

**STOREY COUNTY COMMISSION MEETING
WEDNESDAY, JANUARY 2ND, 2008 2:00 P.M.**

**DISTRICT COURTROOM
26 SOUTH B STREET, VIRGINIA CITY, NEVADA**

MINUTES

**JOHN FLANAGAN
CHAIRMAN**

**HAROLD SWAFFORD
DISTRICT ATTORNEY**

**GREG "BUM" HESS
VICE-CHAIRMAN**

**JAMES G. MILLER
SHERIFF**

**BOB KERSHAW
COMMISSIONER**

**VANESSA DIXON
INTERIM CLERK-TREASURER**

**SARAH S. JENSEN
RECORDER-AUDITOR**

Roll Call.

Present: Administrative Officer Marilou Walling, Chairman John Flanagan, Commissioner Bob Kershaw, County Manager Pat Whitten, Director of Building and Planning Dean Haymore, District Attorney Harold Swafford.

Absent: Vice-Chairman Greg Hess

CALL TO ORDER AT 2:10 P.M.

The meeting was called to order by the Chair at 2:10 p.m.

PLEDGE OF ALLEGIANCE

The Chair led those present in the pledge of allegiance.

PUBLIC COMMENT

None

APPOINTMENT OF CHAIRMAN AND VICE CHAIRMAN TO THE STOREY COUNTY BOARD OF COMMISSIONERS.

Commissioner Kershaw stated that he would like to appoint ViceChairman Hess to the position of Chairman.

Mr. Whitten added that it has been 4 years since ViceChairman Hess has held the position of Chairman.

Chairman Flanagan added that he would like to recommend Commissioner Kershaw for the position of ViceChairman.

Motion: Appoint Commissioner Hess as Chairman and Commissioner Kershaw as Vice-Chairman to the County Commission Board, Action: Approve, Moved by Commissioner Kershaw, Seconded by Chairman Flanagan.

Mr. Whitten added that it has been a pleasure to work with Commissioner Flanagan as the Chairman. He has always been available when needed.

APPOINTMENT OF COMMISSIONER TO SERVE ON THE COUNTY AND STATE BOARDS FOR 2008

1. Regional Transportation Commission (Two Commissioners and one member at large.) *Vice-Chairman Kershaw and Commissioner Flanagan*
2. VCCTA *Commissioner Flanagan*
3. Safety Committee *Fire Marshall Eric Guevin*
4. Legislative Representative *All Commissioners*
5. 4th Ward School and Museum Board *Chairman Hess*
6. NACO *Commissioner Flanagan*
7. RSVP *Commissioner Flanagan*
8. Nevada Works *Vice-Chairman Kershaw*
9. Public Works, Building Department, and Fire Department *Chairman Hess*
10. NNDA *Chairman Hess and Pat Whitten*
11. Carson/Walker Resources District *Chairman Hess*
12. Library Board *Commissioner Flanagan*
13. Debt Management Board
Bradley Bryant, Doug Walling, Chairman Hess
14. County Board of Equalization
Chairman Hess, Joe Curtis, Doug Walling

Mr. Whitten recommended that the appointments to the various boards remain the same. He stated that he has not had anyone raising their hand for more, or wanting to bail on any of the appointments.

Ms. Walling added that on some of the Boards there are members at large and citizens that need to be appointed to serve on those Boards.

Mr. Whitten explained that in the past the Board has directed the school board president to choose who will sit on the Debt Management Board.

Motion: To continue the same appointments to the various Boards as they currently are and to direct the School Board President in the selection of who will

serve on the Debt Management Board, Action: Approve, Moved by Commissioner Flanagan, Seconded by Vice-Chairman Kershaw.

CONSENT 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. The Commission Chair reserves the right to limit the time allotted for each individual to speak.)

Approval of Agenda for January 2nd, 2007

Approval of Minutes December 18th, 2007

Approval of Minutes December 18th, 2007 Emergency Meeting

Correspondence

None

Approval of Maps to be recorded

Mr. Haymore presented 2 maps to the Board.

Mr. Haymore explained that the first map is for a boundary line adjustment. This adjustment is to allow for a driveway that currently cuts across a neighboring parcel. This is in the Rainbow Bend area. This item is also in the Planning Commission minutes for approval.

