

MINUTES OF THE BOARD OF CHURCHILL COUNTY COMMISSIONERS

155 N. Taylor St., Fallon, NV 89406

April 15, 2026

Call to Order:

The regular meeting of the Board of County Commissioners was called to order at 8:15 AM on April 15, 2026.

PRESENT:

Commissioner Myles Getto
Commissioner Eric Blakey
Commissioner Matt Hyde
County Manager Chris Spross
Comptroller Sherry Wideman
Chief Civil Deputy District Attorney Wade Carner
Clerk/Treasurer Linda Rothery
Deputy Clerk Tara Adams
N/A

ABSENT:

Pledge of Allegiance:

The Pledge of Allegiance was recited by the board and public.

Public Comment:

Chair Getto asked if there was any public comment, but there was none.

Verification of the Posting of the Agenda:

It was verified by Tara Adams, Deputy Clerk, that the Agenda for this meeting was posted on the 9th day of April, 2026 between the hours of 10:00 AM and 12:00 PM at all of the locations listed on the Agenda, in accordance with NRS 241.

Consideration and possible action re: Approval of Minutes of the meeting held on:

A- February 19, 2026 - Budget Workshop Day 1

The Minutes of the meeting held on February 19, 2026 - Budget Workshop, are presented for the board's consideration and approval. The completion of Minutes was not done within 45 days and, therefore, the board is asked to find that this is due to the staff shortages in the office.

FISCAL IMPACT:

EXPLANATION OF IMPACT:

FUNDING SOURCE:

ACTION REQUESTED: Accept

Commissioner Matt Hyde made a Motion to find that staff shortages in the Clerk/Treasurer's office have caused delays to the completion of Minutes and to approve the Minutes of the meeting held on February 19, 2026 - Budget Workshop, as presented. Commissioner Eric Blakey seconded the motion, which carried by unanimous vote.

B- February 20, 2026 - Budget Workshop Day 2

The Minutes of the meeting held on February 19, 2026 - Budget Workshop, are presented for the board's consideration and approval. The completion of Minutes was not done within 45 days and, therefore, the board is asked to find that this is due to the staff shortages in the office.

FISCAL IMPACT: N/A

EXPLANATION OF IMPACT: N/A

FUNDING SOURCE: N/A

ACTION REQUESTED: Accept

Commissioner Matt Hyde made a Motion to find that staff shortages in the Clerk/Treasurer's office have caused delays to the completion of Minutes and to approve the Minutes of the meeting held on February 19, 2026 - Budget Workshop, as presented. Commissioner Eric Blakey seconded the motion, which carried by unanimous vote.

Appointments:

A- Consideration and possible action re: Update of current activities, plans, or actions related to the Bureau of Land Management's Carson City District.

Staff from the Carson City District of the Bureau of Land Management will provide an update of current activities, plans, or actions related to the Bureau of Land Management's Carson City District.

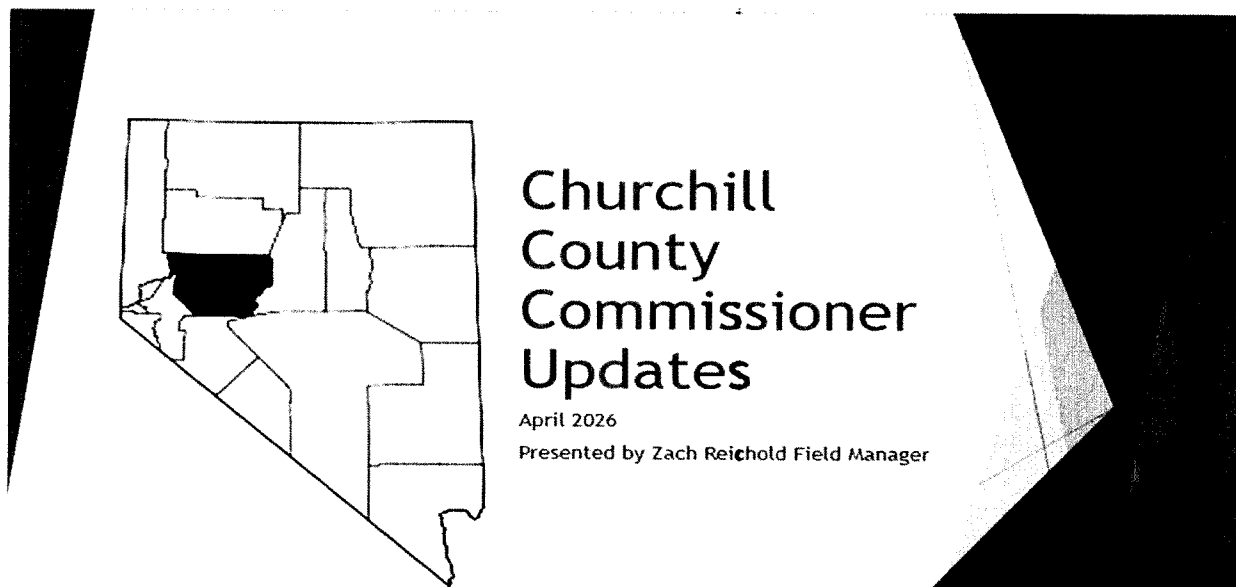
FISCAL IMPACT: N/A

EXPLANATION OF IMPACT: N/A

FUNDING SOURCE: N/A

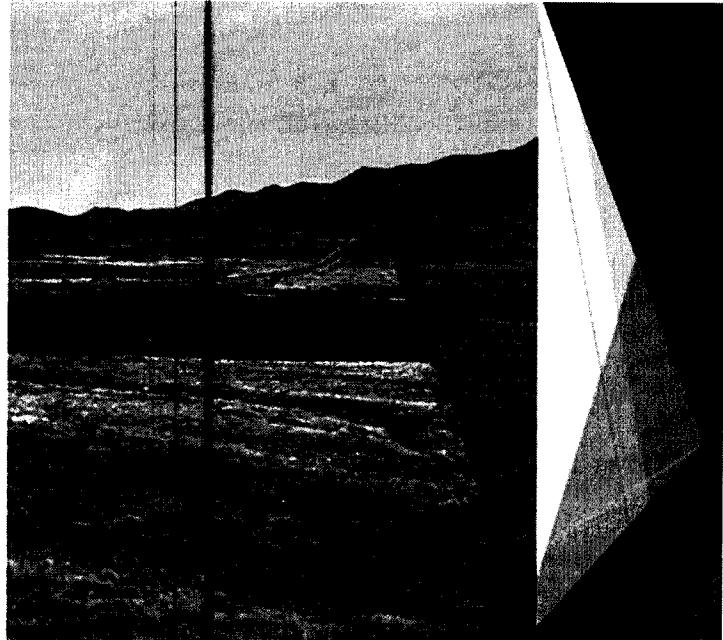
ACTION REQUESTED: None; Informational Only

Zach Reichold, Field Manager, Bureau of Land Management, presented the following:



Grazing and Range Management Prescribed Grazing

- ▶ February 28th is the last day of this project in 2026.
- ▶ At the end of March a small fire started off the highway, and demonstrated the results of this project (treated is the right side of the fenceline in the photo)
- ▶ BLM will compile more data on the project throughout the growing season



Greater Sage Grouse Amendment

- ▶ The Greater Sage-grouse Draft Resource Management Plan (RMP) Amendment and Environmental Impact Statement (EIS), the Record of Decision (ROD) signed on December 22, 2025
- ▶ available on BLM's National NEPA Register at:
<https://eplanning.blm.gov/eplanning-ui/project/2016719/570>
- ▶ Six alternatives were analyzed in the EIS
- ▶ Includes a model that emphasizes local area working groups and shared stewardship for those that want to get involved in habitat restoration projects
- ▶ Includes Nevada specific best management practices for grazing and has built in drought responses
- ▶ BLM is doing in house trainings at each office this month to help implement the new plan effectively

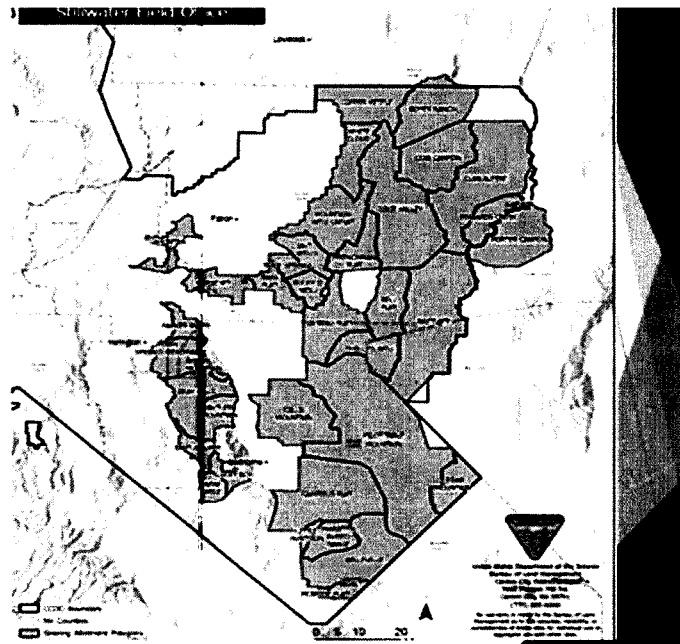
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Grazing and Range Management

- ▶ Carson City District updating its IP lists for allotments and HMAS
- ▶ Churchill County should receive a letter with instructions on how to identify the allotments and HMAS they want to be updated on
- ▶ Regulations require mailing, this is an effort to reduce the list and save taxpayer money
- ▶ June 1, 2026 we will begin using the new lists, but changes can be made at any time



