

THE HONORABLE CITY COUNCIL OF THE CITY OF LOVELOCK MET IN REGULAR SESSION ON JUNE 20, 2017 AT THE LOVELOCK CITY HALL AT 7:00 P.M.

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

Guests: Kent Mowry (A&H Insurance), Stephen Romero (Willis Re/Willis Pooling), Galen Reese, Sandra Sorani, Roger Mancebo, Heidi Lusby-Angvick, Scott Rottman (A&H Insurance), Bill Brewer (Nevada Rural Housing) and Gus Mohler.

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

PUBLIC COMMENT-PERSONAL COMMUNICATION-CORRESPONDENCE:

Galen Reese requested to be placed on the next agenda to discuss the apartments at 1250 and 1260 Dartmouth Avenue because there are broken windows, squatters, and electrical cords running everywhere. Mayor Giles explained that there is nothing that the City can do at this point because it is private property and the City has written letters to the bank (the owner by foreclosure) with no responses. Heidi Lusby-Angvick said she called the property owner and was informed the property would be inspected. Legal Counsel Maher suggested the State Fire Marshall be contacted to report potential safety hazards for investigation.

Sandra Sorani complained about weeds in the back yard of the property at 860 Western Avenue which is next door to her property. City Clerk Booth stated that another weed notice was sent to the property owner in relation to the condition of the back yard; the owner has 10 days, which have not elapsed, to respond.

MINUTES CORRECTION-APPROVAL:

Councilman Rowe moved to approve the June 6, 2017 regular City Council meeting minutes as presented.

Motion carried unanimously.

BUSINESS IMPACT DETERMINATION:

After review and consideration of 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 restrict the formation, operation or expansion of a business.

Motion carried unanimously.

SEWER-DISPOSAL ACCOUNT DELINQUENCIES / ADJUSTMENTS-REFUNDS:

City Clerk Booth reviewed the delinquent sewer accounts. No action was taken.

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PUBLIC HEARING / NUISANCE DETERMINATION / 775 GRINNEL AVE. AND 590 11TH ST:

Photographs depicting the current conditions of excessive weeds and debris at the properties were provided and reviewed; the front yard of 590 11th Street has been cleaned but there was nothing done to the back yard, and 775 Grinnell Avenue has not been cleaned.

Councilman Murphy moved to find, based on the evidence presented, that the conditions of the properties located at 590 11th Street and 775 Grinnell Avenue constitute a menace to public health, safety and welfare, the conditions should be abated, and the owners shall have until July 11 at 5:00 p.m. to clean the properties.

Motion carried unanimously.

PUBLIC HEARING / NUISANCE DETERMINATION / 735 WESTERN AVE. AND 855 ELMHURST AVE.:

Photographs depicting the current conditions were provided and reviewed.

Councilman Donaldson moved to find, based on the evidence presented, that the conditions of the properties located at 735 Western Avenue and 855 Elmhurst Avenue which resulted in a nuisance being declared have been abated.

Motion carried unanimously.

LIABILITY-WORKERS COMPENSATION FY 2017-2018 INSURANCE RENEWAL:

Stephen Romero, Willis Re/Willis Pooling representative for POOL/PACT, and Kent Mowry and Scott Rottman, A & H Insurance, reviewed the policy coverages, including new coverages for cyber security and environmental coverage which added no extra cost to the members. The renewal premium amount is \$48,450.18, an increase of 4%.

Councilman Murphy moved to accept the renewal proposal and to authorize the premium payment as presented.

Motion carried unanimously.

PRIVATE ACTIVITY BOND CAP TRANSFER / NEVADA RURAL HOUSING AUTHORITY:

Bill Brewer, Nevada Rural Housing Authority (NRHA), requested that the City unused portion of the 2017 private activity bond cap allocation be transferred to NRHA to use with its low income housing assistance programs.

Legal Counsel Maher provided a proposed resolution to facilitate the bond cap transfer.

Councilman Murphy moved to adopt Resolution 2017-01 to authorize the transfer of the City 2017 private activity bond cap to the Nevada Rural Housing Authority.

Motion carried unanimously.

SOLID WASTE MANAGEMENT-RECYCLING ADVISORY BOARD APPOINTMENT:

Mayor Giles said a letter was received from Doris Bridges requesting to be reappointed to the solid waste management and recycling advisory board.

Councilman Rowe moved to reappoint Doris Bridges as the City representative to the solid waste management and recycling advisory board.

Motion carried unanimously.

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RENTAL AGREEMENTS / CITY HALL / LOVELOCK MEADOWS WATER DISTRICT AND PERSHING COUNTY ECONOMIC DEVELOPMENT AUTHORITY:

Mayor Giles stated that the rent for Lovelock Meadows Water District is staying the same at \$693.00 a month; and an office area has been prepared for use by Economic Development; it is suggested the rent start at \$1.00 a year.

