



**BOARD OF
COUNTY COMMISSIONERS
CHURCHILL COUNTY, NEVADA**

155 N. Taylor Street, Suite 110

Fallon, Nevada 89406

(775) 423-4092

Fax: (775) 423-7069

Contact Person: Pamela D. Moore,

Deputy Clerk of the Board

E-mail: pammoore@churchillcountynv.gov

Renaee Paholke, Deputy Clerk

E-mail: rpaholke@churchillcountynv.gov

******NOTICE OF PUBLIC MEETING******

AGENDA

PLEASE POST

PLACE OF MEETING: Churchill County Administrative Building, Commission Chambers,
155 North Taylor Street, Suite 145, Fallon, Nevada

DATE & TIME: January 20, 2021 at 1:15 PM

TYPE OF MEETING: Regularly Scheduled County Commissioners' Meeting

Join Zoom Meeting

<https://us02web.zoom.us/j/151527181?pwd=SG1RNGtmZUJFa1BuYmk2UTIRYi8vQT09>

Meeting ID: 151 527 181

Password: 123456

Dial: 1-669-900-6833

Live Webcasting:

<https://churchillconv.suiteonemedia.com/web/live/>

**YOU WILL BE MUTED UPON JOINING. TO UNMUTE YOURSELF WHEN YOU
NEED TO SPEAK, ENTER *6. DO NOT PLACE A TELEPHONE CALL ON HOLD.**

**If you attend the meeting at the physical location, you are required to wear a mask and
practice social distancing.**

If you wish to make public comment, you may provide them via telephone by joining the Zoom
meeting or email comments no later than 4:30 PM the day before the meeting to:

pammoore@churchillcountynv.gov and rpaholke@churchillcountynv.gov.

Notes:

- I. These meetings are subject to the provisions of Nevada Open Meeting Law (NRS Chapter 241). Except as otherwise provided for by law, these meetings are open and public.**
- II. Action will be taken on all Agenda items, unless otherwise noted.**
- III. The Agenda is a tentative schedule. The Board of County Commissioners may act upon Agenda items in a different order than is stated in this notice – so as to affect the people's business in the most efficient manner possible.**
- IV. In the interest of time, the Board of County Commissioners reserves the right to impose uniform time limits upon matters devoted to public comment.**
- V. Any statement made by a member of the Board of County Commissioners during the public meeting is absolutely privileged.**

AGENDA:

- 1. Call to Order.**
- 2. Pledge of Allegiance.**
- 3. Public Comment.**
- 4. Verification of the Posting of the Agenda.**
- 5. Consideration and possible action re: Approval of Agenda as submitted or revised.**
- 6. Consideration and possible action re: Approval of Minutes of the meeting held on:**
 - A. December 14, 2020 Special Meeting;
 - B. December 16, 2020;
 - C. December 30, 2020 Emergency Meeting;
 - D. January 4, 2021.
- 7. Appointments:**
 - 1:15 PM** Consideration and possible action re: Update of current activities, plans, or actions related to the Bureau of Land Management's Carson City District, *Ken Collum, District Manager, Stillwater Field Office, Carson City District, Bureau of Land Management*
 - 1:20 PM** Consideration and possible action re: Presentation by Chris Mahannah on work needing to be done on wells and pumps at the county-owned Wild Goose Ranch and authorization to proceed with the work using Carson Pump. Total cost for repairs may total approximately \$90,000, *Benjamin D. Shawcroft, Deputy District Attorney*
 - 1:30 PM** Consideration and possible action re: Application for continued support funding for the Churchill Art's Council in the amount of \$8,000 to be considered in the Fiscal Year 2022 Budget and an update on activities, *Valerie Serpa, Executive Director, Churchill Arts Council*
 - 1:35 PM** Consideration and possible action re: Approval of Shaw Engineering's proposal to develop a Preliminary Engineering Report for the Coleman Road Property Offsite

Water and Wastewater Infrastructure for \$55,000.00, *Marie A Henson, Building Official*

8. Consideration and possible action re: Discussion of Churchill County's response to COVID-19:

9. Letters Received:

- A. Consideration and possible action re: City of Fallon's Comprehensive Annual Financial Report (CAFR) for the Fiscal Year Ending June 30, 2020.
- B. Consideration and possible action re: Carson Truckee Water Conservancy District's Comprehensive Annual Financial Report (CAFR) for the Fiscal Year Ending June 30, 2020.
- C. Consideration and possible action re: Bureau of Land Management's notice of a Public Consultation for the Reveille Allotment proposed temporary range improvements.
- D. Consideration and possible action re: Division of Water Resources provides notice of a workshop for the Humboldt River Region.
- E. Consideration and possible action re: Churchill County School District's Augmented Budget for Fiscal Year Ending June 30, 2021.
- F. Consideration and possible action re: The Nevada Division of Environmental Protection provides notice of a Draft Work Plan for Naval Air Station, Fallon, Nevada.

10. Old Business:

- A. Consideration and possible action re: Approval of an Agreement for purchase of a Conservation/Restrictive Use Easement with Kathie S. Minner, Trustee, for Assessor's Parcel Numbers 006-641-33; 34 and 47, totaling 246.39 acres with 147.12 water righted acres.

11. New Business:

- A. Consideration and possible action re: Request from Geothermal Resources Industrial Park, LLC for extension of time for submittal of a Parcel Map for the Hazen Rail Park Tentative Map pursuant to the Development Agreement approved in July 2010, Bill 2010-D, Ordinance 103, Assessor's Parcel Number 009-251-28, consisting of 482.59 acres of non-water righted property.
- B. Consideration and possible action re: Administrative Order 2021-01 authorizing the Sheriff's Office to destroy or dispose of firearms which were confiscated pursuant to NRS 202.340.
- C. Consideration and possible action re: A Sending Site Application filed by the Paulsen Family Trust for property located at 3600 Austin Highway, Assessor's Parcel Number 007-911-53, consisting of 144.4 acres with 96.79 water righted acres in the A-5 zoning district, whereby the Applicant proposes to place a conservation easement on the property.

