



STOREY COUNTY BOARD OF COUNTY COMMISSIONERS MEETING

2/5/2019 9:00 A.M.

26 SOUTH B STREET, VIRGINIA CITY, NEVADA

AGENDA

MARSHALL MCBRIDE
CHAIRMAN

ANNE LANGER
DISTRICT ATTORNEY

LANCE GILMAN
VICE-CHAIRMAN

JAY CARMONA
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 CLOSED SESSION AT 9:00 A.M.

Pursuant to NRS 288.220 for the purpose of conferring with county management and fire protection district management and legal counsel regarding labor negotiations with the Storey County Firefighters' Association IAFF Local 4227 and the Storey County Employees' Association Comstock Chapter, AFSCME Local 4041. This meeting will begin at 9:00 a.m.

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

3. **PLEDGE OF ALLEGIANCE**

4. **DISCUSSION/POSSIBLE ACTION:**

Approval of the Agenda for February 5, 2019.

5. **DISCUSSION/POSSIBLE ACTION:**

Approval of the Minutes for December 4, 2018.

6. **DISCUSSION/POSSIBLE ACTION:**

Approval of the Minutes for December 18, 2018.

7. **DISCUSSION/POSSIBLE ACTION:**

Approval of the Minutes for January 7, 2019.

8. **CONSENT AGENDA**

I For possible action, cancelation of the March 5, 2019 County Commission Meeting due to Commissioners and Staff attending the annual National Association of Counties Legislative Conference in Washington D.C.

II For possible action, approval of the Justice Court Quarterly Report.

III For possible action, approval of Assessor's Recommended Corrections to 2018-19 Secured Tax Roll for Exemptions.

IV For possible action, approval of claims in the amount of \$4,694,456.36.

V For possible action, approval of Business Licenses first readings:

A. AAA FIRE SPRINKLER - Professional / 630 Kregge Ln ~ Sparks, NV

B. SLONE GEAR INTERNATIONAL, INC - General / 714 East Monument Ave ~ Dayton, NV

C. ATCO INDUSTRIES, INC - General / 7200 Fifteen Mile Road ~ Sterling Heights, MI

D. CSG ELECTRIC LLC - Contractor / 600 Valle Verde ~ Sparks, NV

E. "C" STREET MASSAGE - Massage/ 240 C Street ~ Virginia City, NV

F. CASS NV, LLC - General/ 2555 USA Parkway ~ McCarran, NV

G. WINBCO TANK COMPANY - 1200 East Main Street ~ Ottumwa, IA

H. PINYON POTTERY, LLC - 4250 Hobart Road ~ Carson City, NV

I. CHARTER COMMUNICATIONS HOLDING, LLC - Contractor/ 9335 Prototype Drive, Reno, NV

VI For possible action, approve Memorandum of Understanding between The Nevada Rural Counties Retired and Senior Volunteer Program, Inc. and Storey County and authorize County Manager to sign the Memorandum of Understanding.

9. **DISCUSSION ONLY (No Action - No Public Comment): Committee/Staff Reports**

10. **BOARD COMMENT (No Action - No Public Comment)**

11. **DISCUSSION/POSSIBLE ACTION:**

Approval of Resolution 19-524 approving Notice of Completion and Acceptance of the Five Mile Waterline Replacement Project.

12. **DISCUSSION/POSSIBLE ACTION:**

Approval of the National Radon Action Month Proclamation.

13. **PUBLIC HEARING AT 10:30 AM:**

Hold public hearing to consider public comments on proposed lease of that portion of Pipers Opera House known as the Old Corner Bar to VC Ponderosa Saloon LLC for a monthly rental amount of \$1800.00 until December 31, 2021 with a two year renewal term.

14. **DISCUSSION/POSSIBLE ACTION:**

Consideration and possible action to approve lease of Old Corner Bar to VC Ponderosa Saloon LLC for a monthly rental of \$1,800.00 per month until December 31, 2021 with a possible two year renewal.

15. **DISCUSSION/POSSIBLE ACTION:**

Possible approval of contract for professional services between Michael Workman and Storey County regarding due diligence review of TRIGID change in governance, and authorize the County Manager to sign evidencing approval.

16. **DISCUSSION/POSSIBLE ACTION:**

Review and possibly appoint Samuel K. Ward Real Estate Appraisers & Consultants to appraise the Crystal Bar (Visitor Center) located at 86 South C Street in Virginia City.

