

# STOREY COUNTY COMMISSION MEETING

TUESDAY, DECEMBER 01, 2009 2:00 P.M.

DISTRICT COURTROOM

26 SOUTH B STREET, VIRGINIA CITY, NEVADA

## MINUTES

GREG "BUM" HESS  
CHAIRMAN

HAROLD SWAFFORD  
DISTRICT ATTORNEY

BOB KERSHAW  
VICE-CHAIRMAN

JAMES G. MILLER  
SHERIFF

JOHN FLANAGAN  
COMMISSIONER

VANESSA DIXON  
CLERK-TREASURER

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### **Roll Call.**

Present: Administrative Officer Holli Kiechler, Chairman Greg Hess, Clerk-Treasurer Vanessa Dixon, Commissioner John Flanagan, Comptroller Hugh Gallagher, County Manager Pat Whitten, Director of Community Development Dean Haymore, Director of Public Works Mike Nevin, District Attorney Harold Swafford, Assistant Sheriff Gerald Antinoro, Vice-Chairman Bob Kershaw, Community Services Director Deny Dotson.

### **CALL TO ORDER AT 2:00 P.M.**

The meeting was called to order by The Chair at 2:00 P.M.

### **PLEDGE OF ALLEGIANCE**

The Chair led those present in the Pledge of Allegiance.

### **PUBLIC COMMENT**

None

### **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 December 01, 2009  
Approval of Minutes for November 17, 2009

Correspondence

Approval of Claims

Approval of Maps 4 submitted pertaining to straightening out London Drive, lengthening USA Parkway and creating 3 more parcels at London Drive.

Approval of Assessor corrections to the Tax Roll - none.

Approval of Treasurer's Report-September 2009 and October 2009.

Approve Revised HR Policies: #603 Sick Leave

Approval of Planning Commission Minutes

**2010-011 SPECIAL USE PERMIT:** By Tahoe-Reno Industrial Center (TRIC)  
(Applicant/Property Owner) & Advanced Refining Concepts, LLC  
(Applicant) TRI

Applicant is requesting a Special Use Permit on APN 005-031-03 in the Tahoe-Reno Industrial Center to build and operate a fuel production facility.

**Motion:** Approval of Application with all conditions from the Staff Report, including the changes from the letter of addendum (See Planning Commission Minutes of November 5, 2009 for conditions of approval)

**Action:** Approve, **Moved** by Larry Prater, **Seconded** by Bret Tyler.

**Vote:** Motion carried by roll call vote (summary: Yes = 5, Abstain = 1, John Herrington).

\*LICENSING BOARD:

FIRST READINGS:

1. ALLEN EXCAVATING, Inc.– Contractor / 355 Imperial Road, Dayton
2. ANTHONY'S PLUMBING SERVICE– Contractor / 8650 Rancho Ave, Stagecoach
3. ANVIL RECYCLING CORP (Office) – General / 50 Ave of the Colors, RB
4. ANVIL RECYCLING CORP (Yard) – General / 2700 Waltham Way, TRI
5. IRA HANSEN & SONS DISASTER CLEANUP– Out-of-County / 58 Hardy Drive, Sparks
6. IRA HANSEN & SONS PLUMBING– Contractor / 58 Hardy Drive, Sparks
7. JUST MOVE IT– Home Business (In-State Moving) / 172 Cercle da la Ceres, RB
8. TAG ELECTRIC, Inc.– Contractor / 654 Beldon Way, Reno
9. THE METAL COMPANY, LLC – Contractor / 625 Spice Island Dr #F, Sparks
10. WALTER & WALTER CONSTRUCTION, Ltd– Contractor / 770 Buckskin Ln, Gardnerville

## END OF CONSENT AGENDA

**Motion:** Approve Consent Agenda, **Action:** Approve, **Moved by** Vice-Chairman Bob Kershaw, **Seconded by** Commissioner John Flanagan.

**Vote:** Motion carried by unanimous vote (**summary:** Yes=2).

### **DISCUSSION/ACTION:** Committee/Staff Reports

Director of Public Works Mike Nevin

1. Working with NDOT for the 6 Mile Road resurfacing project that will go out to bid next month. Lyon County will be involved for their portion.
2. Requested NDOT to help with striping but they have not yet agreed due to budget constraints.
3. The Virginia City Highlands Park is to get some improvements in the spring.

Comptroller Hugh Gallagher

1. The CPA firm needs additional time to complete the annual audit. December 23<sup>rd</sup> is the new due date.

County Manager Pat Whitten

1. A grant request has been submitted for \$350,000 for Tunnel 6. This is a long process but it looks encouraging. We should know the outcome by late spring.

Community Development Director Dean Haymore

1. There are new projects going on in TRI. Chart Inc. and Advanced Refining Concepts are now under construction.
2. Dell Computers is closing down and moving to Texas because they cannot justify running two distribution centers. About 250 employees will lose their jobs.

### **DISCUSSION/ACTION:** Land Lease Agreement Storey County-Lessor and Storey County School District-Lessee

Community Services Director Deny Dotson explained that the School District invested a considerable amount of money in the Miners Park Baseball Field. They will keep it maintained and clean.