Mr. Haymore stated that the second map was originally done by Mike Donovan and is of the recent property abandonment done for Brad and Brenda Shell. Mr. Haymore added that Chairman Hess had asked George Jorgensen to review the map and that Assessor Kathy Weeks would like to have this map recorded. The map shows where the abandonment was split, but Donovan has passed away and the map is dated in 2006. Mr. Haymore stated that he would like to use NRS 625.340 to record the map. The NRS reads as follows "After making a survey in conformity with the practice of land surveying, a professional land surveyor shall, within 90 days after the establishment of points or lines, file with the county recorder in the county in which the survey was made a record of survey relating to land boundaries and property lines, which discloses:"

Mr. Haymore requested that the map receive approval to be recorded under the above mentioned NRS.

Motion: Record map under NRS 625.340, Action: Approve, Moved by Commissioner Flanagan, Seconded by Vice-Chairman Kershaw.

LICENSING BOARD:

None Submitted

PLANNING COMMISSION MINUTES

2008-024 Boundary Line Adjustment – by Robert & Patricia Williams

Rainbow Bend

Adjust the boundary line as the developer built a portion of the driveway on lot 76 which is owned by Canyon GID. Both parties involved have agreed to the adjustment to resolve the problem.

Bret Tyler made a motion to approve the Boundary Line Adjustment with the condition that it be signed by all parties and notarized before moving on to the Commissioners and recording. Lydia Hammack seconded the motion and condition, and with no further discussion, all voted aye and the motion carried.

2008-032 Variance – by Timothy & Beverly Crowe- VCH

Set Back Variance from 40' to 20' to build a garage required because of location of well.

Virgil Bucchianeri moved to approve the variance subject to conditions. Peter Maholland read the conditions to be placed on the variance which are as follows:

1. The project shall comply with all applicable County ordinances, plans, reports, materials, etc., as submitted. In the event of a conflict between said plans, reports, materials and County ordinances, County ordinances in effect at the time the building permit is applied for, shall prevail.
2. The applicant shall apply for all building permits for the project within twelve (12) months from the date of final approval, and continuously maintain the validity of those permits, or this approval shall be null and void. In the event some construction work is involved, it must actually commence within the stated period and be diligently PURSUED to completion.
3. A lapse of work for a period of six (6) months will be sufficient to cause the invalidity of the permit; provided further, when any use of land, building, structure or premises established under the provisions of this chapter has been discontinued for a period of (1) year, it is unlawful to again use such land or building or premises

for such discontinue use unless a subsequent special use permit or variance is authorized and issued therefore.

4. No personal property or debris from parcel 003013-04 may encroach onto any abutting properties.

Lydia Hammack seconded the motion and added that the variance move on to the County Commissioners before approval of the minutes. With no further discussion the motion, six voted aye and one abstained (Larry Prater) and the motion carried.

Mr. Haymore stated the minutes included a boundary line adjustment and a variance. He asked for approval on the adjustment.

Motion: Approval of 2008-024 boundary line adjustment, Action: Approve, Moved by Commissioner Flanagan, Seconded by Vice-Chairman Kershaw.

END OF CONSENT AGENDA

Motion: Approval of Consent Agenda, Action: Approve, Moved by Commissioner Flanagan, Seconded by Vice-Chairman Kershaw.

~~DISCUSSION/ACTION~~ Staff Review/Committee Reports

Maggie Lowther

1. Ms. Lowther presented a report to the Board; she stated that if there is anything they would like to discuss to please call her.

Vice-Chairman Kershaw asked how the water issue will pertain to Storey County specifically.

Ms. Lowther explained that they are going to enforce a new law on well use. The new law became effective on January 1st. In the past the State tracked usage on word of mouth but now they are being inspections and the fines are pretty terrific.

Mr. Swafford asked if he could please direct the Board's attention back to the Planning Commission Minutes under the Consent Agenda. He stated that the Board approved the boundary line adjustment but not the variance.

Vice-Chairman Kershaw stated that it was approved when the Consent Agenda was approved.

Director of Building and Planning Dean Haymore

1. Mr. Haymore commented on the water issue that Ms. Lowther presented. He stated that he is concerned with the wells in the Highlands. The new law states that the property owner must own water rights before any parcel of land can be split. If there is a water system then it is different. Mr. Haymore asked if they want to keep it in house or have the State be in charge of it, as far as making sure property owners have water rights before they split any parcel of land. His department would have to verify that the property owners have water rights. Commissioner Flanagan asked Mr. Haymore what he recommends. Mr. Haymore stated that he would prefer to keep it in house. It may be possible to use this to slow down growth. He added that Vince is looking at a master plan for the county in regards to water.

Mr. Haymore reported that they are also working on flood repair in the Lockwood area. He added that he does not anticipate any flooding with the upcoming storm, being that there is no snow pack. Mr. Haymore stated that the USA Parkway interchange is scheduled for opening on January 10th; he is trying to push that up.

