



STOREY COUNTY BOARD OF COUNTY COMMISSIONERS MEETING

6/18/2019 9:40 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. **CLOSED SESSION at 9:40AM**

Closed session involving Storey County Board of County Commissioners. Call to Order Closed Session meeting pursuant to NRS 288.220 for the purpose of conferring with:

- A. County management and legal counsel regarding labor negotiations with the Storey County Employees' Association Comstock Chapter, AFSCME Local

4041. This meeting will begin at 9:40am immediately before the regular meeting of the Board of County Commissioners.

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

3. **PLEDGE OF ALLEGIANCE**

4. **DISCUSSION/POSSIBLE ACTION:**

Approval of the Agenda for June 18, 2019.

5. **DISCUSSION/POSSIBLE ACTION:**

Approval of the Minutes for May 7, 2019.

6. **DISCUSSION/POSSIBLE ACTION:**

Approval of Minutes for May 21, 2019.

7. **CONSENT AGENDA**

- I For possible action, approval of 1st reading for general business license Virginia City Gun Works, 145 S C St., Virginia City, NV 89440 - Applicant is Erin Stoneback.
- II For possible action, approval of 1st reading for general business license Virginia City Joe's, 5 N C St., Virginia City, NV 89440 - Applicant is Joe France.
- III For possible action, approval of claims in the amount of \$821,982.46.
- IV For possible action, approval of business license first readings:
 - A. LEEWENS CORPORATION - Contractor / PO Box 2549 ~ Kirkland, WA
 - B. INNOVATIVE EQUIPMENT - General / 3555 Airway Dr Ste 305 ~ Reno, NV
 - C. ZAHLER ENTERPRISES - Contractor / 1075 Country Estates Cir ~ Reno, NV
 - D. FANUC AMERICA CORPORATION - General / 3900 W Hamlin ~ Rochester Hills, MI
 - E. VARIETY BUILDING SYSTEMS - Contractor / 7690 Diamond Vista Ct ~ Reno, NV
 - F. BUSYBEE KITCHEN, LLC - General / 4845 Osage Dr ~ Stagecoach, NV
 - G. DRIPS COFFEE TRUCK - General / 385 Freeport #21 ~ Sparks, NV
 - H. BECKHOFF AUTOMATION, LLC - General / 13130 Dakota Ave ~ Savage, MN
 - I. TEG STAFFING DBA EASTRIDGE WORKFORCE - General / 2355 Northside Dr ~ San Diego, CA
 - J. HELLERMANNTYTON CORPORATION - General / 7930 N Faulkner Rd ~ Milwaukee, WI
 - K. FERNLEY CLEAN UP - General / 36 Primton Way ~ Fernley, NV
 - L. NINGBO XUSHENG AUTO TECH DBA NINBO N.A. - General / 555 Bryant St ~ Palo Alto, CA

M. KAWCAK MASONRY, INC. - Contractor / 7955 Sugar Pine Ct #150 ~ Reno, NV
 N. ERG AEROSPACE CORPORATION - I/C General / 964 Stanford Ave ~ Oakland, CA
 O. F3 & ASSOCIATES, INC. - General / 701 E H St ~ Benicia, CA
 P. DA BUILDERS, LLC - Contractor / 1770 Scott Valley Rd ~ Reno, NV
 Q. ASPEN EARTHWORKS - Contractor / PO Box 33897 ~ Reno, NV
 R. WORK RIGHT NW - General / 1760 Down River Rd ~ Woodland, WA
 S. WESTERN ASSOCIATES - General / 5255 E Winnemucca Blvd #109 ~ Winnemucca, NV
 T. NATIONAL LANDSCAPE - Contractor / PO Box 51166 ~ Sparks, NV
 U. NATIONAL INSTRUMENTS CORPORATION - General / 11500 N Mopac Expwy ~ Austin, TX
 V. DAIFUKU AMERICA CORPORATION - General / 30100 Cabot Dr ~ Novi, MI
 W. PRESTIGE BUILDING MAINTENANCE OF NV - General / 3983 S McCarran Blvd ~ Reno, NV
 X. PMT (USA), LLC - General / 2015 Ionosphere St #203 ~ Longmont, CO
 Y. PARAGON CLEANING SERVICE DBA SUNSHINE CLEANING - General / 840 Pyramid ~ Sparks, NV
 Z. VECOPLAN, LLC - General / 5708 Uwharrie Rd ~ Archdale, NC
 AA. COMM CARE SVC DBA RENOWN HEALTH URGENT CARE - General / 1155 Mill St ~ Reno, NV
 BB. RENOWN REG MED CNTR DBA RENOWN HOSPICE CARE - General / 1155 Mill St ~ Reno, NV
 CC. KISTLER INSTRUMENT CORPORATION - General / 30280 Hudson Dr ~ Novi, MI
 DD. CLINT JENSEN CONSTRUCTION, LLC - Contractor / 1390 Rice Rd ~ Fallon, NV
 EE. C. M. STEEL, INC. - General / PO Box 36940 ~ Rock Hill, SC