Wild Horse and Burro

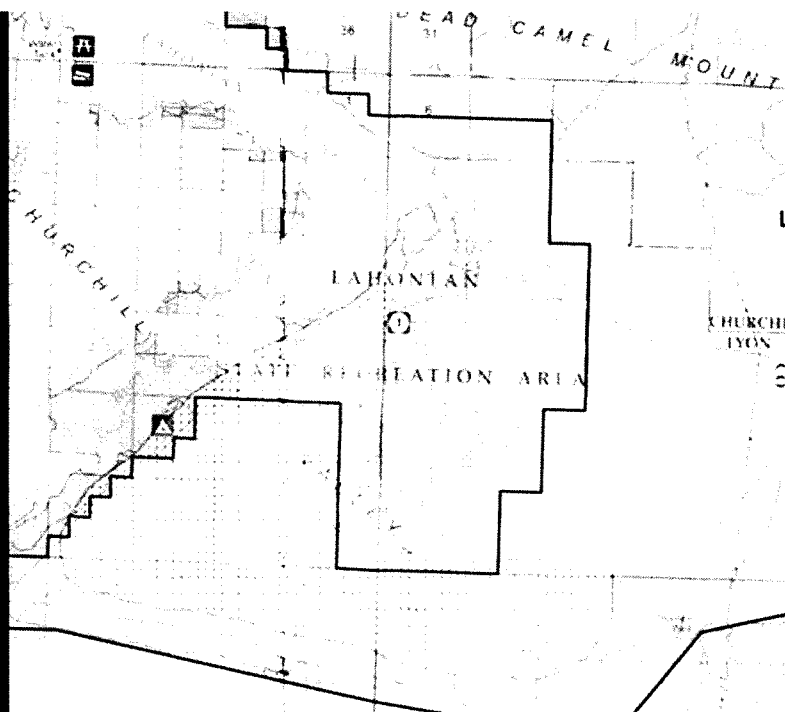
Census flights completed March 2025. 2016 census flight planning is on hold. Population estimates (corrected for observer bias) available:

- Pilot Mtn Herd (Mineral County): 700 horses
- Mammetta Herd (Mineral County): 190 burros, 10 horses
- Pine Nut Herd (Douglas, Carson City and Lyon): 300 horses
- Garfield Flat Herd (Mineral County): 221 horses
- Wassuk Herd (Lyon, Mineral): 144 horses

Lahontan Herd Management Area gather was listed on the FY26 gather schedule. BLM is in the prelim planning process for a contracted gather.

Next priority is the North Complex (Washoe County) horse gather plan. North Complex includes the Flanigan, Dogskin Mtn & Granite Peak Herd Management Areas. The office is drafting an environmental assessment, which will be available for public comment in May.

The February Northern Nevada Correctional Center adoption event was cancelled due to weather. Saddle-trained animals were instead offered on the BLM Online Corral from Mar 9 - 16. An adoption event in June is being planned.



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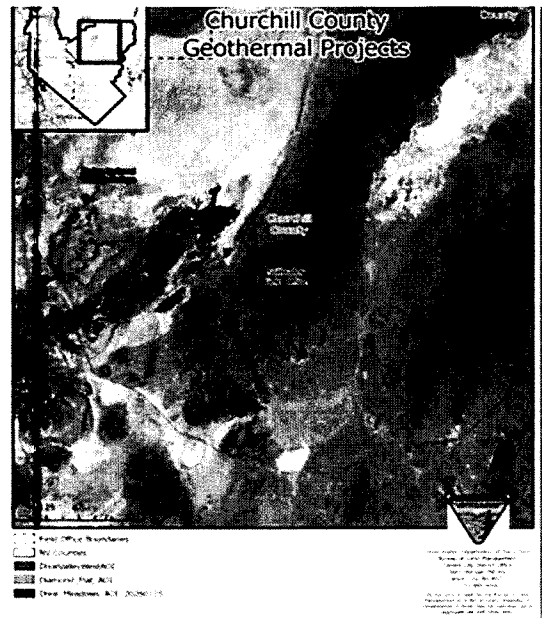
Geothermal Projects

Dixie Meadows EIS: A baseline requirements document has been completed with USFWS, NASF, and BLM and provided to Ormat.

- Ormat filed second application for emergency permitting.

Ormat currently conducting resource confirmation drilling at Dixie Valley West project (formerly Coyote Canyon).

Ormat getting ready to begin resource confirmation drilling at Diamond Flat near Churchill County Landfill.

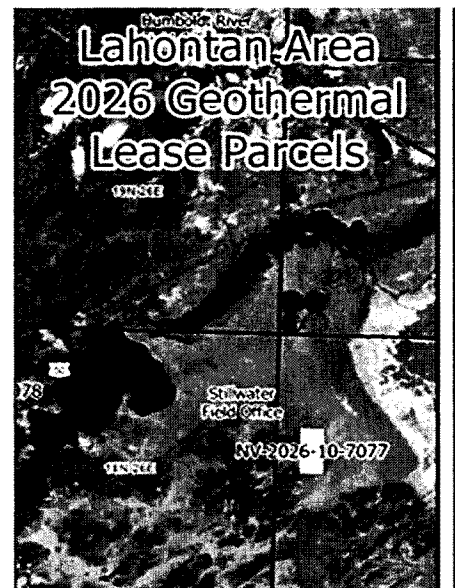


Geothermal Projects

2026 CCDO Geothermal Lease Sale

- 13 parcels total; 32,175 acres

- One 320-acre parcel in Churchill County east of Lahontan Reservoir.



Minerals Projects

Bell Mountain Mine. Churchill County. Lincoln Resource Group is entering the final design, pre-construction phase for the Bell Mountain Mine. The EA for the project was finalized and Decision Record / FONSI issued March 2020.

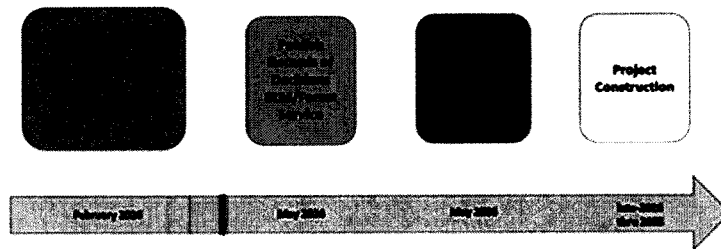
Cosmo Sagittarius Exploration. Churchill County. Cosmo E&P US., Sagittarius Exploration project, one drill pad and 7,060 feet of constructed road, for a total of 4.75 acres. Plan has been approved and baselines are currently in review and nearly complete.

Lands & Realty

Greenlink North

- ▶ 500 kV line with 4 GW of power that extends from Walker Substation in Yerington, NV to Robinson Substation in Ely, NV generally following Highway 50.
- Currently in the process of developing a Supplemental EIS/Proposed RMP Amendment that would respond to:
 - ❑ Issues from the protest period
 - ❑ Governor's Office request to modify or remove restrictions on construction in greater sage-grouse habitat
 - ❑ Management direction changes in the 2025 Great Sage-Grouse Plan Amendment

Major Supplemental Milestones



Lands & Realty

Edwards Creek "War Canyon" ROW EA

- ▶ ROW application for water pipelines within War Canyon, Starr Canyon, and Cherry Creek.
- ▶ Waiting for proponent and NEPA Contractor to respond to Plan of Development questions.

Renewal Applications

- ▶ 3 Renewals are being processed (NVN04875, NVN045156, Dixie Valley Road)

Special Recreation Permits

- ▶ Cold Springs Station Poker Run taking place May 16th.

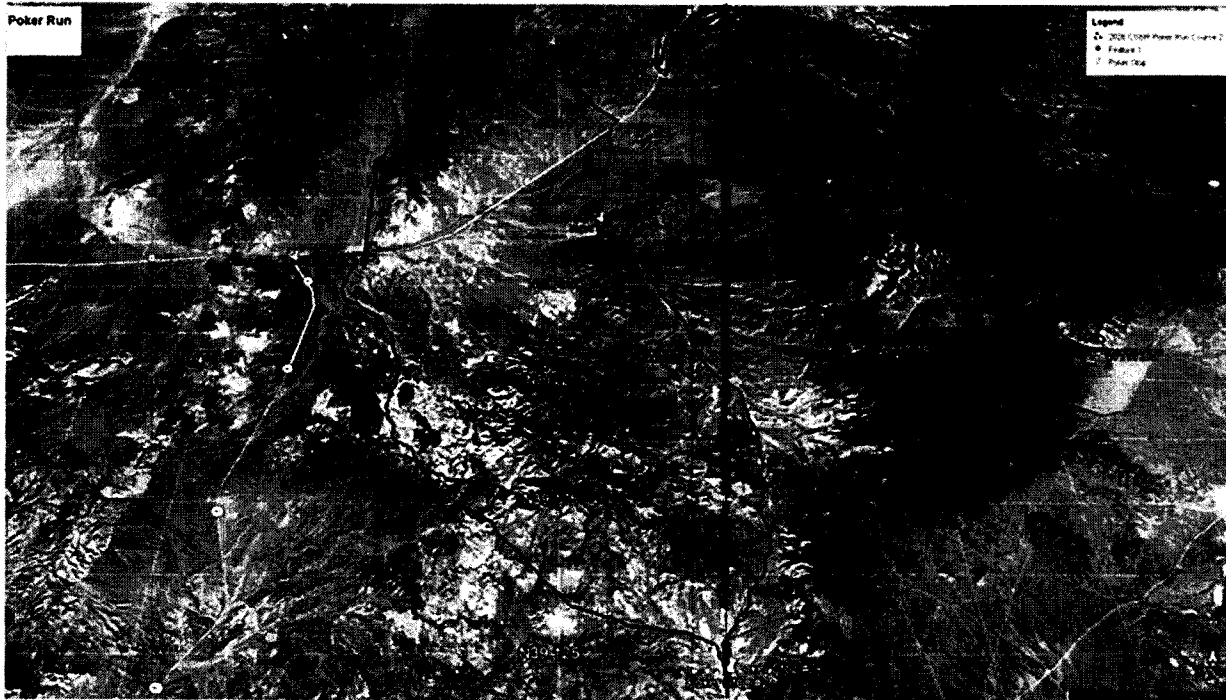
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Questions

This item was presented for informational purposes and no action was taken.

