



STOREY COUNTY BOARD OF COUNTY COMMISSIONERS MEETING

7/20/2021 10:00 AM

26 SOUTH B STREET, VIRGINIA CITY, NEVADA

AGENDA

This meeting will be held in person and the public is welcome to attend.

Storey County Board of County Commissioners are hosting a teleconference meeting this month. Members of the public who wish to attend the meeting remotely, may do so by accessing the following meeting on Zoom.com. Public comment may be made by communication through zoom.

***Join Zoom Meeting:**

<https://zoom.us/j/597519448>

Meeting ID: 597 519 448

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Meeting ID: 597 519 448

Find your local number: <https://zoom.us/j/597519448>

**For additional information or supporting documents please contact the
Storey County Clerk's Office at 775-847-0969.**

JAY CARMONA
CHAIRMAN

ANNE LANGER
DISTRICT ATTORNEY

CLAY MITCHELL
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. 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. 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. 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/FOR POSSIBLE ACTION:**

Consideration and possible approval of the Agenda for July 20, 2021.

4. **DISCUSSION/FOR POSSIBLE ACTION:**

Consideration and possible approval of the Minutes for June 1, 2021.

5. **CONSENT AGENDA**

I Consideration and possible action, approval of business license first readings:

- A. Aardvark, Incorporated – Contractor / 3532 Gracia Del Dios Dr ~ Reno, NV
- B. Akal Construction, Inc. – Contractor / 1024 Iron Point Rd. Ste. 1046 ~ Folsom, CA
- C. Am Quip Systems, LLC – Contractor / 1315 Greg St. # 114 ~ Sparks, NV
- D. DRYCO Construction, Inc. – Contractor / 42745 Boscell Rd. ~ Fremont, CA
- E. Fastway Xpress, Inc. – Transportation / 1425 Maritime St. ~ Oakland, CA
- F. Giant Roofing LLC – Contractor / 75 Bank St. Ste 7 ~ Sparks, NV
- G. High Country Propane Inc. – Out of County / 1262 Dupont Ct. ~ Manteca, CA
- H. High Priority Construction – Contractor / 11935 Chesapeake Dr. ~ Reno, NV
- I. Omboli Interiors Inc. – Contractor / 4200 Rewana Way # 505 ~ Reno, NV
- J. PHC Builders – Contractor / 1351 Tule Peak Cir. ~ Carson City, NV
- K. Sierra View Realty – Home Business / 1625 Main St. ~ Virginia City, NV
- L. Tippmann Design Build, LLC – Contractor / 4218 Hobson Ct. ~ Ft. Wayne, IN

II Consideration and possible action, approval of claims in the amount of \$2,461,706.40

III Consideration and possible approval of Unsecured Bill Correction for Valeo North America, Inc. Valeo is an approved partner of Tesla for 100% abatement of taxes.

IV Consideration and possible approval of the August 3, 2021 Storey County Board of County Commissioners regularly scheduled meeting being held at the Virginia Township Justice Court located at 800 South C Street, Virginia City, Nevada.

6. **PUBLIC COMMENT (No Action):**

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

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

9. **DISCUSSION/FOR POSSIBLE ACTION:**

The Board will deliberate and may take action regarding approval of a settlement agreement with employee Mitchell Hammond.

10. **DISCUSSION/FOR POSSIBLE ACTION:**

Consideration and possible action on Special Use Permit Amendment 2000-217-A2-2021 request by the applicant Basalite Concrete Products, LLC., to increase the annual mining capacity from the 2017 Storey County approved 500,000 tons per year to 1,200,000 tons per year. The project includes additional equipment to be added to the site that will assist in processing the additional material being generated including silos that may exceed 75-feet in height. The property is located at 1150 N. Pinenut Road, Mark Twain area, Storey County, Nevada, APNs 004-291-09, 13, 25, 45 and 47.

11. **DISCUSSION/FOR POSSIBLE ACTION:**

Discussion/For Possible Action: Special Use Permit 2021-31 by Storey County Public Works. The applicant requests a special use permit to allow for a 5-foot setback along the north property line for a proposed garage structure associated with Storey County Fire Station #72. The property is located within the Virginia City Highlands at 2610 Cartwright Road, Storey County, Nevada, Assessor's Parcel Number (APN) 003-041-02.

12. **PUBLIC HEARING AT 11:00AM (No Action):**

Hold a public hearing on the fair market value of the appraised land associated with Assessor's Parcel Number 005-061-52 pursuant to Nevada Revised Statutes (NRS) 244.2795.