V For possible action, approval of assessor's recommended corrections to 2018-19 Secured Tax Roll for Exemptions.

VI For possible action, approve appointing Marshall McBride to replace Pat Whitten to serve on the Economic Development Authority of Western Nevada (EDAWN) and appoint Cherie Nevin to replace Austin Osborne to serve on the Western Nevada Development District (WNDD).

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

Update and discussion on bills and legislative action from the 2019 80th Nevada Legislative session from lobbyists Mary and Steve Walker and Greg Hess.

11. DISCUSSION/POSSIBLE ACTION:

Renew the professional services agreement with Walker & Associates.

12. DISCUSSION/POSSIBLE ACTION:

Approval of the Second Amendment to the Programmatic Agreement regarding National Historic Preservation Act compliance for the replacement of existing water and sewer lines and Wastewater Treatment Plant expansion in Gold Hill.

13. DISCUSSION/POSSIBLE ACTION:

Approval of Resolution 19-540, Honoring County Manager Pat Whitten.

14. DISCUSSION/POSSIBLE ACTION:

Special Use Permit (2019-018) is a request to operate a home enterprise child care facility, not to exceed 15 children. The facility will operate at the existing single family residence property which is approximately 1.49 acres in size and is located at 2440 Grizzley Road, Virginia City Highlands, Storey County, Nevada, Assessor's Parcel Number (APN) 003-002-12.

15. DISCUSSION/POSSIBLE ACTION:

Possible approve of 2nd reading for general business license for Joy Evans, Little Hands of the Highlands, Home Day Care, 2440 Grizzley Rd., Virginia City Highlands, NV 89521.

16. RECESS TO CONVENE AS THE STOREY COUNTY LIQUOR LICENSE BOARD

17. DISCUSSION/POSSIBLE ACTION:

Possible approval of 1st reading for On-Sale Liquor License Virginia City Joe's, 5 N C St., Virginia City, NV 89440 - Applicant is Joe France.

18. DISCUSSION/POSSIBLE ACTION:

Possible approval of second 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.

19. RECESS TO RECONVENE AS THE BOARD OF COUNTY COMMISSIONERS

20. DISCUSSION/POSSIBLE ACTION:

Second reading of Ordinance No. 19-301 amending Storey County Code by adding section 10.20.065 prohibiting parking a motor vehicle in an electric vehicle charging

station and adding a provision for a fine for unlawful parking in an electric vehicle charging zone, and providing for other properly related matters.

21. DISCUSSION/POSSIBLE ACTION:

Consideration and possible approval of Contract to purchase the Divide Gym at 800 S. C Street in Virginia City, Nevada from The Divide LLC as a location for the Justice Court, Storey County Communications and Storey County Information Technology in part for a cash purchase of \$1,327,500.00.

22. DISCUSSION/POSSIBLE ACTION:

Determine and prioritize options to comply with District Court order to vacate all Justice Court activities from the District Courtroom, Chambers, Jury Room and Clerk's Office within 180 days of their issuance of said order.