B- First Reading: Consideration and possible action re: Bill 2026-B, Ordinance 8, an ordinance making corrections, deletions, additions, and revisions to Churchill County Chapters 2.08 (Fire Board) and 2.12 (Fire Department and Fire Protection) to modernize the code, enhance clarity, and align it with current practices by (1) including gender-neutral terminology throughout all sections; (2) revising duties of the Fire Board and Fire Chief related to budgeting; (3) revising duties of the Fire Board and Fire Chief related to hiring of paid Fire Department members, (4) updating the qualifications and responsibilities of the Fire Marshall, and (5) other matters related thereto.

The proposed revisions to Churchill County Code Chapter 2.08, governing the Fire Board, and Chapter 2.12, governing the Fire Department and Fire Protection, are designed to modernize the code, enhance clarity, and align it with current practices. Concurrently, the City of Fallon is undertaking revisions to its fire ordinances, and their proposed changes match the version that is before the Commissioners today. The proposed changes correspond to the FMC, which have been approved by the Mayor of Fallon and his legal team and are also in the process of being changed. The revisions to the Churchill County Codes include grammatical improvements, the adoption of gender-neutral terminology, and the removal of outdated language and obsolete procedural requirements, while accurately reflecting the Fire Board's longstanding operational practices.

The following corrections, deletions, additions, and revisions to Churchill County Chapters 2.08 (Fire Board) and 2.12 (Fire Department and Fire Protection) are as follows:

- **Chapter 2.08 Fire Board; Section 2.08.010, Title: Created; Composition; Terms;** *Corresponding to FMC 2.16.020*; The proposed changes include gender-neutral terminology, changing the name of FVFD to its updated name of FCFD, and changing the president of the fire department shall be the president of the fire board and not appointment by the board.
- **Chapter 2.08 Fire Board; Section 2.08.020, Title: Duties Generally; Recommendations To Commissioners;** *Corresponding to FMC 2.16.030*; Proposed changes include deleting the responsibility of the board to make decisions concerning the hiring of paid fire department members and their duties, deleting the responsibility of preparing and administering the budget, and adding the responsibility of maintenance and “road ready” condition of equipment and to maintain buildings and property.
- **Chapter 2.08 Fire Board; Section 2.08.030, Title: Budgetary And Maintenance Duties;** The proposed changes include removing this section in its entirety. This section is incorporated into the revised Section 2.08.020 and Chapter 2.12, Section 2.12.060(B)(g).
- **Chapter 2.12 Fire Department and Fire Protection; Section 2.12.010, Title: Created; Composition;** *Corresponding to FMC 2.16.010*; The proposed changes include changing the name from Churchill County fire department to Fallon/Churchill Fire Department.
- **Chapter 2.12 Fire Department and Fire Protection; Section 2.12.020, Title: Officers And Line Of Command;** *Corresponding to FMC 2.16.040*; The proposed changes include deleting the flow chart illustrating the chain of command. The chain of command is revised in Section 2.08.020.
- **Chapter 2.12 Fire Department and Fire Protection; Section 2.12.030, Title: Appointment And Election Of Officers; Terms;** *Corresponding to FMC 2.16.050*; The proposed changes include removing the requirement that the fire chief, first assistant fire chief, second assistant fire chief and third assistant fire chief that are elected by the fire department by approved by the fire board and instead required be sworn in by the commissioners prior to taking office. The proposed changes include the removal process of the fire chief, first assistant fire chief, second assistant fire chief and third assistant fire chief being done in accordance with the bylaws of the fire department and not by the commissioners, fire board, or the fire department. The proposed changes include changing the list of desirable qualifications of a fire marshal from ten to 5 years of experience, removing the minimum of 3 years of command experience, and adding instructional qualifications or certification desired of Fire Inspector I and II, Fire Investigator I. The proposed changes include the requirement to become a resident of Churchill County within 90 days of hiring.
- **Chapter 2.12 Fire Department and Fire Protection; Section 2.12.040, Title: Oath Of Office And Bond;** *Corresponding to FMC 2.16.060*; No proposed changes.
- **Chapter 2.12 Fire Department and Fire Protection; Section 2.12.050, Title: Fire Marshal Duties;** *Corresponding to FMC 2.16.070*; The proposed changes include

changing the duty of the fire marshal to report to the fire board instead of the immediate supervisor to paid personnel.

- **Chapter 2.12 Fire Department and Fire Protection; Section 2.12.060, Title: Fire Chief Duties; Corresponding to FMC 2.16.080;** The proposed changes include enhanced clarity on budget responsibilities and the budget approval process, namely that the Chief (or his designee) will be responsible for compiling and administrating the annual budget. The Chief shall submit the proposed budget to the fire board and, upon approval by the fire board, present the budget to the county commissioners and the mayor for approval. The proposed changes also include grammatical improvements and the adoption of gender-neutral terminology.
- **Chapter 2.12 Fire Department and Fire Protection; Section: 2.12.070, Title: Emergency Fire Powers; Corresponding to FMC 2.16.090;** The proposed changes are grammatical improvements and the adoption of gender-neutral terminology.
- **Chapter 2.12 Fire Department and Fire Protection; Section 2.12.080, Title: Blockades; Power To Employ Police; Compliance; Corresponding to FMC 2.16.100;** The proposed changes are grammatical improvements and the adoption of gender-neutral terminology.
- **Chapter 2.12 Fire Department and Fire Protection; Section 2.12.090, Title: Right-Of-Way Of Fire Apparatus; Corresponding to FMC 2.16.110;** The proposed changes are grammatical improvements
- **Chapter 2.12 Fire Department and Fire Protection; Section 2.12.100, Title: Interference With Apparatus Prohibited; Corresponding to FMC 2.16.130;** No proposed changes.
- **Chapter 2.12 Fire Department and Fire Protection; Section 2.12.110, Title: Use Of Roadways And Bridges;** The proposed change is that the fire marshal is included as having the authority to make periodic inspections of all private roadways and bridges within the county in order to determine that the standards imposed by this section are complied with.
- **Chapter 2.12 Fire Department and Fire Protection; Section 2.12.120, Title: Transmission Of False Alarm;** No proposed changes.

FISCAL IMPACT: None.

EXPLANATION OF IMPACT: n/a

FUNDING SOURCE: n/a

ACTION REQUESTED: Accept
Set Public Hearing

Chelsea Sanford, Senior Deputy District Attorney, presented this item as outlined above.

Chris Spross said regarding the organizational chart that you have, it looks like one is being removed and replaced by another one, and Ms. Sanford said at this time it is just being removed from the code, and is not being replaced. On page 6 it is "x'd" out and is non-existent.

Commissioner Eric Blakey made a motion to set a public hearing for Bill 2026-B,

Churchill County Code 2.08, on May 7, 2026. Commissioner Matt Hyde seconded the motion, which carried by unanimous vote.

C- Public Hearing: Consideration and possible action re: Bill 2026-A Ordinances 22, 32, 37, 39, 63 & 74 - Title: An Ordinance making corrections, deletions, additions, and minor revisions to Title 9 – Public peace, morals, and welfare, Section 9.12 Adult Entertainment, Title 14 - Buildings and Construction, Section 14.04 Building Permits, Section 14.12 Building Code, Section 14.16 Manufactured Homes and Mobile Home Installation Requirements, Title 16 - Consolidated Development Code, Section 16.08 Zoning and Land Use, Section 16.12 Division of Land, Section 16.16 Development Standards, Section 16.24 Definitions, and Development of a Churchill County Public Works Design Manual Document where standards and standard details will be moved from the Code to the new document.

Summary: An ordinance amending, adding and deleting definitions, regulations, and procedures related to the Consolidated Development Code and other items related to the Churchill County Code.

The bill includes proposals to make corrections, clarifications, additions, and deletions to the Churchill County Code. It is also recommended to move design standards and standard details to a separate Churchill County Design Standards Manual. The Planning Commission recommended that the Board approve Bill 2026-A with the revisions discussed in the March 11, 2026 meeting.

FISCAL IMPACT: N/A

EXPLANATION OF IMPACT: N/A

FUNDING SOURCE: N/A

ACTION REQUESTED: Adopt

Deputy Clerk Adams administered the Oath to Mr. Hines prior to this presentation.

Randy Hines, Public Works, Planning, and Building Director presented the following:



**Churchill County Public Works,
Planning & Building Department**

**April 15, 2026 – Proposed Code
Changes**

9.12.050 – Special Use Permits

- Updated the old I designation to the new I1, I2, and I3 designations.

14.04.020 Application

- Updated the building permit application to follow IBC requirements.
- Removed water dedication requirements. This is under Title 13, Chapter 13.02.

14.04.060 General Agricultural and Residential District Regulations

- Updated the accessory buildings that requires a building permit from 120 square feet or larger to 200 square feet or larger for residential / agricultural use and added 120 square feet or larger for commercial / industrial use to match IBC codes.
- Revised the structure height section to not duplicate information that is in Title 16.
- Revised the yard section to state a building permit must be obtained to erect any fence over 7' in height.

14.12.030 Codes Adopted

- Added 'as published through the Northern Nevada International Code Council Chapter Code Amendments.
- Added Northern Nevada Fire Code Amendments.

14.12.040 Enforcement

- Revised to state that the Building Official shall make the inspections set forth in the applicable sections of the adopted building code.

14.16.075 Placement Requirements For Manufactured Homes Not Affixed To A Lot Within A Mobile Home Park

- Updated I designation to I1, I2, and I3

16.08.050.4 General Administrative Procedures

- Removed temporary use permit and minor variance from the administrative reviews and added them to the minor administrative reviews. This will reduce the public noticing from 300' to 100'.
- Deleted the administrative abandonment.

16.08.080 Special Use Permits

- We removed the home business special use permit and added minor special use permit that will include a home business.
- Removed the administrative special use permit. These will now be conditional zoning permits.