Vice-Chairman Kershaw asked that information be gathered pertaining to costs for prevention and repair in regards to floods at Long Valley Creek dating back to 1995. He will also talk to the GID about how much money they have put in to it. He is trying to show how much money Storey County has spent in taking care of our own.

Mr. Whitten asked if he wanted to limit it to Long Valley or include other areas.

Vice-Chairman Kershaw said to include the whole county. He would like to be able to counter some of the things he has been hearing about the County doing their part.

Mr. Haymore informed the Board that he received an invitation to the signing of a flood document with Wal-Mart that will take place on Monday. Mr. Haymore added that he recently purchased tires from Tire Rack. He discussed some fleet pricing and options with the company and will be getting together with other department heads to see if there is any interest.

Mr. Whitten requested that at the next meeting a water board item be placed on the agenda. There are people that have gone ahead and signed up for a permit but are not showing any real interest to build. He is requesting that they hold releasing any permits for the 2008 cycle until the ordinance and process can be thoroughly reviewed. He stated that unfortunately Lorraine was a huge part of

this project. He is anticipating that this will take 305 days before they are ready to move forward.

DISCUSSION/ACTION: Approval of Claims and Statement of Activities

Vice-Chairman Kershaw read the claims into the record as follows:

Warrants: \$296,470.62
Payroll #2: \$377,079.09
TOTAL: \$673,549.71

Vice-Chairman Kershaw that read the total government activities as follows:
Total Government: \$6,680,121,.42

Motion: Claims and statement of activities, Action: Approve, Moved by Commissioner Flanagan, Seconded by Vice-Chairman Kershaw.

DISCUSSION/ACTION: Appoint Kay Martinez to the vacancy on the Storey County Library Board

Ms. Walling stated that it is for the one vacancy that Commissioner Flanagan had reported.

Vice-Chairman Kershaw asked if she had been a school teacher. Ms. Walling confirmed that she was.

Motion: Appoint Kay Martinez to the vacancy on the Storey County Library Board, Action: Approve, Moved by Commissioner Flanagan, Seconded by Vice-Chairman Kershaw.

LICENSING BOARD

SECOND READINGS

1. **RENO TAHOE LIMOSINE** – Out of County / Reno NV
APPROVED
2. **AGR TOOLS of NORTHERN NEVADA** – Out of County / Dayton NV
APPROVED
3. **CRAZY CHOCOLATE TEAR** – General / McCarran NV (TRI)
CONTINUED
4. **PPG ARCHITECTURAL FINISHES, Inc.** – General / TRI - McCarran NV
CONTINUED
5. **DYKMA, LLC** – General / (Wal-Mart Food Services) McCarran NV
APPROVED

Mr. Haymore asked that items 3 and 4 be continued.

Motion: Item #3 and #4, Action: Postpone, Moved by Commissioner Flanagan, Seconded by Vice-Chairman Kershaw.

Motion: Items #1, 2, and 5, Action: Approve, Moved by Commissioner Flanagan, Seconded by Vice-Chairman Kershaw.

PUBLIC COMMENT

Bradley Bryant asked if anyone has taken responsibility for the Senior Center running out of propane.

Mr. Haymore stated that he has. Some how when the account was set up it was put on will call. Mr. Haymore said that it has been changed to be filled monthly

Vice-Chairman Kershaw added that Lance Gillman ran out of propane as well.

BOARD COMMENT

Commissioner Flanagan stated that he read in the paper that the director to the senior center resigned.

Mr. Whitten stated that is correct. And that the county will continue to support the center and the Board's discussion. He added that they try to offer support and not get involved in the day to day activities.

Mr. Haymore asked how far the current contract on the V&T will go.

Commissioner Flanagan answered that it will go just above the storage units in Moundhouse. They want to have another contract ready for the next phase before completion.

Vice-Chairman Kershaw stated that there is a dumping issue in Long Valley creek. He would like to have Waste Management put up some nice big signs.

Mr. Swafford stated that the county does have an ordinance and it is a misdemeanor that carried \$1000.00 fine and six months in jail.

Vice-Chairman Kershaw stated that we are working on propane issues. Mr. Haymore is getting him the numbers on what the county is paying. There is a huge difference in propane prices through out the county. His goal is to see if he can get a better rate for the residents of the county, like Highlands did.

ADJOURNMENT

The meeting was adjourned by the call of the Vice Chair at 2:58 p.m.

By _____
Vanessa A. Dixon, Interim Clerk-Treasurer