23. RECESS TO CONVENE AS THE 474 FIRE DISTRICT BOARD

24. DISCUSSION/POSSIBLE ACTION:

Possible approval of Transfer of Appropriations in the 474 Fire District.

25. RECESS TO CONVENE AS THE STOREY COUNTY WATER/SEWER BOARD

26. DISCUSSION/POSSIBLE ACTION:

Possible approval of Transfer of Appropriations in the Water Fund and Sewer Fund.

27. RECESS TO RECONVENE AS THE BOARD OF COUNTY COMMISSIONERS

28. DISCUSSION/POSSIBLE ACTION:

Possible approval of Resolution 19-541, augmentation of the Storey County Indigent Accident Fund.

29. DISCUSSION/POSSIBLE ACTION:

Possible approval of Resolution 19-542, augmentation of the Storey County Genetic Marker Testing Fund.

30. DISCUSSION/POSSIBLE ACTION:

Possible approval of Resolution 19-543, augmentation of the Storey County USDA Fund.

31. DISCUSSION/POSSIBLE ACTION:

Possible approval of Resolution 19-544, augment Storey County General Fund and transfer to Storey County Capital Projects Fund.

32. DISCUSSION/POSSIBLE ACTION:

Possible approval of Transfer of Appropriations in Storey County General Budget.

33. DISCUSSION/POSSIBLE ACTION:

Possible approval of Transfer of Appropriations in the Storey County General Sheriff's Dept. Budget.

34. DISCUSSION/POSSIBLE ACTION:

Possible approval of Resolution 19-545, Setting the Storey County Tax Rate Levy for 2019/2020.

35. DISCUSSION/POSSIBLE ACTION:

Consideration and possible approval of refund of excess funds paid for community development permits in the amount of \$71,266.97.

36. DISCUSSION/POSSIBLE ACTION:

Approve and authorize the Chairman of the Storey County Board of Commissioners to execute a contract between Storey County and PAW Professional Services, LLC, a Nevada limited liability company for professional consulting services. Scope of service would be to continue ongoing work on various projects in process including, but not limited to, relocation of the Justice Court facility, developing a franchise agreement with NV Energy as well as others. Services would be structured as an independent contractor with the managing member, Pat Whitten, responsible for all expenses, scheduling etc. Contractor shall provide services at the request of the County Manager and/or his designees, including the Board of County Commissioners. Storey County shall pay for services provided at an hourly rate of \$165.00.

37. DISCUSSION/POSSIBLE ACTION:

Approval of modification and extension of Collective Bargaining Agreement between Storey County (Employer) and the Storey County Employees Association AFSCME Local 4041 Comstock Chapter (Union).

38. DISCUSSION/POSSIBLE ACTION:

Authorize the County Manager to purchase up to 2 years of PERS retirement credits for Hugh Gallagher in an amount not to exceed \$73,000.00.

39. **DISCUSSION/POSSIBLE ACTION:**

2019-025 Consideration and Possible Action of Grant of Non-Exclusive Easement for Access and Utilities in a portion of the Electric Avenue Right of Way to Eagle CPT LLC, 550 Milan, located in McCarran, Storey County, Nevada.

40. **DISCUSSION/POSSIBLE ACTION:**

Planning File No. 2019-026. Consideration and Possible Action of Grant of Easements to construct, operate, add to, modify, maintain and remove communication facilities and electric line systems for distribution and transmission of electricity above and below ground, along with ingress and egress across easement areas and removal, clear, cut or trim any obstruction or material within easement areas for safe and proper use of facilities within the easement areas. The proposed easements are located within portions of L Street, M Street, Washington Street and Taylor Street rights-of-way, Virginia City, Storey County, Nevada.