16.08.160 First Estate District (E-1)

- We deleted the existing definition for this district and created a new definition to follow the requirements of Title 14 and the Master Plan.

16.12.040.2 Parcel Maps; Map of Division Into Large Parcels

- Added a new note regarding any development proposing parcels of less than 5-acres, it is only permitted if proposing four or fewer parcels, and more than five years have passed since the previous parcel map was recorded. Proposals not meeting this standard may be submitted and reviewed as a subdivision.

16.12.040.3 Planned Unit Developments

- Updated the old I designation to the new I1, I2, and I3 designations.

16.16.010.7 Streets and Storm Drains

- Updated the minimum access roads section to more define the requirements of a minimum access road.
 - Road shall be a dead end.
 - If there is a potential for an adjoining development, a separate road easement shall be provided and to meet section 16.12.040.

16.16.015 Design Standards: Illustrations

- Delete this section. They will be included in the new Churchill County Public Works Design Manual.

16.16.020.1 Intensity and Dimension Standards

- Removed minimum average lot widths in the R-1 and R-2 zoning.
- Changed the minimum lot size for E-1 to ½ acre.
- Removed the I zone and added I-1, I-2, and I-3 sections.
- Updated notes 2 and 3 to include knuckles and 90-degree bends.
- Deleted note 9 and replaced it with the note stating minimum lot size shall be as stated in this table only if both community sewer and water services are provided. If both services are not provided, the minimum lot size shall be as follows:
 - One-half acre if either community sewer service is provided, or community water service is provided along with dry-line sewer facilities and a recorded waiver of protest to the formation of, and participation in a sewer financing mechanism and subsequent connection to future sewer services;
 - Two-acres if community sewer or water facilities are not provided, but the director determines that the site qualifies for the infill exception under the Master Plan and Title 13.
 - 5-acres if neither (A) or (B) above apply.
- Deleted note 14 and replaced it with a note regarding height limit exceptions.

16.16.020.6 Advertising Signs

- Updated the old I designation to the new I1, I2, and I3 designations.

16.16.020.8 Other Development Standards for Specific Land Uses

- Accessory Dwelling Unit and Second Permanent Dwelling
 - Changed the administrative special use permit to a conditional zoning permit.

16.24.010 Definitions Generally

- Revised the accessory dwelling unit definition to be clearer on what qualifies as an accessory dwelling.
 - Clearly subordinate and incidental to the use of the main building.
 - Shall not exceed 1000 SF measured from the outside walls.
 - A minimum of 1 bathroom must be installed.
 - It is configured as living space.
 - A kitchen, with or without a permanent means of cooking, may be installed.
- Added new definitions for the conditional zoning permits.
- Revised the special use permit to follow section 16.08.080 Special Use Permits.

Commissioner Matt Hyde made a Motion to adopt Bill 2026-A and make changes to the Churchill County Code. Commissioner Eric Blakey seconded the motion, which carried by unanimous vote.

D- Consideration and possible action re: Adoption of Resolution 6-2026 for the development of the Churchill County Public Works Design Manual.

Currently, we have our design standards written in the municipal code, including our 13 standard details. The purpose of the Churchill County Public Works Design Manual is to delete the design requirements out of code and include them into the design manual. We will also be adding design requirements that are not in the code, like storm drainage and testing and inspection requirements. We have also created approximately 108 standard details for streets, water, sewer, and storm drains. This design manual can be used by engineers and developers for future development projects.

FISCAL IMPACT: none

EXPLANATION OF IMPACT: none

FUNDING SOURCE: N/A

ACTION REQUESTED: Adopt

Randy Hines, Public Works, Planning, and Building Director presented this item as outlined above. The Churchill County Public Works Design Manual can be found online at: churchillcountynv.gov.

Chris Spross asked when you start adding details to this, I assume one of the reasons you are doing this is so that does not have to go in front of the board every time you add a detail, whereas, if it was still in code, it would have to come in front of the board. So, as you are updating this, it is basically a living document that does not continually have to go in front of the board, correct? Mr. Hines indicated that is correct.

Commissioner Blakey said this is a long time coming, so thank you for taking on this task, and

moving this forward.

Commissioner Eric Blakey made a Motion to adopt Resolution 6-2026, a resolution to create the Churchill County Public Works Design Manual. Commissioner Matt Hyde seconded the motion, which carried by unanimous vote.

E- Consideration and possible action re: Renewal of Contract with Resource Concepts, Inc. (RCI), for an amount not to exceed \$85,000.00 annually, through June 30, 2028.

The county first executed a Contract with Resource Concepts, Inc. (RCI) on September 15, 2016 following a Request for Proposals (RFP) process to provide professional services to analyze the Carson District BLM Resource Management Plan (RMP) and update the county's Policy Plan for Public Lands. Since the execution of the first Contract, other public lands matters have arisen, specifically the Fallon Range Training Complex (FRTC) modernization and the county's Lands Bill, which has now been the primary focus of the work RCI does for the county. However, RCI has the capability and capacity to assist as needed on other key public lands and natural resource issues. In the past year, RCI has provided review and comment on behalf of the county to the BLM's Rangewide Greater Sage-Grouse Land Use Plan Amendment and Environmental Impacts Statement (EIS), the BLM's West-Wide Programmatic Solar EIS, and several project-specific National Environmental Policy Act (NEPA) documents.

This Contract represents the same terms as the prior Contract, with an updated fee schedule, but remains at a 'not to exceed' amount of \$85,000.00 per fiscal year. Work performed under the Contract is authorized on an "as-needed" basis using a "task order" process outlined in the Contract under the direction of the County Manager, with the Contract not exceeding \$85,000.00 in a fiscal year.

FISCAL IMPACT: Work will be performed on an "as needed" basis, but shall not exceed \$85,000.00 in a fiscal year.

EXPLANATION OF IMPACT: The county has been under contract with RCI since 2016, and anticipated renewing this contract for FY27, as work related to the county's lands bill and the Navy's Fallon Range Training Complex (FRTC) modernization is ongoing, as well as a number of other natural resource activities. Additionally, there continues to be a need for expertise in the area of public lands policy and natural resource consulting. Therefore, budgetary resources were planned for in the county's General Government/Contracted Services line item to cover expenses such as this.

FUNDING SOURCE: General Government/Contracted Services: 100-190-52400.

ACTION REQUESTED: Accept

Chris Spross, County Manager, presented this item as outlined above.

Commissioner Matt Hyde made a Motion to approve the Contract renewal with Resource Concepts, Inc., effective from July 1, 2026 through June 30, 2028, and to authorize the County Manager to execute the same. Commissioner Eric Blakey seconded the motion, which carried by unanimous vote.

F- Consideration and possible action re: A comment letter to the Nevada Department of Transportation regarding the State Route 361 Realignment Environmental Assessment.

The Nevada Department of Transportation (NDOT) and the Federal Highway Administration (FHWA), in cooperation with the Navy, are preparing an Environmental Assessment to evaluate alternatives to realign 13 miles of State Route (SR) 361. SR 361 that serves the Gabbs and Middlegate communities and crosses Churchill, Mineral, and Nye counties.

The purpose of the project is to maintain SR 361 as a north-south highway connection through central Nevada in light of the Navy's Fallon Range Training Complex (FRTC) expansion, specifically the Bravo 17 Range. While the need for this project arises from the Navy's FRTC expansion, the Navy's expansion will not proceed unless and until a suitable replacement route is established (FRTC Final EIS, page 1-38). A replacement route is necessary to maintain a north-south connection through central Nevada to provide access to homes, businesses, the FRTC, Tribal lands, ranches and grazing areas, and emergency services.

The Build Alternative would construct approximately 13 miles of a new realigned two-lane highway (one lane in each direction) with 12-foot travel lanes and 6-foot paved outside shoulders. Culverts and bridges would be built to convey flows under the realigned SR 361. These features would also provide safe areas for wildlife crossings. Wire game fencing (up to 8 feet tall) is proposed in hilly/mountainous terrain and smooth wire top and bottom barbed-wire fencing (up to 4 feet tall) is proposed in the valley terrain. As part of the Build Alternative, a 92-acre materials pit would be created in the northern part of the project limits to supply materials for roadway construction and maintenance. This would replace one of NDOT's materials pits (NY 32-02) that would be eliminated as part of the FRTC expansion and would remain in operation after construction. The existing roadway would not be physically removed.

FISCAL IMPACT: N/A

EXPLANATION OF IMPACT: N/A

FUNDING SOURCE: N/A

ACTION REQUESTED: Accept

Jeremy Drew, Principal Resource Specialist, RCI, began by thanking the Commissioners for approving the contract and said he will continue to work hard for Churchill County regarding issues with public lands and natural resources.

Mr. Drew then presented this item as outlined above, stating the he would add the Bureau of Land Management to the CC list, as it was an oversight leaving them out.

Commissioner Blakey said I understand that this a draft letter, and I read it, and I did not understand it to cover this item, but, they are installing new fencing along the new roadway, which is open range. Do we need to comment in regards to cattle crossings on the highway before it gets to the fence line, so there is no cattle caught inside of the new fence, and include that in the letter? Mr. Drew said we did flag that to some extent. I think in the public hearing, what they told our person that asked that question was, that we feel that maybe the cattle will use the underpasses or the box culverts. I am not convinced that is the case, and if we want to reiterate that, and maybe push a little bit harder on making sure they are coordinating with the permittees, we can certainly add a bullet point to that extent. Commissioner Blakey said I would

like to include a cattle crossing in there since we are having new fence lines built, and it is such a long stretch of land.

Commissioner Blakey asked that this be put on the Commissioners letterhead, and a correction to the spelling of Commissioner Getto's name, and add Chairman.

Commissioner Matt Hyde made a Motion to approve the comment letter, with corrections as discussed, to the Nevada Department of Transportation regarding the State Route 361 Realignment Environmental Assessment. Commissioner Eric Blakey seconded the motion, which carried by unanimous vote.

