



Board of Mineral County Commissioners

Hawthorne, Nevada
Wednesday, February 15, 2017

The Honorable Board of Mineral County Commissioners met this day in a regular session with the following people present:

Honorable Garth D. Price	Chairman
Honorable Jerrie Tipton	Vice-Chairman
Honorable Chris Hegg	Member
Honorable Christopher Nepper	Clerk-Treasurer
Honorable Sean Rowe	District Attorney

1. Pledge of Allegiance and Safety Message

Pledge of Allegiance was lead by Commissioner Tipton.

Safety Message – None

2. Public Comment – None

3. Approval of Agenda/Necessary Changes

Approval of February 1, 2017 minutes would to be moved to the March 1, 2017 meeting.

Public Comment: None

A MOTION WAS MADE BY Commissioner Tipton, seconded by Commissioner Hegg and unanimously carried by the Board to approve agenda changes as necessary.

4. Reports and Correspondence

The following letters were read into the record by Deputy Clerk Treasurer:

Nevada Rural Counties RSVP Program – Letter to explain advantages of the RSVP Program and request payment.

Woody's Automotive and Towing Company – Letter regarding Mineral County Economic Development Board.

Public Comment: None

5. Accounts Payable Vouchers, Credit Card Approval Form Requests, Capital Outlay Purchase Orders and Auditor's Cash Report by Fund presented for review, discussion and possible action.

Honorable Christine Hoferer presented accounts payable vouchers, and auditor's cash report by fund. Capital outlay purchase orders were also presented.

Public Comment: None

6. Treasurer's Accounting Fund Summary Balance Report and Financial Horizon Credit Union Accounts Report – presented for review, discussion and possible action.

Treasurers Accounting report was presented to the Commissioners.

Public Comment: None

A MOTION WAS MADE BY Commissioner Tipton, seconded by Commissioner Hegg and unanimously carried by the Board to accept the Treasurers Accounting report as presented.

7. Minutes of February 1, 2017 – for review and possible action.

No action taken.

8. Carla James – For consideration and possible action relative to the BLM program updates.

Honorable Commissioner Tipton stated Daygen would be attending the Planning Commission meeting on February 21, 2017

Discussion ensued regarding nominations for Geothermal Lease Sale at various locations including Whiskey Flats & Bureau of Land Management property. Lease Sale to be held in

September 2017.

The new BLM representative would be attending the March 1, Commissioner's Meeting.

9. **Honorable Sheriff Randy Adams** – For consideration and possible action relative to the purchase of vehicle(s). The USDA Grant has provided us with \$20,000.00; however we are in need of an additional \$50,000.00.

Sheriff Adams requested additional funding to meet the grant match requirement to purchase two vehicles. He suggested the funding could come from the Sheriff's budget. Discussion ensued.

Public Comment: None

A MOTION WAS MADE BY Commissioner Hegg, seconded by Commissioner Tipton and unanimously carried by the Board to approve accept the USDA grant in the amount of \$20,000.00 funds, additional funds not to exceed \$50,000.00 from the Sheriff's Budget, the Chairman is authorized to sign grant agreement when presented.

10. **Glenn Bunch** – For consideration and possible action relative to county departments' support to Armed Forces Day activities and financial support to Mineral County Chamber of Commerce for Armed Forces Day.

Mr. Bunch asked that the Armed Forces Day Committee be the point of contact for activities affiliated with Armed Forces Day Committee. Discussion ensued.

District Attorney Rowe advised we needed to be careful not to support a specific person and ensure support was for the community at large.

Public Comment: None

Statement by Tammy Hamrey relative to County equipment purchased with grants funds. Equipment purchased with grants cannot be used for some projects, department heads needed to be aware of restrictions.

A MOTION WAS MADE BY Commissioner Tipton, seconded by Commissioner Hegg and unanimously carried by the Board to appoint the Armed Forces Day Committee as the point of contact for all county departments that are working on projects that benefit the community.

