



GARDNERVILLE TOWN BOARD

Meeting Minutes

Cassandra Jones, Chairman
Linda Slater, Vice Chairman
Lloyd Higuera, Board Member
Ken Miller, Board Member
Mary Wenner, Board Member

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Contact: Carol Louthan, Administrative Services Manager for any questions or additional information. You may also view the board packet online at the town's website.

Tuesday, November 6, 2018

4:30 p.m.

Gardnerville Town Hall

 **INVOCATION – Father Oliver, St Gall's Catholic Church**

4:30 P.M. Chair Jones called the meeting to order and a determination a quorum is present was made.

 **PLEDGE OF ALLEGIANCE – Cassandra Jones**

 **PUBLIC INTEREST COMMENTS (No Action)**

This portion of the meeting is open to the public to speak on any topic not on the agenda and must be limited to 3 minutes. The Gardnerville Town Board is prohibited by law from taking immediate action on issues raised by the public that are not listed on the agenda.

Mr. Jerry Turner is here on behalf of our kids, grandkids and great grandkids. We have been penetrated and permeated by government, our educational system at all levels, big business and all of our institutions, by socialism, communism and fascism. Read the Communist Manifesto, the 45 goals of communism, the 46 goals of socialism and the founding father's writings and warnings. How is it that these things ended up in our constitution. Reference was made to the Constitution Article 6, paragraph 2, The Naked Socialist and the Naked Communist.

No further public comment.

 **FOR POSSIBLE ACTION: APPROVAL OF AGENDA, with public comment prior to Board action.**

The Gardnerville Town Board reserves the right to take items in a different order to accomplish business in the most efficient manner.

Motion Miller/Slater to approve the agenda as presented.

No public comment.

Upon call for the vote, motion carried unanimously.

 **FOR POSSIBLE ACTION: APPROVAL OF PREVIOUS MINUTES:**

A. October 2, 2018 Regular Board meeting

B. October 15, 2018 Special Combined Minden & Gardnerville Town Board meeting; with public comment prior to Board action.

Motion Higuera/Wenner to approve the previous minutes.

No public comment.

Upon call for the vote, motion carried unanimously.

 **CONSENT CALENDAR FOR POSSIBLE ACTION**

Items appearing on the Consent Calendar are items that may be adopted with one motion **after public comment**. Consent items may be pulled at the request of Town Board members wishing to have an item or items discussed further. When items are pulled for discussion, they will be automatically placed at the beginning of the Administrative Agenda.

1. For Possible Action: Correspondence.

Read and noted.

**2. For Possible Action: Health and Sanitation & Public Works Departments Monthly Report of activities.
Accepted.**

3. **For Possible Action:** Approve October 2018 claims.
Approved.
4. **For Possible Action:** Approve changing the date of the January Town Board Meeting from January 1, 2019, New Year's Day, to January 8, 2019.
Approved.
5. **For Possible Action:** Recommend approval of a Douglas County Outdoor Festival Entertainment Event Application by Carson Valley Chamber of Commerce for the 23rd Annual Parade of Lights, December 1, 2018 starting from Eddy Street and ending in Minden Park, and a waiver of associated street closure fees by Town of Gardnerville. This event includes closures of the following Town maintained streets from 3:00 p.m. to 8:00 p.m.: Gilman, South Ezell Street and Eddy Street.
Recommend approval.
6. **For Possible Action:** Approve the request by Lynn and Curtis Jordan to accept a storm drain easement modification located on 1300 Kimbles Way, formally a site for Recreational Vehicle parking, and is proposed to be a single family residence. The site is located at the end of Kimbles Way, north of Chichester Drive, east of Grendon Way, APN: 1320-33-311-016.
Approved.
7. **For Possible Action:** Accept the construction of the storm drain realignment across Ted Borda's Property conveyance pipe from the storm drain system on the Hussman Ave. to the Cottonwood Slough and approve the abandonment of the existing open drainage channel from the former pipe outlet to the Cottonwood Slough.
Approved.

Motion Higuera/Miller to approve the consent calendar.

No public comment.

Upon call for the vote, motion carried unanimously.