17. **DISCUSSION/POSSIBLE ACTION:**

Appointment of Bill Lewis to serve on the Storey County Board of Equalization for a term of 3 years.

18. DISCUSSION/POSSIBLE ACTION:

Review and Possible Approval of Agreed - Upon Procedures presented by Eide Bailly Certified Public Accounting Firm pertaining to audit engagement with Tesla.

19. DISCUSSION/POSSIBLE ACTION:

Review and possible approval of the Storey County property Tax Rate for 2019-2020.

20. DISCUSSION/POSSIBLE ACTION:

Review of the 2nd Quarter 2018 Unaudited Budget to Actual Review.

21. DISCUSSION/POSSIBLE ACTION:

Possible action to approve repair of Canyon Way by Cemex at no cost to County and to sign Waiver, Release and Hold Harmless Agreement waiving permits and fees.

22. DISCUSSION/POSSIBLE ACTION:

Special Use Permit 2018-056 is a request by the applicant to allow for construction of a 90-foot high wireless commercial communication facility, including a tower, equipment shelters and other associated equipment. The tower will be configured as a water tower to disguise the proposed antenna equipment. The tower and associated equipment will be located on an approximate 35' x 35' leased area on Storey County property. The subject property is located at 160 E. Toll Road, Virginia City, Storey County, Nevada and having Assessor's Parcel Number 002-023-11.

23. DISCUSSION ONLY/NO ACTION:

Update on County Manager Selection Process

24. DISCUSSION/POSSIBLE ACTION:

Approval of Business License second readings:

A. REED ELECTRIC & FIELD SERVICE - Contractor / 5375 Louie Ln ~ Reno, NV

B. AQUA METALS, INC - General / 160 Denmark ~ McCarran, NV

C. CAMBRIDGE BUILDERS, INC - Contractor / 500 E. Ridge Rd ~ Griffith, IN

D. WOOKIEE ENTERPRISES LLC - Home / 21270 Fey Rd ~ Reno, NV

E. INTEGRATED ARCHIVE SYSTEM, INC - General / 1121 N. San Antonio Rd ~ Palo Alto, CA

F. FLOWSERVE US INC - General / 5215 N. O'Connor Blvd ~ Irving, TX

G. CINCINNATI TEST SYSTEMS - General / 10100 Progress Way ~ Harrison, OH

H. KIMLEY-HORN AND ASSOCIATES, INC - General / 421 Fayetteville St ~ Raleigh, NC

I. K & C CONSTRUCTION LLC - Contractor / 701 Schaad Ln ~ Dayton, NV

J. BROWN & READ ENGINEERING, INC - Contractor / 1000 Telegraph ~ Reno, NV

K. FINEST, LLC - Contractor / 4551 E. Fifth St ~ Carson City, NV
L. HUNT & SONS, INC - General / 5750 S. Watt Ave ~ Sacramento, CA
M. BURLITH COMPETIONS LLC - Home business / 257 Ave De La Emerald ~ Sparks, NV
N. SNOW MOLDING - Home Business / 2499 Cartwright ~ VC Highlands, NV
O. ROBERT ELECTRIC INC - Contractor / 774 Mays Blvd ~ Incline Village, NV
P. SCREEWAVE SERVICES INC - Home Business / 2440 Enterprise Road ~ Reno, NV
Q. HECTORS HANDYMAN SERVICE - Home Business / 1390 Main St ~ Virginia City, NV
R. VIP COLLISION CENTER, LLC - General / 100 Gentry Way ~ Reno, NV
S. VAN DYKE BALER CORP - General / 78 Halloween Blvd ~ Stamford, CT
T. NATIONWIDE BOILER INC - General / 42400 Christy Street ~ Fremont, CA
U. DAIWA ENGINEERING COMPANY - General / 1-2-1 Minami ~ Osaka, JP
V. SIMPLE POWER LLC - Contractor / 2187 Market St ~ Reno, NV
W. INTERMOUNTAIN TRAILER - General / 5510 W. Lampert Lane ~ West Valley City, UT
X. CREVO JAPAN CO., LTD - General / 5966 Kamimaki ~ Nagano, JP

25. **PUBLIC COMMENT (No Action)**

26. **ADJOURNMENT OF ALL ACTIVE AND RECESSED BOARDS ON THE AGENDA**

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, audiotope, 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: program.intake@usda.gov.

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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 1/30/2019; 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.

By Vanessa Stephens
Vanessa Stephens Clerk-Treasurer