



CITY OF WEST WENDOVER

P.O. Box 2825 • 1111 N. Gene L. Jones Way • West Wendover, NV 89883
Office (775) 664-3081 Fax (775) 664-3720

WEST WENDOVER CITY COUNCIL MINUTES OF THE REGULAR MEETING OF JUNE 1, 2010

The West Wendover City Council met for a regular meeting on June 1, 2010. The meeting was held at the West Wendover City Hall, Council Chambers. Mayor Pro-tem Carter presided.

Council Members Present: Bryant Blake, Roy Briggs, Emily Carter, Johnny Gorum and Alan Rowley II

Others Present: Kendra Follett, Bryce Kimber, Dixie Melville, Wayne Carlson, Russell McMullen, Zia Yasrobi, Corinne Copelan, Pat Zamora, Aleta Kimber, Sondra Schmidt, Jeff Knudtson, Ron Supp, Chris Melville and Anna Bartlome

The following proceedings were had.

1. **CALL TO ORDER AND ROLL CALL**
Mayor Pro-tem Carter called the meeting to order at 7:00 p.m. All those present and excused are noted above.
2. **PLEDGE OF ALLEGIANCE**
Mayor Pro-tem Carter 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 Blake made the motion to approve the minutes of the regular meeting of May 18, 2010. The motion was seconded by Council Member Rowley II and passed unanimously.
5. **CONSENT CALENDAR**
***a. First Reading and Filing of Ordinance #2010-04, Consideration and Possible Approval of an Ordinance Authorizing the Issuance of the Sewer Revenue Interim Debenture; Providing the Form, Terms and Conditions of the Debenture; Providing Other Details in Connection Therewith**
Mayor Pro-tem Carter read the above entitled ordinance and filed with the clerk.
6. **NEW BUSINESS**
***a. Discussion and Decision Regarding Acceptance of Renewal Proposal from Nevada Public Agency Insurance Pool (POOL) and Approval for Payment from Fiscal Year 2010-2011 Funds**
Russ McMullen and Wayne Carlson explained the renewal proposal from the Nevada Public Agency Insurance Pool (POOL), how the POOL was formed, what the POOL covers and how all of the members of the POOL are a part of the decisions.

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

Mayor Pro-tem Carter stated that she currently sits on the POOL board and they make sure the board is given all the information and options before making a decision. Council Member Gorum made the motion to accept the renewal proposal from Nevada Public Agency Insurance Pool (POOL) and approve for payment from fiscal year 2010-2011 funds \$185,592.24. The motion was seconded by Council Member Briggs and passed unanimously.

Corinne Copelan asked if the Recreation District is aware that the Nevada Public Agency Insurance Pool (POOL) will survey swimming pools. It was explained that the District is aware and are also members of the POOL.

7. PUBLIC HEARING

***1) NOTICE**, is hereby given that the City Council of the City of West Wendover, State of Nevada, will hold a public hearing at a regular meeting to be held on **June 1, 2010 at 7:15 p.m.** in the West Wendover City Hall, Council Chambers Room #137, located at 1111 North Gene L. Jones Way. The purpose of this hearing is to consider a conditional use permit.

DESCRIPTION:

Conditional Use Permit: Wendover Mobile Home Park / Jerry Johnson; property located in a RMH-1 Zone

- 1) Use Requested: Upon evidence of economic need in the City and to promote the general welfare, owners of mobile home parks in RMH-1 or RMH-3 Districts may be permitted to rent the park spaces to recreational vehicles if the owner of any such mobile home park obtains a conditional use permit for such recreational vehicle rentals pursuant to the procedure set forth in Title 8, Chapter 10 for a period not to exceed one year; provided, however, in addition to any other limitations or conditions proscribed during the conditional use process, no more than one such conditional use for any mobile home park may be permitted in any five-year period and no more than 50% of mobile homes spaces in any mobile home park may be used for recreational vehicles, as per West Wendover City Ordinance No. 2010-02.**

The property description is: Parcel B-7, File 395269 & Parcel B-10, File 447729, as filed in the Office of the Elko County Recorder, and situated in Sections 16, Township 33 N, Range 70 E, M.D.B. & M., Elko County, Nevada. Located in West Wendover, Nevada 89883.

All comments regarding this matter will be considered at the public hearing. Please contact the Community Development Department at (775) 664-3081 if there are any questions.

Mayor Pro-tem Carter made the motion to close the regular meeting and open the public hearing.

Zia Yasrobi, representing Wendover Mobile Home Park, explained that they had been contacted by a contractor working on the Ruby Natural Gas Pipeline about renting spaces to the workers on the project. Corinne Copelan asked if all of the spaces have been rented from the KOA. It was stated that all of the spaces have been rented from the KOA. Corinne Copelan asked if the rent would be similar to what is charged at the KOA so that the KOA

could not be undercut on rent. Chris Melville explained that the KOA is aware of the conditional use procedures and their spaces have all been rented by the contractor who then contacted the various mobile home parks about renting spaces. Chris further explained that the RV parks would be used first and then the overflow would go to the mobile home parks that have sought and received conditional use permit. Zia Yasrobi explained that the mobile home parks also have to follow the State of Nevada Manufactured Housing and NRS statutes that dictate pricing of mobile home spaces.