G- Consideration and possible action re: Engagement with the Bureau of Land Management's implementation of the 2025 Greater Sage-Grouse Resource Management Plan Amendment.

In 2015 the BLM completed a Nevada Greater Sage-Grouse Plan and Resource Management Plan Amendment that identified habitat categories and associated allocation decisions / management direction for activities within said habitats. In 2019 the BLM completed an update to its Greater Sage-Grouse Plan to more closely align with the State of Nevada's Greater Sage-Grouse Conservation Plan. However, that Plan was not implemented due to a Court Order and change in Presidential Administration. In 2021, the BLM started yet another Greater Sage-Grouse Plan, this time at a "rangewide" scale. At the same time, the USGS and State of Nevada began an update of Sage-Grouse Habitat Mapping.

The County has been engaged in the current planning effort by providing Scoping Comments, participating as a Cooperating Agency and commenting on the Draft EIS. The Proposed Plan significantly changes Sage-Grouse Habitat mapping in the County, allocations and exception processes. The County protested the Final Environmental Impact Statement published in November of 2024.

Under the Trump Administration, the 2024 Proposed Plan was again modified with a Record of Decision for Nevada published in December of 2025. The Nevada Association of Counties (NACO) has secured a meeting with the Nevada State Office of BLM to discuss additional coordination under the County's Cooperating Agency status as relates to the implementation of the 2025 Plan Amendment.

FISCAL IMPACT: N/A

EXPLANATION OF IMPACT: N/A

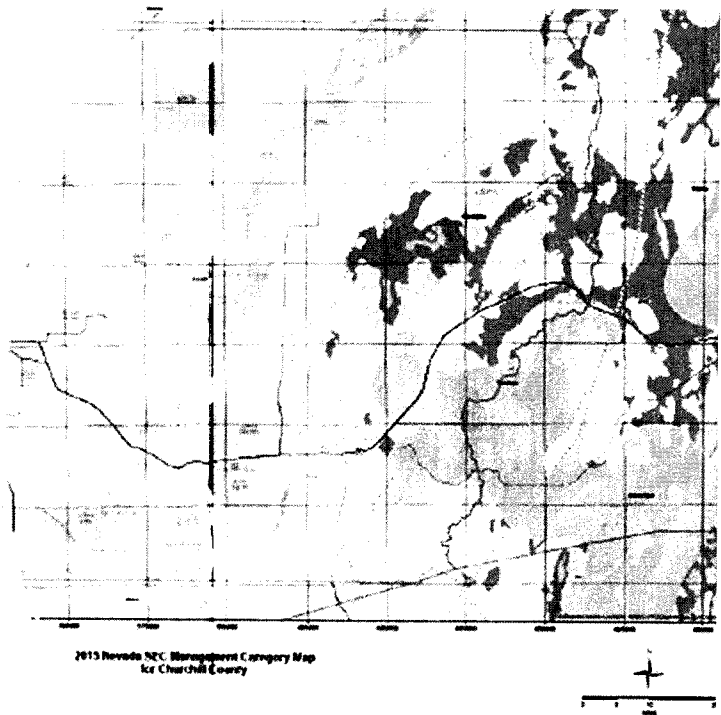
FUNDING SOURCE: N/A

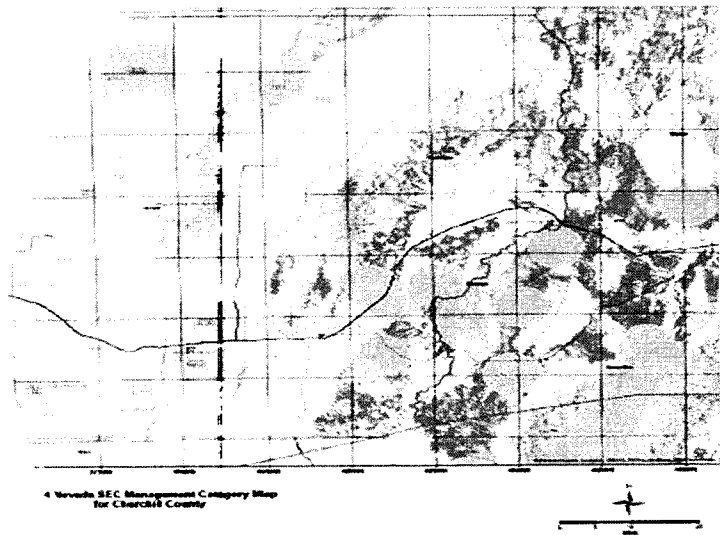
ACTION REQUESTED: Accept

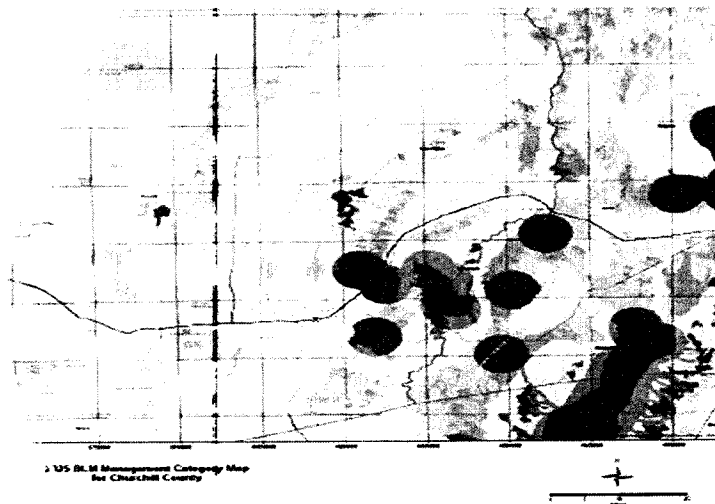
Jeremy Drew, Principal Resource Specialist, RCI made the following presentation:



2015 BLM & NV Sage-grouse Habitat in Churchill County







Neither version was adopted

*Table 2-1 Summary of a Recent Decade by GRG Member Management Areas (p. 28-29)

[illegible]

Table 2-6. Summary of Absorption Decisions by CRSQ District Management Areas, FYV Countries 2023

Problems	Factors	Strategies	ARC
Land Tenure	Native	Restoration of Rights	Disputes
Water and Soil Resources	CH/NGO	Decision	Avoidance
Energy Shortage	CH/NGO	Agreement	Deal
Water Shortage	Government	Open	Open
Food for Rural Development	CH/NGO	Open w/ major stipulations	Open w/ minor stipulations
Land Issues	Closed	Closed	Closed
Non-agricultural Land Use	Closed	Closed	Closed
Subsistence Internal	Closed	Closed	Closed
Localised Internal	Closed	Closed	Closed
Market Village Level	Closed	Closed	Closed
Regional Level	Closed	Closed	Closed

Proposed BLM
Plan:
2015 Allocation
Table
v
County-Proposed
Allocation Table

On example of a Nuanced Change from BLM's Presentation on Greenlink North (for Major Rights-of-Way):



HMA Allocations	Open	Avoidance	Exclusion
GHMA	2025	2015*	
PHMA		2015*, 2025**	

* 2015: land use allocation becomes "exclusion" when outside a utility corridor and "hard trigger" has been hit and is unresolved.

** 2025: If one of the avoidance criteria can be applied, then the land use allocation is "open."

Forward Looking Concerns:

- **Mapping:**
 - Different maps between BLM and Nevada.
 - How will BLM Manage for Areas outside of Designated PMUs (I.e. Stillwaters)?
 - Process for Modifications.
- **Allocations and Exceptions:**
 - Confusing and complicated.
- **Adaptive Management and Disturbance Caps:**
 - Inconsistent with State of Nevada Sage-grouse Conservation Plan.
- **Incorporation & Interpretation of "Best Available" Science:**
 - Example: Habitat Objectives Table and Grazing

Commissioner Eric Blakey made a Motion to authorize the County Manager, in coordination with RCI and the Nevada Association of Counties, to engage with the Bureau of Land Management's implementation of the 2025 Greater Sage-Grouse Resource Management Plan Amendment. Commissioner Matt Hyde seconded the motion, which carried by unanimous vote.

H- Consideration and possible action re: Presentation of a Public Lands and Natural Resources Tracking List.

RCI has been monitoring and involved in a host of issues and projects related to public lands and natural resources in the County. This is an overview and update of those issues.

FISCAL IMPACT: N/A

EXPLANATION OF IMPACT: N/A

FUNDING SOURCE: N/A

ACTION REQUESTED: None; Informational Only

Jeremy Drew, Principal Resource Specialist, RCI made the following presentation:

**Churchill County Natural Resource and Public Land Issues Tracking List
As of April 8, 2026**

Fallon Range Training Complex Modernization and Public Law 117-263 Implementation:

Additional Information Available at: frtcmodernization.com

Mapping:

- Pending BLM Cadastral for Range Boundaries and County Conveyances (priority parcels)
- Desktop Work Complete, Field Work Pending Budget Approvals

Special Designations:

- National Conservation Areas, Wilderness Areas and Special Management Area pending BLM Management Plans

Conveyances to the County:

- Pending further coordination with BLM and BOR as appropriate, then Administrative Process.

Checkerboard Conveyances:

- Pending further coordination with BLM and BOR as appropriate, then Planning Document.

