;

- D. Tourist and visitor related services, such as hotels, motels, bed and breakfast inns, restaurants, cafes, souvenir sales, gift shops, fast food establishments, commercial museums, and other similar visitor related uses and activities;
- E. Places of religious worship such as churches, temples and synagogues, including accessory facilities and uses normally associated with such religious use;
- F. Recreational uses and activities, including bowling lanes, billiard parlors, gaming (when incidental to a primary use and limited to no more than fifteen slot and/or video machines), golf driving ranges, miniature golf, health clubs, pool halls, skating rinks, theaters, and other similar recreational uses and activities;
- G. Public facilities and uses, such as ambulance services, libraries, governmental offices, parking lots and structures, medical clinics, <u>urgent-cares</u>, museums, post offices, telephone exchanges, utility company offices, and other similar public facilities and uses and activities;
- H. General service uses and activities, such as animal hospitals, bars and taverns, car washes (coin operated), catering, private schools and academies, equipment and appliance repair, equipment rental, feed stores, manufactured home sales and service, night clubs, pawn brokers, pet sales and grooming, print shops, upholstery shops, video rentals, and other similar general services uses and activities;
- I. Automotive related use and activities, such as automobile and light truck sales, truck and heavy equipment sales, automobile service and repair (except body repair and painting), automobile rentals, tire shops, gasoline service stations, recreational vehicle sales and service, and other similar uses and activities; however, auto wrecking yards, automobile paint shops and body repair shops, truck sales and service, and heavy equipment sales and service—are prohibited.
 - J. Other commercial uses as follows:
 - 1. Billboards;
- 2. Building materials, but not including ready-mix concrete or hot mix asphalt plants;
 - Contractor storage yards;
- 4. Fraternal lodges, recreational and social clubs, labor halls, service clubs and other private clubs;
 - 5. Hospitals, convalescent homes, and sanitariums;

- 6. Lumber yards;
- 7. <u>Microbreweries micro-distilleries with on-site</u> sales only.
 - 7. Signs.

17.28.030 Uses subject to permit.

The following additional uses may be permitted subject to securing a special use permit as provided for in Chapter 17.62 of this title:

- A. Automobile paint shops and body repair shops;
- B. Fortunetellers;
- C. Buildings and structures constructed for permitted uses as listed in Section 17.28.020 of this ordinance that will exceed forty-five seventy-five feet in height or six stories, or that will be less than twenty-five feet in width; not including silos, stacks or antennas.
- D. Car washes using production line methods such as a chain conveyor, blower, steam cleaning device or other mechanical devices;
- E. Casinos and gaming establishments of more than five thousand square feet of total floor area where slots or video machines are located and where other forms of gambling may take place such as poker, craps, blackjack, sports book and other similar activities;
- F. Equestrian facilities, including riding stables and pony rides;
 - G. Micro-breweries, with on-site sales only;
 - H. Manufactured home sales lots;
 - I. Propane sales and storage;
- J. Public utility service yards, electric transmission stations and gas transmission stations;
 - K. Recreational vehicle parks;
 - L. Wholesale businesses and distributing operations.
 - M. Mini-warehouses and storage facilities for rent.
 - N. Hospitals, convalescent homes, and sanitariums.

(Ord. 159 § 2(part), 1999)

17.28.040 Building height and width.

No building shall be higher than three stories, not to exceed forty-five feet, six stories or seventy-five feet without a special use permit. and the width of any building shall not be less than twenty-five feet. (Ord. 159 § 2 (part), 1999), not including silos, stacks or antennas.

17.28.050 Yards.

There shall be no front yard or side yard required, except wherever a building is located on a lot adjacent to an R-1, R-2 or E zone boundary, there shall be provided a side yard of not less than ten feet on the side of the building adjacent to the zone boundary line. There shall be a rear yard of ten feet provided behind every building. (Ord. 159 § 2(part), 1999)

Chapter 17.36

I-1 LIGHT INDUSTRIAL ZONE

Sections:

| 17.36.010 | Applicability. |
|-----------|----------------|
| 15 06 045 | _ , , |

17.36.015 Purpose and intent.

17.36.020 Permitted uses.

17.36.030 Uses subject to permit.

17.36.040 Minimum parcel area.

17.36.050 Setbacks.

17.36.060 Loading zone.

17.36.070 Building height.

17.36.010 Applicability.

The I-1 light industrial zone shall be governed by the provisions as set forth in this chapter. (Ord. 159 § 2(part), 1999)

17.36.015 Purpose and intent.

The I-1 light industrial zone is intended to provide areas for the development and operation of industrial uses which do not create or cause fumes, odor, smoke, gas, noise or vibrations which are or may be detrimental to other properties in the neighborhood. (Ord. 159 § 2(part), 1999)

17.36.020 Permitted uses.

The following uses are permitted in the I-1 light industrial zone:

- A. Ten percent of the total area in the light industrial zone as designated in the Storey County master plan may be utilized for commercial use. A site plan must be approved by the Storey County building and planning department. No special use permits shall be required of commercial uses, but Chapter 17.28 shall apply to commercial uses in an I-1 light industrial zone;
- B. Storage warehouses for industrial, agricultural, commercial or other products;
 - C. Automobile paint shops and body repair shops;
- D. Mini-warehouses and storage facilities for rent including recreational vehicle storage;
 - E. Wholesale businesses and distributing operations;
 - F. Welding shops;
 - G. Warehouses and warehouse complexes;
- H. Limited manufacturing and assembly uses, such as electronic parts and equipment, when conducted solely within an enclosed building;
- I. Car washes using production line methods such as a chain conveyor, blower, steam cleaning device or other mechanical devices;
- J. Casinos and gaming establishments where more than fifteen slots or video machines are located and where other forms of gambling may take place such as poker, craps, blackjack, sports book and other similar activities;
 - K. Heavy equipment sales and service;
 - L. Truck sales and services;
 - M. Truck refueling facilities;
- N. Commercial offices and financial, institutions, such as real estate, medical and dental, banks, accountants, insurance, employment agencies, consulting firms, manufacturer representatives, newspapers, secretarial services, credit unions, associations and other similar office uses and activities;
- O. Public facilities and uses, such as ambulance services, libraries, governmental offices, parking lots and structures, medical clinics, museums, post offices, telephone exchanges, utility company offices, and other similar public facilities and uses and activities;
- P. Ten percent of the total industrial building improvements may be used for commercial sales to the general public. (Ord. 159 § 2(part), 1999)

17.36.030 Uses subject to permit.

The following additional uses may be permitted subject to securing a special use permit as provided for in Chapter 17.62 of this title:

- A. Casinos and gaming establishments over five thousand square feet where more than fifteen slots or video machines are located and where other forms of gambling may take place such as poker, craps, blackjack, sports book and other similar activities;
 - B. Watchman's dwelling, permanent or temporary;
- C. Buildings and structures constructed for uses listed in Sections 17.36.020 and 17.36.030 of this chapter that will exceed fifty **seventy-five** feet in height **or six stories**;
- D. Kennels for the maintenance, raising, breeding, or caretaking of four or more dogs over twelve weeks old;
 - E. Agricultural product processing;
- F. Recycling centers. (Ord. 159 § 2(part), 1999)

17.36.040 Minimum parcel area.

One acre, except commercial uses in a light industrial zone area for which there is a fifteen thousand square foot minimum per parcel. (Ord. 159 § 2(part), 1999)

17.36.050 Setbacks.

No building shall be located closer than twenty feet to any property line. (Ord. 159 § 2(part), 1999)

17.36.060 Loading zone.

Loading area shall have adequate room. All truck parking and docking areas shall be so designed that county streets shall not be impacted by the operation of the business. (Ord. 159 § 2(part), 1999)

17.36.070 Building height.

No building shall have a height greater than four six stories or fifty seventy-five feet, not including silos, stacks or antennas. A special use permit will be required if the facility exceeds these limits. (Ord. 159 § 2(part), 1999)

| Dated this | day of | , 2018. | | | | | |
|------------|------------|---------|-----|--------|----|---------|---|
| DEVELOPER: | | | COU | NTY: | | | |
| TAHOE-RENO | INDUSTRIAL | CENTER, | THE | COUNTY | OF | STOREY, | a |

company.