ADMINISTRATIVE AGENDA

(Any agenda items pulled from the Consent Calendar will be heard at this point)

8.  **For Possible Action:** Discussion and possible action to approve, approve with modification or deny a request by RO Anderson enlarging the previously approved wetland enhancement pond located west of Heybourne Meadows (formally known as The Ranch at Gardnerville), north of the trail head on Snaffle Bit Drive and west of Lasso Lane contained entirely on the town owned open space property, APN: 1320-32-614-002; with public comment prior to board action

Mr. Rob Anderson has been working with Tom on the potential to expand the pond. We appreciate the town's cooperation. I presented to Tom an updated configuration sheet. The Board was shown illustrations of the alternatives for the pond. The permitting for the wetland area, if it meets with your approval, we will ask for from the Corp of Engineers as part of our permit application. One of the benefits to the town is by excavating it reduces the number of construction vehicle trips on Hwy 395 and local streets.

Mr. Dallaire was looking for some direction from the board. The County has to approve this. Minden will be talking about it. The pond is 9 or 10 feet deep with water today. The slope people can walk up and down. Over the years we can do some amenities out there. It will be a bigger perimeter to take care of. All the stormwater will be diverted and go into this pond. We've asked for a little area to treat the water going into the pond so we can get the contamination before it gets into the water. The trees and dg path were going to be installed by the contractor.

Concerns from Vice-Chair Slater were the aeration of the pond and settling on a design that residents can rely on and not worry about it being changed again.

Mr. Higuera likes the benefit of not having all the truck traffic.

Public comment.

Mr. Jerry Turner commented the American people have been led to a misconception on how water works. To know the truth on how water works watch the video Primary Water Exposed or go primarywater.org.

No further public comment.

Motion Higuera/Slater to approve Alternative 2, a request by RO Anderson enlarging the previously approved wetland enhancement pond located west of Heybourne Meadows, formerly known as the Ranch at Gardnerville, north of the trailhead of Snaffle Bit Drive and West Lasso Lane, contained entirely on the town owned open space property APN 1320-32-614-002. Motion carried unanimously.

9.  **For Possible Action:** Discussion on (1) the update to the Gardnerville Station building remodel and site improvement items, and (2) discuss the grand opening event for the building remodel; with public comment prior to board action

Mr. Dallaire gave an update on the building remodel. We have an HOA meeting there tomorrow. We are still holding the final payment to the contractor. Mike Fischer is working with us on the historical aspect. Jim Finger used to run the Shell station. His daughter was there from Sparks on Saturday. She wants to come to the ribbon cutting ceremony. For the SHPO (State Historic Preservation Office) requirements, we have information on the birth of Gardnerville, the Pyrenees and the East Fork. I would like to do solar pictures on the side windows. Mike still has interviews to do. We are looking at the week of December 11th for the opening. We can have the Christmas potluck at the building on the 14th and then have the ribbon cutting. The 17th to the 21st would work too. The first week in December would work as well.

Vice-Chair Slater felt the contractor has worked with the town on a lot of in-kind items, but in the future we need to make sure we have a contract that has a penalty for being late.

10.  **For Possible Action:** Presentation and discussion to accept and recommend to the Douglas County Planning Commission and Douglas County Board of County Commissioners to accept the 2018 update to the Town of Minden and Gardnerville Plan for Prosperity; with public comment prior to board action.

Mr. Dallaire asked if the board had any comments or concerns.

Chair Jones called for public comment.

Mr. Glenn Linderman thought there was a lot of redundancy. Everything was said three or four times.

Mr. Jerry Turner would like the Board to do the research on the Plan for Prosperity. It's the United Nations Global Biodiversity Assessment.

No further public comment.

Mr. Dallaire was hoping we would get the agrihoods in there. JD and I will be doing a presentation to the planning commission hoping to get a recommendation to the board of commissioners for approval.

Motion Miller/Slater to accept the Plan for Prosperity with corrections to be made as discussed at the prior meeting and recommend to the Douglas County Planning Commission and Douglas County Board of Commissioners to accept the 2018 update of the towns' of Minden and Gardnerville Plan for Prosperity. Motion carried unanimously.

11.  **For Possible Action:** Discussion and possible action to approve, approve with modification or deny an addendum to modify the existing agreement with Race Studios to provide that Race Studios draft the Town of Gardnerville's Design Guidelines to support and be consistent with the proposed 2018 update to the Town of Minden and Gardnerville Plan for Prosperity. There will be no additional out-of-pocket fee for the service contemplated by the proposed addendum; rather, the fee will be applied from funds on credit with Race Studios for services that will no longer be performed under the existing agreement; with public comment prior to Board action.

