

## WEST WENDOVER CITY COUNCIL MINUTES OF THE REGULAR MEETING OF DECEMBER 5, 2006

The West Wendover City Council met for a regular meeting on December 5, 2006. The meeting was held at the West Wendover Library, Pilot Peak Room. Mayor Thaut presided.

Council Members Present: Roy Briggs, Emily Carter, Jimmy Carter, Jamey Christie and Johnny Gorum

Others Present: Corinne Copelan, David Lockie, Walt Sanders, Mike Crawford, Bryce Kimber, Aleta Kimber, Rocky Cordle, Norman Shubert, Dennis Hetlick, Jeff Knudtson, Ron Supp, Sonny Longson, Leon Flinders, Arby Stone, Mike Broadhead, Tom Coyle, John Hanson, Devan Croasmun, Leroy Lutes, Chris Melville and Anna Bartlome

The following proceedings were had.

1. **CALL TO ORDER AND ROLL CALL**  
Mayor Thaut called the meeting to order at 7:00 p.m. All those present and excused are noted above.
2. **PLEDGE OF ALLEGIANCE**  
Mayor Thaut led those present in the Pledge of Allegiance
3. **COMMENTS FROM THE GENERAL PUBLIC:**  
None offered or received.
4. **\*APPROVAL OF THE MINUTES:**  
Council Member Christie had some changes to the minutes of the regular meeting of October 17, 2006, under Communications the sentence should read as follows: "*Council Member Gorum asked when the Congressional candidates where coming.*" The next change is also under Communications the sentence should read as follows: "*Council Member E. Carter stated that the Police are coming and will be explaining to the children to stay on sidewalks, and only going to doors with lights on.*" The next changes are to the minutes of the joint meeting with the REC District of October 17, 2006, under Items of Discussion, Toana Vista Golf Course; the sentence should read as follows: "*Reid explained that over the last year they have lost an assistant pro and the superintendent at the golf course.*" Council Member Christie made the motion to approve the minutes of the regular meeting of October 17, 2006 and the joint meeting with the REC District of October 17, 2006 with the changes as noted above, and to forward the minutes of the regular meeting of November 7, 2006. The motion was seconded by Council Member J. Carter and passed unanimously.
5. **PRESENTATION**  
Mayor Thaut stated that the presentation would be forwarded due to the person being unable to attend.
6. **NEW BUSINESS**  
**\*a. Discussion and Decision Concerning Possible Revisions to the Sexually Oriented Business Code Provisions, Present Policy and Enforcement of Sexually Oriented**

**Business Code, Continuation of Negotiations with Southern Xposure Related to These Code Issues and Present Court Action Between the City and Southern Xposure and Other Matters Related Thereto**

Tom Coyle stated that in late October the City became aware of business activities at Southern Xposure which would not be permissible under city code. Tom stated that a letter had been sent to Southern Xposure requesting specific changes in the bargaining. Tom explained some of the changes could be a sunset to the grandfathering, but not sure what Southern Xposure would need. General discussion was had regarding setting deadline dates for negotiations of January 2<sup>nd</sup>, when proposals would need to be submitted and possible changes to the hand to hand tipping. Discussion was had regarding setting a date of December 15<sup>th</sup> to receive a draft of negotiation requests. Council Member Christie made the motion to allow Southern Xposure to provide the City Attorney with a draft of the types of specific touching for the purpose of tipping that they find acceptable with them to deliver the proposal to City Attorney by 5:00 p.m. Wednesday, December 13, 2006 and if proposal is not received will be posted by next regular agenda to enforce the SOB code as written. The motion was seconded by Council Member E. Carter and passed unanimously.

General discussion was had regarding the final date for a decision of January 2<sup>nd</sup> or possible moving it to January 16<sup>th</sup> to allow for face to face meetings. Council Member Christie amended her motion to set the final deadline for January 16, 2007. The motion was seconded by Council Member J. Carter and passed unanimously.

Ron Supp wanted the Council to remember that whatever guidelines are set will have to live with them.

Agenda taken out of order, New Business, item c heard next, see below.

**\*b. Discussion and Decision to Set Date for Public Hearing Concerning the Spirit of Wendover Development Project; Wendover Highlands Partners Limited and Silver Leaf Development**

Chris Melville explained that there was a proposal before the City that would require public hearings with regard to a zone change. Norm Shubert and Richard Bosworth gave a presentation of the project, which would include condominiums, single family homes, casino, hotels, convention center, and shopping mall. General discussion was had regarding how the project will be phased, and who will be able to purchase homes. Discussion was had regarding an increase of work force, when the project would begin and when project would be completed. More discussion was had regarding where condominiums and homes would be located, different road access, and what the density of the homes would be (10 home units per acre). Council Member Christie made the motion to set the public hearing concerning the Spirit of Wendover Development Project, Wendover Highlands Partners Limited and Silver Leaf Development for the regular meeting of January 16, 2007. The motion was seconded by Council Member Briggs and passed unanimously.

Agenda taken out of order, Department Updates heard next, see below.

**\*c. Discussion and Decision Regarding Waiving of Landfill Fees for Wendover Food & Clothing Bank and Other Matters Appropriately Related Thereto**

Chris Melville explained that 50% of the property is used for the food and clothing bank, and the fees could be waived for it. Council Member Gorum made the motion to waive 50% of landfill fees for cleanup of the fire for Wendover Food & Clothing Bank. The motion was seconded by Council Member Christie and passed unanimously.

Agenda taken out of order, Department Updates heard next, see below.