LLC, a Limited liability political Subdivision of the State of Nevada

| Ву: | Norman | Prope | erties, | Inc. | а |
|-----|--------|--------|---------|-------|----|
| | Califo | rnia | corpo | ratio | n, |
| | Managi | ng Mei | mber | | |

Marshall McBride, Chairman

Ву:

Lance L. Gilman, Representative

2018-023 Enclosure C: Notice of Acceptance

NOTICE TO STOREY COUNTY OF ACCEPTANCE OF LAND USE REGULATION

The Tahoe-Reno Industrial Center, LLC hereby gives notice pursuant to Section 5.2 of the Development Agreement Between The County of Storey and Tahoe-Reno Industrial Center, LLC and DP Operating Partnership, LP that it approves of and accepts the application of Chapter 8, Storey County Code 17.28 C Commercial Zone modifying building height limitation from 3 stories or 45 feet to 6 stories or 75 feet, adding to Section 17.28.020 Permitted Uses urgent-cares, truck sales, heavy equipment sales, microbreweries, and micro-distilleries; adding to Section 17.28.030 Uses Subject to Permit buildings exceeding 6 stories or 75 feet, and hospitals, convalescent homes, and sanitariums; and amending SCC 17.36 I1 Light Industrial Zone modifying building height limitation from 4 stories or 50 feet to 6 stories or 75 feet, and other properly related matters. Said amendments will be apply to the 1999 Storey County Zoning Ordinance as applicable to land within the Tahoe-Reno Industrial Center.

| Dated | this, 2018. | | |
|--|---|---|--|
| DEV | ELOPER: | COUNTY: | |
| TAHOE-RENO INDUSTRIAL CENTER, LLC, a Limited liability company. | | THE COUNTY OF STOREY, a political Subdivision of the State o Nevada | |
| By: | Norman Properties, Inc. a California corporation, Managing Member | Marshall McBride, Chairman | |
| By: | ance I. Gilman Representative | | |



Storey County Board of County Commissioners Agenda Action Report

| Meet | ting date: 08/07/18 | Estimate of time required: 15 min. | |
|------|--|--|-------------|
| Agen | ada: Consent [] Regular age | nda [x] Public hearing required [x] | |
| 1. | bargain, sale, and conveyance and interest in real property of | Action: Resolution No. 2018-500, for ten dollars, acceptance of grante from Tahoe-Reno Industrial Center, LLC to Storey County rights, described in Enclosure A, that being vacant property that will facilitations facilities at the Tahoe-Reno Industrial Center, McCarran, Stores | , title, |
| 2. | to approve Resolution No. 20 conveyance from Tahoe-Ren real property described in En | ccordance with the recommendation by staff, I [commissioner] mot 18-500, for ten dollars, acceptance of grant, bargain, sale, and to Industrial Center, LLC to Storey County rights, title, and interest closure A, that being vacant property that will facilitate county and the Tahoe-Reno Industrial Center, McCarran, Storey County, Nevacant property that will be county and the Tahoe-Reno Industrial Center, McCarran, Storey County, Nevacant property that will be county and the Tahoe-Reno Industrial Center, McCarran, Storey County, Nevacant property that will be considered to the control of the county and | in other |
| 3. | Prepared by: Austin Osbor | ne e | |
| 4. | Department: Planning | Telephone: 775.847.1144 | |
| 4. | approximately 40 acres of land north of the Storey-Lyon Co | t action will for ten dollars deed and dedicate to Storey County and located adjacent to S.R. 439 USA Parkway approximately two manners boundary. The subject land will be used by Storey County to the communications towers and facilities. | ıiles |
| 5. | Supporting materials: Enc description. | osure A: Deed of Dedication; Exhibit A Communication Site parce | ;l |
| 7. | Fiscal impact: None on loc | al government. | |
| | Funds Available: | Fund:Comptroller | |
| 8. | Legal review required: | District Attorney | |
| 9. | Reviewed by: Department Head | Department Name: Planning | |
| | County Manager | Other agency review: | |
| 10. | Board action: [] Approved [] Denied | [] Approved with Modifications [] Continued Agenda Iter | m No. |

STATE OF NEVADA DECLARATION OF VALUE

| 1. | Assessors Parcel Number a) 004-171-24 b) | | | | | | | |
|---|--|--------------------|----------------|--|--|--|--|--|
| | c) d) | | | | | | | |
| 2. | Type of Property : a) X Vacant Land | b) Single Fam. Res | s. | ECORDERS OPTIONAL USE ONLY | | | | |
| | c) Condo/Twnhse | d) 2-4 Plex | | MENT/INSTRUMENT #: PAGE | | | | |
| | e) Apt. Bldg | f) Comm'l/Ind'l | DATE | OF RECORDING: | | | | |
| | g) Agricultural | h) Mobile Home | NOTES | S: | | | | |
| | i) Other Water Rights | | <u> </u> | | | | | |
| 3. | Total Value/Sales Price of Pr Deed in Lieu of Foreclosure | | \$ \$ | 411.43 | | | | |
| | Transfer Tax Value: Real Property Transfer Tax I | | \$ \$ | 0.00 0.00 | | | | |
| 4. | 1. If Exemption Claimed: a. Transfer tax Exemption per NRS 375.090 Section # 2 b. Explain Reason for Exemption: Transfer to a government entity. | | | | | | | |
| 5. | Partial Interest: Percentage b | peing transferred: | % | | | | | |
| | The undersigned declares and acknowledges, under penalty of perjury, pursuant to NRS 375.060 and NRS 375.110 that the information provided is correct to the best of their information and belief, and can be supported by documentation if called upon to substantiate the information provided herein. Furthermore, the parties agree that disallowance of any claimed exemption, or other determination of additional tax due, may result in a penalty of 10% of the tax due plus interest at 1% per month. | | | | | | | |
| Pur | | ~ | | rally liable for any additional amount owed. | | | | |
| Sign | nature: Kobert M. | Loder, Counterca | pacity: Granto | | | | | |
| Signature: Capacity: | | | | | | | | |
| SELLER (GRANTOR) INFORMATION Print Name: Tahoe-Reno Industrial Center, LLC Print Name: Storey County | | | | | | | | |
| | iress: c/o Robert M. Sa | | Address: | 26 South B Street | | | | |
| City | | y Way, Suite 101 | City: | Virginia City | | | | |
| Stat | | Zip: 89521 | State: | NV Zip: 89440 | | | | |
| CO | MPANY/PERSON REQUES (required if not the se | | | | | | | |
| Prin | t Name: Robert M. Sader, | Ltd. | | Escrow #: DOD-Communications Site | | | | |
| Add | lress: 8600 Technolog | y Way, Suite 101 | | | | | | |
| City | r: Reno | | State: | <u>NV</u> Zip: <u>89521</u> | | | | |

After Recording, Return To:

Storey County Clerk 26 South B Street Virginia City, Nevada 89440

APN: 004-171-24 NRPTT-Exempt

Recorder Affirmation Statement: The undersigned hereby affirms that this document, including any exhibit, hereby submitted for recording does not contain the social security number of any person or persons (per NRS 293B.030).

DEED OF DEDICATION

This Deed of Dedication is made between TAHOE-RENO INDUSTRIAL CENTER, LLC, a Nevada limited liability company, referred to as "Grantor"; and the COUNTY OF STOREY, political subdivision of the State of Nevada, referred to as "Grantee".

In consideration for the sum of Ten Dollars (\$10.00) paid by Grantee to Grantor and other valuable consideration, receipt of which is hereby acknowledged, Grantor hereby grants, bargains, sells and conveys to Grantee, all Grantor's right, title and interest in the real property located in Storey County, Nevada, more particularly described on Exhibit "A" attached hereto and incorporated herein by this reference, ("Real Property").

Reserving and excepting unto Grantor and Grantor's successors and assigns in perpetuity all water rights appurtenant to the Real Property, surface or underground, of whatever kind or nature, including all permits, applications and certificates regarding said water rights, whether such water rights exist at the time of this conveyance or are obtained in the future by Grantor.

TOGETHER WITH ALL and singular the improvements, tenements, hereditaments and appurtenances thereunto belonging or in manner appertaining, and the reversions, remainder and remainders, rents, issues and profits thereof, and excepting all easements and encumbrances of record.

(signatures on next page)

TO HAVE AND TO HOLD the said premises, together with the appurtenances, unto Grantee and to its successors and assigns forever.

| ACCEPTED AND AGREED: | GRANTOR : |
|--|---|
| COUNTY OF STOREY, a political subdivision of the State of Nevada | TAHOE-RENO INDUSTRIAL CENTER LLC, a Nevada limited liability company |
| By and Through its Board of County Commissioners | By: Norman Properties, Inc., a California corporation, its Manager |
| By: Marshall McBride, Chairman | By: Lance Gilman, Authorized Representative |
| Date: | Date: |
| STATE OF NEVADA COUNTY OF) This instrument was acknowledged before make by L. LANCE GILMAN, authorized representative California corporation, Manager of TAHOE-RENO limited liability company. | e of NORMAN PROPERTIES, INC., a |
| | Signature of Notary Officer |
| | Notary Public - State of Neveda Recorded in Washoe County - Nevestand Not 89-0049-2 - Expires Merch 10, 202 |



TRI STATE SURVEYING, LTD.

1925 E. Prater Way Sparks, Nevada 89434 Telephone (775) 358-9491 ◆ FAX (775) 358-3664 Toll Free: 1-800-411-3752

> January 6, 2018 Job No. 17102.01.RM

Exhibit "A" COMMUNICATION SITE

All that certain parcel situate within portions of Section Twenty-Seven (27) and Twenty-Eight (28), Township Nineteen (19) North, Range Twenty-Two (23) East, Mount Diablo Meridian, being all of Parcel 2017-49 as shown and so designated on Map of Division Into Large Parcels, File No. 126973Official Records of Storey County, Nevada.