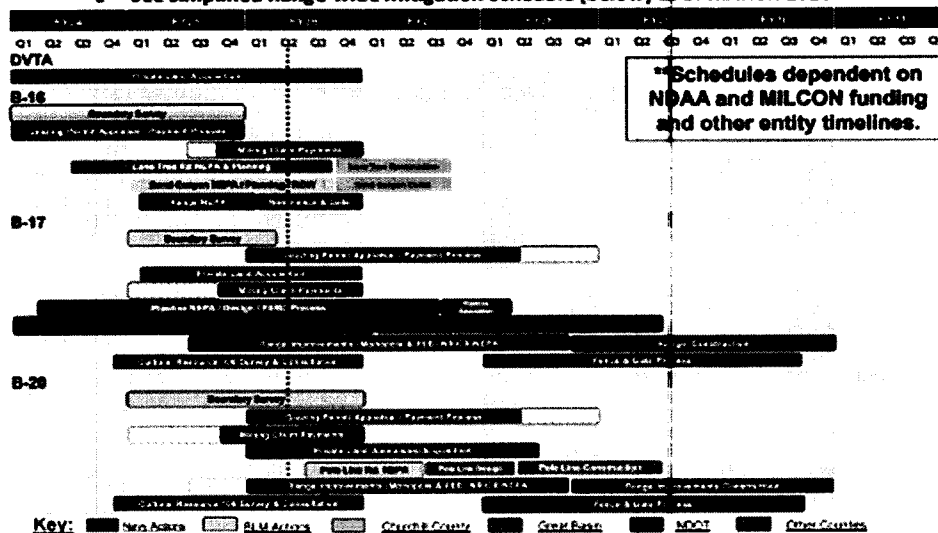
Roads:

- Lone Tree Road: Design in process.
- Sand Canyon / Red Mountain Road Realignment: Pending BLM-led NEPA & Design Contract
- Pole Line Road Realignment pending BLM-led NEPA, ROW, design and funding.
- SR 361 (Gabbs Highway): [REDACTED]

Navy Withdrawal:

- Authorized. Operation use of Ranges is pending completion of mitigation obligations.

○ See simplified Range-wide Mitigation Schedule (below) as of MARCH 2026:



Integrated Natural Resource Management Plan:

- NEPA (EA) Contract kickoff in 2026

Wildland Fire Management Plan:

- NEPA (EA) Contract kickoff in 2026

Prepared by: Jeremy Drew, Principal Resource Specialist, Resource Concepts, Inc.
(775) 843-9109

**Churchill County Natural Resource and Public Land Issues Tracking List
As of April 8, 2026**

Land Use & Planning:

DOI-BLM Proposed Rule on Conservation and Landscape Health.

Additional Information Available at: blm.gov/public-lands-rule

- County Letter Submitted on 6/30/2023. Rule Finalized by DOI in June 2024.
 - Rescinded by New Administration.

BLM Solar Energy Plan and Programmatic EIS.

Additional Information Available at: eplanning.blm.gov/eplanning-ui/project/2022371/510

- Draft Programmatic EIS: Comments Submitted April 18, 2024.
- Final Programmatic EIS and ROD: County Protest Submitted on September 30, 2024.

BLM Greater Sage-grouse Resource Management Plan Update (COOPERATING AGENCY):

Additional Information Available at: eplanning.blm.gov/eplanning-ui/project/2016719/530

- County Scoping comments submitted on January 22, 2022.
- Draft EIS comments submitted on June 13, 2024.
- County Protest to Final EIS / Proposed ROD submitted on December 16, 2024.
- Record of Decision signed on December 22, 2025.

BLM / DOI National Environmental Policy Act (NEPA) Policy Updates.

Additional Information Available at: <https://www.doi.gov/oepe/national-environmental-policy-act-nepa>

- Final Rule published February 24, 2026 and Handbook Published.

BLM / DOI Grazing Regulation Updates:

- Process Pending.

Mining:

Fondaway Canyon. Additional Information Available at: getchellgold.com

Bell Mountain. Additional Information Available at: www.lincolnamining.com/projects/bell-mountain/

Energy & Transmission:

NV Energy Greenlink North 500kV Transmission Project (COOPERATING AGENCY):

Additional Information Available at: nvenergy.com/cleanenergy/greenlink

- Notice of Intent for Right-of-Way EIS published on May 26, 2023:
 - Scoping Comments Submitted on June 30, 2023 and April 10, 2024.
- Draft EIS published on September 10, 2024:
 - Comments Submitted on December 11, 2024.
- Final EIS published on May 23, 2025: Protested by Lander County and NGOs

Great Basin Transmission Pipeline (Natural Gas) – 2028 Expansion Project:

Additional Information Available at:

https://expansion2028.greatbasinproject.com/apexpfr204/pfrproddb/pfruser_ws/r/exp28/hp?session=14838963808727

- Federal Energy Regulatory Commission (FERC) Process

Prepared by: Jeremy Drew, Principal Resource Specialist, Resource Concepts, Inc.

Commissioner Blakey said on your list is mining. Is there any movement out where Getchell

Gold or Bell Mountain are? I have read that it seems that they were trying to do something in Fondlay Canyon. Mr. Drew said I do not have anything imminent. The last time I talked to Getchell Gold, probably 8 months ago, they had indicated that they continue to be encouraged by their exploration program. They used to give more frequent updates to the commissioner, but I would be more than happy to reach out to them, to say, maybe it is time to update where you are and what you are finding. The latest update regarding Bell Mountain was on Zach Reichold's (BLM) slide earlier, and it sounds like they are getting towards final planning and design. I have not heard anything about when they plan to go operational, but I am sure they will continue moving the project forward, as long as mineral prices remain where they are now. I do not have any more specific updates than that; it has been quiet on the mining side. With that being said, I know all of these projects are moving forward because of the price of minerals. Commissioner Blakey asked for an update when available.

This item was presented for informational purposes only and no action was taken.

Letters Received:

A- Nevada Division of Environmental Protection's Request for Release/Spill information from The Kenan Advantage Group, Inc. for a release/spill of contaminants at 17127 Inland Port DR, Hazen, Nevada (Churchill County).

The Nevada Division of Environmental Protection (NDEP) received notification on March 19, 2026 of a Release/Spill (Release) of contaminants at the above-described property. Approximately 50 gallons of diesel fuel released onto a track ballast due to a transfer line failure. Because this release appears to have resulted in contamination and exceeds the limits or quantities established by the Nevada Administrative Code (NAC) 445A.347 or 445A.3473, The Kenan Advantage Group, Inc. is required to provide an evaluation of the release.

Accordingly, The Kenan Advantage Group, Inc. is required to provide one of the reports outlined in the letter within 45 days from the date of the letter and no later than May 4, 2026. This information will be used to ensure that sound decisions are collectively made regarding the release. The release of contaminants can be harmful to human health and the environment and they may be required per NAC to perform cleanup activities related to the release. Every effort should be made to contain and remove the source of the release and repair or replace any equipment. Community health and safety concerns require that The Kenan Advantage Group, Inc. conduct rapid recovery and remediation efforts as outlined in the letter.

FISCAL IMPACT: N/A

EXPLANATION OF IMPACT: N/A

FUNDING SOURCE: N/A

ACTION REQUESTED: None; Informational Only

B- Nevada Division of Environmental Protection's (NDEP) notification of its No Further Action Determination for the FedEx Corporation Mobile Release spill.

The Nevada Division of Environmental Protection (NDEP) has reviewed the February 27, 2026 Response to Request for Release/Spill Information prepared by Anna Henry, Certified Environmental Manager of UES on behalf of the FedEx Corporation. The letter provides a "no further action" determination for the diesel fuel and acetone mobile release for the above-referenced facility and applies to other places where contaminants related to this release have

come to be located (NAC 445A.3452).

The February 27, 2026 report contains a request for a "no further action" determination from NDEP.

NDEP has reviewed information contained in the Corrective Action file that has been provided by FedEx Corporation and Anna Henry, CEM. Approximately 14.79 tons of soil were excavated for offsite disposal along with a 55-gallon drum of acetone. Two of three confirmation soil samples yielded concentrations of total petroleum hydrocarbons (TPH) above the Nevada State Action Level (SAL) of 100 milligrams/kilograms (mg/kg). However, all sample results for volatile organic compounds (VOCs) and polynuclear aromatics (PNAs) were below NDEP petroleum analyte-specific closure levels. Additionally, all concentrations of acetone were below the U.S. Environmental Protection Agency (EPA) Regional Screening Level for industrial soil. Based on this review, residual total petroleum hydrocarbons constituents or acetone are present above industrial action levels or remediation standards. Therefore, the NDEP has determined that no further assessment or remediation is required to be protective of human health and the environment (NAC 445A.227(1)).

NDEP may re-evaluate this decision if conditions at the site change or if new or previously unidentified information becomes available that: 1) alters the results of the site evaluation; and 2) demonstrates a potential detrimental impact on human health or the environment.

FISCAL IMPACT: N/A

EXPLANATION OF IMPACT: N/A

FUNDING SOURCE: N/A

ACTION REQUESTED: None; Informational Only

C- Nevada Division of Environmental Protection's (NDEP) Review of the Fourth Quarter of 2025 Semi-Annual Groundwater Monitoring Report for the City of Fallon's Maintenance Yard.

The Nevada Division of Environmental Protection (NDEP) has received and reviewed the Fourth Quarter 2025 Groundwater Monitoring Report for the City of Fallon's Maintenance Yard (Site) dated March, 4 2026. The report summarizes the monitoring and sampling activities at 13 site monitoring wells conducted on December 16 and December 17, 2025. The depth to groundwater in site monitoring wells ranged from 6.13 to 7.92 feet below ground surface (ft bgs). The estimated groundwater flow direction was towards the south-southeast at a gradient of 0.001 feet/foot. No light non-aqueous phase liquid (LNAPL) was detected in any monitoring well over this monitoring period. Dissolved phase contaminants were detected in groundwater samples above the U.S. Environmental Protection Agency (EPA) Maximum Contaminant Levels (MCLs) and/or the Nevada State Action Levels (SALs) for the following analytes: Methyl tert-butyl ether (MTBE): 7 to 81 µg/L; exceeded action level (20 µg/L) in 4 of 13 sampled wells.