There being no further public comment Mayor Pro-tem Carter closed the public hearing portion of the meeting and opened the regular portion of the meeting.

***Discussion and Decision Regarding Proposed Approval or Denial of a Conditional Use Permit Located at Wendover Mobile Home Park / Jerry Johnson**

Council Member Blake made the motion to approve the conditional use application per City Code 8-5B-4(F), and further add the following stipulations: That the conditional use is applicable only during the time for which a justifiable need has been demonstrated with regard to worker housing for the Ruby Natural Gas Pipeline project. That if the housing need is no longer necessary as part of this project and prior to the 1-year expiration, that the City Manager provide an appropriate 30 day notice to the mobile home park owner of the adjusted expiration date. The motion was seconded by Council Member Rowley II and passed unanimously.

8. DEPARTMENT UPDATES

Fire Chief – Jeff Knudtson had nothing to add to memo, which stated that the 2009 DOE funding grant is being completed and waiting for the 2010 funding to become available. Cleanup and removal of the buildings is continuing at the former location of the Police Department. The contractors are working on the elevation of the new baseball fields. Applications are still being accepted for part time firefighters. The annual fire hydrant checks have been completed with three that need repairs. Work on the racks for the fireworks has begun.

The department responded to the following incidents from January 1, 2010 to May 27, 2010.

Fires	6
Overpressure rupture, explosion, overheat – no fire	0
Rescue and Emergency Medical Service	88
Hazardous Condition – No Fire	4
Service Call	78
Good Intent Call	13
False Alarm and False Call	7
Severe Weather and Natural Disaster	0
Special Incident Type	22

Police Chief – Ron Supp had nothing to add to memo, which stated that training and certification for the month of April and May included Defensive Tactics Instructor, Investigative Report Writing, Taser Instructor Recertification, Radar Certification, Instructor Development, Firearms Qualifications, Defensive Tactics Recertification, Impact Weapons Recertification, Taser Recertification and O.C. Spry Recertification.

The department responded to the following for the month of April and May.

	April	May
Calls for Service	686	988
Adult Arrests	12	17
Warrants Served	6	8
Juvenile Arrests	0	1
Citations Issued	157	159
Transports	9	14

Field Interviews	0	1
Civil Papers Served	55	70

City Clerk/Records Officer – Nothing.

Chief Financial Officer – Sondra Schmidt stated that the final budget had been submitted to the State.

Pat Zamora from Nevada State Bank explained that one bid had been received for the interim debenture from Zions First National Bank with an interest rate of 3.6%. Pat explained that the interim debenture is for the waste water project and will be replaced by a grant from the US Army Corps and a loan from USDA-RD.

Public Works Director – Bryce Kimber had nothing to add to memo, which stated that they have started to spray the weeds on the bike trail along Florence Way and will then spray around Wendover Will. The street sweeper has been out in preparation of street striping. There were two fuel lines that decided not to work on equipment at the landfill but they have been replaced and everything is up and running. The Waste Water Phase I project is moving along with the footings, stem walls, electrical conduit, piping located in the floor area and the floor itself have been installed.

City Manager – Chris Melville had nothing to add to memo, which stated that the CDBG project for the digital x-ray equipment has been ordered with installation being competed by the first part of July. The HRSA grant has been submitted and is under review in Washington, D.C. The final report regarding the potential community center has been submitted to the D.W. Reynolds Foundation. The final environmental documents have been submitted to Wright Patterson AFB and are just waiting for an answer before final publishing begins. The engineering design is continuing on the Waste Water Phase II project with final design potentially being completed around December and the project would then go out to bid. The initial design is underway on both the solar array grant and the N. Gene L. Jones Way pedestrian enhancement grant.

9. COMMUNICATIONS

Council Member Gorum stated that he attended the Elko County Recreation District meeting at which discussion was had regarding the City receiving its \$100,000.00 distribution. Council Member Gorum stated that he had missed the last meeting because he had been in Washington D.C., where he distributed the latest needs assessment to various Legislators.

Mayor Pro-tem Carter stated that she would not be able to attend the next Nevada League of Cities meeting on June 11, 2010 and would need to find someone to attend.

10. *APPROVAL OF THE CLAIMS:

Council Member Gorum made the motion to approve the claims for June 1, 2010. The motion was seconded by Council Member Briggs and passed unanimously.

11. *NEXT MEETING DATE AND ADJOURNMENT

The next meeting date is a regular meeting on June 15, 2010 at 7:00 p.m. at the West Wendover City Hall, Council Chambers #137. Council Member Gorum made the motion to adjourn at 7:38 p.m. The motion was seconded by Council Member Briggs and passed unanimously.

ATTEST:

Anna E. Bartlome
City Clerk/Records Officer