Date <u>Olloy 201</u> David C. Crook, P.L.S.

Nevada Certificate No. 10836



Land Information Solutions

TRI STATE SURVEYING, LTD.

1925 E. Prater Way Sparks, Nevada 89434 Telephone (775) 358-9491 ◆ FAX (775) 358-3664 Toll Free: 1-800-411-3752

> January 6, 2018 Job No. 17102.01.RM

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Date Ollo 2018 David C. Crook, P.L.S.

Nevada Certificate No. 10836



Storey County Board of County Commissioners Agenda Action Report

| Meet | ing date: | 08/07/18 | | | Estim | ate of tin | ne required: | 15 min. | |
|------|---|------------------------------|------------------|---------------|-------------------------|------------|--------------|--------------|---------|
| Agen | da: Conse | nt[] Re | gular agenda [x] | Pul | olic hearing requ | ired [x] | | | |
| 1. | Title: Discussion/Possible Action: Resolution No. 2018-499, for ten dollars, acceptance of grant, bargain, sale, and conveyance from Tahoe-Reno Industrial Center, LLC to Storey County rights, title, and interest in real property described in Enclosure A, that being portions of Milan Drive at the Tahoe-Reno Industrial Center, McCarran, Storey County, Nevada. | | | | | | nts, title, | | |
| | Recommended motion: In accordance with the recommendation by staff, I [commissioner] motion to approve Resolution No. 2018-499, for ten dollars, acceptance of grant, bargain, sale, and conveyance from Tahoe-Reno Industrial Center, LLC to Storey County rights, title, and interest in real property described in Enclosure A, that being portions of Milan Drive at the Tahoe-Reno Industrial Center, McCarran, Storey County, Nevada. | | | | | | | | |
| 3. | Prepared | l by: Aust | in Osborne | | | | | | |
| 4. | Departm | ent: Planr | ing | | | | Telephone: | 775.847.1144 | |
| 5. | Staff summary: The subject action will for ten dollars deed and dedicate to Storey County approximately one mile extension of improved Milan Drive in accordance with the development agreement between Storey County and the Tahoe-Reno Industrial Center. | | | | | | | | |
| 6. | Supporting materials: Enclosure A: Deed of Dedication; Exhibit A Parcel 2012-2; Exhibit A 2014 2; Exhibit Map to Accompany Parcel Descriptions Portions of the N1/2 of Section 6, Township 19N, Range 23E, MDM. | | | | | | | | |
| 7. | Fiscal impact: None on local government. | | | | | | | | |
| | Funds A | vailable: | le: F | | und: | | Comp | troller | |
| 8. | Legal rev | <u>view requ</u> | <u>ired</u> : | District Atte | | rney | | | |
| 9. | Reviewed | d by: epartment | Head D | epar | tment Name: Pl | anning | | | |
| (| zul co | ounty Man | ager O | ther | agency review: | | | <u></u> | |
| 10. | | etion: Approved Denied | Ţ |] | Approved with Continued | h Modific | ations | A cenda | Item No |

STATE OF NEVADA DECLARATION OF VALUE

| 1. | a) <u>00</u> | rs Parcel Number 5-111-52 and 36 | | | | | | | |
|--|--|--|---|--------------------------|--------------|---------------------------------|--|--|--|
| | b) | | | | | | | | |
| | d) | | • | | | | | | |
| 2. | | Property: Vacant Land | b) Single Fam. | . Res. | FOR F | RECORDERS OPTIO | NAL USE ONLY | | |
| | c) [| Condo/Twnhse Apt. Bldg Agricultural | d) 2-4 Plex f) Comm'l/Ind h) Mobile Hon | PI | BOOK DATE | OF RECORDING: | T#: | | |
| | i) 🔲 | Other Water Rights | | | | | The state of the s | | |
| 3. Total Value/Sales Price of Property: Deed in Lieu of Foreclosure Only (value of property) Transfer Tax Value: \$\$ | | | | ty) \$ \$ \$ \$ | | 0.00 0.00 0.00 | | | |
| 4. | 4. If Exemption Claimed: a. Transfer tax Exemption per NRS 375.090 Section # 2 b. Explain Reason for Exemption: Transfer to a government entity. | | | | | | | | |
| 5. | Partial I | nterest: Percentage b | eing transferred: | % | | | | | |
| | The undersigned declares and acknowledges, under penalty of perjury, pursuant to NRS 375.060 and NRS 375.110 that the information provided is correct to the best of their information and belief, and can be supported by documentation if called upon to substantiate the information provided herein. Furthermore, the parties agree that disallowance of any claimed exemption, or other determination of additional tax due, may result in a penalty of 10% of the tax due plus interest at 1% per month. | | | | | | | | |
| Pui | rsuant to | NRS 375.030, the B | uyer and Seller shall | be jointly a | ind seve | rally liable for any ad | ditional amount owed. | | |
| Sig | nature: | Kobut 111 | | Capacity: | Granto | r | | | |
| ٠. | | Robert M. Sader, C | | . . | | | | | |
| Sig | nature: | | | Capacity: | | | | | |
| Prir | SE: | LLER (GRANTOR) Tahoe-Reno Indu | INFORMATION ustrial Center, LLC | Print N | | JYER (GRANTEE) IN Storey County | FORMATION | | |
| | iress: | c/o Robert M. Sa | | Addres | s: | 26 South B Street | | | |
| City | | 8600 Technology | | City: | | Virginia City | 10 | | |
| Stat | te: | Reno, NV | Zip: <u>89521</u> | State: | | NV Zip: 8944 | Ю | | |
| <u>CO</u> | | PERSON REQUEST required if not the se | TING RECORDING ller or buyer) | | | | | | |
| Prir | ıt Name: | Robert M. Sader, | Ltd. | | | Escrow #: DOD-East | : Milan | | |
| | iress: | 8600 Technology | | | | | | | |
| City | /: | Reno | | | State: | NV | Zip: <u>89521</u> | | |

After Recording, Return To:

Storey County Clerk 26 South B Street Virginia City, Nevada 89440

APN: 005-111-52 and 36

NRPTT-Exempt

Recorder Affirmation Statement: The undersigned hereby affirms that this document, including any exhibit, hereby submitted for recording does not contain the social security number of any person or persons (per NRS 293B.030).

DEED OF DEDICATION

This Deed of Dedication is made between TAHOE-RENO INDUSTRIAL CENTER, LLC, a Nevada limited liability company, referred to as "Grantor"; and the COUNTY OF STOREY, political subdivision of the State of Nevada, referred to as "Grantee".

In consideration for the sum of Ten Dollars (\$10.00) paid by Grantee to Grantor and other valuable consideration, receipt of which is hereby acknowledged, Grantor hereby grants, bargains, sells and conveys to Grantee, all Grantor's right, title and interest in the real property located in Storey County, Nevada, more particularly described on Exhibit "A" attached hereto and incorporated herein by this reference, ("Real Property").

Reserving and excepting unto Grantor and Grantor's successors and assigns in perpetuity all water rights appurtenant to the Real Property, surface or underground, of whatever kind or nature, including all permits, applications and certificates regarding said water rights, whether such water rights exist at the time of this conveyance or are obtained in the future by Grantor.

TOGETHER WITH ALL and singular the improvements, tenements, hereditaments and appurtenances thereunto belonging or in manner appertaining, and the reversions, remainder and remainders, rents, issues and profits thereof, and excepting all easements and encumbrances of record.

(signatures on next page)

TO HAVE AND TO HOLD the said premises, together with the appurtenances, unto

Grantee and to its successors and assigns forever.

| ACCEPTED AND AGREED: | GRANTOR : |
|---|---|
| COUNTY OF STOREY, a political subdivision of the State of Nevada | TAHOE-RENO INDUSTRIAL CENTER, LLC, a Nevada limited liability company |
| By and Through its Board of County Commissioners | By: Norman Properties, Inc., a California corporation, its Manager |
| By: Marshall McBride, Chairman | By: L. Lance Gilman, Authorized Representative |
| Date: | Date: $\frac{7}{12}/18$ |
| STATE OF NEVADA) | |
| COUNTY OF WASHOC) | |
| This instrument was acknowledged before me by L. LANCE GILMAN, authorized representative California corporation, Manager of TAHOE-RENO limited liability company. | of NORMAN PROPERTIES, INC., a |
| | Botty Molary Officer |
| | BETTY MELARKEY Notary Public - State of Nevade Recorded in Washoo County - Nonsolden! No: 89-0049-2 - Expires Merch 10, 2022 |

EXHIBIT "A" PARCEL 2012-2

All that certain real property situated within a portion of the northwest one-quarter (1/4) of Section Six (6), Township 19 North, Range 23 East; Mount Diablo Meridian, Storey County, State of Nevada, being all of Parcel 2012-2 as shown on that "Record Of Survey For Tahoe-Reno Industrial Center, LLC", recorded in the office of the Storey County Recorder, May 2, 2012, File No. 116605, and being more particularly described as follows:

BEGINNING at a point on the south line of Milan Drive as shown on said Record of Survey Map No. 116605, said drive being a portion of said Parcel 2008-47, from which point the west one-quarter (1/4) corner of said Section 6 bears S 24°41'49" W, 2924.93 feet;

Thence, along said south line of Milan Drive, N 88°40'40" W, 1139.07 feet, to the south line of Milan Drive as Dedicated to Storey County per Document No. 110596, Official Records of Storey County, Nevada;

Thence, N01°19'20" E, 120.00 feet, to the north line of said Milan Drive;

Thence, along said north line of Milan Drive, S 88°40'40" E, 1139.07 feet;

Thence, leaving said north line of Milan Drive, S 01°19'20" W, 120.00 feet, to the POINT OF BEGINNING.

