



STOREY COUNTY BOARD OF COUNTY COMMISSIONERS MEETING

09/03/2024 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.

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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 Health and Community Services Board, 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. Public comment is limited to 3 minutes per individual.

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. **CONVENE AS THE STOREY COUNTY BOARD OF COUNTY COMMISSIONERS**
3. **PLEDGE OF ALLEGIANCE**
4. **PUBLIC COMMENT (No Action)**
5. **DISCUSSION/FOR POSSIBLE ACTION:**

Consideration and possible approval of the agenda for the September 3, 2024, meeting.

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

Consideration and possible approval of the minutes from the June 4, 2024, meeting.

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

Consideration and possible approval of the minutes from the June 20th, 2024, Special Meeting.

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

Consideration and possible approval of the minutes from the July 2nd, 2024, meeting.

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

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

- A. Blue Collar Vending – Out of County / 1160 Damonte Ranch Parkway # 2168 ~ Reno, NV
- B. Classic Finishes LLC – Contractor / 708 University Way Ste. 300 ~ Reno, NV
- C. Fiber Telecom NV LLC – Contractor / 1580 Kleppe Ln. ~ Sparks, NV
- D. Five Acre Construction Inc. – Contractor / 4205 Slide Mountain ~ Reno, NV
- E. Flodraulic Group Inc. – Out of County / 8510 Breen Rd. ~ Houston, TX

- F. Jamyta Home Improvement LLC – Contractor / 1930 Sweetgrass ~ Reno, NV
- G. Kingsland Properties, LLC – Out of County / 852 Marion Way ~ Gardnerville, NV
- H. Lexicon Inc. – Contractor / 8900 Fourche Dam Pike ~ Little Rock, AR
- I. Mills Roofing Inc. – Contractor / 57 Coney Island Dr. ~ Sparks, NV
- J. Taurus Construction – Contractor / 1529 Greg St. ~ Sparks, NV

II Approval of claims in the amount of \$5,327,976.18.

III Consideration and possible approval of the revised and updated Storey County Policy 048-Purchasing Procedures.

IV Consideration and possible approval of late filed personal exemptions, resulting in corrections to 3 separate 2024-25 individual tax bills. 3-361-37, 3-442-05, 2-021-05.

V Consideration and possible approval to delete 3 Sierra Pacific non-operating parcel tax bills totaling \$49,320.66 that were included in the asset list submitted to the Department of Taxation for Centrally assessed billing, resulting in double taxation of these parcels: 004-093-31 & 32, 005-071-19.

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

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

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

13. **10:30 A.M. PUBLIC HEARING:**

Public Hearing on proposed Resolutions 24-744, 24-745, 24-746 and 24-747 as described:

Resolution 24-744 proposes the identification of Storey County Road Number 910010, commonly known as UNNAMED, road segment length 3,021 feet (0.54 Miles), Overall Average Disturbed Width: Approximately thirty (30) feet. It is proposed that the road be identified as a minor county road.

Resolution 24-745 proposes the identification of Storey County Road Number 910005, commonly known as UNNAMED, road segment length 1,289 feet (0.24 Miles), Overall Average Disturbed Width: Approximately sixteen (16) feet. It is proposed that the road be identified as a minor county road.

Resolution 24-746 proposes the identification of Storey County Road Number 911005, commonly known as UNNAMED, road segment length 2,448 feet (0.46 Miles), Overall Average Disturbed Width: Approximately eight to twelve (8-12) feet. It is proposed that the road be identified as a minor county road.

Resolution 24-747 proposes the identification of Storey County Road Number 910030 (2 Segments), commonly known as UNNAMED, (Segment 1), road segment length 5,894 feet (1.12 miles), road width approximately twenty-four (24) feet; and UNNAMED (Segment 2), road segment length 1,048 (0.2 miles), road width approximately eight (8) feet. It is proposed that the road be identified as a minor county road.

The effect of identifying the road as a minor county road is to identify it as a public road, available for public use but not maintained by Storey County. It must be used by the public at its own risk.

14. DISCUSSION/FOR POSSIBLE ACTION:

Consideration and possible approval of Resolution 24-744, which proposes the identification of Storey County Road Number 910010, commonly known as UNNAMED, road segment length 3,021 feet (0.54 Miles), Overall Average Disturbed Width: Approximately thirty (30) feet. It is proposed that the road be identified as a minor county road. The effect of identifying the road as a minor county road is to identify it as a public road, available for public use but not maintained by Storey County. It must be used by motorists at their own risk.

15. DISCUSSION/FOR POSSIBLE ACTION:

Consideration and possible approval of Resolution 24-745, which proposes the identification of Storey County Road Number 910005, commonly known as UNNAMED, road segment length 1,289 feet (0.24 Miles), Overall Average Disturbed Width: Approximately sixteen (16) feet. It is proposed that the road be identified as a minor county road. The effect of identifying the road as a minor county road is to identify it as a public road, available for public use but not maintained by Storey County. It must be used by motorists at their own risk.

16. DISCUSSION/FOR POSSIBLE ACTION:

Consideration and possible approval of Resolution 24-746, which proposes the identification of Storey County Road Number 911005, commonly known as UNNAMED, road segment length 2,448 feet (0.46 Miles), Overall Average Disturbed Width: Approximately eight to twelve (8-12) feet. It is proposed that the road be identified as a minor county road. The effect of identifying the road as a minor county road is to identify it as a public road, available for public use but not maintained by Storey County. It must be used by motorists at their own risk.

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

Consideration and possible approval of Resolution 24-747, which proposes the identification of Storey County Road Number 910030 (2 Segments), commonly known as UNNAMED, (Segment 1), road segment length 5,894 feet (1.12 miles), road width approximately twenty-four (24) feet; and UNNAMED (Segment 2), road segment length 1,048 (0.2 miles), road width approximately eight (8) feet. It is proposed that the road be identified as a minor county road. The effect of identifying the road as a minor county road is to identify it as a public road, available for public use but not maintained by Storey County. It must be used by motorists at their own risk.

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

Report of Public Works Department regarding roads and highways throughout Storey County.

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

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

Consideration and possible approval of the new Fire District Policy 048-Purchasing Procedures.

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

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

Discussion and potential approval to establish a Memorandum of Understanding (MOU) with the Storey County Sheriff's Office Employees' Association/Nevada Association of Police and Sheriff's Officers (NAPSO). The MOU aims to amend Article 7, Section (14) to enable employees to receive milestone disbursements based on their continuous years of service with the Sheriff's Office.

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

Consideration and possible approval for the County Manager to sign and approve the second DOWL amendment for the Lead Siphon Phase I Project. This amendment would accept DOWL's 15% subconsultant markup that was already included in the fee for Task Order 64 but excluded from the language in the scope of work.

24. DISCUSSION/FOR POSSIBLE ACTION:

Discussion and consideration authorizing the County Manager to approve and sign a contract between Storey County and Steven D. King, Attorney at Law for consultation in water resource planning with focus on potential negotiations with the State of Nevada regarding allocation and acquisition of water and/or water system components of the Marlette Water System, at an hourly rate of \$300 and not to exceed \$20,000 on a time and materials basis, for a period from September 3, 2024, to August 1, 2025.

25. DISCUSSION/FOR POSSIBLE ACTION:

For consideration and possible approval of business license second readings:

- A. AK Rebar Services LLC - Contractor / 4140 Novato Ct. ~ Reno, NV
- B. CFA, A Bowman Company - Professional / 12355 Sunrise Valley Dr. Ste. 520 ~ Reston, VA
- C. CMB407 Cleaning Services, LLC - Out of County / 2880 Kietzke Ln. Trlr. #23 ~ Reno, NV
- D. Coventry Administrator, LLC Out of County / 1001 Gayley Ave. # 24330 ~ Los Angeles, CA
- E. CRP IV USA Parkway NV, LLC - Out of County / 1300 Dove St. Ste 200 ~ Newport Beach, CA
- F. Maxwell Mechanical LLC - Contractor / 8050 W. 4th St. ~ Reno, NV
- G. Powerhouse Construction Inc. - Contractor / 5250 Coggins Rd. ~ Reno, NV
- H. Talent Framework - Out of County / 5596 Longley Ln. ~ Reno, NV 89511

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.
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(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 8/28/2024; 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/AgendaCenter/County-Commission-2>

By *Drema Smith*

Drema Smith
Administrative Assistant II



Board of Storey County Commissioners Agenda Action Report

Meeting date: 9/3/2024 10:00 AM -
BOCC Meeting

Estimate of Time Required: 1 min

Agenda Item Type: Discussion/Possible Action

- **Title:** Consideration and possible approval of the agenda for the September 3, 2024, meeting.
- **Recommended motion:** Approve or amend as necessary.
- **Prepared by:** Drema Smith

Department: Commissioners

Contact Number: 7758470968

- **Staff Summary:** See attached.
- **Supporting Materials:** No Attachments
- **Fiscal Impact:**
- **Legal review required:** False
- **Reviewed by:**

____ Department Head

Department Name:

____ County Manager

Other Agency Review: _____

- **Board Action:**

<input type="checkbox"/> Approved	<input type="checkbox"/> Approved with Modification
<input type="checkbox"/> Denied	<input type="checkbox"/> Continued



Board of Storey County Commissioners Agenda Action Report

Meeting date: 9/3/2024 10:00 AM -
BOCC Meeting

Estimate of Time Required: 5 minutes

Agenda Item Type: Discussion/Possible Action

- **Title:** Consideration and possible approval of the minutes from the June 4, 2024, meeting.
- **Recommended motion:** Approve or amend as necessary.
- **Prepared by:** Jim Hindle

Department: Clerk & Treasurer

Contact Number: 7758470969

- **Staff Summary:** See attached
- **Supporting Materials:** See Attachments
- **Fiscal Impact:** none
- **Legal review required:** False
- **Reviewed by:**

_____ Department Head

Department Name:

_____ County Manager

Other Agency Review: _____

- **Board Action:**

<input type="checkbox"/> Approved	<input type="checkbox"/> Approved with Modification
<input type="checkbox"/> Denied	<input type="checkbox"/> Continued



STOREY COUNTY BOARD OF COUNTY COMMISSIONERS MEETING

6/4/2024 10:00 AM
26 SOUTH B STREET, VIRGINIA CITY, NV

MEETING MINUTES

JAY CARMONA
CHAIRMAN

CLAY MITCHELL
VICE-CHAIRMAN

LANCE GILMAN
COMMISSIONER

ANNE LANGER
DISTRICT ATTORNEY

JIM HINDLE
CLERK & TREASURER

Roll Call

√ Commission Chairman Jay Carmona, √ Commission Vice-Chair Clay Mitchell,
√ Commissioner Lance Gilman, √ District Attorney Anne Langer, √ Clerk & Treasurer Jim Hindle,
√ County Manager Austin Osborne, √ Deputy District Attorney Brian Brown

☐ Assessor Jana Seddon
☐ Justice of the Peace Eileen Herrington
√ Recorder Dru McPherson
√ Sheriff Mike Cullen
√ Business Development Manager Lara Mather
√ Comptroller Jennifer McCain
√ Community Development Director Pete Renaud
☐ County Administrative Officer Honey Coughlin
√ Emergency Management Director Adam Wilson
√ Fire Chief Jeremy Loncar
√ Grants Manager Sara Sturtz
√ Health & Community Services Director Stacy York

√ Human Resources Director Brandie Lopez
√ IT Director James Deane
√ Operations and Project Manager Mike Northan
√ Planning Manager Kathy Canfield
☐ Public Works Director Jason Wierzbicki
√ Tourism Director Todd Tuttle
Other:
√ Community Chest Executive Director Eric Schoen
√ Fourth Ward School Executive Director Nora Stefu
√ St. Mary's Art Center Executive Director Arika Perry

Total Attendance: 53

In-Person: 27

Zoom: 26

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

Commission Chairman Jay Carmona called the meeting to order at 10:01 a.m.

2. CONVENE AS THE STOREY COUNTY BOARD OF COUNTY COMMISSIONERS

3. PLEDGE OF ALLEGIANCE

- 4. PUBLIC COMMENT (No Action):** Gary Schmidt commented on the county’s compliance of the Open Meeting Law. He read a section of the law. He also criticized the county for having only 3 County Commissioners and not having five. He complained about commissioners posting on social media sites regarding county business. He said that should cease. He said the commissioners should be going through training sessions regarding the open meeting law.

Former Commissioner Greg “Bum” Hess spoke as a private citizen about the issue of having five commissioners. He said it would almost double the size of the board, which is not needed. He said the county would have to add staff and more bureaucracy. So, for Mr. Schmidt who claims to be a staunch conservative, that is what a liberal would do. Five commissioners under the open meeting law, can discuss between themselves about whatever they want as long as not a quorum. There is no violation there. But with only three under the open meeting law, no extra meeting discussions can go on because of quorum restrictions. He said the speed with which the county works would stop with more commissioners. He said it would add bureaucracy, which would be a great hinderance to development not only in the industrial park, but across the county.

- 5. DISCUSSION/FOR POSSIBLE ACTION:** Consideration and possible approval of the agenda for the June 4, 2024, meeting.

County Manager Austin Osborne requested continuing Item 25 to the June 18 meeting.

Public Comment: None

Motion: I, Commissioner Mitchell, move to approve today’s agenda with the one change of continuing Item #25 to our next scheduled meeting of June 18, at the courthouse and on Zoom. **Seconded by:** Lance Gilman. **Vote:** Motion passed unanimously.

6. CONSENT AGENDA FOR POSSIBLE ACTION:

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

A. Tellworks Communication LLC – General / 75 Pittsburgh ~ Sparks, NV

II. Approval of claims in the amount of \$1,706,181.29.

III. For Approval - Tax Bill correction for parcel 4-221-62 in the amount of \$230.45. A well was mistakenly placed on the 2023-24 tax roll for this property when we received the well report. The report showed N/A on the static water level meaning no water was found.

IV. Consideration and possible approval of the revised and updated Storey County Policy, – IT Reporting, Suspensions, and Investigations.

Public Comment: None

Motion: I, Commissioner Mitchell, move to approve today's Consent agenda as presented.
Seconded by: Lance Gilman. **Vote:** Motion passed unanimously.

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

Public Works

- The department is working on problems with irrigation at the parks.

Operations and Projects

- There are seven contractors interested in bidding on the Lockwood Senior Center project. The bid opening is on June 13 in the Slammer.
- Fairgrounds project is 90 percent completed.
- A new sign will be on the Divide building at 800 South C St. The work will be done by June 30, including paving.

Business Development

- Sarah Sturtz is working on the 2024 grants received from federal community funding.
- For 2025 the department is monitoring the progress of the Divide water main replacement, the Mobile Emergency Command Center, and Piper's Opera House.

Emergency Management

- The Code Red mass notification system is offline until the new RAVE system is implemented.
- The National Weather Service warned of a heat risk for this week.

VCTC

- There were 28 entries in the Celebration of Heroes parade on Memorial Day weekend. Rebecca Clark arranged the flyover.
- There were 230 entries in the Reno-Tahoe Odyssey.
- There were 22 pre-1936 cars in the FAST rally. Thanks to the citizens that helped. They want to come back next year.
- Next weekend is the June Street Vibrations Spring Rally, with one of the largest turnouts expected. Bike parking will be on C St. from Union to Taylor.
- The Mix and Mingle is at 6 p.m. on June 11 at Piper's Opera House. Hot August Nights will be the topic.
- July 4 will feature the parade at noon and fireworks at dusk.

Comptroller's Office

- Seven department heads went to the Tyler conference, which was very beneficial as we received live training.
- Next week staff are going to the Government Finance Officers conference.

Human Resources

- The department will be launching the NEOGOV program, that can accept employment applications online from anywhere.

Community Development

- The Delta Saloon is all permitted, and owners are doing repairs.
- Thanks to everyone who worked hard to improve the boardwalk.
- Business owners are happy with the lowering of business license fees.

Senior Services

- The annual Lockwood Car Show is from 10 a.m. to 2 p.m. June 29 at the Rainbow Bend Clubhouse
- Food pantries report feeding 252 people in Mark Twain, 372 people in Virginia City and 610 people in Lockwood, with 60 percent of recipients over 60 years of age.

Justice Court

- The judge attended a conference on treatment courts. It was very beneficial to learn options to deal with mental health and drug issues.
- The office is transitioning into a new case management system.
- The office is still having problems with the statewide system, but are working with the state to solve those problems.

Clerk-Treasurer

- The office has submitted required information to the DMV, and it may be after July 4 to get qualification to open. They are waiting for approval from the Department of Public Safety and the DMV
- Deputy Clerk of the Court Alicia Duke was working on the jury management system with justice court, and implantation is almost complete. It will help manage juries here or in Carson City.
- This was the last week of early voting in the Slammer. Election Day is Tuesday, June 11, 7 a.m. to 7 p.m.

Community Chest Director Erik Schoen

- Thanks to folks for driving slower past the Community Center, as about 100 students are enrolled in the summer program.
- There is an exercise group for seniors on Thursdays at the Community Center.
- A survey is available for residents to fill out expressing their priorities to solve problems like food insecurity, housing problems and early childhood education,

St. Mary's Art Center Director Arika Perry

- Attended Nevada Council on the Arts Intersects Conference that supports the Virginia City, Carson City, Carson Valley arts corridor.
- The center celebrated its 60th anniversary, and the replacement of the lawn with xeriscape was completed.
- The 4th of July event is the biggest fundraiser of the year and the best spot to watch fireworks.

Fourth Ward School Director Nora Stefu

- There was a large turnout for the Victorian Tea Party
- There were many school tours this spring.
- The museum will be open until Oct. 31.
- Saturday, June 15 will be the Kid's Fair, with letterpress classes on the old printing press. Check the web site for more information.
- The 3rd annual Fourth of July event is planned.
- In September there will be the Comstock Film Festival, with workshops for three days. There will be a 15-minute film on the Comstock.
- The museum will have an intern program with UNR film students. On July 17, a four-day series of film classes will be held.
- Halloween will be the last big event. Check the web site for more information.

UNR Cooperative Extension Representative Holly Gatzke

- The program will have county coordinators, including one for Dayton and Storey County.
- Last winter there was an accredited biology class in area schools for wildfires, which also educates children on careers in that field.
- There are still classes on healthy eating, as well as the 4H programs.

Ladies 109 Group Leader Karen Gysen

- The new hot dog cart was used during the Chili Cookoff and Memorial Day weekend and has raised \$1,100 so far. It will be used on July 4 as well.
- The 3rd annual Cowboy Barbecue will be held at the Old Freight Depot on July 6. It is the major fundraiser, netting \$7,300 last year. All funds go to school and children's programs.

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

Commissioner Mitchell said swing dances at the Fourth Ward School will be on August 2 and Nov. 8, with live bands.

9. DISCUSSION/FOR POSSIBLE ACTION: Consideration and possible action regarding Resolution No. 24-723 granting Community Chest, Inc., a 501(c)(3) nonprofit, the sum of \$332,661.00 for the specific purpose of funding health and human services and educational programs.

Business Development Director Lara Mather said Under NRS 244.1505 a grant of money to a nonprofit organization must be made by resolution of the Board of County Commissioners which specifies the purpose of the grant, and any conditions imposed on the expenditure of the granted money. The proposed Resolution meets the requirements of the statute.

This request from Community Chest is an increase of \$2,946 from last year.

Public Comment: None

Motion: I, Commissioner Mitchell, move to approve Resolution No. 24-723 granting the Community Chest, Inc., a 501(c)(3), nonprofit the sum of \$332,661.00 for the specific purpose of funding health and human services and educational programs. **Seconded by:** Lance Gilman. **Vote:** Motion passed unanimously.

10. DISCUSSION/FOR POSSIBLE ACTION: Consideration and possible action regarding Resolution No. 24-724 granting the Storey County Jeep Posse, a 501(c)(3) nonprofit, a sum not to exceed \$10,000.00 for the purpose of aiding and assisting all Storey County residents.

Ms. Mather said She said under NRS 244.1505 a grant of money to a nonprofit organization must be made by resolution of the Board of County Commissioners which specifies the purpose of the grant, and any conditions imposed on the expenditure of the granted money. The proposed Resolution meets the requirements of the statute.

Ms. Mather said this request was the same as last year.

Public Comment: None

Motion: I, Commissioner Mitchell, move to approve Resolution 24-724 granting the Storey County Jeep Posse, a 501(c)(3) nonprofit, a sum not to exceed \$10,000.00 for the purpose of aiding and assisting all Storey County residents. **Seconded by:** Lance Gilman. **Vote:** Motion passed unanimously.

11. DISCUSSION/FOR POSSIBLE ACTION: Consideration and possible action regarding Resolution No. 24-725 granting St. Mary's Art Center, a 501(c)(3) nonprofit, a sum not to exceed \$106,725.00 for the purpose of preserving the St. Mary's Art Center, a county owned building and supporting arts and culture through education and cultural offerings.

Ms. Mather said that under NRS 244.1505 a grant of money to a nonprofit organization must be made by resolution of the Board of County Commissioners which specifies the purpose of the grant, and any conditions imposed on the expenditure of the granted money. The proposed Resolution meets the requirements of the statute.

Ms. Mather said this was a decrease of \$8,475 from last year's request.

Public Comment: None

Motion: I, Commissioner Mitchell, move to approve Resolution No. 24-725 granting St. Mary's Art Center Inc., a 501(c)(3) nonprofit, a sum not to exceed \$106,725.00 for the purpose of preserving the St. Mary's Art Center, a county owned building and supporting arts and culture through education and cultural offerings. **Seconded by:** Lance Gilman. **Vote:** Motion passed unanimously.

- 12. DISCUSSION/FOR POSSIBLE ACTION:** Consideration and possible action regarding Resolution No. 24-726 granting the University of Nevada Reno, Storey County Extension, a 501(c)(3) nonprofit, a sum not to exceed \$35,000.00 for the purpose of addressing contemporary issues in the areas of agriculture, horticulture, community development, health and nutrition, personal and family development and natural resources.

Ms. Mather said that under NRS 244.1505 a grant of money to a nonprofit organization must be made by resolution of the Board of County Commissioners which specifies the purpose of the grant, and any conditions imposed on the expenditure of the granted money. The proposed Resolution meets the requirements of the statute.

Ms. Mather said this was an increase of \$5,000 from last year.

Commissioner Mitchell mentioned that programs are not always accessible to all. There is a program fee. Is there a mechanism to make it more affordable.

UNR Cooperative Extension representative Holly Gatzke said that most programs don't have a fee. Because the Extension gets public funding, they are trying to help underserved communities. Some of the shooting programs have a fee. The requested increase is due to state mandated salary increases.

Public Comment: None

Motion: I, Commissioner Mitchell, move to approve Resolution No. 24-726 granting the University of Nevada Reno, Storey County Extension, a 501(c)(3) nonprofit, a sum not to exceed \$35,000.00 for the purpose of addressing contemporary issues in the areas of agriculture, horticulture, community development, health and nutrition, personal and family development and natural resources. **Seconded by:** Lance Gilman. **Vote:** Motion passed unanimously.

- 13. DISCUSSION/FOR POSSIBLE ACTION:** Consideration and possible action regarding Resolution No. 24-727 granting the Veterans of Foreign Wars, Evans-Kendall Post 8071, a 501(c)(19) nonprofit, a sum not to exceed \$10,000.00 for the purpose of providing services to Veterans and the Storey County community.

Ms. Mather said that under NRS 244.1505 a grant of money to a nonprofit organization must be made by resolution of the Board of County Commissioners which specifies the purpose of the grant, and any conditions imposed on the expenditure of the granted money. The proposed Resolution meets the requirements of the statute.

The amount requested is the same as last year.

Public Comment: John Strahan of VFW thanked the county and other agencies for their support. Last year the money helped double our efforts to support veterans. He noted that if other service groups find that a veteran has fallen through the cracks, please contact the VFW. He said a veteran's widow last year was unable to pay for a cremation, and the VFW took care of it.

Motion: I, Commissioner Mitchell, move to approve Resolution No. 24-727 granting the Veterans of Foreign Wars, Evans-Kendall Post 8071, a 501(c)(19) nonprofit, a sum not to exceed \$10,000.00 for the purpose of providing services to Veterans and the Storey County community. **Seconded by:** Lance Gilman. **Vote:** Motion passed unanimously.

14. DISCUSSION/FOR POSSIBLE ACTION: Consideration and possible action regarding Resolution No. 24-728 granting the 109 Comstock Ladies, a 501(c)(3) nonprofit, a sum not to exceed \$4,900.00 for the purpose of preserving heritage and community through specific programs that support the children of the Storey County.

Ms. Mather said that under NRS 244.1505 a grant of money to a nonprofit organization must be made by resolution of the Board of County Commissioners which specifies the purpose of the grant, and any conditions imposed on the expenditure of the granted money. The proposed Resolution meets the requirements of the statute.

Ms. Mather said this was a new request.

Commissioner Mitchell asked what the 109 Ladies will do with the grant.

Karen Gysen of the 109 Ladies said this money will be used to offset the cost of raising money. We provide scholarships and fund school programs.

Public Comment: None

Motion: I, Commissioner Mitchell, move to approve Resolution No. 24-728 granting the 109 Comstock Ladies, a 501(c)(3) nonprofit, a sum not to exceed \$4,900.00 for the purpose of preserving heritage and community through specific programs that support the children of the Storey County. **Seconded by:** Lance Gilman. **Vote:** Motion passed unanimously.

- 15. DISCUSSION/FOR POSSIBLE ACTION:** Consideration and possible action regarding Resolution No. 24-729 granting the Historic Fourth Ward School Foundation, a 501(c)(3) nonprofit, a sum not to exceed \$120,000.00 for the purpose of preserving the Historic Fourth Ward School Museum, a county owned building, and for promoting the history of the Comstock and Storey County.

Ms. Mather said that under NRS 244.1505 a grant of money to a nonprofit organization must be made by resolution of the Board of County Commissioners which specifies the purpose of the grant, and any conditions imposed on the expenditure of the granted money. The proposed Resolution meets the requirements of the statute.

Ms. Mather said this was the same amount requested last year.

Public Comment: None

Motion: I, Commissioner Mitchell, move to approve Resolution No. 24-729 granting the Historic Fourth Ward School Foundation, a 501(c)(3) nonprofit, a sum not to exceed \$120,000.00 for the purpose of preserving the Historic Fourth Ward School Museum, a county owned building, and for promoting the history of the Comstock and Storey County. **Seconded by:** Lance Gilman. **Vote:** Motion passed unanimously.

- 16. DISCUSSION/FOR POSSIBLE ACTION:** Consideration and possible approval of Resolution No. 24-730, a resolution setting grade and salary range of employees fixed by ordinance or resolution per NRS 245.045 for appointed Storey County officials for the 2024-25 fiscal year and superseding prior year action by resolution for appointed Storey County employees with the reestablishment of Cook at grade 115, the addition of Code Enforcement Officer at grade 124, Public Relations Officer at grade 124, and Network Security Administrator at grade 140.

Human Resources Director Brandie Lopez said the proposal is for three new positions and the reestablishment of the Cook positions. She said the role of Cook was approved through the budget process, there was previously a Cook at grade level 115, and we are requesting this title and grade level be reestablished. The nuisance program within the Community Development Department has expanded and requires a dedicated employee to fulfill the program requirements. We are requesting the establishment of a Code Enforcement Officer at a grade 124 to help maintain this program. The County Manager's Office would like to better manage our outreach to the community, media, and other outlets, and are requesting a Public Relations Officer at grade 124 be approved. The security of the County's electronic information is a top priority and with our growth we are asking for a Network Security Administrator at grade 140. These positions have been approved through the budget process.

Public Comment: None

Motion: I, Commissioner Mitchell, Resolution No. 24-730, a resolution setting grade and salary range of employees fixed by ordinance or resolution per NRS 245.045 for appointed Storey County officials for the 2024-25 fiscal year and superseding prior year action by resolution for appointed Storey County employees with the reestablishment of Cook at grade 115, the addition of Code Enforcement Officer at grade 124, Public Relations Officer at grade 124, and Network Security Administrator at grade 140. **Seconded by:** Lance Gilman. **Vote:** Motion passed unanimously.

17. RECESS TO CONVENE AS THE STOREY COUNTY HIGHWAY BOARD

18. DISCUSSION/FOR POSSIBLE ACTION: Report of Public Works Department regarding roads and highways throughout Storey County.

Mike Northan, Operations and Projects Manager, speaking for Public Works Director Jason Wierzbicki said that Lousetown Road renovations are on schedule and the 2024 Road Rehab project is moving forward.

Public Comment: None

19. RECESS TO CONVENE AS THE STOREY COUNTY LIQUOR LICENSING BOARD

20. DISCUSSION/FOR POSSIBLE ACTION: For consideration and possible approval of the Second Reading for OnSale/Off-Sale Liquor License. The applicant is James Grimes, 1st reading was previously approved under Nevada Wine and Spirits, business name has now changed to the Delta Saloon, location was previously 5 North C Street and has now changed to 18 South C Street, Virginia City, NV 89440.

Deputy Frank Valdez said all references were positive. He said there were no financial, legal or civil issues.

Public Comment: None

Motion: I, Commissioner Mitchell, move to approve the Second Reading for On-Sale/Off-Sale Liquor License. Applicant is James Grimes, 1st reading was previously approved under Nevada Wine and Spirits, business name has now changed to the Delta Saloon, location was previously 5 North C Street and has now changed to 18 South C Street, Virginia City, NV 89440. **Seconded by:** Lance Gilman. **Vote:** Motion passed unanimously.

21. RECESS TO RECONVENE AS THE STOREY COUNTY BOARD OF COUNTY COMMISSIONERS

- 22. DISCUSSION/FOR POSSIBLE ACTION:** Consideration and possible approval to authorize Storey County Business Development to reallocate \$1,000 of budgeted and available funds from the Professional Services account to apply for the Nevada Division of Environmental Protection's Capital Improvements Grant program for Phase 1 of the Lead Siphon Project.

Grants Manager Sara Sturtz said the Nevada Division of Environmental Protections (NDEP) reached out to us to request our help in expending the remaining bond money in their Capital Improvement Grant Program. It must be spent by Nov. 1. Some projects were canceled, and we had a program with the Lead Syphon project. We are helping NDEP, but we can also get funds from NDEP in the future.

Public Comment: None

Motion: I, Commissioner Mitchell, move to approve the authorization for Storey County Business Development to reallocate \$1,000 of budgeted and available funds from the Professional Services account to apply for the Nevada Division of Environmental Protection's Capital Improvements Grant program for Phase 1 of the Lead Siphon Project. **Seconded by:** Lance Gilman. **Vote:** Motion passed unanimously.

- 23. DISCUSSION/FOR POSSIBLE ACTION:** Consideration and possible approval to authorize county staff to sign DOWL Task order 55, for design and bid document preparation of the Six Mile Canyon Truck Turnaround at the cost of \$73,224 and not to exceed \$78,224.

Operations and Projects Manager Mike Northan, speaking for Ms. Coughlin: for FY23/24, \$200,000 was budgeted for the Six Mile Canyon Truck Turnaround project. The initial estimate on April 12, 2024, for the design and bid document preparation of the project was \$38,414. Since that time, county staff and DOWL met with Lyon County personnel to gain approval for the project, as it will be undertaken in Lyon County. Modifications were made to the initial plan at the request of Lyon County, increasing the design cost. The new estimate is \$73,224, which is well under what was budgeted for the project in FY23/24. The construction phase of the project is scheduled within the FY25 CIP. A preliminary estimate for construction is \$300,000, which the Board approved on May 21st as part of the final budget. The design and bid document preparation will not be completed by the end of FY23/24 but is scheduled for 100% completion and submittal by September of 2024.

Public Comment: None

Motion: I, Commissioner Mitchell, move to approve authorize county staff to sign DOWL Task order 55, for the design and bid document preparation of the Six Mile Canyon Truck Turnaround at the cost of \$73,224 and not to exceed \$78,224. **Seconded by:** Lance Gilman. **Vote:** Motion passed unanimously.

24. DISCUSSION/FOR POSSIBLE ACTION: Discussion and possible consideration approving the proposed budget for reimbursement from the Nevada State Child Support Enforcement Program in the amount of \$35,588 for Fiscal Year 2025 and \$36,004 for Fiscal Year 2026 in accordance with the existing FY 2023-2026 Intrastate Interlocal Contract Between Public Agencies enclosed herewith.

Austin Osborne said this is an interlocal agreement with First Judicial District Court for child support hearings. We have a four-year agreement and there are contracts to re-imburse services that are provided. The cost is estimated by budgets submitted to the state. There is also a pass-through from the federal government. Amounts will be 35,588 and 36,004 for the 2024-25 and 2025-26 fiscal years.

Max Cortez, court administrator for the First District Court, said this allows Carson City to be re-imbursed by the state. The program has been beneficial and it is asked that the proposal be approved so that Carson City can also be reimbursed. There is no cost to Storey County.

Public Comment: None

Motion: I, Commissioner Mitchell, move to approve the proposed budgets for reimbursement from the State Child Support Enforcement Program in the amount of \$35,588 for FY 2025 and \$36,004 for FY 2026. **Seconded by:** Lance Gilman. **Vote:** Motion passed unanimously.

25. DISCUSSION/FOR POSSIBLE ACTION: Consideration and possible approval of the REVISED 5-year (approximately) lease between Storey County and the Nevada State Department of Public Safety (Nevada Highway Patrol) for use of existing office space of approximately 400 square-feet, and future Sheriff's Office substation area as provided for by the Sheriff, for an amount of \$0.00 but with certain cost reimbursements. The property is located at the Storey County Government Complex at 1705 Peru Drive, McCarran, Storey County, Nevada.

This was postponed to the June 18 meeting.

26. DISCUSSION/FOR POSSIBLE ACTION: For consideration and possible approval of business license second readings:

- A. Desert Rose Ranch LLC – General / 1035 Hwy 341 ~ Gold Hill, NV
- B. Envy Concrete LLC – Contractor / 11820 Claim Stake Dr. ~ Reno, NV
- C. Fast Eddie's Grill LLC – Food Truck / 1729 Sabatino Dr. ~ Sparks, NV
- D. Heavy Equipment Movers & Installation LLC – Contractor / 126 Industrial Dr. ~ Maysville, GA
- E. The Cider House – General / 110 N. C St. Virginia City, NV
- F. Thomas Hayward Auctioneers LLC – Out of County / 1610 Brightstone Ct. ~ Reno, NV

Public Comment: None

Motion: I, Commissioner Mitchell, move to approve the second readings of business licenses in Item 26 listed as A-F. **Seconded by:** Lance Gilman. **Vote:** Motion passed unanimously.

- 27. PUBLIC COMMENT (No Action):** Gary Schmidt said anyone who cares to challenge my credentials of conservative should visit my web site. He said that additional commissioners do not create bureaucracy if properly handled. He also wanted the elimination of nuisance codes in Storey County. Eliminate building codes on 40-acre parcels. He wants to eliminate the county business license for businesses that gross less than \$100,000 per year. He read the definition of meeting and deliberate. The key word is deliberate.

Greg “Bum” Hess said I am proud for fellow Goldwater/Reagan/Trump supporters, and to be one himself. But on the five commissioners, if one think sthat is not going to add bureaucracy, then one is living in a different world. This always comes about when someone has lost an election, or it is something personal with commissioners. He said petitions fell short on five commissioners, and they only had to collect 25 percent of voters’ signatures. It is not wanted or warranted by people in Storey County. We have gotten people to invest in Storey County by decreasing bureaucracy. He said he resents this board being called corrupt. I know the members and most of the staff, and they avoid violating the law. Majority of people think the world of Storey County, the commissioners and the process. They would not be here for the decisions the Board made years ago. I don’t think anyone believes the Board is corrupt.

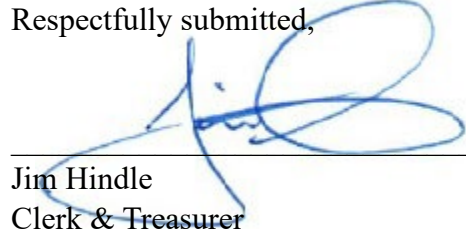
Mike Northan, as private citizen, said he was pleased to see an increase in discussion. With the focus on compliance on open meeting law. The board is in compliance. Don’t get hyper focused on smaller issues. This is an agile, efficient and responsive local government. Lack of public comment is not a failure on the part of the board. People rarely attend to opine. Lack of public comment indicates the public is happy with the government. Also, the Model T/Model A race was great.

28. ADJOURNMENT OF ALL ACTIVE AND RECESSED BOARDS ON THE AGENDA

Commissioner Carmona adjourned the meeting at 11:41 a.m.

29. CLOSED SESSION: Call to Order Closed Session meeting pursuant to NRS 288.220 for the purpose of conferring with county management and legal counsel regarding labor negotiations with the Storey County Firefighters' Association IAFF Local 4227. This meeting will commence immediately following the regular commission meeting.

Respectfully submitted,



Jim Hindle
Clerk & Treasurer



Board of Storey County Commissioners Agenda Action Report

Meeting date: 9/3/2024 10:00 AM -
BOCC Meeting

Estimate of Time Required: 5 minutes

Agenda Item Type: Discussion/Possible Action

- **Title:** Consideration and possible approval of the minutes from the June 20th, 2024, Special Meeting.
- **Recommended motion:** Approve or amend as necessary.
- **Prepared by:** Jim Hindle

Department: Clerk & Treasurer

Contact Number: 1775847584

- **Staff Summary:** See attached.
- **Supporting Materials:** See Attachments
- **Fiscal Impact:** none
- **Legal review required:** False
- **Reviewed by:**

_____ Department Head

Department Name:

_____ County Manager

Other Agency Review: _____

- **Board Action:**

<input type="checkbox"/> Approved	<input type="checkbox"/> Approved with Modification
<input type="checkbox"/> Denied	<input type="checkbox"/> Continued



STOREY COUNTY BOARD OF COUNTY COMMISSIONERS MEETING

6/20/2024 2:00 PM

26 SOUTH B STREET, VIRGINIA CITY, NV

SPECIAL MEETING MINUTES

JAY CARMONA
CHAIRMAN

CLAY MITCHELL
VICE-CHAIRMAN

LANCE GILMAN
COMMISSIONER

ANNE LANGER
DISTRICT ATTORNEY

JIM HINDLE
CLERK & TREASURER

Roll Call

✓ Commission Chairman Jay Carmona, ✓ Commission Vice-Chair Clay Mitchell,
✓ Commissioner Lance Gilman, □ District Attorney Anne Langer, ✓ Clerk & Treasurer Jim Hindle,
✓ County Manager Austin Osborne, ✓ Deputy District Attorney Brian Brown

□ Assessor Jana Seddon
□ Justice of the Peace Eileen Herrington
✓ Recorder Dru McPherson
✓ Sheriff Mike Cullen
□ Business Development Manager Lara Mather
✓ Comptroller Jennifer McCain
✓ Community Development Director Pete Renaud
✓ County Administrative Officer Honey Coughlin
✓ Emergency Management Director Adam Wilson
✓ Fire Chief Jeremy Loncar

□ Grants Manager Sara Sturtz
□ Health & Community Services Director Stacy York
✓ Human Resources Director Brandie Lopez
□ IT Director James Deane
✓ Operations and Project Manager Mike Northan
✓ Planning Manager Kathy Canfield
✓ Public Works Director Jason Wierzbicki
✓ Tourism Director Todd Tuttle
Other:

Total Attendance: 50

In-Person: 15

Zoom: 35

1. CALL TO ORDER SPECIAL MEETING AT 2:00 P.M.

Commission Chairman Jay Carmona called the meeting to order at 2:00 p.m.

2. CONVENE AS THE STOREY COUNTY BOARD OF COUNTY COMMISSIONERS

3. PLEDGE OF ALLEGIANCE

4. PUBLIC COMMENT (No Action): None

5. DISCUSSION/FOR POSSIBLE ACTION: Consideration and possible approval of the agenda for the June 20, 2024, special meeting.

County Manager Austin Osborne asked that Item #7 be moved to the spot before Item #22. He also asked that Items #20 and #21 be continued to the July 2nd meeting.

Public Comment: None

Motion: I, Commissioner Mitchell, move to approve today's agenda with the following modifications to move Item #7 to before Item #22 and we are going to continue Items #20 and #21 to the July 2 meeting of the Board of County Commissioners at the Storey County Courthouse and on Zoom. **Seconded by:** Lance Gilman. **Vote:** Motion passed unanimously.

6. DISCUSSION/FOR POSSIBLE ACTION: Consideration and possible approval of the final canvass of the results of the June 11th, 2024, Primary Election held in Storey County.

Clerk/Treasurer Jim Hindle presented County election results and the Canvas of the Vote. Mr. Hindle said the final results and the report of the Canvas of the Vote will be posted online after the meeting. Mr. Hindle discussed a breakdown of the voting and the turnout. Winners of the commissioner election will go to the general, but District 3 will run unopposed. The race for Justice Court Judge is final, as are the races for School Board, as there was no opposition, all ran as non-partisan, and all received greater than 50% of the total votes cast.

Mr. Hindle said there were 3,873 eligible voters, and 1,396 voting. He said turnout was significantly lower than it has been and there has been a downward trend since going to mail-in ballots. He said before mail-in ballots, turnout was significantly larger in 2018 than 2020 to today. While trend data is still sparse, mail-in ballots seemed to be impacting the turnout of early voting.

Storey County sent 3,800 plus mail-in ballots, and 259 were undeliverable. In an effort to maintain accurate voter rolls the office will send voter contact cards to confirm the voter with undeliverable mail still lives in the county. If there is no reply at all from the voter, their registration will be changed to inactive. If a contacted voter indicates they are no longer a resident of the county, their registration will be cancelled.

Mr. Hindle said that Nevada has same-day registration, and 29 voters either newly registered or updated their registration in Storey County at the polls.

Commissioner Mitchell asked about changing the allocation of resources. Mr. Hindle said he has had this discussion with the Secretary of State; that early voting was low across the state. He said mail-in votes tend to cannibalize early voting, but any modification of the law must come from the Legislature. The Secretary of State was in favor of discussing that with Legislative representatives.

Mr. Hindle said it was a Nevada has closed primaries, and people had to vote by party. He emphasized that every voter does not have to vote in every race on their ballot. He said there were no issues or irregularities; that it was a good, clear election.

Public Comment: None

Motion: I, Commissioner Mitchell, move to approve the final canvass of the June 11th, 2024, Primary Election held in and for Storey County and that the County Clerk make a copy of the abstract and make a mechanical report of the abstract to the Secretary of State. **Seconded by:** Lance Gilman. **Vote:** Motion passed unanimously.

8. BOARD COMMENT (No Action - No Public Comment): None

9. DISCUSSION/FOR POSSIBLE ACTION: Consideration and possible approval of Resolution 24-733 establishing a Special Revenue Fund known as Extraordinary Repairs and Maintenance Fund within Storey County.

Comptroller Jennifer McCain said that although the county has a Capital Projects Fund, a new fund is needed for to separate new projects from the repairs and maintenance of existing assets. This is for anything large and needed within five years, such as roof and elevator revitalization, HVAC system overhaul and engine replacement in vehicles and equipment. This will help with our overall budget and will help clean up some loose ends.

Ms. McCain said the funds will remain in the Extraordinary Repairs and Maintenance Fund and be accounted for separately from the General Fund. Once allocated to the Compensated Absence Fund, these funds cannot be transferred back to the General Fund or any other Special Revenue Fund.

Public Comment: Hugh Gallagher said special revenue funds give him pause. This may fall short of the intention. Anything that can happen can be budgeted because department heads know what repairs are needed. I don't think this is necessary. This should fall under department head decisions.

Ms. McCain said the fund is not necessarily for emergencies, and not for any items that would come out of departmental budgets. It would come from Capital Projects fund. She would rather separate major repairs and maintenance to make it easier and more transparent.

Commissioner Mitchell, asked about the parameters of the funds, and moving money in and out of the funds, and Ms. McCain said the process would be to watch unanticipated revenue such as ad valorem. She noted the County had a high General Fund balance and it is within the realm to move funds between fund balance and fund balance.

Motion: I, Commissioner Mitchell, move to approve Resolution 24-733 establishing a Special Revenue Fund known as the Extraordinary Repairs and Maintenance Fund within Storey County with a beginning fund balance of \$1,000,000. **Seconded by:** Lance Gilman. **Vote:** Motion passed unanimously.

10. DISCUSSION/FOR POSSIBLE ACTION: Consideration and possible approval of Resolution 24-734 setting the tax rate levy at 3.4607 for fiscal year 2024-2025.

Ms. McCain said the tax rate was approved in February. This is to allow the Assessor and Clerk & Treasurer to proceed with their jobs. The tax rate is the same as last year.

Public Comment: None

Motion: I, Commissioner Mitchell, move to approve Resolution No. 24- 734 setting the tax rate levy at 3.4607 for fiscal year 2024-2025. **Seconded by:** Lance Gilman. **Vote:** Motion passed unanimously.

11. DISCUSSION/FOR POSSIBLE ACTION: Consideration and possible approval of Resolution 24-735 to transfer various funds within the Storey County 2023-2024 Budget pursuant to NRS 354.59800. The total amount of transfers is \$1,548,000 with a net adjustment of \$0.00 in the overall budget.

Ms. McCain said there was an additional resolution put online and sent to the commissioners as well as an amended motion. A transfer of \$600,000 is for a Public Works truck that was supposed to come last year. It didn't arrive before June 30 and we didn't update the budget, so we had to transfer funds between CIP and equipment acquisitions. That is the new Resolution #24-735 that will approve the \$600,000. The other is Resolution 24-738 transferring appropriations between contingency and \$200,000 to emergency mitigation due to the storm in 2022-2023.

County Manager Osborne said this does not affect the TRI payback. Ms. McCain is just fixing that fund.

Commissioner Gilman disclosed his pecuniary interest in the Tahoe Reno Industrial Center, but said he could still vote because it was not an increase in the budget, just moving funds around.

Public Comment: Hugh Gallagher asked about TRI payback. He asked if the county still took appropriations out of the General Fund and the Fire District. Ms. McCain said the transfers are out of General and Equipment Acquisition, and several years ago we had moved a portion of the BCCRTs and SCCRTs directly as the Clerk & Treasurer apportions them. Ms. McCain said the amount for the TRI Payback was budgeted at \$3.5 million while the payment was \$3.66 million. Mr. Gallagher said the Fire District received property taxes from the industrial

park, and he didn't understand the BCCRTs and SCCRTs. He said this should be part of the TRI payback. Originally, the TRI Payback Fund was a combination based on a pro-rated formula for the General Fund and Fire Protection District. It was brought to our attention the Fire District was not involved in this agreement and had no responsibility to pay it back. Since this was adopted in 2009, until 2020, it was a simple formula. They receive taxes from the industrial park, why should they not have to pay a portion to the Payback? Ms. McCain said this was brought up several years ago and that the Fire District was never officially involved in the TRI Payback agreement, and had no financial responsibility to pay into this fund. She said the BCCRTs and SCCRTs are included in the calculations for the money that is attributable to TRI. Mr. Gallagher said this was a departure from a very simple formula.

Mr. Osborne said staff will talk to Mr. Gallagher about this. Ms. McCain, the TRI auditor and the decision makers at TRI were all on board with this decision. Commissioner Carmona suggested staff and Mr. Gallagher take this discussion offline.

Commissioner Mitchell asked if contingency must be replenished, and Ms. McCain said it would not. She said it was a line-item, not a fund and was budgeted for each year.

Motion: I, Commissioner Mitchell, move to approve the transfers between the 2023-2024 Storey County Budget in the amount of \$1,548,000 in total between general fund departments, funds, and contingency with a net adjustment to the County budgets of \$0.00. I further move to approve Resolution 24-735 transferring \$600,000 from Capital Projects to Equipment Acquisition to approve Resolution 24-738 transferring \$727,000 from the General Fund Contingency to the other Storey County Special Revenue Funds. **Seconded by:** Lance Gilman. **Vote:** Motion passed unanimously.

12. DISCUSSION/FOR POSSIBLE ACTION: Consideration and possible approval of Resolution 24-736 establishing a Special Revenue Fund known as Risk Management Fund within Storey County.

Ms. McCain. This came about as a recommendation from POOLPACT. The Board of Commissioners recently increased insurance liability deductible from \$5,000 to \$25,000. This would allow us to create a fund to absorb the larger deductible. She said it can be used for other risk management programs. She recommended \$250,000, or the equivalent of the average of 10 insurance claims.

Public Comment: Hugh Gallagher said this can be used for employee cases of liability, with regards to a department head, correct? Ms. McCain said yes, but the initial reason is to absorb the \$25,000 deductibles. Will this provide cover for departments making poor decisions regarding employees? He mentioned the Sheriff's Office of the past, where the deductible was subtracted from his budget and put in the financial statements. I think it is a good deterrent that keeps our department heads in line. Instead, they can do whatever they

want, and this fund is going to take care of it. I understand on the equipment side, but I don't understand on the employee side.

Commissioner Mitchell asked if the fund would automatically cover what Mr. Gallagher was referencing or did it have to be specifically approved, and was there a policy? Ms. McCain said this is created to absorb the deductible and must be determined case-by-case. Ms. McCain said a policy would need to be created.

County Manager Austin Osborne said the county was in the process of drafting policies. Commissioner Mitchell approved of creating policies.

Motion: I, Commissioner Mitchell, move to approve Resolution 24-736 establishing a Special Revenue Fund known as the Risk Management Fund within Storey County with a beginning fund balance of \$250,000. **Seconded by:** Lance Gilman. **Vote:** Motion passed unanimously.

13. DISCUSSION/FOR POSSIBLE ACTION: Consideration and possible approval of Resolution 24-737 establishing a Special Revenue Fund known as Compensated Absence Fund within Storey County.

Comptroller McCain said this fund proposal came from a discussion with a representative at POOLPACT, who suggested without this fund the County has an unfunded liability in annual and sick leave paid to employees upon their departure from employment with the County. The financial liability at the end of FY 2023, shown by an audit was \$937,123. She said the fund is needed to ensure the budget remains intact when these liabilities arise. She said a mid-level employee's leave payout could be \$15,000 and a higher-level employee's leave payout could be \$25,000-\$30,000. Since the County cannot control when someone retires, this fund is needed to ensure that departments are not hit with sudden liabilities. Ms. McCain asked for \$400,000 to start the fund, and added that the funds will remain in the Compensated Absence Fund and cannot be transferred back to the General Fund or to any other Special Revenue Fund. The \$400,000 will come from a portion of unanticipated revenue from the General Fund.

Public Comment: Hugh Gallagher said this takes it out of departmental hands. In the budget process you can always anticipate this. We have done this before. He said he didn't understand why these can't be funded back. This is not in accordance with NRS 354.6105. He would like to get that stricken. He said it could include as many as 43 employees, and the County's population has not increased that much.

Commissioner Carmona said the County's population has increased by just under 100 people. Our staff's workload has increased not because of the population, but because of the amount of business that has been going on in the county. People's needs have changed. He thanked the staff for their work.

County Manager Austin Osborne said in some of the actions, Comptroller McCain takes an abundance of caution in the risk management area. I am in support of what she is doing.

Motion: I, Commissioner Mitchell, move to approve Resolution 24-737 establishing a Special Revenue Fund known as the Compensated Absence Fund within Storey County with a beginning fund balance of \$400,000. **Seconded by:** Lance Gilman. **Vote:** Motion passed unanimously.

