



# STOREY COUNTY BOARD OF COUNTY COMMISSIONERS MEETING

7/18/2023 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://us02web.zoom.us/j/83946331479> **Meeting ID: 839 4633 1479**

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**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*

JIM HINDLE  
*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, Storey County Highway Board and the Storey County Liquor and Licensing 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. **PUBLIC COMMENT (No Action)**

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

Consideration and possible approval of the agenda for the July 18, 2023, meeting.

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

Consideration and possible approval of the minutes from the May 16th, 2023, meeting.

6. **CONSENT AGENDA FOR POSSIBLE ACTION:**

I For possible action, approval of business license first readings:

- A. All-Lite Materials LLC – Mining / 3005 Canyon Way – Sparks, NV
- B. Aurora Parts & Accessories LLC – General / 1525 Venice ~ McCarran, NV
- C. B&J Industries, LLC – Out of County / 599 East Nugget Ave ~ Sparks, NV
- D. Boiler & property Consulting – Out of County / 5018 Bristol Ind Way Ste 203 ~ Buford, GA
- E. Brinderson LLC – Contractor / 10343 Sam Houston Park Dr. Ste. 200 ~ Houston, TX
- F. Cal-Nevada Road Services LLC – Out of County / 1408 Pittman Ave ~ Sparks, NV
- G. Clayton homes #890 – Out of County / 10020 Highway 50 East ~ Carson City, NV
- H. Dobbas Railroad Services LLC – Out of County / 300 London Dr ~ McCarran, NV
- I. Faria’s Mobile Repair – Out of County / 8721 Rainbow Trout Ct. ~ Reno, NV
- J. Infinity Painting & Decorating Inc. – Contractor / 200 Canyon Way Ste. B ~ Sparks, NV
- K. Kona Ice of Sparks Truck # 1 – Food Truck / 4690 Longley Ln # C-126 ~ Reno, NV

- L. Kona Ice of Sparks Truck # 2 – Food Truck / 4690 Longley Ln # C-126 ~ Reno, NV
- M. Las Tapatias Food Truck – Food Truck / 14185 Pyramid Way ~ Reno, NV
- N. Linde Gas & Equipment Inc. – Out of County / 2301 SE Creekview Dr. ~ Ankeny, IA
- O. Maynard Block Properties LLC – General / 1491 Main St. ~ Virginia City, NV
- P. Mountain Vista Roof Systems LLC – Contractor / 19 Glen Carran Cir. ~ Sparks, NV
- Q. Prestige Builders LLC - Contractor / 2009 Lanstar Dr. ~ Sparks, NV
- R. Quench USA Inc. – Out of County / 630 Allendale Rd. ~ King of Prussia, PA
- S. RSAnalysis LLC – Out of County / 1035 Suncast Ln # 130 ~ El Dorado Hills, CA
- T. R. Schneider Cosntruction LLC – Contractor / 53 Bellevue Rd. ~ Carson City, NV
- U. Taber LLC – Contractor / 536 Galveston St. ~ West Sacramento, CA
- V. The Herrick Corporation – Contractor / 3003 E. Hammer Lane ~ Stockton, CA
- W. United Rentals (North America) Inc. – General / 1777 Peru Dr. ~ Sparks, NV

II Approval of claims in the amount of \$4,621,077.57.

III Consideration and possible approval of the modifications to Policy 506 establishing a footwear allowance for county employees.

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

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

9. **DISCUSSION ONLY:**

Presentation by the Nevada State Board on Geographic Names (NSBGN) will present information regarding new State mandates on the NSBGN functions, obligations, actions, and updates on recent Federal Actions through Secretarial Orders 3404 and upcoming actions as a result of Secretarial Order 3405 which have and will have impact on Nevada's landscape. The NSBGN is required to perform public outreach, better Tribal communications, and seek input from all stakeholders.

It is essential for all State of Nevada County Commissions to know and understand what the NSBGN is tasked with and how its actions impact the lands associated with each county, and how the Commission and the Storey County public can be involved in these matters.

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

Consideration and Possible Action of Grant of Easement File No. 2023-029 to NV Energy for utilities within a portion of the North K Street Right-of-Way, Virginia City, Nevada, Storey County, Nevada.

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

Consideration and possible action for Storey County's acceptance of a Deed of Dedication from Pure Reno, LLC granting Storey County a parcel of land identified as Parcel 2017-7 and having Assessor's Parcel Number (APN) 005-051-55. The Parcel is identified as a portion of Pittsburgh Avenue, located west of intersection with USA Parkway, within the Tahoe Reno Industrial Center, Storey County, Nevada.

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

Tax Management Contract Amendment to Audit Tesla, Panasonic, and H&T Nevada. Total Audit \$60,000.

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

Sparks NV/CASS NV, LLC refund of \$133,691.49 due to retroactive abatement from GOED. Parcel # 005-061-59 and Acct #CM001855.

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

Consideration and possible approval for the County Manager to enter into a contract with The Abbi Agency for public relations services at a cost not to exceed \$200,000.

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

Consideration and possible approval for the Storey County Senior Center to enter contract with the Storey County School District to provide breakfast and lunch to Hugh Gallagher Elementary School and Virginia City Middle School for the 2023/24 calendar school year.