CONTAINING 3.14 acres of land, more or less.

The Basis of Bearings for this description is Nevada State Plane Coordinate System, West Zone NAD83(94) HARN Extension, based upon the grid bearing of N 68°20'45" E, between NGS stations N339 and X146. The project combined factor of 1.000254928, scaled from 0.00N, 0.00E and converted to U.S. survey feet.

Prepared by:

Lumos & Associates, Inc. David C. Crook, PLS 10836 178 South Maine Street

Fallon, NV 89406

EXHIBIT "A" PARCEL 2014-2

All that certain real property situated within a portion of the north one-half (1/2) of Section Six (6), Township 19 North, Range 23 East, and a portion of the southeast one-quarter (1/4) of Section Thirty-one (31), Township 20 North, Range 23 East, Mount Diablo Meridian, Storey County, State of Nevada, Mount Diablo Meridian, Storey County, State of Nevada, being all of Parcel 2014-2 as shown on that "Record Of Survey For Tahoe-Reno Industrial Center, LLC", recorded in the office of the Storey County Recorder, June 30, 2014, File No. 120559, and being more particularly described as follows:

Beginning at a point marked by a rebar and cap stamped "PLS 18368", being on the south line of Milan Drive, from which point the west one quarter corner of said Section 6 bears S 24°41'49" W, 2924.93 feet;

Thence, N01°19'20" E, 120.00 feet;

Thence, \$88°40'40" E, 1472.54 feet;

Thence, along a tangent curve to the left having a radius of 790.00 feet, a central angle of 30°56'06", and an arc length of 426.54 feet;

Thence, N60°23'14" E, 317.00 feet;

Thence, along a tangent curve to the left having a radius of 790.00 feet, a central angle of 46°29'17", and an arc length of 640.98 feet;

Thence, N 13°53'57" E, 633.32 feet;

Thence, along a tangent curve to the right having a radius of 850.00 feet, a central angle of 27°16'22", and an arc length of 404.60 feet;

Thence, N41°10'19" E, 210.67 feet;

Thence, along a tangent curve to the left having a radius of 790.00 feet, a central angle of 34°25'16", and an arc length of 474.60 feet;

Thence, N06°45'03" E,246.87 feet;

Thence, along a tangent curve to the left having a radius of 470.00 feet, a central angle of 24°46'42", and an arc length of 203.26 feet;

Thence, N60°23'14" E, 121.98 feet;

Thence, along a non-tangent curve to the right having a radius of 590.00 feet, a central angle of 27°09'28", with a radial line in of S 69°35'35" W and a radial line out of S 83°14'57" E for an arc length of 279.66 feet;

Thence, S06°45'03" W, 246.87 feet;

Thence, along a tangent curve to the right having a radius of 910.00 feet, a central angle of 34°25'16", and an arc length of 546.69 feet;

Thence, S 41°10'19" W, 210.67 feet;

Thence, along a tangent curve to the left having a radius of 730.00 feet, a central angle of 27°16'22", and an arc length of 347.48 feet;

Thence, S 13°53'57" W, 633.32 feet;

Thence, along a tangent curve to the right having a radius of 910.00 feet, a central angle of 46°29'17", and an arc length of 738.34 feet;

Thence, S60°23'14"W, 317.00 feet;

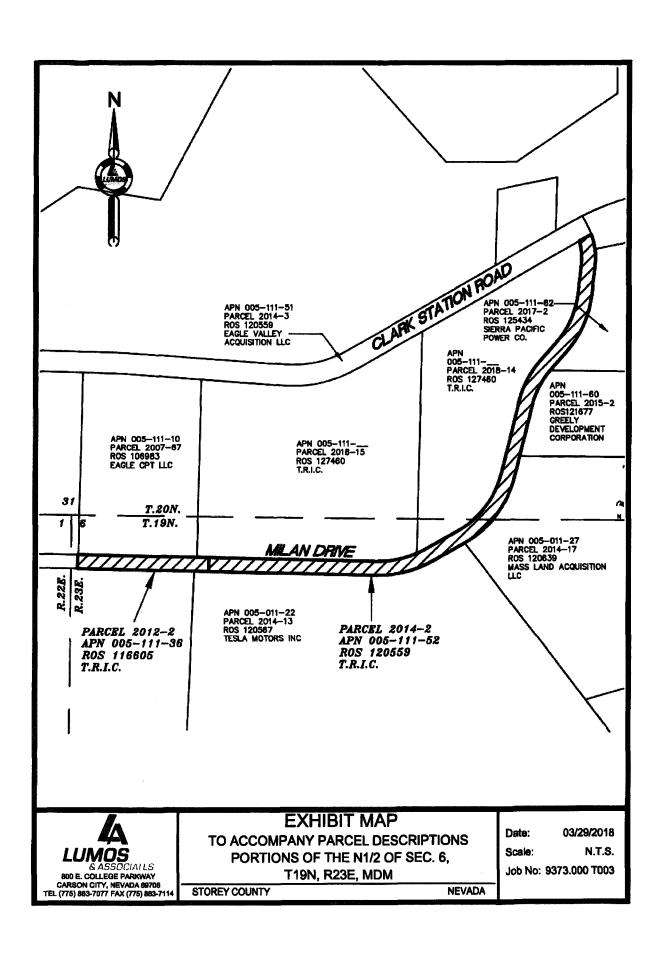
Thence, along a tangent curve to the right having a radius of 910.00 feet, a central angle of 30°56'06", and an arc length of 491.33 feet;

Thence, N88°40'40" W, 1472.54 feet to the POINT OF BEGINNING.

CONTAINING 14.21 acres of land, more or less.

The Basis of Bearings for this description is Nevada State Plane Coordinate System, West Zone NAD83(94) HARN Extension, based upon the grid bearing of N 68°20'45" E, between NGS stations N339 and X146. The project combined factor of 1.000254928, scaled from 0.00N ,0.00E and converted to U.S. survey feet.

Prepared by: **Lumos & Associates, Inc.** David C. Crook, PLS 10836 178 South Maine Street Fallon, NV 89406





Meeting date: August 7, 2018

Storey County Board of County Commissioners Agenda Action Report

Estimate of time required: 5 Minutes

| Agenda: Conse | ent [] Regular agen | da [X] | Public hearing re | quired [] |
|---|---|---|--|---|
| | Discussion/Possible Action to approve the Storey County Fire Protection District Annual Operating Plan with the Truckee Meadows Fire Protection District. | | | |
| County | led motion: I move to Fire Protection Distr to the Chairman to si | rict and | ve the Annual Ope the Truckee Mead | erating Plan between the Storey dows Fire Protection District and |
| 3. Prepared by | : Jeff Nevin | | | |
| Department | : Fire District | | | Telephone: (775) 847-0954 |
| Protection NRS for automat associate for specific | on District and the Ti 474 fire districts to ic aid. The annual o | ruckee Menter into perating nt and pot covere | Meadows Fire Pro to agreements for plan is reviewed personnel for billing | plan between the Storey County Fire tection District, provided through assistance for mutual aid and/or each year to provide updates and ag purposes after the first 24 hours or c or mutual aid. |
| 6. Fiscal impac | t: | | | |
| Funds A | vailable: N/A | Fund | l: N/A | Comptroller |
| 7. Legal review | required: | I | District Attorney | |
| 8. Reviewed byJN | r: Department Head | | Department Nam | ne: Fire District |
| Co | ounty Manager | | Other agency rev | view: |
| | 1: Approved Denied | [] | Approved with M Continued | Modifications |

Agenda Item No.

Annual Operating Plan Rate and Cost Agreement between Storey County Fire Protection District and Truckee Meadows Fire Protection District

Storey County Fire Protection District

Declared Costs - Personnel and Equipment

Effective March 22, 2018

| | Regular | Regular | Regular | Regular |
|---|-------------------|---------------------------|----------------------------|---------------------------|
| | Hourly | 1/2 Time | 1.5 OT | 2.10 OT |
| Battalion Chief | \$53.50 | \$26.75 | \$80.25 | \$112.35 |
| Fire Captain/Fire Marshal | \$51.16 | \$25.58 | \$76.74 | \$107.43 |
| Fire Fighter/Paramedic | \$46.43 | \$22.52 | \$69.64 | \$97.50 |
| Fire Fighter/AEMT | \$41.37 | \$20.68 | \$62.05 | \$86.87 |
| Heavy Equipment Operator | \$43.59 | \$21.79 | \$65.39 | N/A |
| All Risk 6-Month Seasonal Firefighter | \$16.50 | \$8.25 | \$24.75 | N/A |
| All Risk 6-Month Lead Seasonal Firefighter | \$19.02 | \$9.51 | \$28.53 | N/A |
| Volunteer Firefighter | Volunteer FF will | be paid actual costs at n | nost current AD rates rele | evant to position filled. |

NOTE: All staffing costs are in addition to apparatus costs and will be charged at actual hourly rates.