14. RECESS TO CONVENE AS THE STOREY COUNTY WATER AND SEWER BOARD

15. DISCUSSION/FOR POSSIBLE ACTION: Considerations and possible approval of the transfers in the Water fund, within the Storey County 2023-2024 Budget pursuant to NRS 354.59800. These transfers total \$16,000 and have a net adjustment of \$0.00.

Comptroller McCain said the Water Fund needed to transfer \$16,000, or \$8,500 in wages, \$4,450 in overtime and \$3,000 into PERS. This is because of the commissioner's increase and differences in employees. The funds would transfer out of Professional Services. There are no transfers in the sewer fund.

Public Comment: None

Motion: I, Commissioner Mitchell, move to approve the transfers in the 2023-2024 Storey County Water Budget in the amount of \$16,000 with a net adjustment to the Water budget of \$0.00. **Seconded by:** Lance Gilman. **Vote:** Motion passed unanimously.

16. ADJOURN TO RECONVENE AS THE STOREY COUNTY BOARD OF COUNTY COMMISSIONERS

17. DISCUSSION/FOR POSSIBLE ACTION: Special Use Permit (2024-020). The applicant requests to operate a gaming establishment within an existing structure located at the southwest corner of Union Street and C Street. The property contains several "storefronts" all internally connected in the Downtown District of Virginia City. This request is to allow for gaming to occur throughout the retail establishment, and will include, but isn't limited to, slot machines and table games. The property is located at 2 South C Street and 18 South C Street, Virginia City, Storey County, Nevada, Assessor's Parcel Numbers (APN) 001-083-11, 12, 13 & 14.

Planning Manager Kathy Canfield said this an application for a Special Use Permit for the Delta Saloon. Right now, there can be 15 or less gaming activities on the site. For more, it than that number it would need the Special Use Permit. She said that because the building, which previously housed gaming, had not been operating for 24 months, there needed to be a

new Special Use Permit. This was approved at the June 6 Planning Commission meeting. No negative comments were received by the department.

Commissioner Mitchell asked are we open to the usage of 15 machines? Ms. Canfield said this is just about land use; anything else depended on the gaming license.

Commissioner Carmona said he had followed the progress, and it was good to see the building coming to life again.

Ms. Canfield read the Findings.

Public Comment: Delta Owner James Grimes thanked the County and the town of Virginia City for their support. Everyone has helped get this off the ground. We can bring this thing back.

Motion: In accordance with the recommendation by the Planning Commission and staff, the Findings of Fact under Section 3.A of the Staff Report as read into the record by county staff, and in compliance with all Conditions of Approval, I, Commissioner Mitchell, hereby move to approve operation of a gaming establishment within an existing structure located at the southwest corner of Union Street and C Street. The property contains several “storefronts” all internally connected in the Downtown District of Virginia City. This request is to allow for gaming to occur throughout the retail establishment, and will include, but isn’t limited to, slot machines and table games. The property is located at 2 South C Street and 18 South C Street, Virginia City, Storey County, Nevada, Assessor’s Parcel Numbers (APN) 001-083-11, 12, 13 & 14. **Seconded by:** Lance Gilman. **Vote:** Motion passed unanimously.

18. DISCUSSION/FOR POSSIBLE ACTION: Variance (2024-013). The applicant is requesting a reduced front yard setback to construct a residence/garage addition to an existing residence. The property is located within the CR Commercial-Residential zoning district outside of the Downtown District in Virginia City. The variance request is to allow for a 2.5- foot front yard setback from the property line for the proposed residence/garage addition. The property is located at 450 South E Street, Virginia City, Storey County, Nevada, Assessor’s Parcel Number (APN) 001- 058-11.

Ms. Canfield said this is for a variance to allow for a reduced setback. In the 2005-2007 timeframe the property owner at that time requested a land swap or abandonment to contain a carriage house on the property, so a land swap was done. D street became larger, and E Street became smaller. To build the residence, the property owner received a 7.5-foot setback. Both permits required the carriage house to be kept intact. The applicant wants to tear down the garage (carriage house) and is asking for 2.5-foot setback to construct living space above a new garage. It will use the same footprint as the old garage. The Comstock Historic District Commission found the carriage house no longer contained any aspects that made it historic. The garage would extend closer to the house. Some letters the Department received had

concerns about tearing down the garage/carriage house while another had concerns with safety issues at Silver and E streets. The project does meet the Planning Department's requirements. CHD didn't have concerns with the setback, but did with design, and came up with different design that was accepted. The Planning Commission heard this and recommended approval. The garage will not extend beyond the location of the house Ms. Canfield said parking is allowed in the right of way. She also said the living space above the new garage is not for renting out separately; it was part of the home.

Commissioner Mitchell disclosed that he was on the CHD Commission. He said he was sympathetic to adjacent property owners' concerns but didn't think the project posed hazards. He said he visited the area. He asked if it could be conditioned on not allowing on-street parking in front of the home. Ms. Canfield said if this is parking outside of the traveled way, it is OK. That is covered under existing rules.

Ms. Canfield read the findings.

Public Comment: None

Motion: In accordance with the recommendation by the Planning Commission and staff, the Findings of Fact under Section 3.A of this report as read into the record by county staff, and other findings deemed appropriate by the Board of County Commissioners, and in compliance with the conditions of approval, I, Commissioner Mitchell, move to approve a variance (File 2024-013) to allow for a reduced front yard setback to construct a residence/garage addition to an existing residence. The property is located within the CR Commercial-Residential zoning district outside of the Downtown District in Virginia City. The variance request is to allow for a 2.5-foot front yard setback from the property line for the proposed residence/garage addition. The property is located at 450 South E Street, Virginia City, Storey County, Nevada, Assessor's Parcel Number (APN) 001-058-11.
Seconded by: Lance Gilman. **Vote:** Motion passed unanimously.

- 19. DISCUSSION/FOR POSSIBLE ACTION:** Consideration and possible approval of approximately 5-year lease between Storey County and the Nevada State Department of Public Safety (Nevada Highway Patrol) for use of existing office space of approximately 400 square feet, and future Sheriff's Office substation area as provided for by the Sheriff, for an amount of \$0.00 but with certain cost reimbursements, located at the Storey County Government Complex at 1705 Peru Drive, McCarran, Storey County, Nevada.

County Manager Austin Osborne said the contract between Storey County and the Nevada Highway Patrol is to lease office space at TRIC. It is a 5-year lease and will occupy existing space until the sheriff's space is built and then they would share space. The NHP will pay for phone, broadband and once-a-week janitorial services. He corrected spellings and dates on the contract.

Public Comment: None

Motion: I, Commissioner Mitchell, move to approve an approximately 5- year lease between Storey County and the Nevada State Department of Public Safety (Nevada Highway Patrol) for use of existing office space of approximately 400 square feet, and future Sheriff's Office substation area as provided for by the Sheriff, for an amount of \$0.00 but with certain cost reimbursements, located at the Storey County Government Complex at 1705 Peru Drive, McCarran, Storey County, Nevada, to include the corrections the county manager mentioned on the record. **Seconded by:** Lance Gilman. **Vote:** Motion passed unanimously.

- 20. DISCUSSION/FOR POSSIBLE ACTION:** First reading of Bill No. 143, Ordinance No. 24-331, amending Storey County Code Title 15 – BUILDINGS AND CONSTRUCTION to more efficiently hear and decide appeals of orders, decisions, or determinations made by the building official or determinations made by the fire marshal about the International Fire Code, the Wildland Urban Interface code or any amendments by adding an option for appeals to be heard by Hearing Officers in situations where the full Board of Appeals is not seated and by adding a process for Judicial Review after the Board of Appeals/Hearing Officer decision.

This item was continued to July 7, 2024.

- 21. DISCUSSION/FOR POSSIBLE ACTION:** First reading of Bill No. 142, Ordinance No. 24-330, amending Storey County Code Title 8 - Health and Safety, Chapter 8.01 Nuisances to allow appeals of a final decision of the hearing officer to proceed under a process for Judicial Review in district court after the final Hearing Officer decision.

This item was continued to July 7, 2024.

7. DISCUSSION ONLY (No Action - No Public Comment): Committee/Staff Reports
Sheriff's Office

- National Night Out in Lockwood will be August 6th and the Sheriff's Night Out in Virginia City will be the next week.
- Three new deputies have started at the POST academy.

Fire District

- The district had concluded acting captains testing. There are many applications for some other training.

Public Works

- Traction is gaining on the adult swim.
- Lousetown coming along, paving starts next week.

Business Development Office

- Community project grants are now open. Communities can apply for \$10,000. Applications are due Friday by 5 p.m. Aug. 23. Residents can e-mail, fax or walk in their applications. They can't just be postmarked Aug. 23; we must have them that day.

Planning Department

- On Thursday, July 18, a town hall meeting for the Master Plan will be held at the Mark Twain Community Center. Other meetings will be Aug. 8 at the Virginia City Highlands fire station, and Aug. 22 at the Rainbow Bend Clubhouse in Lockwood.

Emergency Management

- Residents are encouraged to sign up for the RAVE alert system, links available on the website and on social media.
- Hazard mitigation surveys are still out. They are posted at community centers and there are links on the website.
- Residents should be careful during high fire season.

VCTC

- The agency has received a state Tourism grant to create a guide to the architecture of Virginia City.
- The Fourth of July event went off without a hitch. There were 67 entries in the parade. The concert was filled, and the fireworks went on without a hitch.
- Aug. 23-24 will be the Virginia City Motorcycle Roundup sponsored by Harley-Davidson.
- Sept. 6-8 will be the Camel Races. Tickets are going fast. The Saturday shows nearly sold out. On Friday, at 5 p.m. have intown event, we are selling \$10 tickets at the visitor center. Sunday is Family Day at noon. There will be camel rides available, and the Camel Hump will be at 12:30 p.m. Saturday on C Street. There will be three shuttles to and from the fairgrounds. day at noon. Camel rides available. Camel hump coming back on Saturday, 12:30. Three shuttles from C St. to fairgrounds.

IT Department

- The department was wiring the Mark Twain Community Center with fiber-optic for high-speed internet.

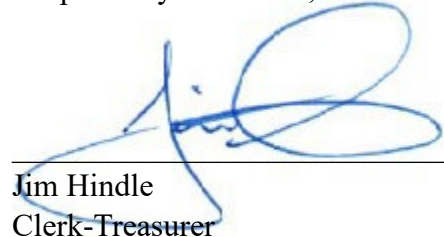
22. PUBLIC COMMENT (No Action): Hugh Gallagher said that the 3 special revenue funds seem to be a transfer dump from General Fund, The General Fund's transfers were in 2023 were about \$4.6 million, 2024, \$11.7 million, and in 2025, \$24 million. He said that Commissioners Hess and Haynes signed the TRIC Development Agreement with the understanding that should TRIC become successful, the taxpayers of Storey County would receive some tax relief. There was an effort six years ago, but the proposal was not voted on. We have a Strategic Plan, Capital Projects Plan, and Special Revenue plans. When do the stakeholders of Storey County get a plan?

23. CORRESPONDENCE/NO ACTION: Correspondence from David Fraley.

24. ADJOURNMENT OF ALL ACTIVE AND RECESSED BOARDS ON THE AGENDA

Commission Chairman adjourned the meeting at 4:05 p.m.

Respectfully submitted,



Jim Hindle
Clerk-Treasurer



Board of Storey County Commissioners Agenda Action Report

Meeting date: 9/3/2024 10:00 AM -
BOCC Meeting

Estimate of Time Required: 5 minutes

Agenda Item Type: Discussion/Possible Action

- **Title:** Consideration and possible approval of the minutes from the July 2nd, 2024, meeting.
- **Recommended motion:** Approve or amend as necessary.
- **Prepared by:** Jim Hindle

Department: Clerk & Treasurer

Contact Number: 7758470969

- **Staff Summary:** See attached.
- **Supporting Materials:** See Attachments
- **Fiscal Impact:** none
- **Legal review required:** False
- **Reviewed by:**

_____ Department Head

Department Name:

_____ County Manager

Other Agency Review: _____

- **Board Action:**

<input type="checkbox"/> Approved	<input type="checkbox"/> Approved with Modification
<input type="checkbox"/> Denied	<input type="checkbox"/> Continued



STOREY COUNTY BOARD OF COUNTY COMMISSIONERS MEETING

7/2/2024 10:00 AM
26 SOUTH B STREET, VIRGINIA CITY, NV

MEETING MINUTES

JAY CARMONA
CHAIRMAN

CLAY MITCHELL
VICE-CHAIRMAN

LANCE GILMAN
COMMISSIONER

ANNE LANGER
DISTRICT ATTORNEY

JIM HINDLE
CLERK & TREASURER

Roll Call

√ Commission Chairman Jay Carmona, √ Commission Vice-Chair Clay Mitchell,
√ Commissioner Lance Gilman, √ District Attorney Anne Langer, √ Clerk & Treasurer Jim Hindle,
√ County Manager Austin Osborne, √ Deputy District Attorney Brian Brown

☐ Assessor Jana Seddon
☐ Justice of the Peace Eileen Herrington
√ Recorder Dru McPherson
√ Sheriff Mike Cullen
√ Business Development Manager Lara Mather
☐ Comptroller Jennifer McCain
☐ Community Development Director Pete Renaud
☐ County Administrative Officer Honey Coughlin
√ Emergency Management Director Adam Wilson
√ Fire Chief Jeremy Loncar
☐ Grants Manager Sara Sturtz

√ Health & Community Services Director Stacy York
√ Human Resources Director Brandie Lopez
☐ IT Director James Deane
√ Operations and Project Manager Mike Northan
√ Planning Manager Kathy Canfield
☐ Public Works Director Jason Wierzbicki
√ Tourism Director Todd Tuttle
Other:

Total Attendance: 38

In-Person: 21

Zoom: 17

1. CALL TO ORDER CLOSED SESSION MEETING COMMENCING AT 9:00 A.M. Call to Order Closed Session meeting pursuant to NRS 288.220 for the purpose of conferring with county management and legal counsel regarding labor negotiations with the Storey County Firefighters' Association IAFF Local 4227. This closed session meeting is scheduled to commence at 9:00 AM, immediately before the regular commission meeting.

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

Commission Chairman Jay Carmona called the meeting to order at 10:01 a.m.

3. CONVENE AS THE STOREY COUNTY BOARD OF COUNTY COMMISSIONERS

4. PLEDGE OF ALLEGIANCE

5. PUBLIC COMMENT (No Action): None

6. DISCUSSION/FOR POSSIBLE ACTION: Consideration and possible approval of the agenda for the July 2, 2024, meeting.

County Manager Austin Osborne asked that Item #25 be removed, and that Item #26 be continued to the July 16, 2024, meeting.

Public Comment: None

Motion: I, Commissioner Mitchell, move to approve the agenda for today's agenda with the two noted changes to remove Item #25 and continue Item #26 to our July 16, 2024, meeting. **Seconded by:** Lance Gilman. **Vote:** Motion passed unanimously.

7. DISCUSSION/FOR POSSIBLE ACTION: Consideration and possible approval of the minutes from the April 2nd, 2024, meeting.

Public Comment: None

Motion: I, Commissioner Mitchell, move to approve the minutes of our April 2, 2024, meeting as presented. **Seconded by:** Lance Gilman. **Vote:** Motion passed unanimously,

8. DISCUSSION/FOR POSSIBLE ACTION: Consideration and possible approval of the minutes from the April 16, 2024, meeting.

Public Comment: None

Motion: I, Commissioner Mitchell, move to approve the minutes of our April 16, 2024, meeting as presented. **Seconded by:** Lance Gilman. **Vote:** Motion passed unanimously.

9. CONSENT AGENDA FOR POSSIBLE ACTION:

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

- A. Americom Technology LLC – Contractor / 5305 W. 2400 S. England Ct. ~West Valley City, UT
- B. K7 Construction Inc. – Contractor / 5985 Home Gardens Dr. Unit D ~ Reno, NV
- C. LC Paint, Drywall & Carpentry – Contractor / 573 E. Second St. ~ Reno, NV
- D. NRD Nevada Roofing Division LLC – Contractor / 1277 W. 7th St. Ste. 9 ~ Reno, NV
- E. Outpost Coffee – General / 5 N. C St. ~ Virginia City, NV
- F. Pinyon Farm & Nursery LLC – Home Based / 2431 Grizzley Rd. ~ Reno, NV

G. Plumbing NV LLC – Contractor / 1125 Broadview Ct. ~ Reno, NV
H. Pulido & Sons Construction – Contractor / 2575 Muddy Rd. ~ Winnemucca, NV
I. Rainbow Sounds USA – Out of County / 5421 Kietzke Ln. Ste 100 ~ Reno, NV
J. Stericycle Inc. – General / 1655 Milan ~ McCarran, NV
K. Terracon Consultants Inc. – Professional / 16841 S. Ridgeview Rd. ~ Olathe, KS
L. Tesla Inc. – General / 450 Pittsburgh ~ McCarran, NV
M. Trojan Wall Products – Contractor / 2219 Grand Ave. ~ Sacramento, CA

II. Approval of claims in the amount of \$850,726.59.

III. For consideration and possible approval, licensing board first reading, General Business License-Pope Technologies LLC, 5661 S. Cameron Road, Las Vegas, NV 89118.

Commissioner Mitchell asked why III item was separate from other first readings. Mr. Osborne said because it needed approval by the Sheriff's Office.

Public Comment: None

Motion: I, Commissioner Mitchell, move to approve today's Consent agenda as presented.
Seconded by: Lance Gilman. **Vote:** Motion passed unanimously.

10. DISCUSSION/FOR POSSIBLE ACTION: Consideration and possible approval of Resolution No. 24-732 recognizing and commending a Storey County employee who has served 10 years of service to the county.

Human Resources Director Brandi Lopez presented a resolution honoring Clerk-Treasurer Jim Hindle for 10 years of service. Ms. Lopez read the resolution. Photo was taken.

Public Comment: None

Motion: I, Commissioner Mitchell, move to approve Resolution No. 24-732 recognizing and commending a Storey County employee who has served 10 years of service to the county, namely Jim Hindle. **Seconded by:** Lance Gilman. **Vote:** Motion passed unanimously,

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

Sheriff's Office

- Sheriff Cullen reported the public safety awareness meeting held in the Virginia City Highlands was successful.
- Three deputies are going to the POST academy for patrol training.
- He thanked the Veterans of Foreign Wars Post 8071 for a \$1,000 donation to the Explorers program.

Public Works

- Operations and Projects Manager Mike Northan said street sweeping has begun.
- The Union Street fencing has been removed.
- The water storage tanks are being inspected and cleaned.
- The Fairgrounds project is in plan review.
- The semi-annual inspections of traffic signals will begin shortly.
- The Station 71 project RFP is out, and we hope to have qualified responses soon.

Business Development Office

- Lara Mather said the county's community project grant is open for communities. Each of the four communities in Storey County can apply for \$10,000 for projects that benefit the community. Applications are due August 23. Contact Sara Sturtz at 775-847-0986.
- On the federal grants, Rep. Amodei submitted the Water Divide Project, Sen. Cortez-Masto submitted the Long Valley Creek Hazard Mitigation project and the Piper's Opera House west wall repair.

Planning Department

- Planning manager Kathy Canfield said that there will be a town hall meeting at 6:15 p.m. at the Virginia City Senior Center. Future town halls are 5:30 p.m. at the Mark Twain Community Center on July 18, 5:30 p.m. at the Lockwood Senior center August 1, and 5:30 p.m. at the Fire Station in the Virginia City Highlands on August 8.
- County staff met with representatives of the Nevada Division of Environmental Protection and the Environmental Protection Agency on mercury testing, and officials will due testing in the area in July.

Emergency Management

- Residents who signed up for the RAVE alert system should check it on the county web site or social media pages. The system can alert residents in case of emergencies such as wildfires.

VCTC

- Tourism Director Todd Tuttle said the next Mix and Mingle at Piper's Opera House will be reviewing the plan for the weekend of the camel races.
- The Fourth of July has 66 entries for the parade and a lot of TV interviews scheduled.
- The concert is at 6 p.m. with the fireworks starting at about 9:15 p.m., launching from the Ophir dump near the ballfield.
- Hot August Nights kickoff will be Aug 2-3, with 400 cars. C Street will be closed to traffic from 6 a.m. to 6 p.m. The shuttle will operate from Flowery St. to the post office.
- Camel Races will be Sept. 6-8. Tickets are \$10 on Friday. The two Saturday shows are selling out quickly. The Camel Hump will be at about 12:30 p.m. Sunday's show will be at 12:00, and there will be shuttles all three days.

Health and Community Services

- Director Stacy York said the department was being re-branded from Senior Services to Health and Community Services so that more people can be helped, but there is still an emphasis on senior citizen needs.
- Grant funding was obtained for the Transportation and Homemaker programs. The department has traveled more than 40,000 miles providing transportation for seniors since its inception.
- With the heat wave, the center has fans for anyone in need.
- National Night Out is August 6 at Peri Ranch Park, 5-8 p.m.
- Sheriff's Night is August 13 at Miners Park, 5-8 p.m.

County Manager's Office

- County Manager Austin Osborne said there were a series of town halls scheduled, with the first at the Virginia City Senior Center on Thursday, July 11 at 6:00 p.m. The rest will be posted.

Clerk & Treasurer's Office

- Clerk & Treasurer Jim Hindle said residents will be seeing tax bills by the third week of July and should call the office if they don't receive one by month's end.
- Court schedules are busy, and the new jury management system is live.
- The Office will be implementing DocuSign to improve the management of documents.
- The Office is also implementing a new election software system and did a mock election in the slammer. Final testing and trouble-shooting is ongoing to the anticipated "Go-Live" date of 8/19/2024.

12. BOARD COMMENT (No Action - No Public Comment)

- Commissioner Clay Mitchell said he attended three town hall meetings on fire issues, which included information on large animal rescue, public safety and insurance access. He said insurance companies have been canceling policies and he will investigate that.

13. DISCUSSION/FOR POSSIBLE ACTION: Consideration and possible approval authorizing the County Manager to sign and approve a contract between Storey County and Silver State Government Relations for lobbying and government affairs services during the Nevada legislative interim and general sessions, effective July 1, 2024, through June 30, 2025, for \$6,500 per month.

County Manager Austin Osborne said this is to continue a contract with Silver State Government Relations (SSGR) for a full range of lobbying services in the Legislature, and has been active not just during the session but all year long. They advise us of potential legislation. This is for one-year. The company plans to build up their efforts with water resources.

Will Adler of SSGR said he expects plenty of twists and turns, but he is honored to have represented Storey County for the past three years and into the future.

The three commissioners praised the work of the company.

Public Comment: None

Motion: I, Commissioner Mitchell, move to authorize the County Manager to sign and approve a contract between Storey County and Silver State Government Relations for lobbying and government affairs services during the Nevada legislative interim and general sessions, effective July 1, 2024, through June 30, 2025, for \$6,500 per month. **Seconded by:** Lance Gilman. **Vote:** Motion passed unanimously,

- 14. DISCUSSION/FOR POSSIBLE ACTION:** Consideration and possible approval of Resolution No. 24-739, a resolution setting the grade and salary range of employees fixed by ordinance or resolution per NRS 245.045 for appointed Storey County officials for the 2024-25 fiscal year and to supersede prior year actions by resolution for appointed Storey County employees with the allocation of the Kitchen Aide to Grade 110, Intermittent Part-Time Homemaker to Grade 110, Intermittent Part-Time Transportation Driver to Grade 110, and change the Program Coordinator from intermittent part-time to a full-time position allocated to Grade 113.

Human Resources Director Brandie Lopez said this replaces a resolution for updated compensation for appointed officials. These are based on external salary data and internal alignment and have been approved in the budget process.

Commissioner Mitchell asked about the hourly equivalent and Ms. Lopez said it would go from about \$17 per hour to about \$20 per hour.

Public Comment: None

Motion: I, Commissioner Mitchell, move to approve Resolution No. 24-739, a resolution setting the grade and salary range of employees fixed by ordinance or resolution per NRS 245.045 for appointed Storey County officials for the 2024-25 fiscal year and to supersede prior year actions by resolution for appointed Storey County employees with the allocation of the Kitchen Aide to Grade 110, Intermittent Part-Time Homemaker to Grade 110, Intermittent Part-Time Transportation Driver to Grade 110, and change the Program Coordinator from intermittent part-time to a full-time position allocated to Grade 113. **Seconded by:** Lance Gilman. **Vote:** Motion passed unanimously.

- 15. DISCUSSION/FOR POSSIBLE ACTION:** Consideration and possible approval of the Statement of Work and Managed Services Agreement between Storey County and Navient

for the provision of Hyland OnBase services for a term of twelve (12) months not to exceed \$90,000.

Ms. Lopez said this is to provide management services to Storey County. Naviant will monitor and manage Naviant-supported software solutions to ensure performance and will address any issues that arise. Naviant provided two options in the services agreement and HR chose 10 standard hours of management services per week for 12 months for a total of \$7,500 monthly. The total cost of the agreement will not exceed \$90,000 for the 12-month term. She said this is to manage the OnBase system for agendas, records requests and document management.

Public Comment: None

Motion: I, Commissioner Mitchell, move to approve the Statement of Work and Managed Services Agreement between Storey County and Navient for the provision of Hyland OnBase services for a term of twelve (12) months not to exceed \$90,000. **Seconded by:** Lance Gilman. **Vote:** Motion passed unanimously.

- 16. DISCUSSION/FOR POSSIBLE ACTION:** Approval of the final draft of the Integrated Source Water Protection Plan (ISWPP). ISWPP is a comprehensive, voluntary approach designed to help local governments and communities develop and implement a plan that protects their drinking water supplies with an emphasis on groundwater resources. See Final Draft ISWPP Plan on the county website. Go to <https://www.storeycounty.org/517/Planning-Updates> then see Integrated Source Water Protection Plan under the Planning Updates list.

Planning Manager Kathy Canfield said this is the draft of the water protection plan created with Canyon GID, TRIGID and industrial partners to protect source water. Working with NDEP and their consultants. Everything is voluntary and non-regulatory, and matches up with the Master Plan.

Public Comment: None

Motion: In accordance with the recommendation by staff, I, Commissioner Mitchell, hereby move to approve the final draft of the Integrated Source Water Protection Plan. **Seconded by:** Lance Gilman. **Vote:** Motion passed unanimously.

- 17. DISCUSSION/FOR POSSIBLE ACTION:** ROW Abandonment (File 2024-022). A request to abandon a portion of F Street and G Street rights-of-way located between Mill Street and Carson Street within the Miner's Park property in Virginia City, Storey County, Nevada. The rights-of-way to be abandoned will be consolidated into the adjacent parcels of land owned by Storey County and become one parcel. The rights-of-way to be abandoned are contained within APN 001-156-02, Virginia City, Storey County, NV.

Ms. Canfield said this is similar to the one done previously this year in the Fairgrounds. The objective is to consolidate this into one parcel and it gives the County the flexibility to do things without worrying about property lines, as it is all public property. Planning Commission supported this action. Ms. Canfield read the Findings of Fact, which can be found on Page 93 in the Board of Commissioners packet on the Storey County website under Agendas.

Public Comment: None

Motion: In accordance with the recommendation by the Planning Commission and staff, the Findings of Fact under section 3.A of the Staff Report read into the record by County staff, and in compliance with all Conditions of Approval, I, Commissioner Mitchell, hereby move to approve to abandon a portion of F Street and G Street rights-of-way located between Mill Street and Carson Street within the Miner's Park property in Virginia City, Storey County, Nevada. The rights-of-way to be abandoned will be consolidated into the adjacent parcels of land owned by Storey County and become one parcel. The rights-of-way to be abandoned are contained within APN 001-156-02. **Seconded by:** Lance Gilman. **Vote:** Motion passed unanimously.

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

19. DISCUSSION/FOR POSSIBLE ACTION: Consideration and possible approval of modifications to the collective bargaining agreement between the Storey County Fire Protection District (Employer) and Storey County Fire Fighters' Association Local 4227 (Union).

HR Director Brandie Lopez said the negotiations went well. The wildland positions were added that had been grant-funded. Step increases were negotiated; other issues remained the same.

Public Comment: None

Motion: In accordance with the recommendation by staff and the tentative agreement between Storey County Fire Protection District (Employer) and Storey County Fire Fighters' Association Local 4227 (Union), I, Fire Commissioner Mitchell, hereby move to approve the modifications to the 2023-2026 collective bargaining agreement between the parties. **Seconded by:** Lance Gilman. **Vote:** Motion passed unanimously.

20. DISCUSSION/FOR POSSIBLE ACTION: Consideration and possible approval of Resolution No. 24-722, a resolution setting grade and salary range of employees fixed by ordinance or resolution per NRS 474.470 for appointed and non-represented Storey County

Fire Protection District employees for the 2024-25 fiscal year and superseding prior year action by resolution for appointed Storey County Fire Protection District employees with the adjustments of removing the Wildland grant-funded positions and adjusting the salary schedule to seven steps.

Ms. Lopez said the Resolution will replace Resolution 23-692 and remove the Wildland grant-funded positions and adjust the salary schedule to seven steps. The Wildland positions were approved in the Fire District budget and will no longer be grant funded. These positions will now be represented in the SCFFA Collective Bargaining Agreement. The general salary schedule is being adjusted to a seven-step chart to be consistent with the SCFFA salary schedule. She said it complies with NRS requirements and the Board-approved final budget for the 2024-25 fiscal year. The wage adjustments are currently accounted for in the approved 2024-25 budget.

Public Comment: None

Motion: I, Commissioner Mitchell, move to approve Resolution No. 24-722 a resolution setting grade and salary range of employees fixed by ordinance or resolution per NRS 474.470 for appointed and non-represented Storey County Fire Protection District employees for the 2024-25 fiscal year and superseding prior year action by resolution for appointed and non-represented Storey County Fire Protection District employees. **Seconded by:** Lance Gilman. **Vote:** Motion passed unanimously.

21. DISCUSSION/FOR POSSIBLE ACTION: Consideration and possible approval of Resolution No: 24-731, annually updating mitigation rates for the deployment of emergency and non-emergency services by the Storey County Fire Protection District for incidents outside of Storey County, large-scale hazardous materials incidents, motor vehicle accidents, and negligent or criminal fires.

Fire Chief Jeremy Loncar said this proposal is to update Resolution 23-702, which declares our current apparatus and personnel rates for wildland fires and other emergency responses outside of Storey County. This is an annual update, and it is where we declare the costs for outside assistance, hazardous waste, motor vehicle accidents and criminal actions. These rate updates have no financial effects on Storey County residents except for negligent or criminal fires. These rates separate from fees associated with our Ambulance and Prevention programs. The current resolution uses rates set in 2023 and is regularly updated annually to account for the rising costs of fuel, equipment, and staffing due to inflation

Public Comment: None

Motion: I, Fire Commissioner Mitchell, move to approve Resolution No: 24-731, updating mitigation rates for the deployment of emergency and non-emergency services by the Storey County Fire Protection District for incidents outside of Storey County, large-scale hazardous

materials incidents, special operating, and negligent or criminal fires. **Seconded by:** Lance Gilman. **Vote:** Motion passed unanimously.

22. RECESS TO CONVENE AS THE STOREY COUNTY HIGHWAY BOARD

23. DISCUSSION ONLY/NO POSSIBLE ACTION: Report of Public Works Department regarding roads and highways throughout Storey County.

Operations and Projects Manager Mike Northan, speaking for Public Works Director Jason Wierzbicki, said the Lousetown project is full speed ahead with lime being put on the road. The 2024 Road Rehab project is complete, and the 2025 Road Rehab plan has begun.

Commissioner Carmona asked why lime was used, and Mr. Northan said it worked with the soils and was better than taking the road down to the base.

Public Comment: None

24. RECESS TO RECONVENE AS THE STOREY COUNTY BOARD OF COUNTY COMMISSIONERS

25. DISCUSSION/FOR POSSIBLE ACTION: Possible grant of easement to NV Energy for utilities within a portion of parcel number 001-135-06 (a county-owned parcel) in Virginia City, as described in the attached Request for Grant of Easement provided by NV Energy. This easement is part of the Fairgrounds Improvement Project to provide electrical power to the Fairgrounds.

This item was removed.

26. DISCUSSION/FOR POSSIBLE ACTION: Possible acceptance of bid and award of contract for the construction of the Lockwood Senior Center Project in Lockwood Nevada to K7 Construction in an amount not to exceed \$5,316,586.00 and to authorize the County Manager to sign the contract for construction.

This was continued to the July 16 meeting.

27. DISCUSSION/FOR POSSIBLE ACTION: First reading of Bill No. 142, Ordinance No. 24-330, amending Storey County Code Title 8 - Health and Safety, Chapter 8.01 Nuisances to allow appeals of a final decision of the hearing officer to proceed under a process for Judicial Review in district court after the final Hearing Officer decision.

District Attorney Anne Langer said we had a first reading a few months ago, and due to the questions by the board, we looked at the ordinance again. Informal hearings with pro tems serving as hearing officers. We went back to look at administrative hearings, and there are a

lot of different methods for the appeal process. So, we have a process for judicial review, which is not looking at it anew, it is a review, and people can represent themselves.

In response to a question from Commissioner Mitchell, Ms. Langer said the process of having a hearing officer already existed, but the county had not designated hearing officers, so pro tems from outside the county were used. With this, potential pro tems will come before the Board of Commissioners.

Commissioner Mitchell asked about the advantages and disadvantages of having the Board of Commissioners to hear appeals, vs. a judicial review, and can there be an either/or scenario. Ms. Langer said there is one process that will take place, and the Board of Commissioners comes into play from an HR decision, licensing processes. In this situation, it is more of a standard that the judicial review is the course of conduct.

Commissioner Mitchell was concerned that citizens will feel they must have attorneys in a court system, but Ms. Langer said the ordinance has been in effect since 2017, and more and more people are represented by attorneys. She said pro per people do represent themselves, so it would be the same thing in the informal hearings. The judge would be ruling from the record.

Commissioner Mitchell wondered if it would be better service to the public to go to the Board of Commissioners rather than the courts.

Commissioner Gilman said if the appeals went to the board, it would appear to be a political decision, and he was opposed to the Board's involvement.

Commissioner Mitchell said he agreed with that argument, but was concerned that the Board of Commissioners would provide better service. Ms. Langer said in this resolution, judicial appeals can look at is the record.

Commissioner Carmona said he preferred keeping this out of the Board of Commissioners jurisdiction and asked if it could be reversed. Ms. Langer said the resolution could be amended.

Commissioner Mitchell asked about criminal penalties, and each day is considered a separate misdemeanor, and is that heavy-handed. Ms. Langer said Community Development has a deferred prosecution program, where residents work with Community Development to cure the nuisance prior to going on the criminal complaints. She said that part has not been used.

Commissioner Mitchell said he preferred having the criminal part there without having the "each day" wording. Ms. Langer said going to the criminal was a last resort and didn't believe that section to be "heavy handed". Most cases don't get to her office, and residents

have every chance to alleviate the nuisance before that step. Most go into the 18-month pre-prosecution program.

County Manager Austin Osborne read the title of the ordinance.

Public Comment: None

Motion: I, Commissioner Mitchell, move to approve the First Reading amending Storey County Code Title 8 - Health and Safety, Chapter 8.01 Nuisances to allow appeals of a final decision of the hearing officer to proceed under a process of Judicial Review in district court after the final Hearing Officer decision. I further move to amend section 8.01.110 to eliminate the last line which reads “each day of any violation constitutes a separate offense.”
Seconded by: Lance Gilman. **Vote:** Motion passed unanimously.

28. DISCUSSION/FOR POSSIBLE ACTION: First reading of Bill No. 143, Ordinance No. 24-331, amending Storey County Code Title 15 – BUILDINGS AND CONSTRUCTION to more efficiently hear and decide appeals of orders, decisions, or determinations made by the building official or determinations made by the fire marshal about the International Fire Code, the Wildland Urban Interface code or any amendments by adding an option for appeals to be heard by Hearing Officers in situations where the full Board of Appeals is not seated and by adding a process for Judicial Review after the Board of Appeals/Hearing Officer decision.

Mr. Osborne read the title.

Public Comment: Amanda Hunt highlighted NRS 233b, so why was that statute just not implicitly brought in by reference?

Ms. Langer said the NRS language was too broad, and this amended ordinance provides needed focus. Deputy District Attorney Brian Brown said the reason the Office mirrored that NRS, if you look at the specific language, it is jurisdictionally limited to agencies of the State of Nevada. He said it needed to be clear that it applies to Storey County and not just state agencies.

Mr. Osborne said there is opportunity for modifications to be made, and there was a question from the staff: should the issue be modified with the International Fire Code?

Ms. Langer said we would change the language for the International Codes to be included in the motion.

Commissioner Mitchell said there has been trouble filling the Board of Appeals, with people with certain experience. If we shift it into people with more of a background in the legal field, do we shift it to more of a legal question.

Ms. Langer said she didn't think so. If you can't get three people to hear the case, then the case is dismissed, and nothing gets done at all. Pro-tems are judges, who hear many different types of cases.

Commissioner Mitchell said judges' way of processing information is different from people in building trades. Can we make it a paid position rather than volunteer position. Ms. Langer said licensed people in trades and fire already have procedures they must follow. The thought processes is that all will be governed by the same statutes. Compensation could be added. Commissioner Mitchell said he still thought the thought process for building and fire professionals would be different than that of a judge.

Commissioner Gilman supported continuing this motion, because if there are far-reaching consequences that aren't apparent today. He said he was not prepared to vote to approve this today.

Commissioner Carmona said the board could approve the first reading, then if they are not comfortable with changes between the first and second readings, the board could not approve the second reading.

Ms. Langer said it could be done either way. We need to ensure people put in these positions should be outside the jurisdiction, so there is no conflict of interest.

Commissioner Mitchell said he was looking for uniformity and predictability in the process.

Motion: I, Commissioner Mitchell, move to continue Item #28 to our next regular meeting July 26, 2024, here at the Courthouse and on Zoom. **Seconded by:** Lance Gilman. **Vote:** Motion passed unanimously.

29. DISCUSSION/FOR POSSIBLE ACTION: For consideration and possible approval of business license second readings:

A. Tellworks Communication LLC – General / 75 Pittsburgh ~ Sparks, NV

Public Comment: None

Motion: I, Commissioner Mitchell, move to approve the second readings of the business license listed under Item #29 A. **Seconded by:** Lance Gilman. **Vote:** Motion passed unanimously.

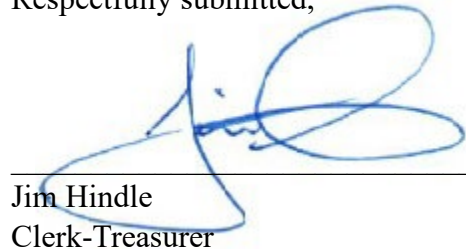
30. PUBLIC COMMENT (No Action): Gary Schmidt spoke about the election. He said there are people unhappy with the county, with corruption going back a century and a half. Candidates file by district but run county-wide. He said it is flawed, that District 1 position

was voted in by Districts 2 and 3. Other places you file by district, and you are voted on by district.

31. ADJOURNMENT OF ALL ACTIVE AND RECESSED BOARDS ON THE AGENDA

Commissioner Carmona adjourned the meeting at 11:52 a.m.

Respectfully submitted,

A handwritten signature in blue ink, appearing to read "Jim Hindle", is written over a horizontal line. The signature is stylized with large loops and a long horizontal stroke.

Jim Hindle
Clerk-Treasurer



Board of Storey County Commissioners Agenda Action Report

Meeting date: 9/3/2024 10:00 AM -
BOCC Meeting

Estimate of Time Required: 0-5

Agenda Item Type: Consent Agenda

- **Title:** For possible action, approval of business license first readings:
- A. Blue Collar Vending – Out of County / 1160 Damonte Ranch Parkway # 2168 ~ Reno, NV
- B. Classic Finishes LLC – Contractor / 708 University Way Ste. 300 ~ Reno, NV
- C. Fiber Telecom NV LLC – Contractor / 1580 Kleppe Ln. ~ Sparks, NV
- D. Five Acre Construction Inc. – Contractor / 4205 Slide Mountain ~ Reno, NV
- E. Flodraulic Group Inc. – Out of County / 8510 Breen Rd. ~ Houston, TX
- F. Jamyta Home Improvement LLC – Contractor / 1930 Sweetgrass ~ Reno, NV
- G. Kingsland Properties, LLC – Out of County / 852 Marion Way ~ Gardnerville, NV
- H. Lexicon Inc. – Contractor / 8900 Fourche Dam Pike ~ Little Rock, AR
- I. Mills Roofing Inc. – Contractor / 57 Coney Island Dr. ~ Sparks, NV
- J. Taurus Construction – Contractor / 1529 Greg St. ~ Sparks, NV
- **Recommended motion:** None required (if approved as part of the Consent Agenda) I move to approve all first readings (if removed from consent agenda by request).
- **Prepared by:** Ashley Mead

Department: Community Development

Contact Number: 775-847-0966

- **Staff Summary:** First readings of submitted business license applications are normally approved on the consent agenda. The applications are then submitted at the next Commissioner's meeting for approval.
- **Supporting Materials:** See Attachments
- **Fiscal Impact:** None
- **Legal review required:** False
- **Reviewed by:**

____ Department Head

Department Name:

____ County Manager

Other Agency Review: _____

- **Board Action:**

<input type="checkbox"/> Approved	<input type="checkbox"/> Approved with Modification
<input type="checkbox"/> Denied	<input type="checkbox"/> Continued

Storey County Community Development



110 Toll Road ~ Gold Hill Divide
P O Box 526 ~ Virginia City NV 89440

(775) 847-0966 ~ Fax (775) 847-0935
CommunityDevelopment@storeycounty.org

To: Jim Hindle, Clerk's office
Austin Osborne, County Manager

August 22, 2024
Via Email

Fr: Ashley Mead

Please add the following item(s) to the **September 03, 2024**

COMMISSIONERS Consent Agenda:

FIRST READINGS:

- A. Blue Collar Vending** – Out of County / 1160 Damonte Ranch Parkway # 2168 ~ Reno, NV
- B. Classic Finishes LLC** – Contractor / 708 University Way Ste. 300 ~ Reno, NV
- C. Fiber Telecom NV LLC** – Contractor / 1580 Kleppe Ln. ~ Sparks, NV
- D. Five Acre Construction Inc.** – Contractor / 4205 Slide Mountain ~ Reno, NV
- E. Flodraulic Group Inc.** – Out of County / 8510 Breen Rd. ~ Houston, TX
- F. Jamyta Home Improvement LLC** – Contractor / 1930 Sweetgrass ~ Reno, NV
- G. Kingsland Properties, LLC** – Out of County / 852 Marion Way ~ Gardnerville, NV
- H. Lexicon Inc.** – Contractor / 8900 Fourche Dam Pike ~ Little Rock, AR
- I. Mills Roofing Inc.** – Contractor / 57 Coney Island Dr. ~ Sparks, NV
- J. Taurus Construction** – Contractor / 1529 Greg St. ~ Sparks, NV

Ec: Community Development
Commissioner's Office

Planning Department
Comptroller's Office

Sheriff's Office



Board of Storey County Commissioners Agenda Action Report

Meeting date: 9/3/2024 10:00 AM -
BOCC Meeting

Estimate of Time Required: 0 min

Agenda Item Type: Consent Agenda

- **Title:** Approval of claims in the amount of \$5,327,976.18.

- **Recommended motion:** Approval of claims as submitted.

- **Prepared by:** Cory Y Wood

Department: Comptroller

Contact Number: 7758471133

- **Staff Summary:** Please find attached claims.

- **Supporting Materials:** See Attachments

- **Fiscal Impact:** N/A

- **Legal review required:** False

- **Reviewed by:**

_____ Department Head

Department Name:

_____ County Manager

Other Agency Review: _____

- **Board Action:**

<input type="checkbox"/> Approved	<input type="checkbox"/> Approved with Modification
<input type="checkbox"/> Denied	<input type="checkbox"/> Continued



STOREY COUNTY

Vendor History Report
By Vendor Name
Posting Date Range 07/19/2024 - 07/19/2024
Payment Date Range 07/19/2024 - 07/19/2024

Payable Number	Description	Units	Price	Post Date	1099	Payment Number	Payment Date	Amount	Shipping	Tax	Discount	Net	Payment
Item Description					Account Number		Account Name	Dist Amount					
Vendor Set: 01 - Storey County Vendors													
404300 - INTERNAL REVENUE SERVICE													
INV0019077	Medicare	0.00	0.00	7/19/2024	001-29503-000	DFT0001894	7/19/2024	118,693.03	0.00	0.00	0.00	118,693.03	118,693.03
								7,899.20	0.00	0.00	0.00	7,899.20	7,899.20
								7,899.20					
INV0019078	Social Security	0.00	0.00	7/19/2024	001-29505-000	DFT0001895	7/19/2024	885.46	0.00	0.00	0.00	885.46	885.46
								885.46					
INV0019079	Federal Income Tax w/held	0.00	0.00	7/19/2024	001-29501-000	DFT0001896	7/19/2024	41,723.10	0.00	0.00	0.00	41,723.10	41,723.10
								41,723.10					
INV0019101	Medicare	0.00	0.00	7/19/2024	001-29503-000	DFT0001899	7/19/2024	13,765.36	0.00	0.00	0.00	13,765.36	13,765.36
								13,765.36					
INV0019102	Social Security	0.00	0.00	7/19/2024	001-29505-000	DFT0001900	7/19/2024	2,570.48	0.00	0.00	0.00	2,570.48	2,570.48
								2,570.48					
INV0019103	Federal Income Tax w/held	0.00	0.00	7/19/2024	001-29501-000	DFT0001901	7/19/2024	51,849.43	0.00	0.00	0.00	51,849.43	51,849.43
								51,849.43					
Vendors: (1)								Total 01 - Storey County Vendors:					
Vendors: (1)								118,693.03	0.00	0.00	0.00	118,693.03	118,693.03
Report Total:								118,693.03	0.00	0.00	0.00	118,693.03	118,693.03

County Commissioners approval is reported in the
Board of County Commissioners Meeting Minutes

Processed & Submitted to Treasurer by Comptroller Admin

Approved By:

Comptroller

Treasurer



STOREY COUNTY

Payroll Check Register
Report Summary

Pay Period: 7/1/2024-7/14/2024

Packet: PRPKT02147 - 2024-07-19: FIRE Payroll tp
Payroll Set: Storey County - 01

Type	Count	Amount
Regular Checks	2	4,418.64
Manual Checks	0	0.00
Reversals	0	0.00
Voided Checks	0	0.00
Direct Deposits	52	214,024.12
Total	54	218,442.76

* County Commissioners approval is reported in the
Board of County Commissioners Meeting Minutes

Kyle 20240718
Processed & Submitted to Treasurer by Comptroller Admin Date

Approved By:

James McC 7.18.24
Comptroller Date
Debbie J. [Signature] 8/15/24
Treasurer Deputy Date



STOREY COUNTY

Payroll Check Register

Checks

Pay Period: 7/1/2024-7/14/2024

Packet: PRPKT02147 - 2024-07-19: FIRE Payroll tp
Payroll Set: Storey County - 01

Employee	Employee #	Check Type	Date	Amount	Number
MCGOVERN, AMANDA N	<u>1424</u>	Regular	07/19/2024	1,552.44	37442
MCGOVERN, TYLER M	<u>1425</u>	Regular	07/19/2024	2,866.20	37443



STOREY COUNTY

Payroll Check Register
Report Summary

Pay Period: 7/1/2024-7/14/2024

Packet: PRPKT02141 - 2024-07-19 Payroll kc
Payroll Set: Storey County - 01

Type	Count	Amount	
Regular Checks	2	3,208.89	✓
Manual Checks	0	0.00	
Reversals	0	0.00	
Voided Checks	0	0.00	
Direct Deposits	193	401,547.05	✓
Total	195	404,755.94	✓

County Commissioners approval is reported in the
Board of County Commissioners Meeting Minutes

Kyal 20240718
Processed & Submitted to Treasurer by Comptroller Admin Date

Approved By: [Signature] 7.18.24
Comptroller Date

[Signature] 8/15/24
Treasurer Deputy Date



STOREY COUNTY

Check Register

Packet: APPKT06792 - 2024-07-19 PR Payment kc

By Check Number

Vendor Number	Vendor Name	Payment Date	Payment Type	Discount Amount	Payment Amount	Number
Bank Code: AP Bank-AP Bank						
405456	PUBLIC EMPLOYEES RETIREMENT BC	07/19/2024	EFT	0.00	146,093.00	10552
404869	SCSO EMPLOYEES ASSOCIATIO	07/19/2024	EFT	0.00	792.00	10553
404639	VOYA INSTITUTIONAL TRUST COMP,	07/19/2024	EFT	0.00	10,349.48	10554
300003	AFLAC	07/19/2024	Regular	0.00	1,683.60	114670
300008	AFSCME LOCAL4041	07/19/2024	Regular	0.00	630.75	114671
300001	COLONIAL LIFE & ACCIDENT INS CO	07/19/2024	Regular	0.00	103.38	114672
404704	DVM INSURANCE AGENCY	07/19/2024	Regular	0.00	58.72	114673
406598	MICHIGAN STATE DISBURSEMENT U	07/19/2024	Regular	0.00	393.79	114674
300011	NEVADA STATE TREASURER	07/19/2024	Regular	0.00	4.00	114675
406600	NORTHWEST FIRE FIGHTER BENEFIT	07/19/2024	Regular	0.00	2,746.35	114676
103233	PUBLIC EMPLY RETIREMENT SYSTEM	07/19/2024	Regular	0.00	406.17	114677
407110	ROCKY MOUNTAIN HOSPITAL AND H	07/19/2024	Regular	0.00	4,245.84	114678
300010	STATE COLLECTION & DISBURSEMEI	07/19/2024	Regular	0.00	1,124.44	114679
300006	STOREY CO FIRE FIGHTERS ASSOC	07/19/2024	Regular	0.00	1,700.00	114680
300005	WASHINGTON NATIONAL INS	07/19/2024	Regular	0.00	1,821.32	114681

Bank Code AP Bank Summary

Payment Type	Payable Count	Payment Count	Discount	Payment
Regular Checks	22	12	0.00	14,918.36
Manual Checks	0	0	0.00	0.00
Voided Checks	0	0	0.00	0.00
Bank Drafts	0	0	0.00	0.00
EFT's	8	3	0.00	157,234.48
	30	15	0.00	172,152.84

County Commissioners approval is reported in the
Board of County Commissioners Meeting Minutes

Kya C. 20240718
Processed & Submitted to Treasurer by Comptroller Admin Date

Approved By:

Janet McC 7.18.24
Comptroller Date
Robert G. Smith, Deputy 8/15/24
Treasurer Date

Fund Summary

Fund	Name	Period	Amount
999	Pooled Cash Account	7/2024	172,152.84
			<u>172,152.84</u>



STOREY COUNTY

Check Register

Packet: APPKT06793 - 2024-07-19 PERS 715 kc

By Check Number

Vendor Number	Vendor Name	Payment Date	Payment Type	Discount Amount	Payment Amount	Number
Bank Code: AP Bank-AP Bank						
405456	PUBLIC EMPLOYEES RETIREMENT BC	07/19/2024	EFT	0.00	83,276.88	10555