Chair Jones spoke with Bruce about McDonalds having 1000 architectural designs. You just have to know how to tell them no and force them into a design that fits your character. A good example is the tavern last month. If we want to force them away from the stucco box design and force them toward an alpine look, where can we force them to go to look for that. When Bruce and I were talking there were funds available in the contract that would give us the teeth to say no. Part of this is not just creating the design guidelines, but educating staff how to use them so we can

negotiate with builders, big box stores and chains. I love Main Street but if the personality of Main Street can be extended all the way down to Wal Mart why shouldn't we.

Mr. Dallaire responded we do have a set of design guidelines that is incorporated with the previous plan. Both of those plans were the same. The design guidelines are mainly architecture. There are elements in the plan that would still fit with the plan today. The direction was we need to prepare a plan to replace the master plan element for the land use section of Minden and Gardnerville. Now we have no leadership at the county level so we are accepting the Plan for Prosperity as it is. Then the county will go through another master plan update and we will fight to get that incorporated into the master plan at that time. Bruce has around \$60,000 left over for the revisions and one more trip to help present the plan to the commissioners.

Mr. Miller asked if it is of value to you or can you do it yourself as an engineer/town manager?

Mr. Dallaire doesn't share JD's enthusiasm. I don't want to take on the design guidelines. There's a lot of things we need to work on internally. Anything downtown is straight storefronts. But nothing is built to that anymore. We need to relocate the gateway down to 7-11. What does Muller Parkway look like? If Muller happens then 395 needs to be part of the equation. We didn't get all the zoning because the county didn't want to go that direction. If we can convey to them this is what we are looking for it would be a little more amenable.

Chair Jones called for public comment.

Mr. Turner is concerned where the money is coming from: bonds, loans, transportation dollars. Is there going to be an analysis, or an election for people to vote on this? I haven't heard any of that. Until that is addressed my answer is no.

Mr. Linderman thought the idea of having one document covering both towns with its unique characteristics would go further in having it approved at the county level showing the cooperation and the diversity of both.

Mr. JD Frisby, Minden Town Manager, Gardnerville resident, felt the board has touched on a lot of same conversations I've had in my mind. My fear, having not heard this item yet, my board has made it clear that design guidelines are very important. So it would be very important for the town to proceed to have their own design guidelines. Whether they are separate or together we would make sure the scope was according to what we would like to see done. My fear is if this board votes to move forward and my board votes not to. There is a desire for the guidelines, but whether it is with Bruce Race or not is a different question. I don't know if \$50,000 is all or nothing in this.

No further public comment.

Chair Jones noted on the finances, this is already budgeted. We're not pulling money from other sources.

Mr. Miller can make the motion with a stipulation in partnership with Minden. If they don't go for it, we could always pull back.

Motion Miller/Slater to recommend accepting Bruce's proposal in joint with Minden. If that does not happen, we negotiate on our own with Race Studios. Motion carried unanimously.

12.  For Possible Action: Discussion on DRAFT Resolution 2018R-02 for the Gardnerville Health & Sanitation's proposed trash rate increase; with public comment prior to Board action.

Attorney Yturbide reviewed the resolution and would like to double check the legislation on the process.

Chair Jones has not seen a draft resolution. It wasn't in the packet. Do we need to defer the matter to next month?

Mr. Dallaire's problem is these are all dependent on what action you take or direction you give. The wording was all from Mike Rowe from the last time we did this.

Attorney Yturbide would like to go back and check the statutes. You could move to continue the draft resolution and continue with the next portion.

Mr. Miller asked if we approved a rate increase, it would not be effective until next fiscal year. If we have a new rate increase it should be effective July 1 of 2019, not effective in February or March.

Attorney Yturbide asked perhaps if you want to consider continuing this and move to the next item.

Chair Jones continued item 12. It will be brought back next month.

13.  **For Possible Action: Discussion on a DRAFT Business Impact Statement for the Gardnerville Health & Sanitation's proposed trash rate increase; with public comment prior to Board action.**

Mr. Dallaire has three proposals in the background information of this presentation. If we do build a facility and get property south of town, we would have another facility to support. The trends are up.

Chair Jones believes we have to plan for the future. Unless there's some way to get cash when those buildings are being made, this is the only way we're going to be able to buy trucks as we need them.

Chair Jones called for public comment.

Mr. Aaron Hampton asked what the threshold on residential count increase that requires you to buy an additional truck.

