

THE HONORABLE CITY COUNCIL OF THE CITY OF LOVELOCK MET IN REGULAR SESSION ON SEPTEMBER 20, 2011 AT THE LOVELOCK CITY HALL AT 7:00 P.M.

Present:	Mayor	Mike Giles
	Council members	Pat Rowe
		Tom Donaldson
		Dan Murphy
	City Clerk	Lisa Booth
	Police Chief	Michael Mancebo
	Public Works Director	Joe Crim
	Animal Control Officer	Sheri Crim
	Legal Counsel	Kent Maher

Visitors: Jill Lufrano (Lovelock Review Miner), Tom Stoker, Jeff Kearns, and Nickie Allen.

Mayor Giles called the meeting to order at 7:00 p.m.

APPROVAL-CORRECTION OF MINUTES:

Councilman Rowe moved to approve the September 6, 2011 minutes as submitted.

Motion carried unanimously

PUBLIC-PERSONAL COMMUNICATION-CORRESPONDENCE:

Mayor Giles briefly reviewed three letters received by the City: 1) a survey from the U.S. Postal Service; 2) notification from the State of Nevada Board of Veterinary Medical Examiners that the Lovelock Animal Shelter has complied with all the conditions requested as a result of the August 2011 inspection; and, 3) an inspection report from the State of Nevada Division of Environmental Protection (NDEP) for the City of Lovelock Wastewater Treatment Plant notifying that no follow up response is needed after the NDEP site inspection on August 25, 2011.

Nickie Allen asked if a weed notice had been sent to the property owner at 1085 Amherst Ave. The City Clerk advised Allen that a notice had been prepared and was being mailed out the next day.

BUSINESS IMPACT DETERMINATION:

The Council reviewed and considered the probable effect that each agenda item for this meeting could have on a "business" as defined by statute. Councilman Donaldson moved to make a finding that no item on this meeting agenda appears to impose a direct and significant economic burden on a business or directly restricts the formation, operation or expansion of a business.

Motion carried unanimously

SEWER-DISPOSAL ACCOUNT DELINQUENCIES / ADJUSTMENTS-REFUNDS:

City Clerk Booth reviewed the delinquent list with Council.

Mayor Giles discussed a phone call received from the State Treasurer's Office regarding refundable deposits held over a year. Apparently, the deposits are subject to being turned over to the State as unclaimed property. Giles suggested the Council review the ordinance and consider possible changes, if necessary, to avoid having to turn over deposit funds to the State.

The Council directed Staff to continue with delinquent account protocol.

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NUISANCE COMPLAINT / 655 CORNELL AVE.:

Jeff Kerns appeared before the Council to say he has been working on the weeds and has purposely allowed some to grow for feed to give to his horses. Kerns said he would have all the weeds cleared in about a month.

Councilman Murphy suggested the City monitor the lot over the next month and take appropriate action if needed at that time. No action was taken

NUISANCE COMPLAINT / 890 CORNELL AVE.:

Mayor Giles stated that as of today, the Notice to Show Cause certified letter had not been picked up by the property owner. After the last Council meeting, Police Chief Mancebo talked to the owner about cleaning the lot and was told it would be done by the end of that week. As of tonight's meeting, there has been no progress on the cleanup.

Lovelock resident Tom Stoker asked if there was a possibility of the owner of 890 Cornell Ave. working with Mitch Neilsen who is working on setting up a recycling center at the county dump site. Mayor Giles said he did not think Neilsen had progressed far enough with the recycling center to be of any help in this situation.

The Council discussed the condition of the property and possibilities for dealing with the debris. The consensus of the Council was that the owner should appear at a Council meeting to discuss the concerns of the City and the items the City believes should be cleaned up.

Councilman Murphy moved to continue this item to the October 18, 2011 meeting and have Police Chief Mancebo personally serve the owner with the appear and show cause letter.

Motion carried unanimously

LETTER OF INTENT / BLACK ROCK SOLAR / FIREHOUSE SOLAR SYSTEM:

Mayor Giles reviewed the questions which were brought up at the last Council meeting concerning the total cost of the photovoltaic solar array electrical generation system project proposed for the new firehouse. Giles stated the total estimated cost of the project is \$112,800 plus \$9,104 paid by the City (a one time payment). Black Rock estimates an annual savings of \$4,552 for this 24kW system. Giles said he explained to Black Rock Solar that the confidentiality clause in the contract must be removed or modified as all contracts with the City and County public entities must be open for public review. Giles stated the applications are due the end of October and the Council can authorize the mayor to sign the letter of intent when Council and Legal Counsel are okay with the revisions.

Councilman Donaldson moved to authorize the mayor to sign on behalf of Council the letter of intent with Black Rock Solar for the new firehouse solar array with the changes to the letter as discussed.

Motion carried unanimously

REVERSION TO ACREAGE / AMHERST PARK-SKATE PARK PROPERTIES:

Mayor Giles said Lovelock Meadows Water District applied to the County for an address in order to put in a phone line at their shop. Michael Johnson, representative of the Pershing County Planning Department, assigned an address on South Meridian Road for the water district and in the process of determining the address for the water district, discovered there are no individual addresses for the four City-owned Amherst Park parcels. Johnson suggested assigning an address to each parcel. Giles felt the City might want to consider combining those four parcels into one, but there would be survey costs involved.