Bank Code AP Bank Summary

Payment Type	Payable Count	Payment Count	Discount	Payment
Regular Checks	0	0	0.00	0.00
Manual Checks	0	0	0.00	0.00
Voided Checks	0	0	0.00	0.00
Bank Drafts	0	0	0.00	0.00
EFT's	2	1	0.00	83,276.88
	2	1	0.00	83,276.88

County Commissioners approval is reported in the
Board of County Commissioners Meeting Minutes

Kya E 20240718
Processed & Submitted to Treasurer by Comptroller Admin Date

Approved By:

Charles M^cC 7.18.24
Comptroller Date

Debbie Jones Deputy 8/15/24
Treasurer Date

Fund Summary

Fund	Name	Period	Amount
999	Pooled Cash Account	7/2024	83,276.88
			<u>83,276.88</u>



STOREY COUNTY

Check Register

Packet: APPKT06844 - 2024-07-26 AP Payments cw

By Check Number

Vendor Number	Vendor DBA Name	Payment Date	Payment Type	Discount Amount	Payment Amount	Number
Bank Code: AP Bank-AP Bank						
404671	PORTER GROUP LLC	07/26/2024	EFT	0.00	10,000.00	10556
406510	SILVER STATE GOVERNMENT RELAT	07/26/2024	Regular	0.00	4,000.00	114682
407182	ADRIAN, VERONICA	07/26/2024	Regular	0.00	100.00	114683
400481	ALLISON, MACKENZIE, LTD	07/26/2024	Regular	0.00	130.00	114684
403795	ALPINE LOCK INC	07/26/2024	Regular	0.00	1,703.50	114685
406619	AMAZON BUSINESS	07/26/2024	Regular	0.00	418.92	114686
407184	AMERICA WILD, LLC	07/26/2024	Regular	0.00	10,525.98	114687
100717	DELTA FIRE SYSTEMS	07/26/2024	Regular	0.00	1,465.00	114688
403651	ARC HEALTH AND WELLNESS	07/26/2024	Regular	0.00	1,400.00	114689
404420	ARCADIA PUBLISHING INC	07/26/2024	Regular	0.00	237.49	114690
405268	ARGENTUM PARTNERS, LTD	07/26/2024	Regular	0.00	5,000.00	114691
406683	SIERRA MEAT CO	07/26/2024	Regular	0.00	905.29	114692
100073	AUTO & TRUCK ELECTRIC,INC	07/26/2024	Regular	0.00	400.00	114693
407080	AXLELINE	07/26/2024	Regular	0.00	1,001.49	114694
403959	BENDER, DEBORAH	07/26/2024	Regular	0.00	262.00	114695
405077	MACKAY MANSION	07/26/2024	Regular	0.00	1,026.50	114696
403671	THE WASHOE CLUB MUSEUM	07/26/2024	Regular	0.00	682.50	114697
100476	BURTONS FIRE APPARATUS	07/26/2024	Regular	0.00	2,480.21	114698
403259	CALIFORNIA INDUSTRIAL RUBBER C	07/26/2024	Regular	0.00	25.50	114699
100475	CAPITAL CITY AUTO PARTS	07/26/2024	Regular	0.00	651.43	114700
404500	CARSON DODGE CHRYSLER INC	07/26/2024	Regular	0.00	2,389.66	114701
404216	CARSON VALLEY OIL CO	07/26/2024	Regular	0.00	8,255.17	114702
100597	CASHMAN EQUIPMENT COMPANY	07/26/2024	Regular	0.00	472.98	114703
405134	CMC TIRE INC	07/26/2024	Regular	0.00	4,069.80	114704
100655	COMMUNITY CHEST INC	07/26/2024	Regular	0.00	3,290.25	114705
403990	COMSTOCK CEMETERY FOUNDATIO	07/26/2024	Regular	0.00	33,785.25	114706
403887	COMSTOCK GOLD MILL LLC	07/26/2024	Regular	0.00	105.00	114707
406372	CONSTRUCTION MATERIALS ENGINI	07/26/2024	Regular	0.00	1,355.00	114708
103220	ON THE SIDE GRAPHICS & SIGNS	07/26/2024	Regular	0.00	158.40	114709
405997	DIVIDE GRAPHICS	07/26/2024	Regular	0.00	270.00	114710
406831	DREILING, DEREK CHARLES	07/26/2024	Regular	0.00	1,862.50	114711
403835	EWING IRRIGATION PRODUCTS, INC	07/26/2024	Regular	0.00	510.55	114712
404509	FASTENAL COMPANY	07/26/2024	Regular	0.00	2,121.99	114713
404117	FLEET HEATING & AIR INC	07/26/2024	Regular	0.00	6,000.00	114714
405969	FLEETPRIDE, INC	07/26/2024	Regular	0.00	120.00	114715
100826	FOURTH WARD SCHOOL MUSEUM	07/26/2024	Regular	0.00	410.00	114716
103470	GREAT BASIN TERMITE & PEST CON	07/26/2024	Regular	0.00	135.00	114717
405879	DATA GRAPHICS	07/26/2024	Regular	0.00	150.75	114718
407187	HAMES, PATRICIA	07/26/2024	Regular	0.00	2.00	114719
407179	HISKETT & SONS LLC	07/26/2024	Regular	0.00	4,462.37	114720
405360	HUNTINGTON, ELIZABETH L.	07/26/2024	Regular	0.00	144.00	114721
406603	HUSTLER HYDRAULICS LLC	07/26/2024	Regular	0.00	130.49	114722
100978	INTERSTATE OIL CO	07/26/2024	Regular	0.00	6,199.45	114723
100885	IRON MOUNTAIN	07/26/2024	Regular	0.00	1,176.63	114724
403834	IT1 SOURCE LLC	07/26/2024	Regular	0.00	2,330.95	114725
404724	MILLER'S JACKETS AND UNIFORMS	07/26/2024	Regular	0.00	151.50	114726
406964	FIRE APPARATUS SOLUTIONS	07/26/2024	Regular	0.00	2,199.96	114727
101040	L N CURTIS & SONS	07/26/2024	Regular	0.00	2,689.78	114728
406729	MR. BUBBLES LAUNDROMAT	07/26/2024	Regular	0.00	136.53	114729
101030	LIFE-ASSIST INC	07/26/2024	Regular	0.00	1,774.31	114730
404102	LIQUID BLUE EVENTS LLC	07/26/2024	Regular	0.00	2,000.00	114731
406650	LIVINGSTON, PAUL	07/26/2024	Regular	0.00	174.00	114732
102751	LYON CO COMPTROLLER	07/26/2024	Regular	0.00	5,364.25	114733
405307	THE TOMBSTONE COWBOYS/HELLD	07/26/2024	Regular	0.00	2,912.00	114734

Check Register

Packet: APPKT06844-2024-07-26 AP Payments cw

Vendor Number	Vendor DBA Name	Payment Date	Payment Type	Discount Amount	Payment Amount	Number
102857	MICHAEL HOHL MOTOR CO	07/26/2024	Regular	0.00	180,157.01	114735
403520	MOORE, ANNATHEA L	07/26/2024	Regular	0.00	1.55	114736
406050	CAFE' DEL RIO	07/26/2024	Regular	0.00	533.00	114737
406758	NAVIANT, INC	07/26/2024	Regular	0.00	6,858.75	114738
101228	NEV ADMIN BLDG & GROUNDS	07/26/2024	Regular	0.00	12,014.98	114739
101343	NEV DEPT HUMAN RESOURCES	07/26/2024	Regular	0.00	6,592.19	114740
403731	NEV DEPT OF PUBLIC SAFETY	07/26/2024	Regular	0.00	4,455.55	114741
101225	NEV DIV OF FORESTRY	07/26/2024	Regular	0.00	41,516.00	114742
101220	NEV DIV OF MINERALS	07/26/2024	Regular	0.00	20.00	114743
101969	NEV HUMAN RESOURCES	07/26/2024	Regular	0.00	8,417.25	114744
404940	NEV HUMAN RESOURCES, LV	07/26/2024	Regular	0.00	1,657.21	114745
101026	NEV LEGISLATIVE COUNSEL	07/26/2024	Regular	0.00	796.07	114746
403730	NITV FEDERAL SERVICES LLC	07/26/2024	Regular	0.00	7,795.00	114747
405127	O'REILLY AUTO PARTS	07/26/2024	Regular	0.00	3,297.75	114748
404746	OTIS ELEVATOR COMPANY	07/26/2024	Regular	0.00	3,501.60	114749
102343	OXBORROW TRUCKING, INC	07/26/2024	Regular	0.00	2,070.00	114750
403895	WAY IT WAS MUSEUM	07/26/2024	Regular	0.00	187.00	114751
404837	PIPER'S OPERA HOUSE	07/26/2024	Regular	0.00	95.00	114752
403329	PROTECTION DEVICES INC	07/26/2024	Regular	0.00	659.70	114753
404797	PYROGUYS, INC	07/26/2024	Regular	0.00	18,000.00	114754
407183	RAVE MOBILE SAFETY	07/26/2024	Regular	0.00	4,950.00	114755
404863	REFUSE, INC	07/26/2024	Regular	0.00	501.53	114756
103273	REMSA EDUCATION DEPT	07/26/2024	Regular	0.00	17.00	114757
200395	SAINT MARYS ARTCENTER INC	07/26/2024	Regular	0.00	79.00	114758
101568	SANI-HUT COMPANY INC	07/26/2024	Regular	0.00	2,725.00	114759
103241	SBC GLOBAL SERVICES IN LD	07/26/2024	Regular	0.00	78.39	114760
406778	SILVER STATE ANALYTICAL LABORAT	07/26/2024	Regular	0.00	3,958.00	114761
404187	SAWDUST TRAILS	07/26/2024	Regular	0.00	51.00	114762
102461	SIERRA CONTROLS LLC	07/26/2024	Regular	0.00	707.06	114763
101632	SIERRA PEST CONTROL INC	07/26/2024	Regular	0.00	110.00	114764
406945	SILVER STATE JANITORIAL SERVICES	07/26/2024	Regular	0.00	480.00	114765
403384	SMITHS FOOD & DRUG CENTER	07/26/2024	Regular	0.00	941.23	114766
407043	SOUTHERN TIRE MART LLC	07/26/2024	Regular	0.00	551.70	114767
403234	TAHOE SUPPLY COMPANY LLC	07/26/2024	Regular	0.00	136.60	114768
403567	SPARKS ELECTRIC MOTOR REPAIR	07/26/2024	Regular	0.00	2,615.17	114769
405475	STAPLES BUSINESS ADVANTAGE	07/26/2024	Regular	0.00	963.08	114770
101335	STATE OF NEVADA, DEPT OF TAXAT	07/26/2024	Regular	0.00	214.94	114771
403892	PONDEROSA MINE TOURS	07/26/2024	Regular	0.00	2,648.00	114772
103089	SUN RIDGE SYSTEMS INC	07/26/2024	Regular	0.00	15,740.00	114773
407051	SUNRISE DISTRIBUTING LLC	07/26/2024	Regular	0.00	1,413.00	114774
406676	SWITCH	07/26/2024	Regular	0.00	3,815.05	114775
407068	SYSCO SACRAMENTO INC	07/26/2024	Regular	0.00	1,121.42	114776
405185	THATCHER COMPANY OF NEVADA, I	07/26/2024	Regular	0.00	813.46	114777
404615	THE ANTOS AGENCY	07/26/2024	Regular	0.00	3,500.00	114778
407185	THE MOORE LAW GROUP	07/26/2024	Regular	0.00	344.12	114779
406738	UBEO BUSINESS SERVICES	07/26/2024	Regular	0.00	9.90	114780
407142	UNIFIRST CORPORATION	07/26/2024	Regular	0.00	129.53	114781
102962	UNIFORMITY	07/26/2024	Regular	0.00	295.01	114782
403728	UNITED SITE SERVICES OF NEVADA,	07/26/2024	Regular	0.00	439.00	114783
406623	US FOODS INC	07/26/2024	Regular	0.00	8,020.42	114784
405479	US IMAGING INC	07/26/2024	Regular	0.00	29,626.85	114785
101845	US POSTOFFICE (VC)	07/26/2024	Regular	0.00	300.00	114786
405143	U.S. GEOLOGICAL SURVEY	07/26/2024	Regular	0.00	7,832.50	114787
404828	V & T ROCK, INC	07/26/2024	Regular	0.00	874.59	114788
407181	VERITEXT LLC	07/26/2024	Regular	0.00	240.00	114789
403268	CELLCO PARTNERSHIP	07/26/2024	Regular	0.00	467.57	114790
403894	VIRGINIA & TRUCKEE RR CO, INC.	07/26/2024	Regular	0.00	2,786.00	114791
407009	VIRGINIA CITY OFF ROAD EXPERIENC	07/26/2024	Regular	0.00	80.00	114792
407092	WALKER'S OFFICE SOLUTIONS INC	07/26/2024	Regular	0.00	4,426.00	114793
101890	WASHOE COUNTY	07/26/2024	Regular	0.00	3,095.03	114794
406579	WASHOE COUNTY	07/26/2024	Regular	0.00	156.00	114795

Check Register

Packet: APPKT06844-2024-07-26 AP Payments cw

Vendor Number	Vendor DBA Name	Payment Date	Payment Type	Discount Amount	Payment Amount	Number
405574	WASHOE COUNTY FORENSIC SCIENC	07/26/2024	Regular	0.00	550.00	114796
101809	WEDCO INC	07/26/2024	Regular	0.00	85.37	114797
101920	WESTERN NEVADA SUPPLY CO	07/26/2024	Regular	0.00	1,065.63	114798
405794	WHARTON CONCRETE FORMING SU	07/26/2024	Regular	0.00	535.14	114799
404295	WELLS ONE COMMERCIAL CARD	07/26/2024	Bank Draft	0.00	34,519.41	DFT0001903

Bank Code AP Bank Summary

Payment Type	Payable Count	Payment Count	Discount	Payment
Regular Checks	228	118	0.00	537,841.23
Manual Checks	0	0	0.00	0.00
Voided Checks	0	0	0.00	0.00
Bank Drafts	52	1	0.00	34,519.41
EFT's	1	1	0.00	10,000.00
	281	120	0.00	582,360.64

* County Commissioners approval is reported in the
Board of County Commissioners Meeting Minutes

C. Wood 7/25/2024
Processed & Submitted to Treasurer by Comptroller Admin Date

Approved By:

C. McC 7.25.24
Comptroller Date

Catherine [Signature] Deputy 8/15/24
Treasurer Date

Fund Summary

Fund	Name	Period	Amount
999	Pooled Cash Account	7/2024	582,360.64
			<u>582,360.64</u>



STOREY COUNTY

Vendor History Report
By Vendor Name

Posting Date Range 08/02/2024 - 08/02/2024
Payment Date Range 08/02/2024 - 08/02/2024

Payable Number	Description	Units	Price	Post Date	1099 Account Number	Payment Number	Payment Date	Account Name	Amount	Shipping	Tax	Discount	Net	Payment
Vendor Set: 01 - Storey County Vendors														
404300 - INTERNAL REVENUE SERVICE														
INV0019134	Medicare	0.00	0.00	8/2/2024	001-29503-000	DFT0001905	8/2/2024	Medicare	124,537.23	0.00	0.00	0.00	124,537.23	124,537.23
									12,873.12	0.00	0.00	0.00	12,873.12	12,873.12
									12,873.12					
INV0019135	Social Security	0.00	0.00	8/2/2024	001-29505-000	DFT0001906	8/2/2024	Social Security	2,351.20	0.00	0.00	0.00	2,351.20	2,351.20
									2,351.20					
INV0019136	Federal Income Tax w/held	0.00	0.00	8/2/2024	001-29501-000	DFT0001907	8/2/2024	Federal w/holding	44,277.81	0.00	0.00	0.00	44,277.81	44,277.81
									44,277.81					
INV0019156	Medicare	0.00	0.00	8/2/2024	001-29503-000	DFT0001909	8/2/2024	Medicare	9,535.42	0.00	0.00	0.00	9,535.42	9,535.42
									9,535.42					
INV0019157	Social Security	0.00	0.00	8/2/2024	001-29505-000	DFT0001910	8/2/2024	Social Security	1,532.44	0.00	0.00	0.00	1,532.44	1,532.44
									1,532.44					
INV0019158	Federal Income Tax w/held	0.00	0.00	8/2/2024	001-29501-000	DFT0001911	8/2/2024	Federal w/holding	53,967.24	0.00	0.00	0.00	53,967.24	53,967.24
									53,967.24					
Vendors: (1)									124,537.23	0.00	0.00	0.00	124,537.23	124,537.23
Total 01 - Storey County Vendors:									124,537.23	0.00	0.00	0.00	124,537.23	124,537.23
Vendors: (1)									124,537.23	0.00	0.00	0.00	124,537.23	124,537.23
Report Total:									124,537.23	0.00	0.00	0.00	124,537.23	124,537.23

County Commissioners approval is reported in the
Board of County Commissioners Meeting Minutes

Processed & Submitted to Treasurer by Comptroller Admin

Date

Approved By:

[Signature]

8-1-24

Comptroller

[Signature]

Treasurer

Date



STOREY COUNTY

Check Register

Packet: APPKT06858 - 2024-08-02 PR Payment kc

By Check Number

Vendor Number	Vendor Name	Payment Date	Payment Type	Discount Amount	Payment Amount	Number
Bank Code: AP Bank-AP Bank						
405456	PUBLIC EMPLOYEES RETIREMENT BC	08/02/2024	EFT	0.00	147,721.98	10557
404639	VOYA INSTITUTIONAL TRUST COMP	08/02/2024	EFT	0.00	10,754.48	10558
300003	AFLAC	08/02/2024	Regular	0.00	1,671.06	114800
300008	AFSCME LOCAL4041	08/02/2024	Regular	0.00	634.53	114801
300001	COLONIAL LIFE & ACCIDENT INS CO	08/02/2024	Regular	0.00	103.38	114802
407117	COMMONWEALTH OF MASSACHUS	08/02/2024	Regular	0.00	1,200.00	114803
404704	DVM INSURANCE AGENCY	08/02/2024	Regular	0.00	48.57	114804
405263	KANSAS CITY LIFE INS CO	08/02/2024	Regular	0.00	989.92	114805
406598	MICHIGAN STATE DISBURSEMENT U	08/02/2024	Regular	0.00	393.79	114806
300011	NEVADA STATE TREASURER	08/02/2024	Regular	0.00	4.00	114807
406600	NORTHWEST FIRE FIGHTER BENEFIT	08/02/2024	Regular	0.00	44,836.34	114808
103233	PUBLIC EMPLOY RETIREMENT SYSTEM	08/02/2024	Regular	0.00	406.17	114809
407110	ROCKY MOUNTAIN HOSPITAL AND P	08/02/2024	Regular	0.00	230,194.88	114810
300010	STATE COLLECTION & DISBURSEMEI	08/02/2024	Regular	0.00	1,124.44	114811
300006	STOREY CO FIRE FIGHTERS ASSOC	08/02/2024	Regular	0.00	1,700.00	114812
300005	WASHINGTON NATIONAL INS	08/02/2024	Regular	0.00	1,792.61	114813
300002	WESTERN INSURANCE SPECIALTIES I	08/02/2024	Regular	0.00	690.25	114814

Bank Code AP Bank Summary

Payment Type	Payable Count	Payment Count	Discount	Payment
Regular Checks	32	15	0.00	285,789.94
Manual Checks	0	0	0.00	0.00
Voided Checks	0	0	0.00	0.00
Bank Drafts	0	0	0.00	0.00
EFT's	7	2	0.00	158,476.46
	39	17	0.00	444,266.40

County Commissioners approval is reported in the
Board of County Commissioners Meeting Minutes

Kyle 20240801
Processed & Submitted to Treasurer by Comptroller Admin Date

Approved By: Debra McC 8-1-24
Comptroller Date

Wally Jones 8/15/24
Treasurer Date

Fund Summary

Fund	Name	Period	Amount
999	Pooled Cash Account	8/2024	444,266.40
			<u>444,266.40</u>



STOREY COUNTY

Check Register

Packet: APPKT06859 - 2024-08-02 PERS 715 kc

By Check Number

Vendor Number	Vendor Name	Payment Date	Payment Type	Discount Amount	Payment Amount	Number
Bank Code: AP Bank-AP Bank						
405456	PUBLIC EMPLOYEES RETIREMENT BC	08/02/2024	EFT	0.00	82,581.37	10559

Bank Code AP Bank Summary

Payment Type	Payable Count	Payment Count	Discount	Payment
Regular Checks	0	0	0.00	0.00
Manual Checks	0	0	0.00	0.00
Voided Checks	0	0	0.00	0.00
Bank Drafts	0	0	0.00	0.00
EFT's	2	1	0.00	82,581.37
	2	1	0.00	82,581.37

* County Commissioners approval is reported in the
Board of County Commissioners Meeting Minutes

Processed & Submitted to Treasurer by Comptroller Admin

Date

Approved By:

Comptroller

Date

Treasurer

Date

Fund Summary

Fund	Name	Period	Amount
999	Pooled Cash Account	8/2024	82,581.37
			<u>82,581.37</u>



STOREY COUNTY

Payroll Check Register Report Summary

Pay Period: 7/15/2024-7/28/2024

Packet: PRPKT02167 - 2024-08-02: FIRE - Payroll tp
Payroll Set: Storey County - 01

Type	Count	Amount
Regular Checks	0	0.00
Manual Checks	0	0.00
Reversals	0	0.00
Voided Checks	0	0.00
Direct Deposits	52	259,393.74
Total	52	259,393.74

County Commissioners approval is reported in the
Board of County Commissioners Meeting Minutes

Kyle 20240801
Processed & Submitted to Treasurer by Comptroller Admin Date

Approved By:

John P. Mc 8-1-24
Comptroller Date

Debbie 8/15/24
Treasurer Date



STOREY COUNTY

Payroll Check Register

Checks

Pay Period: 7/15/2024-7/28/2024

Packet: PRPKT02167 - 2024-08-02: FIRE - Payroll tp
Payroll Set: Storey County - 01

Employee	Employee #	Check Type	Date	Amount	Number
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*** No Checks Created In This Packet ***



STOREY COUNTY

Payroll Check Register Report Summary

Pay Period: 7/15/2024-7/28/2024

Packet: PRPKT02162 - 2024-08-02 Payroll kc
Payroll Set: Storey County - 01

Type	Count	Amount
Regular Checks	5	7,716.74
Manual Checks	0	0.00
Reversals	0	0.00
Voided Checks	0	0.00
Direct Deposits	190	375,850.11
Total	195	383,566.85

* County Commissioners approval is reported in the
Board of County Commissioners Meeting Minutes

Kyle E. 20240801
Processed & Submitted to Treasurer by Comptroller Admin Date

Approved By:

Christen Lee McC 8-1-24
Comptroller Date

Walter George deputy 8/15/24
Treasurer Date



STOREY COUNTY

Check Register

Packet: APPKT06903 - 2024-08-09 AP Payments cw

By Check Number

Vendor Number	Vendor DBA Name	Payment Date	Payment Type	Discount Amount	Payment Amount	Number
Bank Code: AP Bank-AP Bank						
406777	DOWL LLC	08/09/2024	EFT	0.00	127,071.26	10560
404752	TESLA INC	08/09/2024	EFT	0.00	257,708.35	10561
400481	ALLISON, MACKENZIE, LTD	08/09/2024	Regular	0.00	1,140.00	114815
403795	ALPINE LOCK INC	08/09/2024	Regular	0.00	417.45	114816
406619	AMAZON BUSINESS	08/09/2024	Regular	0.00	28.35	114817
404394	GTP ACQUISTION PARTNERS II LLC	08/09/2024	Regular	0.00	1,284.77	114818
407195	WESTERN STATES FIRE PROTECTION	08/09/2024	Regular	0.00	695.00	114819
403651	ARC HEALTH AND WELLNESS	08/09/2024	Regular	0.00	894.00	114820
405268	ARGENTUM PARTNERS, LTD	08/09/2024	Regular	0.00	5,000.00	114821
406683	SIERRA MEAT CO	08/09/2024	Regular	0.00	1,800.68	114822
99663	AT&T MOBILITY II LLC	08/09/2024	Regular	0.00	3,046.86	114823
99663	AT&T MOBILITY II LLC	08/09/2024	Regular	0.00	1,945.87	114824
100073	AUTO & TRUCK ELECTRIC, INC	08/09/2024	Regular	0.00	535.00	114825
407080	AXLELINE	08/09/2024	Regular	0.00	180.84	114826
101605	SIERRA ELECTRONICS	08/09/2024	Regular	0.00	6,065.44	114827
407194	BOX INC	08/09/2024	Regular	0.00	5,106.00	114828
404634	SIX MILE CANYON MINI STORAGE	08/09/2024	Regular	0.00	60.00	114829
406556	BRIAN BROWN MEDIATION, LTD	08/09/2024	Regular	0.00	10,000.00	114830
100475	CAPITAL CITY AUTO PARTS	08/09/2024	Regular	0.00	1,145.04	114831
406995	CARSON CITY FINANCE DEPT	08/09/2024	Regular	0.00	985.00	114832
404500	CARSON DODGE CHRYSLER INC	08/09/2024	Regular	0.00	65.64	114833
404216	CARSON VALLEY OIL CO	08/09/2024	Regular	0.00	8,934.53	114834
99720	CASELLE INC	08/09/2024	Regular	0.00	278.00	114835
404633	CHARTER COMMUNICATIONS HOLD	08/09/2024	Regular	0.00	227.86	114836
407169	HEADWAY TRANSPORTATION, LLC	08/09/2024	Regular	0.00	10,000.00	114837
404434	CIVICPLUS, LLC	08/09/2024	Regular	0.00	6,037.50	114838
405134	CMC TIRE INC	08/09/2024	Regular	0.00	575.56	114839
406406	COMSTOCK PROPANE	08/09/2024	Regular	0.00	684.28	114840
406602	CORWIN BUICK GMC RENO	08/09/2024	Regular	0.00	62,163.25	114841
103220	ON THE SIDE GRAPHICS & SIGNS	08/09/2024	Regular	0.00	910.00	114842
404466	FIRST CHOICE COFFEE SRV	08/09/2024	Regular	0.00	305.60	114843
99652	COMSTOCK CHRONICLE	08/09/2024	Regular	0.00	477.75	114844
404388	DOOLEY ENTERPRISES INC	08/09/2024	Regular	0.00	7,450.71	114845
404509	FASTENAL COMPANY	08/09/2024	Regular	0.00	1,232.18	114846
407155	FOR THE SONG CHARITABLE FUND	08/09/2024	Regular	0.00	3,000.00	114847
407193	GAMBLE, MICHELLE	08/09/2024	Regular	0.00	145.16	114848
407074	GARDA CL SOUTHWEST INC	08/09/2024	Regular	0.00	298.90	114849
404640	GLADDING, EDWARD A.	08/09/2024	Regular	0.00	3,000.00	114850
103470	GREAT BASIN TERMITE & PEST CON	08/09/2024	Regular	0.00	410.00	114851
405784	LAKOTA HRM, LLC	08/09/2024	Regular	0.00	1,805.00	114852
102983	USABUEBOOK	08/09/2024	Regular	0.00	1,846.08	114853
406941	BLIZZ INC	08/09/2024	Regular	0.00	3,500.00	114854
401186	HERRINGTON, EILEEN	08/09/2024	Regular	0.00	106.00	114855
405293	HIGHLAND ELECTRIC AND LIGHTING	08/09/2024	Regular	0.00	847.33	114856
407188	MIRA SAFETY	08/09/2024	Regular	0.00	12,167.85	114857
403105	HOSE & FITTINGS ETC	08/09/2024	Regular	0.00	42.63	114858
404328	INTERCEPT INC	08/09/2024	Regular	0.00	1,003.00	114859
100978	INTERSTATE OIL CO	08/09/2024	Regular	0.00	3,313.44	114860
100885	IRON MOUNTAIN	08/09/2024	Regular	0.00	408.75	114861
405726	IT1 CONSULTING, LLC	08/09/2024	Regular	0.00	5,059.75	114862
403834	IT1 SOURCE LLC	08/09/2024	Regular	0.00	9,948.00	114863
406428	J W WELDING SUPPLIES & TOOLS	08/09/2024	Regular	0.00	100.19	114864
406617	JOHN H BURROWS INC	08/09/2024	Regular	0.00	332.31	114865
407107	KAUTZ ENVIRONMENTAL CONSULTA	08/09/2024	Regular	0.00	13,329.25	114866

Check Register

Packet: APPKT06903-2024-08-09 AP Payments cw

Vendor Number	Vendor DBA Name	Payment Date	Payment Type	Discount Amount	Payment Amount	Number
101040	L N CURTIS & SONS	08/09/2024	Regular	0.00	3,595.00	114867
404241	LEXIPOL LLC	08/09/2024	Regular	0.00	3,022.53	114868
101030	LIFE-ASSIST INC	08/09/2024	Regular	0.00	1,078.03	114869
404363	MA LABS INC	08/09/2024	Regular	0.00	2,887.63	114870
406639	NV DISTRIBUTORS, LLC	08/09/2024	Regular	0.00	2,688.00	114871
102857	MICHAEL HOHL MOTOR CO	08/09/2024	Regular	0.00	127.20	114872
406758	NAVIANT, INC	08/09/2024	Regular	0.00	6,858.75	114873
403731	NEV DEPT OF PUBLIC SAFETY	08/09/2024	Regular	0.00	1,679.83	114874
101026	NEV LEGISLATIVE COUNSEL	08/09/2024	Regular	0.00	125.00	114875
99826	NEV SUPREME COURT OF NV	08/09/2024	Regular	0.00	12,500.00	114876
102295	NTU TECHNOLOGIES INC	08/09/2024	Regular	0.00	4,426.80	114877
407198	OLD OAK VENTURES LLC	08/09/2024	Regular	0.00	100.38	114878
406628	OLIVER PACKAGING & EQUIPMENT	08/09/2024	Regular	0.00	2,345.24	114879
405127	O'REILLY AUTO PARTS	08/09/2024	Regular	0.00	1,135.88	114880
404556	OUTFRONT MEDIA LLC	08/09/2024	Regular	0.00	739.54	114881
407030	PACIFIC RECORDS MANAGEMENT/P	08/09/2024	Regular	0.00	333.23	114882
407190	PALLET BROKER LLC	08/09/2024	Regular	0.00	75.00	114883
403791	PICTOMETRY INTERNATIONAL CORP	08/09/2024	Regular	0.00	23,240.28	114884
101435	PITNEY BOWES GLOBAL FINANCIAL	08/09/2024	Regular	0.00	1,076.10	114885
101417	POST NEV	08/09/2024	Regular	0.00	1,800.00	114886
405952	PRE-SORT	08/09/2024	Regular	0.00	1,724.68	114887
404523	PROFORCE LAW ENFORCEMENT	08/09/2024	Regular	0.00	5,582.70	114888
403329	PROTECTION DEVICES INC	08/09/2024	Regular	0.00	734.85	114889
102589	PUBLIC AGENCY COMPENSATION TF	08/09/2024	Regular	0.00	281,811.25	114890
406993	EIGHT8 STUDIOS	08/09/2024	Regular	0.00	5,000.00	114891
407124	RAINBOW BEND HOMEOWNERS AS	08/09/2024	Regular	0.00	500.00	114892
407197	ROCKY MOUNTAIN EMERGENCY VEI	08/09/2024	Regular	0.00	237,490.00	114893
403995	RMIN INC	08/09/2024	Regular	0.00	100.00	114894
101568	SANI-HUT COMPANY INC	08/09/2024	Regular	0.00	1,080.00	114895
406536	SAPIENCE PRACTICE	08/09/2024	Regular	0.00	5,775.00	114896
404675	SUPERIOR POOL PRODUCTS	08/09/2024	Regular	0.00	383.94	114897
406778	SILVER STATE ANALYTICAL LABORAT	08/09/2024	Regular	0.00	643.00	114898
407033	SHELLBACK TACTICAL LLC	08/09/2024	Regular	0.00	2,249.95	114899
406367	SHEPHERD SCOTT F.	08/09/2024	Regular	0.00	1,000.00	114900
406258	SIDDONS MARTIN EMERGENCY GRC	08/09/2024	Regular	0.00	10,637.46	114901
407156	SIERRA COLLISION INCORPORATED	08/09/2024	Regular	0.00	5,000.00	114902
102980	SIERRA FIRE PROTECTION LL	08/09/2024	Regular	0.00	1,882.00	114903
101630	NV ENERGY	08/09/2024	Regular	0.00	21,046.75	114904
	Void	08/09/2024	Regular	0.00	0.00	114905
101632	SIERRA PEST CONTROL INC	08/09/2024	Regular	0.00	55.00	114906
403234	TAHOE SUPPLY COMPANY LLC	08/09/2024	Regular	0.00	246.97	114907
403567	SPARKS ELECTRIC MOTOR REPAIR	08/09/2024	Regular	0.00	740.53	114908
405989	TSA CUSTOM CAR AND TRUCK	08/09/2024	Regular	0.00	32,910.00	114909
101745	ST CO WATER SYSTEM	08/09/2024	Regular	0.00	9,714.61	114910
405475	STAPLES BUSINESS ADVANTAGE	08/09/2024	Regular	0.00	186.00	114911
403722	NEV DIV OF PUBLIC & BEHAVIORAL	08/09/2024	Regular	0.00	9,063.69	114912
406494	ROY L STRALLA ATTORNEY AT LAW I	08/09/2024	Regular	0.00	5,000.00	114913
407051	SUNRISE DISTRIBUTING LLC	08/09/2024	Regular	0.00	284.85	114914
406676	SWITCH	08/09/2024	Regular	0.00	1,073,784.91	114915
407068	SYSCO SACRAMENTO INC	08/09/2024	Regular	0.00	1,231.00	114916
405185	THATCHER COMPANY OF NEVADA, I	08/09/2024	Regular	0.00	4,057.70	114917
402959	THE FLAG STORE SIGN AND BANNEF	08/09/2024	Regular	0.00	220.00	114918
407185	THE MOORE LAW GROUP	08/09/2024	Regular	0.00	98.00	114919
406977	THE SIGN AND DESIGN SHOP LLC	08/09/2024	Regular	0.00	140.42	114920
407191	THYSSENKRUPP INDUSTRIAL SOLUTIK	08/09/2024	Regular	0.00	303.00	114921
405010	TIMELY TESTING LTD	08/09/2024	Regular	0.00	325.00	114922
407013	TRANSUNION RISK AND ALTERNATIV	08/09/2024	Regular	0.00	128.00	114923
407199	TREHAL, SPENCER	08/09/2024	Regular	0.00	240.29	114924
403225	TRI GENERAL IMPROVEMENT	08/09/2024	Regular	0.00	1,761.14	114925
405112	TYLER TECHNOLOGIES, INC	08/09/2024	Regular	0.00	9,107.84	114926
406738	UBEO BUSINESS SERVICES	08/09/2024	Regular	0.00	1,437.17	114927

Vendor Number	Vendor DBA Name	Payment Date	Payment Type	Discount Amount	Payment Amount	Number
103487	USA NORTH 811	08/09/2024	Regular	0.00	300.00	114928
407142	UNIFIRST CORPORATION	08/09/2024	Regular	0.00	662.96	114929
406623	US FOODS INC	08/09/2024	Regular	0.00	7,802.24	114930
406579	WASHOE COUNTY	08/09/2024	Regular	0.00	273.00	114931
103080	WATERS VACUUM TRUCK SERVICE	08/09/2024	Regular	0.00	320.00	114932
101809	WEDCO INC	08/09/2024	Regular	0.00	15.04	114933
101920	WESTERN NEVADA SUPPLY CO	08/09/2024	Regular	0.00	679.09	114934
405184	UNIFORMS2YOU / RENO UNIFORMS	08/09/2024	Regular	0.00	2,909.44	114935
405466	ZOLL MEDICAL CORPORATION	08/09/2024	Regular	0.00	3,740.00	114936
404295	WELLS ONE COMMERCIAL CARD	08/09/2024	Bank Draft	0.00	45,908.84	DFT0001914

Bank Code AP Bank Summary

Payment Type	Payable Count	Payment Count	Discount	Payment
Regular Checks	233	121	0.00	2,020,550.69
Manual Checks	0	0	0.00	0.00
Voided Checks	0	1	0.00	0.00
Bank Drafts	50	1	0.00	45,908.84
EFT's	8	2	0.00	384,779.61
	291	125	0.00	2,451,239.14

County Commissioners approval is reported in the
Board of County Commissioners Meeting Minutes

Processed & Submitted to Treasurer by Comptroller Admin

Date

Approved By:

Comptroller

Date

Treasurer

Date

Fund Summary

Fund	Name	Period	Amount
999	Pooled Cash Account	8/2024	2,451,239.14
			<u>2,451,239.14</u>



STOREY COUNTY

Check Register

Packet: APPKT06912 - 2024-08-15 Spcl Ck Public Works cw

By Check Number

Vendor Number	Vendor DBA Name	Payment Date	Payment Type	Discount Amount	Payment Amount	Number
Bank Code: AP Bank-AP Bank						
103417	GCO CARPET	08/15/2024	Regular	0.00	2,709.36	114950

Bank Code AP Bank Summary

Payment Type	Payable Count	Payment Count	Discount	Payment
Regular Checks	1	1	0.00	2,709.36
Manual Checks	0	0	0.00	0.00
Voided Checks	0	0	0.00	0.00
Bank Drafts	0	0	0.00	0.00
EFT's	0	0	0.00	0.00
	1	1	0.00	2,709.36

County Commissioners approval is reported in the
Board of County Commissioners Meeting Minutes

Comptroller Admin 8/15/2024
Processed & Submitted to Treasurer by Comptroller Admin Date

Approved By:

Comptroller 8.15.24
Comptroller Date

Treasurer 8/15/24
Treasurer Date



Board of Storey County Commissioners Agenda Action Report

Meeting date: 9/3/2024 10:00 AM -
BOCC Meeting

Estimate of Time Required: 5 min.

Agenda Item Type: Consent Agenda

- **Title:** Consideration and possible approval of the revised and updated Storey County Policy 048-Purchasing Procedures.
- **Recommended motion:** I, Commissioner ---, move to approve the revised and updated Storey County Policy 048-Purchasing Procedures.
- **Prepared by:** Jennifer McCain

Department: Comptroller

Contact Number: 7758471133

- **Staff Summary:** Storey County Policy 048-Purchasing Procedures has been reviewed and approved for consideration by the Storey County Manager, Comptroller and DA's office. Last updated was 7/3/2012.
- **Supporting Materials:** See Attachments
- **Fiscal Impact:** no
- **Legal review required:** False
- **Reviewed by:**

____ Department Head

Department Name:

____ County Manager

Other Agency Review: _____

- **Board Action:**

<input type="checkbox"/> Approved	<input type="checkbox"/> Approved with Modification
<input type="checkbox"/> Denied	<input type="checkbox"/> Continued

**STOREY COUNTY ADMINISTRATIVE
POLICIES AND PROCEDURES**

NUMBER: 048
EFFECTIVE DATE: 07/03/12
LAST REVISED: 09/03/24
AUTHORITY: BOCC
COUNTY MANAGER: DRAFT

SUBJECT: PURCHASING PROCEDURES

I. PURPOSE

This policy delineates the protocols and authority related to the purchasing of goods and services for Storey County (County) and includes additional approvals and fiscal controls necessary for larger purchases. This policy provides a framework wherein elected officials, appointed officers, and County employees may operate efficiently, responsibly, and economically within Nevada Revised Statutes (NRS).

II. CODE OF CONDUCT

It is a violation of these policies and procedures for any department or agency to split its requirements for supplies, materials, equipment and contractual services into estimated lesser amounts to avoid the provisions of the NRS, County policy, or best procurement practices.

It is a violation of these policies and procedures for any department or agency to draft bid specifications in a manner which intentionally precludes more than one qualified vendor from bidding. Such bid specifications will be deemed an attempt to avoid and thereby violate the intent of the competitive bid requirements of the NRS.

No member of the Board of County Commissioners (BOCC), representative of the Board, or any person with purchasing authority can have any direct or indirect interest in contracts entered into by Storey County. However, the County may purchase supplies, not to exceed \$1,500.00 in the aggregate in any one calendar month from a County Commissioner when it would otherwise be significantly inconvenient due to the absence of any other local sources. However, the commissioners furnishing supplies may not vote on the allowance of the claim for such supplies in accordance with NRS.

III. POLICY

This policy shall apply to every expenditure of public funds. It is the County's policy to exercise due diligence in the purchase goods and services. Procurements must be conducted in the most professional, ethical, and legal manner possible; while ensuring quality and considering standardization, reasonable terms, and best value to the taxpayers.

Federal grant purchases may have additional requirements. When a purchase involves the expenditure of Federal assistance or contract funds, the procurement shall be conducted in accordance with applicable mandatory Federal laws and regulations which are not reflected in this policy. If Federal requirements conflict with State or County purchasing policies and procedures, the Federal requirements will be followed. For further clarification on County grant procedures

refer to County administrative policies 035 and 036.

A. PURCHASING PROTOCOL

1. **Budgeted funds** - Must be available before a purchase commitment is made. If sufficient funds are not available, a reallocation or additional appropriation request must be submitted for approval by the Comptroller, County Manager and/or BOCC.
2. **Contracts** - All written contracts, regardless of the amount, require review by the Comptroller and the District Attorney before approval. All labor agreements and settlement contracts must be approved by the BOCC.
3. **Professional Services** – Qualifications, character, cost, competency, and availability must be considered. Authorization must be obtained from the County Manager, their designee, and Comptroller.
4. **Documentation of Purchasing Process** – Proper documentation of the purchasing process is necessary for accountability. Persons making purchasing decisions must be able to provide proof of compliance with this purchasing policy and NRS.

Exceptions to informal or formal bidding requirements -- There are a number of exceptions to informal and formal bidding requirements in NRS 332.112-332.195; including, but not limited to: professional services; computer hardware and software, systems of communications, sole source, equipment/services that are available pursuant to a vendor agreement with the State of Nevada General Services Administration or another federal government agency located within or outside the State of Nevada, or equipment/services offered by a vendor pursuant to a solicitation issued by another governmental entity. The Comptroller, in consultation with the District Attorney's Office, can assist departments to determine if a procurement of goods or services qualifies under an exception.

B. GENERAL PURCHASING REQUIREMENTS

1. Departments must exercise due diligence in all procurement.
2. Procurements requiring approvals must obtain approval prior to financial commitment and/or purchase.
3. All County departments must obtain authorization through the budget process to purchase or enter into an agreement for the purchase of supplies, materials, equipment, and/or leases of land per NRS 332. The requirements of which are listed below:
 - a. Budgeted purchases under \$50,000 annually – No bidding requirement. Documentation is not required.
 - i. Single item purchases of \$5,000 or more or project totals of \$15,000 or more – Requires a signed Budget Request Form approved by the County Manager and Comptroller with such approval encumbering the funds.
 - ii. \$25,000 or more – Purchase may be made either by quotation or direct negotiation and approved Budget Request Form.
 - iii. Contracts for services under \$25,000 – County Manager or designee may sign contracts. The BOCC shall be notified of awards for contracts of services with a total estimated cost of under \$25,000.
 - b. Unbudgeted purchases under \$50,000 annually - No bidding requirement. Documentation is not required.
 - i. Under \$5,000 – Must be approved by the County Manager and Comptroller.
 - ii. \$5,000 or more – Must have a Budget Request Form signed and approved by the County Manager and Comptroller. Agendized

item must be approved by the BOCC. BOCC meeting agenda and minutes, when available, shall be attached to the Budget Request Form.

- c. Budgeted and unbudgeted purchases over \$100,000 – Purchases of this size are subject to bid advertising requirements. (NRS 332.065)
 - i. Budgeted items require a Budget Request Form signed by the County Manager and Comptroller. BOCC must be informed of purchase during staff reports or through an agenda item notification.
 - ii. Unbudgeted purchases must be approved by the County Manager, Comptroller, and BOCC prior to purchase.
 - iii. Requires BOCC approval for the receipt of sealed bids.
 - iv. All sealed bids shall be directed to the Clerk-Treasurer's Office.
 - v. The BOCC may award the best value bid and responsible bidder. The Board may also reject all bids received.
 - vi. All written documentation must be kept on file with the Clerk-Treasurer for 7 years.
 - vii. Meeting agenda items and minutes, once available, should be attached to the submitted Budget Request Forms.
 - viii. All bids shall be kept on file with the Clerk-Treasurer for 7 years.
4. Public Works Projects - The provisions of NRS 338.010 shall apply to all public works projects. Public Works include any project for new construction, repair or reconstruction of a project financed in whole or in part from public money for publicly owned works and properties.
5. Contracts exempt from competitive bidding requirements (pursuant to NRS 332.112-332.148). Although exempt from bidding requirements, any purchases defined in this section are subject to budget limitations and the approval processes set forth in this policy.
 - a. Emergency Contracts – Emergency purchases are:
 - i. Purchases required immediately resulting from the occurrence of a disaster; including but not limited to fire, flood, hurricane, riot, power outage, or disease.
 - ii. Purchases that if not made, may lead to the impairment of the health, safety and/or welfare of the public.
 - b. Contracts which by their nature are not adapted to award by competitive solicitation. Refer to NRS 332.115 for more information.

C. BID AND QUOTATION SPECIFICATIONS

1. Bid awards shall be approved for award by the BOCC at a regularly scheduled meeting as a published agenda item as they may require.
2. A contract or agreement which is not signed by the BOCC, County Manager, Comptroller, or designee is void, unless otherwise exempted. The signing of a contract or agreement by an unauthorized person is a violation of these policies and procedures and may be referred to the County Manager for appropriate action.
3. Specifications must:
 - a. Conform with acceptable industry-wide standards.
 - b. Be written in clear, definite, and concise terms and conditions.
 - c. Describe the performance requirements.
 - d. Facilitate to the extent possible, free and full competition.
4. Bids must:
 - a. Be properly dated and stamped on receipt.

- b. Be opened, reviewed, and awarded at a specific time and date as prescribed in the bid specifications.
 - c. Consider cost, duration, and terms of any warranty provisions, reliability and maintenance costs, and repurchase value of the equipment after a specified number of years.
5. Bids and specifications should not exclude all but one type or kind except when permitted by law, nor call for features or for a level of quality not needed for the intended use, except in cases where such features or the level of quality are essential for some future considered or result in overall economic advantage to the County.

D. BOND REQUIREMENTS

1. Bid Bonds - A bid bond, performance bond, payment bond, or any combination thereof, with sufficient surety, in such amount as may be determined necessary the County Manager and/or the Comptroller or an authorized representative, may be required of each bidder or contractor on a particular contract. Any such bonds may be to ensure proper performance of the contract and save, indemnify, and keep harmless Storey County against all loss, damages, claims, liabilities, judgments, costs, and expenses which may accrue against Storey County government in consequence of the awarding of the contract. If a bond is required, it must also not require a detailed financial statement from each bidder of the contract in accordance with NRS.
2. Performance/Payment Bond - Upon notice of a contract, the successful offer may be required to execute a contract performance guaranty consisting of a Performance Bond issued by a company authorized to do business in the State of Nevada in the amount of one hundred percent (100%) of the total amount proposed. The Performance Bond must be returned ninety (90) days after the successful completion of all performance required under the contract. The District Attorney must approve performance Bonds.
3. Award - The County Manager, Comptroller, elected official or appointed officer, or their designee must recommend all bids or requests for proposal to the BOCC for approval. All bid contracts approved by the BOCC must be signed by the Chair or authorized signatory, such as the County Manager or Department Head.

E. PROFESSIONAL SERVICES

Steps in procuring professional services are as follows:

1. Submittal of proposals.
2. Review of submissions.
3. Selection of the preferred proposal.
4. Negotiation of price.


F. UNLAWFUL PURCHASES

Except as otherwise provided, if any department or agency purchases or contracts for supplies, materials, equipment, or contractual services contrary to the provisions of these policies and procedures, such purchase or contract is void. If the County's money has not been used to pay for the purchase, the department or agency making such purchase is liable for the costs involved. If the purchase has previously been paid with the County's money, the amount thereof may be recovered in the name of the County in any appropriate manner.

IV. RESPONSIBILITY FOR REVIEW: The Comptroller or their designee will review

this policy every 5 years or sooner as necessary.

V. RELATED LAWS, REGULATIONS, OR POLICIES: NRS 332, 334, 338, 339

	Board of Storey County Commissioners Agenda Action Report	
Meeting date: 9/3/2024 10:00 AM - BOCC Meeting	Estimate of Time Required: 1	
Agenda Item Type: Consent Agenda		

- **Title:** Consideration and possible approval of late filed personal exemptions, resulting in corrections to 3 separate 2024-25 individual tax bills. 3-361-37, 3-442-05, 2-021-05.
- **Recommended motion:** I (commissioner) motion to approve: late filed personal exemptions, resulting in corrections to 3 separate 2024-25 individual tax bills. 3-361-37, 3-442-05, 2-021-05.
- **Prepared by:** Jana Seddon

Department: Assessor

Contact Number: 775-847-0961

- **Staff Summary:** The below turned in personal exemption applications after July 1 and close of the 2024-25 tax roll. If approved tax will be reduced as follows:
 - Parcel 3-361-37 Kevin Emley, exemption amt \$892.86
 - Parcel 3-442-05 Sharolyn Gebhardt, exemption amt \$59.52
 - Parcel 2-021-05 Paul Buelna, exemption amt \$119.05
- **Supporting Materials:** See Attachments
- **Fiscal Impact:**
- **Legal review required:** False
- **Reviewed by:**

_____ Department Head

Department Name:

_____ County Manager

Other Agency Review: _____

- **Board Action:**

<input type="checkbox"/> Approved	<input type="checkbox"/> Approved with Modification
<input type="checkbox"/> Denied	<input type="checkbox"/> Continued

Jana Seddon

Storey County Assessor

Storey County Courthouse

26 South B Street

P.O. Box 494

Virginia City, NV 89440

(775) 847-0961 Phone

(775) 847-0904 Fax

Assessor@storeycounty.org

August 21, 2024

Memo to: Storey County Commissioners

Re: **Tax Bill Corrections**

Exemption Corrections due to late filing

Below are parcels that applied for personal exemptions after 7-1-23.

	Original	Exempttion Amt.	Adjusted bill
Kevin Thomas Dale Emley/ Leslie Milton	\$ 3310.39	(\$892.86)	\$ 2417.53
Sharolyn Gebhardt	\$3233.88	(\$59.52)	\$3174.36
Paul Buelna	\$1065.90	(\$119.05)	\$946.85

Please approve this correction and advise the Treasurer and/or Assessor to make the change and issue an amended bill or refund as necessary.

Thank You.



Jana Seddon

Assessor

Storey County

Jana Seddon

STOREY COUNTY ASSESSOR

RECEIVED

JUL 23 2024

001085

STOREY COUNTY COURTHOUSE

26 South B Street

P.O. Box 494

Virginia City, NV 89440

STOREY COUNTY
ASSESSOR'S OFFICE

VETERAN or DISABLED VETERAN

(775) 847-0961 Phone

(775) 847-0904 Fax

Application for Personal Exemption

NAME OF APPLICANT:	KEVIN THOMAS DAE EMLEY
NAME OF SPOUSE:	LESLIE JOY MILTON
MAILING ADDRESS:	3340 CARTWRIGHT RD.
CITY, STATE & ZIP:	RENO, NV 89521
PHONE NUMBER:	530-320-7715

1. I established actual bona fide residency in the State of Nevada (must have current Nevada Driver's License or a Nevada Identification Card).
2. I understand my application for exemption must be filed in the County in which I reside.

