



STOREY COUNTY BOARD OF COUNTY COMMISSIONERS MEETING

2/20/2024 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 February 20, 2024, meeting.

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

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

- A. Bayview Engineering & Construction Inc. – Contractor /
5040 Robert J Matthews Pkwy ~ El Dorado Hills, CA
- B. Golden Gate Terminal LLC – General / 300 Ireland Dr. ~ Sparks, NV
- C. Quanta Telecommunication Solutions LLC – Contractor /
1580 Kleppe Ln ~ Sparks, NV
- D. The C S M Group Inc. – Contractor / 600 E. Michigan Ave Ste. A ~
Kalamazoo, MI

II Approval of claims in the amount of \$6,185,933.50.

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

Consideration and possible approval of Resolution No. 24-720 recognizing and commending a Storey County employee who has served 10 years of service to the county.

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

Consideration and possible approval of Resolution No. 24-721 recognizing and commending a Storey County employee who has served 15 or more years of service to the county.

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

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

10. **10:30 A.M. PUBLIC HEARING:**

10:30 a.m. public hearing on proposed Bill No. 139, Ordinance No. 24-327 an ordinance adding Article III District No. 2 to Chapter 3.50 to the Storey County Code creating Storey County Economic Diversification District No. 2 and providing for other properly related matters.

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

Second Reading of Bill No. 139 Ordinance No. 24-327, an ordinance adding Article III District No. 2 to Chapter 3.50 to the Storey County Code creating Storey County Economic Diversification District No. 2 and providing for other properly related matters.

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

Consideration and possible action to approve the Governmental Services Agreement for Storey County Economic Diversification District No. 2 (EDD2) between Storey County and Tesla, Inc. defraying county costs providing law enforcement, administration, infrastructure, and other services to EDD2. This item was heard at the 02/06/24 and 02/15/24 board meetings for public discussion and continued to this meeting for possible action.

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

Discussion and consider possible action to approve a cooperative agreement between Storey County and the State of Nevada Department of Taxation specifying the dates and procedure for distribution to Storey County of Economic Diversification District No. 2 revenues pledged pursuant to Ordinance No. 24-327 and a Reimbursement Agreement with Tesla.

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

Discussion and possible consideration approving a Reimbursement Agreement for Storey County Economic Diversification District No. 2 pursuant to Ordinance No. 24-327 between Storey County and Tesla, Inc., and other properly related matters.

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

Consideration and possible approval directing the Comptroller to notify the Nevada Department of Taxation of the property tax rate the Storey County Board of Commissioners propose to levy for fiscal year 2024-2025.

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

For consideration and possible approval of non-budgeted expenses in the amount of \$9,988.75 to purchase new Preliminary Breath Test (PBT) devices for Sheriff's Office Patrol Deputies and the Detention Facility. This expense should have no effect on the budget as the funds are to be reimbursed to the Sheriff's Office by the Joining Forces Grant program. A fiscal year 2024 and/or 2025 budget adjustment will be made to correct a possible current-year budget overage if the reimbursement is not received in the current fiscal year. The Comptroller has reviewed and approved this purchase.

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

Consideration of approval of Task Order 65 to the Storey County – DOWL Master Service Agreement causing reimbursement related to Storey County Master Plan update assistance. DOWL will be reimbursed for time and materials related to assisting County staff with the Storey County Master Plan update, not to exceed \$65,000 for the remaining Fiscal Year 23/24. Assistance with the Master Plan update is already a part of the Planning Department budget for the Fiscal Year 23/24.

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

Consideration and possible approval to direct county staff to begin capital improvement projects, which are currently scheduled in the Storey County Capital Improvement Plan for Fiscal Year 25, now in Fiscal Year 24.

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

Update, discussion, and provide direction to county staff, lobbyists, and board legislative representatives regarding Storey County's position on partial and total tax abatement programs of Senate Bill 1 (2014) and the Governor's Office of Economic Development in relation to discussions about regional development authorities, economic development incentives, and other state programs scheduled for discussion at the February 28, 2024, Nevada Legislative Interim Standing Committee on Revenue.

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

For consideration and possible approval of business license second readings:

- A. Abrams Metals – Contractor / 7260 Delta Cir. ~ Austell, GA
- B. All Things Wired – Contractor / 250 Vista Blvd. Ste. 101 ~ Sparks, NV
- C. Apex Sweeping – Out of County / 762 Mount Rose St. ~ Reno, NV
- D. Bali Express – Food Truck / 185 Marmot Dr. ~ Reno, NV
- E. Becht Industrial Group LLC – Out of County /
2150 N Indianwood Ave. ~ Broken Arrow, OK
- F. Chick-Fil-A S. McCarran & 580 – Out of County / 6365 S. McCarran Blvd.
~ Reno, NV

- G. Comstock Consulting Services LLC – Home Based / 166 S. Q. St. ~ Virginia City, NV
- H. Danny’s Construction Company LLC – Contractor / 1066 W. 3rd Ave. ~ Shakopee, MN
- I. GFI Nevada LLC – Transportation / 2903 Waltham Way ~ Sparks, NV
- J. Lambs Heating and Air – Contractor / 2408 Cartwright Rd. ~ Reno, NV
- K. Safe Step Walk in Tub LLC – Contractor / 15262 Pipeline Ln. ~ Huntington Beach, CA
- L. Schuff Steel Company – Contractor / 3003 N. Central Ave. Ste. 1500 ~ Phoenix, AZ
- M. Spite House Picture Gallery & Framing – Home Based / 318 S. D St. ~ Virginia City, NV

21. PUBLIC COMMENT (No Action)

22. 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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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, 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 2/14/2024; 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

By *Drema Smith*
Drema Smith
Administrative Assistant II