The Mann-Kendall trend analyses were conducted for monitoring wells with elevated MTBE concentrations. Wells MW-8, MW-9, MW-10, MW-11, and MW-12 each indicate decreasing trends in groundwater concentrations for MTBE. A Conceptual Site Model (CSM) and Site Closure Evaluation Report was submitted to the NDEP on July 31, 2025. The NDEP issued a

response letter on October 24th, 2025. Boradbent and Associates indicated in a February 24th, 2026 email that they are coordinating with the City of Fallon on elements required for the revision. Please submit the revised document within 60 days of the date of this letter, or no later than May 4th, 2026.

The report recommends continuation of the quarterly groundwater monitoring and reporting program. The NDEP concurs with this recommendation. The next quarterly report is due no later than July 28th, 2026.

FISCAL IMPACT: N/A

EXPLANATION OF IMPACT: N/A

FUNDING SOURCE: N/A

ACTION REQUESTED: None; Informational Only

D- Nevada Division of Environmental Protection's notification of its Concurrence: Response to NDEP Comments on Draft Fourth Five-Year Review Report, Landfill Operable Unit, Northern Operable Unit, Southern Operable Unit, and Installation Restoration Program Sites 5 and 18, Naval Air Station Fallon, Nevada.

The Nevada Division of Environmental Protection (NDEP), Bureau of Corrective Actions, Department of Defense Branch has reviewed the Response to NDEP Comments on Draft Fourth Five-Year Review Report, Landfill Operable Unit, Northern Operable Unit, Southern Operable Unit and Installation Restoration Program Sites 5 and 18, Naval Air Station Fallon, Nevada (RTCs) and the Redline/Strikeout version of the Draft Final Fourth Five-Year Review Report, Landfill Operable Unit, Northern Operable Unit, Southern Operable Unit, and Installation Restoration Program Sites 5 and 18, Naval Air Station Fallon, Nevada (RLSO Draft Final Five-Year Review), which incorporates the NDEP comments. The RTC's and RLSO Draft Final Five-Year Review were received by the NDEP via electronic mail on March 24, 2026, and were prepared by Trevet-NOREAS JV on behalf of Naval Facilities Engineering Systems Command Southwest (NAVFAC SW).

The RTCs satisfactorily address the NDEP comments. The RLSO Draft Final Five-Year Review may be finalized as presented at NAVFAC SW's convenience.

FISCAL IMPACT: N/A

EXPLANATION OF IMPACT: N/A

FUNDING SOURCE: N/A

ACTION REQUESTED: None; Informational Only

E- Consideration and possible action re: The Nevada Governor's Office of Energy acknowledgment of the Tungsten Project's Annual Compliance Report March 2025-February 2026 and finding the Tungsten Project to be in compliance with the terms of the Abatement Agreement.

The Nevada Governor's Office of Energy acknowledgment of the Tungsten Project's Annual Compliance Report March 2025-February 2026. Pursuant to regulation NAC 701A.620, we acknowledge receipt of your Annual Compliance Report for the Tungsten Project (ORNI 43, LLC), AFN: 16-0125G. Project Description: A 24 MW nameplate geothermal plant located in Churchill County.

The report has been reviewed, and you are in compliance with the terms of the Abatement Agreement.

This notification will be forwarded to the Nevada Department of Taxation, County Assessor and Treasurer, and the Board of the County Commissioners. If your project experiences a significant change in scope (as defined in NAC 701A.545), you must notify the Governor's Office of Energy.

FISCAL IMPACT: N/A

EXPLANATION OF IMPACT: N/A

FUNDING SOURCE: N/A

ACTION REQUESTED: None; Informational Only

Old Business:

4:30 PM A- Consideration and possible action re: Update and discussion on the Tentative Budget for Fiscal Year 2026-2027 and possible input and direction from the Board of County Commissioners to the Comptroller regarding changes to departmental budget requests since the budget hearings held on February 19 and 20, 2026.

Comptroller Wideman will present updates on the proposed Budget for Fiscal Year 2026-2027 and request input and direction from the Board of County Commissioners regarding changes to departmental budget requests since the budget hearings held on February 19 and 20, 2026.

FISCAL IMPACT: N/A

EXPLANATION OF IMPACT: N/A

FUNDING SOURCE: N/A

ACTION REQUESTED: Accept

Sherry Wideman, Comptroller, said I passed out the summary pages of the Tentative Budget, which have to be submitted to the Department of Taxation today. We delayed the new payroll requests by 25%, which is one quarter, which resulted in changing the fund balance for Parks and Recreation, so they are no longer negative. To "true-up" the General Fund, we had to transfer \$950,000.00 from the Navy money, and again, that will not be transferred unless it is necessary, it is going to be a holding place. That gives us a fund balance in the General Fund of \$1,133,838.00, which is slightly above the 4% which is required by the state. You can see all the fund balances on page 8 of the packet that I passed out, so I was just giving you an update.

Commissioner Blakey said on that transfer from the Navy funds, before that happens, I would like to have a discussion of where we decide that money comes from. Maybe not the Navy money, but maybe somewhere else. I would just like to have that discussion at that time, if it becomes necessary.

Commissioner Matt Hyde made a Motion to approve the Tentative Budget for FY27 and to direct the Comptroller to provide it to the Department of Taxation as outlined in statutes. Commissioner Eric Blakey seconded the motion, which carried by unanimous vote.

B- Consideration and possible action: Adoption of the Churchill County Compensation Study performed by Baker Tilly, adoption of an updated compensation table, assignment

of positions to grades in the compensation table, and adoption of an implementation method for the next fiscal year.

Churchill County selected Baker Tilly to perform a compensation study of all non-bargaining positions in December of 2025. Baker Tilly has performed an evaluation of each position, solicited comment from all department heads and elected officials, and provided a proposed compensation plan and implementation for the Board's consideration.

This study recommends substantial modifications to the compensation classification system. The system is proposed to be modified to a 29 grade scale with 6% increases across changing from

FISCAL IMPACT:

EXPLANATION OF IMPACT:

FUNDING SOURCE:

ACTION REQUESTED: Accept

Joe Sanford, Assistant County Manager/HR Director, said this item will be substantially less than what is agendized. I have been communicating with Baker Tilly, and the county's representatives met with them about two weeks ago. They were going to take all of their information and provide an update and final recommendation. Unfortunately, they were not able to do complete that prior to today's meeting; I have had some communication with them, and they promise to have it completed by the end of this week. That would allow us, and give us some time, to have a discussion and review before putting it on the board meeting for the first meeting in May, for final adoption at that time.

Commissioner Blakey asked if the final moment is the first meeting in May, because we have to submit our final budget before the next meeting, and Mr. Sanford said we will be able to take any comments you may have at the meeting in May, make those changes, and then have them incorporated for your budget meeting that is the second meeting in May. I will need guidance for sure by the first meeting in May.

This item was presented for informational purposes and no action was taken.

New Business:

A- Consideration and possible action re: Approval of a modification to the Joint Funding Agreement (JFA) 23ZJFA00139 with the U.S. Geological Survey (USGS) for the Carson River Basin Groundwater Levels and Water Quality Monitoring, in the amount of \$20,000.00 split evenly between FY27 and FY28.

The county has been a funding partner with the U.S. Geological Survey (USGS) to monitor water level trends of the shallow, intermediate, and basalt aquifers related to land-use and management changes within Churchill County for more than twenty years. Programs such as this provide long-term critical data collection that helps us understand and manage our water resources.

In January 2023, the USGS approached the county to communicate their desire to apply for funds through the Carson Water Subconservancy District, which has also been one of the joint funders of this ongoing study. Budgetary resources were also requested within the county's

Water Resource fund in the FY24 budget to continue this monitoring program. The program was then named the "Carson River Basin Groundwater-Levels and Water-Quality Monitoring", as there were elements being combined from monitoring in Douglas and Lyon Counties, the Middle Carson, and the Newland's, all of which are part of the Carson River Basin. However, the objectives of each project were, and will continue to be, maintained. The combination has promoted having a watershed perspective on groundwater trends. Furthermore, it served to streamline USGS groundwater-level and water-quality data collection efforts in the Carson River Basin and it provided a single USGS point of contact for CWSD and Churchill County to more efficiently receive communication on the data trend. Our last modification to the Joint Funding Agreement with the USGS renewed efforts starting back from 2023 and had active dates from July 1, 2025 through June 30, 2026, with a total of \$9,750.00 being provided by Churchill County in Fiscal Year 2026. CWSD also provided a contribution of \$8,228.00, and USGS committed \$9,700.00 for the fiscal year. The modification presented today would extend the Agreement to June 30th 2028 with \$10,000.00 being contributed from Churchill County in FY27 and \$10,000.00 contributed by Churchill County in FY28. USGS can tentatively provide a 35% fund match over the two fiscal years with CWSD covering all remaining costs.

FISCAL IMPACT: FY2027: \$10,000.00/ FY2028: \$10,000.00

EXPLANATION OF IMPACT: Based on previous fiscal years and knowing we wished to continue the program, funds had been requested and approved in the county's FY27 Water Resources Budget for this program.

FUNDING SOURCE: Water Resources / USGS WL & QUAL Monitoring: 380-380-55794.

ACTION REQUESTED: Accept

Alexa Robinson, Executive Assistant, County Manager's office, made this presentation as outlined above.

Commissioner Eric Blakey made a Motion to approve the modification to the Joint Funding Agreement with the USGS for the Carson River Basin Groundwater Levels and Water Quality Monitoring Program Commissioner Matt Hyde seconded the motion, which carried by unanimous vote.

B- Consideration and possible action re: Memorandum of Agreement with the State of Nevada, Department of Veterans Services, for use of office space at the William N. Pennington Life Center.