I presently reside at: 3340 CARTWRIGHT RD.

3. I have not claimed an exemption in any other County in Nevada for the current fiscal year.
4. I understand that I must immediately report any address change to the Storey County Assessor.

Signed: [Signature]

Date: 23 JUL 2024

Only original signatures will be accepted, no copies or faxes.

Please note that this document must be signed in front of the County Assessor or a Notary Public in order to be legal.

[Signature]
ASSESSOR OR NOTARY PUBLIC

Tax Year 2024 (2024 - 2025)

Storey County

Property Key: 003-361-37

Source: Secured

Type: Personal Exemption Change

Owner: MILTON, LESLIE

3340 CARTWRIGHT ROAD

RENO, NV 89521

Correction Reason:

BOE Case:

Legal Description: PARCEL MAP ID :

LOT : 334 BLOCK :

10'S-334

TOWN : HIGHLAND RANCHES

The nature of such error and the cause which produced the error are as follows:

Personal Exemption Change

2024 Correction

	Assessed Value	Taxes
Starting Assessed Value and Balance Due	116,013	\$3,310.39
+ Value Change Due to Changes in Building Value	0	N/A
+ Value Change Due to Changes in Land Value	0	N/A
+ Value Change Due to Changes in Pers.Prop Value	0	N/A
+ Tax Change Due to Changes in Special Assessments	N/A	\$0.00
+ Tax Change Due to Changes in Ad Valorem	N/A	(\$892.86)
+ Value/Tax Change Due to Changes in Recoupment	N/A	N/A
+ Value Change Due to Changes in Abatements	N/A	\$0.00
+ Value Change Due to Changes in Exemptions	0	\$0.00
Total Change in New Value	0	N/A
Total Change in Value/Taxes	0	(\$892.86)
Final Corrected Value and Balance Due	116,013	\$2,417.53
Total Payments Made Before Correction	N/A	\$827.59
Refund	N/A	\$0.00
Balance Due	N/A	\$1,589.94

This certificate is a preview. Actual values are calculated at the time this correction is posted.

Assessor's Signature

Treasurer's Signature

Board Chair's Signature

Change Notes:

Jana Seddon

STOREY COUNTY ASSESSOR

601086

STOREY COUNTY COURTHOUSE

26 South B Street

P.O. Box 494

Virginia City, NV 89440

(775) 847-0961 Phone

(775) 847-0904 Fax

SURVIVING SPOUSE (WIDOW/WIDOWER)

Application for Personal Exemption

NAME OF APPLICANT:	Sharon Gebhardt
NAME OF SPOUSE:	Donald Dennis Gebhardt
MAILING ADDRESS:	260 Vermillion Rd
CITY, STATE & ZIP:	Reno NV 89521
PHONE NUMBER:	775/200-5070

1. I established actual bona fide residency in the State of Nevada (must have current Nevada Driver's License or a Nevada Identification Card), and have provided a copy of the Death Certificate.

2. I understand my application for exemption must be filed in the County in which I reside.

I presently reside at:

260 Vermillion Rd, Reno NV 89521

3. I have not claimed an exemption in any other County in Nevada for the current fiscal year.

4. I understand that I must immediately report any address change to the Storey County Assessor.

Signed: _____

Only original signatures will be accepted, no copies or faxes.

Please note that this document must be signed in front of the County Assessor or a Notary Public in order to be legal.

ASSESSOR OR NOTARY PUBLIC

Tax Year 2024 (2024 - 2025)

Storey County

Property Key: 003-442-05

Source: Secured

Type: Personal Exemption Change

Owner: GEBHARDT, DENNIS & SHAREE

TTEES

260 VERMILLION RD

RENO, NV 89521

Correction Reason:

BOE Case:

Legal Description: PARCEL MAP ID :

LOT : 26 BLOCK :

10'S- 26

TOWN : HIGHLAND RANCHES

The nature of such error and the cause which produced the error are as follows:

Personal Exemption Change

2024 Correction

	Assessed Value	Taxes
Starting Assessed Value and Balance Due	127,036	\$3,233.88
+ Value Change Due to Changes in Building Value	0	N/A
+ Value Change Due to Changes in Land Value	0	N/A
+ Value Change Due to Changes in Pers.Prop Value	0	N/A
+ Tax Change Due to Changes in Special Assessments	N/A	\$0.00
+ Tax Change Due to Changes in Ad Valorem	N/A	(\$59.52)
+ Value/Tax Change Due to Changes in Recoupment	N/A	N/A
+ Value Change Due to Changes in Abatements	N/A	\$0.00
+ Value Change Due to Changes in Exemptions	0	\$0.00
Total Change in New Value	0	N/A
Total Change in Value/Taxes	0	(\$59.52)
Final Corrected Value and Balance Due	127,036	\$3,174.36
Total Payments Made Before Correction	N/A	\$808.47
Refund	N/A	\$0.00
Balance Due	N/A	\$2,365.89

This certificate is a preview. Actual values are calculated at the time this correction is posted.

Assessor's Signature

Treasurer's Signature

Board Chair's Signature

Change Notes: Correction due to late filing of personal exemption. js

#001088

Jana Seddon

STOREY COUNTY ASSESSOR

RECEIVED

JUL 29 2024

STOREY COUNTY COURTHOUSE

26 South B Street

P.O. Box 494

Virginia City, NV 89440

STOREY COUNTY
ASSESSOR'S OFFICE

(775) 847-0961 Phone

(775) 847-0904 Fax

VETERAN or DISABLED VETERAN**Application for Personal Exemption**

NAME OF APPLICANT:	Paul Buelma
NAME OF SPOUSE:	Amanda Jones
MAILING ADDRESS:	PO Box 77
CITY, STATE & ZIP:	Silver City, NV 89428
PHONE NUMBER:	(916) 542-3188

1. I established actual bona fide residency in the State of Nevada (must have current Nevada Driver's License or a Nevada Identification Card).
2. I understand my application for exemption must be filed in the County in which I reside.

I presently reside at: 355 N. F St. #10 Virginia City, NV 89440

3. I have not claimed an exemption in any other County in Nevada for the current fiscal year.
4. I understand that I must immediately report any address change to the State.

Signed: _____

Date: 7/29/24

Only original signatures will be accepted, no copies or faxes.

Please note that this document must be
signed in front of the County Assessor
and signed Public in a way to be legible

R. J. MYSTU
ASSISTANT COUNTY ASSESSOR

Tax Year 2024 (2024 - 2025)

Storey County

Property Key: 002-021-05

Source: Secured

Type: Personal Exemption Change

Owner: BUELNA, PAUL

PO BOX 72

SILVER CITY, NV 89428

Correction Reason:

BOE Case:

Legal Description: PARCEL MAP ID :
LOT : BLOCK : O-1
PARCEL 3 of MAP 62965
TOWN : GOLD HILL

The nature of such error and the cause which produced the error are as follows:

Personal Exemption Change

2024 Correction

	Assessed Value	Taxes
Starting Assessed Value and Balance Due	30,800	\$1,065.90
+ Value Change Due to Changes in Building Value	0	N/A
+ Value Change Due to Changes in Land Value	0	N/A
+ Value Change Due to Changes in Pers.Prop Value	0	N/A
+ Tax Change Due to Changes in Special Assessments	N/A	\$0.00
+ Tax Change Due to Changes in Ad Valorem	N/A	(\$119.05)
+ Value/Tax Change Due to Changes in Recoupment	N/A	N/A
+ Value Change Due to Changes in Abatements	N/A	\$0.00
+ Value Change Due to Changes in Exemptions	0	\$0.00
Total Change in New Value	0	N/A
Total Change in Value/Taxes	0	(\$119.05)
Final Corrected Value and Balance Due	30,800	\$946.85
Total Payments Made Before Correction	N/A	\$0.00
Refund	N/A	\$0.00
Balance Due	N/A	\$946.85

This certificate is a preview. Actual values are calculated at the time this correction is posted.

Assessor's Signature

Treasurer's Signature

Board Chair's Signature

Change Notes: Correction due to late filing of personal exemption. js



Board of Storey County Commissioners Agenda Action Report

Meeting date: 9/3/2024 10:00 AM -
BOCC Meeting

Estimate of Time Required: 1

Agenda Item Type: Discussion/Possible Action

- **Title:** Consideration and possible approval to delete 3 Sierra Pacific non-operating parcel tax bills totaling \$49,320.66 that were included in the asset list submitted to the Department of Taxation for Centrally assessed billing, resulting in double taxation of these parcels: 004-093-31 & 32, 005-071-19.
- **Recommended motion:** I (commissioner) motion to approve: to delete 3 Sierra Pacific non-operating parcel tax bills totaling \$49,320.66 that were included in the asset list submitted to the Department of Taxation for Centrally assessed billing, resulting in double taxation of these parcels: 004-093-31 & 32, 005-071-19.
- **Prepared by:** Jana Seddon

Department: Assessor

Contact Number: 775-847-0961

- **Staff Summary:** Parcels 004-093-31 & 32, and 005-071-19 upon inspection look be non operating Sierra Pacific parcels. Therefore we assess these parcels at the county level. Once Sierra Pacific received these bills, they informed us that they included them in the asset list submitted to the Nevada Department of taxation. Please see attached packed for email confirmation from the State that these parcels were included and already taxed for the 2024-25 tax year.
- **Supporting Materials:** See Attachments
- **Fiscal Impact:**
- **Legal review required:** False
- **Reviewed by:**

____ Department Head

Department Name:

____ County Manager

Other Agency Review: _____

- **Board Action:**

<input type="checkbox"/> Approved	<input type="checkbox"/> Approved with Modification
<input type="checkbox"/> Denied	<input type="checkbox"/> Continued

Jana Seddon

Storey County Assessor

Storey County Courthouse
26 South B Street
P.O. Box 494
Virginia City, NV 89440

(775) 847-0961 Phone
(775) 847-0904 Fax
Assessor@storeycounty.org

August 21, 2024

Memo to: Storey County Commissioners

Re: Tax Bill Corrections

Sierra Pacific Power Co.

4-093-31, 004-093-32, 005-071-19

Sierra Pacific properties are centrally assessed if the property is being used as part of the operating process. Which means the Department of Taxation assesses, bills, collects payments, and then disperses the payments for all of Sierra Pacific's properties. The Assessors Office never sees any of the paperwork.

All properties that are not part of the operating process, and do not contribute to the unitary value are locally assessed at the County level. Upon inspection, the above 3 properties do not look to be a part of the operating process therefore we placed them on our tax roll.

Sierra Pacific reached out and told us that they have been reporting the parcels to the Department of Taxation as part of their asset list. I have received confirmation from the Department that these parcel were value at the State level therefore the bills for the above 3 parcels need to be deleted due to double taxation.

	Original Taxable Value	Corrected Taxable Value	Total Difference
2024-25 004-093-31	\$9,371.44	\$0	(\$9,371.44)
004-093-32	\$11,820.19	\$0	(\$11,820.19)
005-071-19	\$28,129.03	\$0	(\$28,129.03)

Please approve this correction and advise the Treasurer and/or Assessor to make the change and issue an amended bill or refund as necessary.

Thank You,



Jana Seddon

Assessor

Storey County

Jana Seddon

From: Sorin Popa <spopa@tax.state.nv.us>
Sent: Thursday, August 15, 2024 2:11 PM
To: Jana Seddon
Cc: Florence, Debbie (NV Energy); Heinemann, Kate (NV Energy); Hinojosa, Patrick (NV Energy); Covarrubias, Robert (NV Energy); Catherine Starks
Subject: RE: Storey County needs confirmation on 3 parcels

Hi Jana,

I understand that you need confirmation from us that the parcels shown below are centrally assessed. Upon verification of NV Energy's annual report, I can confirm that these are included on the centrally roll and should not be assessed by your office.

The parcels are:

004-093-31
004-093-32
005-071-19

Please let me know if you have any questions.

Sorin

Sorin G. Popa, Ph.D., MBA

Supervisor, Centrally Assessed Properties
State of Nevada Department of Taxation
Division of Excise and Local Government Services
3850 Arrowhead Drive, 2nd Floor
Carson City, NV 89706
Office: (775) 684-2011
Fax: (775) 684-2020
E-mail: spopa@tax.state.nv.us

From: Covarrubias, Robert (NV Energy) <Robert.Covarrubias@nvenergy.com>
Sent: Thursday, August 15, 2024 1:57 PM
To: Sorin Popa <spopa@tax.state.nv.us>; Catherine Starks <cstarks@tax.state.nv.us>
Cc: Florence, Debbie (NV Energy) <Deborah.Florence@nvenergy.com>; Heinemann, Kate (NV Energy) <Kate.Heinemann@nvenergy.com>; Hinojosa, Patrick (NV Energy) <Patrick.Hinojosa@nvenergy.com>
Subject: Storey County needs confirmation on 3 parcels

WARNING - This email originated from outside the State of Nevada. Exercise caution when opening attachments or clicking links, especially from unknown senders.

Sorin,

We received a few bills from Storey County, assessed on properties included in our central assessment. I confirmed with our lands department that these properties are in use. Also made sure these parcels are on the property list provided for the 24/25 tax year (12/31/2022 balances).

The Storey Assessor, Jana Seddon, requires a letter from your department stating the parcels are in fact centrally assessed before she will cancel the bills.

APNs snipped below can also be found on page 101 of the return we filed (also attached).

TRACY SAND PIT	004-093-31	STOREY	NV
TRACY SAND PIT	004-093-32	STOREY	NV
SPPCO. SAND PIT	004-092-62	STOREY	NV
ORLEANS MICROWAVE REFLECTOR	004-092-63	STOREY	NV
GEIGER GRADE REPEATER STATION	004-271-88	STOREY	NV
BLACKHAWK SUBSTATION	004-291-56	STOREY	NV
WILD HORSE SUBSTATION	005-071-17&19	STOREY	NV
COMSTOCK MEADOWS	005-011-99	STOREY	NV

Please let me know if you need any more information, want to discuss further, etc.

Thank you and have a great afternoon!

RJ Covarrubias, CPA

Sr Tax Analyst | Corporate Taxation

Robert.Covarrubias@NVEnergy.com



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Tax Year 2024 (2024 - 2025)

Storey County

Property Key: 004-093-31

Source: Secured

Type: Tax Type Change

Owner: SIERRA PACIFIC POWER CO

PO BOX 10100

6100 NEIL RD

RENO, NV 89511

Correction Reason:

BOE Case:

Legal Description: PARCEL MAP ID : 2018-25

LOT : BLOCK :

PTN S33 T20N R22E

TOWN : OUTSIDE RIVER

The nature of such error and the cause which produced the error are as follows:

Tax Type Change

2024 Correction

	Assessed Value	Taxes
Starting Assessed Value and Balance Due	270,796	\$9,371.44
+ Value Change Due to Changes in Building Value	0	N/A
+ Value Change Due to Changes in Land Value	(270,796)	N/A
+ Value Change Due to Changes in Pers.Prop Value	0	N/A
+ Tax Change Due to Changes in Special Assessments	N/A	\$0.00
+ Tax Change Due to Changes in Ad Valorem	N/A	(\$9,371.44)
+ Value/Tax Change Due to Changes in Recoupment	N/A	N/A
+ Value Change Due to Changes in Abatements	N/A	\$0.00
+ Value Change Due to Changes in Exemptions	0	\$0.00
Total Change in New Value	0	N/A
Total Change in Value/Taxes	(270,796)	(\$9,371.44)
Final Corrected Value and Balance Due	0	\$0.00
Total Payments Made Before Correction	N/A	\$0.00
Refund	N/A	\$0.00
Balance Due	N/A	\$0.00

This certificate is a preview. Actual values are calculated at the time this correction is posted.

Assessor's Signature

Treasurer's Signature

Board Chair's Signature

Change Notes: This is a non operating parcel however it was submitting to the State as part of the asset list, therefore it has already been taxed. Bill should be deleted. js

Tax Year 2024 (2024 - 2025)

Storey County

Property Key: 004-093-32

Source: Secured

Type: Tax Type Change

Owner: SIERRA PACIFIC POWER CO

PO BOX 10100

6100 NEIL RD

RENO, NV 89511

Correction Reason:

BOE Case:

Legal Description: PARCEL MAP ID : 2018-28

LOT : BLOCK :

PTN S33 T20N R22E

TOWN : OUTSIDE RIVER

The nature of such error and the cause which produced the error are as follows:

Tax Type Change

2024 Correction

	Assessed Value	Taxes
Starting Assessed Value and Balance Due	341,555	\$11,820.19
+ Value Change Due to Changes in Building Value	0	N/A
+ Value Change Due to Changes in Land Value	(341,555)	N/A
+ Value Change Due to Changes in Pers.Prop Value	0	N/A
+ Tax Change Due to Changes in Special Assessments	N/A	\$0.00
+ Tax Change Due to Changes in Ad Valorem	N/A	(\$11,820.19)
+ Value/Tax Change Due to Changes in Recoupment	N/A	N/A
+ Value Change Due to Changes in Abatements	N/A	\$0.00
+ Value Change Due to Changes in Exemptions	0	\$0.00
Total Change in New Value	0	N/A
Total Change in Value/Taxes	(341,555)	(\$11,820.19)
Final Corrected Value and Balance Due	0	\$0.00
Total Payments Made Before Correction	N/A	\$0.00
Refund	N/A	\$0.00
Balance Due	N/A	\$0.00

This certificate is a preview. Actual values are calculated at the time this correction is posted.

Assessor's Signature

Treasurer's Signature

Board Chair's Signature

Change Notes: This is a non operating parcel however it was submitting to the State as part of the asset list, therefore it has already been taxed. Bill should be deleted. js

Tax Year 2024 (2024 - 2025)

Storey County

Property Key: 005-071-19

Source: Secured

Type: Tax Type Change

Owner: SIERRA PACIFIC POWER CO

PO BOX 10100

6100 NEIL RD

RENO, NV 89511

Correction Reason:

BOE Case:

Legal Description: PARCEL MAP ID : 2016-18 **

LOT : BLOCK :

PTN S11&14,T19N R22E

TOWN : INDUSTRIAL GID

The nature of such error and the cause which produced the error are as follows:

Tax Type Change

2024 Correction

	Assessed Value	Taxes
Starting Assessed Value and Balance Due	1,921,544	\$28,129.03
+ Value Change Due to Changes in Building Value	0	N/A
+ Value Change Due to Changes in Land Value	(1,921,544)	N/A
+ Value Change Due to Changes in Pers.Prop Value	0	N/A
+ Tax Change Due to Changes in Special Assessments	N/A	\$0.00
+ Tax Change Due to Changes in Ad Valorem	N/A	(\$28,129.03)
+ Value/Tax Change Due to Changes in Recoupment	N/A	N/A
+ Value Change Due to Changes in Abatements	N/A	\$0.00
+ Value Change Due to Changes in Exemptions	0	\$0.00
Total Change in New Value	0	N/A
Total Change in Value/Taxes	(1,921,544)	(\$28,129.03)
Final Corrected Value and Balance Due	0	\$0.00
Total Payments Made Before Correction	N/A	\$0.00
Refund	N/A	\$0.00
Balance Due	N/A	\$0.00

This certificate is a preview. Actual values are calculated at the time this correction is posted.

Assessor's Signature

Treasurer's Signature

Board Chair's Signature

Change Notes: This is a non operating parcel however it was submitting to the State as part of the asset list, therefore it has already been taxed. Bill should be deleted. js



Storey County Board of Highway Commissioners Agenda Action Report

**Meeting date: 9/3/2024 10:00 AM -
BOCC Meeting**

Estimate of Time Required: 10

Agenda Item Type: Discussion/Possible Action

- **Title:** Public Hearing on proposed Resolutions 24-744, 24-745, 24-746 and 24-747 as described:
- Resolution 24-744 proposes the identification of Storey County Road Number 910010, commonly known as UNNAMED, road segment length 3,021 feet (0.54 Miles), Overall Average Disturbed Width: Approximately thirty (30) feet. It is proposed that the road be identified as a minor county road.
- Resolution 24-745 proposes the identification of Storey County Road Number 910005, commonly known as UNNAMED, road segment length 1,289 feet (0.24 Miles), Overall Average Disturbed Width: Approximately sixteen (16) feet. It is proposed that the road be identified as a minor county road.
- Resolution 24-746 proposes the identification of Storey County Road Number 911005, commonly known as UNNAMED, road segment length 2,448 feet (0.46 Miles), Overall Average Disturbed Width: Approximately eight to twelve (8-12) feet. It is proposed that the road be identified as a minor county road.
- Resolution 24-747 proposes the identification of Storey County Road Number 910030 (2 Segments), commonly known as UNNAMED, (Segment 1), road segment length 5,894 feet (1.12 miles), road width approximately twenty four (24) feet; and UNNAMED (Segment 2), road segment length 1,048 (0.2 miles), road width approximately eight (8) feet. It is proposed that the road be identified as a minor county road.
- The effect of identifying the road as a minor county road is to identify it as a public road, available for public use but not maintained by Storey County. It must be used by the public at its own risk.
- **Recommended motion:** I (commissioner) move to close the public hearing on the proposed Resolutions 24-744, 24-745, 24-746, and 24-747.
- **Prepared by:** Kathy Canfield

Department: Planning

Contact Number: 775-847-1144

- **Staff Summary:** A public hearing is required to consider public input on proposed Resolutions 24-744, 24-745, 24-746 and 24-747 to consider establishing minor county roads identified as Storey County Road Numbers 910010, 910005, 911005, 910030, as minor county roads per Nevada Revised Statutes 403.170 and 405.191. See Staff Reports, and Resolutions which included legal descriptions.

- **Supporting Materials:** See Attachments

- **Fiscal Impact:** None

- **Legal review required:** False

- **Reviewed by:**

_____ Department Head

Department Name:

_____ County Manager

Other Agency Review: _____

- **Board Action:**

<input type="checkbox"/> Approved	<input type="checkbox"/> Approved with Modification
<input type="checkbox"/> Denied	<input type="checkbox"/> Continued

STOREY COUNTY PLANNING DEPARTMENT

Storey County Courthouse
26 South B Street, PO Box 176, Virginia City, NV 89440 Phone (775)
847-1144 – Fax (775) 847-0949
planning@storeycounty.org



To: Storey County Board of Highway Commissioners

From: Storey County Planning Department

Meeting Date: September 3, 2024

Meeting Location: Storey County Courthouse, 26 S. B Street, Virginia City, Storey County, Nevada, and via Zoom

Staff Contact: Kathy Canfield

Request: RESOLUTION 24-744 establishing a minor county public road identified as Unnamed, Storey County Road Number 910010, pursuant to Nevada Revised Statutes 403.170 and 405.191.

Location: The road is located in the southwest corner of Storey County, bordering where Storey County, Washoe County, Carson City and Lyon County meet on Assessor Parcel Number (APN) 004-331-06. The roadway segment is approximately 0.54 miles in length and entirely on land managed by the Bureau of Land Management.

Background & Analysis

Storey County has commenced the process of identifying existing public access roadways located on public land. Nevada Revised Statutes Section 405.191 identifies what is considered a public road. Storey County is following this definition to designate roadways that meet the following:

Any way which exists upon a right-of-way granted by Congress over public lands of the United States not reserved for public uses in chapter 262, section 8, 14 Statutes 253 (former 43 U.S.C. § 932, commonly referred to as R.S. 2477), and accepted by general public use and enjoyment before, on or after July 1, 1979. Except as otherwise provided in this subsection, each board of county commissioners may locate and determine the width of such rights-of-way and locate, open for public use and establish thereon county roads or highways, but public use alone has been and is sufficient to evidence an acceptance of the grant of a public user right-of-way pursuant to former 43 U.S.C. § 932. In a county in which a board of county highway commissioners has exclusive control of all matters relating to the construction, repairing and maintaining of public highways, roads and bridges within the county pursuant to NRS 403.090, the board of county highway commissioners may locate and determine the width of those rights-of-way and open those rights-of-way for public use for the purpose of designating county roads pursuant to NRS 403.170 or taking any other action

concerning those rights-of-way pursuant to chapter 403 of NRS.

Storey County entered into a contract with Mr. Jerry Elkins to do the research on various roadway sections located within Storey County that had not previously been researched by Storey County or identified as a county-recognized road. Utilizing this research, Storey County is recognizing each roadway segment that meets the NRS Section 405.191 definition on public property. The research, map, legal description and photographs are included for each roadway segment and a Resolution recognizing the roadway segment by the Storey County Board of Highway Commissioners is generated for each segment.

Upon recordation of the Resolution, each segment of roadway will be added to the overall Storey County map of county roads and designated as a minor county road. The map will then be presented to the State of Nevada Department of Transportation as identified in NRS Section 403.190.

It should be noted that NRS 403.170(1)(c) states that county roads designated as minor county roads do not have to be maintained and it further provides that the state and county are immune from liability for damages suffered by anyone using a minor county road. The statute also does not require signage to create the immunity from liability.

County staff are proceeding with recognizing the roadways that are located on publicly owned land only. Some of the research does include other roadway areas, including areas privately owned. If the need arises in the future, this research is anticipated to be utilized in the legal process of identifying public access across private property.

The applicable NRS sections identified in this report are attached as exhibits to this staff report.

Unnamed, Storey County Road Number 910010

The roadway connects with intersection of Storey County, Washoe County, Lyon County and Carson City and heads north. Although not officially named, the road itself appears to be an extension of Goni Road which begins to the south in Carson City. The road is approximately 0.54 miles in length and is located on land managed by the Bureau of Land Management, APN 004-331-06. The effect of identifying the road as a minor county road is to identify it as a public road, available for public use but that it is not maintained by Storey County. It must be used by motorists at their own risk.

Attached to this staff report is a legal description of the Unnamed Storey County Road Number 910010, which includes maps and photographs of the roadway. A Resolution establishing the roadway on public land as a minor public road is also attached for consideration for adoption. Staff is recommending approval of the proposed Resolution.



Yellow line indicates approximate location of the roadway segment

Suggested Motion

In accordance with the recommendation by staff, I (*commissioner*) hereby move to adopt RESOLUTION 24-744 establishing a minor county public road identified as Unnamed, Storey County Road Number 910010, pursuant to Nevada Revised Statutes 403.170 and 405.191.

RESOLUTION 24-744

STOREY COUNTY BOARD OF HIGHWAY COMMISSIONERS
STOREY COUNTY, NEVADA

A RESOLUTION ESTABLISHING A MINOR COUNTY PUBLIC ROAD IDENTIFIED AS UNNAMED, COUNTY ROAD NUMBER 910010, PURSUANT TO NEVADA REVISED STATUTES 403.170 and 405.191.

WHEREAS, in response to the urging of the Nevada Legislature in Senate Concurrent Resolution No. 6, in the 75th Legislative Session of 2009, the Storey County Board of Commissioners (Board) on February 18, 2020, approved of a project to inventory and map all roads or rights-of-way that qualify to be classified as minor county roads under Nevada law and which were granted for public use under what was formerly codified as section 2477 of the Revised Statutes of the United States, 43 U.S.C. § 932 (R.S. 2477), and which were expressly recognized and preserved when R.S. 2477 was repealed under the enactment of the Federal Land Policy and Management Act of 1976, (See § 701(a)); and

WHEREAS, the Board pursuant to NRS 405.191 is empowered to locate and determine the width of those rights-of-way and open those rights-of-way for public use for the purpose of designating county roads pursuant to NRS 403.170; and

WHEREAS, the Board pursuant to NRS 403.170 is tasked with laying out and designating roads which are neither main nor general county roads but have been established by usage, or were constructed for use by the public, and shall designate these roads as minor county roads; and

WHEREAS, the Board has examined the documents attached as Exhibit 1 and concludes that the roads or rights-of-way depicted therein qualify to be designated as minor county roads and open to the public; and

WHEREAS, pursuant to NRS 403.170 a public hearing was held on September 3, 2024;

NOW THEREFORE BE IT RESOLVED, that the Storey County Board of Highway Commissioners does hereby locate, open for public use, layout and designate the public county road right-of-way Storey County Road Number 910010, commonly known as UNNAMED, road segment length 3,021 feet (0.54 Miles), Overall Average Disturbed Width: Approximately thirty (30) feet, as a minor county road; and

BE IT FURTHER RESOLVED, that the Storey County Board of Highway Commissioners does hereby determine and declare that the minor Storey County Road Number 910010, commonly known as UNNAMED, road segment length 3,021 feet (0.54 Miles), Overall Average Disturbed Width: Approximately thirty (30) feet, as more fully described in the attached Exhibit 1, has been: (a) established by usage or (b) was constructed for use by the public and prior to the October 21, 1976 repeal of R.S. 2477; and

BE IT FURTHER RESOLVED, that the Storey County Board of Highway Commissioners does hereby acknowledge and determine that Storey County Road Number 910010, commonly known as UNNAMED, road segment length 3,021 feet (0.54 Miles), Overall Average Disturbed Width: Approximately thirty (30) feet , as more fully described in the attached Exhibit 1, applies only to the segments of the road that traverse land managed by the Bureau of Land Management, United States Department of the Interior, and does not apply to segments of the road that traverse land owned by any other person or entity; and

BE IT FURTHER RESOLVED, and hereby ordered that minor county road, Storey County Road Number 910010, commonly known as UNNAMED, road segment length 3,021 feet (0.54 Miles), Overall Average Disturbed Width: Approximately thirty (30) feet, as more fully described in the attached Exhibit 1, shall be represented on the Storey County Road Inventory as a minor road; and

BE IT FURTHER RESOLVED, and hereby ordered that the Exhibit 1, designating minor county road, Storey County Road Number 910010, commonly known as UNNAMED, road segment length 3,021 feet (0.54 Miles), Overall Average Disturbed Width: Approximately thirty (30) feet, as more fully described in the attached Exhibit 1, shall be filed with the Clerk of the Storey County Board of Highway Commissioners, the Nevada Department of Transportation, and the County Recorder; and

BE IT FURTHER RESOLVED, that the Storey County Board of Highway Commissioners pursuant to Nevada Revised Statutes 403.190, does hereby declare the filing of Exhibit 1 is evidence of the existence and location of the minor road, Storey County Road Number 910010, commonly known as UNNAMED, road segment length 3,021 feet (0.54 Miles), Overall Average Disturbed Width: Approximately thirty (30) feet, as more fully described in the attached Exhibit 1, as a minor county road and

BE IT FURTHER RESOLVED, that the Storey County Board of Highway Commissioners pursuant to Nevada Revised Statutes 403.170 does hereby determine that no maintenance is required on minor county roads and there will be no change in the maintenance schedule by the Storey County Public Works Department until and at such time it is determined to be necessary; and

BE IT FURTHER RESOLVED, that the Storey County Board of Highway Commissioners does hereby determine that signs indicating the road number, lack of maintenance, common name or any other informational message deemed appropriate by the Storey County Public Works Department may be placed on the minor road, Storey County Road Number 910010, commonly known as UNNAMED, road segment length 3,021 feet (0.54 Miles), Overall Average Disturbed Width: Approximately thirty (30) feet, as more fully described in the attached Exhibit 1.

This resolution shall be effective upon its adoption.

PROPOSED AND ADOPTED this ____ day of _____, 2024.

THOSE VOTING AYE: _____

THOSE VOTING NAY: _____

STOREY COUNTY BOARD OF
HIGHWAY COMMISSIONERS

By: Chairman _____

ATTEST:

Clerk of the Board _____

Beginning and Ending Points and Legal Description

The road is the monument.

Common Name: Unnamed Road

County: Storey

County Road Number: 910010

Beginning Latitude/Longitude: 39.258858 N, -119.707925 W

Beginning Legal Description: Township 16 N, Range 20 East, Within Section 14

Ending Latitude/Longitude: 39.251436 N, -119.711678 W

Ending Legal Description: Township 16 N, Range 20 East, Within Section 14

Total Road Segment Length (in Horizontal Distance): 3,021' (0.54
Miles) Overall Average Disturbed Width: Approximately
thirty (30) feet.

All Projections are NAD 1983 StatePlane Nevada West FIPS 2702 Feet in Decimal Degrees

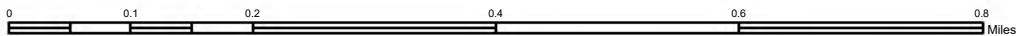
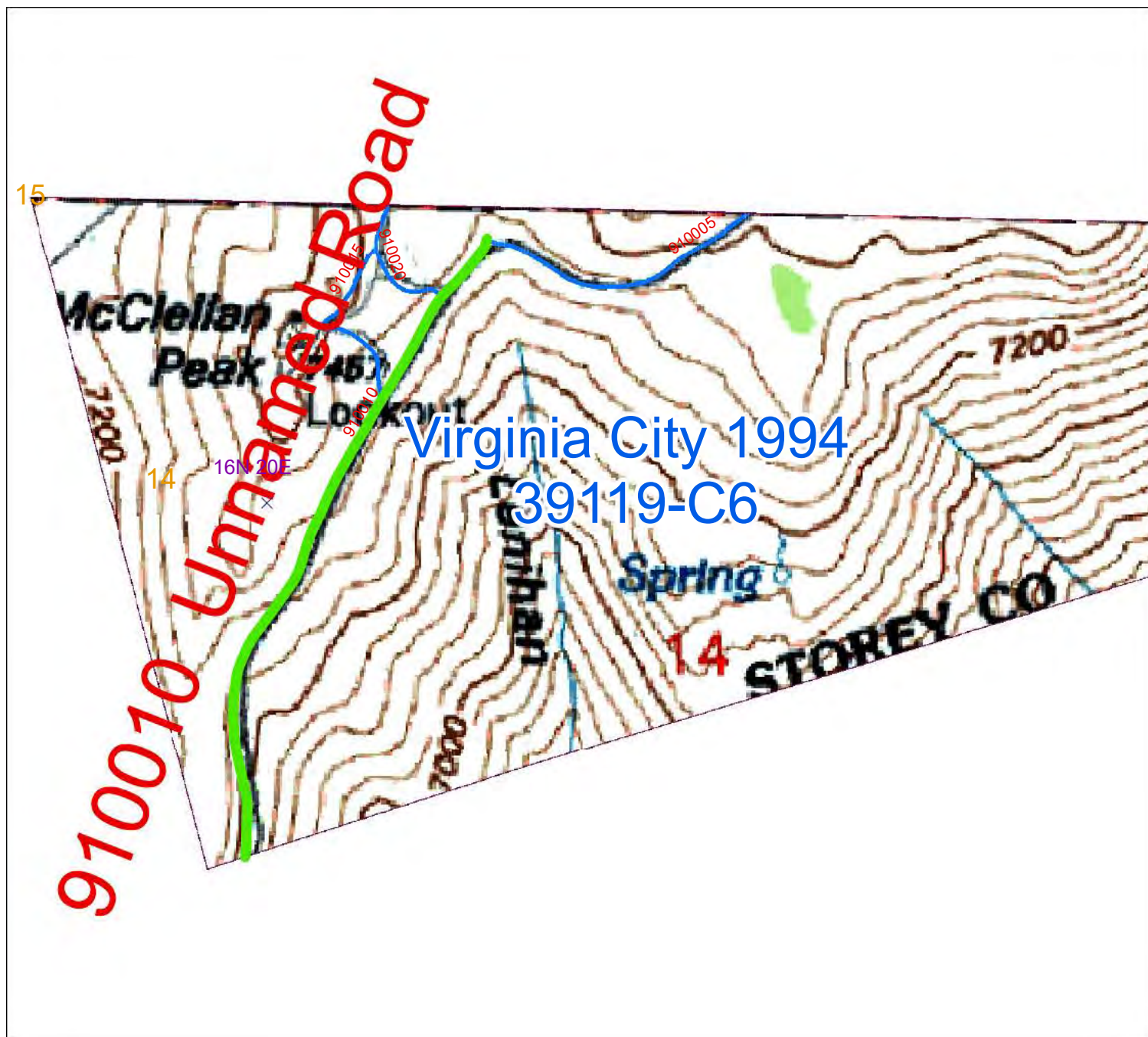
The collected centerline report for this road is in a database maintained by the Storey County GIS
Outsource Contractor.

This road provides access to other roads, private property, water rights, and mining claims or to hunting, fishing, firewood, wildlife viewing, camping, hiking, motor vehicle recreation, mineral exploration or other general outdoor recreation areas, or any combination thereof.

"The RS 2477 assertion is to the segments of the road that traverse land reserved and managed by the Bureau of Land Management and US Forest Service, United States Department of the Interior and segments of the road that traverse land owned by any other person or entity."

Locator Map

Excerpt from current USGS Topographical maps,



Coordinate System: WGS 1984 Web Mercator Auxiliary Sphere

Map Source: Central Nevada GIS and
Cartography Services, LLC. (CNGIS)
Jerry Elkins 775-761-7777

Data Source: Base Map – USGS Topographical maps,
State and Local County Roads – supplied by Storey
County's contracted 3rd party GIS provider.
RS2477 Roads – Digitally collected by CNGIS

Date: 9/17/2020



Legend

- Subject Road
- RS2477 Roads
- Road in Process
- State and County Roads
- SIX MILE CANYON RD
- SR 341
- SR 342
- SR 439
- USGS Quadrangle Grid

910010 (1)



910010 (2)

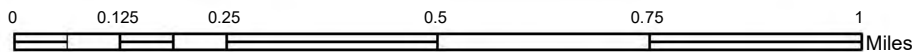
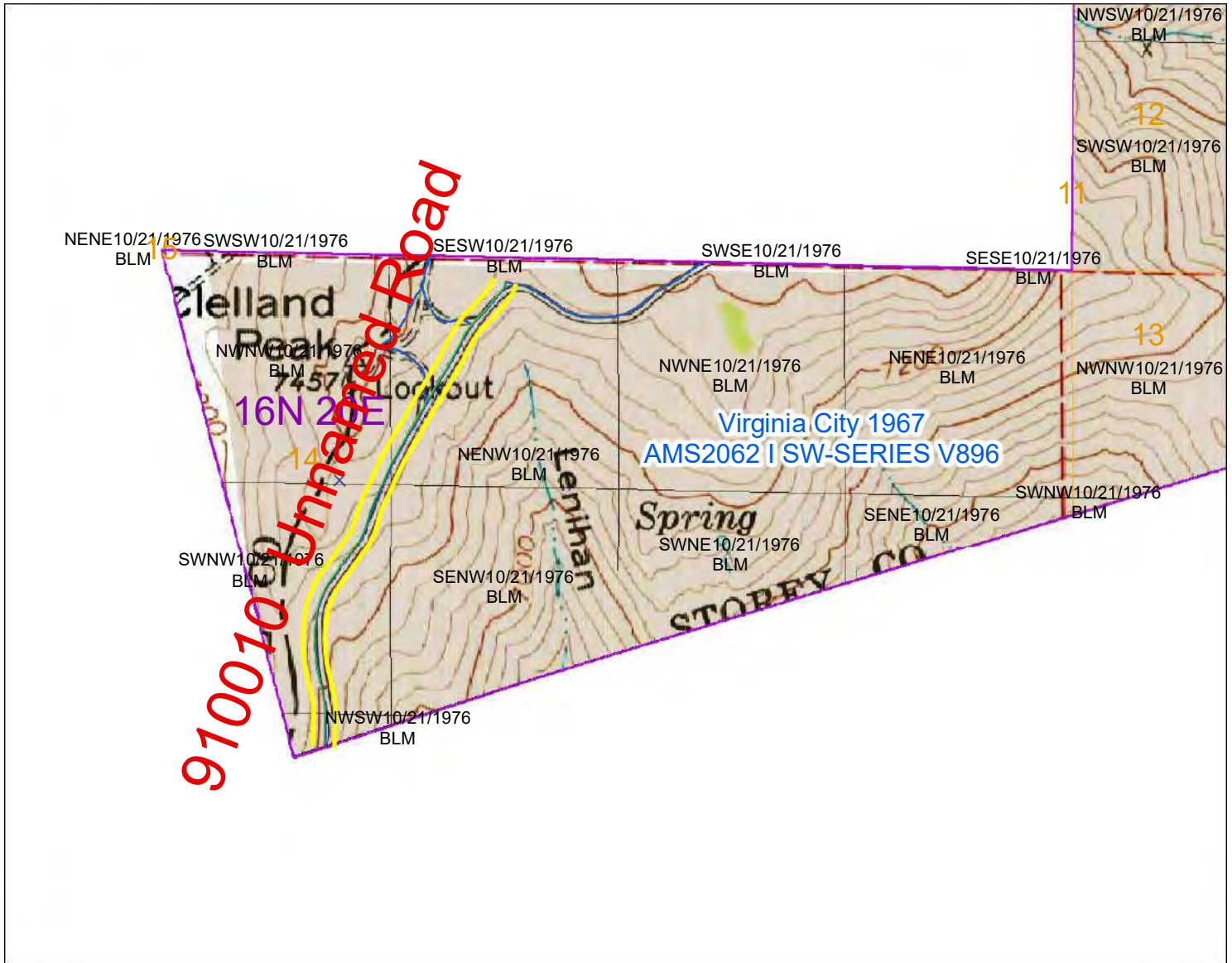


910010 (3)



Proof Map

Excerpt from historic maps: USGS Topographical maps,
GLO Survey maps, BLM Surface Management maps,
various State and NDOT transportation maps



Coordinate System: WGS 1984 Web Mercator Auxiliary Sphere

Map Source: Central Nevada GIS and
Cartography Services, LLC. (CNGIS)
Jerry Elkins 775-761-7777

Data Source: Base Map – USGS Topographical maps,
GLO Survey maps, BLM Surface Management maps,
various historic State and NDOT Transporta. on
maps.

State and Local County Roads – supplied by Storey
County's contracted 3rd party GIS provider.
RS2477 Roads – Digitally collected by CNGIS

Legend

Subject Road

RS2477 Roads Project

Roads in Process

Township/Range Label

Date of Transfer from Public

Land Ownership Status

Bureau of Indian Affairs

Bureau of Land Management

Bureau of Reclamation

Private Ownership



Date: 9/15/2020

STOREY COUNTY PLANNING DEPARTMENT

Storey County Courthouse
26 South B Street, PO Box 176, Virginia City, NV 89440 Phone (775)
847-1144 – Fax (775) 847-0949
planning@storeycounty.org



To: Storey County Board of Highway Commissioners

From: Storey County Planning Department

Meeting Date: September 3, 2024

Meeting Location: Storey County Courthouse, 26 S. B Street, Virginia City, Storey County, Nevada, and via Zoom

Staff Contact: Kathy Canfield

Request: RESOLUTION 24-745 establishing a minor county public road identified as Unnamed, Storey County Road Number 910005, pursuant to Nevada Revised Statutes 403.170 and 405.191.

Location: The road is located in the southwest corner of Storey County, near where Storey County, Washoe County, Carson City and Lyon County meet on Assessor Parcel Number (APN) 004-331-06. The roadway segment is approximately 0.24 miles in length and entirely on land managed by the Bureau of Land Management.

Background & Analysis

Storey County has commenced the process of identifying existing public access roadways located on public land. Nevada Revised Statutes Section 405.191 identifies what is considered a public road. Storey County is following this definition to designate roadways that meet the following:

Any way which exists upon a right-of-way granted by Congress over public lands of the United States not reserved for public uses in chapter 262, section 8, 14 Statutes 253 (former 43 U.S.C. § 932, commonly referred to as R.S. 2477), and accepted by general public use and enjoyment before, on or after July 1, 1979. Except as otherwise provided in this subsection, each board of county commissioners may locate and determine the width of such rights-of-way and locate, open for public use and establish thereon county roads or highways, but public use alone has been and is sufficient to evidence an acceptance of the grant of a public user right-of-way pursuant to former 43 U.S.C. § 932. In a county in which a board of county highway commissioners has exclusive control of all matters relating to the construction, repairing and maintaining of public highways, roads and bridges within the county pursuant to NRS 403.090, the board of county highway commissioners may locate and determine the width of those rights-of-way and open those rights-of-way for public use for the purpose of designating county roads pursuant to NRS 403.170 or taking any other action

concerning those rights-of-way pursuant to chapter 403 of NRS.

Storey County entered into a contract with Mr. Jerry Elkins to do the research on various roadway sections located within Storey County that had not previously been researched by Storey County or identified as a county-recognized road. Utilizing this research, Storey County is recognizing each roadway segment that meets the NRS Section 405.191 definition on public property. The research, map, legal description and photographs are included for each roadway segment and a Resolution recognizing the roadway segment by the Storey County Board of Highway Commissioners is generated for each segment.

Upon recordation of the Resolution, each segment of roadway will be added to the overall Storey County map of county roads and designated as a minor county road. The map will then be presented to the State of Nevada Department of Transportation as identified in NRS Section 403.190.

It should be noted that NRS 403.170(1)(c) states that county roads designated as minor county roads do not have to be maintained and it further provides that the state and county are immune from liability for damages suffered by anyone using a minor county road. The statute also does not require signage to create the immunity from liability.

County staff are proceeding with recognizing the roadways that are located on publicly owned land only. Some of the research does include other roadway areas, including areas privately owned. If the need arises in the future, this research is anticipated to be utilized in the legal process of identifying public access across private property.

The applicable NRS sections identified in this report are attached as exhibits to this staff report.

Unnamed, Storey County Road Number 910005

The roadway is located near the intersection of Storey County, Washoe County, Lyon County and Carson City in the very southwest portion of Storey County. The road is approximately 0.24 miles in length and is located on land managed by the Bureau of Land Management, APN 004-331-06. The effect of identifying the road as a minor county road is to identify it as a public road, available for public use but that it is not maintained by Storey County. It must be used by motorists at their own risk.

Attached to this staff report is a legal description of the Unnamed Storey County Road Number 910005, which includes maps and photographs of the roadway. A Resolution establishing the roadway on public land as a minor public road is also attached for consideration for adoption. Staff is recommending approval of the proposed Resolution.



Yellow line indicates approximate location of the roadway segment

Suggested Motion

In accordance with the recommendation by staff, I (*commissioner*) hereby move to adopt RESOLUTION 24-745 establishing a minor county public road identified as Unnamed, Storey County Road Number 910005, pursuant to Nevada Revised Statutes 403.170 and 405.191.

RESOLUTION 24-745

STOREY COUNTY BOARD OF HIGHWAY COMMISSIONERS
STOREY COUNTY, NEVADA

A RESOLUTION ESTABLISHING A MINOR COUNTY PUBLIC ROAD IDENTIFIED AS UNNAMED, COUNTY ROAD NUMBER 910005, PURSUANT TO NEVADA REVISED STATUTES 403.170 and 405.191.

WHEREAS, in response to the urging of the Nevada Legislature in Senate Concurrent Resolution No. 6, in the 75th Legislative Session of 2009, the Storey County Board of Commissioners (Board) on February 18, 2020, approved of a project to inventory and map all roads or rights-of-way that qualify to be classified as minor county roads under Nevada law and which were granted for public use under what was formerly codified as section 2477 of the Revised Statutes of the United States, 43 U.S.C. § 932 (R.S. 2477), and which were expressly recognized and preserved when R.S. 2477 was repealed under the enactment of the Federal Land Policy and Management Act of 1976, (See § 701(a)); and

WHEREAS, the Board pursuant to NRS 405.191 is empowered to locate and determine the width of those rights-of-way and open those rights-of-way for public use for the purpose of designating county roads pursuant to NRS 403.170; and

WHEREAS, the Board pursuant to NRS 403.170 is tasked with laying out and designating roads which are neither main nor general county roads but have been established by usage, or were constructed for use by the public, and shall designate these roads as minor county roads; and

WHEREAS, the Board has examined the documents attached as Exhibit 1 and concludes that the roads or rights-of-way depicted therein qualify to be designated as minor county roads and open to the public; and

WHEREAS, pursuant to NRS 403.170 a public hearing was held on September 3, 2024;

NOW THEREFORE BE IT RESOLVED, that the Storey County Board of Highway Commissioners does hereby locate, open for public use, layout and designate the public county road right-of-way Storey County Road Number 910005 as a minor county road; and

BE IT FURTHER RESOLVED, that the Storey County Board of Highway Commissioners does hereby determine and declare that the minor Storey County Road Number 910005, commonly known as UNNAMED, road segment length 1,289 feet (0.24 Miles), Overall Average Disturbed Width: Approximately sixteen (16) feet, as more fully described in the attached Exhibit 1, has been: (a) established by usage or (b) was constructed for use by the public and prior to the October 21, 1976 repeal of R.S. 2477; and

BE IT FURTHER RESOLVED, that the Storey County Board of Highway Commissioners does hereby acknowledge and determine that Storey County Road Number 910005, commonly

known as UNNAMED, road segment length 1,289 feet (0.24 Miles), Overall Average Disturbed Width: Approximately sixteen (16) feet, as more fully described in the attached Exhibit 1, applies only to the segments of the road that traverse land managed by the Bureau of Land Management, United States Department of the Interior, and does not apply to segments of the road that traverse land owned by any other person or entity; and

BE IT FURTHER RESOLVED, and hereby ordered that minor county road, Storey County Road Number 910005, commonly known as UNNAMED, road segment length 1,289 feet (0.24 Miles), Overall Average Disturbed Width: Approximately sixteen (16) feet, as more fully described in the attached Exhibit 1, shall be represented on the Storey County Road Inventory as a minor road; and

BE IT FURTHER RESOLVED, and hereby ordered that the Exhibit 1, designating minor county road, Storey County Road Number 910005, commonly known as UNNAMED, road segment length 1,289 feet (0.24 Miles), Overall Average Disturbed Width: Approximately sixteen (16) feet, as more fully described in the attached Exhibit 1, shall be filed with the Clerk of the Storey County Board of Highway Commissioners, the Nevada Department of Transportation, and the County Recorder; and

BE IT FURTHER RESOLVED, that the Storey County Board of Highway Commissioners pursuant to Nevada Revised Statutes 403.190, does hereby declare the filing of Exhibit 1 is evidence of the existence and location of the minor road, Storey County Road Number 910005, commonly known as UNNAMED, road segment length 1,289 feet (0.24 Miles), Overall Average Disturbed Width: Approximately sixteen (16) feet, as more fully described in the attached Exhibit 1, as a minor county road and

BE IT FURTHER RESOLVED, that the Storey County Board of Highway Commissioners pursuant to Nevada Revised Statutes 403.170 does hereby determine that no maintenance is required on minor county roads and there will be no change in the maintenance schedule by the Storey County Public Works Department until and at such time it is determined to be necessary; and

BE IT FURTHER RESOLVED, that the Storey County Board of Highway Commissioners does hereby determine that signs indicating the road number, lack of maintenance, common name or any other informational message deemed appropriate by the Storey County Public Works Department may be placed on the minor road, Storey County Road Number 910005, commonly known as UNNAMED, road segment length 1,289 feet (0.24 Miles), Overall Average Disturbed Width: Approximately sixteen (16) feet, as more fully described in the attached Exhibit 1.

This resolution shall be effective upon its adoption.

PROPOSED AND ADOPTED this ____ day of _____, 2024.

THOSE VOTING AYE: _____

THOSE VOTING NAY: _____

STOREY COUNTY BOARD OF
HIGHWAY COMMISSIONERS

By: Chairman _____

ATTEST:

Clerk of the Board _____

Beginning and Ending Points and Legal Description

The road is the monument.