2.10 Overtime Defined: This overtime category is designed for the 56 hour work week employee to default to a 40 hour work week overtime rate. It is used when individuals are dispatched outside of Storey County for all-risk incidents. It is also used for calculation of Call-Back time to multiple alarms, natural disaster, etc. as defined in the CBA.

| Apparatus Type | Rate | Mileage |
|-----------------------------------|---------------|--|
| Type I Engine - Structure Engine | \$190/hour | Included in hourly |
| Type III Engine – Brush Engine | \$170/hour | Included in hourly |
| Type IV, VI Engine – Brush Patrol | \$100/hour | included in hourly |
| Type I Water Tender | \$170/hour | included in hourly |
| Command Vehicle | \$96.00/daily | .55 Per Mile for Travel and Fuel Cost at Incident Only |
| Utility (1/2 Ton and Smaller) | \$86.00/daily | .55 Per Mile for Travel and Fuel Cost at Incident Only |
| Pickup (3/4 Ton and Above) | \$96.00/daily | .55 Per Mile for Travel and Fuel Cost at Incident Only |
| Rescue | \$75.00/hour | Included in hourly |
| Heavy Rescue | \$175.00/hour | Included in hourly |
| Air Truck | \$150.00/hour | Included in hourly |
| Fuel Truck | \$75.00/Hour | included in hourly |
| Hazmat Unit | \$225.00/hour | Included in hourly |
| Heavy Equipment Mechanic Truck | \$125.00/hour | Included in hourly |
| Transport/Lowboy | \$95/hour | \$1.75 per mile |
| Dozer Tender | \$75.00/hour | \$1.55 per mile |
| Type II Dozer | \$115/hour | Incident pays for fuel costs or \$44.00 per hour additional |
| Ambulance | \$125/hour | \$23.37 Per Mile for Travel and Transports (Billed to Patient) |
| Fuels Trailer | \$75/day | No mileage charges |
| Special Event Staffing | \$560/day | Includes one unit with two personnel |
| Durable Medical Equipment | \$250.00/day | N/A |
| Polaris UTV | \$150.00/day | Included in daily cost |

⁻Each dozer will be dispatched with a Dozer Tender. This vehicle will be assigned for the entire duration of the incident.

⁻Dozer Operator and Transport Driver will be charged at their Departmental rates.

⁻Staff responding to an incident will be charged separately from the cost of the equipment.

⁻When an incident does not provide subsistence for assistance-by-hire personnel per diem at the federally established regional or CONUS rate shall apply in accordance with GSA per diem rates at www.gsa.gov Documentation in the form of receipts must be provided for reimbursement.

Contact persons and phone numbers

Storey County Fire District Staff:

| | Mobile | Office |
|---|----------------|----------------|
| Jeff Nevin, Fire Chief | (775) 721-3790 | (775) 847-0954 |
| Ron Adkins, A Shift Battalion Chief | (775) 721-6169 | (775) 847-0954 |
| Roy Thomsen, Acting B Shift Battalion Chief | (775) 721-8010 | (775) 847-0954 |
| Shane Dixon, Acting C Shift Battalion Chief | (775) 771-4685 | (775) 847-0954 |
| Tiffany Pieretti, Administrative Assistant | (775) 847-0954 | |

Fire Stations:

| Fire Station #71, 145 N. "C" St., Virginia City | (775) 847-0954 |
|--|----------------|
| Fire Station #72, 2610 Cartwright Rd, Virginia Highlands | (775) 847-0971 |
| Fire Station #74, 431 Canyon Way, Lockwood | (775) 342-0220 |
| Fire Station #75, 1705 Peru Drive, McCarran | (775) 343-3300 |
| Storey County Communications Center | (775) 847-0950 |

Communications:

As indicated within the Mutual Aid Agreement, both parties agree to allow the other to operate on their frequency during responses to incidents. It is also agreed that any incidents within Storey County will operate on SCFD North Repeater for command and V-Fire 21 for tactical operations. When V- Fire 21 is being used within the region the tactical frequency shall go to V-Fire 22, V-Fire23 and so on.

Storey County Communications Frequencies:

| POS | RXF | RXPL | TXF | TXPL USER NAME | | |
|-------------|----------|----------|---------|----------------|----------------|--------------|
| 1. | 155.070 | 79.7 | 155.865 | 79.7 | FD1 South | (SCFD Como) |
| 2. | 155.070 | 79.7 | 155.865 | 173.8 | FD2 Central | (SCFD Ophir) |
| 3. | 155.070 | 79.7 | 155.865 | 186.2 | FD3 North | (SCFD Pond) |
| 4. | 155.070 | 79.7 | 155.070 | 79.7 | FD4 Local | (SCFD Local) |
| 9. | 159.075 | 159.075 | | | SC General Use | e |
| 10. | 156.165 | 159.075 | 100.0 | | SC General Use | e RPTR |
| 12. | 154.2800 | 154.2800 | | | V FIRE 21 | |
| 13 . | 154.2650 | 154.2650 | | | V FIRE 22 | |
| 28 | 154.2950 | 154.2950 | | | V FIRE 23 | |
| 29 | 154.2725 | 154.2725 | | | V FIRE 24 | |
| 30 | 154.2875 | 154.2875 | | | V FIRE 25 | |
| 31 | 154.3025 | 154.3025 | | | V FIRE 26 | |

TRUCKEE MEADOWS FIRE PROTECTION DISTRICT

2018 BILLING RATES

All rates based on actual cost to the Fire Protection District. Billed rate will be at the actual cost and may be different than the rate quoted in this document.

APPARATUS RATES

Equipment responding to an incident on an equipment resource order ("E" number) will be billed for hours worked as indicated on the Crew Time Report/Shift Ticket and will include travel time. Equipment is not included in portal to portal pay provisions; however usage will be reimbursed at the rate indicated in the rate schedule.

| • | Structure Engine - Type I | \$190.00/hr. |
|---|---------------------------------|---------------------------------|
| • | Brush Engine - Type III | \$170.00/hr. |
| • | Water Tender | \$170.00/hr. |
| • | Patrol Truck - Type VI | \$100.00/hr. |
| • | Rescue | \$75.00/hr. |
| • | Heavy Rescue | \$175.00/hr. |
| • | Air Truck | \$150.00/hr. |
| • | Fuel Truck | \$75.00/hr. |
| • | Water Rescue Unit w/Boats | \$75.00/hr. |
| • | Hazmat Unit | \$225.00/hr. |
| • | Heavy Mechanic Truck | \$125.00/hr. |
| • | Rapid Extraction Module Support | \$146/day plus \$0.545 per mile |

SUPPORT VEHICLE AND EQUIPMENT RATES

Medical Equipment: Reimbursement will be made for expendable medical supplies such as drugs, IV fluids, cardio electrodes, etc. A pre-incident and post-incident inventory, approved by the Incident Commander, will be required for reimbursement request submitted with the billing package. If a pre and post-incident inventory cannot be obtained, an invoice of supplies consumed signed by the Incident Commander will suffice.

• ALS, Durable Medical Equip. Kit \$250.00/day

County or Fire District Owned Vehicles:

| • | Command Vehicle | \$96.00/day plus \$0.545 per mile |
|---|--------------------------------|--|
| • | SUV/Pickup (1/2 ton and below) | \$86.00/day plus \$0.545 cents per mile |
| • | Pickup (3/4 ton and above) | \$96.00/day plus \$0.545 cents per mile |
| • | Polaris UTV | \$150.00/day (must be ordered via resource order) |
| • | Privately Owned Vehicle | \$0.545 cents per mile |
| • | Masticator | \$115.00/hr. plus fuel costs or \$44.00/hr. additional |
| • | Ambulance | \$125.00/hr. |

PERSONNEL RATES

Backfill (for 56 hour personnel only) personnel and their invoices amounts will be shown on the same invoice as incident personnel. Backfill dates will be noted. All personnel are charged consistent with the District's current labor agreements and/or resolutions as approved by the Board.