Councilman Rowe moved to renew the rental agreement with Lovelock Meadows Water District at the current rate for fiscal year 2017-2018.

Motion carried unanimously.

Councilman Murphy move to approve the rental agreement with Pershing County Economic Development Authority at \$1.00 per year for fiscal year 2017-2018.

Motion carried unanimously.

RENTAL AGREEMENTS / DEPOT BUILDING / PERSHING COUNTY CHAMBER OF COMMERCE AND FRONTIER COMMUNITY COALITION:

Mayor Giles stated that the rents for the Pershing County Chamber of Commerce and the Frontier Community Coalition are proposed to stay the same.

Councilman Donaldson moved to renew the Pershing County Chamber of Commerce rental agreement at \$1.00 per month for fiscal year 2017-2018.

Motion carried unanimously.

Councilman Murphy move to renew the Frontier Community Coalition rental agreement at their current rate for fiscal year 2017-2018.

Motion carried unanimously.

COOPERATIVE AGREEMENT / SECURITY SERVICES / PERSHING GENERAL HOSPITAL:

Mayor Giles explained that the cooperative agreement has been in place for the past several years and the hospital administrator would like to continue with the agreement without any change in the terms.

Councilman Rowe moved to renew the agreement with Pershing General Hospital to provide and receive compensation for security services by the Lovelock Police Department.

Motion carried unanimously.

FIVE YEAR CAPITAL IMPROVEMENT PLAN PRIORITIES:

The Council reviewed the five year capital improvement plan priorities and suggested the matter be placed on the July 11 Council meeting agenda. No action was taken.

CITY EMPLOYEES COMPENSATION INCREASE:

Mayor Giles explained that a \$0.50/hour raise for all City employees was provided in the FY 2017-2018 budget to be effective July 1, 2017.

Councilman Rowe moved to approve a \$0.50/hour raise for all City employees to be effective July 1, 2017.

Motion carried unanimously.

CITY COUNCIL MEETINGS CANCELLATION / MEETING RESCHEDULING:

Mayor Giles explained that with the regularly scheduled Council meeting falling on July 4, the meeting is automatically moved to another day, and, typically, only one meeting is held in July. The suggestion is to cancel both regular meetings and hold a meeting on July 11.

Councilman Murphy moved to cancel the July 4 and July 18 City Council meetings and reschedule one meeting for July 11, 2017, pursuant to Lovelock Municipal Code 7.020.
Motion carried unanimously.

LOVELOCK INDIAN COLONY SEWER PROJECT:

Mayor Giles reported that the project is moving forward and all the sewer main lines should be in the ground by Friday. The first change order was submitted and there is also a change order coming for the water district concerning the loop. The first pay request from Aspen Developers has been submitted. No action was taken.

BUSINESS, LIQUOR & SPECIAL EVENTS LIQUOR LICENSES - BUILDING PERMITS:

The following business licenses were reviewed:

#903002 – Dream Builders Construction LLC – Michael Ryle

#903003 – Book Sales - Kristina Malukaite

Building permits:

#1457 – 1370 Dartmouth Ave. – Robert Dickinson – Re-roof

Liquor licenses:

None

Special Events liquor licenses:

Temptations – Margarita Madness – 06/30/17 – fees paid.

Councilman Rowe moved to grant a special events liquor license to Temptations for the June 30 Margarita Madness event.

Motion carried unanimously.

PROCLAMATIONS-AWARDS:

There were no proclamations or awards.

STAFF-COUNCIL REPORTS-PROPOSALS:

Police Chief Mancebo reported that there were problems with the control box that runs the overhead lights on one of the police vehicles; the vehicle was returned to Sierra Electronics and they removed the box and sent it to the supplier for repair or replacement.

Councilman Donaldson reported that he spoke with Public Works Director Crim concerning the concrete sidewalk on Franklin Avenue adjacent to the parking lot which heaved up due to the heat; Crim said that the sidewalk will be repaired by saw cutting a piece out.

Councilman Rowe stated that she has been asked when the street sweeper will be running again.

Mayor Giles: (i) advised he will try to get a retreat scheduled for next week; (ii) provided handouts from the last League of Cities board meeting; and, (iii) noted the Governors Office will designate a coordinator for the national Main Street project.

VOUCHERS, CLAIMS AND PAYROLL:

Councilman Donaldson moved to approve vouchers and payroll through number 44573.

Motion carried unanimously.

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PUBLIC COMMENT:

Gus Mohler stated that he fenced his back yard and would like to get two (2) pigmy goats for weed control. Mohler was informed that this matter is not on the agenda for action. Legal Counsel Maher noted that City code allows livestock to be kept in the city limits upon a showing of special need.

There being no further business, the meeting was adjourned at 8:40 p.m. until the next scheduled City Council meeting on July 11, 2017 at 7:00 p.m.

Michael R. Giles, Mayor

Lisa Booth, City Clerk