Common Name: Unnamed Road

County: Storey

County Road Number: 910005

Beginning Latitude/Longitude: 39.258858 N, -119.707925 W

Beginning Legal Description: Township 16 N, Range 20 East, Within Section 14

Ending Latitude/Longitude: 39.259174 N, -119.70389 W

Ending Legal Description: Township 16 N, Range 20 East, Within Section 14

Total Road Segment Length (in Horizontal Distance): 1,289' (0.24
Miles) Overall Average Disturbed Width: Approximately
sixteen (16) feet.

All Projections are NAD 1983 StatePlane Nevada West FIPS 2702 Feet in Decimal Degrees

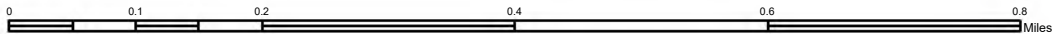
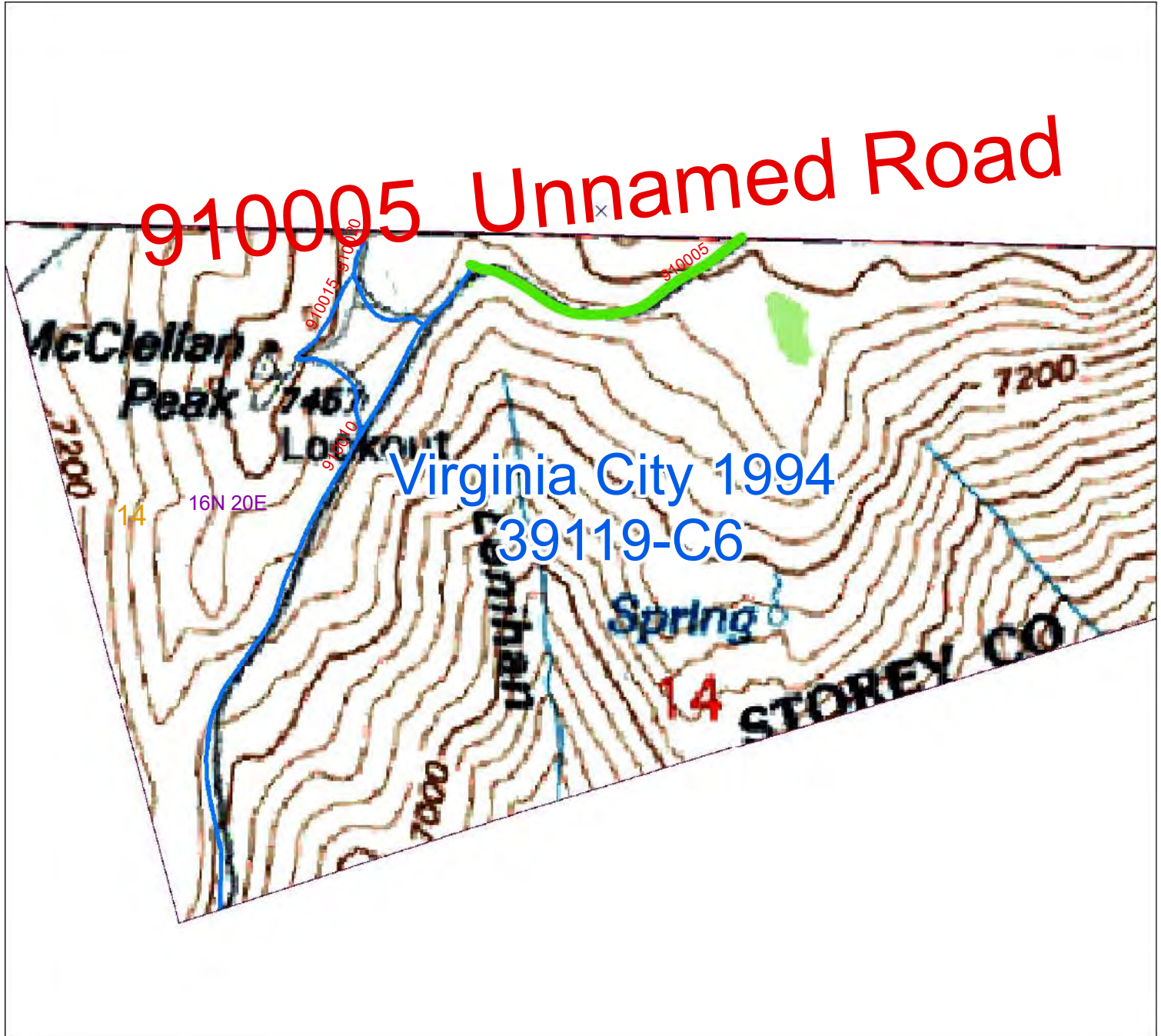
The collected centerline report for this road is in a database maintained by the Storey County GIS
Outsource Contractor.

This road provides access to other roads, private property, water rights, and mining claims or to hunting,
fishing, firewood, wildlife viewing, camping, hiking, motor vehicle recreation, mineral exploration or
other general outdoor recreation areas, or any combination thereof.

"The RS 2477 assertion is to the segments of the road that traverse land reserved and managed by the
Bureau of Land Management and US Forest Service, United States Department of the Interior and
segments of the road that traverse land owned by any other person or entity."

Locator Map

Excerpt from current USGS Topographical maps,



Coordinate System: WGS 1984 Web Mercator Auxiliary Sphere

Map Source: Central Nevada GIS and
Cartography Services, LLC. (CNGIS)
Jerry Elkins 775-761-7777
Data Source: Base Map – USGS Topographical maps,
State and Local County Roads – supplied by Storey
County's contracted 3rd party GIS provider.
RS2477 Roads – Digitally collected by CNGIS

Date: 9/17/2020



Legend

- Subject Road
- RS2477 Roads
- Road in Process
- State and County Roads
- SIX MILE CANYON RD
- SR 341
- SR 342
- SR 439
- USGS Quadrangle Grid

910005 (1)

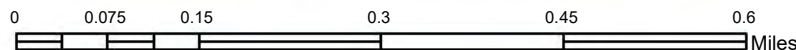
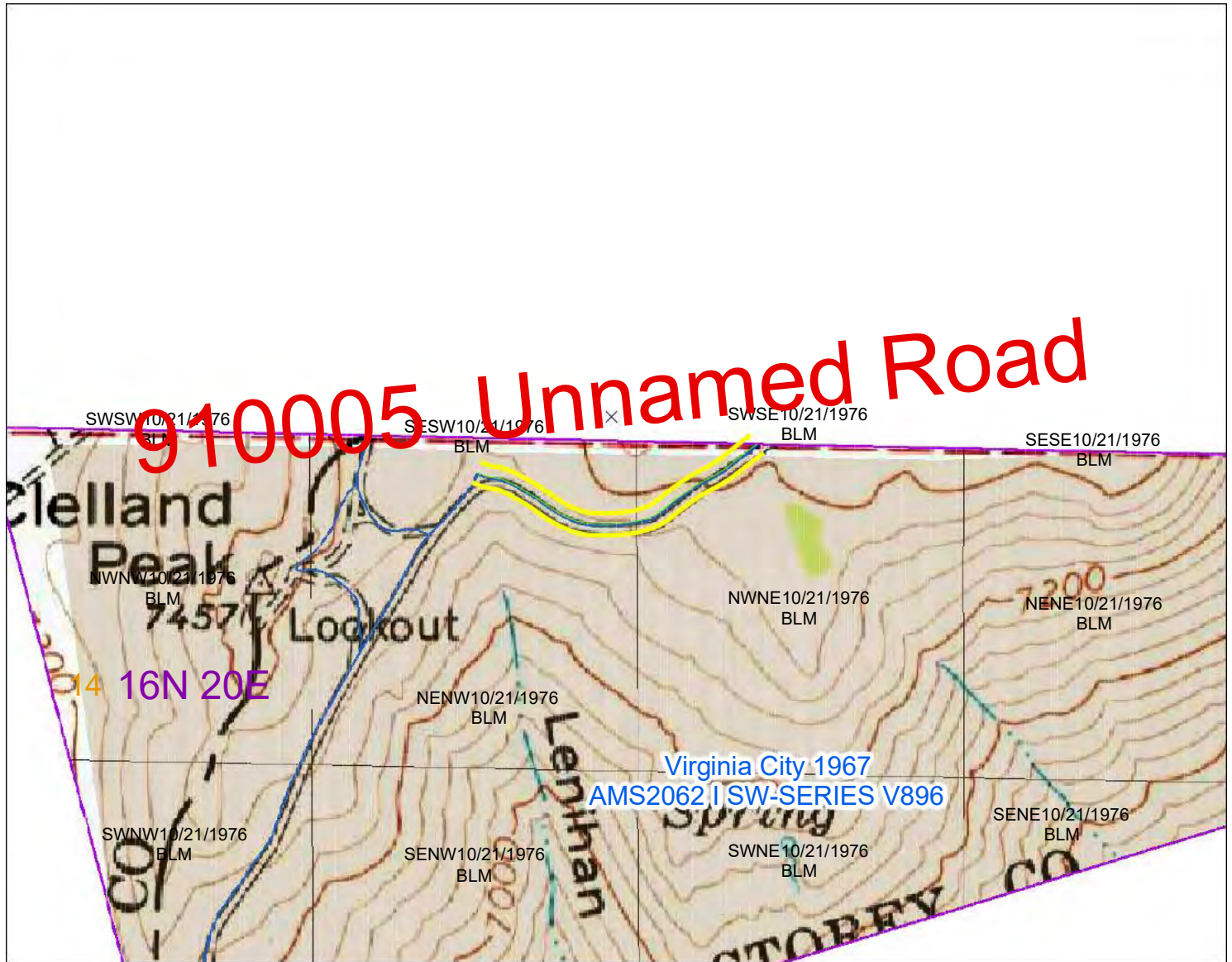


910005 (2)



Proof Map

Excerpt from historic maps: USGS Topographical maps,
GLO Survey maps, BLM Surface Management maps,
various State and NDOT transportation maps



Coordinate System: WGS 1984 Web Mercator Auxiliary Sphere

Map Source: Central Nevada GIS and
Cartography Services, LLC. (CNGIS)
Jerry Elkins 775-761-7777

Data Source: Base Map – USGS Topographical maps,
GLO Survey maps, BLM Surface Management maps,
various historic State and NDOT Transportation
maps.

State and Local County Roads – supplied by Storey
County's contracted 3rd party GIS provider.
RS2477 Roads – Digitally collected by CNGIS

Date: 9/15/2020

Legend

Subject Road

RS2477 Roads Project

Roads in Process

Township/Range Label

Date of Transfer from Public

Land Ownership Status

Bureau of Indian Affairs

Bureau of Land Management

Bureau of Reclamation

Private Ownership



STOREY COUNTY PLANNING DEPARTMENT

Storey County Courthouse
26 South B Street, PO Box 176, Virginia City, NV 89440 Phone (775)
847-1144 – Fax (775) 847-0949
planning@storeycounty.org



To: Storey County Board of Highway Commissioners

From: Storey County Planning Department

Meeting Date: September 3, 2024

Meeting Location: Storey County Courthouse, 26 S. B Street, Virginia City, Storey County, Nevada, and via Zoom

Staff Contact: Kathy Canfield

Request: RESOLUTION 24-746 establishing a minor county public road identified as Unnamed, Storey County Road Number 911005, pursuant to Nevada Revised Statutes 403.170 and 405.191.

Location: The road is located in the southwest corner of Storey County along the Storey County/Lyon County boundary, west of American Flat Road on Assessor Parcel Number (APN) 004-331-06. The roadway segment is approximately 0.46 miles in length and entirely on land managed by the Bureau of Land Management.

Background & Analysis

Storey County has commenced the process of identifying existing public access roadways located on public land. Nevada Revised Statutes Section 405.191 identifies what is considered a public road. Storey County is following this definition to designate roadways that meet the following:

Any way which exists upon a right-of-way granted by Congress over public lands of the United States not reserved for public uses in chapter 262, section 8, 14 Statutes 253 (former 43 U.S.C. § 932, commonly referred to as R.S. 2477), and accepted by general public use and enjoyment before, on or after July 1, 1979. Except as otherwise provided in this subsection, each board of county commissioners may locate and determine the width of such rights-of-way and locate, open for public use and establish thereon county roads or highways, but public use alone has been and is sufficient to evidence an acceptance of the grant of a public user right-of-way pursuant to former 43 U.S.C. § 932. In a county in which a board of county highway commissioners has exclusive control of all matters relating to the construction, repairing and maintaining of public highways, roads and bridges within the county pursuant to NRS 403.090, the board of county highway commissioners may locate and determine the width of those rights-of-way and open those rights-of-way for public use for the purpose of designating county roads pursuant to NRS 403.170 or taking any other action concerning those rights-of-way pursuant to chapter 403 of NRS.

Storey County entered into a contract with Mr. Jerry Elkins to do the research on various roadway sections located within Storey County that had not previously been researched by Storey County or identified as a county-recognized road. Utilizing this research, Storey County is recognizing each roadway segment that meets the NRS Section 405.191 definition on public property. The research, map, legal description and photographs are included for each roadway segment and a Resolution recognizing the roadway segment by the Storey County Board of Highway Commissioners is generated for each segment.

Upon recordation of the Resolution, each segment of roadway will be added to the overall Storey County map of county roads and designated as a minor county road. The map will then be presented to the State of Nevada Department of Transportation as identified in NRS Section 403.190.

It should be noted that NRS 403.170(1)(c) states that county roads designated as minor county roads do not have to be maintained and it further provides that the state and county are immune from liability for damages suffered by anyone using a minor county road. The statute also does not require signage to create the immunity from liability.

County staff are proceeding with recognizing the roadways that are located on publicly owned land only. Some of the research does include other roadway areas, including areas privately owned. If the need arises in the future, this research is anticipated to be utilized in the legal process of identifying public access across private property.

The applicable NRS sections identified in this report are attached as exhibits to this staff report.

Unnamed, Storey County Road Number 911005

The roadway is located near in the southwest corner of Storey County, along the Storey County/Lyon County boundary, west of American Flat Road on APN 004-331-06. The road is approximately 0.46 miles in length and is located on land managed by the Bureau of Land Management. The effect of identifying the road as a minor county road is to identify it as a public road, available for public use but that it is not maintained by Storey County. It must be used by motorists at their own risk.

Attached to this staff report is a legal description of the Unnamed Storey County Road Number 911005, which includes maps and photographs of the roadway. A Resolution establishing the roadway on public land as a minor public road is also attached for consideration for adoption. Staff is recommending approval of the proposed Resolution.



Yellow line indicates approximate location of the roadway segment

Suggested Motion

In accordance with the recommendation by staff, I (*commissioner*) hereby move to adopt RESOLUTION 24-746 establishing a minor county public road identified as Unnamed, Storey County Road Number 911005, pursuant to Nevada Revised Statutes 403.170 and 405.191.

RESOLUTION 24-746

STOREY COUNTY BOARD OF HIGHWAY COMMISSIONERS
STOREY COUNTY, NEVADA

A RESOLUTION ESTABLISHING A MINOR COUNTY PUBLIC ROAD IDENTIFIED AS UNNAMED, COUNTY ROAD NUMBER 911005, PURSUANT TO NEVADA REVISED STATUTES 403.170 and 405.191.

WHEREAS, in response to the urging of the Nevada Legislature in Senate Concurrent Resolution No. 6, in the 75th Legislative Session of 2009, the Storey County Board of Commissioners (Board) on February 18, 2020, approved of a project to inventory and map all roads or rights-of-way that qualify to be classified as minor county roads under Nevada law and which were granted for public use under what was formerly codified as section 2477 of the Revised Statutes of the United States, 43 U.S.C. § 932 (R.S. 2477), and which were expressly recognized and preserved when R.S. 2477 was repealed under the enactment of the Federal Land Policy and Management Act of 1976, (See § 701(a)); and

WHEREAS, the Board pursuant to NRS 405.191 is empowered to locate and determine the width of those rights-of-way and open those rights-of-way for public use for the purpose of designating county roads pursuant to NRS 403.170; and

WHEREAS, the Board pursuant to NRS 403.170 is tasked with laying out and designating roads which are neither main nor general county roads but have been established by usage, or were constructed for use by the public, and shall designate these roads as minor county roads; and

WHEREAS, the Board has examined the documents attached as Exhibit 1 and concludes that the roads or rights-of-way depicted therein qualify to be designated as minor county roads and open to the public; and

WHEREAS, pursuant to NRS 403.170 a public hearing was held on September 3, 2024;

NOW THEREFORE BE IT RESOLVED, that the Storey County Board of Highway Commissioners does hereby locate, open for public use, layout and designate the public county road right-of-way Storey County Road Number 911005 as a minor county road; and

BE IT FURTHER RESOLVED, that the Storey County Board of Highway Commissioners does hereby determine and declare that the minor Storey County Road Number 911005, commonly known as UNNAMED, road segment length 2,448 feet (0.46 Miles), Overall Average Disturbed Width: Approximately eight to twelve (8-12) feet, as more fully described in the attached Exhibit 1, has been: (a) established by usage or (b) was constructed for use by the public and prior to the October 21, 1976 repeal of R.S. 2477; and

BE IT FURTHER RESOLVED, that the Storey County Board of Highway Commissioners does hereby acknowledge and determine that Storey County Road Number 911005, commonly known as UNNAMED, road segment length 2,448 feet (0.46 Miles), Overall Average Disturbed Width: Approximately eight to twelve (8-12) feet, as more fully described in the attached Exhibit 1, applies only to the segments of the road that traverse land managed by the Bureau of Land Management, United States Department of the Interior, and does not apply to segments of the road that traverse land owned by any other person or entity; and

BE IT FURTHER RESOLVED, and hereby ordered that minor county road, Storey County Road Number 911005, commonly known as UNNAMED, road segment length 2,448 feet (0.46 Miles), Overall Average Disturbed Width: Approximately eight to twelve (8-12) feet, as more fully described in the attached Exhibit 1, shall be represented on the Storey County Road Inventory as a minor road; and

BE IT FURTHER RESOLVED, and hereby ordered that the Exhibit 1, designating minor county road, Storey County Road Number 911005, commonly known as UNNAMED, road segment length 2,448 feet (0.46 Miles), Overall Average Disturbed Width: Approximately eight to twelve (8-12) feet, as more fully described in the attached Exhibit 1, shall be filed with the Clerk of the Storey County Board of Highway Commissioners, the Nevada Department of Transportation, and the County Recorder; and

BE IT FURTHER RESOLVED, that the Storey County Board of Highway Commissioners pursuant to Nevada Revised Statutes 403.190, does hereby declare the filing of Exhibit 1 is evidence of the existence and location of the minor road, Storey County Road Number 911005, commonly known as UNNAMED, road segment length 2,448 feet (0.46 Miles), Overall Average Disturbed Width: Approximately eight to twelve (8-12) feet, as more fully described in the attached Exhibit 1, as a minor county road and

BE IT FURTHER RESOLVED, that the Storey County Board of Highway Commissioners pursuant to Nevada Revised Statutes 403.170 does hereby determine that no maintenance is required on minor county roads and there will be no change in the maintenance schedule by the Storey County Public Works Department until and at such time it is determined to be necessary; and

BE IT FURTHER RESOLVED, that the Storey County Board of Highway Commissioners does hereby determine that signs indicating the road number, lack of maintenance, common name or any other informational message deemed appropriate by the Storey County Public Works Department may be placed on the minor road, Storey County Road Number 911005, commonly known as UNNAMED, road segment length 2,448 feet (0.46 Miles), Overall Average Disturbed Width: Approximately eight to twelve (8-12) feet, as more fully described in the attached Exhibit 1.

This resolution shall be effective upon its adoption.

PROPOSED AND ADOPTED this ____ day of _____, 2024.

THOSE VOTING AYE: _____

THOSE VOTING NAY: _____

STOREY COUNTY BOARD OF
HIGHWAY COMMISSIONERS

By: Chairman _____

ATTEST:

Clerk of the Board _____

Beginning and Ending Points and Legal Description

The road is the monument.

Common Name: Unnamed Road

County: Storey

County Road Number: 911005

Beginning Latitude/Longitude: 39.260613 N, -119.677798 W

Beginning Legal Description: Township 16 N, Range 20 East, Within Section 12

Ending Latitude/Longitude: 39.258734 N, -119.682448 W

Ending Legal Description: Township 16 N, Range 20 East, Within Section 13

Total Road Segment Length (in Horizontal Distance): 2,448' (0.46
Miles) Overall Average Disturbed Width: Approximately
eight to twelve (8-12) feet.

All Projections are NAD 1983 StatePlane Nevada West FIPS 2702 Feet in Decimal Degrees

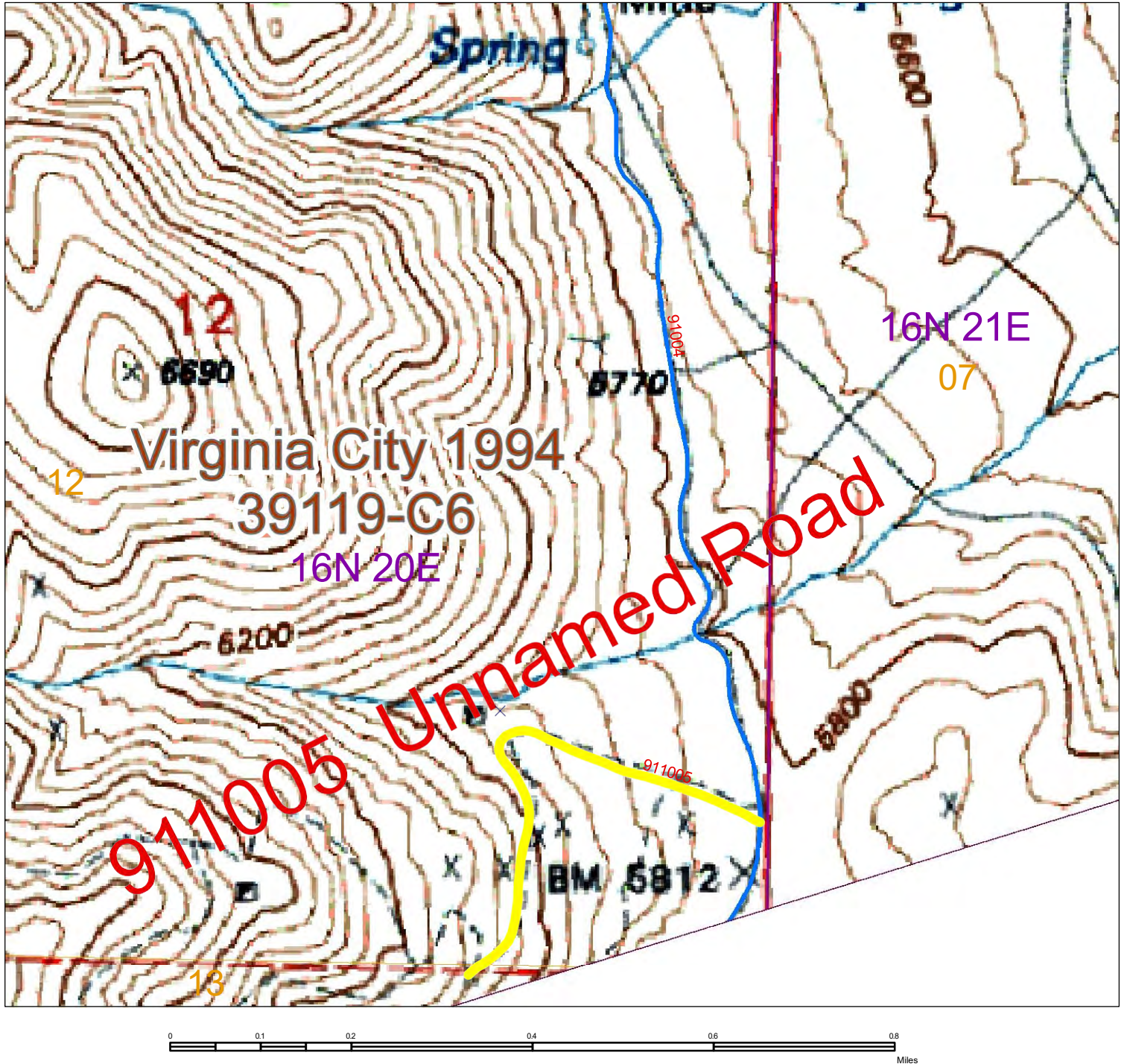
The collected centerline report for this road is in a database maintained by the Storey County GIS
Outsource Contractor.

This road provides access to other roads, private property, water rights, and mining claims or to hunting,
fishing, firewood, wildlife viewing, camping, hiking, motor vehicle recreation, mineral exploration or
other general outdoor recreation areas, or any combination thereof.

“The RS 2477 assertion is to the segments of the road that traverse land reserved and managed by the
Bureau of Land Management and US Forest Service, United States Department of the Interior and
segments of the road that traverse land owned by any other person or entity.”

Locator Map

Excerpt from current USGS Topographical maps,



Coordinate System: WGS 1984 Web Mercator Auxiliary Sphere

Map Source: Central Nevada GIS and
Cartography Services, LLC. (CNGIS)
Jerry Elkins 775-761-7777

Data Source: *Base Map* – USGS Topographical maps,
State and Local County Roads – supplied by Storey
County's contracted 3rd party GIS provider.
RS2477 Roads – Digitally collected by CNGIS

Date: 9/17/2020



Legend

Subject Road

RS2477 Roads

Road in Process

State and County Roads

SIX MILE CANYON RD

SR 341

SR 342

SR 439

USGS Quadrangle Grid

911005 (1)



911005 (2)

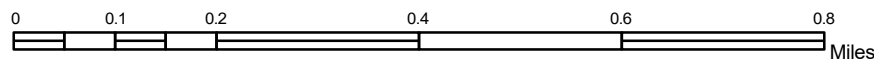
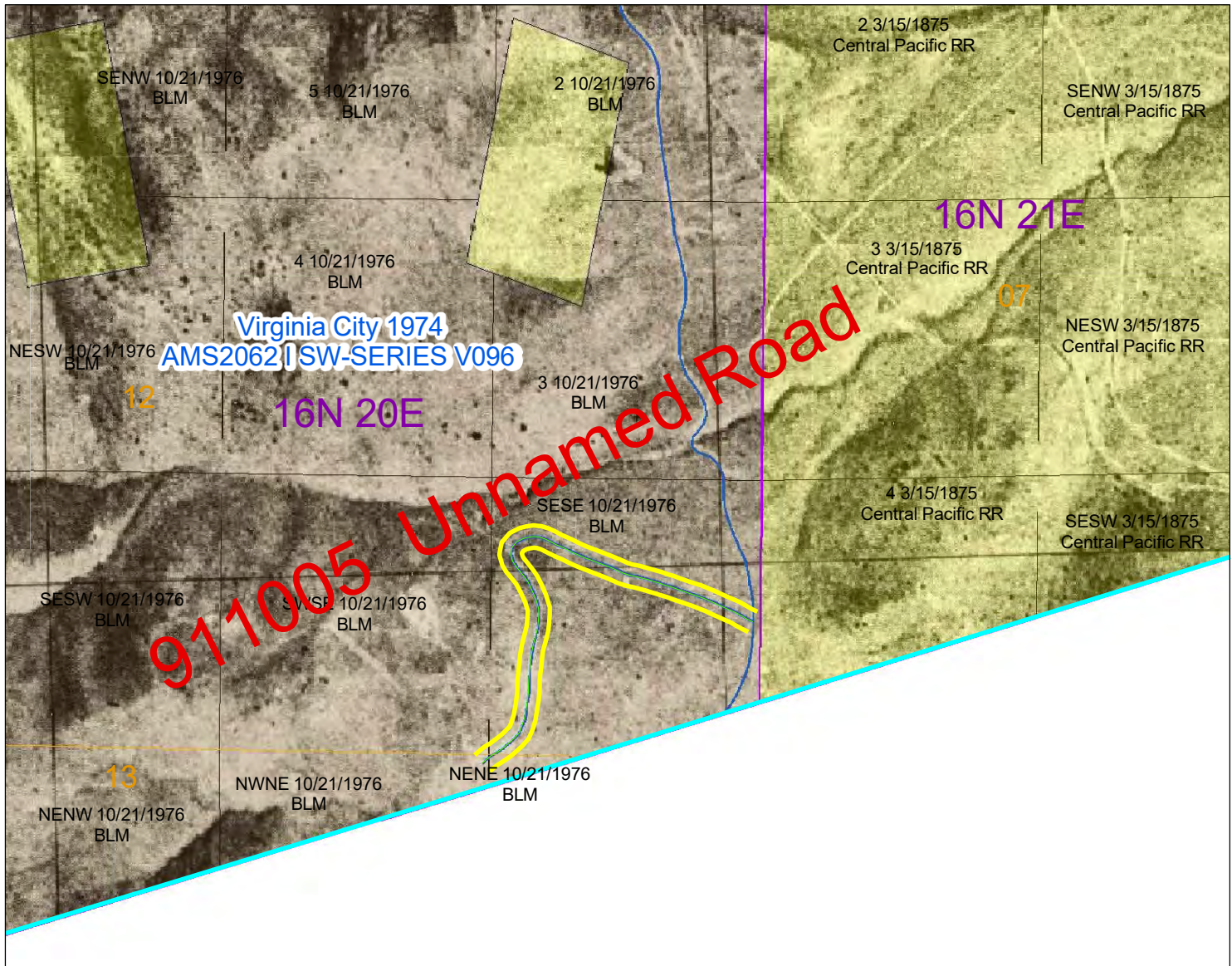


911005 (3)



Proof Map

Excerpt from historic maps: USGS Topographical maps,
GLO Survey maps, BLM Surface Management maps,
various State and NDOT transportation maps



Coordinate System: WGS 1984 Web Mercator Auxiliary Sphere

Map Source: Central Nevada GIS and
Cartography Services, LLC. (CNGIS)
Jerry Elkins 775-761-7777

Data Source: *Base Map* – USGS Topographical maps,
GLO Survey maps, BLM Surface Management maps,
various historic State and NDOT Transportation
maps.

State and Local County Roads – supplied by Storey
County's contracted 3rd party GIS provider.

RS2477 Roads – Digitally collected by CNGIS

Date: 9/16/2020

Legend

Subject Road

RS2477 Roads Project

Roads in Process

Township/Range Label

Date of Transfer from Public

Land Ownership Status

Bureau of Indian Affairs

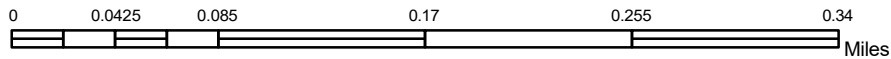
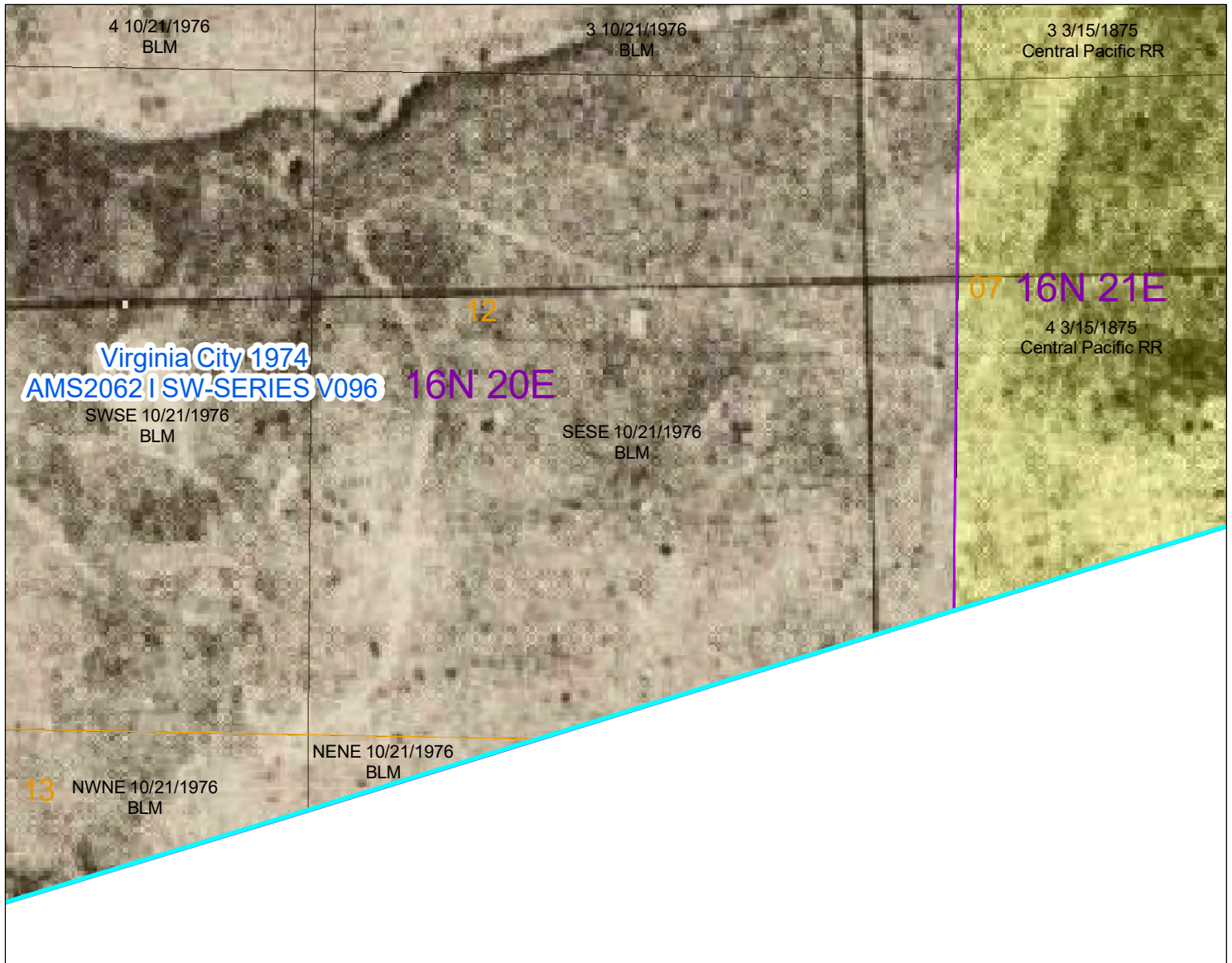
Bureau of Land Management

Bureau of Reclamation

Private Ownership

Proof Map

Excerpt from historic maps: USGS Topographical maps,
GLO Survey maps, BLM Surface Management maps,
various State and NDOT transportation maps



Coordinate System: WGS 1984 Web Mercator Auxiliary Sphere

Map Source: Central Nevada GIS and
Cartography Services, LLC. (CNGIS)
Jerry Elkins 775-761-7777

Data Source: *Base Map* – USGS Topographical maps,
GLO Survey maps, BLM Surface Management maps,
various historic State and NDOT Transportation
maps.

State and Local County Roads – supplied by Storey
County's contracted 3rd party GIS provider.

RS2477 Roads – Digitally collected by CNGIS

Date: 9/16/2020

Legend

- Subject Road
- Township/Range Label
- Date of Transfer from Public
- Land Ownership Status**
 - Bureau of Indian Affairs
 - Bureau of Land Management

Bureau of Reclamation Private Ownership

STOREY COUNTY PLANNING DEPARTMENT

Storey County Courthouse
26 South B Street, PO Box 176, Virginia City, NV 89440 Phone (775)
847-1144 – Fax (775) 847-0949
planning@storeycounty.org



To: Storey County Board of Highway Commissioners

From: Storey County Planning Department

Meeting Date: September 3, 2024

Meeting Location: Storey County Courthouse, 26 S. B Street, Virginia City, Storey County, Nevada, and via Zoom

Staff Contact: Kathy Canfield

Request: RESOLUTION 24-747 establishing a minor county public road identified as Unnamed, Storey County Road Number 910030 (2 segments), pursuant to Nevada Revised Statutes 403.170 and 405.191.

Location: The road segments are located in the southwest corner of Storey County, west of American Flat Road and south of Ophir Grade on Assessor Parcel Number (APN) 004-331-06. The roadway segments are approximately 1.12 miles and 0.2 miles in length and entirely on land managed by the Bureau of Land Management.

Background & Analysis

Storey County has commenced the process of identifying existing public access roadways located on public land. Nevada Revised Statutes Section 405.191 identifies what is considered a public road. Storey County is following this definition to designate roadways that meet the following:

Any way which exists upon a right-of-way granted by Congress over public lands of the United States not reserved for public uses in chapter 262, section 8, 14 Statutes 253 (former 43 U.S.C. § 932, commonly referred to as R.S. 2477), and accepted by general public use and enjoyment before, on or after July 1, 1979. Except as otherwise provided in this subsection, each board of county commissioners may locate and determine the width of such rights-of-way and locate, open for public use and establish thereon county roads or highways, but public use alone has been and is sufficient to evidence an acceptance of the grant of a public user right-of-way pursuant to former 43 U.S.C. § 932. In a county in which a board of county highway commissioners has exclusive control of all matters relating to the construction, repairing and maintaining of public highways, roads and bridges within the county pursuant to NRS 403.090, the board of county highway commissioners may locate and determine the width of those rights-of-way and open those rights-of-way for public use for the purpose of designating county roads pursuant to NRS 403.170 or taking any other action

concerning those rights-of-way pursuant to chapter 403 of NRS.

Storey County entered into a contract with Mr. Jerry Elkins to do the research on various roadway sections located within Storey County that had not previously been researched by Storey County or identified as a county-recognized road. Utilizing this research, Storey County is recognizing each roadway segment that meets the NRS Section 405.191 definition on public property. The research, map, legal description and photographs are included for each roadway segment and a Resolution recognizing the roadway segment by the Storey County Board of Highway Commissioners is generated for each segment.

Upon recordation of the Resolution, each segment of roadway will be added to the overall Storey County map of county roads and designated as a minor county road. The map will then be presented to the State of Nevada Department of Transportation as identified in NRS Section 403.190.

It should be noted that NRS 403.170(1)(c) states that county roads designated as minor county roads do not have to be maintained and it further provides that the state and county are immune from liability for damages suffered by anyone using a minor county road. The statute also does not require signage to create the immunity from liability.

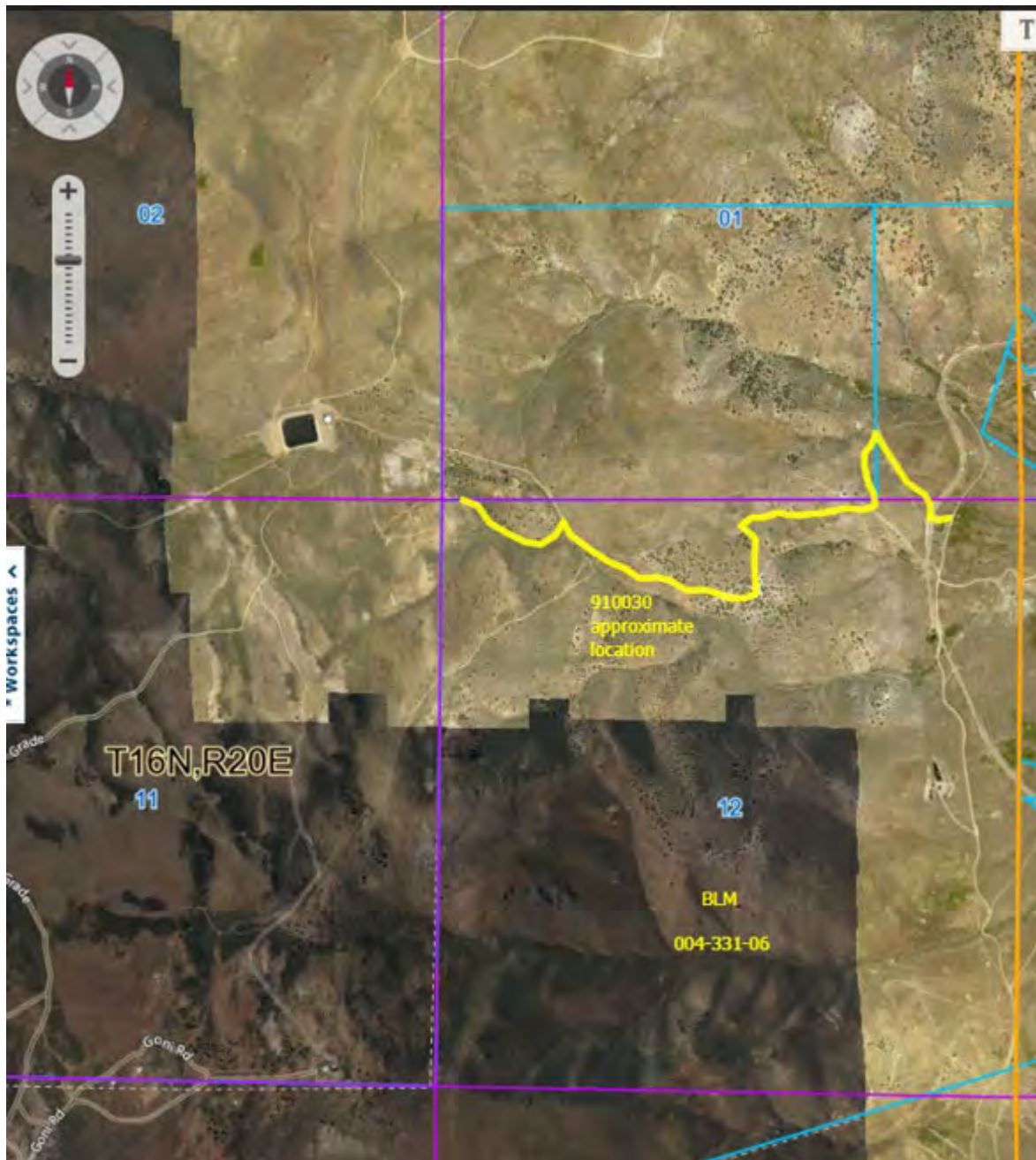
County staff are proceeding with recognizing the roadways that are located on publicly owned land only. Some of the research does include other roadway areas, including areas privately owned. If the need arises in the future, this research is anticipated to be utilized in the legal process of identifying public access across private property.

The applicable NRS sections identified in this report are attached as exhibits to this staff report.

Unnamed, Storey County Road Number 910030 (2 segments)

The roadway is located near in the southwest corner of Storey County, west of American Flat Road and south of Ophir Grade on APN 004-331-06. The road segments are approximately 1.12 miles and 0.2 miles in length and are located on land managed by the Bureau of Land Management. The effect of identifying the road as a minor county road is to identify it as a public road, available for public use but that it is not maintained by Storey County. It must be used by motorists at their own risk.

Attached to this staff report is a legal description of the Unnamed Storey County Road Number 910030 (2 segments), which includes maps and photographs of the roadway. A Resolution establishing the roadway on public land as a minor public road is also attached for consideration for adoption. Staff is recommending approval of the proposed Resolution.



Yellow line indicates approximate location of the roadway segment

Suggested Motion

In accordance with the recommendation by staff, I (*commissioner*) hereby move to adopt RESOLUTION 24-747 establishing a minor county public road identified as Unnamed, Storey County Road Number 910030 (2 segments), pursuant to Nevada Revised Statutes 403.170 and 405.191.

RESOLUTION 24-747

STOREY COUNTY BOARD OF HIGHWAY COMMISSIONERS
STOREY COUNTY, NEVADA

A RESOLUTION ESTABLISHING A MINOR COUNTY PUBLIC ROAD IDENTIFIED AS COUNTY ROAD NUMBER 910030 (2 SEGMENTS), UNNAMED (SEGMENT 1), UNNAMED (SEGMENT 2), PURSUANT TO NEVADA REVISED STATUTES 403.170 and 405.191.

WHEREAS, in response to the urging of the Nevada Legislature in Senate Concurrent Resolution No. 6, in the 75th Legislative Session of 2009, the Storey County Board of Commissioners (Board) on February 18, 2020, approved of a project to inventory and map all roads or rights-of-way that qualify to be classified as minor county roads under Nevada law and which were granted for public use under what was formerly codified as section 2477 of the Revised Statutes of the United States, 43 U.S.C. § 932 (R.S. 2477), and which were expressly recognized and preserved when R.S. 2477 was repealed under the enactment of the Federal Land Policy and Management Act of 1976, (See § 701(a)); and

WHEREAS, the Board pursuant to NRS 405.191 is empowered to locate and determine the width of those rights-of-way and open those rights-of-way for public use for the purpose of designating county roads pursuant to NRS 403.170; and

WHEREAS, the Board pursuant to NRS 403.170 is tasked with laying out and designating roads which are neither main nor general county roads but have been established by usage, or were constructed for use by the public, and shall designate these roads as minor county roads; and

WHEREAS, the Board has examined the documents attached as Exhibit 1 and concludes that the roads or rights-of-way depicted therein qualify to be designated as minor county roads and open to the public; and

WHEREAS, pursuant to NRS 403.170 a public hearing was held on September 3, 2024;

NOW THEREFORE BE IT RESOLVED, that the Storey County Board of Highway Commissioners does hereby locate, open for public use, layout and designate the public county road right-of-way Storey County Road Number 910030 (2 Segments), commonly known as Unnamed (Segment 1), road segment length 5,894 feet (1.12 miles), road width approximately twenty four (24) feet; and Unnamed (Segment 2), road segment length 1,048 (0.2 miles), road width approximately eight (8) feet, as a minor county road;

BE IT FURTHER RESOLVED, that the Storey County Board of Highway Commissioners does hereby determine and declare that the minor Storey County Road Number 910030 (2 Segments), commonly known as Unnamed (Segment 1), road segment length 5,894 feet (1.12 miles), road width approximately twenty four (24) feet; and Unnamed (Segment 2), road

segment length 1,048 (0.2 miles), road width approximately eight (8) feet, as more fully described in the attached Exhibit 1, has been: (a) established by usage or (b) was constructed for use by the public and prior to the October 21, 1976 repeal of R.S. 2477; and

BE IT FURTHER RESOLVED, that the Storey County Board of Highway Commissioners does hereby acknowledge and determine that Storey County Road Number 910030 (2 Segments), commonly known as Unnamed (Segment 1), road segment length 5,894 feet (1.12 miles), road width approximately twenty four (24) feet; and Unnamed (Segment 2), road segment length 1,048 (0.2 miles), road width approximately eight (8) feet, as more fully described in the attached Exhibit 1, applies only to the segments of the road that traverse land managed by the Bureau of Land Management, United States Department of the Interior, and does not apply to segments of the road that traverse land owned by any other person or entity; and

BE IT FURTHER RESOLVED, and hereby ordered that the minor Storey County Road Number 910030 (2 Segments), commonly known as Unnamed (Segment 1), road segment length 5,894 feet (1.12 miles), road width approximately twenty four (24) feet; and Unnamed (Segment 2), road segment length 1,048 (0.2 miles), road width approximately eight (8) feet, as more fully described in the attached Exhibit 1, shall be represented on the Storey County Road Inventory as a minor road; and

BE IT FURTHER RESOLVED, and hereby ordered that the Exhibit 1, designating county minor road, Storey County Road Number 910030 (2 Segments), commonly known as Unnamed (Segment 1), road segment length 5,894 feet (1.12 miles), road width approximately twenty four (24) feet; and Unnamed (Segment 2), road segment length 1,048 (0.2 miles), road width approximately eight (8) feet, as more fully described in the attached Exhibit 1, shall be filed with the Clerk of the Storey County Board of Highway Commissioners, the Nevada Department of Transportation, and the County Recorder; and

BE IT FURTHER RESOLVED, that the Storey County Board of Highway Commissioners pursuant to Nevada Revised Statutes 403.190, does hereby declare the filing of Exhibit 1 is evidence of the existence and location of Storey County Road Number 910030 (2 Segments), commonly known as Unnamed (Segment 1), road segment length 5,894 feet (1.12 miles), road width approximately twenty four (24) feet; and Unnamed (Segment 2), road segment length 1,048 (0.2 miles), road width approximately eight (8) feet,

BE IT FURTHER RESOLVED, that the Storey County Board of Highway Commissioners pursuant to Nevada Revised Statutes 403.170 does hereby determine that no maintenance is required on minor county roads and there will be no change in the maintenance schedule by the Storey County Public Works Department until and at such time it is determined to be necessary; and

BE IT FURTHER RESOLVED, that the Storey County Board of Highway

Commissioners does hereby determine that signs indicating the road number, lack of maintenance, common name or any other informational message deemed appropriate by the Storey County Public Works Department may be placed on the county minor road, Storey County Road Number 910030 (2 Segments), commonly known as Unnamed (Segment 1), road segment length 5,894 feet (1.12 miles), road width approximately twenty four (24) feet; and Unnamed (Segment 2), road segment length 1,048 (0.2 miles), road width approximately eight (8) feet, as more fully described in the attached Exhibit 1.

This resolution shall be effective upon its adoption.

PROPOSED AND ADOPTED this ____ day of _____, 2024.

THOSE VOTING AYE: _____

THOSE VOTING NAY: _____

STOREY COUNTY BOARD OF
HIGHWAY COMMISSIONERS

By: Chairman _____

ATTEST:

Clerk of the Board _____

Beginning and Ending Points and Legal Description

The road is the monument.

Common Name: Unnamed Road

County: Storey

County Road Number: 910030

Segment 1

Beginning Latitude/Longitude: 39.273248 N, -119.679762 W

Beginning Legal Description: Township 16 N, Range 20 East, Within Section 12

Ending Latitude/Longitude: 39.272601 N, -119.692746 W

Ending Legal Description: Township 16 N, Range 20 East, Within Section 12

Total Road Segment Length (in Horizontal Distance): 5,894' (1.12
Miles) Overall Average Disturbed Width: Approximately
twenty four (24) feet.

All Projections are NAD 1983 StatePlane Nevada West FIPS 2702 Feet in Decimal Degrees

The collected centerline report for this road is in a database maintained by the Storey County GIS
Outsource Contractor.

This road provides access to other roads, private property, water rights, and mining claims or to hunting, fishing, firewood, wildlife viewing, camping, hiking, motor vehicle recreation, mineral exploration or other general outdoor recreation areas, or any combination thereof.

"The RS 2477 assertion is to the segments of the road that traverse land reserved and managed by the Bureau of Land Management and US Forest Service, United States Department of the Interior and segments of the road that traverse land owned by any other person or entity."

Beginning and Ending Points and Legal Description

The road is the monument.

Common Name: Unnamed Road

County: Storey

County Road Number: 910030

Segment 2

Beginning Latitude/Longitude: 39.272601 N, -119.692746 W

Beginning Legal Description: Township 16 N, Range 20 East, Within Section 12

Ending Latitude/Longitude: 39.273725 N, -119.69604 W

Ending Legal Description: Township 16 N, Range 20 East, Within Section 1

Total Road Segment Length (in Horizontal Distance):1,048' (0.2
Miles) Overall Average Disturbed Width: Approximately
eight (8) feet.