11. **Courtney Oberhansli** – For consideration and possible action relative to the appointment of one (1) member to the Library Board of Trustees to fill a vacated term to expire December 2018.

Ms. Oberhansli presented a letter of interest from Christine Clifford for the Library Board of Trustees.

Public Comment: None

A MOTION WAS MADE BY Commissioner Tipton, seconded by Commissioner Hegg and unanimously carried by the Board to approve Christine Clifford for the Library Board of Trustees.

12. **Cherrie George, Senior Services Program Director** – For consideration and possible action relative to temporary closure of the Hawthorne Senior Center as necessary for structural repairs, asbestos abatement and floor replacement, and change in meal service location.

Ms. George stated the Care & Share would be closed for meals March 13th -17th. Meal service would be moved to the Presbyterian Church while repairs were being made at the Senior Center building. Administrative offices at the Senior Center would remain open during repairs.

Public Comment: None

A MOTION WAS MADE BY Commissioner Tipton, seconded by Commissioner Hegg and unanimously carried by the Board to have the Senior Services Program Director follow the time line for the temporary closure and repair of the Senior Center for structural repairs and asbestos abatement and floor replacement as discussed.

13. For consideration and possible action relative to the 6th Street School; may include action relative to the following topics: environment, property acquisition/lease, structural, renovations, funding issues and sources, collaboration with School District and other agencies.

Ms. George said she was waiting for District Attorney Rowe to provide a contract for leasing the 6th Street School.

Commissioner Hegg presented the draft report from Belfor on the roof system. The report stated the roof system is engineered incorrectly. The roof is fracturing, and needs extensive work. Discussion ensued regarding the roof of the 6th Street School.

Public Comment:

Sherrie Samson said that the School Board would do their due diligence and research issues surrounding the 6th Street School Building.

14. For consideration and possible action relative to acceptance of supplemental Aging and Disability Services Division (ADSD) Nutrition services Incentive Program (NSIP).

Public Comment: None

A MOTION WAS MADE BY Commissioner Tipton, seconded by Commissioner Hegg and unanimously carried by the Board to approve the supplemental Aging and Disability Services Division (ADSD) and Nutrition services Incentive Program (NSIP) in the amount of \$4,391.00 the combined total of the grants being \$6,836.00

15. **Staci Emm, University of Nevada Cooperative Extension** – For discussion and possible action relative to 2016 Mineral County Community Development Needs Assessment, and creation of working groups for youth development, seniors, and economic development.

Ms. Emm discussed the 2016 Mineral County Community Development Needs Assessment. A listing of services available in the County were handed out. Contact Crystal Sasser if a service needed to be added to the list.

Public Comment: None

16. For discussion and possible action relative to approval to accept a compressed video unit and installing new wireless internet in a classroom.

Ms. Emm advised they have a video system that she would like to see put into a classroom in the Emergency Operations Center (EOC) area.

TC Knight advised that the Local Emergency Planning Committee (LEPC) met and there was grant money to complete the EOC area.

Discussion ensued regarding the EOC and internet options.

Public Comment: None

17. **Eric Hamrey, Public Works Director** – For consideration and possible action relative to request to conduct a county surplus auction.

Mr. Hamrey advised they had vehicles from various departments; office equipment; it was going to be on online auction. He would be and set minimum bids on some of the big items. He was also going to check with the School to see if they have additional items for the auction.

Ms. Hoferer advised that auctions were governed by statutes.

Ms. George asked if they were going sell by lots.

Public Comment: None

A MOTION WAS MADE BY Commissioner Tipton, seconded by Commissioner Hegg and unanimously carried by the Board to approve Public Works to have an online auction on April 12, 2017 for the disposal of County Surplus.

18. For consideration and possible action relative to FAA Grant Application (Project No. 3-32-0009-014-2017) for Airport PAPI system replacement and relocation.