## 7. PUBLIC HEARING

**NOTICE**, The City of West Wendover will hold a public hearing for the purpose of considering which projects to pursue funding through the Community Development Block Grant Program. **The hearing will be set for Tuesday, December 5, 2006 at 7:30 p.m. at the West Wendover Library, Pilot Peak Room.** All persons may attend and be heard. Prior to the meeting, written comments may be filed with the West Wendover City Clerk and will be considered at the hearing.

The Community Development Block Grant Program, (CDBG) is a Federally Funded Program that is administered by the State of Nevada. The national objectives of this program are:

1. To benefit the low and moderate-income persons.
2. To aid in the prevention of and elimination of slums or blight.
3. To meet the Community Developments needs of having a particular urgency when other sources of funding are not available.

In addition, it is the State's goal to give extra consideration to projects addressing documented public health or safety needs or needs identified through a Community Planning Process.

It is anticipated that no displacement of persons will occur as a direct result of these projects: Project Descriptions, Housing Needs Statement, CDBG Requirements, and Past CDBG Project Grant Performance is on file at the City offices and is available for public inspection during normal business hours, from November 8, 2006 to December 5, 2006.

The City of West Wendover does not discriminate on the handicapped status in the admission of access to, treatment, employment or activities in it's federally assisted programs.

Mayor Thaut closed the regular portion of the meeting and opened the public hearing portion.

Chris Melville explained that no new projects have been mentioned since the last meeting. Chris stated the three projects that had been discussed, which included Florence Way Phase II, Physical Fitness/Therapy Center, and the ADA Accessibility for City Hall. Council Members J. Carter and Gorum stated that the ADA Accessibility would be the best way to go at this time. No public comment was received.

Mayor Thaut closed the public hearing portion of the meeting and opened the regular portion of the meeting.

### **\*Discussion and Decision for Selection and Approval of Projects for the Community Development Grant Program 2007 and Authorization for Staff to Prepare and Mayor to Execute Any Such Applications, Documents or Agreements as Necessary for the Selected Projects**

Council Member Christie explained that there had been lots of public support for the Physical Fitness Center and it should be kept as a project but to possibly rework it with the Recreation District. Council Member Christie made the motion to select the ADA Accessibility for the New City Hall as the project to move forward with for 2007 program and to authorize the staff to prepare and the Mayor to execute any applications, documents and agreements as necessary. The motion was seconded by Council Member J. Carter and passed unanimously.

Agenda taken out of order, New Business item b heard next, see above.

**8. DEPARTMENT UPDATES**

**Fire Chief** – Jeff Knudtson had nothing to add to memo, which stated that there has been a steady decline of department members and no one joining. The memo further stated that on November 29<sup>th</sup> there had been a radioactive response class, which was attended by Fire, Police, Public Works and Nevada State Health.

Mayor Thaut mentioned the “Tips for Tots” for Santa’s Helpers and Shop with a Cop.

Agenda taken out of order, Public Hearing heard next, see above.

**Police Chief** – Ron Supp had nothing to add to memo, which stated that the department responded to 396 calls for service, 33 adult arrests, 1 juvenile arrest, served 9 arrest warrants, issued 108 citations, conducted 6 field interviews and served 63 civil papers.

**City Clerk/Records Officer** – Nothing.

**Chief Financial Officer** – Nothing.

**Public Works Director** – Bryce Kimber had nothing to add to memo, which stated that the new mechanic has started work. The memo further stated that Shelton’s has begun work on Wendover Boulevard/Wells Avenue Project by moving the kiosks and will soon be cutting Wendover Boulevard to install the 10” water laterals that will serve the City Hall Complex. During the cold snap there have been lots of frozen pipes; there have also been numerous water leaks in the mobile home park. With Annette Slagowski leaving Raul Naranjo is handling the day to day operations of Reuse with supervision of Larry Hall.

**City Manager** – Chris Melville explained that the lights on Florence Way have been installed with power being installed. The Wendover Boulevard/Wells Avenue project is now under way. The re-scope of the Red Garter project has been sent off and will be bid out soon. Chris stated that a presentation of the ADA Accessibility project would be done at the next meeting. The RP&P lease for the City Hall, the historic photographs for the Victory Highway have been sent to the National Parks Service. The BLM land purchase for the 81 acres is still in Washington, D.C. The Nevada Rural Housing lots contract would be reviewed by the director when he returned from vacation. Chris stated that the Christmas cards for the employees would go out on Thursday, December 7<sup>th</sup>.

**9. COMMUNICATIONS**

Council Member Gorum stated that at this point the Spirit of Wendover project is only asking for a zone change from the City.

Council Member E. Carter asked if anyone had any free time to come to Santa’s Secret Shop to help the children purchase gifts.

Council Member Christie stated that the Christmas lighting ceremonies were very nice. Council Member Christie also stated that the Annual Christmas Festival is December 11-13 at the Community Building from 5:30 to 8 p.m.

Mayor Thaut stated that the Resource Council would be meeting on December 8<sup>th</sup> at 11 a.m.; one of the discussions would be the lack of medical care. Mayor Thaut stated that there would be an architect meeting on December 7<sup>th</sup>.

**10. \*APPROVAL OF THE CLAIMS:**

Council Member Gorum made the motion to approve the claims for December 5, 2006, October Insurance and November Hand Checks. The motion was seconded by Council Member J. Carter and passed unanimously.

**11. \*NEXT MEETING DATE AND ADJOURNMENT**

The next meeting date is a regular meeting on December 19, 2006 at 7:00 p.m. at the West Wendover Library, Pilot Peak Room. Council Member Christie made the motion to adjourn

at 8:43 p.m. The motion was seconded by Council Member E. Carter and passed unanimously.

ATTEST:

Anna E. Bartlome  
City Clerk/Records Officer