| 40 Hour Rate | Regular | ОТ | СВОТ |
|-----------------------------------|---------|-------------|--------|
| Chief | 126.81 | | |
| Deputy Chief | 107.97 | | |
| Deputy Chief of Fire Prevention | 106.63 | 2.40 cm - 2 | |
| Division Chief | 100.23 | 133.87 | 147.30 |
| Battalion Chief | 91.10 | 97.26 | 133.88 |
| Fire Prevention Specialist II | 56.23 | 65.45 | 82.48 |
| Fire Prevention Specialist I | 48.87 | 56.89 | 71.69 |
| Training Captain | 76.97 | 82.18 | 113.12 |
| Logistics Chief Officer | 88.52 | 94.51 | 130.09 |
| Fleet Manager | 67.71 | 78.81 | 99.32 |
| Fire Mechanic | 50.47 | 58.75 | 74.04 |
| Fire Mechanic/Logistics Assistant | 38.22 | 44.49 | 56.06 |
| PIO | 48.67 | 56.65 | 71.40 |
| Communications Tech | 60.64 | 70.58 | 88.96 |
| Air Resource Advisor | 57.14 | 66.51 | 83.82 |

| 56 Hour Rate | Regular | ОТ | СВОТ |
|-----------------------|---------|-------|-------|
| Battalion Chief | 65.07 | 69.47 | 95.62 |
| Training Captain | 49.97 | 53.36 | 73.45 |
| Captain | 49.97 | 53.36 | 73.45 |
| Operator | 44.54 | 47.56 | 65.46 |
| Firefighter Paramedic | 44.54 | 47.56 | 65.46 |
| Firefighter | 38.89 | 41.52 | 57.15 |

BILLING ADDRESS

Truckee Meadows/Sierra Fire Protection District P.O. Box 11130 1001 E. Ninth Street Reno, NV 89520-0027

CONTACT INFORMATION

Charles A. Moore, Fire Chief (775) 328-6123 Mobile (775) 313-8903

Scott Gorgon, Deputy Chief (775) 328-6125 Mobile (775) 315-6649

Cindy Vance, Chief Fiscal Officer (775) 326-6070

Administrative Office (775) 326-6000 Fax (775) 326-6003

DUNS NUMBER

006811244

TAX ID NUMBER

EIN # 38-3856902

STATION LOCATIONS

Career Stations

Station #13 – 10575 Silver Lake Rd., Stead,

Station #14 – 470 Foothill Rd., Reno

Station #15 – 110 Quartz Ln., Sun Valley

Station #16 – 1240 E. Lake Blvd., Washoe Valley

Station #17 – 500 Rockwell Blvd. Spanish Spring

Station #18 – 3680 Diamond Peak Dr., Cold Springs

Station #30 – 3905 Old Hwy 395, Washoe Valley

Station #35 – 10201 W. 4th St., Mogul

Station #36 – 13500 Thomas Creek Rd., Reno

Station #37 – 3255 W. Hidden Valley Dr., Reno

Station #39 – 4000 Joy Lake Rd., Reno

Volunteer Stations

Station #221 - 11525 Red Rock Rd., Silver Lake

Station #223 – 130 Nectar St., Lemmon Valley

Station #225 – 400 Stampmill Dr., Wadsworth

Station #227 – 3010 Lakeshore Blvd., Washoe Valley

Station #229 - 6015 Ironwood Rd., Palomino Valley

Station #301 – 345 Bellevue Rd., Washoe Valley

Station #351 – 165 Bridge St., Verdi

IN WITNESS WHEREOF, The parties hereto have caused this Annual Operating Plan Agreement between Truckee Meadows Fire Protection District and Storey County Fire Protection District to be executed as of the day and year of the last signature herein below.

| TRUCKEE MEADOWS FIRE PROTECTION DISTR | ІСТ |
|---|-----------------|
| Marsha Berkbigler, Chair Truckee Meadows Fire Protection District Board of Fire Commissioners | 7-24-18 Date |
| STOREY COUNTY FIRE DISTRICT | |
| Marshall McBride, Chairman Storey County Fire Protection District Board of Fire Commissioners | Date |



Storey County Board of County Commissioners Agenda Action Report

| /lee | ing date: August 7, 2018 | Estimate of time required: 15 min. |
|------|---|---|
| \gen | da: Consent [] Regular agenda | [x] Public hearing required [x] |
| 1. | yard setback for the construction. The applicant requests the rear y | etion: Variance 2018-024 request to allow for a reduction to the rear of a one-story addition to an existing building (Red Dog Saloon). ard setback be reduced from the required 10-feet to the proposed 0-76 N. C Street, Virginia City, Storey County, Nevada, Assessor's 16. |
| 2: | Commission, the Findings of Facappropriate by the Board of Couapproval, I (county commissione rear yard setback for the construction). The applicant requests | ordance with the recommendation by staff and the Planning ct under Section 3.A of this report, and other findings deemed nty Commissioners, and in compliance with the conditions of r), recommend approval of a variance (Variance 2018-024) to the ction of a one-story addition to an existing building (Red Dog the rear yard setback be reduced from the required 10-feet to the s located at 76 N. C Street, Virginia City, Storey County, Nevada, 1) 001-084-16. |
| 3. | Prepared by: Kathy Canfield | |
| 4. | Department: Planning | Telephone : 775.847.1144 |
| 5. | Staff summary: See enclosed | Staff Report No. 2018-024 |
| 6. | Supporting materials: Enclos | ed Staff Report No. 2018-024 |
| 7. | Fiscal impact: None on local g | overnment. |
| | Funds Available: | Fund: Comptroller |
| 8. | Legal review required: | District Attorney |
| 9. | Reviewed by: Department Head | Department Name: Planning |
| | County Manager | Other agency review: |
| 10. | Board action: [] Approved [] Denied | [] Approved with Modifications [] Continued |

Storey County Planning Department

Storey County Courthouse 26 South B Street, PO Box 176, Virginia City, Nevada 89440 Phone 775-847-1144 – Fax 775-847-0949 planning@storeycounty.org



To:

Storey County Board of County Commissioners

From:

Storey County Planning Department

Meeting Date:

August 7, 2018 at 10:00 a.m.

Meeting Location:

Storey County Courthouse, 26 S. B Street, Virginia City, Nevada

Staff Contact:

Kathy Canfield

File:

Variance 2018-024

Applicant:

Loren Pursel

Property Owner:

Comstock House LLC

Property Location:

76 N. C Street, Virginia City, Storey County, Nevada, APN 001-084-16.

Request:

The applicant requests a variance (Variance 2018-024 to the rear yard setback for the construction of a one-story addition to an existing building (Red Dog Saloon). The applicant requests the rear yard setback be reduced from the required 10-feet to the proposed 0-feet. The property is located at 76 N. C Street, Virginia City, Storey County, Nevada, Assessor's Parcel Number (APN) 001-084-16.

1. Background & Analysis

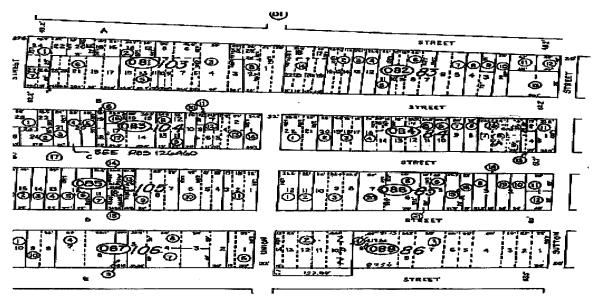
A. <u>Site Location and Characteristics</u>. The approximate 7,777 square foot commercial property is located between C and B Streets. The parcel contains an existing commercial building (Red Dog Saloon), an outdoor patio and stage, an approved restroom building and a shed. The saloon and outdoor patio are accessed from C Street and the entire parcel is at the C Street elevation with a two-story concrete block retaining wall along the B Street property line. The property is zoned Commercial/Residential (CR) and all surrounding land is also zoned CR.



Location Map



Surrounding Properties

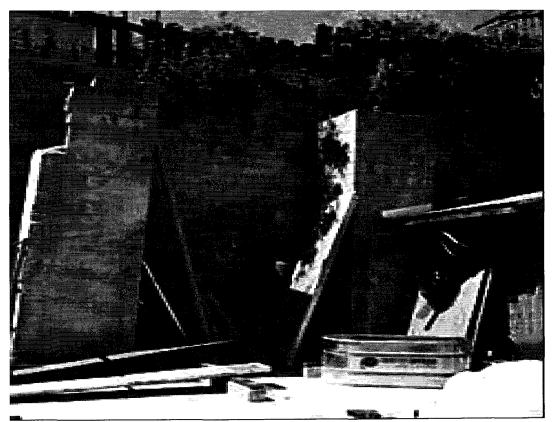


Assessor's Parcel Map

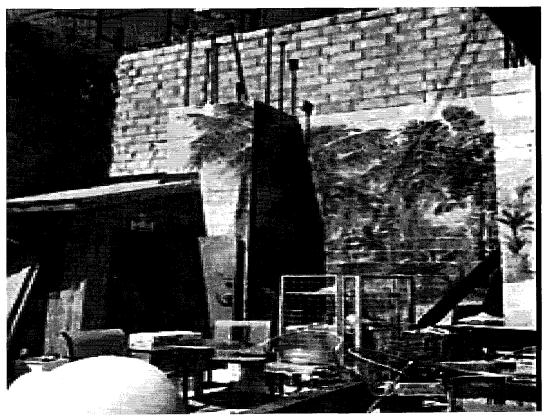
B. Proposed Use. The applicant is proposing to construct a one-story building addition. The addition will contain an expanded kitchen area for the existing Red Dog Saloon, will encompass the existing storage shed area and will be constructed within the existing rear yard. The proposed addition will be constructed up to the existing retaining wall on the property within the rear yard setback, proposing a 0-foot setback as opposed to the required 10-foot setback. The CR zoning allows for 0-foot setbacks for the front and side yards.



