

**MINUTES OF THE
FERNLEY CITY COUNCIL MEETING
AUGUST 3, 2022**

Mayor Roy Edgington called the meeting to order at 05:00 PM at Fernley City Hall, 595 Silver Lave Blvd., Fernley, NV 89408.

1. INTRODUCTORY ITEMS

1.1. Roll Call

Present: Mayor Roy Edgington, Councilwoman Fran McKay (via zoom), Councilman Ray Lacy, Councilwoman Felicity Zoberski, Councilman Stan Lau, Director of Finance Denise Lewis, Planning Director Tim Thompson, Building Official Billy Staten, Public Works Director Dave Whalen, City Engineer Derek Starkey, Water Rights Attorney David Rigdon, City Clerk Kim Swanson, Administrative Specialist Tiffany Wood. **Absent:** Councilman Albert Torres.

1.2. Public Forum

There were none.

1.3. (For Possible Action) Approval of Agenda

Mayor Edgington asked to have item 5.4 heard last for councilman Torres. He also asked for public reports to be heard first.

Motion: MOVE TO APPROVE THE AGENDA WITH ITEM 5.4 MOVED TO THE END AND TO GET THE SHERIFF AND FIRE DEPARTMENT AND CITY MANAGER TO GO FIRST SO THEY CAN LEAVE. **Action:** Approve, **Moved by** Councilman Lau, **Seconded by** Councilman Lacy. **Vote:** Passed, **Summary:** Yes 4. **Yes:** Councilman Lacy, Councilwoman Zoberski, Councilman Lau, Councilwoman McKay, **Absent:** Councilman Torres.

Item 3.1 was heard next.

2. CONSENT AGENDA

2.1. (Possible Action) Approval of the Voucher Report

2.2. (Possible Action) Approval of Minutes from July 20, 2022

2.3. (Possible Action) Business Licenses

2.4. Possible Action to purchase one (1), Ford F550, 4wd pickup truck with utility body from Corwin Ford for the City of Fernley's Fleet Department for an amount of \$62,368.25 plus a 5% contingency of \$3,118.41 for a total of \$65,486.66.

2.5. Possible action to authorize the execution of the Water Right Banking and Dedication Agreement with Wai C. Louie, Trustee of the Wai C. Louie Separate Property Trust, APN 020-351-26 TCID serial number 1052-G-3 in the amount of 4.5-acre feet.

Councilwoman Zoberski asked that Domestic Violence Intervention Inc. be invited to speak to the council.

Motion: MOVE TO APPROVE THE CONSENT AGENDA. **Action:** Approve, **Moved by** Councilman Lau, **Seconded by** Councilman Lacy. **Vote:** Passed, **Summary:** Yes 4. **Yes:** Councilman Lacy, Councilwoman Zoberski, Councilman Lau, Councilwoman McKay, **Absent:** Councilman Torres.

3. REPORTS This item is for various public entity representatives to provide general information to the Council and public. No action will be taken.

Lt. Mitch Brantingham reported the national night out at the out of town park had a great turn out aside from the rain. He thanked the Mayor for the food and helping at the event. They had K-9 units and drones for people to see. He said the department was working on placing a speed trailer on Hardie Lane.

Mayor Edgington thanked the Sheriff and staff as well as the Acting City Manager for the National Night out event.

Steve Coons, Battalion Chief of the Lyon County Fire Protection District, reported the department is 350 calls ahead of schedule compared to the volume from last year. He said there are 3 employees starting paramedic school.

Item 2 was heard next.

This item was brought back after Item 2 was heard.

Neal McIntire from the school district provided an update on the playground construction which is currently behind about two weeks.

3.1. Reports by City Staff, City Council, and the Mayor, including but not limited to monthly statistical reports by city departments.