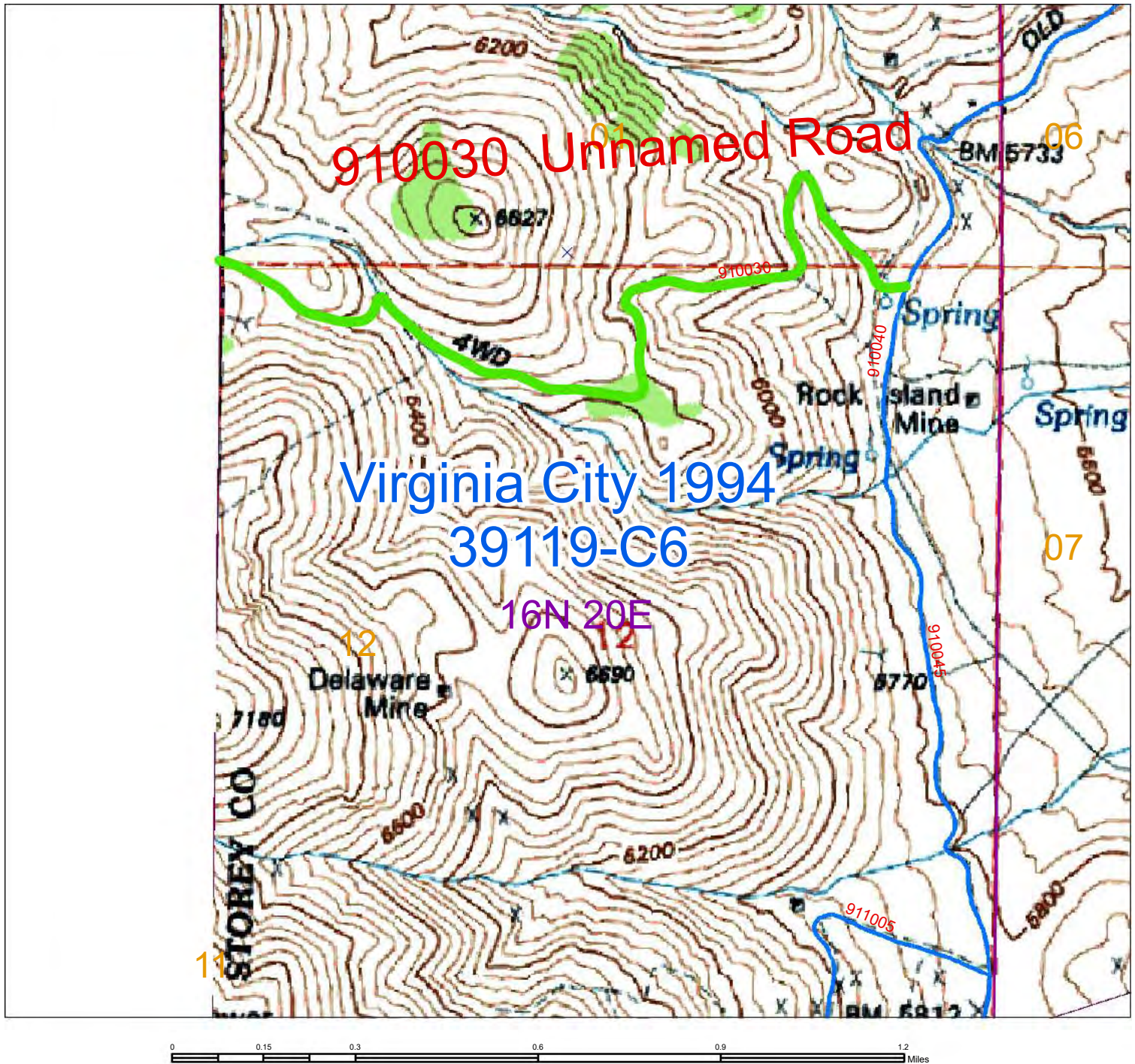
All Projections are NAD 1983 StatePlane Nevada West FIPS 2702 Feet in Decimal Degrees

The collected centerline report for this road is in a database maintained by the Storey County GIS
Outsource Contractor.

This road provides access to other roads, private property, water rights, and mining claims or to hunting, fishing, firewood, wildlife viewing, camping, hiking, motor vehicle recreation, mineral exploration or other general outdoor recreation areas, or any combination thereof.

"The RS 2477 assertion is to the segments of the road that traverse land reserved and managed by the Bureau of Land Management and US Forest Service, United States Department of the Interior and segments of the road that traverse land owned by any other person or entity."

Excerpt from current USGS Topographical maps,



Coordinate System: WGS 1984 Web Mercator Auxiliary Sphere








Map Source: Central Nevada GIS and
Cartography Services, LLC. (CNGIS)
Jerry Elkins 775-761-7777

Data Source: Base Map – USGS Topographical maps,
State and Local County Roads – supplied by Storey
County's contracted 3rd party GIS provider.
RS2477 Roads – Digitally collected by CNGIS

Date: 9/17/2020



Legend

-  Subject Road
- RS2477 Roads**
-  Road in Process
- State and County Roads**
-  SIX MILE CANYON RD
-  SR 341
-  SR 342
-  SR 439
-  USGS Quadrangle Grid

910030 (1)



910030 (2)



910030 (3)



910030 (4)



910030 (5)

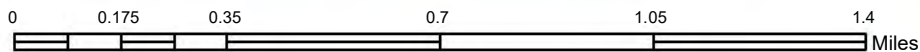
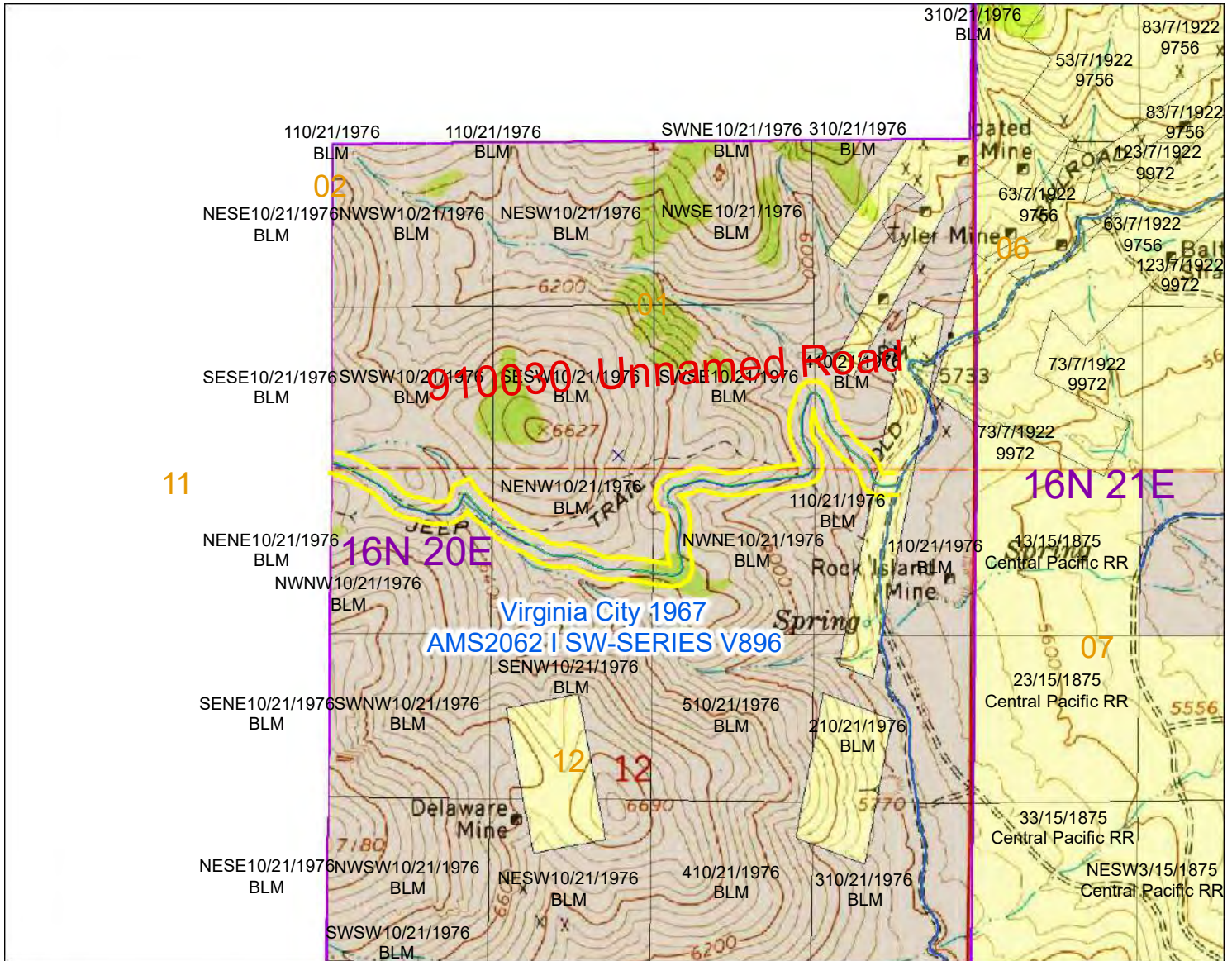


910030 (6)



Proof Map

Excerpt from historic maps: USGS Topographical maps,
GLO Survey maps, BLM Surface Management maps,
various State and NDOT transportation maps



Coordinate System: WGS 1984 Web Mercator Auxiliary Sphere

Map Source: Central Nevada GIS and
Cartography Services, LLC. (CNGIS)
Jerry Elkins 775-761-7777

Data Source: Base Map – USGS Topographical maps,
GLO Survey maps, BLM Surface Management maps,
various historic State and NDOT Transportation
maps.

State and Local County Roads – supplied by Storey
County's contracted 3rd party GIS provider.
RS2477 Roads – Digitally collected by CNGIS

Date: 9/15/2020

Legend

Subject Road

RS2477 Roads Project

Roads in Process

Township/Range Label

Date of Transfer from Public

Land Ownership Status

Bureau of Indian Affairs

Bureau of Land Management

Bureau of Reclamation

Private Ownership





Storey County Board of Highway Commissioners Agenda Action Report

Meeting date: 9/3/2024 10:00 AM -
BOCC Meeting

Estimate of Time Required: 5

Agenda Item Type: Discussion/Possible Action

- **Title:** Consideration and possible approval of Resolution 24-744, which proposes the identification of Storey County Road Number 910010, commonly known as UNNAMED, road segment length 3,021 feet (0.54 Miles), Overall Average Disturbed Width: Approximately thirty (30) feet. It is proposed that the road be identified as a minor county road. The effect of identifying the road as a minor county road is to identify it as a public road, available for public use but not maintained by Storey County. It must be used by motorists at their own risk.
- **Recommended motion:** : I (commissioner) move to adopt Resolution 24-744, identifying Storey County Road Number 910010, commonly known as UNNAMED, road segment length 3,021 feet (0.54 Miles), Overall Average Disturbed Width: Approximately thirty (30) feet, as a minor county road. The effect of identifying the road as a minor county road is to identify it as a public road, available for public use but not maintained by Storey County. It must be used by motorists at their own risk.
- **Prepared by:** Kathy Canfield

Department: Planning

Contact Number: 775-847-1144

- **Staff Summary:** Following a public hearing on proposed Resolution 24-744, this request is to adopt Resolution 24-744 as a minor county public road per Nevada Revised Statutes 403.170 and 405.191.
- The road is located in the southwest corner of Storey County, bordering where Storey County, Washoe County, Carson City and Lyon County meet on Assessor Parcel Number (APN) 004-331-06. The roadway segment is approximately 0.54 miles in length and entirely on land managed by the Bureau of Land Management.
- **Supporting Materials:** See Attachments
- **Fiscal Impact:** None
- **Legal review required:** False
- **Reviewed by:**

____ Department Head

Department Name:

_____ County Manager

Other Agency Review: _____

- **Board Action:**

<input type="checkbox"/> Approved	<input type="checkbox"/> Approved with Modification
<input type="checkbox"/> Denied	<input type="checkbox"/> Continued

STOREY COUNTY PLANNING DEPARTMENT

Storey County Courthouse
26 South B Street, PO Box 176, Virginia City, NV 89440 Phone (775)
847-1144 – Fax (775) 847-0949
planning@storeycounty.org



To: Storey County Board of Highway Commissioners

From: Storey County Planning Department

Meeting Date: September 3, 2024

Meeting Location: Storey County Courthouse, 26 S. B Street, Virginia City, Storey County, Nevada, and via Zoom

Staff Contact: Kathy Canfield

Request: RESOLUTION 24-744 establishing a minor county public road identified as Unnamed, Storey County Road Number 910010, pursuant to Nevada Revised Statutes 403.170 and 405.191.

Location: The road is located in the southwest corner of Storey County, bordering where Storey County, Washoe County, Carson City and Lyon County meet on Assessor Parcel Number (APN) 004-331-06. The roadway segment is approximately 0.54 miles in length and entirely on land managed by the Bureau of Land Management.

Background & Analysis

Storey County has commenced the process of identifying existing public access roadways located on public land. Nevada Revised Statutes Section 405.191 identifies what is considered a public road. Storey County is following this definition to designate roadways that meet the following:

Any way which exists upon a right-of-way granted by Congress over public lands of the United States not reserved for public uses in chapter 262, section 8, 14 Statutes 253 (former 43 U.S.C. § 932, commonly referred to as R.S. 2477), and accepted by general public use and enjoyment before, on or after July 1, 1979. Except as otherwise provided in this subsection, each board of county commissioners may locate and determine the width of such rights-of-way and locate, open for public use and establish thereon county roads or highways, but public use alone has been and is sufficient to evidence an acceptance of the grant of a public user right-of-way pursuant to former 43 U.S.C. § 932. In a county in which a board of county highway commissioners has exclusive control of all matters relating to the construction, repairing and maintaining of public highways, roads and bridges within the county pursuant to NRS 403.090, the board of county highway commissioners may locate and determine the width of those rights-of-way and open those rights-of-way for public use for the purpose of designating county roads pursuant to NRS 403.170 or taking any other action

concerning those rights-of-way pursuant to chapter 403 of NRS.

Storey County entered into a contract with Mr. Jerry Elkins to do the research on various roadway sections located within Storey County that had not previously been researched by Storey County or identified as a county-recognized road. Utilizing this research, Storey County is recognizing each roadway segment that meets the NRS Section 405.191 definition on public property. The research, map, legal description and photographs are included for each roadway segment and a Resolution recognizing the roadway segment by the Storey County Board of Highway Commissioners is generated for each segment.

Upon recordation of the Resolution, each segment of roadway will be added to the overall Storey County map of county roads and designated as a minor county road. The map will then be presented to the State of Nevada Department of Transportation as identified in NRS Section 403.190.

It should be noted that NRS 403.170(1)(c) states that county roads designated as minor county roads do not have to be maintained and it further provides that the state and county are immune from liability for damages suffered by anyone using a minor county road. The statute also does not require signage to create the immunity from liability.

County staff are proceeding with recognizing the roadways that are located on publicly owned land only. Some of the research does include other roadway areas, including areas privately owned. If the need arises in the future, this research is anticipated to be utilized in the legal process of identifying public access across private property.

The applicable NRS sections identified in this report are attached as exhibits to this staff report.

Unnamed, Storey County Road Number 910010

The roadway connects with intersection of Storey County, Washoe County, Lyon County and Carson City and heads north. Although not officially named, the road itself appears to be an extension of Goni Road which begins to the south in Carson City. The road is approximately 0.54 miles in length and is located on land managed by the Bureau of Land Management, APN 004-331-06. The effect of identifying the road as a minor county road is to identify it as a public road, available for public use but that it is not maintained by Storey County. It must be used by motorists at their own risk.

Attached to this staff report is a legal description of the Unnamed Storey County Road Number 910010, which includes maps and photographs of the roadway. A Resolution establishing the roadway on public land as a minor public road is also attached for consideration for adoption. Staff is recommending approval of the proposed Resolution.



Yellow line indicates approximate location of the roadway segment

Suggested Motion

In accordance with the recommendation by staff, I (*commissioner*) hereby move to adopt RESOLUTION 24-744 establishing a minor county public road identified as Unnamed, Storey County Road Number 910010, pursuant to Nevada Revised Statutes 403.170 and 405.191.

RESOLUTION 24-744

STOREY COUNTY BOARD OF HIGHWAY COMMISSIONERS
STOREY COUNTY, NEVADA

A RESOLUTION ESTABLISHING A MINOR COUNTY PUBLIC ROAD IDENTIFIED AS UNNAMED, COUNTY ROAD NUMBER 910010, PURSUANT TO NEVADA REVISED STATUTES 403.170 and 405.191.

WHEREAS, in response to the urging of the Nevada Legislature in Senate Concurrent Resolution No. 6, in the 75th Legislative Session of 2009, the Storey County Board of Commissioners (Board) on February 18, 2020, approved of a project to inventory and map all roads or rights-of-way that qualify to be classified as minor county roads under Nevada law and which were granted for public use under what was formerly codified as section 2477 of the Revised Statutes of the United States, 43 U.S.C. § 932 (R.S. 2477), and which were expressly recognized and preserved when R.S. 2477 was repealed under the enactment of the Federal Land Policy and Management Act of 1976, (See § 701(a)); and

WHEREAS, the Board pursuant to NRS 405.191 is empowered to locate and determine the width of those rights-of-way and open those rights-of-way for public use for the purpose of designating county roads pursuant to NRS 403.170; and

WHEREAS, the Board pursuant to NRS 403.170 is tasked with laying out and designating roads which are neither main nor general county roads but have been established by usage, or were constructed for use by the public, and shall designate these roads as minor county roads; and

WHEREAS, the Board has examined the documents attached as Exhibit 1 and concludes that the roads or rights-of-way depicted therein qualify to be designated as minor county roads and open to the public; and

WHEREAS, pursuant to NRS 403.170 a public hearing was held on September 3, 2024;

NOW THEREFORE BE IT RESOLVED, that the Storey County Board of Highway Commissioners does hereby locate, open for public use, layout and designate the public county road right-of-way Storey County Road Number 910010, commonly known as UNNAMED, road segment length 3,021 feet (0.54 Miles), Overall Average Disturbed Width: Approximately thirty (30) feet, as a minor county road; and

BE IT FURTHER RESOLVED, that the Storey County Board of Highway Commissioners does hereby determine and declare that the minor Storey County Road Number 910010, commonly known as UNNAMED, road segment length 3,021 feet (0.54 Miles), Overall Average Disturbed Width: Approximately thirty (30) feet, as more fully described in the attached Exhibit 1, has been: (a) established by usage or (b) was constructed for use by the public and prior to the October 21, 1976 repeal of R.S. 2477; and

BE IT FURTHER RESOLVED, that the Storey County Board of Highway Commissioners does hereby acknowledge and determine that Storey County Road Number 910010, commonly known as UNNAMED, road segment length 3,021 feet (0.54 Miles), Overall Average Disturbed Width: Approximately thirty (30) feet , as more fully described in the attached Exhibit 1, applies only to the segments of the road that traverse land managed by the Bureau of Land Management, United States Department of the Interior, and does not apply to segments of the road that traverse land owned by any other person or entity; and

BE IT FURTHER RESOLVED, and hereby ordered that minor county road, Storey County Road Number 910010, commonly known as UNNAMED, road segment length 3,021 feet (0.54 Miles), Overall Average Disturbed Width: Approximately thirty (30) feet, as more fully described in the attached Exhibit 1, shall be represented on the Storey County Road Inventory as a minor road; and

BE IT FURTHER RESOLVED, and hereby ordered that the Exhibit 1, designating minor county road, Storey County Road Number 910010, commonly known as UNNAMED, road segment length 3,021 feet (0.54 Miles), Overall Average Disturbed Width: Approximately thirty (30) feet, as more fully described in the attached Exhibit 1, shall be filed with the Clerk of the Storey County Board of Highway Commissioners, the Nevada Department of Transportation, and the County Recorder; and

BE IT FURTHER RESOLVED, that the Storey County Board of Highway Commissioners pursuant to Nevada Revised Statutes 403.190, does hereby declare the filing of Exhibit 1 is evidence of the existence and location of the minor road, Storey County Road Number 910010, commonly known as UNNAMED, road segment length 3,021 feet (0.54 Miles), Overall Average Disturbed Width: Approximately thirty (30) feet, as more fully described in the attached Exhibit 1, as a minor county road and

BE IT FURTHER RESOLVED, that the Storey County Board of Highway Commissioners pursuant to Nevada Revised Statutes 403.170 does hereby determine that no maintenance is required on minor county roads and there will be no change in the maintenance schedule by the Storey County Public Works Department until and at such time it is determined to be necessary; and

BE IT FURTHER RESOLVED, that the Storey County Board of Highway Commissioners does hereby determine that signs indicating the road number, lack of maintenance, common name or any other informational message deemed appropriate by the Storey County Public Works Department may be placed on the minor road, Storey County Road Number 910010, commonly known as UNNAMED, road segment length 3,021 feet (0.54 Miles), Overall Average Disturbed Width: Approximately thirty (30) feet, as more fully described in the attached Exhibit 1.

This resolution shall be effective upon its adoption.

PROPOSED AND ADOPTED this ____ day of _____, 2024.

THOSE VOTING AYE: _____

THOSE VOTING NAY: _____

STOREY COUNTY BOARD OF
HIGHWAY COMMISSIONERS

By: Chairman _____

ATTEST:

Clerk of the Board _____

Beginning and Ending Points and Legal Description

The road is the monument.

Common Name: Unnamed Road

County: Storey

County Road Number: 910010

Beginning Latitude/Longitude: 39.258858 N, -119.707925 W

Beginning Legal Description: Township 16 N, Range 20 East, Within Section 14

Ending Latitude/Longitude: 39.251436 N, -119.711678 W

Ending Legal Description: Township 16 N, Range 20 East, Within Section 14

Total Road Segment Length (in Horizontal Distance): 3,021' (0.54
Miles) Overall Average Disturbed Width: Approximately
thirty (30) feet.

All Projections are NAD 1983 StatePlane Nevada West FIPS 2702 Feet in Decimal Degrees

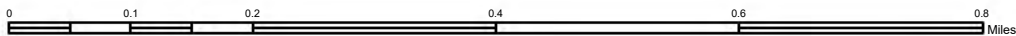
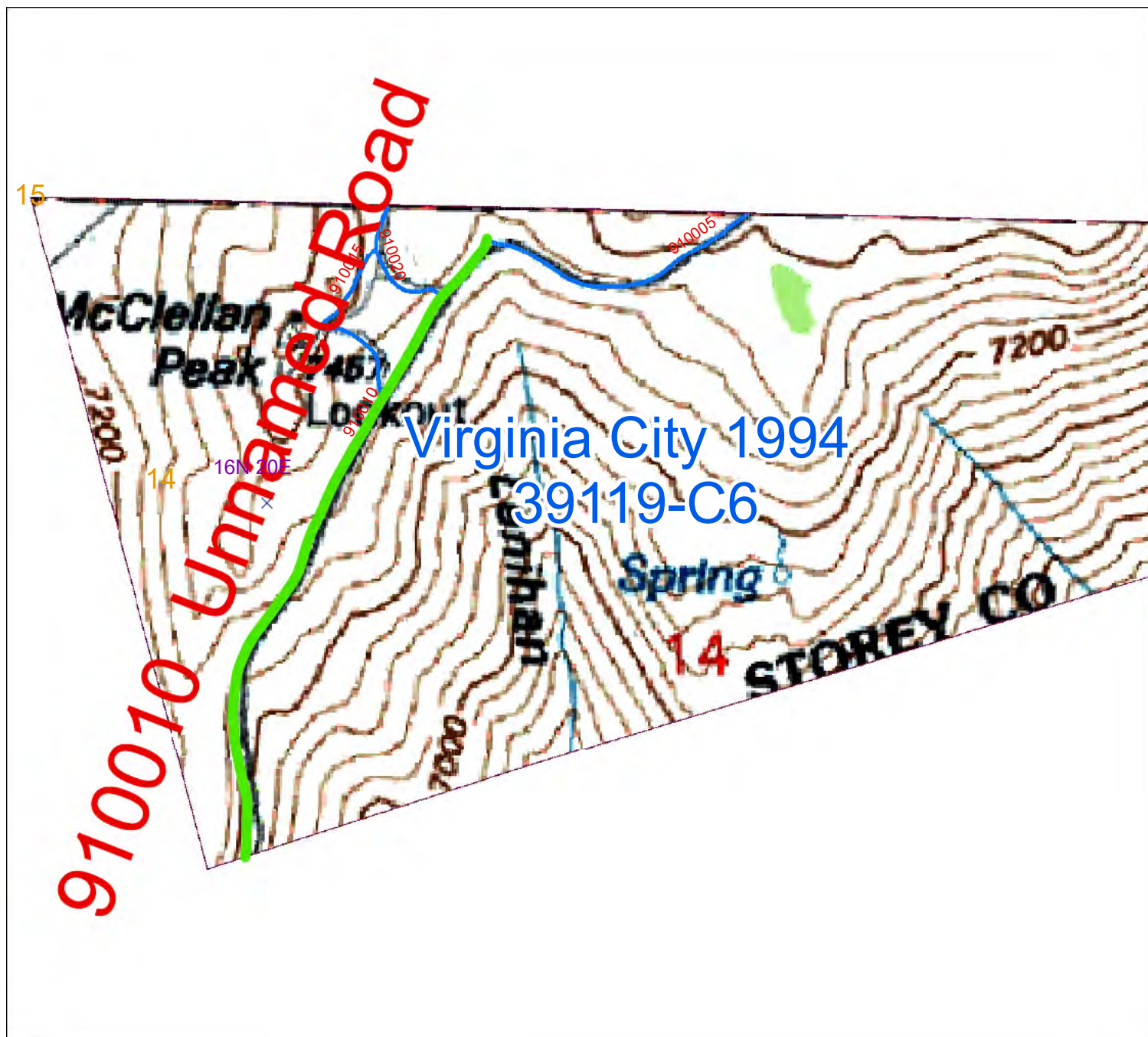
The collected centerline report for this road is in a database maintained by the Storey County GIS
Outsource Contractor.

This road provides access to other roads, private property, water rights, and mining claims or to hunting, fishing, firewood, wildlife viewing, camping, hiking, motor vehicle recreation, mineral exploration or other general outdoor recreation areas, or any combination thereof.

"The RS 2477 assertion is to the segments of the road that traverse land reserved and managed by the Bureau of Land Management and US Forest Service, United States Department of the Interior and segments of the road that traverse land owned by any other person or entity."

Locator Map

Excerpt from current USGS Topographical maps,



Coordinate System: WGS 1984 Web Mercator Auxiliary Sphere








Map Source: Central Nevada GIS and
Cartography Services, LLC. (CNGIS)
Jerry Elkins 775-761-7777

Data Source: Base Map – USGS Topographical maps,
State and Local County Roads – supplied by Storey
County's contracted 3rd party GIS provider.
RS2477 Roads – Digitally collected by CNGIS

Date: 9/17/2020



Legend

-  Subject Road
- RS2477 Roads**
-  Road in Process
- State and County Roads**
-  SIX MILE CANYON RD
-  SR 341
-  SR 342
-  SR 439
-  USGS Quadrangle Grid

910010 (1)



910010 (2)

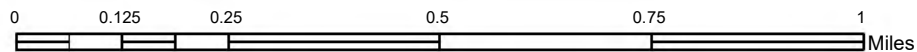
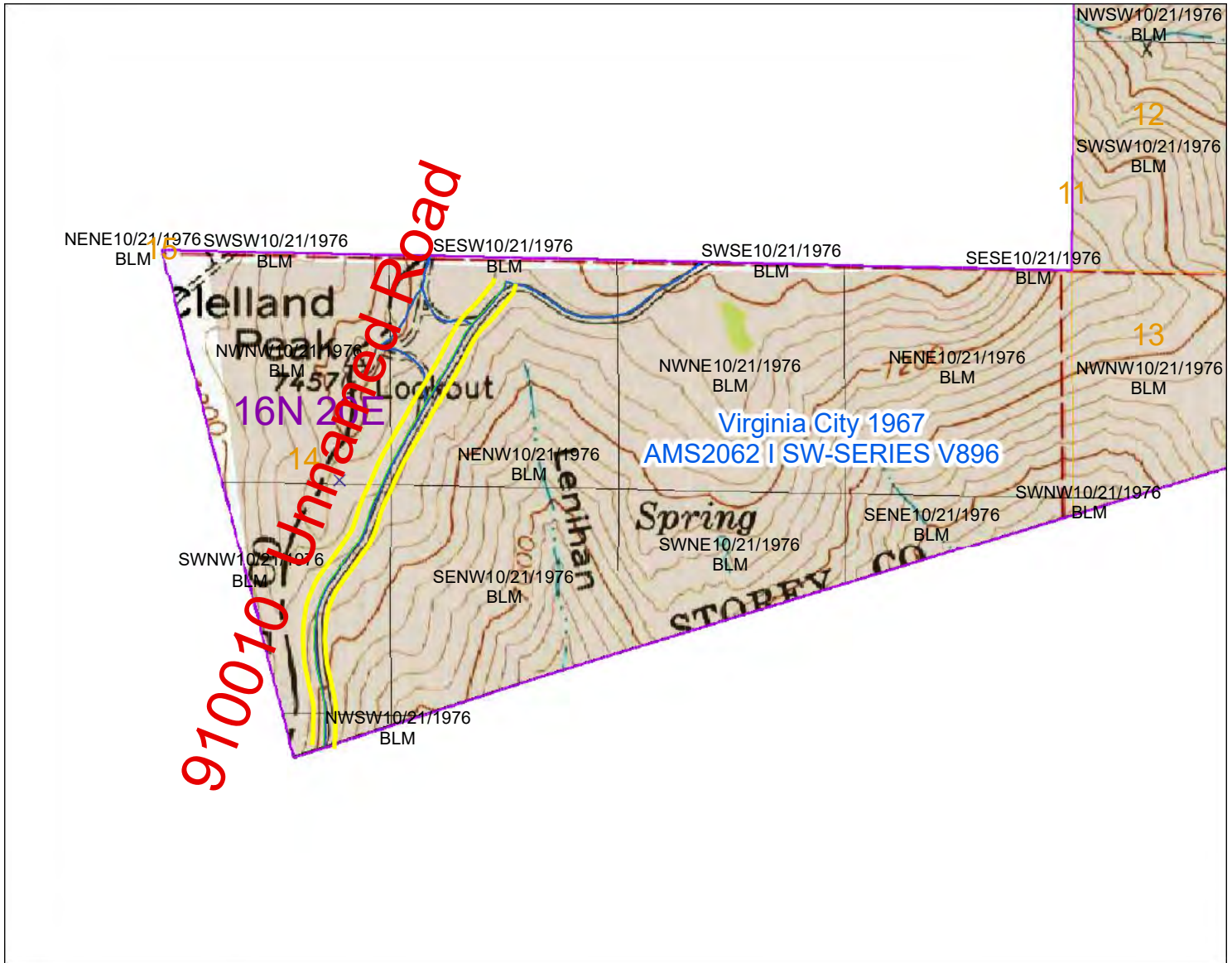


910010 (3)



Proof Map

Excerpt from historic maps: USGS Topographical maps,
GLO Survey maps, BLM Surface Management maps,
various State and NDOT transportation maps



Coordinate System: WGS 1984 Web Mercator Auxiliary Sphere

Map Source: Central Nevada GIS and
Cartography Services, LLC. (CNGIS)
Jerry Elkins 775-761-7777

Data Source: Base Map – USGS Topographical maps,
GLO Survey maps, BLM Surface Management maps,
various historic State and NDOT Transporta. on
maps.

State and Local County Roads – supplied by Storey
County's contracted 3rd party GIS provider.
RS2477 Roads – Digitally collected by CNGIS

Legend

Subject Road

RS2477 Roads Project

Roads in Process

Township/Range Label

Date of Transfer from Public

Land Ownership Status

Bureau of Indian Affairs


Bureau of Land Management

Bureau of Reclamation

Private Ownership



Date: 9/15/2020

	<h1>Storey County Board of Highway Commissioners</h1> <h2>Agenda Action Report</h2>	
Meeting date: 9/3/2024 10:00 AM - BOCC Meeting		Estimate of Time Required: 5
Agenda Item Type: Discussion/Possible Action		

- Title:** Consideration and possible approval of Resolution 24-745, which proposes the identification of Storey County Road Number 910005, commonly known as UNNAMED, road segment length 1,289 feet (0.24 Miles), Overall Average Disturbed Width: Approximately sixteen (16) feet. It is proposed that the road be identified as a minor county road. The effect of identifying the road as a minor county road is to identify it as a public road, available for public use but not maintained by Storey County. It must be used by motorists at their own risk.
- Recommended motion:** I (commissioner) move to adopt Resolution 24-745, identifying Storey County Road Number 910005, commonly known as UNNAMED, road segment length 1,289 feet (0.24 Miles), Overall Average Disturbed Width: Approximately sixteen (16) feet. It is proposed that the road be identified as a minor county road. The effect of identifying the road as a minor county road is to identify it as a public road, available for public use but not maintained by Storey County. It must be used by motorists at their own risk.

- Prepared by:** Kathy Canfield

Department: Planning

Contact Number: 775-847-1144

- Staff Summary:** Following a public hearing on proposed Resolution 24-7445, this request is to adopt Resolution 24-745 as a minor county public road per Nevada Revised Statutes 403.170 and 405.191. The road is located in the southwest corner of Storey County, near where Storey County, Washoe County, Carson City and Lyon County meet on Assessor Parcel Number (APN) 004-331-06. The roadway segment is approximately 0.24 miles in length and entirely on land managed by the Bureau of Land Management.
- Supporting Materials:** See Attachments
- Fiscal Impact:** None
- Legal review required:** False
- Reviewed by:**

____ Department Head

Department Name:

_____ County Manager

Other Agency Review: _____

- **Board Action:**

<input type="checkbox"/> Approved	<input type="checkbox"/> Approved with Modification
<input type="checkbox"/> Denied	<input type="checkbox"/> Continued

STOREY COUNTY PLANNING DEPARTMENT

Storey County Courthouse
26 South B Street, PO Box 176, Virginia City, NV 89440 Phone (775)
847-1144 – Fax (775) 847-0949
planning@storeycounty.org



To: Storey County Board of Highway Commissioners

From: Storey County Planning Department

Meeting Date: September 3, 2024

Meeting Location: Storey County Courthouse, 26 S. B Street, Virginia City, Storey County, Nevada, and via Zoom

Staff Contact: Kathy Canfield

Request: RESOLUTION 24-745 establishing a minor county public road identified as Unnamed, Storey County Road Number 910005, pursuant to Nevada Revised Statutes 403.170 and 405.191.

Location: The road is located in the southwest corner of Storey County, near where Storey County, Washoe County, Carson City and Lyon County meet on Assessor Parcel Number (APN) 004-331-06. The roadway segment is approximately 0.24 miles in length and entirely on land managed by the Bureau of Land Management.

Background & Analysis

Storey County has commenced the process of identifying existing public access roadways located on public land. Nevada Revised Statutes Section 405.191 identifies what is considered a public road. Storey County is following this definition to designate roadways that meet the following:

Any way which exists upon a right-of-way granted by Congress over public lands of the United States not reserved for public uses in chapter 262, section 8, 14 Statutes 253 (former 43 U.S.C. § 932, commonly referred to as R.S. 2477), and accepted by general public use and enjoyment before, on or after July 1, 1979. Except as otherwise provided in this subsection, each board of county commissioners may locate and determine the width of such rights-of-way and locate, open for public use and establish thereon county roads or highways, but public use alone has been and is sufficient to evidence an acceptance of the grant of a public user right-of-way pursuant to former 43 U.S.C. § 932. In a county in which a board of county highway commissioners has exclusive control of all matters relating to the construction, repairing and maintaining of public highways, roads and bridges within the county pursuant to NRS 403.090, the board of county highway commissioners may locate and determine the width of those rights-of-way and open those rights-of-way for public use for the purpose of designating county roads pursuant to NRS 403.170 or taking any other action

concerning those rights-of-way pursuant to chapter 403 of NRS.

Storey County entered into a contract with Mr. Jerry Elkins to do the research on various roadway sections located within Storey County that had not previously been researched by Storey County or identified as a county-recognized road. Utilizing this research, Storey County is recognizing each roadway segment that meets the NRS Section 405.191 definition on public property. The research, map, legal description and photographs are included for each roadway segment and a Resolution recognizing the roadway segment by the Storey County Board of Highway Commissioners is generated for each segment.

Upon recordation of the Resolution, each segment of roadway will be added to the overall Storey County map of county roads and designated as a minor county road. The map will then be presented to the State of Nevada Department of Transportation as identified in NRS Section 403.190.

It should be noted that NRS 403.170(1)(c) states that county roads designated as minor county roads do not have to be maintained and it further provides that the state and county are immune from liability for damages suffered by anyone using a minor county road. The statute also does not require signage to create the immunity from liability.

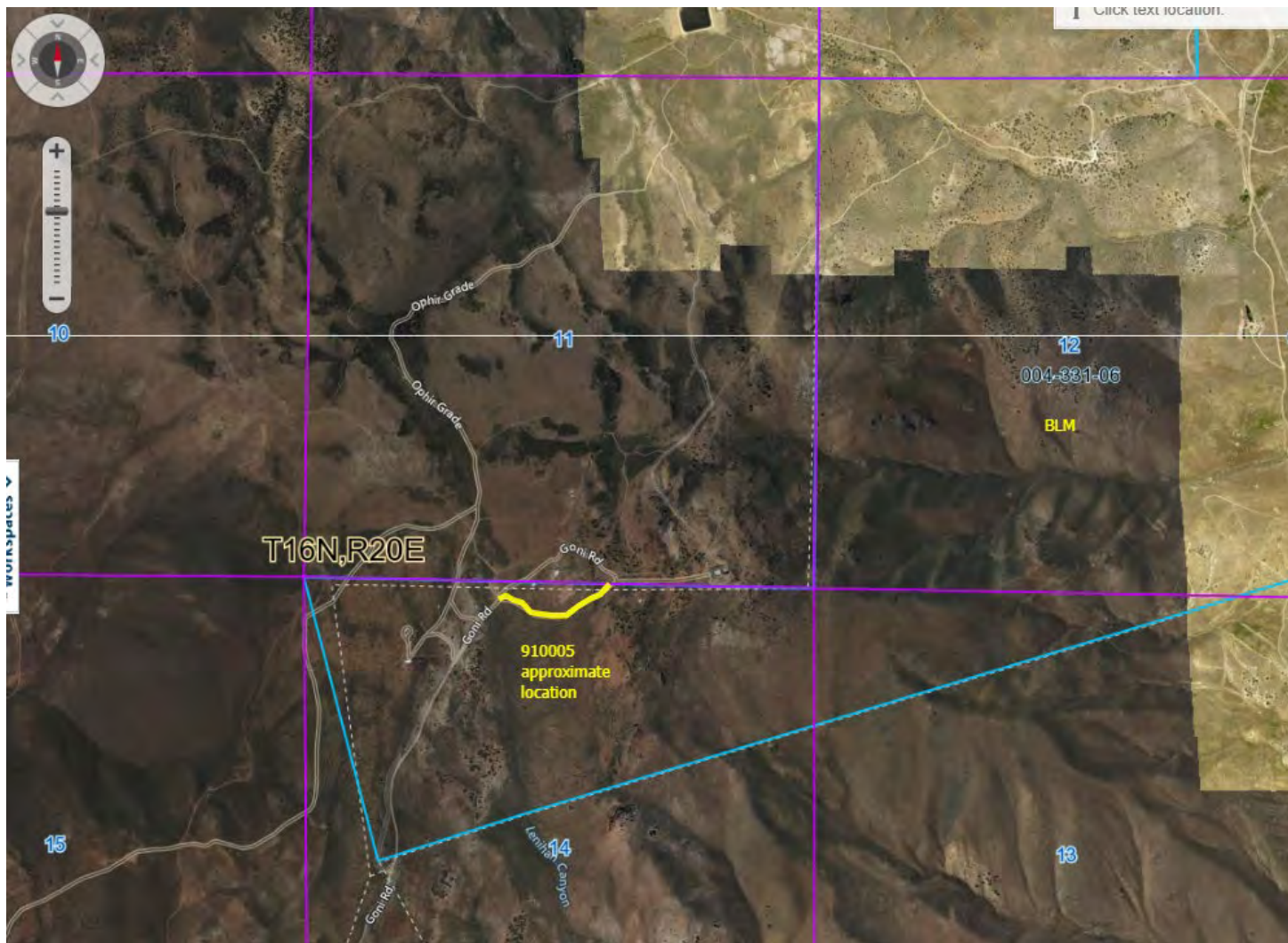
County staff are proceeding with recognizing the roadways that are located on publicly owned land only. Some of the research does include other roadway areas, including areas privately owned. If the need arises in the future, this research is anticipated to be utilized in the legal process of identifying public access across private property.

The applicable NRS sections identified in this report are attached as exhibits to this staff report.

Unnamed, Storey County Road Number 910005

The roadway is located near the intersection of Storey County, Washoe County, Lyon County and Carson City in the very southwest portion of Storey County. The road is approximately 0.24 miles in length and is located on land managed by the Bureau of Land Management, APN 004-331-06. The effect of identifying the road as a minor county road is to identify it as a public road, available for public use but that it is not maintained by Storey County. It must be used by motorists at their own risk.

Attached to this staff report is a legal description of the Unnamed Storey County Road Number 910005, which includes maps and photographs of the roadway. A Resolution establishing the roadway on public land as a minor public road is also attached for consideration for adoption. Staff is recommending approval of the proposed Resolution.



Yellow line indicates approximate location of the roadway segment

Suggested Motion

In accordance with the recommendation by staff, I (*commissioner*) hereby move to adopt RESOLUTION 24-745 establishing a minor county public road identified as Unnamed, Storey County Road Number 910005, pursuant to Nevada Revised Statutes 403.170 and 405.191.

RESOLUTION 24-745

STOREY COUNTY BOARD OF HIGHWAY COMMISSIONERS
STOREY COUNTY, NEVADA

A RESOLUTION ESTABLISHING A MINOR COUNTY PUBLIC ROAD IDENTIFIED AS UNNAMED, COUNTY ROAD NUMBER 910005, PURSUANT TO NEVADA REVISED STATUTES 403.170 and 405.191.

WHEREAS, in response to the urging of the Nevada Legislature in Senate Concurrent Resolution No. 6, in the 75th Legislative Session of 2009, the Storey County Board of Commissioners (Board) on February 18, 2020, approved of a project to inventory and map all roads or rights-of-way that qualify to be classified as minor county roads under Nevada law and which were granted for public use under what was formerly codified as section 2477 of the Revised Statutes of the United States, 43 U.S.C. § 932 (R.S. 2477), and which were expressly recognized and preserved when R.S. 2477 was repealed under the enactment of the Federal Land Policy and Management Act of 1976, (See § 701(a)); and

WHEREAS, the Board pursuant to NRS 405.191 is empowered to locate and determine the width of those rights-of-way and open those rights-of-way for public use for the purpose of designating county roads pursuant to NRS 403.170; and

WHEREAS, the Board pursuant to NRS 403.170 is tasked with laying out and designating roads which are neither main nor general county roads but have been established by usage, or were constructed for use by the public, and shall designate these roads as minor county roads; and

WHEREAS, the Board has examined the documents attached as Exhibit 1 and concludes that the roads or rights-of-way depicted therein qualify to be designated as minor county roads and open to the public; and

WHEREAS, pursuant to NRS 403.170 a public hearing was held on September 3, 2024;

NOW THEREFORE BE IT RESOLVED, that the Storey County Board of Highway Commissioners does hereby locate, open for public use, layout and designate the public county road right-of-way Storey County Road Number 910005 as a minor county road; and

BE IT FURTHER RESOLVED, that the Storey County Board of Highway Commissioners does hereby determine and declare that the minor Storey County Road Number 910005, commonly known as UNNAMED, road segment length 1,289 feet (0.24 Miles), Overall Average Disturbed Width: Approximately sixteen (16) feet, as more fully described in the attached Exhibit 1, has been: (a) established by usage or (b) was constructed for use by the public and prior to the October 21, 1976 repeal of R.S. 2477; and

BE IT FURTHER RESOLVED, that the Storey County Board of Highway Commissioners does hereby acknowledge and determine that Storey County Road Number 910005, commonly

known as UNNAMED, road segment length 1,289 feet (0.24 Miles), Overall Average Disturbed Width: Approximately sixteen (16) feet, as more fully described in the attached Exhibit 1, applies only to the segments of the road that traverse land managed by the Bureau of Land Management, United States Department of the Interior, and does not apply to segments of the road that traverse land owned by any other person or entity; and

BE IT FURTHER RESOLVED, and hereby ordered that minor county road, Storey County Road Number 910005, commonly known as UNNAMED, road segment length 1,289 feet (0.24 Miles), Overall Average Disturbed Width: Approximately sixteen (16) feet, as more fully described in the attached Exhibit 1, shall be represented on the Storey County Road Inventory as a minor road; and

BE IT FURTHER RESOLVED, and hereby ordered that the Exhibit 1, designating minor county road, Storey County Road Number 910005, commonly known as UNNAMED, road segment length 1,289 feet (0.24 Miles), Overall Average Disturbed Width: Approximately sixteen (16) feet, as more fully described in the attached Exhibit 1, shall be filed with the Clerk of the Storey County Board of Highway Commissioners, the Nevada Department of Transportation, and the County Recorder; and

BE IT FURTHER RESOLVED, that the Storey County Board of Highway Commissioners pursuant to Nevada Revised Statutes 403.190, does hereby declare the filing of Exhibit 1 is evidence of the existence and location of the minor road, Storey County Road Number 910005, commonly known as UNNAMED, road segment length 1,289 feet (0.24 Miles), Overall Average Disturbed Width: Approximately sixteen (16) feet, as more fully described in the attached Exhibit 1, as a minor county road and

BE IT FURTHER RESOLVED, that the Storey County Board of Highway Commissioners pursuant to Nevada Revised Statutes 403.170 does hereby determine that no maintenance is required on minor county roads and there will be no change in the maintenance schedule by the Storey County Public Works Department until and at such time it is determined to be necessary; and

BE IT FURTHER RESOLVED, that the Storey County Board of Highway Commissioners does hereby determine that signs indicating the road number, lack of maintenance, common name or any other informational message deemed appropriate by the Storey County Public Works Department may be placed on the minor road, Storey County Road Number 910005, commonly known as UNNAMED, road segment length 1,289 feet (0.24 Miles), Overall Average Disturbed Width: Approximately sixteen (16) feet, as more fully described in the attached Exhibit 1.

This resolution shall be effective upon its adoption.

PROPOSED AND ADOPTED this ____ day of _____, 2024.

THOSE VOTING AYE: _____

THOSE VOTING NAY: _____

STOREY COUNTY BOARD OF
HIGHWAY COMMISSIONERS

By: Chairman _____

ATTEST:

Clerk of the Board _____

Beginning and Ending Points and Legal Description

The road is the monument.

Common Name: Unnamed Road

County: Storey

County Road Number: 910005

Beginning Latitude/Longitude: 39.258858 N, -119.707925 W

Beginning Legal Description: Township 16 N, Range 20 East, Within Section 14

Ending Latitude/Longitude: 39.259174 N, -119.70389 W

Ending Legal Description: Township 16 N, Range 20 East, Within Section 14

Total Road Segment Length (in Horizontal Distance): 1,289' (0.24
Miles) Overall Average Disturbed Width: Approximately
sixteen (16) feet.

All Projections are NAD 1983 StatePlane Nevada West FIPS 2702 Feet in Decimal Degrees

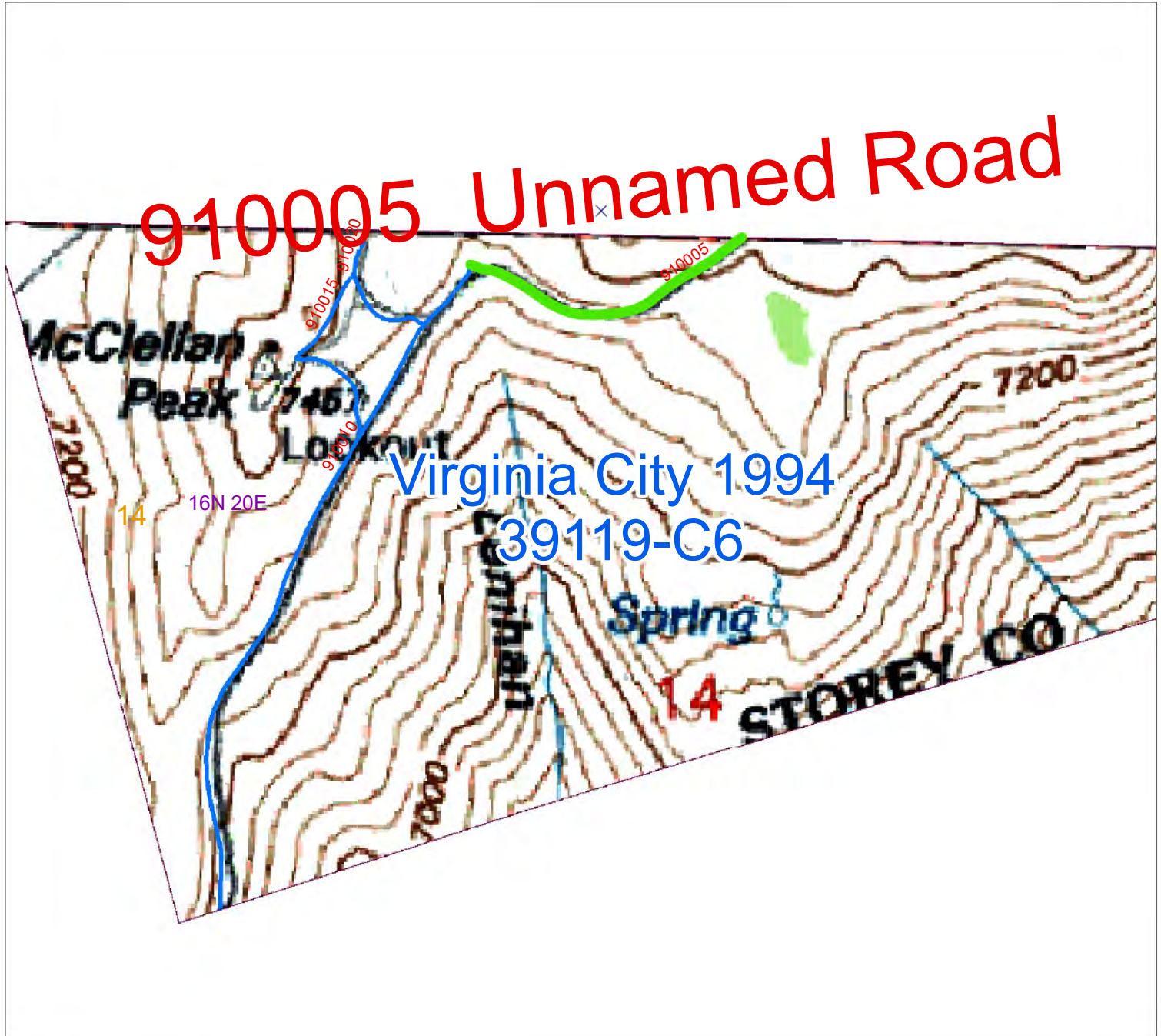
The collected centerline report for this road is in a database maintained by the Storey County GIS
Outsource Contractor.

This road provides access to other roads, private property, water rights, and mining claims or to hunting,
fishing, firewood, wildlife viewing, camping, hiking, motor vehicle recreation, mineral exploration or
other general outdoor recreation areas, or any combination thereof.

