

**CITY COUNCIL MINUTES  
REGULAR MEETING  
JULY 12, 2022**

The Winnemucca City Council met in regular session on Tuesday, July 12, 2022, at 2:00 p.m. in the City Hall meeting room; the meeting was also accessible via teleconference and videoconference. Present (in the meeting room): Mayor Richard Stone; Council members Theresa Mavity, Vince Mendiola, Jim Billingsley and Pam Coats; City Attorney Kent Maher; City Manager Alicia Heiser; Administrative Assistant Brandy Grimm; Police Chief Mike Rangel; Betty Lawrence (Humboldt County Planning); Dawn Baldwin (Century 21); Chantall Jones; Joseph Brooks; Steven Hunt; Stevie Noyes (PrideFest); and, Humboldt Museum representatives: Dana Toth, Judy Adams, Joyce Lacaillade, John Arant, Cecil Martin, Richard Robie, Skip Hammargren, Sharon Smith, Wayne Smith, and Tom Hoss. Present (via teleconference): Council member Mike Owens; and, Ashley Maden.

**CALL TO ORDER:**

Mayor Stone called the meeting to order at 2:00 p.m.

**PUBLIC COMMENT-PERSONAL COMMUNICATION-CORRESPONDENCE:**

Community member Chantall Jones expressed her concerns regarding the Fourth of July parade and the perceived level of aggression that some people appeared to have when throwing water balloons; she would like to see something done about it in the future. Mayor Stone remarked that the Fourth of July parade is not a City-sponsored parade, but the behavior is something that can be brought up to the event organizer, Silver State International Rodeo, for next year.

**MINUTES:**

The minutes of the June 21, 2022 regular City Council meeting were reviewed and Council member Mendiola moved for approval as submitted. Motion carried unanimously with member Owens abstaining as he was not present at the meeting.

**WARRANTS-EXPENSES:**

The reports for payments of warrants-expenses were reviewed and Council member Mavity moved for approval as submitted. Motion carried unanimously with Council member Billingsley abstaining from voting on the Jim Dandy Productions warrant(s) because he owns the business.

**PROCLAMATIONS-AWARDS-PRESENTATIONS:**

There were no proclamations, awards or presentations.

**BUSINESS ITEMS:**

**BUSINESS IMPACT DETERMINATION**

After review and consideration of the effect each item could potentially have on a "business," as the term is defined by statute, the Council agreed, and Council member Mavity moved to make a finding that no item on the agenda appears to impose a direct and significant economic burden on a business or appears to directly restrict the formation, operation, or expansion of a business. Motion carried unanimously.

**PLANNING COMMISSION REAPPOINTMENT REQUEST**

Council member Mendiola moved to approve Lyndsee Jimenez for re-appointment to a four-year term on the Regional Planning Commission. Motion carried unanimously.

### **PLANNING COMMISSION APPOINTMENT REQUESTS**

Mayor Stone said there is a vacant seat on the Regional Planning Commission and there are two applicants for the position, Steve Hunt and Joe Brooks.

Joe Brooks stated that he is a longtime member of the community with children, and wants to be involved and give back to the community.

Steve Hunt informed that he tries to volunteer throughout the community and wants to continue to be involved.

Council member Mendiola moved to approve Joe Brooks for appointment to a four-year term for the vacant position on the Regional Planning Commission. Motion carried unanimously.

### **REQUEST TO PLACE SIGNAGE ON CITY PROPERTY**

City Manager Heiser advised that the Frontier Community Coalition (FCC) warrior youth team has requested to place signs and posters at City parks that say, "No Smoking" and "No Vaping." Heiser stated there are signs already at some parks and on the sports complex fence.

Council member Coats noted the FCC wants to put the signs and posters in the bathrooms and not just on the fences outside.

No one was present from the FCC. The item will be placed on the next Council agenda to get more information.

No action was taken.

### **STREET CLOSURE REQUEST / PACKSADDLE ROAD**

Dawn Baldwin, Century 21 office manager, requested closure of a portion of Packsaddle Road for a celebration planned for July 23, 2022 to showcase new housing in the area.

Council member Billingsley moved to approve the closure of Packsaddle Road on July 23, 2022 for a street fair showcasing the new homes being built on the street. Motion carried unanimously.