13. **DISCUSSION/FOR POSSIBLE ACTION:**

Consideration and possible action to consider comments received on the public hearing related to the fair market value of the appraised land associated with Assessor's Parcel Number 005-061-52 pursuant to Nevada Revised Statutes (NRS) 244.2795 and give direction to staff to proceed with an easement utilizing the appraisal and public comments as appropriate.

14. **RECESS TO CONVENE AS THE STOREY COUNTY FIRE PROTECTION DISTRICT BOARD**

15. **DISCUSSION/FOR POSSIBLE ACTION:**

Promotional Badge pinning for Battalion Chief Jim Morgan and Fuels Management Officer Chris Barton. This item will be continued to the July 20, 2021 Board of County Commissioners Meeting.

16. **DISCUSSION/FOR POSSIBLE ACTION:**

Consideration and possible action to approve disposal by means of auction, donation, or sale of surplus District fire apparatus and equipment.

17. **DISCUSSION/FOR POSSIBLE ACTION:**

Consideration and possible approval of an increase in the awarded money to the Storey County Fire Protection District for fuels reduction from NV Energy in the amount of \$875,702.67 over the duration of the 3-year agreement.

18. **DISCUSSION/FOR POSSIBLE ACTION:**

Consideration and possible action to approve a contract between the Carson City and the Storey County Fire Protection District for use of the Regional Fire Training Facility.

19. **RECESS TO RECONVENE AS THE STOREY COUNTY BOARD OF COUNTY COMMISSIONERS**

20. **DISCUSSION/FOR POSSIBLE ACTION:**

Presentation, discussion, and direction regarding suggested ClearGov financial transparency addition to the County website not to exceed \$8,500.00

21. **DISCUSSION/FOR POSSIBLE ACTION:**

Consideration and possible action, accept donation to Storey County at no-cost vacant land including surface rights only located at 347 South "G" Street (Assessor Parcel Number 001.134.02; Lot 5, Block 179, Range "G", Virginia City, Nevada, filed June 6, 1865, in the office of the Storey County Recorder), Virginia City, Storey County, Nevada, and as further described in the enclosed exhibits.

22. **DISCUSSION/FOR POSSIBLE ACTION:**

Consideration and possible action to approve and authorize the County Manager to sign an 18-month contract between Storey County and Lakota HRM, LLC a Nevada limited liability company to provide labor relations guidance and administration,

interpret and guide application of labor agreements and personnel policies; perform and oversee administrative investigations; and ensure due process and discipline are administered in compliance with union agreements and personnel policies.

23. DISCUSSION/FOR POSSIBLE ACTION:

Update, discussion, and provide direction to county staff and lobbyists regarding SCR 11 (formerly BDR 1109 and 1148) interim legislative committee to study Innovation Zone draft legislation, and other properly related matters.

24. DISCUSSION/FOR POSSIBLE ACTION:

Annual review and evaluation of the performance of Austin Osborne, County Manager for the time period of July 1, 2020 through June 30, 2021. The Board may, without further notice, take administrative action against Austin Osborne, County Manager, if the Board determines that such administrative action is warranted after considering the character, alleged misconduct, professional competence, or physical or mental health of Mr. Osborne. At the end of the annual performance evaluation, the Board may modify existing goals and objectives of the County Manager's job; determine whether or not to provide a merit increase, bonus, or other compensation adjustment; take adverse administrative action up to and including termination; or any other such action deemed warranted by the Board.

25. DISCUSSION/FOR POSSIBLE ACTION:

Consideration and possible approval of Business License second readings:

- A. Atypical Consulting and Events - Out of County / 18124 Wedge Pkwy. #156 ~ Reno, NV
- B. Big Bear Springs - General / 162 S. C St. ~ Virginia City, NV
- C. Dad's Family Automotive LLC - General / 351 N. C St. ~ Virginia City, NV
- D. EC Construction, LLC - Contractor / 105 E. Parr Blvd. ~ Reno, NV
- E. Gomez Roofing LLC - Contractor / 14 Grosh Ave. ~ Dayton, NV
- F. Refined Technologies, Inc. - Out of County / 480 Wildwood Forest Dr. Ste. 400 ~ Spring, TX
- G. Tahoe Rim Realty - General / 915 C St. ~ Virginia City, NV
- H. The Biggest Little Vape Shop - General / 440 USA Pkwy. Ste. 104 ~ Sparks, NV
- I. The Boldt Company - Contractor / 2525 N. Roemer Rd. ~ Appleton WI

26. PUBLIC COMMENT (No Action)

27. 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, 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.

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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 07/14/2021; 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. This agenda was also posted to the Nevada State website at <https://notice.nv.gov/> and to the Storey County website at <https://www.storeycounty.org/agendacenter>.

By  _____
Vanessa Stephens Clerk-Treasurer