"The RS 2477 assertion is to the segments of the road that traverse land reserved and managed by the
Bureau of Land Management and US Forest Service, United States Department of the Interior and
segments of the road that traverse land owned by any other person or entity."

Locator Map

Excerpt from current USGS Topographical maps,



Coordinate System: WGS 1984 Web Mercator Auxiliary Sphere

Map Source: Central Nevada GIS and
Cartography Services, LLC. (CNGIS)
Jerry Elkins 775-761-7777
Data Source: Base Map – USGS Topographical maps,
State and Local County Roads – supplied by Storey
County's contracted 3rd party GIS provider.
RS2477 Roads – Digitally collected by CNGIS

Date: 9/17/2020

Legend

- Subject Road
- RS2477 Roads
- Road in Process
- State and County Roads
- SIX MILE CANYON RD
- SR 341
- SR 342
- SR 439
- USGS Quadrangle Grid

910005 (1)

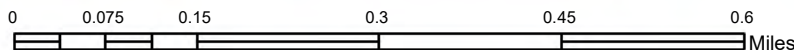
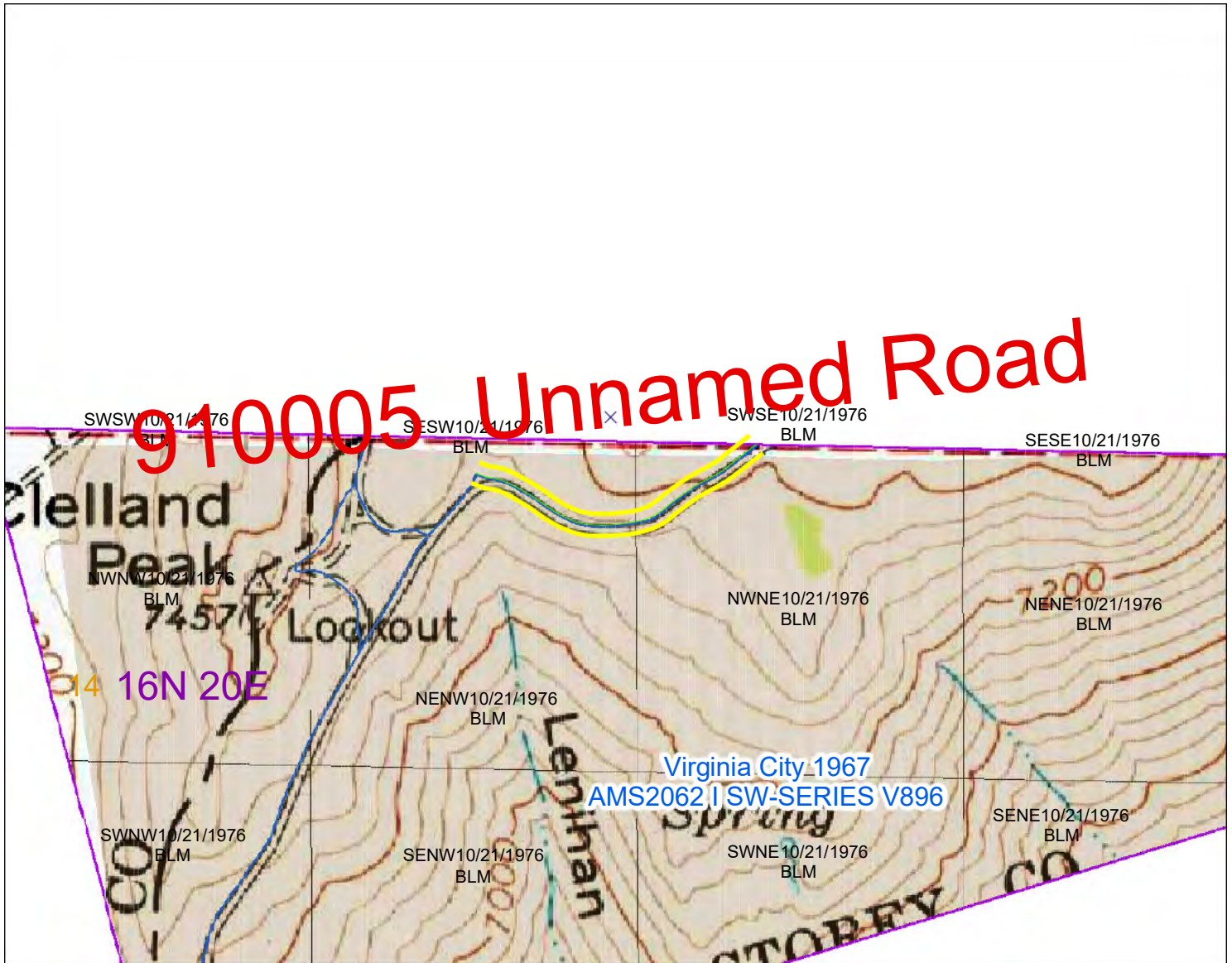


910005 (2)



Proof Map

Excerpt from historic maps: USGS Topographical maps,
GLO Survey maps, BLM Surface Management maps,
various State and NDOT transportation maps



Coordinate System: WGS 1984 Web Mercator Auxiliary Sphere

Map Source: Central Nevada GIS and
Cartography Services, LLC. (CNGIS)
Jerry Elkins 775-761-7777

Data Source: Base Map – USGS Topographical maps,
GLO Survey maps, BLM Surface Management maps,
various historic State and NDOT Transportation
maps.

State and Local County Roads – supplied by Storey
County's contracted 3rd party GIS provider.
RS2477 Roads – Digitally collected by CNGIS

Date: 9/15/2020

Legend

Subject Road

RS2477 Roads Project

Roads in Process

Township/Range Label

Date of Transfer from Public

Land Ownership Status

Bureau of Indian Affairs

Bureau of Land Management

Bureau of Reclamation

Private Ownership





Storey County Board of Highway Commissioners Agenda Action Report

**Meeting date: 9/3/2024 10:00 AM -
BOCC Meeting**

Estimate of Time Required: 5

Agenda Item Type: Discussion/Possible Action

- **Title:** Consideration and possible approval of Resolution 24-746, which proposes the identification of Storey County Road Number 911005, commonly known as UNNAMED, road segment length 2,448 feet (0.46 Miles), Overall Average Disturbed Width: Approximately eight to twelve (8-12) feet. It is proposed that the road be identified as a minor county road. The effect of identifying the road as a minor county road is to identify it as a public road, available for public use but not maintained by Storey County. It must be used by motorists at their own risk.
- **Recommended motion:** I (commissioner) move to adopt Resolution 24-746, Storey County Road Number 911005, commonly known as UNNAMED, road segment length 2,448 feet (0.46 Miles), Overall Average Disturbed Width: Approximately eight to twelve (8-12) feet, identifying as a minor county road. The effect of identifying the road as a minor county road is to identify it as a public road, available for public use but not maintained by Storey County. It must be used by motorists at their own risk.
- **Prepared by:** Kathy Canfield

Department: Planning

Contact Number: 775-847-1144

- **Staff Summary:** Following a public hearing on proposed Resolution 24-746, this request is to adopt Resolution 24-746 as a minor county public road per Nevada Revised Statutes 403.170 and 405.191. The road is located in the southwest corner of Storey County along the Storey County/Lyon County boundary, west of American Flat Road on Assessor Parcel Number (APN) 004-331-06. The roadway segment is approximately 0.46 miles in length and entirely on land managed by the Bureau of Land Management.
- **Supporting Materials:** See Attachments
- **Fiscal Impact:** None
- **Legal review required:** False
- **Reviewed by:**

_____ Department Head

Department Name:

_____ County Manager

Other Agency Review: _____

- **Board Action:**

<input type="checkbox"/> Approved	<input type="checkbox"/> Approved with Modification
<input type="checkbox"/> Denied	<input type="checkbox"/> Continued

STOREY COUNTY PLANNING DEPARTMENT

Storey County Courthouse
26 South B Street, PO Box 176, Virginia City, NV 89440 Phone (775)
847-1144 – Fax (775) 847-0949
planning@storeycounty.org



To: Storey County Board of Highway Commissioners

From: Storey County Planning Department

Meeting Date: September 3, 2024

Meeting Location: Storey County Courthouse, 26 S. B Street, Virginia City, Storey County, Nevada, and via Zoom

Staff Contact: Kathy Canfield

Request: RESOLUTION 24-746 establishing a minor county public road identified as Unnamed, Storey County Road Number 911005, pursuant to Nevada Revised Statutes 403.170 and 405.191.

Location: The road is located in the southwest corner of Storey County along the Storey County/Lyon County boundary, west of American Flat Road on Assessor Parcel Number (APN) 004-331-06. The roadway segment is approximately 0.46 miles in length and entirely on land managed by the Bureau of Land Management.

Background & Analysis

Storey County has commenced the process of identifying existing public access roadways located on public land. Nevada Revised Statutes Section 405.191 identifies what is considered a public road. Storey County is following this definition to designate roadways that meet the following:

Any way which exists upon a right-of-way granted by Congress over public lands of the United States not reserved for public uses in chapter 262, section 8, 14 Statutes 253 (former 43 U.S.C. § 932, commonly referred to as R.S. 2477), and accepted by general public use and enjoyment before, on or after July 1, 1979. Except as otherwise provided in this subsection, each board of county commissioners may locate and determine the width of such rights-of-way and locate, open for public use and establish thereon county roads or highways, but public use alone has been and is sufficient to evidence an acceptance of the grant of a public user right-of-way pursuant to former 43 U.S.C. § 932. In a county in which a board of county highway commissioners has exclusive control of all matters relating to the construction, repairing and maintaining of public highways, roads and bridges within the county pursuant to NRS 403.090, the board of county highway commissioners may locate and determine the width of those rights-of-way and open those rights-of-way for public use for the purpose of designating county roads pursuant to NRS 403.170 or taking any other action concerning those rights-of-way pursuant to chapter 403 of NRS.

Storey County entered into a contract with Mr. Jerry Elkins to do the research on various roadway sections located within Storey County that had not previously been researched by Storey County or identified as a county-recognized road. Utilizing this research, Storey County is recognizing each roadway segment that meets the NRS Section 405.191 definition on public property. The research, map, legal description and photographs are included for each roadway segment and a Resolution recognizing the roadway segment by the Storey County Board of Highway Commissioners is generated for each segment.

Upon recordation of the Resolution, each segment of roadway will be added to the overall Storey County map of county roads and designated as a minor county road. The map will then be presented to the State of Nevada Department of Transportation as identified in NRS Section 403.190.

It should be noted that NRS 403.170(1)(c) states that county roads designated as minor county roads do not have to be maintained and it further provides that the state and county are immune from liability for damages suffered by anyone using a minor county road. The statute also does not require signage to create the immunity from liability.

County staff are proceeding with recognizing the roadways that are located on publicly owned land only. Some of the research does include other roadway areas, including areas privately owned. If the need arises in the future, this research is anticipated to be utilized in the legal process of identifying public access across private property.

The applicable NRS sections identified in this report are attached as exhibits to this staff report.

Unnamed, Storey County Road Number 911005

The roadway is located near in the southwest corner of Storey County, along the Storey County/Lyon County boundary, west of American Flat Road on APN 004-331-06. The road is approximately 0.46 miles in length and is located on land managed by the Bureau of Land Management. The effect of identifying the road as a minor county road is to identify it as a public road, available for public use but that it is not maintained by Storey County. It must be used by motorists at their own risk.

Attached to this staff report is a legal description of the Unnamed Storey County Road Number 911005, which includes maps and photographs of the roadway. A Resolution establishing the roadway on public land as a minor public road is also attached for consideration for adoption. Staff is recommending approval of the proposed Resolution.



Yellow line indicates approximate location of the roadway segment

Suggested Motion

In accordance with the recommendation by staff, I (*commissioner*) hereby move to adopt RESOLUTION 24-746 establishing a minor county public road identified as Unnamed, Storey County Road Number 911005, pursuant to Nevada Revised Statutes 403.170 and 405.191.

RESOLUTION 24-746

STOREY COUNTY BOARD OF HIGHWAY COMMISSIONERS
STOREY COUNTY, NEVADA

A RESOLUTION ESTABLISHING A MINOR COUNTY PUBLIC ROAD IDENTIFIED AS UNNAMED, COUNTY ROAD NUMBER 911005, PURSUANT TO NEVADA REVISED STATUTES 403.170 and 405.191.

WHEREAS, in response to the urging of the Nevada Legislature in Senate Concurrent Resolution No. 6, in the 75th Legislative Session of 2009, the Storey County Board of Commissioners (Board) on February 18, 2020, approved of a project to inventory and map all roads or rights-of-way that qualify to be classified as minor county roads under Nevada law and which were granted for public use under what was formerly codified as section 2477 of the Revised Statutes of the United States, 43 U.S.C. § 932 (R.S. 2477), and which were expressly recognized and preserved when R.S. 2477 was repealed under the enactment of the Federal Land Policy and Management Act of 1976, (See § 701(a)); and

WHEREAS, the Board pursuant to NRS 405.191 is empowered to locate and determine the width of those rights-of-way and open those rights-of-way for public use for the purpose of designating county roads pursuant to NRS 403.170; and

WHEREAS, the Board pursuant to NRS 403.170 is tasked with laying out and designating roads which are neither main nor general county roads but have been established by usage, or were constructed for use by the public, and shall designate these roads as minor county roads; and

WHEREAS, the Board has examined the documents attached as Exhibit 1 and concludes that the roads or rights-of-way depicted therein qualify to be designated as minor county roads and open to the public; and

WHEREAS, pursuant to NRS 403.170 a public hearing was held on September 3, 2024;

NOW THEREFORE BE IT RESOLVED, that the Storey County Board of Highway Commissioners does hereby locate, open for public use, layout and designate the public county road right-of-way Storey County Road Number 911005 as a minor county road; and

BE IT FURTHER RESOLVED, that the Storey County Board of Highway Commissioners does hereby determine and declare that the minor Storey County Road Number 911005, commonly known as UNNAMED, road segment length 2,448 feet (0.46 Miles), Overall Average Disturbed Width: Approximately eight to twelve (8-12) feet, as more fully described in the attached Exhibit 1, has been: (a) established by usage or (b) was constructed for use by the public and prior to the October 21, 1976 repeal of R.S. 2477; and

BE IT FURTHER RESOLVED, that the Storey County Board of Highway Commissioners does hereby acknowledge and determine that Storey County Road Number 911005, commonly known as UNNAMED, road segment length 2,448 feet (0.46 Miles), Overall Average Disturbed Width: Approximately eight to twelve (8-12) feet, as more fully described in the attached Exhibit 1, applies only to the segments of the road that traverse land managed by the Bureau of Land Management, United States Department of the Interior, and does not apply to segments of the road that traverse land owned by any other person or entity; and

BE IT FURTHER RESOLVED, and hereby ordered that minor county road, Storey County Road Number 911005, commonly known as UNNAMED, road segment length 2,448 feet (0.46 Miles), Overall Average Disturbed Width: Approximately eight to twelve (8-12) feet, as more fully described in the attached Exhibit 1, shall be represented on the Storey County Road Inventory as a minor road; and

BE IT FURTHER RESOLVED, and hereby ordered that the Exhibit 1, designating minor county road, Storey County Road Number 911005, commonly known as UNNAMED, road segment length 2,448 feet (0.46 Miles), Overall Average Disturbed Width: Approximately eight to twelve (8-12) feet, as more fully described in the attached Exhibit 1, shall be filed with the Clerk of the Storey County Board of Highway Commissioners, the Nevada Department of Transportation, and the County Recorder; and

BE IT FURTHER RESOLVED, that the Storey County Board of Highway Commissioners pursuant to Nevada Revised Statutes 403.190, does hereby declare the filing of Exhibit 1 is evidence of the existence and location of the minor road, Storey County Road Number 911005, commonly known as UNNAMED, road segment length 2,448 feet (0.46 Miles), Overall Average Disturbed Width: Approximately eight to twelve (8-12) feet, as more fully described in the attached Exhibit 1, as a minor county road and

BE IT FURTHER RESOLVED, that the Storey County Board of Highway Commissioners pursuant to Nevada Revised Statutes 403.170 does hereby determine that no maintenance is required on minor county roads and there will be no change in the maintenance schedule by the Storey County Public Works Department until and at such time it is determined to be necessary; and

BE IT FURTHER RESOLVED, that the Storey County Board of Highway Commissioners does hereby determine that signs indicating the road number, lack of maintenance, common name or any other informational message deemed appropriate by the Storey County Public Works Department may be placed on the minor road, Storey County Road Number 911005, commonly known as UNNAMED, road segment length 2,448 feet (0.46 Miles), Overall Average Disturbed Width: Approximately eight to twelve (8-12) feet, as more fully described in the attached Exhibit 1.

This resolution shall be effective upon its adoption.

PROPOSED AND ADOPTED this ____ day of _____, 2024.

THOSE VOTING AYE: _____

THOSE VOTING NAY: _____

STOREY COUNTY BOARD OF
HIGHWAY COMMISSIONERS

By: Chairman _____

ATTEST:

Clerk of the Board _____

Beginning and Ending Points and Legal Description

The road is the monument.

Common Name: Unnamed Road

County: Storey

County Road Number: 911005

Beginning Latitude/Longitude: 39.260613 N, -119.677798 W

Beginning Legal Description: Township 16 N, Range 20 East, Within Section 12

Ending Latitude/Longitude: 39.258734 N, -119.682448 W

Ending Legal Description: Township 16 N, Range 20 East, Within Section 13

Total Road Segment Length (in Horizontal Distance): 2,448' (0.46
Miles) Overall Average Disturbed Width: Approximately
eight to twelve (8-12) feet.

All Projections are NAD 1983 StatePlane Nevada West FIPS 2702 Feet in Decimal Degrees

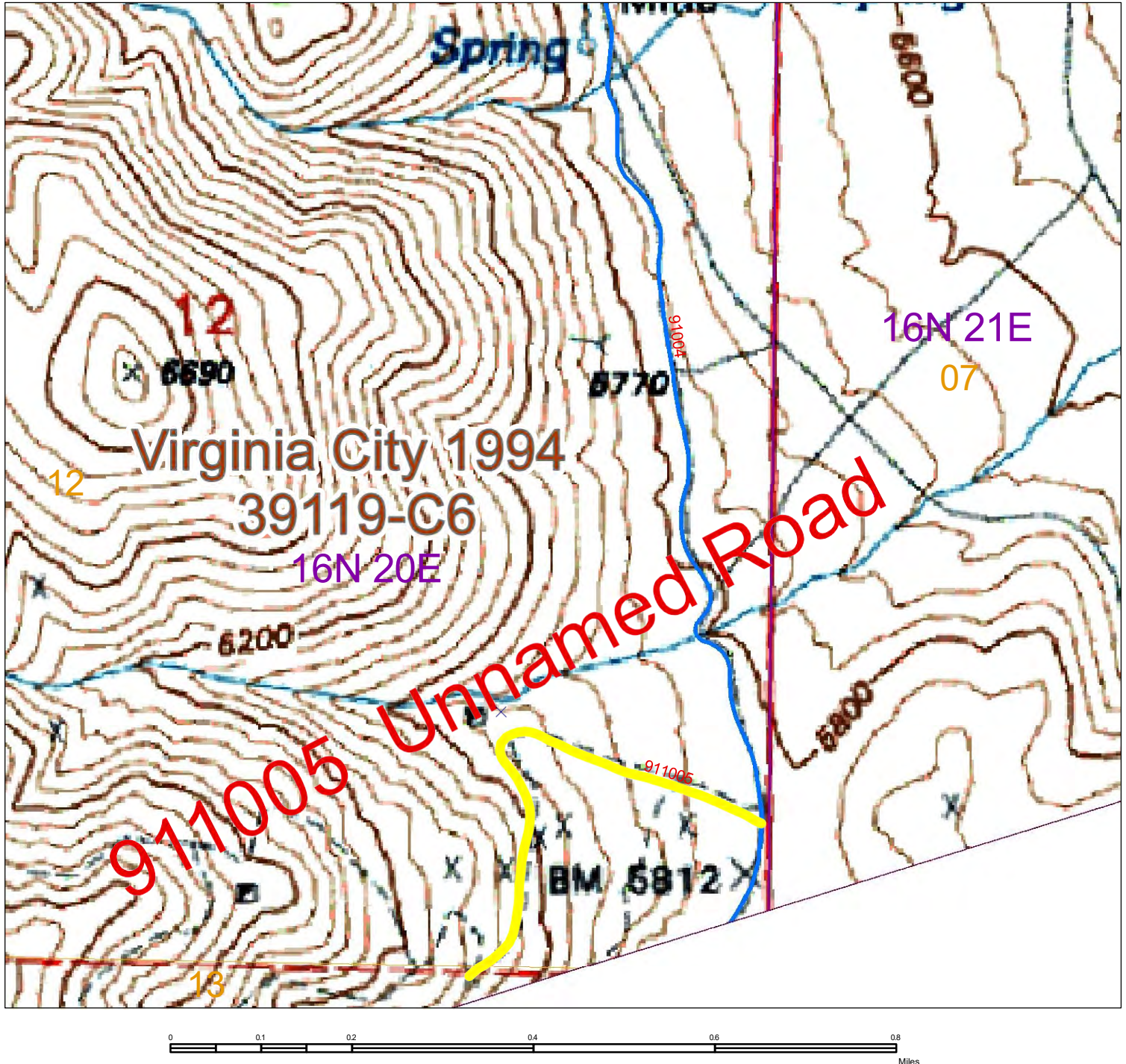
The collected centerline report for this road is in a database maintained by the Storey County GIS
Outsource Contractor.

This road provides access to other roads, private property, water rights, and mining claims or to hunting,
fishing, firewood, wildlife viewing, camping, hiking, motor vehicle recreation, mineral exploration or
other general outdoor recreation areas, or any combination thereof.

“The RS 2477 assertion is to the segments of the road that traverse land reserved and managed by the
Bureau of Land Management and US Forest Service, United States Department of the Interior and
segments of the road that traverse land owned by any other person or entity.”

Locator Map

Excerpt from current USGS Topographical maps,



Coordinate System: WGS 1984 Web Mercator Auxiliary Sphere

Map Source: Central Nevada GIS and
Cartography Services, LLC. (CNGIS)
Jerry Elkins 775-761-7777

Data Source: *Base Map* – USGS Topographical maps,
State and Local County Roads – supplied by Storey
County's contracted 3rd party GIS provider.
RS2477 Roads – Digitally collected by CNGIS

Date: 9/17/2020



Legend

 Subject Road

RS2477 Roads

 Road in Process


State and County Roads

 SIX MILE CANYON RD

 SR 341

 SR 342

 SR 439

 USGS Quadrangle Grid

911005 (1)



911005 (2)

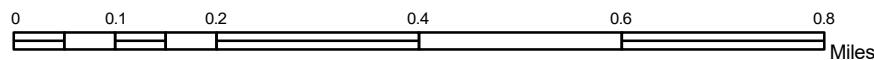
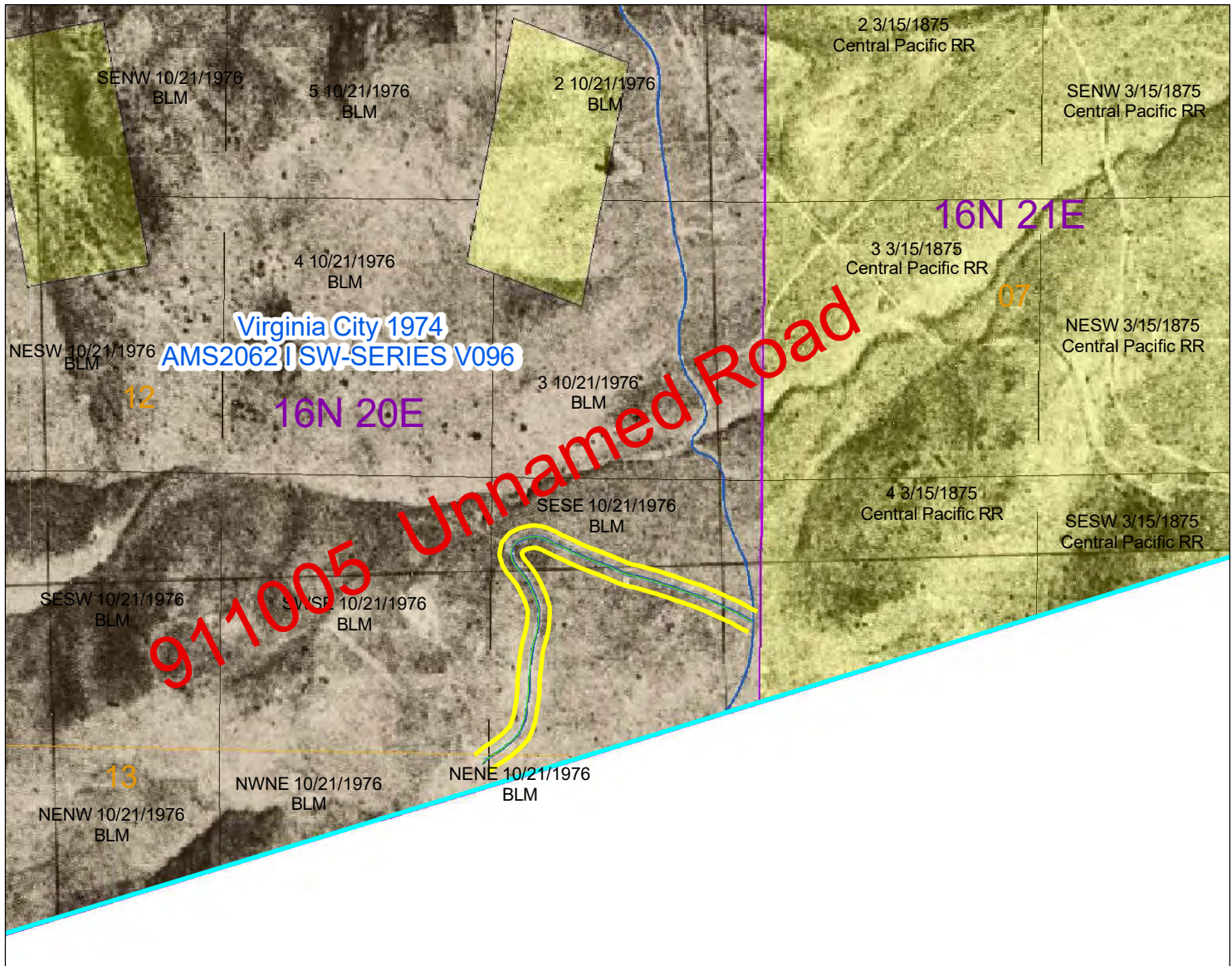


911005 (3)



Proof Map

Excerpt from historic maps: USGS Topographical maps,
GLO Survey maps, BLM Surface Management maps,
various State and NDOT transportation maps



Coordinate System: WGS 1984 Web Mercator Auxiliary Sphere

Map Source: Central Nevada GIS and
Cartography Services, LLC. (CNGIS)
Jerry Elkins 775-761-7777

Data Source: *Base Map* – USGS Topographical maps,
GLO Survey maps, BLM Surface Management maps,
various historic State and NDOT Transportation
maps.

State and Local County Roads – supplied by Storey
County's contracted 3rd party GIS provider.

RS2477 Roads – Digitally collected by CNGIS

Date: 9/16/2020

Legend

Subject Road

RS2477 Roads Project

Roads in Process

Township/Range Label

Date of Transfer from Public

Land Ownership Status

Bureau of Indian Affairs

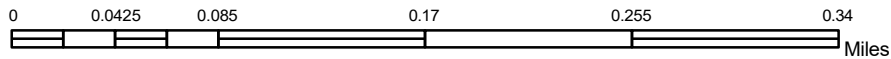
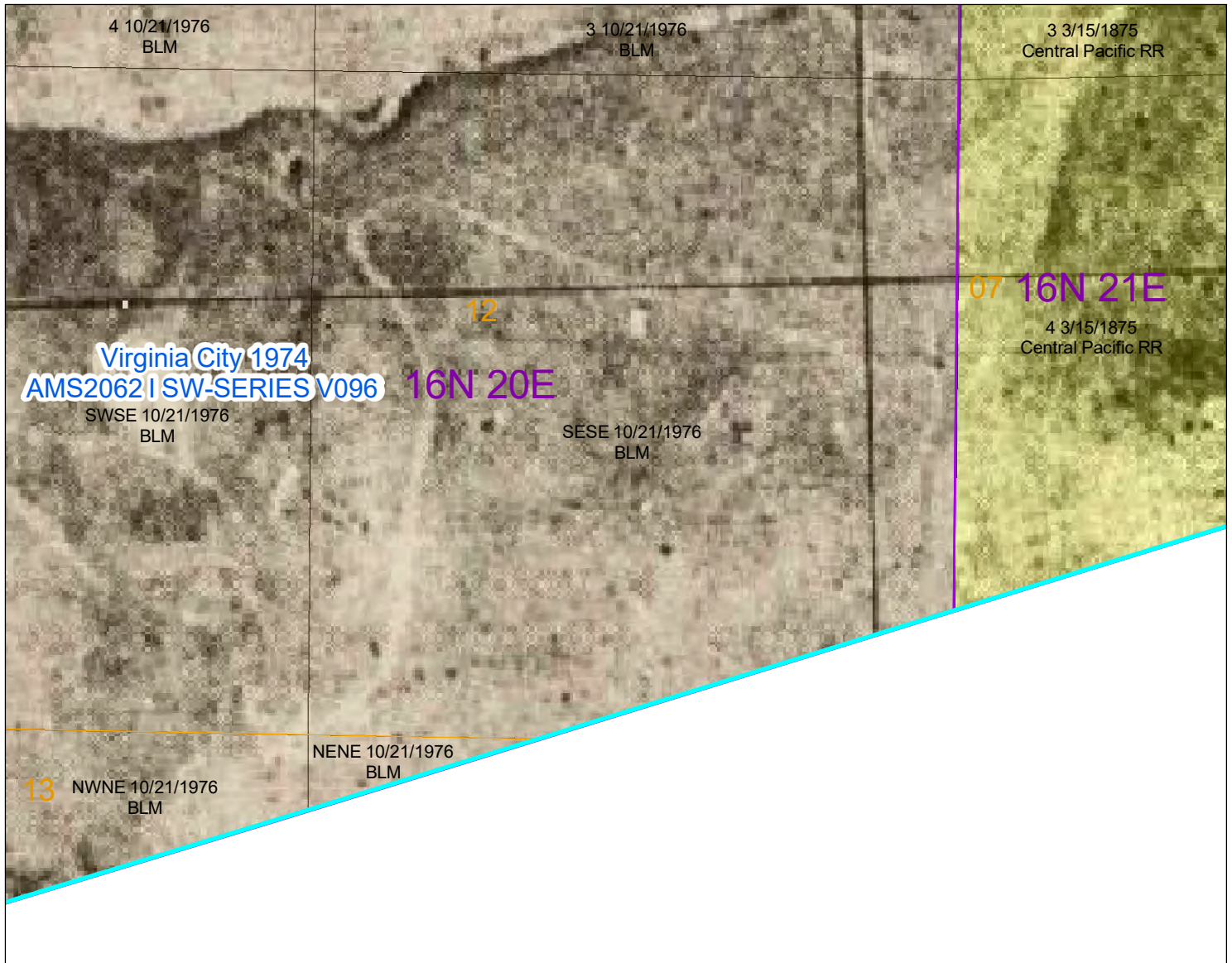
Bureau of Land Management

Bureau of Reclamation

Private Ownership

Proof Map

Excerpt from historic maps: USGS Topographical maps,
GLO Survey maps, BLM Surface Management maps,
various State and NDOT transportation maps



Coordinate System: WGS 1984 Web Mercator Auxiliary Sphere

Map Source: Central Nevada GIS and
Cartography Services, LLC. (CNGIS)
Jerry Elkins 775-761-7777

Data Source: *Base Map* – USGS Topographical maps,
GLO Survey maps, BLM Surface Management maps,
various historic State and NDOT Transportation
maps.

State and Local County Roads – supplied by Storey
County's contracted 3rd party GIS provider.

RS2477 Roads – Digitally collected by CNGIS

Date: 9/16/2020

Legend

- Subject Road
- Township/Range Label
- Date of Transfer from Public
- Land Ownership Status**
 - Bureau of Indian Affairs
 - Bureau of Land Management

Bureau of Reclamation Private Ownership



Storey County Board of Highway Commissioners Agenda Action Report

Meeting date: 9/3/2024 10:00 AM -
BOCC Meeting

Estimate of Time Required: 5

Agenda Item Type: Discussion/Possible Action

- **Title:** Consideration and possible approval of Resolution 24-747, which proposes the identification of Storey County Road Number 910030 (2 Segments), commonly known as UNNAMED, (Segment 1), road segment length 5,894 feet (1.12 miles), road width approximately twenty four (24) feet; and UNNAMED (Segment 2), road segment length 1,048 (0.2 miles), road width approximately eight (8) feet. It is proposed that the road be identified as a minor county road. The effect of identifying the road as a minor county road is to identify it as a public road, available for public use but not maintained by Storey County. It must be used by motorists at their own risk.
- **Recommended motion:** : I (commissioner) move to adopt Resolution 24-747, identifying Storey County Road Number, Number 910030 (2 Segments), commonly known as UNNAMED, (Segment 1), road segment length 5,894 feet (1.12 miles), road width approximately twenty four (24) feet; and UNNAMED (Segment 2), road segment length 1,048 (0.2 miles), road width approximately eight (8) feet, as a minor county road. The effect of identifying the road as a minor county road is to identify it as a public road, available for public use but not maintained by Storey County. It must be used by motorists at their own risk.

- **Prepared by:** Kathy Canfield

Department: Planning

Contact Number: 775-847-1144

- **Staff Summary:** : Following a public hearing on proposed Resolution 24-747, this request is to adopt Resolution 24-747 as a minor county public road per Nevada Revised Statutes 403.170 and 405.191. The road segments are located in the southwest corner of Storey County, west of American Flat Road and south of Ophir Grade on Assessor Parcel Number (APN) 004-331-06. The roadway segments are approximately 1.12 miles and 0.2 miles in length and entirely on land managed by the Bureau of Land Management.
- **Supporting Materials:** See Attachments
- **Fiscal Impact:** None
- **Legal review required:** False

- **Reviewed by:**

_____ Department Head

Department Name:

_____ County Manager

Other Agency Review: _____

- **Board Action:**

<input type="checkbox"/> Approved	<input type="checkbox"/> Approved with Modification
<input type="checkbox"/> Denied	<input type="checkbox"/> Continued

STOREY COUNTY PLANNING DEPARTMENT

Storey County Courthouse
26 South B Street, PO Box 176, Virginia City, NV 89440 Phone (775)
847-1144 – Fax (775) 847-0949
planning@storeycounty.org



To: Storey County Board of Highway Commissioners

From: Storey County Planning Department

Meeting Date: September 3, 2024

Meeting Location: Storey County Courthouse, 26 S. B Street, Virginia City, Storey County, Nevada, and via Zoom

Staff Contact: Kathy Canfield

Request: RESOLUTION 24-747 establishing a minor county public road identified as Unnamed, Storey County Road Number 910030 (2 segments), pursuant to Nevada Revised Statutes 403.170 and 405.191.

Location: The road segments are located in the southwest corner of Storey County, west of American Flat Road and south of Ophir Grade on Assessor Parcel Number (APN) 004-331-06. The roadway segments are approximately 1.12 miles and 0.2 miles in length and entirely on land managed by the Bureau of Land Management.

Background & Analysis

Storey County has commenced the process of identifying existing public access roadways located on public land. Nevada Revised Statutes Section 405.191 identifies what is considered a public road. Storey County is following this definition to designate roadways that meet the following:

Any way which exists upon a right-of-way granted by Congress over public lands of the United States not reserved for public uses in chapter 262, section 8, 14 Statutes 253 (former 43 U.S.C. § 932, commonly referred to as R.S. 2477), and accepted by general public use and enjoyment before, on or after July 1, 1979. Except as otherwise provided in this subsection, each board of county commissioners may locate and determine the width of such rights-of-way and locate, open for public use and establish thereon county roads or highways, but public use alone has been and is sufficient to evidence an acceptance of the grant of a public user right-of-way pursuant to former 43 U.S.C. § 932. In a county in which a board of county highway commissioners has exclusive control of all matters relating to the construction, repairing and maintaining of public highways, roads and bridges within the county pursuant to NRS 403.090, the board of county highway commissioners may locate and determine the width of those rights-of-way and open those rights-of-way for public use for the purpose of designating county roads pursuant to NRS 403.170 or taking any other action

concerning those rights-of-way pursuant to chapter 403 of NRS.

Storey County entered into a contract with Mr. Jerry Elkins to do the research on various roadway sections located within Storey County that had not previously been researched by Storey County or identified as a county-recognized road. Utilizing this research, Storey County is recognizing each roadway segment that meets the NRS Section 405.191 definition on public property. The research, map, legal description and photographs are included for each roadway segment and a Resolution recognizing the roadway segment by the Storey County Board of Highway Commissioners is generated for each segment.

Upon recordation of the Resolution, each segment of roadway will be added to the overall Storey County map of county roads and designated as a minor county road. The map will then be presented to the State of Nevada Department of Transportation as identified in NRS Section 403.190.

It should be noted that NRS 403.170(1)(c) states that county roads designated as minor county roads do not have to be maintained and it further provides that the state and county are immune from liability for damages suffered by anyone using a minor county road. The statute also does not require signage to create the immunity from liability.

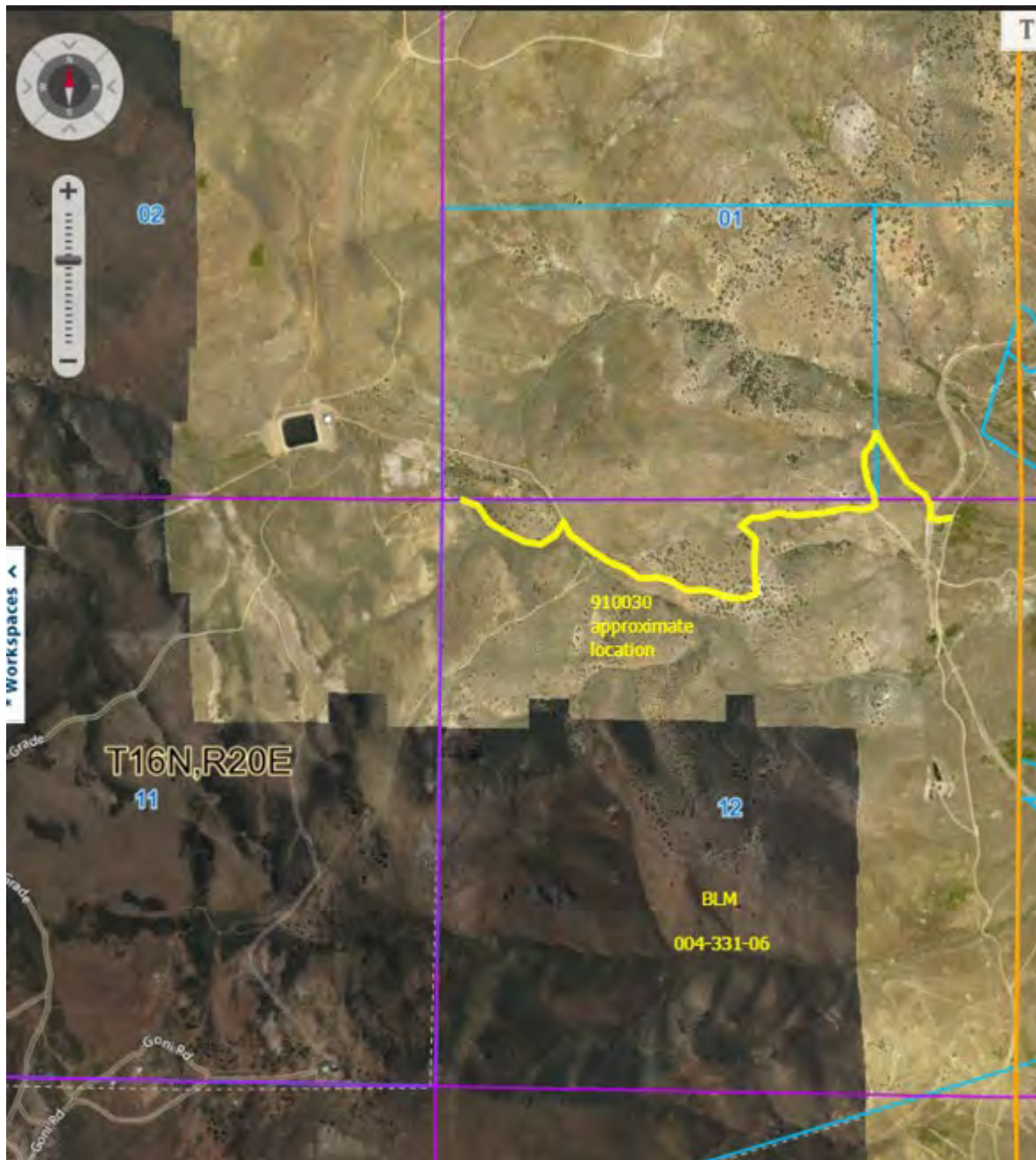
County staff are proceeding with recognizing the roadways that are located on publicly owned land only. Some of the research does include other roadway areas, including areas privately owned. If the need arises in the future, this research is anticipated to be utilized in the legal process of identifying public access across private property.

The applicable NRS sections identified in this report are attached as exhibits to this staff report.

Unnamed, Storey County Road Number 910030 (2 segments)

The roadway is located near in the southwest corner of Storey County, west of American Flat Road and south of Ophir Grade on APN 004-331-06. The road segments are approximately 1.12 miles and 0.2 miles in length and are located on land managed by the Bureau of Land Management. The effect of identifying the road as a minor county road is to identify it as a public road, available for public use but that it is not maintained by Storey County. It must be used by motorists at their own risk.

Attached to this staff report is a legal description of the Unnamed Storey County Road Number 910030 (2 segments), which includes maps and photographs of the roadway. A Resolution establishing the roadway on public land as a minor public road is also attached for consideration for adoption. Staff is recommending approval of the proposed Resolution.



Yellow line indicates approximate location of the roadway segment

Suggested Motion

In accordance with the recommendation by staff, I (*commissioner*) hereby move to adopt RESOLUTION 24-747 establishing a minor county public road identified as Unnamed, Storey County Road Number 910030 (2 segments), pursuant to Nevada Revised Statutes 403.170 and 405.191.

RESOLUTION 24-747

STOREY COUNTY BOARD OF HIGHWAY COMMISSIONERS
STOREY COUNTY, NEVADA

A RESOLUTION ESTABLISHING A MINOR COUNTY PUBLIC ROAD IDENTIFIED AS COUNTY ROAD NUMBER 910030 (2 SEGMENTS), UNNAMED (SEGMENT 1), UNNAMED (SEGMENT 2), PURSUANT TO NEVADA REVISED STATUTES 403.170 and 405.191.

WHEREAS, in response to the urging of the Nevada Legislature in Senate Concurrent Resolution No. 6, in the 75th Legislative Session of 2009, the Storey County Board of Commissioners (Board) on February 18, 2020, approved of a project to inventory and map all roads or rights-of-way that qualify to be classified as minor county roads under Nevada law and which were granted for public use under what was formerly codified as section 2477 of the Revised Statutes of the United States, 43 U.S.C. § 932 (R.S. 2477), and which were expressly recognized and preserved when R.S. 2477 was repealed under the enactment of the Federal Land Policy and Management Act of 1976, (See § 701(a)); and

WHEREAS, the Board pursuant to NRS 405.191 is empowered to locate and determine the width of those rights-of-way and open those rights-of-way for public use for the purpose of designating county roads pursuant to NRS 403.170; and

WHEREAS, the Board pursuant to NRS 403.170 is tasked with laying out and designating roads which are neither main nor general county roads but have been established by usage, or were constructed for use by the public, and shall designate these roads as minor county roads; and

WHEREAS, the Board has examined the documents attached as Exhibit 1 and concludes that the roads or rights-of-way depicted therein qualify to be designated as minor county roads and open to the public; and

WHEREAS, pursuant to NRS 403.170 a public hearing was held on September 3, 2024;

NOW THEREFORE BE IT RESOLVED, that the Storey County Board of Highway Commissioners does hereby locate, open for public use, layout and designate the public county road right-of-way Storey County Road Number 910030 (2 Segments), commonly known as Unnamed (Segment 1), road segment length 5,894 feet (1.12 miles), road width approximately twenty four (24) feet; and Unnamed (Segment 2), road segment length 1,048 (0.2 miles), road width approximately eight (8) feet, as a minor county road;

BE IT FURTHER RESOLVED, that the Storey County Board of Highway Commissioners does hereby determine and declare that the minor Storey County Road Number 910030 (2 Segments), commonly known as Unnamed (Segment 1), road segment length 5,894 feet (1.12 miles), road width approximately twenty four (24) feet; and Unnamed (Segment 2), road

segment length 1,048 (0.2 miles), road width approximately eight (8) feet, as more fully described in the attached Exhibit 1, has been: (a) established by usage or (b) was constructed for use by the public and prior to the October 21, 1976 repeal of R.S. 2477; and

BE IT FURTHER RESOLVED, that the Storey County Board of Highway Commissioners does hereby acknowledge and determine that Storey County Road Number 910030 (2 Segments), commonly known as Unnamed (Segment 1), road segment length 5,894 feet (1.12 miles), road width approximately twenty four (24) feet; and Unnamed (Segment 2), road segment length 1,048 (0.2 miles), road width approximately eight (8) feet, as more fully described in the attached Exhibit 1, applies only to the segments of the road that traverse land managed by the Bureau of Land Management, United States Department of the Interior, and does not apply to segments of the road that traverse land owned by any other person or entity; and

BE IT FURTHER RESOLVED, and hereby ordered that the minor Storey County Road Number 910030 (2 Segments), commonly known as Unnamed (Segment 1), road segment length 5,894 feet (1.12 miles), road width approximately twenty four (24) feet; and Unnamed (Segment 2), road segment length 1,048 (0.2 miles), road width approximately eight (8) feet, as more fully described in the attached Exhibit 1, shall be represented on the Storey County Road Inventory as a minor road; and

BE IT FURTHER RESOLVED, and hereby ordered that the Exhibit 1, designating county minor road, Storey County Road Number 910030 (2 Segments), commonly known as Unnamed (Segment 1), road segment length 5,894 feet (1.12 miles), road width approximately twenty four (24) feet; and Unnamed (Segment 2), road segment length 1,048 (0.2 miles), road width approximately eight (8) feet, as more fully described in the attached Exhibit 1, shall be filed with the Clerk of the Storey County Board of Highway Commissioners, the Nevada Department of Transportation, and the County Recorder; and

BE IT FURTHER RESOLVED, that the Storey County Board of Highway Commissioners pursuant to Nevada Revised Statutes 403.190, does hereby declare the filing of Exhibit 1 is evidence of the existence and location of Storey County Road Number 910030 (2 Segments), commonly known as Unnamed (Segment 1), road segment length 5,894 feet (1.12 miles), road width approximately twenty four (24) feet; and Unnamed (Segment 2), road segment length 1,048 (0.2 miles), road width approximately eight (8) feet,

BE IT FURTHER RESOLVED, that the Storey County Board of Highway Commissioners pursuant to Nevada Revised Statutes 403.170 does hereby determine that no maintenance is required on minor county roads and there will be no change in the maintenance schedule by the Storey County Public Works Department until and at such time it is determined to be necessary; and

BE IT FURTHER RESOLVED, that the Storey County Board of Highway

Commissioners does hereby determine that signs indicating the road number, lack of maintenance, common name or any other informational message deemed appropriate by the Storey County Public Works Department may be placed on the county minor road, Storey County Road Number 910030 (2 Segments), commonly known as Unnamed (Segment 1), road segment length 5,894 feet (1.12 miles), road width approximately twenty four (24) feet; and Unnamed (Segment 2), road segment length 1,048 (0.2 miles), road width approximately eight (8) feet, as more fully described in the attached Exhibit 1.

This resolution shall be effective upon its adoption.

PROPOSED AND ADOPTED this ____ day of _____, 2024.

THOSE VOTING AYE: _____

THOSE VOTING NAY: _____

STOREY COUNTY BOARD OF
HIGHWAY COMMISSIONERS

By: Chairman _____

ATTEST:

Clerk of the Board _____

Beginning and Ending Points and Legal Description

The road is the monument.

Common Name: Unnamed Road

County: Storey

County Road Number: 910030

Segment 1

Beginning Latitude/Longitude: 39.273248 N, -119.679762 W

Beginning Legal Description: Township 16 N, Range 20 East, Within Section 12

Ending Latitude/Longitude: 39.272601 N, -119.692746 W

Ending Legal Description: Township 16 N, Range 20 East, Within Section 12

Total Road Segment Length (in Horizontal Distance): 5,894' (1.12
Miles) Overall Average Disturbed Width: Approximately
twenty four (24) feet.

All Projections are NAD 1983 StatePlane Nevada West FIPS 2702 Feet in Decimal Degrees

The collected centerline report for this road is in a database maintained by the Storey County GIS
Outsource Contractor.

This road provides access to other roads, private property, water rights, and mining claims or to hunting, fishing, firewood, wildlife viewing, camping, hiking, motor vehicle recreation, mineral exploration or other general outdoor recreation areas, or any combination thereof.

"The RS 2477 assertion is to the segments of the road that traverse land reserved and managed by the Bureau of Land Management and US Forest Service, United States Department of the Interior and segments of the road that traverse land owned by any other person or entity."

Beginning and Ending Points and Legal Description

The road is the monument.

Common Name: Unnamed Road

County: Storey

County Road Number: 910030

Segment 2

Beginning Latitude/Longitude: 39.272601 N, -119.692746 W

Beginning Legal Description: Township 16 N, Range 20 East, Within Section 12

Ending Latitude/Longitude: 39.273725 N, -119.69604 W

Ending Legal Description: Township 16 N, Range 20 East, Within Section 1

Total Road Segment Length (in Horizontal Distance):1,048' (0.2
Miles) Overall Average Disturbed Width: Approximately
eight (8) feet.