### **STREET CLOSURE REQUEST**

Stevie Noyes, Winnemucca Pride representative, reported the group needs to change their request for a parade on September 24, 2022, from Winnemucca Boulevard to Melarkey Street from Railroad Street to Winnemucca Boulevard due to not getting NDOT approval.

City Attorney Maher stated that with the street location change, a correctly worded agenda item will need to be considered on the next council meeting agenda.

No action was taken.

### **HISTORIC RESOURCES COMMISSION GRANT REQUEST**

Dana Toth said that the Historic Resources Commission (HRC) received the full grant amount of \$9,622 from the State Historic Preservation Office and are fully funded to attend the National Alliance of Preservation Commissions Forum event. There is no need for a local match. Only two HRC members will attend, rather than the four members originally planned.

Council member Mavity moved to approve the subgrant agreement in the amount of \$9,622 to send two Historic Resources Commission members to the National Alliance of Preservation Commissions Forum event July 13-17, 2022 in Cincinnati, Ohio. Motion carried unanimously.

### **PROPERTY TRANSFER REQUEST / NORTH CENTRAL NEVADA HISTORICAL SOCIETY**

City Attorney Maher explained the deed to transfer the city-owned property adjacent to the Humboldt Museum to the museum is prepared and the requested conditions for reverting the property to the city if the proposed improvements are not timely constructed are included in the deed; however, there was no indication from the museum about the size of their proposed facility. Maher questioned museum representative Dana Toth about the size of the structure they are planning to build. Toth stated they still need to get with CTA design consultants to get a plan, but they need a building at least the size of their current facility which is 9,000 sf. Two designs are started but they are waiting on acquiring the land before moving forward. Maher suggested they could specify a 10,000-sf minimum size building to be built within the 10-year time period, which is the length of time requested by the museum representatives.

A letter in support of the transfer from the Humboldt County Commission was submitted.

Council member Mendiola moved to approve: (i) the transfer, without consideration or payment, of city-owned property identified as a five plus acre parcel of vacant ground adjacent to Museum Lane, APN 15-0101-36, to the North Central Nevada Historical Society to be used for museum purposes; and, (ii) the conditions for the use of the property, the requirements for improvements on the property to be completed within a limiting period of time, and the restrictions on the type of improvements constructed or placed on the property, all as set forth in the deed presented and as recommended by staff. Motion carried unanimously.

### **INDEBTEDNESS REPORT AND 5-YEAR CAPITAL IMPROVEMENT PLAN**

City Manager Heiser advised this annual report is due August 1 each year. The only city debt is the two USDA sewer treatment plant bonds and the two medium-term obligations for public safety radios and public safety vehicle and body cameras. The report details the plans to repay the debts for the sewer treatment plant, which are paid through the monthly customer sewer fees, and the medium-term obligations, which are budgeted items in general government services. The 5-year capital improvement plan includes the airport capital improvement plan and large projects.

Council member Mavity moved to approve the request to submit the city debt management policy, 5-year capital improvement plan, current and contemplated general obligation debt and special elective tax report, and chief financial officer information to the Department of Taxation, the County Debt Management Commission, and the Director of the Legislative Counsel Bureau and authorize the mayor or staff to sign. Motion carried unanimously.

### **BLM AIRPORT LEASE-EXPANSION PROJECT**

City Manager Heiser reported the BLM sent a revised lease agreement proposal which includes a 30-year term with 2% annual payment increases, and an option to add mutual termination rights. The BLM reiterated there is no intention to enforce Executive Order 14042 (Covid mandates).

If the city decides to be the project manager for the BLM project, the Airport Board believes the city should have control over selecting the contractor and should coordinate the project with the heavy ramp reconstruction project.

Wayne Smith, Airport Board chairman, noted the board favors moving forward with the BLM lease.

Council member Billingsley moved to approve the BLM aerial firefighting Single Engine Air Tanker (SEAT) base operations lease: (i) to combine the two leases into a single lease and update the terms and conditions for the leasing of Lease Tract 2A and Lease Tract 2B at the Airport; and, (ii) for the City to undertake the management of the BLM SEAT Base expansion project and to establish the terms and conditions for the management. Motion carried unanimously.