41. **DISCUSSION/POSSIBLE ACTION:**

Approval of business license second readings (continued from June 4, 2019):

A. CAMCO NORTH - General / PO Box 400518 ~ Las Vegas NV 89119

B. QUALITY FIRST HOME IMPROVEMENT - Contractors / 6545 Sunrise Blvd #202 ~Citrus Heights, CA

C. RAM MECHANICAL INC. - Contractor / 3506 Moore Rd ~ Ceres, CA

D. M.C. DEAN, INC. - Contractor/ 1765 Greensboro Station Place ~ Tysons, VA

E. DESERT STAR MHS - Contractor/ 5051 N Virginia St #27 ~ Reno, NV

F. TRI SAGE CONSULTING -General / 5418 Longley Lane Ste A ~ Reno, NV

G. MEXIKUE TACOS TIJUANA General / 5252 Side hill Drive ~ Sun Valley, NV

H. SMITH PLUMBING- Contractor/ 533 7th Street ~ Sparks, NV

I. THERMO SYSTEMS, LLC -General/ 84 Twin Rivers Dr. ~ E Windsor NJ

J. BROWN HEATING & AIR CONDISTIONING LTD -Contractor/ 7871 Hwy 50 East Carson City, NV

K. TAYLOR HOME INSPECTIONS - General/ 10365 Goldmine Drive ~ Reno, NV

42. **DISCUSSION/POSSIBLE ACTION:**

Approval of Business License Second Readings:

A. GREAT STAFFING OF AMERICA - General / 440 USA Pkwy ~ McCarran, NV

B. ENVIROPROS, LLC - General / 2273 S Vista Ave #3C ~ Bloomington, CA

C. DOUBLE D ELECTRICAL/INSTALLATION - Contractor / 1321 Earl Dr ~ SLC, UT

D. TECHNICAL INSPECTION AGENCY - General / 5940 S Rainbow Blvd ~ Las Vegas, NV

E. TAURUS FABRICATION, INC. - General / 5421 Kietzke Ln #100 ~ Reno, NV

F. SEEGRID CORPORATION - General / 216 RIDC Parkwest Dr ~ Pittsburgh, PA

G. RED CEDAR STEEL SOUTHWEST - Contractor / 1540 W Hatcher Rd ~ Phoenix, AZ
H. CUPERTINO ELECTRIC, INC. - Contractor / 1132 N 7th St ~ San Jose, CA
I. MAXGEN ENERGY SERVICES CORP - Contractor / 1690 Scenic Ave ~ Costa Mesa, CA
J. COVESTRO, LLC - General / 1 Covestro Cir ~ Pittsburgh, PA
K. THE INSTALLATION GROUP, LLC - Contractor / 1201 N Raddant Rd ~ Batavia, IL
L. FOREVER AWNINGS, LLC - Contractor / 860 Twin Pines Rd ~ Reno, NV
M. OPHIR RIDGE, LLC - Contractor / 350 N Stewart ~ Virginia City, NV
N. JDC CONSTRUCTION, LLC - Contractor / 998 Yellowhammer Ct ~ Sparks, NV
O. PIONEER ELECTRIC, LTD. - Contractor / 1790 Carson Ave ~ Sparks, NV
P. FACET & CO. - General / 80 South C St ~ Virginia City, NV
Q. CLIMATEC, LLC - General / 2851 W Kathleen Rd ~ Phoenix, AZ
R. THE SUPERIOR PEI GROUP, LLC - Contractor / 740 Waterman Ave ~ Columbus, OH

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

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

45. **CLOSED SESSION**

Closed session involving Storey County Fire Protection District Commissioners. Call to Order Closed Session meeting pursuant to NRS 288.220 for the purpose of conferring with:

a. Fire Protection District management and legal counsel regarding labor negotiations with Storey County Firefighters' Association IAFF Local 4227. This meeting will begin immediately after the regular meeting of the Board of County Commissioners.

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: program.intake@usda.gov.

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 6/12/2019; 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 at 2610 Cartwright Rd, VC Highlands, NV and Lockwood Fire Department located at 431 Canyon Way, Lockwood, NV.

By Vanessa Stephens
Vanessa Stephens Clerk-Treasurer