All Projections are NAD 1983 StatePlane Nevada West FIPS 2702 Feet in Decimal Degrees

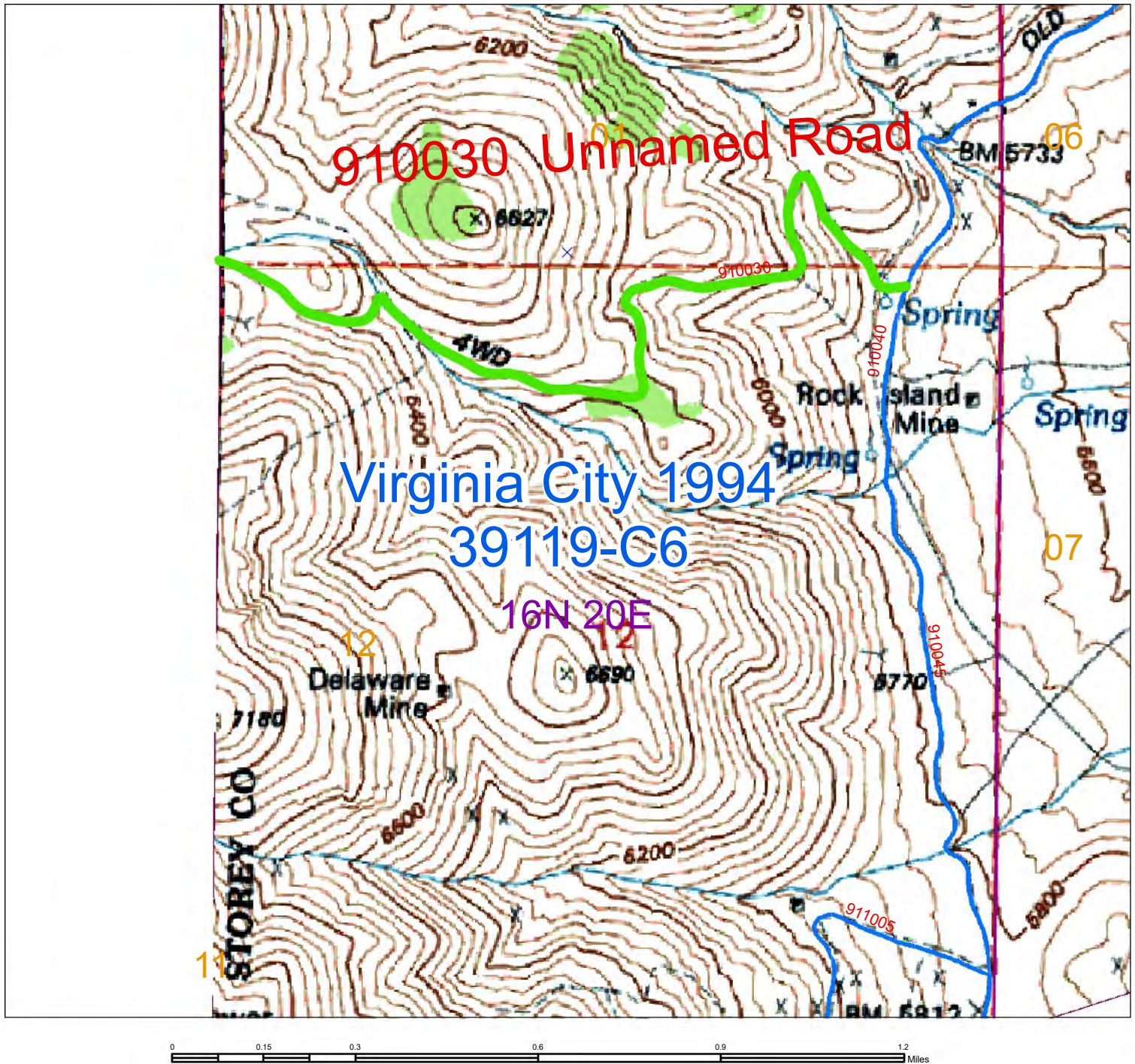
The collected centerline report for this road is in a database maintained by the Storey County GIS
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This road provides access to other roads, private property, water rights, and mining claims or to hunting, fishing, firewood, wildlife viewing, camping, hiking, motor vehicle recreation, mineral exploration or other general outdoor recreation areas, or any combination thereof.

"The RS 2477 assertion is to the segments of the road that traverse land reserved and managed by the Bureau of Land Management and US Forest Service, United States Department of the Interior and segments of the road that traverse land owned by any other person or entity."

Locator Map

Excerpt from current USGS Topographical maps,



Coordinate System: WGS 1984 Web Mercator Auxiliary Sphere

Map Source: Central Nevada GIS and
Cartography Services, LLC. (CNGIS)
Jerry Elkins 775-761-7777

Data Source: Base Map – USGS Topographical maps,
State and Local County Roads – supplied by Storey
County's contracted 3rd party GIS provider.
RS2477 Roads – Digitally collected by CNGIS

Date: 9/17/2020

Legend

- Subject Road
- RS2477 Roads
- Road in Process
- State and County Roads
- SIX MILE CANYON RD
- SR 341
- SR 342
- SR 439
- USGS Quadrangle Grid

910030 (1)



910030 (2)



910030 (3)



910030 (4)



910030 (5)

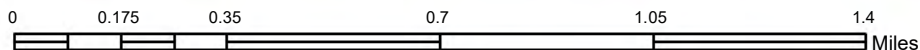
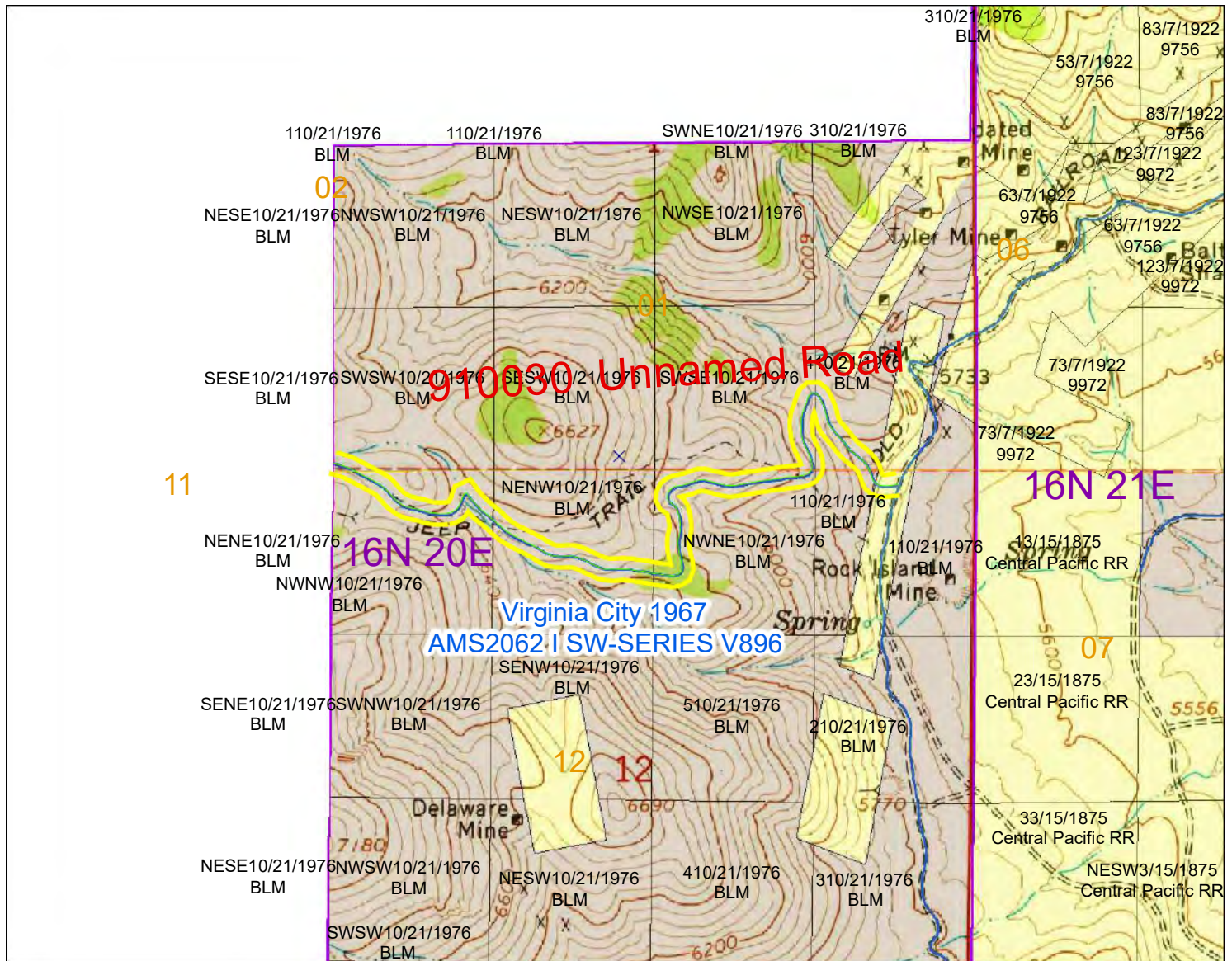


910030 (6)



Proof Map

Excerpt from historic maps: USGS Topographical maps,
GLO Survey maps, BLM Surface Management maps,
various State and NDOT transportation maps



Coordinate System: WGS 1984 Web Mercator Auxiliary Sphere

Map Source: Central Nevada GIS and
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Jerry Elkins 775-761-7777

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maps.

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County's contracted 3rd party GIS provider.
RS2477 Roads – Digitally collected by CNGIS

Date: 9/15/2020

Legend

Subject Road

RS2477 Roads Project

Roads in Process

Township/Range Label

Date of Transfer from Public

Land Ownership Status

Bureau of Indian Affairs

Bureau of Land Management

Bureau of Reclamation

Private Ownership





Storey County Board of Highway Commissioners Agenda Action Report

Meeting date: 9/3/2024 10:00 AM -
BOCC Meeting

Estimate of Time Required: 10

Agenda Item Type: Discussion/Possible Action

- **Title:** Report of Public Works Department regarding roads and highways throughout Storey County.
- **Recommended motion:** Discussion Only
- **Prepared by:** Jason Wierzbicki

Department: Public Works

Contact Number: 7752299920

- **Staff Summary:** Discussion of roads and highways throughout the county
- **Supporting Materials:** No Attachments
- **Fiscal Impact:** no
- **Legal review required:** False
- **Reviewed by:**

_____ Department Head

Department Name:

_____ County Manager

Other Agency Review: _____

- **Board Action:**

<input type="checkbox"/> Approved	<input type="checkbox"/> Approved with Modification
<input type="checkbox"/> Denied	<input type="checkbox"/> Continued



Board of Storey County Fire Commissioners Agenda Action Report

Meeting date: 9/3/2024 10:00 AM -
BOCC Meeting

Estimate of Time Required: 5

Agenda Item Type: Consent Agenda

- **Title:** Consideration and possible approval of the new Fire District Policy 048-Purchasing Procedures.
- **Recommended motion:** I, Commissioner---, move to approve the new Fire District Policy A048-Purchasing Procedures.
- **Prepared by:** Jennifer McCain

Department: Comptroller

Contact Number: 7758471133

- **Staff Summary:** Fire District has adopted a new Purchasing Policy A048 to provide a framework for appointed officers and District employees to operate efficiently, responsibly, and economically within NRS.
- **Supporting Materials:** See Attachments
- **Fiscal Impact:** no
- **Legal review required:** False
- **Reviewed by:**

____ Department Head

Department Name:

____ County Manager

Other Agency Review: _____

- **Board Action:**

<input type="checkbox"/> Approved	<input type="checkbox"/> Approved with Modification
<input type="checkbox"/> Denied	<input type="checkbox"/> Continued

**STOREY COUNTY FIRE DISTRICT
ADMINISTRATIVE
POLICIES AND PROCEDURES**

NUMBER: A048
EFFECTIVE DATE:
LAST REVISED:
AUTHORITY: BOFC
FIRE CHIEF: JL

SUBJECT: PURCHASING PROCEDURES

I. PURPOSE

This policy delineates the protocols and authority related to the purchasing of goods and services for The Storey County Fire Protection District (District) and includes additional approvals and fiscal controls necessary for larger purchases. This policy provides a framework wherein appointed officers and District employees may operate efficiently, responsibly, and economically within Nevada Revised Statutes (NRS).

II. CODE OF CONDUCT

It is a violation of these policies and procedures for anyone to split its requirements for supplies, materials, equipment and contractual services into estimated lesser amounts to avoid the provisions of the NRS, District policy, or best procurement practices.

It is a violation of these policies and procedures for anyone to draft bid specifications in a manner that intentionally precludes more than one qualified vendor from bidding. Such bid specifications will be deemed an attempt to avoid and thereby violate the intent of the competitive bid requirements of the NRS.

No member of the Board of Fire Commissioners (BOFC), representative of the Board, or any person with purchasing authority can have any direct or indirect interest in contracts entered into by the District. However, the District may purchase supplies, not to exceed \$1,500.00 in the aggregate in any one calendar month from a Fire Commissioner when it would otherwise be significantly inconvenient due to the absence of any other local sources. However, the commissioners furnishing supplies may not vote on the allowance of the claim for such supplies in accordance with NRS.

III. POLICY

This policy shall apply to every expenditure of public funds. It is the District's policy to exercise due diligence in the purchase of goods and services. Procurements must be conducted in the most professional, ethical, and legal manner possible; while ensuring quality and considering standardization, reasonable terms, and best value to the taxpayers.

Federal grant purchases may have additional requirements. When a purchase involves the expenditure of Federal assistance or contract funds, the procurement shall be conducted in accordance with applicable mandatory Federal laws and regulations which are not reflected

in this policy. If Federal requirements conflict with State or District purchasing policies and procedures, the Federal requirements will be followed..

A. PURCHASING PROTOCOL

1. **Budgeted funds** - Must be available before a purchase commitment is made. If sufficient funds are not available, a reallocation or additional appropriation request must be submitted for approval by the Comptroller, Fire Chief and/or BOFC.
2. **Contracts** - All written contracts, regardless of the amount, require review by the Fire Chief, Comptroller and the County District Attorney before approval. All labor agreements and settlement contracts must be approved by the BOFC.
3. **Professional Services** – Qualifications, character, cost, competency, and availability must be considered. Authorization must be obtained from the Fire Chief and the Comptroller.
4. **Documentation of Purchasing Process** – Proper documentation of the purchasing process is necessary for accountability. Persons making purchasing decisions must be able to provide proof of compliance with this purchasing policy and NRS.
5. **Exceptions to informal or formal bidding requirements** -- There are a number of exceptions to informal and formal bidding requirements in NRS 332.112-332.195; including, but not limited to: professional services; computer hardware and software, systems of communications, sole source, equipment/services that are available pursuant to a vendor agreement with the State of Nevada General Services Administration or another federal government agency located within or outside the State of Nevada, or equipment/services offered by a vendor pursuant to a solicitation issued by another governmental entity, or *through the approved Houston-Galveston Area Council (H-GAC) agreement*. The Comptroller, in consultation with the District Attorney's Office, can assist departments to determine if a procurement of goods or services qualifies under an exception.

B. GENERAL PURCHASING REQUIREMENTS

1. Employees must exercise due diligence in all procurements.
2. Procurements requiring approvals must obtain approval prior to financial commitment and/or purchase.
3. All District employees must obtain authorization through the budget process to purchase or enter into an agreement for the purchase of supplies, materials, equipment, and/or leases of land per NRS 332. The requirements of which are listed below:
 - a. Budgeted purchases under \$50,000 annually – No bidding requirement. Documentation is not required.
 - i. Budgeted single-item purchases and projects under \$2,000 may be signed by the Assistant Fire Chief with a submitted Budget Request or upon verbal approval by the Assistant Fire

- Chief for out-of-district activities and/or emergency circumstances.
 - ii. Single item purchases of \$5,000 or more or project totals of \$15,000 or more – Requires a signed Budget Request Form approved by the Fire Chief and the Comptroller with such approval encumbering the funds.
 - iii. \$25,000 or more – Purchase may be made either by quotation or direct negotiation approved by the Fire Chief and Comptroller with an approved Budget Request Form.
 - iv. Contracts for services under \$25,000 – Fire Chief or designee may sign contracts. The BOFC shall be notified of awards for contracts of services with a total estimated cost of under \$25,000.
 - b. Unbudgeted purchases under \$50,000 annually - No bidding requirement. Documentation is not required.
 - i. Under \$5,000 – Must be approved by the Fire Chief and Comptroller.
 - ii. \$5,000 or more – Must have a Budget Request Form signed and approved by the Fire Chief and Comptroller. Agendized item must be approved by the BOFC. BOFC meeting agenda and minutes, when available, shall be attached to the Budget Request Form.
 - c. Budgeted and unbudgeted purchases over \$100,000 – Purchases of this size are subject to bid advertising requirements. (NRS 332.065)
 - i. Budgeted items require a Budget Request Form signed by the Fire Chief and Comptroller. BOFC must be informed of purchase during staff reports or through an agendized notification.
 - ii. Unbudgeted purchases must be approved by the Fire Chief, Comptroller, and BOFC prior to purchase.
 - iii. Requires BOFC approval for the receipt of sealed bids.
 - iv. All sealed bids shall be directed to the Clerk-Treasurer's Office.
 - v. The BOFC may award the best value bid and responsible bidder. The Board may also reject all bids received.
 - vi. All written documentation must be kept on file with the Clerk-Treasurer for 7 years.
 - vii. Meeting agenda items and minutes, once available, should be attached to the submitted Budget Request Forms.
 - viii. All bids shall be kept on file with the Clerk-Treasurer for 7 years.
- 4. Contracts exempt from competitive bidding requirements (pursuant to NRS 332.112-332.148). Although exempt from bidding requirements, any purchases defined in this section are subject to budget limitations and the approval processes set forth in this policy.
 - a. Emergency Contracts – Emergency purchases are:

- i. Purchases required immediately resulting from the occurrence of a disaster; including but not limited to fire, flood, hurricane, riot, power outage, or disease.
 - ii. Purchases that if not made, may lead to the impairment of the health, safety and/or welfare of the public.
- b. Contracts which by their nature are not adapted to award by competitive solicitation. Refer to NRS 332.115 for more information.

C. BID AND QUOTATION SPECIFICATIONS

- 1. Bid awards shall be approved for award by the BOFC at a regularly scheduled meeting as a published agenda item as they may require.
- 2. A contract or agreement which is not signed by the BOFC, Fire Chief, Comptroller, or designee is void unless otherwise exempted. The signing of a contract or agreement by an unauthorized person is a violation of these policies and procedures and may be referred to the Fire Chief for appropriate action.
- 3. Specifications must:
 - a. Conform with acceptable industry-wide standards.
 - b. Be written in clear, definite, and concise terms and conditions.
 - c. Describe the performance requirements.
 - d. Facilitate to the extent possible, free and full competition.
- 4. Bids must:
 - a. Be properly dated and stamped on receipt.
 - b. Be opened, reviewed, and awarded at a specific time and date as prescribed in the bid specifications.
 - c. Consider cost, duration, and terms of any warranty provisions, reliability and maintenance costs, and repurchase value of the equipment after a specified number of years.
- 5. Bids and specifications should not exclude all but one type or kind except when permitted by law, nor call for features or for a level of quality not needed for the intended use, except in cases where such features or the level of quality are essential for some future considered or result in overall economic advantage to the District.

D. BOND REQUIREMENTS

- 1. Bid Bonds - A bid bond, performance bond, payment bond, or any combination thereof, with sufficient surety, in such amount as may be determined necessary the Fire Chief and/or the Comptroller or an authorized representative, may be required of each bidder or contractor on a particular contract. Any such bonds may be to ensure proper performance of the contract and save, indemnify, and keep harmless Storey County Fire Protection District against all loss, damages, claims, liabilities, judgments, costs, and expenses that may accrue the District in consequence of the awarding of the contract. If a bond is required, it must also not require a detailed financial statement from each bidder of the contract in accordance with NRS.

2. Performance/Payment Bond - Upon notice of a contract, the successful offer may be required to execute a contract performance guaranty consisting of a Performance Bond issued by a company authorized to do business in the State of Nevada in the amount of one hundred percent (100%) of the total amount proposed. The Performance Bond must be returned ninety (90) days after the successful completion of all performance required under the contract. The District Attorney must approve performance Bonds.
3. Award - The Fire Chief, Comptroller, elected official or appointed officer, or their designee must recommend all bids or requests for proposal to the BOFC for approval. All bid contracts approved by the BOFC must be signed by the Chair or authorized signatory, such as the Fire Chief or Assistant Fire Chief.

E. PROFESSIONAL SERVICES

Steps in procuring professional services are as follows:

1. Submittal of proposals.
2. Review of submissions.
3. Selection of the preferred proposal.
4. Negotiation of price.

F. UNLAWFUL PURCHASES

Except as otherwise provided, if any employee purchases or contracts for supplies, materials, equipment, or contractual services contrary to the provisions of these policies and procedures, such purchase or contract is void. If the District's money has not been used to pay for the purchase, the individual making such purchase is liable for the costs involved. If the purchase has previously been paid with the District's money, the amount thereof may be recovered in the name of the District in any appropriate manner.

IV. RESPONSIBILITY FOR REVIEW: The Fire Chief and Comptroller or their designee will review this policy every 5 years or sooner as necessary.

V. RELATED LAWS, REGULATIONS, OR POLICIES: NRS 332, 334, 338, 339



Board of Storey County Commissioners

Agenda Action Report

Meeting date: 9/3/2024 10:00 AM -
BOCC Meeting

Estimate of Time Required: 10 mins

Agenda Item Type: Discussion/Possible Action

- **Title:** Discussion and potential approval to establish a Memorandum of Understanding (MOU) with the Storey County Sheriff's Office Employees' Association/Nevada Association of Police and Sheriff's Officers (NAPSO). The MOU aims to amend Article 7, Section (14) to enable employees to receive milestone disbursements based on their continuous years of service with the Sheriff's Office.
- **Recommended motion:** I (commissioner) move to approve the Memorandum of Understanding (MOU) with the Storey County Sheriff's Office Employees' Association/Nevada Association of Police and Sheriff's Officers (NAPSO). The MOU aims to amend Article 7, Section (14) to enable employees to receive milestone disbursements based on their continuous years of service with the Sheriff's Office.
- **Prepared by:** Brandie Lopez

Department: HR

Contact Number: 775-847-0968

- **Staff Summary:** The MOU seeks to amend Article 7, Section (14) to provide milestone disbursements based on deputies' continuous years of service within the Sheriff's Office, rather than only the years recognized by the union.
- **Supporting Materials:** See Attachments
- **Fiscal Impact:**
- **Legal review required:** False
- **Reviewed by:**

____ Department Head

Department Name:

____ County Manager

Other Agency Review: _____

- **Board Action:**

☐ Approved

☐ Approved with Modification

<input type="checkbox"/> Denied	<input type="checkbox"/> Continued
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**Memorandum of Understanding
Between
Storey County, Nevada
and the
Storey County Sheriff's Office Employee's Association/Nevada Association of
Police & Sheriff's Officers (NAPSO)**

September 3, 2024

This Memorandum of Understanding (MOU) is between Storey County, Nevada, a political subdivision of the State of Nevada, and the Storey County Sheriff's Office Employee's Association/Nevada Association of the Police & Sheriff's Officers (NAPSO) to amend Article 7, Section (14). This agreement applies exclusively to the amendments shown herein and shall have no effect on the remaining provisions of the bargaining agreement or its appendices.

Article 7: COMPENSATION PRACTICES, section 14, shall be amended as follows:

Years of Service Milestones. Employees shall receive milestone disbursement according to continuous years of service within the Sheriff's Office in the following amounts:

- Five (5) years = \$3,000
- Ten (10) years = \$6,000
- Fifteen (15) years = \$9,000
- Twenty (20) years = \$12,000
- Twenty-five (25) years = \$15,000
- Thirty (30) years = \$18,000

Payments will be made within 30 days of the employee reaching their specific milestone and will be retroactive to July 1, 2023.

Approved on this 3rd day of September 2024.

STOREY COUNTY

STOREY COUNTY SHERIFF'S OFFICE
EMPLOYEES' ASSOCIATION

Jay Carmona, Chairman
Storey County Commission

Christopher Hamblin, President
SCSO Employees' Association

Clay Mitchell, Vice Chairman
Storey County Commission

Mike Simons, Vice President
SCSO Employees' Association

Lance Gilman, Commissioner
Storey County Commission

Stan Glowniak, Secretary
SCSO Employees' Association

Joseph Welch, Treasurer
SCSO Employees' Association

Approved as to from:

Anne Langer, District Attorney

ARTICLE 7: COMPENSATION PRACTICES

Employees will receive Cost of Living Adjustments (COLA) to their base pay on the first full pay period of the fiscal year, to be effective:

0% for the first year of the contract (2024-2025)

3% for the second year of the contract (2025-2026)

2% for the third year of the contract (2026-2027)

These increases will be effective during the first full pay period in July.

If there is a PERS increase during the term of this contract, the said increase will be shared equally between union eligible employees in accordance with NRS 286.421 (3) (a) (1). The union eligible employee's portion will be covered by reducing agreed upon COLA increase by 50% of the PERS increase.

The pay chart for Corporal and Sergeant is being expanded to address compaction issues as well as to provide competitive pay for comparable positions in local counties. Effective the first full pay period in July 2024, Corporals and Sergeants will move to the step closest to their current pay in the new chart as provided below. Their anniversary date will not change. If the closest step is less than \$1,000 higher than the employee's current rate of pay the employee will move to that step (example 1). If the closest step is \$1,000 or more, above the employee's current pay the employee will move to the next lower step. If that step provides pay that is lower than the employee currently receives the employee will be Y-rated at their current pay until their next merit increase (example 2).

For the purposes of this contract Y-rate is defined as an employee being paid between steps of the pay chart. The employee will continue to be Y-rated until they move to the next step on their anniversary date.

Example 1: Sergeant is step 09, \$106,615. Sergeant would move to step 6 on new chart at \$107,248.

Example 2: Sergeant is step 10, \$112,479. Sergeant would move to step 7 on new chart, \$112,074 but would have their pay Y-rated at \$112,479 until their merit increase and would then move to step 8 at \$117,118.

1. **Wages:** Biweekly wages: All Employees will be paid on each biweekly Friday, with wages computed through the preceding Sunday.
2. **Wages and Wage Adjustments:** Employees will receive wages and yearly adjustments as shown in Appendix A of this Agreement. Merit increases will be provided as described in this Article.

Merit Increases: A merit increase of one step in the wage range for the Employee's job class will be granted to an Employee upon completion of each year in which the Employee receives a satisfactory evaluation score until the Employee reaches the top of the wage range. If the Employee has not been evaluated within thirty (30) calendar day following his/her Anniversary date, merit will be granted retroactive to the Anniversary date.

Employees who reach step ten (10) of the 2024-2027 Appendix A, are capped and may advance no further.

3. Promotions:

- a. A Deputy who is promoted to Corporal must move to the next closest step from his/her former position but must receive no less than a five (5) percent increase in base pay. A Corporal promoted to Sergeant must move to the next closest step from his/her former position but must receive no less than a five (5) percent increase in base pay. A Deputy who is promoted to Sergeant will move to the next closest step from his/her former position but must receive no less than a ten (10) percent increase in base pay. Ensuring that the promoted Employee receives no less than the stated increase in base pay is accomplished by moving him/her to the next nearest step which provides the required increase, provided the employee pay may not exceed step 10 of the pay schedule.
- b. All promotions within the Bargaining Unit shall be filled by candidates who meet the minimum requirements of the position that are established by the Employer.
- c. Notice of promotions to vacant positions within the Bargaining Unit shall be posted on bulletin boards within the Department for a period of not less than ten (10) working days prior to the last date for application or the date scheduled for testing, whichever is earlier. Notice shall contain the following information or indicate where the information may be obtained:
 - i. Title and Job Description of Position;
 - ii. All eligibility requirements including education, employment, training, and experience criteria. and whether equivalent factors will be recognized;
 - iii. If there will be competitive testing and the date, time, and place of such testing;
 - iv. The nature and scope of test subject matter;
 - v. Whether the test will consist of written, oral, and/or physical demonstration components.

4. Salary and Step Upon Hire: Applicants hired into a position represented by this Agreement will be placed at step 1 in the salary range chart. The Sheriff may approve an applicant to be hired up to step 10 if it is determined that the applicant has extensive experience comparable to the duties assigned. Prior to approving an accelerated hiring step, the Sheriff must ensure that there are budgeted funds available and there will be no disparate impact to current employees in the bargaining unit.

- 5. Rehire:** Regular employees, including those serving a trial period, who voluntarily terminate employment may be considered for rehire:
- a) Without undergoing any recruitment or examination (not including probationary period) within 2 years of the effective date of termination.
 - b) The rehire must be to a position in the same or comparable class.
 - c) The decision to rehire is at the sole discretion of the Sheriff.
 - d) The employee may be rehired at the step they held at the time of termination.
 - e) Upon rehire, the employee shall be required to serve a new probationary period.

- f) No credit for former employment may be granted in determining eligibility for leave or other benefits.
 - g) Seniority may be continued (not counting the period of time the employee was not employed by Storey County) provided the employee is rehired into the same job classification. The employee's new anniversary date shall be the date of rehire.
1. **Shift Differential:** An Employee shall receive Shift Differential Pay, in addition to Base Pay on all regularly scheduled hours worked in the manner described in subsections (a) and (b) below. Shift Differential Pay will be included in the regular rate of pay for the purposes of calculating overtime.
- a. Swing shift – One dollar seventy-five cents (\$ 1.75) per hour for all hours worked on Swing shift.
 - i. Swing Shift is a scheduled regular or scheduled overtime shift which must include the entire hour of 1900-2000 hours.
 - b. Graveyard shift –Two dollars (\$2.00) per hour for all hours worked on Graveyard shift.
 - i. Graveyard shift is a scheduled regular or scheduled overtime shift which must include the entire hour of 0100-0200 hours.
 - c. Overtime worked within shift differential period counts as time worked for determining eligibility pay.
 - d. No shift differential pay is provided during times the employee is absent from work while taking sick or annual leave, holiday not worked leave or other leave with or without pay, even though the employee during those times may be assigned to a shift that qualifies for the differential. No shift differential will be paid for standby hours.
2. **Acting Pay:** An Employee who is specifically assigned by the Sheriff to work in an acting capacity in a classification with a higher wage range for a period of more than five (5) consecutive days actually worked shall receive a five percent (5%) differential added to his/her hourly wage for time actually worked during the remainder of the assignment.
3. **Leave for Civic Duty:** Temporary Leave at full wages will be provided to the employee for jury duty, court appearances, and administrative proceedings arising out of the employee's employment with the County and for selective service examinations. An employee who is subpoenaed or otherwise required to appear in court or at administrative proceedings arising out of his/her employment with the County, and which appearances occur outside his/her regularly scheduled shift, is entitled to a minimum of three (3) hours of overtime if the proceedings are three (3) hours or less in length of time. If the court proceedings last more than three (3) hours, then the employee is entitled to overtime for the actual length of time spent at the proceedings. The employee is only entitled to overtime for the hours of the proceedings which fall outside the employee's normal scheduled work

hours. If the subpoena is cancelled or the order to testify is rescinded prior to 1700 hours the day before the court appearance or administrative proceeding, there shall be no entitlement to overtime pursuant to any provision of this agreement. Notice of cancellation may be in writing, by telephone, in person or by message left on the employee's personal phone or other electronic means. In order to be eligible for this benefit, the employee must have called or contacted the Storey County District Attorney's Office twenty- four (24) hours prior to the scheduled court appearance.

In accordance with NRS 6.190. a person summoned to appear for jury duty, the employer and employee, agent or offer to the employer shall not, as a consequence of the person's service as a juror or prospective juror:

1. Require the person to use sick or annual leave; or
2. Require the person to work;
 - a. Within 8 hours before the time at which the person is to appear to jury duty; or
 - b. If the employee's service has lasted for 4 hours or more on the day of his/her appearance in a jury duty, including the person's travel time to and from the place where court is held, between 5:00 p.m. on the day of his/her appearance for jury duty and 3:00 a.m. the following day.

The employee shall claim any jury, witness, or other fee to which s/he may be entitled by reason of the appearances described above and pay such fees, except travel mileage and expense reimbursement that was not covered by the employer, to the Storey County Treasurer within 5 working days receipt, to be deposited by the applicable fund of the County.

Annual leave may be taken by the employee for court appearances or administrative proceedings, not related to employment with the county and not related to jury duty, in which the employee is a party or a witness.

An employee shall not receive pay from the employer for missed work time associated with court appearances in matters to which the employee is a party or is to serve as a witness for a party who has filed an action against an employer. The employee may, however, choose to use his/her annual leave.

4. Standby Status:

- a. An Employee is in standby status when s/he is:
 - i. Directed to remain available for notification to work during specified hours;
 - ii. Prepared to work if the need arises; and
 - iii. Able to report to work within forty (40) minutes.

Those employees who have been directed by the Sheriff or designee to Standby Duty on other than normal work schedule during a given week shall be entitled to standby pay at the rate of twelve- and one-half percent (12.5%) hourly pay of the employee's current hourly rate for the actual time on Standby. When an Employee begins the performance of his/her regular duties after receiving notice to work, s/he ceases to be on Standby status and qualifies for straight time or Overtime pay,

whichever is applicable, for the actual time worked. Upon completion of the work, s/he returns to Standby status for the remainder of the time s/he has been directed to be available to work.

5. **Responsibility Pay:** Deputies assigned to a responsibility pay position shall receive an additional five percent (5%) of his/her base pay. An assignment under this section is not a promotion. Any assignment or recission of assignment is solely at the discretion of the Sheriff and is not subject to appeal through the grievance process. Responsibility pay positions include:

- a. School Resource Officer
- b. Joining Forces Manager
- c. Canine (K9) Officer
- d. Investigations Division
- e. Field Training Officer

An employee is only entitled to one +5% for responsibility pay regardless of the number of specialty assignments they may have.

6. **Incentive Pay:**

- a. Employees will be granted incentive pay as follows:

Incentive Category (Paid Annually)	
Degrees:	
Master's Degree	- \$2,000
Bachelor's Degree	- \$1,600
Associate degree	- \$1,200
The degree must benefit the Storey County Sheriff's Office. Acceptable degrees include: Business Administration, Criminal Justice, Public Administration, Psychology, Sociology, Political Science, Administration of Justice or related field approved by the Sheriff.	
POST Certifications:	
Advanced POST	- \$1,200
Intermediate POST	- \$600
Specialized Training:	
\$1,200 for one of the following sub-categories:	
<ol style="list-style-type: none"> 1) Firearms Instructor 2) Weaponless Defense Instructor 3) Impact Weapon / Taser Instructor 4) Drug Recognition Expert* 5) Bilingual Pay** 6) Any other specialized training approved by the Sheriff. 	
*Drug Recognition Expert and Bilingual Incentive pay shall be granted at the discretion of the Sheriff	
**Fluent Spanish and American Sign Language shall be the only eligible second languages considered for specialized training incentive pay.	

Physical Fitness Test Incentive:
Annual* - \$1,200
*For Employees who pass the POST physical fitness test administered annually by the Store County Sheriff's Office

- b. Employees are eligible to receive incentive pay for all three (3) categories. Employees are eligible to receive pay for only one sub-category within each category. Incentive pay shall not be compounded for those Employees having multiple degrees, POST certifications, or specialized training certifications.
- c. Incentive Pay for degrees, certifications, and specialized training will become effective the first payroll period of the fiscal year and will be paid to the eligible Employee each year thereafter in one lump sum during the first payroll period of the fiscal year.
- d. Employees who become eligible for Incentive Pay shall by December 30 provide written notice to the Sheriff requesting Incentive Pay for the following fiscal year. An Employee who demonstrates valid evidence that s/he will likely be eligible for Incentive Pay by July 1 of the following fiscal year may, with approval of the Sheriff also apply for Incentive Pay.

To be eligible for Incentive Pay for earning an Associate's, Bachelor's, or Master's degree, the Employee must have the school of earned degree send sealed Official Transcripts to the Personnel Office. The transcripts must demonstrate that the Employee earned the applicable degree with a Grade Point Average (GPA) of 3.0 or higher at the time which the degree was granted. To be eligible for Incentive Pay, the degree must be earned from an accredited college or university.

Employees who receive Incentive Pay for Specialized Training Instructor shall perform no less than 15 hours of qualified instruction to Sheriff's Office Employee, including full-time, part-time, reserve, and/or volunteer Employees, each year from the pay period that the Incentive Pay is issued to the Employee.

7. **Specialized Training Instructor Selection.** Selection for Specialized Training Instructor incentive categories shall be selected in the following manner:

- a. Notice of Specialized Training Instructor opportunities within the Bargaining Unit shall be posted on bulletin boards within the Sheriff's Office for a period of not less than ten (10) working days prior to the last date for application or the date scheduled for training, whichever is earlier.
- b. Notice shall contain the following information or indicate where the information may be obtained:
 - i. Title and Description of Training;
 - ii. All eligibility requirements including education, employment, training, or experience criteria, and whether equivalent factors will be recognized;
 - iii. If there will be competitive testing and the date, Time, and place of such test;

- iv. The nature and scope of test subject matter;
 - v. Whether the test will consist of written, oral, and/or physical demonstration components.
8. **POST Physical Fitness Test Incentive.** Post-probationary Employees who meet or exceed POST Category I Physical Fitness Test standards each year shall receive an incentive of \$1200 for that year, and that payment shall be made in the last payroll of the fiscal year. The non-mandatory fitness test will be supervised by the Sheriff or his/her designee in order to obtain credit for the incentive. Tests will be held twice during the fiscal year at dates determined by the Sheriff, however, employees are only eligible for one payment.
9. **Years of Service Milestones.** Employees shall receive milestone disbursement according to ~~union~~ ~~recognized positions~~ continuous years of service within the Sheriff's Office in the following amounts:
 - Five (5) years = \$3,000
 - Ten (10) years = \$6,000
 - Fifteen (15) years = \$9,000
 - Twenty (20) years = \$12,000
 - Twenty-five (25) years = \$15,000
 - Thirty (30) years = \$18,000

Payments will be made within 30 days of the employee reaching their specific milestone.
10. **Recruitment Referrals.** Existing employees shall receive a bonus of \$1,000 for the referred applicant hired and upon the successful completion of the referral's probationary period and post certification to CAT 3.
11. **Express Waiver Based on Bona Fide Collective Bargaining Agreement.** To the extent that any of the compensation practices described herein on in Articles 8 or 9 require that the Parties explicitly waive their right to any provision of the Nevada Constitution and/or any chapter of the Nevada Revised Statutes, the Parties unambiguously acknowledge such waiver and agree that the terms of these Articles are the result of good faith negotiations and were not unilaterally imposed upon either party.



Board of Storey County Commissioners

Agenda Action Report

Meeting date: 9/3/2024 10:00 AM -
BOCC Meeting

Estimate of Time Required: 10 min

Agenda Item Type: Discussion/Possible Action

- **Title:** Consideration and possible approval for the County Manager to sign and approve the second DOWL amendment for the Lead Siphon Phase I Project. This amendment would accept DOWL's 15% subconsultant markup that was already included in the fee for Task Order 64, but excluded from the language in the scope of work.
- **Recommended motion:** I (commissioner) move to approve the County Manager to sign and approve the second DOWL amendment for the Lead Siphon Phase I Project, accepting DOWL's 15% subconsultant markup.
- **Prepared by:** Sara Sturtz

Department: Business Development

Contact Number: 775-3509-9473

- **Staff Summary:** This project is funded by the Nevada Department of Environmental Protection (NDEP) through their state revolving fund. A subconsultant markup fee is allowed under this program, but it needs to be formally documented in a contract between the County and its contractor in order for NDEP to approve the County's draw requests.
- **Supporting Materials:** See Attachments
- **Fiscal Impact:**
- **Legal review required:** False
- **Reviewed by:**

____ Department Head

Department Name:

____ County Manager

Other Agency Review: _____

- **Board Action:**

<input type="checkbox"/> Approved	<input type="checkbox"/> Approved with Modification
<input type="checkbox"/> Denied	<input type="checkbox"/> Continued



AMENDMENT TO TASK ORDER

AMENDMENT NO. 2 TO TASK ORDER NO. 64

DOWL Project Number / Agreement Number: 7363.30004.64

Client: Storey County

Project Name: Siphon Replacement Planning and Design

Effective Date of Task Order March 5, 2024

The above Task Order is hereby amended as follows:

1. SCOPE OF SERVICES/SCHEDULE:

- No changes to scope of services within this amendment.

2. COMPENSATION:

- Amendment #2 adds language to the scope of work that all subconsultant expenses will be billed at cost plus 15%.
- Total task order contract amount does not change with this Amendment #2. The standard 15% subconsultant markups are already included in the total task order fee; however, the language in the task order scope of work was unintentionally missed.
- Subconsultants include to support the following efforts:
 - Environmental Cultural Resources
 - Geotechnical Investigation & Reporting
 - Cathodic Protection Design
 - 3rd Party Cost Estimating and Plan Review
 - 3rd Party Hydraulic and Reporting Review

The following Exhibits are hereby made a part of this Amendment:

- None.

All other terms and conditions of the original Task Order and Master Service Agreement not modified by this or previous Amendments remain in effect and unchanged.

IN WITNESS WHEREOF, the parties of the original Agreement have executed this Amendment as of the

_____ day of _____, 2024.

Accepted for Client:

By: _____

Printed Name: _____

Title: _____

Date: _____


Accepted for DOWL:

By:  _____

Printed Name: Matt Van Dyne, PE

Title: Senior Project Manager

Date: August 16, 2024

	<h1>Board of Storey County Commissioners</h1> <h2>Agenda Action Report</h2>	
Meeting date: 9/3/2024 10:00 AM - BOCC Meeting	Estimate of Time Required: 20 min.	
Agenda Item Type: Discussion/Possible Action		

- **Title:** Discussion and consideration authorizing the County Manager to approve and sign a contract between Storey County and Steven D. King, Attorney at Law for consultation in water resource planning with focus on potential negotiations with the State of Nevada regarding allocation and acquisition of water and/or water system components of the Marlette Water System, at an hourly rate of \$300 and not to exceed \$20,000 on a time and materials basis, for a period from September 3, 2024, to August 1, 2025.
- **Recommended motion:** I [commissioner] motion to authorize the County Manager to approve and sign a contract between Storey County and Steven D. King, Attorney at Law for consultation in water resource planning with focus on potential negotiations with the State of Nevada regarding allocation and acquisition of water and/or water system components of the Marlette Water System, at an hourly rate of \$300 and not to exceed \$20,000 on a time and materials basis, for a period from September 3, 2024, to August 1, 2025.
- **Prepared by:** Austin Osborne

Department: Commissioners

Contact Number: 775.847.0968

- **Staff Summary:** Water rights for the Marlette System are owned by the State of Nevada and administered by the Nevada Public Works Division. The state has provided water to Storey County since 1963, and historically has entered into 10-year contracts with Storey County for delivery of Marlette System water. The state does the same for Carson City. Storey County and Carson City are negotiating with the State of Nevada a new successor water use agreement. During these negotiations and associated planning, the entities have agreed by MOU to operate under the terms of a prior 2002 contract.
-
- There are approximately 11,476 acre-feet in the Marlette Water System. The state, however, is not maximizing the beneficial use of these water resources, and only a portion are used by Carson City and Storey County. Additionally, state operations of this system are challenged by funding constraints, aging infrastructure, and the need for additional data to inventory and quantify system flows and capacities. These matters are being assessed by the parties in preparation for successor agreement negotiations.
-
- The results of Phase I of the Storey County Water Resources Master Plan, currently under development by Storey County, will guide county and state officials in negotiating

a successor water use agreement. Note that the Marlette Water System is the sole source of municipal water for Comstock communities, and priority will be given to protecting this resource for existing and future demands. However, the draft water master plan and the MOU state that attention will also be given to seek surplus water in the system that may be used in the future for the Highlands and Mark Twain in Storey County. These elements of the water plan conform to the goals and objectives for water resource development in the 2016 Storey County Master Plan.

-
- Retaining specialized expertise in areas is important to ensuring that Storey County's best interests are appropriately negotiated into a successor water use agreement. Steven D. King, Attorney at Law, is highly experienced in Nevada water law and the Franktown Water Decree; the Marlette Water System and Carson City Water Agreement; Truckee River Operating Agreement; and other water regulations and decisions affecting Storey County, Carson City, and Washoe County.

- **Supporting Materials:** See Attachments

- **Fiscal Impact:** Yes

- **Legal review required:** TRUE

- **Reviewed by:**

_____ Department Head

Department Name:

_____ County Manager

Other Agency Review: _____

- **Board Action:**

<input type="checkbox"/> Approved	<input type="checkbox"/> Approved with Modification
<input type="checkbox"/> Denied	<input type="checkbox"/> Continued

PROFESSIONAL SERVICES AGREEMENT

THIS AGREEMENT is entered into this 3rd **day of September, 2024**, between Steven D. King, Attorney at Law (hereinafter referred to as “the CONSULTANT”) and Storey County (hereinafter referred to as “the COUNTY”).

WITNESSETH:

WHEREAS the COUNTY desires to have the CONSULTANT provide specified services during the term of this Agreement; and,

WHEREAS the COUNTY and the CONSULTANT desire to provide a full statement of their respective rights, obligations and duties in connection with the performance of the CONSULTANT’S duties hereunder;

NOW, THEREFORE, in consideration of the mutual covenants, terms and conditions contained in this Agreement, the parties do mutually agree as follows:

SECTION I: CONSULTANT’S SERVICES

A. The CONSULTANT, under the direction of the County Manager, shall perform the duties associated with water resource planning for the COUNTY with a focus on potential negotiations concerning allocation and acquisition of water and/or water system components of the Marlette Lake Water System from the current owner/operator. Activities would include meeting with interested entities involved with the potential negotiations, providing input on resource availability, and proposing potential terms and conditions for any acquisition of water resources and systems for the COUNTY. As requested, the CONSULTANT will research pertinent water related issues for the COUNTY, develop reports and make presentations.

SECTION II: COMPENSATION AND TERMS OF PAYMENT

A. The COUNTY agrees to pay the CONSULTANT \$300 per hour as compensation for the professional services provided, not to exceed \$20,000. In addition, the COUNTY agrees to reimburse any related travel expenses if the CONSULTANT is required, as part of the duties described in SECTION 1, to travel out of the northern Nevada area. All travel expenses must be pre-approved by the COUNTY.

B. The CONSULTANT shall invoice the COUNTY on or near the 10th of each month for the services provided. All payments shall be due within 30 days after the COUNTY receives the invoice from the CONSULTANT. Failure to pay the agreed upon amount as per Paragraph A of this Section will constitute a breach of this agreement.

SECTION III: TERM AND TERMINATION

A. This Agreement shall remain in effect for the term beginning **September 3, 2024, and ending August 1, 2025.**

B. Either party may terminate this Agreement without cause upon thirty (30) days prior written notice to the other party. The CONSULTANT is entitled to pro rata fees up to any termination date, only if the COUNTY terminates this Agreement.

SECTION IV: INDEPENDENT CONSULTANT

A. The CONSULTANT will personally perform the professional services and duties required hereunder as an independent contractor and not as an employee, agent, partner of, nor joint venturer with the COUNTY.

SECTION V: SERVICES TO BE PERFORMED

A. The CONSULTANT shall be responsible for the professional quality, timely completion, and coordination of all services furnished to the COUNTY..

B. The CONSULTANT understands that the CONSULTANT will act solely in an advisory and consulting capacity. The CONSULTANT cannot and will not make decisions on behalf of the COUNTY. Any final decisions regarding any of the matters for which the CONSULTANT has been retained remain solely the COUNTY'S.

C. No services or work performed or produced hereunder shall be released by the CONSULTANT without the express written permission of the COUNTY.

SECTION VI: MISCELLANEOUS

A. Any notice required or permitted by this Agreement shall be in writing and shall be deemed given at the time it is deposited in the United States mail, postage prepaid, certified or registered mail, return receipt requested, addressed to the party to whom it is to be given as follows:

CONSULTANT Steven D. King
 Attorney at Law
 227 River Road
 Dayton, NV 89403

COUNTY: Austin Osborne
 Storey County Manager
 Box 176
 Virginia City, NV 89440

B. This Agreement may not be assigned by either party without the express written consent of the other party.

C. The CONSULTANT and the COUNTY agree that this Agreement does not constitute an exclusive relationship. Nothing herein shall be construed as a limitation upon the right of the CONSULTANT to engage in any other consulting agreement, service agreement, business venture or other activity.

D. This Agreement will be interpreted and enforced under Nevada Law. Any lawsuits to enforce any part of this Agreement must be brought in a Nevada court.

E. This Agreement is solely for the benefit of the parties hereto. This Agreement shall not create any right in or benefit to any other persons or entities or members of the general public.

F. This Agreement embodies the whole agreement between the parties. There are no inducements, promises, terms, conditions, or obligations made or entered into by the CONSULTANT or the COUNTY other than those contained herein..

G. This Agreement may be executed in two or more counterparts, all of which shall be considered one and the same Agreement and shall become effective when one or more counterparts have been signed by each party and delivered to the other party, it being understood that all parties need not sign the same counterpart. This Agreement may be executed by facsimile signatures.

IN WITNESS WHEREOF, the CONSULTANT and the COUNTY have duly executed this Agreement on the date first written above.

CONSULTANT

Steven D. King, Attorney at Law

STOREY COUNTY

Austin Osborne
Storey County Manager



Board of Storey County Commissioners Agenda Action Report

Meeting date: 9/3/2024 10:00 AM -
BOCC Meeting

Estimate of Time Required: 0-5

Agenda Item Type: Discussion/Possible Action

- **Title:** For consideration and possible approval of business license second readings:
- A. AK Rebar Services LLC – Contractor / 4140 Novato Ct. ~ Reno, NV
- B. CFA, A Bowman Company – Professional / 12355 Sunrise Valley Dr. Ste. 520 ~ Reston, VA
- C. CMB407 Cleaning Services, LLC – Out of County / 2880 Kietzke Ln. Trlr. #23 ~ Reno, NV
- D. Coventry Administrator, LLC Out of County / 1001 Gayley Ave. # 24330 ~ Los Angeles, CA
- E. CRP IV USA Parkway NV, LLC – Out of County / 1300 Dove St. Ste 200 ~ Newport Beach, CA
- F. Maxwell Mechanical LLC – Contractor / 8050 W. 4th St. ~ Reno, NV
- G. Powerhouse Construction Inc. – Contractor / 5250 Coggins Rd. ~ Reno, NV
- H. Talent Framework – Out of County / 5596 Longley Ln. ~ Reno, NV 89511
- **Recommended motion:** Approval
- **Prepared by:** Ashley Mead

Department: Community Development

Contact Number: 775-847-0966

- **Staff Summary:** Second readings of submitted business license applications are normally approved unless, for various reasons, requested to be continued to the next meeting. A follow-up letter noting those to be continued or approved will be submitted prior to the
- Commission Meeting. The business licenses are then printed and mailed to the new business license holder.
- **Supporting Materials:** See Attachments
- **Fiscal Impact:** None
- **Legal review required:** False
- **Reviewed by:**

____ Department Head

Department Name:

_____ County Manager

Other Agency Review: _____

- **Board Action:**

<input type="checkbox"/> Approved	<input type="checkbox"/> Approved with Modification
<input type="checkbox"/> Denied	<input type="checkbox"/> Continued

Storey County Community Development



110 Toll Road ~ Gold Hill Divide
P O Box 526 ~ Virginia City NV 89440

(775) 847-0966 ~ Fax (775) 847-0935
CommunityDevelopment@storeycounty.org

To: Jim Hindle, Clerk's office
Austin Osborne, County Manager

August 22, 2024
Via Email

Fr: Ashley Mead

Please add the following item(s) to the **September 03, 2024**

COMMISSIONERS Consent Agenda:

SECOND READINGS:

- A. AK Rebar Services LLC** – Contractor / 4140 Novato Ct. ~ Reno, NV
- B. CFA, A Bowman Company** – Professional / 12355 Sunrise Valley Dr. Ste. 520 ~ Reston, VA
- C. CMB407 Cleaning Services, LLC** – Out of County / 2880 Kietzke Ln. Trlr. #23 ~ Reno, NV
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Ec: Community Development
Commissioner's Office

Planning Department
Comptroller's Office

Sheriff's Office