### **CLAIM REQUEST / HADLEY**

City Attorney Maher advised the claim request was withdrawn by the individual; however, a denial on the record is still sought by counsel. Maher noted the claim was the result of the individual not providing the correct information when attempting to file as a candidate for city office and, after being directed how and where to get the proper documentation, the person failed to follow through and then wanted to blame the city.

Council member Coats moved to deny the request by a prospective city council candidate for payment of \$1,000 for the alleged refusal by city personnel to accept the candidate filing papers. Motion carried unanimously.

### **AMERICAN RESCUE PLAN FUNDS**

City Manager Heiser reported receipt of the second half of the ARPA payment. The entire \$10.4 million is being allocated to the appropriate departments and funds. The Nevada League of Cities has not reported back regarding the infrastructure funds, so the water and sewer projects will be funded with the ARPA funds.

No action was taken.

### **BODE HOWARD MEMORIAL POOL**

City Manager Heiser reported \$2 million was budgeted for the design of a new Aquatic Center and to proceed a new detailed design with renderings and updated cost estimates are needed.

No action was taken.

### **STAFF-COUNCIL REPORTS**

City Manager Heiser reported: 1) staff and Shaw Engineering are discussing the pump installation and pump house design for Well 8, and a request for a proposal from Shaw to perform the design and project management is anticipated; 2) the list of the locations to be included in the East side curb and gutter project is being prepared; 3) there are no new updates at the Airport Industrial Park (AIP), and the FAA is still performing the section 163 review; 4) there is no new interest in the Loon site; 5) the Hardgrave Lane design is finished and staff is working on acquiring the necessary rights-of-way and is expected to bid the project by the end of July; 6) the water and sewer portions of the Ada Vista project are complete; 7) the City can use some ARPA funding for development of the Recreation Complex planned projects which include outdoor lighting, an urban pond, an amphitheater and a fourplex; 8) work to clean up the Community Garden is continuing, and Nevada League of Cities has indicated that funding may be available for a garden project; 9) the Tank 1C painting project is complete, the tank is refilled and the required NDEP tests are done and the test results are expected soon; 10) the general aviation concrete hardstand reconstruction project is expected to be completed July 22, 2022; 11) the heavy aircraft apron reconstruction design has been started by Armstrong Consultants; and, 12) the Nevada League of Cities

conference is scheduled in Las Vegas for August 9-11, 2022 and if anyone wants to attend, speak with staff about travel arrangements.

Council member Mavity reported two citizens complimented the public works department for their handling of the water main break, and the Boys and Girls Club fundraiser under the stars is scheduled for August 13, 2022.

Council member Mendiola attended the Paradise Sonoma Conservation District meeting.

Council member Billingsley suggested the city collaborate with the county commission and neighboring cities and counties to draft a letter to the Governor to find out what happened to the \$63 billion of ARPA funding that was supposed to go to Nevada local governments.

Mayor Stone reported a new police captain, detective and police officer are being sworn in tomorrow morning, and Lithium America is having a new facility tour in Reno on July 20, 2022.

**PUBLIC COMMENT:**

Tom Hoss thanked the council for their approval of the museum land donation and approval of the BLM airport lease, which is a great investment for the airport.

Wayne Smith echoed Hoss's thanks for the airport support.

Mayor Stone adjourned the meeting at 3:06 p.m.

Respectfully submitted,

Brandy Grimm  
Administrative Assistant II

The federal mandated non-discrimination statement is set out in entirety on the publicly posted meeting agenda for this meeting and is incorporated by reference pursuant to 41 CFR part 60, and is available in the City Clerk Office, 90 W Fourth St, Winnemucca, NV.

**PASSED AND ADOPTED:** August 09, 2022

**VOTE OF COUNCIL:**

**AYES:** Owens, Mavity, Mendiola, Billingsley, Coats  
**NAYS:** \_\_\_\_\_  
**ABSTAIN:** \_\_\_\_\_  
**ABSENT:** \_\_\_\_\_

**APPROVED:**

**ATTEST:**

\_\_\_\_\_  
Richard Stone  
Mayor

\_\_\_\_\_  
Ruth Fitzpatrick  
City Clerk