Mr. Dallaire answered using three trucks it's about a quarter of a truckful a day, 400 to 500 homes depending on the volume. The rest of phase 3 a, b and c at the Ranch will fill the truck over half and then Pegram's first phase will put us over the edge to where we need a fourth truck. We have a certain amount of areas. Two trucks go to old town. The Thursday route is Chichester and Stodick Estates where we need a third truck or we have to dump at DDI and then come back and finish the route. That has been taking too much time.

Mr. Hampton asked what happened in 2015 that caused the big jump in everyone returning their cans.

Mr. Dallaire responded we started charging for the cans.

Mr. Linderman asked if the maintenance building, the cost of using that for trash is accounted for in the trash department.

Mr. Dallaire explained on services and supplies it is split between Admin and Health and Sanitation. We have the maintenance part of it, but not the replacement of the building.

Mr. Linderman asked about the capital expense of the original acquisition of the building.

Mr. Dallaire does not have the building replacement on any of these.

No further public comment.

(No action taken.)

14.  **Not for Possible Action: Discussion on the Town Attorney's Monthly Report of activities for October 2018.**

Attorney Yturbide reported attending meetings for the Plan for Prosperity and reviewing some of those documents. There has been some work on trash truck 621, the NDOT Kingslane agreement and an HR matter, Eagle Station, DDI contract and the update on the storm drain project. Town of Minden asked me to review the joint meeting minutes for the Plan for Prosperity. Also worked on the November agenda, a question regarding posting and reviewing of the packet and attendance at the meeting.

15.  **Not For Possible Action: Discussion on the Town Manager's Monthly Report of activities for October 2018.**

Mr. Dallaire reported he's been working on the gas station and the trash study. Here is the final sign version for the Gilman pond. We will get staff to install them. I sent an agreement on the crosswalks to NDOT over the weekend. We have asked Lumos to stake out the easements along the crosswalks that need to be acquired. Ron Santi from the Lions Club wants to park the See's Candy trailer in the gas station parking lot. Is everyone okay with that?

Mr. Miller thought they might not be able to do it every year once the parking lot is done. It will be busier.

Mr. Dallaire will let him know. The speech event they have used this office in the past. It would be much better down there.

16.  Not For Possible Action: Discussion on the Board members activities and liaison committee reports, including but not limited to; Carson Valley Arts Council, Nevada League of Cities, and Main Street Gardnerville, Community Foundation of Douglas County.

Ms. Wenner reported the night of the Plan for Prosperity was the same night as the art council met.

Mr. Higuera reported Main Street has a new board member, Scott Leonard. He and his wife own Black Bear Designs. They are Main Street Gardnerville members in good standing. He has experience in being on nonprofit boards. He will be an asset. The fall festival was a big success. They see that as a regular event. NACO is coming to town. There was scheduled a tour of Main Street Gardnerville, but due to lack of interest they cancelled it.

Vice-Chair Slater reported Bill Soligny from the Town of Minden has been appointed to the executive committee because I termed out. Instead of going every week I go once every quarter.

Chair Jones reported there is nothing from the community foundation.

Mr. Miller reported WAVE will be participating in the flag ceremony. That's about all we have going on. We are selling bricks four or five a week.

 2nd PUBLIC INTEREST COMMENTS period (No action will be taken)

Mr. Aaron Hampton, in the Stodick Estates neighborhood had a common problem with speeders. People walking through were almost hit by cars. We asked if it was possible to put a crosswalk and Geoffrey found time to paint two. We have noticed a reduction in speed and everybody is really happy. Appreciate the time to do that.

Mr. Tom Brooks, CV Visitor's Authority appreciates the cooperation and support from the Town. Our aim is to promote the Carson Valley to bring visitors here. We thank you for your support and look forward to continuing to work together.

Mr. Jerry Turner commented our federal government knows the 45 goals of communism were read on the senate floor. 44 of the 45 goals have been completed. What's left is to completely destroy the United States, making it a one world government of tierney. We are one step closer to making the one world government happen by being tricked into implementing the United Nations Global Biodiversity Assessment. Knowing who you are, protect our kids, grandkids, great grandkids. We are not going to let evil prevail. The reason our government was created was to protect American people's God given rights. And those rights are being attacked. Read the Naked Communist, by W. Cleon Scouson, The Naked Socialist, The 7 Pillars of Socialism and the 46 Goals of Socialism, Socialism The Road to Slavery. It shows the history of the last 250 years by Dr. John Colman.

Meeting adjourned at 6:34 p.m.

Respectfully Submitted,



Cassandra Jones, Chairman



Tom Dallaire, Town Manager