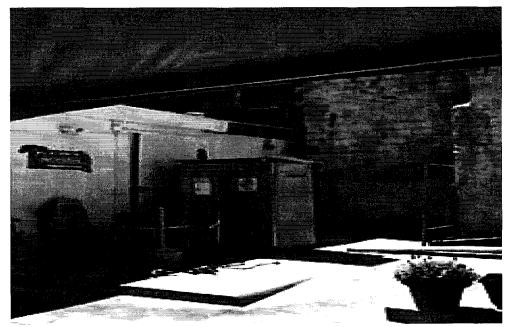
Aerial view looking from the south, blue arrow pointing to proposed addition location.



View looking at south property line.



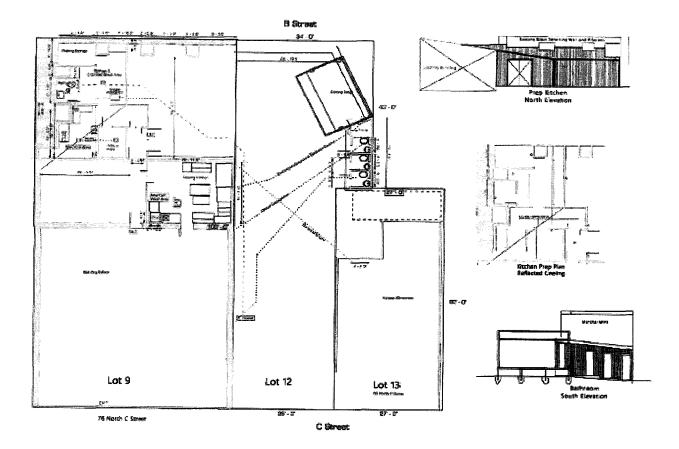
View looking at west property line.



View looking at rear of existing building.



View from B Street looking down at proposed addition location, rear of existing building.



Plot Plan

C. <u>Variance</u>. The applicant has requested a variance to the rear yard setback. The proposed building will be constructed up to and including the existing block retaining wall for a 0-foot setback (vs the required 10-foot). Section 17.03.140 of the Storey County Code identifies the process for Variances. The applicant and this report follow the requirements outlined in the Code.

2. Compatibility and Compliance

A. <u>Compatibility with surrounding uses and zones</u>. The following table documents land uses, zoning classification and master plan designations for the land at and surrounding the proposed project. There are no evident conflicts between the proposed building addition and Storey County Title 17 Zoning or the 2016 Master Plan with the exception of the setbacks which are addressed with the Variance application.

| | Land Use | Master Plan Designation | Zoning |
|-------------------|-------------|-------------------------|---------------------------|
| Applicant's Land | Commercial | Mixed Use | CR Commercial Residential |
| | | Commercial Residential | |
| Land to the North | Commercial | Mixed Use | CR Commercial Residential |
| | | Commercial Residential | |
| Land to the East | Commercial | Mixed Use | CR Commercial Residential |
| | | Commercial Residential | |
| Land to the South | Commercial | Mixed Use | CR Commercial Residential |
| | | Commercial Residential | |
| Land to the West | Residential | Mixed Use | CR Commercial Residential |
| | | Commercial Residential | |

B. <u>Variances</u>. The SCC 17.03.140 Variances states that a Variance to the provisions of its title may be granted by the Storey County Board of County Commissioners (the Board) with action by the Storey County Planning Commission (the Planning Commission) where by reason of exceptional narrowness, shallowness, or shape of a specific piece of property at the time of enactment of the regulations, or by reason of exceptional topographic conditions or other extraordinary and exceptional situation or condition of the lot or parcel, the strict application of the regulations enacted under this title would result in peculiar and exceptional practical difficulties to, or exceptional and undue hardships upon the owner of property.

Within Section SCC 17.03.140 (F) it states: The Board's approval, approval with conditions, or denial of a Variance must be based on Findings that indicate that the proposed use is appropriate in the location for which it is approved. The Findings listed in this subsection are the minimum to be cited in an approval; the body may include additional Findings in their decision. The Board and Planning Commission must cite Findings of fact in the motion for approval, approval with conditions, or denial.

At a minimum, an approval must be based on Findings that the proposal:

(1) That because of special circumstances applicable to the subject property, including shape, size, topography or location of surroundings, the strict application of the zoning ordinance would deprive the subject property of privileges enjoyed by other properties in the vicinity or under identical zone classification.

The proposed variance would allow for construction on an existing excavated patio area. The project is a proposed one-story kitchen expansion to an existing commercial building. The addition will be located approximately two stories below the elevation of B Street and would not be visible from the B street or adjacent rear neighbors. Options for the additional kitchen area are limited as the existing kitchen is located at the rear of the building. The existing side yard currently provides outdoor space and a stage; constructing the kitchen addition in this area would divide this open area and curtail this existing use. Outdoor venues for entertainment with associated restaurants are limited in Virginia City and this provides an alternative entertainment option for both residents and tourists.

(2) That the granting of the Variance is necessary for the preservation and enjoyment of substantial property rights of the applicant.

The location of the proposed addition will abut next to the existing retaining walls, leaving adjacent open areas on the property for outdoor use and the stage.

(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 be materially detrimental to the public welfare or materially injurious to property or improvements in the neighborhood of the subject property.

The proposed addition will be one story, which is located below the adjacent B Street right-of-way. The addition will not be visible to property owners to the west because of the large difference in elevation. The area of the proposed addition has been previously excavated, no additional earthwork is required for the construction of the addition. The property currently has an iron fence along the property line for safety. There is approximately 17 linear feet from the top of the retaining wall (property line) to the edge of pavement of the B Street pavement.

- C. Storey County Zoning Code. The property is located within CR Commercial Residential zoning. The Storey County Zoning Code states "The commercial-residential zone is intended to serve as a walkable, pedestrian-friendly, live-work community providing a three dimensional center of vertical and horizontal mixed uses including single-family and multi-family residences which are stand-alone and/or integrated with commercial, cultural, and civic uses. In general, the zone provides for centers and uses of regional importance and provides an integrated and attractive environment for visitors and residents. Eating and drinking places area an allowed use for the CR zoning. This property is located within the Virginia City Downtown District of the CR zone and the stated setbacks are 0-feet for front and side yards, and 10-feet for rear yards.
- D. <u>2016 Storey County Master Plan</u>. Chapter 3, Land Use, of the Storey County Master Plan identifies that the historic use patterns on the Comstock should be maintained. To maintain these historic use patterns, one objective to implement zoning, regulations, and practices and to maintain conformance with historic use patterns. Approval of this variance is not expected to impact the historic patterns of land use.

3. Findings of Fact

- A. <u>Motion for approval</u>. The following findings of fact are evident with regard to the requested Variance when the recommended conditions of approval in Section 4, Recommended Conditions of Approval, are applied.
 - (1) The applicant requests a variance (Variance 2018-024) to the rear yard setback for the construction of a one-story addition to an existing building (Red Dog

Saloon). The applicant requests the rear yard setback be reduced from the required 10-feet to the proposed 0-feet. The property is located at 76 N. C Street, Virginia City, Storey County, Nevada, Assessor's Parcel Number (APN) 001-084-16.

- (2) The subject property is located within CR Commercial Residential zoning with an existing restaurant as a primary use. The property has existing excavated outdoor space surrounding the building that is located at the "C" Street elevation, two stories below the elevation of the adjacent "B" Street.
- (3) That because of special circumstances applicable to the subject property, including shape, size, topography or location of surroundings, the strict application of the zoning ordinance would deprive the subject property of privileges enjoyed by other properties in the vicinity or under identical zone classification.
- (4) That the granting of the Variance is necessary for the preservation and enjoyment of substantial property rights of the applicant.
- (5) 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 area of the subject property and will not be materially detrimental to the public welfare or materially injurious to property or improvements in the area of the subject property.
- (6) The proposed Variance is in compliance with all Federal, Nevada State, and Storey County regulations.
- (7) The proposed Variance is in compliance with Storey County Code 17.03.140 Variances and 17.30 CR Commercial Residential Zone when all Conditions of Approval are met.
- (8) The proposed Variance is in compliance with and supports the goals, objectives and policies of the 2016 Storey County Master Plan.
- **B.** <u>Motion for denial</u>. Should a motion be made to deny the Variance request, the following Findings with explanation of why should be included in that motion.
 - (1) This denial is for the applicant's request for a variance (Variance 2018-024) to the rear yard setback for the construction of a one-story addition to an existing building (Red Dog Saloon). The applicant requests the rear yard setback be reduced from the required 10-feet to the proposed 0-feet. The property is located at 76 N. C Street, Virginia City, Storey County, Nevada, Assessor's Parcel Number (APN) 001-084-16.
 - (2) There are no special circumstances applicable to the subject property, including shape, size, topography or location of surroundings, the strict application of the

- zoning ordinance that would deprive the subject property of privileges enjoyed by other properties in the vicinity or under identical zone classification.
- (3) The granting of the application is not necessary for the preservation and enjoyment of substantial property rights of the applicant.
- (4) That the granting of the application will, under the circumstances of the particular case, adversely affect to a material degree the health or safety of persons residing or working in the area of the subject property and will be materially detrimental to the public welfare or materially injurious to property or improvements in the area of the subject property.
- (5) The proposed Variance is not in substantial compliance with all Federal, Nevada State, and Storey County regulations.
- (6) The proposed Variance is not in substantial compliance with and does not support the goals, objectives and recommendations of the Storey County Master Plan.
- (7) The conditions of approval under the Variance do not adequately mitigate potential adverse impacts on surrounding uses or protect against potential safety hazards for the surrounding uses.
- (8) No reasonable level of conditions of approval imposed on this Variance would be sufficient to reasonably mitigate visual, safety or other potential impacts on adjacent and surrounding residences and land uses.