**Motion:** Approve Land Lease Agreement Storey County-Lessor and Storey County School District-Lessee, **Action:** Approve, **Moved by** Vice-Chairman Bob Kershaw, **Seconded by** Commissioner John Flanagan.

**Vote:** Motion carried by unanimous vote (**summary:** Yes=2).

**DISCUSSION/ACTION:** Resolution 09-293 Storey County Community Service Annual Award

Chairman Hess explained the award and announced the first recipient as The Red Dog Saloon and Pizza Parlor. He read the resolution into record. Mr. Dotson presented Loren and Sue Pursel with the award.

+++ NOTE: The County Commissioners did not vote on this item. The vote will be re-addressed during the December 15, 2009 Commission Meeting. +++

**DISCUSSION/ACTION:** Second Reading, Utility License: IGI Resources, Inc., Natural Gas Sales, Heather Sanchez

Mr. Whitten reiterated that this company is basically a broker for natural gas.

**Motion:** Approve Second Reading, Utility License: IGI Resources, Inc., Natural Gas Sales, Heather Sanchez, **Action:** Approve, **Moved by** Commissioner John Flanagan, **Seconded by** Vice-Chairman Bob Kershaw.

**Vote:** Motion carried by unanimous vote (**summary:** Yes=2).

**DISCUSSION/ACTION:** Application for New Commercial Water Service. Carl Kuttel, Parcel # 002-011-17, 870 Hwy 342.

Chairman Hess stated that the water/sewer ordinance was revised in the past. Mr. Kuttel plans to construct a garage and office. Director of Public Works Mike Nevin stated that the standard fees are to be paid. Mr. Kuttel mentioned that the property is actually on State Route 341, not 342 as the records reflect.

**Motion:** Approve Application for New Commercial Water Service. Carl Kuttel, Parcel # 002-011-17, 870 Hwy 341. **Action:** Approve, **Moved by** Commissioner John Flanagan, **Seconded by** Vice-Chairman Bob Kershaw.

**Vote:** Motion carried by unanimous vote (**summary:** Yes=2).

**DISCUSSION/ACTION:** Requesting Waiver of Water/Sewer Hookup Fees. Tom and Becky Purkey, 410 North A Street.

Chairman Hess said stated that the property is zoned for apartments. The property was previously owner-occupied but now includes 2 apartments. Mr. Nevin stated that hookup fees should be paid. Tom Purkey, owner, stated he

believes the fee should be waived based on the fact that it is an interior remodel, not new construction. Chairman Hess explained that they are adding an additional apartment into the existing commercial space and quoted several other same type apartment situations in the past that had to pay. Mr. Nevin said no permit was taken out when the owner occupied changed to a rental apartment. Commissioner Flanagan asked if the square footage had changed in which Mr. Purkey said no. Becky Purkey said the lines are already there but Mr. Nevin said the issue is that the hookup fee was never paid. Mr. Whitten clarified that there will now be 2 renters and no owners living there plus the commercial shop. They have increased occupancy which will put more use on sewer and water systems. Chairman Hess suggested working out a payment plan for the fees instead of requiring that they all be paid at once.

**Motion:** Requesting of Waiver of Water/Sewer Hookup Fees. Tom and Becky Purkey, 410 North A Street. **Action:** Deny, **Moved by** Vice-Chairman Bob Kershaw, **Seconded by** Commissioner John Flanagan.

**Vote:** Motion carried by unanimous vote (**summary:** Yes=2).

#### **LICENSING BOARD:**

##### **SECOND READINGS:**

1. **CARD CUSTOM HOMES & CONCRETE, LLC** - Contractor / 670 E
2. **CHART, Inc.**- General / **1995 Peru Drive, TRI**
3. **NOBLE TECHNOLOGIES CORP**- General / **1280 Alexandria Court, TRI**

Mr. Haymore stated that due to inspections, Item #2 and Item #3 need to be continued.

**Motion:** Approve Licensing Board Second Readings Item #1, **Action:** Approve, **Moved by** Vice Chairman Bob Kershaw, **Seconded by** Commissioner John Flanagan.

**Vote:** Motion carried by unanimous vote (**summary:** Yes=2).

**Motion:** Continue Licensing Board Second Readings Item #2 and Item #3, **Action:** Continue, **Moved by** Commissioner John Flanagan, **Seconded by** Chairman Bob Kershaw.

**Vote:** Motion carried by unanimous vote (**summary:** Yes=2).

#### **BOARD COMMENT**

Chairman Hess announced the annual Commissioner's Christmas Party is to be held at the Piper's Opera House on December 11<sup>th</sup>, starting at 3 P.M. Food and

drinks will be served with the Comstock Creamery catering. Chairman Hess wished everyone Happy Holidays.

**ADJOURNMENT**

The meeting was adjourned by call of The Chair at 2:33 P.M.

Respectfully submitted by:

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Jessie Fain, Deputy Clerk-Treasurer