Mr. Hamrey reviewed the issues with the lighting at the Airport. The grant matching funds \$6,250.00 to cover the Pappy Lights. The FAA will be contributing funds and Public Works has planned for this project in their 2017-18 Budget.

Public Comment: None

A MOTION WAS MADE BY Commissioner Tipton, seconded by Commissioner Hegg and unanimously carried by the Board to have the Chairman sign FAA Grant Application (Project No. 3-32-0009-014-2017) for Airport PAPI system replacement and relocation at the Airport, the cost to the county at 5% match of \$6,250.00 FAA Grant in the amount of \$93,750.00.

19. **Honorable District Attorney Sean Rowe** – For consideration and possible action relative to approval of the Child Support Enforcement bi-annual state contract.

District Attorney Rowe presented the inter-local agreement with the State for Child Support Enforcement bi-annual state contract for approval by the Board.

Public Comment:

Barbara Owens asked how much was usually paid to the county. District Attorney Rowe explained the break-down of how funds are received and distributed.

A MOTION WAS MADE BY Commissioner Tipton, seconded by Commissioner Hegg and unanimously carried by the Board to have the Chairman sign the bi-annual state contract for Child Support Enforcement which returns 66% of the cost of Child Support Enforcement to the County.

20. For consideration and adoption of a resolution setting forth requirements for proposal and adoption of ordinances by the Board of County Commissioners.

District Attorney Sean Rowe stated he would like to set guidelines for proposing and adopting Ordinances. Discussion ensued.

Public Comment: None

No action taken

21. **Honorable Chris Hegg, Commissioner** – For consideration and possible action relative to assigning Eric Hamrey, Public Works Manager, as the temporary Manager of the Mineral County Museum to oversee operations and personnel.

Commissioner Tipton explained this was on the previous agenda, however the item was not voted on by the Board. It was decided that a joint meeting needed to be held with the Museum Board to hire a new Museum Conservator.

Public Comment: None

A MOTION WAS MADE BY Commissioner Tipton, seconded by Commissioner Hegg and unanimously carried by the Board to have Eric Hamrey, Public Works Manager, as the temporary Manager of the Mineral County Museum to oversee operations and personnel.

22. For discussion and possible action for budget and resolution to create a fund for net proceeds mitigation (ref NRS 362.171 {2011}) to offset future monetary decline of revenue of tax on minerals. And/or discussion on a resolution to create a Fund to stabilize operation of local government and mitigate effects of natural disasters (ref NRS 354.6115 {2013}). And discuss budget surplus revenues process to fund GTA; revenue policy. Review of Extraordinary Repair and Maintenance Fund (ref NRS 354.6105) or any other possible funds and policies relating to upcoming budget talks helpful in mitigating future down turn of revenue, repairs of facilities and dealing with natural disasters.

Commissioner Tipton stated contingency funds are set aside each year. Discussion ensued regarding budgets and funds.

Public Comment:

Sherrie Samson stated there was a roof on a building at Walker Lake that has been blown off. The local community is working to remove the roof with assistance of Hawthorne Utilities. She asked if there were funds to assist with this clean up.

No action taken

23. For discussion and possible action relative to Mineral County's continued participation with the Mineral County Economic Development Authority, including possible withdrawal of the County Commissioner appointed Board Member.

Discuss ensued regarding the Mineral County Economic Development Authority.

Public Comment: None

24. For discussion and possible action relative to redirect all business type matters needing to be brought before the Planning Commission to the Board of Commissioners first by the person or business through an acknowledgement sheet process outlining the key requirements/requests and facts of the item to be signed off as acknowledged by Commissioners.

Commissioner Hegg stated his concerns for new businesses trying to open in Mineral County.

It was established that the Planning Commission deals with Special Use Permits, Zoning Changes and county line adjustments. A new business license packet was discussed. District Attorney Rowe advised he would like to draft a new business license packet with input from the Commissioners and Planning Commission.