4. Recommended Conditions of Approval

- A. <u>Variance Number 2018-024</u>. This approval is for a variance to the rear yard setback for the construction of a one-story addition to an existing building (Red Dog Saloon). The applicant requests the rear yard setback be reduced from the required 10-feet to the proposed 0-feet. The property is located at 76 N. C Street, Virginia City, Storey County, Nevada, Assessor's Parcel Number (APN) 001-084-16.
- B. <u>Compliance</u>. The Variance must comply with Storey County Codes, and submitted plans and reports, as approved. The Applicant must provide the Building Department site plans drawn to scale prior to obtaining a Building Permit.
- C. Null and Void. If the Variance is not exercised within 12 months of the date of approval, unless additional time is granted by the Board with action by the Planning Commission, based upon consideration of the specific circumstances of the project, then without further action, the Variance will be null and void and no non-conforming development activity may be made on the property except on the granting of a new Variance.
- D. <u>Comstock Historic District Commission</u>. The Applicant must obtain a Certificate of Appropriateness from the Comstock Historic District and submit the Certificate to the Building Department prior to obtaining the associated Building Permit.

- E. <u>Hold Harmless</u>. The Property Owners agree to hold Storey County, its Officers and Representatives harmless from the costs and responsibilities associated with any damage or liability, and any/all other claims now existing or which may occur as a result of this Variance.
- F. <u>Permits and Expiration</u>. The Applicant shall apply for all Building and Fire permits for the structure within 12 months from the date of Board approval for this Variance, and continuously maintain the validity of those permits, as appropriate, or this approval will become null and void.
- G. <u>Taxes Paid</u>. Before obtaining a Building Permit, the Applicant must show the Planning Department evidence that all property taxes on the land are paid to-date.
- H. <u>Distances</u>. The reduced rear yard (west) setback is approved to be 0-feet. All other setbacks for the proposed and existing structures must be in compliance with the Storey County Code.
- I. <u>Building and Fire Requirements</u>. The Storey County Building Department and Storey County Fire Protection District may require additional construction requirements, because of the close proximity of structures. All existing and proposed infrastructure must comply with Building and Fire Codes.
- J. <u>Easement</u>. The granting of this Variance will not affect any existing easements on the subject property. No building may be constructed over an easement, ROW within a building setback area not otherwise allowed by this Variance.

5. Public Comment

As of July 18, 2018, Staff has not received any comments from the public regarding this Variance request.

6. Power of the Board

At the conclusion of the hearing, the Board of County Commissioners must take such action thereon as it deems warranted under the circumstances and announce and record its action by formal resolution, and such resolution must recite the Findings of the Board of County Commissioners upon which it bases its decision.

7. Proposed Motions

This section contains two motions from which to choose. The motion for approval is recommended by staff and the Planning Commission in accordance with the findings under Section 3.A of this report. Those findings should be made part of the approval motion. A motion for denial may be made and that motion should cite one or more of the findings shown in Section 3.B. Other findings of fact determined appropriate by the Board of County Commissioners should be made part of either motion.

A. Recommended motion for approval

In accordance with the recommendation by staff and the Planning Commission, the Findings of Fact under Section 3.A of this report, and other findings deemed appropriate by the Board of County Commissioners, and in compliance with the conditions of approval, I (county commissioner), recommend approval of a variance (Variance 2018-024) to the rear yard setback for the construction of a one-story addition to an existing building (Red Dog Saloon). The applicant requests the rear yard setback be reduced from the required 10-feet to the proposed 0-feet. The property is located at 76 N. C Street, Virginia City, Storey County, Nevada, Assessor's Parcel Number (APN) 001-084-16.

B. Alternative motion for denial

Against the recommendation by staff and the Planning Commission, but in accordance with the Findings of Fact under Section 3.2 of this report, and other findings deemed appropriate by the Board of County Commissioners, I (county commissioner), recommend denial of a variance (Variance 2018-024) to the rear yard setback for the construction of a one-story addition to an existing building (Red Dog Saloon). The applicant requests the rear yard setback be reduced from the required 10-feet to the proposed 0-feet. The property is located at 76 N. C Street, Virginia City, Storey County, Nevada, Assessor's Parcel Number (APN) 001-084-16.



Storey County Board of County Commissioners Agenda Action Report

| Meeting date: 8-7-18 Agenda: Consent [] Regular a | agenda [X] | Estimate of time required: 0 - 5 Public hearing required [] |
|---|--|--|
| 1. <u>Title:</u> Business License Seco | ond Reading | gs Approval |
| 2. Recommended motion: App | proval | • |
| 3. Prepared by: Melissa Field | | |
| Department: Community De | evelopment | Telephone: 847-0966 |
| approved unless, for var follow-up letter noting the Commission Meeting. To business license holder. | ious reason hose to be c The busines | s, requested to be continued to the next meeting. A continued or approved will be submitted prior to the s licenses are then printed and mailed to the new |
| 5. <u>Supporting materials:</u> See a | attached Ag | enda Letter |
| 6. <u>Fiscal impact:</u> | | |
| Funds Available: | Fun | d: Comptroller |
| 7. <u>Legal review required:</u> | | District Attomey |
| B. Reviewed by: X Department read | | Department Name: |
| County Manager | | Other agency review: |
| 9. <u>Board action:</u> [] Approved [] Denied | [] | Approved with Modifications Continued |

Storey County Community Development

Business Licensing

P O Box 526 • Virginia City NV 89440 • (775) 847-0966 • Fax (775) 847-0935 • mfield@storeycounty.org

To: Vanessa Stephens, Clerk's Office Pat Whitten, County Manager July 26, 2018 Via email

Please add the following item(s) to the **August 7, 2018** COMMISSIONERS Agenda:

Storey County Building Department has inspected and found that the following businesses meet code requirements necessary to operate in the county:

LICENSING BOARD SECOND READINGS

- A. ECOCLEAN, INC General / 26801 Northwestern Hwy ~ Southfield, MI
- B. 4 CONCRETE LLC Contractor / 2735 Azuza Lane ~ Reno, NV
- C. URETEK USA, INC Contractor / 13900 Humble Rd ~ Tomball, TX
- D. C.G. AUTOMATION & FIXTURE, INC General / 5352 Rusche Dr ~ Comstock Pk, MI
- E. RON COLCORD CONSTRUCTION Contractor / 280 Vermillion ~ Reno, NV
- F. ADVANTAGE TECHNICAL RESOUCING General / 201 E. 4th St ~ Cincinnati, OH
- G. AMERICAN SCALE CO, INC General / 21326 E. Arrow Hwy ~ Covina, CA
- H. LYRA CLINICAL ASSOCIATES, P.C. General / 205 Park Rd ~ Burlingame, CA
- I. ACE INSULATION NV INC Contractor / 1306 Dynamic St ~ Petaluma, CA
- J. WADE METAL WORKS LLC General / 3025 Mill St ~ Reno, NV
- K. MEE2, INC, DBA: RENO FORKLIFT General / 171 Coney Island ~ Sparks, NV
- L. FCC COMMUNICATION, INC General / 1360 Greg St ~ Sparks, NV
- M. SAIKAI ELECTIC CO, LTD General / 34-19 Suehiro-cho ~ Osaka, JP
- N. AEM CONSULTING GROUP, INC General / 1125 Ivy Lane ~ Ashland, OR
- O. ECARGO LLC, DBA: ROCKIN DINER ROLLIN 545 Valle Verde ~ Sparks, NV
- P. L.P.R. CONSTRUCTION Contractor / 1171 Des Moines Ave ~ Loveland, CO

Ec: Community Development Commissioners' Office

Planning Department Comptroller's Office Sheriff's Office

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LICENSING BOARD SECOND READINGS

AA. SAFETY ON SITE – General / 316 California Ave ~ Reno, NV

BB. NAISBITT CONSTRUCTION - Contractor / 4 Hardy Dr ~ Sparks, NV

Ec: Community Development

Planning Department

Sheriff's Office