The Council felt the City parcels should be left as they are. No action was taken.

LOT LINE ADJUSTMENT / FOUR (4) PARCELS / WEST BROADWAY-MAIN STREET:

Mayor Giles stated the City has not received a request from the property owner or the property developer for a lot line adjustment, and this item should be put back on an agenda when the request is received.

ENERGY EFFICIENCY AND CONSERVATION BLOCK GRANT (EECBG) PROJECTS FOR CITY HALL WINDOWS REPLACEMENT, CITY HALL HEATING AND AIR CONDITIONING UPGRADE AND MAIN STREET LIGHTING RETROFIT / SCOPE OF WORK AND SERVICES, EXPENDITURE OF FUNDS FOR WORK OR SERVICES RELATED TO THE PROJECTS AND PROPOSALS FOR COMPLETION, INSTALLATION OR CONSTRUCTION OF PROJECTS:

Mayor Giles stated there were a couple of things that needed to be completed at City Hall by Triumph Electric. Giles said Police Clerk Richardson talked to Triumph yesterday regarding when they would be back to complete the project, and they said they were doing work at the Lovelock Correctional Facility and trying to co-ordinate times and personnel. Giles reported the heating was completed at the Firehouse and the electrical and plumbing should be completed within a week. Heating and cooling for the Animal Shelter has not been completed and there is one window left to be replaced. The Main Street lighting project is done and the signal light is completed. Richardson is working on SHPO requirements in order to move forward with the Depot Building heating and air conditioning improvements.

Public Works Director Crim said the Animal Shelter heating and air conditioning is working, it is mainly cosmetic work that needs to be completed.

ENGINEERING, PROJECT DESIGN, PROPOSED CONSTRUCTION AND COSTS FOR INSTALLATION OF WASTEWATER TREATMENT PLANT EXPANSION-MEADOWS LANE LIFT STATION REHABILITATION-FRANKLIN AND 17TH STREET BRIDGE PROJETS / PROCEEDING WITH PROJECTS CONSTRUCTION AND OBTAINING BIDS TO UNDERTAKE PROJECTS WORK AND SERVICES / OBTAINING AND EXPENDING FUNDS FOR WORK OR SERVICES RELATED TO THE PROJETS AND ACCEPTANCE OR APPROVAL OF AGREEMENTS, AMENDMENTS AND FUNDING DOCUMENTS:

Last week Mayor Giles met with Dave Kitchen of Shaw Engineering and Robin Brenan of K7 Construction. Giles said K7 Construction has contracted with an engineering firm in Reno to design the awnings for the public works building and passed out copies of the latest design for the awnings. Giles reported the building is scheduled to be on site by 8:00 a.m. Friday, September 23, 2011.

Legal Counsel Maher stated K7 is considering legal action against the supplier to firm up their position and try to get something established as far as what they are doing with delivering the building. Maher said K7 is concerned about 1) being able to complete the building within the contract time; and, 2) the overall completion date of mid December 2011. The City could be impacted by this litigation and Maher will continue to monitor the situation.

Giles read a letter from Kay Vernatter of USDA regarding the requirements to refinance the loan. Vernatter stated in her letter that the City would not be required to refinance the loan at this time.

BUSINESS LICENSES / BUILDING PERMITS:

The Council reviewed the special event liquor license application for the 2011 Fraternal Order of Eagles Aerie #1557 Western Regional Convention at the Pershing County Community Center October 15-16, 2011.

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Councilman Rowe moved to approve the special event liquor license subject to their BST training being in order and waive the liquor license fees for the 2011 Fraternal Order of Eagles Western Regional Convention.

Motion carried unanimously

Council reviewed the following business licenses:

Lovelock Pharmacy – Grant Moulton – 325 11th St.

Carol's Awesome Aromatic Candles – Carol Elerick – 520 Cornell Ave.

There were no other business licenses or building permits for review.

PROCLAMATIONS AND AWARDS:

There were no proclamations or awards.

STAFF-COUNCIL REPORTS AND PROPOSALS:

Mayor Giles had no report.

Councilman Rowe attended the Frontier Coalition meeting and the Economic Development Board meeting on September 12, 2011. Rowe said at the Economic Development meeting the agenda for the upcoming town hall meeting was discussed. Giles mentioned the County Commission has asked that the Chamber of Commerce and Economic Development take over running the town hall meetings.

Councilman Murphy had no report.

Councilman Donaldson had no report.

Police Chief Mancebo had no report.

City Clerk Booth had no report.

Legal Counsel Maher had no report.

Public Works Director Crim had no report.

Animal Control Officer Crim reported the Animal Shelter is in compliance with the State of Nevada Board of Veterinary Medical Examiners.

VOUCHERS / PAYROLL:

Councilman Donaldson moved to approve vouchers and payroll through number 38731.

Motion carried unanimously

PUBLIC-PERSONAL COMMUNICATIONS-CORRESPONDENCE:

There was no public or personal communications or correspondence.

There being no further business the meeting was adjourned at 8:00 p.m. until the next scheduled City Council meeting on October 18, 2011 at 7:00 p.m.

Michael R. Giles, Mayor

Lisa Booth, City Clerk