The Nevada Department of Veterans Services (NDVS) has been utilizing office space within the Churchill County Annex Building for several years, providing valuable services and accessibility to our veterans. In 2016, the county formalized an Agreement with NDVS by executing a Memorandum of Agreement (MOA). The current MOA exercised its two-year extension and expired June 30, 2022. The prior MOA had effective dates of July 1, 2022 through June 30, 2024, which has an option for an additional two-year renewal to June 30, 2026. However, NDVS had been notified that over the course of this year, the county will be carefully evaluating its space needs as we prepare to set-up the Central Nevada Regional Health District. In the event that the county is not able to provide office space for NDVS for the entire term of the MOA, there is a provision allowing for termination by either party with 90-days written notice. In January of 2026, it became apparent CNHD would immediately need that space in the Annex building to support their offices. A 90-day notice of termination was sent to

NDVS and during those 90 days other options for office space were explored. The William N. Pennington Life Center was able to provide temporary office space until December 31, 2026 with a 30-day termination notice clause. The new MOA for that location and timeframe is before the Board for approval.

FISCAL IMPACT: N/A

EXPLANATION OF IMPACT: The county covers the cost of the utilities for the Life Center; the cost of utilities for the operation of the NDVS office is minimal. The NDVS will pay for their own telephone and internet needs.

FUNDING SOURCE: N/A

ACTION REQUESTED: Accept

Joe Sanford made this presentation as outlined above.

Commissioner Matt Hyde made a motion to approve the Memorandum of Agreement with the State of Nevada, Department of Veterans Services for use of office space in the William N. Pennington Life Center with a termination date of December 31, 2026 and to authorize the County Manager to execute the Agreement. Commissioner Eric Blakey seconded the motion, which carried by unanimous vote.

C- Consideration and possible action re: Approval of an award from the Nevada Department of Transportation of a grant in the amount of \$1,587,308 for the renovation of 859 S. Maine St. for use by CART as a transportation facility.

Churchill County applied for and received an award from the Nevada Department of Transportation to renovate 859 S. Maine St. (the old CC Comm shop building) to house the CART program administration and maintenance. The building requires some structural repair and upgrades to allow for full servicing which will be accomplished with the requested funds. This grant is a 90/10 grant requiring Churchill County to provide \$158,307 as part of the matching funds.

If approved, Churchill County will proceed with a design-bid-build plan with an expectation to complete the project by the end of next year.

FISCAL IMPACT: \$158,307

EXPLANATION OF IMPACT: 10% matching funds

FUNDING SOURCE: Capital Projects

ACTION REQUESTED: Accept

Joe Sanford, Assistant County Manager/HR Director, made this presentation as outlined above.

Commissioner Blakey said in the packet it says that we are not doing anything to the second floor. Is it not usable, or do you think we could use it for something if there is money left over? Mr. Sanford said our current proposal does not include specific design layouts and plans that will be done through the process when we do a design of what that building can and cannot do. Part of the project includes a structural analysis so we can make a determination of whether that second floor is usable space.

Commissioner Blakey said on the schematic and development design, it says it will be provided for discussion and review. Who is discussing that, and who is reviewing that; is that staff or the commission? Mr. Sanford said that will be done once the design portion and structural analysis are complete. Typically, it would go through the Public Works Department for review, and then you will have a chance to review it when any construction contract is issued.

Commissioner Blakey said the schedule that was presented is not accurate, so I assume once you get everything dialed in, a new schedule will come out for review as well? Mr. Sanford said correct, we will update the schedule once I have confirmation from the board that we are interested in accepting this grant.

Commissioner Blakey said on the Agenda Item it says the amount you stated, but in the commitment letter, it is a different amount. Which amount are we approving today? Mr. Sanford said the amount in the Agenda Report, \$1,587,308.00 is the total award, and our portion is \$158,307.00. So, the commitment letter that is attached is not correct, and I want to make sure we do not have to come back. Mr. Sanford said I believe that is the total project cost. This is because the original commitment letter included some contingency that was ultimately removed from the award.

Commissioner Eric Blakey made a motion to approve the award from the Nevada Department of Transportation as presented. Commissioner Matt Hyde seconded the motion, which carried by unanimous vote.

D- Consideration and possible action re: Approval of the settlement agreement and release between Churchill County and R. Clay Hendrix in the amount of \$5,000.00.

R. Clay Hendrix filed a lawsuit against Churchill County and individual defendants alleging constitutional violations related to his application for the County Manager position in 2025. Per Churchill County's agreement with the Nevada Public Agency Insurance Pool (POOL), the authority to make final settlement decisions in litigation has been delegated to POOL. In this case, as a result of an Early Neutral Evaluation conducted in the Federal District Court among all involved parties, a settlement of \$5,000.00 was reached and approved by POOL. That settlement must be ratified by the Board of County Commissioners before the settlement is finalized and the case dismissed.

FISCAL IMPACT: N/A

EXPLANATION OF IMPACT: settlement to be paid by POOL per the County's agreement.

FUNDING SOURCE:

ACTION REQUESTED: Accept

Wade Carner, Chief Civil Deputy District Attorney, presented this item as outlined above.

Commissioner Matt Hyde made a motion to approve the settlement agreement and release between Churchill County and R. Clay Hendrix in the amount of \$5,000.00.

Commissioner Myles Getto seconded the motion, which carried by unanimous vote.

Consent Items:

A- Consideration and possible action re: Report of the condition of each fund in the treasury and the statements of receipts and expenditures pursuant to NRS 251.030 and 354.290.

A Fund Balance Report is provided indicating the beginning balance, receipts, disbursements, and the ending balance of each fund for Churchill County, as required by NRS 251.030 and NRS 354.290.

FISCAL IMPACT: N/A

EXPLANATION OF IMPACT: N/A

FUNDING SOURCE: N/A

ACTION REQUESTED: Accept

B- Consideration and possible action re: Recorder's Monthly Apportionment Report for March 2026 totaling \$23,295.00 in revenue.

Churchill County Recorder, Tasha Hessey, provides her Recorder's Monthly Apportionment Report for March 2026 totaling \$23,295.00 in revenue for the month.

FISCAL IMPACT: \$23,295.00 in revenue.

EXPLANATION OF IMPACT: Fees to help off-set services provided.

FUNDING SOURCE: General Fund

ACTION REQUESTED: Accept

C- Consideration and possible action re: Recorder's 3rd Quarter Mining Claim Filing Fees Report for the period of January - March 2026.

Recorder, Tasha Hessey, provides her 3rd Fiscal Quarter Mining Claim Filing Fee Report for the period January - March 2026 required by NRS 517.185. Details can be obtained from reviewing the report.

FISCAL IMPACT: N/A

EXPLANATION OF IMPACT: N/A

FUNDING SOURCE: N/A

ACTION REQUESTED: Accept

D- Consideration and possible action re: Recorder's 3rd Fiscal Quarter Real Property Transfer Tax (RPTT) Report for the period of January - March 2026.

Tasha Hessey, Recorder, provides her 3rd Fiscal Quarter Real Property Transfer Tax (RPTT) for January - March 2026. Further details can be obtained by reviewing the report.

FISCAL IMPACT: N/A

EXPLANATION OF IMPACT: N/A

FUNDING SOURCE: N/A

ACTION REQUESTED: Accept

E- Consideration and possible action re: Public Works, Planning & Building Department's Revenue Reports for March 2026, showing a total for Public Works & Planning of \$62,215.56 and a total for Building of \$26,969.27 in revenue for the month.

The Public Works, Planning & Building Department submits the March 2026 revenue reports for the board's consideration and acceptance. Public Works and Planning reports total revenues of \$62,215.56, and Building reports total revenues of \$26,969.27 for the month.

FISCAL IMPACT: Public Works & Planning, \$62,215.56, and Building, \$26,969.27

EXPLANATION OF IMPACT: Fees are collected for processing applications, issuing permits and licenses, plan reviews, inspections, etc.

FUNDING SOURCE: General Fund

ACTION REQUESTED: Accept

F- Consideration and possible action re: Approval of the Building Permit Activity Report for March 2026.

Provided for the Commissioners' review is the report showing 28 building permits issued in the month of March 2026. Included in the 28 permits issued are 1 single-family dwelling permits, 2 commercial permits, and 0 industrial permits. Additionally, 2 manufactured home permits and 1 septic permit were issued.

FISCAL IMPACT: N/A

EXPLANATION OF IMPACT: N/A

FUNDING SOURCE: N/A

ACTION REQUESTED: Accept

Consider Future Agenda Items:

There were no future Agenda items to consider.

Commissioner and Management Staff Reports:

Commissioner Hyde reported on the following items:

- * NV Energy meeting to discuss the Greenlink Project.
- * CNHD meeting.
- * Social Services meetings.
- * Shout out to Fallon for hosting the football scrimmage through UNR.

Chair Getto reported on the following items:

- * NACO meeting.
- * CWSD subcommittee meeting.
- * RTC meeting.
- * High School football field lights to honor Sheriff Hickox.

Commissioner Blakey reported on the following items:

- * Tour of the Sierra Solar Project.
- * Fire Board meeting and thanks for their participation in the procession for Sheriff Hickox.
- * Museum Lecture Spring series end.
- * Continued thoughts and prayers for Sheriff Hickox's family and the Sheriff's Department.

County Manager Spross reported on the following items:

- * Tour of the Sierra Solar Project.
- * Bradley the Badger to accompany Spross family on vacation.

Clerk/Treasurer Rothery reported on the following items:

- * Interest allocation for February over \$200,000.00

* Sample Ballots to hit mailboxes this week with a notice informing voters of the passing of Sheriff Hickox.

District Attorney Mallory reported on the following items:

- * The position of Sheriff is the oldest county position in existence in our system of governance, coming from England nearly 1,000 years ago.
- * Thoughts and prayers to this commission in their consideration of dealing with the passing of Sheriff Hickox.

Undersheriff Orozco reported on the following items:

- * Thanks for the support.

Claims and Payroll Transmittals:

Public Comment:

Chair Getto asked if there was any public comment, but there was none.

Adjournment:

This meeting was adjourned at 9:41 AM.

Approved: _____

Myles Getto, Chairman

Approved: _____

Eric Blakey, Vice-Chairman

Approved: _____

Matt Hyde, Commissioner

ATTEST:

Linda Rothery, Clerk/Treasurer

Tara Adams, Deputy Clerk to the Board