- D. Consideration and possible action re: A Reversion to Acreage Map Application filed by Sheldon & Patricia Mogg for property located at 3270 & 3292 Duane Drive, Assessor's Parcel Numbers 010-104-01 and 010-104-02, consisting of 0.79 acre and 0.48 acre respectively in the E-1 zoning district, whereby the Applicants propose to combine the two lots into one parcel.
- E. Consideration and possible action re: A Parcel Map Application filed by Dalton Lowery for property located at 2490 Soda Lake Road, Assessor's Parcel Number 008-121-55, consisting of 44.83 acres in the A-5 zoning district, whereby the Applicant proposes to divide the parcel into two lots.
- F. Consideration and possible action re: A Tentative Parceling Plan Application for NEV DEV, LLC filed by Dan McCreary and Jessica Stranger for property located on Dillon Road, Assessor's Parcel Numbers 008-113-49 and 008-113-56, consisting of a total of 80.64 acres in the E-1 zoning district, whereby the applicants propose to divide the two parcels into 16 parcels, as indicated on the tentative parceling plan.
- G. Consideration and possible action re: Notification of appraisal report for property located at the corner of Pine Road and Casey Road as part of a transaction for Churchill County to purchase the property from Verner Homes Nevada, LLC and authorization to proceed to closing.

12. Consent Items: (Action Items generally not requiring discussion or explanation)

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.

- 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 NRS 354.290.
- B. Consideration and possible action re: Building Permit Activity Report for December 2020.
- C. Consideration and possible action re: Recorder's Monthly Apportionment Report for December 2020 totaling \$25,296.90 in revenue for the month.
- D. Consideration and possible action re: Recorder's 2nd Quarter Report of Mining Claim Filing Fees for the period of October - December 2020.
- E. Consideration and possible action re: Recorder's 2nd Quarter Report for Real Property Transfer Tax (RPTT) for October - December 2020.
- F. Consideration and possible action re: Building Department's Revenue Report for December 2020 totaling \$23,791.00 in revenue for the month.
- G. Consideration and possible action re: Public Works, Planning & Zoning Department's Revenue Report for December 2020 showing a total of \$26,493.58 in revenue for the month.

13. Consider Future Agenda Items.
14. Commissioner and Management Staff Reports.
15. Claims and Payroll Transmittals.
16. Public Comment.
17. Adjournment.
18. Appendix.

Supporting Documentation

19. Affidavit of Posting:

STATE OF NEVADA)
 : ss.
County of Churchill)

I, Renae Paholke, Deputy Clerk, do hereby affirm that I posted, or caused to be posted, a copy of this notice of public meeting, on or before the 13th day of January, 2021, between the hours of 3:00 and 5:00 PM, at the following locations in Churchill County, Nevada:

1. County Administration Building;
2. The Churchill County Website @ www.churchillcountynv.gov;
3. The State of Nevada Website @ <https://notice.nv.gov/>.



Renae Paholke, Deputy Clerk

Renae Paholke, Deputy Clerk, who was subscribed and sworn to before me this 13th day of January, 2021.



Pamela D. Moore, Deputy Clerk of the Board

Endnotes:

Disclosures:

**Churchill County is an equal opportunity provider and employer.*

Accommodations/Nondiscrimination:

**In accordance with federal civil rights law and U.S. Department of Agriculture (USDA) civil rights regulations and policies, the USDA, its agencies, offices, employees, and institutions*

participating in or administering USDA programs are prohibited from discriminating based on race, color, national origin, religion, sex, gender identity (including gender expression), sexual orientation, disability, age, marital status, family/parental status, income derived from a public assistance program, political beliefs, or reprisal or retaliation for prior civil rights activity, in any program or activity conducted or funded by USDA (not all bases apply to all programs). Remedies or complaint filing deadlines vary by program or incident. Persons with disabilities who require alternative means of communication for program information (e.g. Braille, large print, audiotope, American Sign Language, etc.) should contact the responsible agency [(775)423-4092] or USDA's TARGET Center at (202)720-2600 (voice and TTY) or contact USDA through the Federal Relay Service at (800)877-8339. Additionally, program information may be available in languages other than English. To file a program discrimination complaint, complete the USDA Program Discrimination Complaint Form, AD-3027, found online at: http://www.ascr.usda.gov/complaint_filing_cust.html and at any USDA office or write a letter addressed to USDA and provide in the letter all of the information requested in the form. To request a copy of the Complaint Form, call (866)632-9992. Submit your completed form or letter to USDA by:

1. Mail: U.S. Department of Agriculture
Office of the Assistant Secretary for Civil Rights
1400 Independence Avenue, SW
Washington, D.C. 20250-9410;
2. Fax: (202)690-7442; or
3. Email: program.intake@usda.gov.

Procedures:

*The schedule of regular meetings of the Board of County Commissioners is provided for by Title 2, Chapter 2.04, of the Churchill County Code.

*The public meetings may be conducted according to rules of parliamentary procedure.

*Persons providing public comment will be asked to state their name for the record.

*The Board of County Commissioners reserves the right to restrict participation by persons in the public meeting where the conduct of such persons is willfully disruptive to the people's business.

*All supporting materials for this Agenda, previous Agendas, or Minutes are available by requesting a copy from the Clerk's office, 775-423-4092. During the meeting, there will be one copy available for public inspection. Additional copies are available by making the request from the Clerk's office. You are entitled to one copy of the supporting materials free of charge.