Public Comment: None

No action taken

25. For discussion and possible action relative to the YCAC gym engineer evaluation for structural stability. Insurance claim and updates of the progress of determination of condition.

Barbara Owens discussed issues with YCAC building.

Ms. Hoferer is the Pool Pact contact for insurance claims. Pool Pact insurance claims should be directed to the Records office.

The Hawthorne Fire House and Walker Lake Fire House buildings were discussed.

Public Comment: None

No action taken

26. **Honorable Board of County Commissioners** – For discussion and possible action relative to the Walker Lake Advisory Board.

A letter of interest was submitted for the Walker Lake Advisory Board (WLAB) by Steven Arbuckle. Discussion ensued regarding Walker Lake Advisory Board. It was established that a quorum of members would need to place an item on the Commissioners agenda, bringing letters of interest to re-establish their Board.

Public Comment: None

No action taken

27. For consideration, first reading, and possible proposal of an ordinance amending Mineral County Code Chapter 5.20 Solicitors, Peddlers, and Traveling Merchants, amending regulations for business licensure in Mineral County.

Public Comment: None

No action taken

TIME SPECIFIC ITEMS:

- 10:00 AM Public Hearing** – For discussion and possible action relative to adoption of Ordinance 242A Bill 258 that amends Mineral County Code 13.16.030, regarding Payment of Bills, subsection B, the Discount of Water Portion.

Larry Grant and Ana Fitzgerald were present for Hawthorne Utilities. Discussion ensued regarding the Ordinance change.

Public Comment:

Ms. Hoferer stated concerns with the public notice of changes and the Public Hearing.

A MOTION WAS MADE BY Commissioner Tipton, seconded by Commissioner Hegg and unanimously carried by the Board to adopt adoption of Ordinance 242A Bill 258 that amends Mineral County Code 13.16.030, regarding Payment of Bills, subsection B, the Discount of Water Portion as presented.

10:30AM Mark Nixon, Mineral County Regional Planning Commission – For consideration and possible action relative to zoning change application for Jesus A. Morales Sr., APN 001-294-05, 215 E Street, Hawthorne, NV. Changing from C1 to R2 zoning.

Commissioner Tipton read the letter from the Planning Commission, Mr. Nixon advised the Planning Commission recommended approval.

Christine Hoferer requested that a form be made to have these documents recorded; Mr. Nixon advised he would make the form. Mr. Nixon advised this should include maps

Public Comment: None

A MOTION WAS MADE BY Commissioner Tipton, seconded by Commissioner Hegg and unanimously carried by the Board to accept the Planning Commission recommendation and approve the Zoning application for Jesus A. Morales Sr., APN 001-294-05, 215 E Street, Hawthorne, NV., Changing from C1 to R2 zoning

1:00 PM Update regarding 2016 Auction Non-conforming Parcels. Following the update, the Board may refer non-conforming properties to the District Attorney for further action.

James D Lewis: 742 D Street, Hawthorne, Nevada
728 7th Street, Hawthorne, Nevada
405 6th Street, Hawthorne, Nevada
440 G Street, Hawthorne, Nevada

Travis & Beatrix Hart: 732 East 5th Street, Hawthorne, Nevada
Joseph Rosemore: 101 L Street, Hawthorne, Nevada
Raymond Silva: 121 S 3rd Street, Hawthorne, Nevada

Discussion ensued regarding Mr. Lewis's properties.

742 D Street, Hawthorne, Nevada
728 7th Street, Hawthorne, Nevada
405 6th Street, Hawthorne, Nevada
440 G Street, Hawthorne, Nevada

The deputy clerk read the email received from Sheri Mendez, regarding the property owned by the estate of James D. Lewis.

Mike Fontaine, Mineral County Building Inspector offered recommendations to the Commissioners.

Public Comment: None

A MOTION WAS MADE BY Commissioner Tipton, seconded by Commissioner Hegg and unanimously carried by the Board to send a letter to the executor of estate for James Lewis, to contact the Mineral County Building Inspector within 30 days to file a plan to clean up the properties.