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

Consideration and possible approval of agreement between Storey County and VC Ponderosa Saloon LLC (Old Corner Bar) pertaining to monthly payments of back utility payments totalling \$8,651.53.

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

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

Probation completion badge pinning for Fire Marshal Scott Snelling and promotional badge pinning for Assistant Fire Chief Jim Morgan.

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

Consideration and possible approval of the revisions to the Fire Chief job description.

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

Consideration and possible approval to authorize the Fire Chief to proceed with the purchase of a new Type 3 engine with the purchase amount not to exceed \$500,000 which was previously budgeted at \$468,000.

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

Consideration and possible approval to authorize the Fire Chief to up fit a newly purchased command vehicle previously budgeted for in the fiscal year 2022/2023 budget year for the approximate amount of \$17,000.

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

Consideration and possible approval to authorize the Fire Chief to proceed with purchasing a tractor and trailer, tree shear, and pickup truck utilizing additional funding provided to the District from NV Energy for an approximate amount of \$425,000.

23. **RECESS TO CONVENE AS THE STOREY COUNTY LIQUOR LICENSING BOARD**

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

2nd reading for OnSale liquor License. Applicant is Demetrio Gonzalez-Trujillo, Jehovah Es Mi Pastor, 727 USA Pkwy, McCarran, NV 89434.

25. **RECESS TO CONVENE AS THE STOREY COUNTY HIGHWAY BOARD**

26. **DISCUSSION ONLY:**

Report of public works department regarding roads and highways in Storey County.

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

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

Approval of a proposal from Lumos and Associates for engineering design for a repair to the existing rock wall in the B Street right-of-way that was damaged by the heavy winter and heavy precipitation this spring in the estimated amount of \$26,525.00. Scope of work to include geotechnical investigation, structural design, construction documents, and construction administration. The location of the work is near the intersection of B Street and Sutton Street.

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

Request budget line item change from 10x20 storage container to 7x14 covered mobile trailer, not to exceed line item price of \$10,000.

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

Discussion and possible consideration allowing the Sheriff's Office to purchase up to five patrol pickup trucks instead of sport-utility vehicles in accordance with the Equipment Acquisition budget for Sheriff's Office patrol vehicles, due to supply chain issues and shortage of patrol vehicles, and other related matters. The amount of budgeted funds will remain unchanged.

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

Discussion and possible consideration re-appointing Assistant Sheriff Eric Kern to represent Storey County on the Nevada Local Justice Reinvestment Coordinating Council (NLJRCC) for the 2023-2024 term.

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

Consideration and possible approval authorizing the County Manager to sign and approve an extension of a contract with Linda Ritter Consulting not to exceed \$5,000 to complete the countywide and organizational strategic plan.

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

Consideration and possible approval authorizing the County Manager to sign and approve a contract with Linda Ritter Consulting not to exceed \$50,000 at an hourly rate of \$95.00 to update and amend the Storey County administrative policies (non-HR policies) and procedures, and add new policies and procedures as needed and as assigned by the County Manager, and in conformance with the County Manager's Office approved budget.

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

Presentation and discussion regarding the 2022-2024 County Manager's Office Strategic Plan, and consideration of possible direction as needed in accordance with the vision, mission, and goals set by the board.

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

Consideration and possible approval of letter to the Governor's Office of Economic Development supporting the continuation of the Economic Development Authority of Western Nevada (EDAWN) being one of the county's two official Economic Development Authorities.

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

Consideration and possible approval of the revisions to the County Manager job description.

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

Consideration and possible approval of the annual review and evaluation of the performance of Austin Osborne, County Manager for the time period of July 1, 2022 through June 30, 2023. 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 has the right to make changes to the existing goals and objectives of the position, the right to determine whether or not to provide a merit increase, bonus, or other compensation adjustment, the right to take adverse administrative action up to and including termination, or any other such action deemed warranted by the Board.

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

For consideration and possible approval of business license second readings:

- A. American Battery Technology Company - General / 2500 Peru Dr. ~ McCarran, NV
- B. Hoffman Plumbing LLC - Contractor / 1517 Church St ~ Gardnerville, NV
- C. I & E Electric Inc. - Contractor / 1425 Doerr Dr. ~ Elko, NV
- D. Standvast Fulfillment LLC - General / 1025 Waltham Way, McCarran, NV
- E. Thompson Gas LLC - Out of County / 5260 Westview Dr. Ste 200 ~ Frederick, MD

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

40. **CORRESPONDENCE/NO ACTION:**

41. **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.

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1400 Independence Avenue, SW  
Washington, D.C. 20250-9410.

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

(3) email: [program.intake@usda.gov](mailto: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, Drema Smith, Administrative Assistant to Storey County, do hereby certify that I posted, or caused to be posted, a copy of this agenda at the following locations on or before 7/13/2023; 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.

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/government/departments/clerk/agendas\\_\\_\\_minutes/board\\_of\\_commissioners.php](https://www.storeycounty.org/government/departments/clerk/agendas___minutes/board_of_commissioners.php)

By *Drema Smith*  
Drema Smith  
Administrative Assistant I