Travis & Beatrix Hart: 732 East 5th Street, Hawthorne, Nevada.

The Deputy Clerk read a letter received from Beatrix Hart regarding property.

Mike Fontaine, Mineral County Building Inspector offered recommendations to the Commissioners.

Mr. Fontaine said the property is in process of being cleaned up.

Public Comment: None

A MOTION WAS MADE BY Commissioner Tipton, seconded by Commissioner Hegg and unanimously carried by the Board to send a letter giving a 90 day extension to finish

clean up of property.

Joseph Rosemore: 101 L Street, Hawthorne, Nevada

Mr. Fontaine said there has been some clean up of the property. They have not contacted the building inspector within 30 days with a plan on cleaning up the property.

Public Comment: None

A MOTION WAS MADE BY Commissioner Tipton, seconded by Commissioner Hegg and unanimously carried by the Board to send a letter noticing Mr. Rosemore that the terms of sale have not been fully complied with and to request that he file a plan of abatement with the Mineral County Building Inspector Mike Fontaine within the next 30 days.

Raymond Silva: 121 W 3rd Street, Hawthorne, Nevada

Mr. Fontaine stated the property has been clean up and is now occupied.

Public Comment: None

No action taken

Immediately Following **Honorable Board of County Commissioners** – For consideration and possible action relative to nuisance complaint for 929 Spencer Street, Hawthorne, NV.

Parcel 001-023-06.

Mr. Fontaine stated the owner of the property has contacted him, the hole on the roof is covered.

Public Comment: None

A MOTION WAS MADE BY Commissioner Tipton, seconded by Commissioner Hegg and unanimously carried by the Board to close, the nuisance complaint at 929 Spencer Street, complaint has been abated.

1:30 PM **Public Hearing** – For consideration and possible action relative to a Proposed Ordinance amending Mineral County Title 17 an Ordinance to amend Mineral County Code to establish and revise zoning regulation, standards and procedures.
(Public comment following.)

The Public Hearing on Title 17 was cancelled at the direction of Chairman Price.

5:30 PM **Public Hearing** – For consideration and possible action relative to a Proposed Ordinance amending Mineral County Title 17 an Ordinance to amend Mineral County Code to establish and revise zoning regulation, standards and procedures.
(Public comment following.)

The Public Hearing on Title 17 was cancelled at the direction of Chairman Price.

Board of Highway Commissioners – No business

Public Comment:

Staci Emm would be addressing the Statewide Community Needs Assessment at the March 1st meeting.

Public Hearing on Title 17 was cancelled at the direction of Chairman Price.

Mr. Fontaine stated he will be out of town for the March 1, 2017 Commissioner's Meeting.

Commissioner Recognition – We are sending two basketball teams to the Zone Tournament in Elko.

There being no further business to come before this Board, the meeting of the Board adjourned until Wednesday, March 1, 2017 at 9:00 AM.

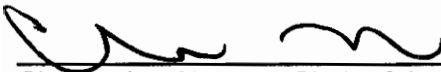
A verbatim recording of this meeting has been prepared and by reference becomes a part thereof.

Approved: Board of County Commissioners

By: 
Garth D Price, Chairman

Date: 3.15.17

Attest:


Christopher Nepper, Clerk of the Board

Mineral County is an equal opportunity provider and employer. If you wish to file a Civil Rights program complaint of discrimination, complete the USDA Program Discrimination Complaint Form, found online at http://www.ascr.usda.gov/complaint_filing_cust.html, or at any USDA office, or call (866) 632-9992 to request the form. You may also write a letter containing all of the information requested in the form. Send your completed complaint form or letter to us by mail at U.S. Department of Agriculture, Director, Office of Adjudication, 1400 Independence Avenue, S.W., Washington, D.C. 20250-9410, by fax (202) 690-7442 or email at program.intake@usda.gov.