Acting City Manager Patrick Marsh reported that Fernstock would be Saturday, August 13th, behind the Senior Center. Coffee with the mayor will be August, 25th, from 6 to 8 pm in the chambers. He urged residents to check the city website for current employment opportunities. He said he would be representing the City at the Nevada League of Cities conference next week, and Green Valley Park would be closed tomorrow, August 4th, from 6am to 1pm. He also reported that the Senior Citizen Advisory Committee is accepting applications for those wishing to serve on the committee. He continued saying one seat is open and the deadline for submission is 5pm on September 2nd and citizens could visit the city website for more information.

Building Official Billy Staten provided the monthly statistics report for the building department.

Mayor Roy Edgington mentioned that the city was having trouble getting concrete for the park.

4. PROCLAMATIONS BY THE MAYOR

Mayor Roy Edgington recognized Aianna Castro and Kailani Needham and for the message to be Brave and

speaking out against bullying in the community, providing an outlet for youth struggling with bullying. He announced Be Brave day on Sept. 4th for the City of Fernley.

Kailena Needham and Aianna Castro thanked the mayor for announcing Be Brave Day.

5. ORDINANCES

5.1. (For possible action) Second Reading and Public Hearing, Bill #310 (ANX22001)

Consideration and possible action on Bill #310 as an ordinance to annex approximately 685.51 acres into the City of Fernley, generally located southeast of Interstate 80, east of Nevada Pacific Parkway, and west of the Fernley Wildlife Management Area (APN: 021-201-01). Upon annexation, the zoning shall convert from the Lyon County zoning designation of M-1 (General Industrial) to a City of Fernley zoning designation of I (Industrial).

Planning Director Tim Thompson provided a summary of the project outlined for annexation.

Mayor Edgington opened this item for public comment. There was no one to speak on this item.

Motion: MOVE TO ADOPT BILL #310 A GENERAL ORDINANCE FOR THE ANNEXATION REQUEST ASSOCIATED WITH ANX22001 BASED ON FINDINGS AX1 THROUGH AX 4 AND THE FACTS SUPPORTING THESE FINDING AS SET FORTH IN THE STAFF REPORT. **Action:** Approve, **Moved by** Councilman Lau, **Seconded by** Councilman Lacy. **Vote:** Passed, **Summary:** Yes 4. **Yes:** Councilman Lacy, Councilwoman Zoberski, Councilman Lau, Councilwoman McKay. **Absent:** Councilman Torres.

5.2. (For possible action) Public Hearing, Resolution #22-015 (MPA22002)

Consideration and possible action on Resolution #22-015 as a resolution for a Master Plan Amendment Request from Mark IV Capital to change the land use designation of parcel APN: 021-211-02 from Commercial to Industrial.

Planning Director Tim Thompson summarized the project from Mark IV Capital for a Master Plan Amendment.

Mayor Edgington opened this item for public comment. There was no one to speak on this matter.

Motion: MOVE TO CERTIFY RESOLUTION #22-015 TO APPROVE THE COMPREHENSIVE MASTER PLAN AMENDMENT ASSOCIATED WITH MPA 22002 BASED ON THE FINDINGS MP1 THROUGH MP3 AND THE FACTS SUPPORTING THOSE FINDINGS AS SET FORTH IN THE STAFF REPORT. **Action:** Approve, **Moved by** Councilman Lau, **Seconded by** Councilman Lacy. **Vote:** Passed, **Summary:** Yes 4. **Yes:** Councilman Lacy, Councilwoman Zoberski, Councilman Lau, Councilwoman McKay. **Absent:** Councilman Torres.

5.3. (For possible action) Second Reading and Public Hearing, Bill #313 (ZMA22005)

Consideration and possible action on Bill #313 as an ordinance for a Zoning Map Amendment request from Mark IV Capital to change the zoning of two parcels of land (APN's 021-211-02 & 021-211-03) from RR1 (Rural Residential, 1-acre minimum lot size) to I (Industrial).

Planning Director Tim Thompson explained the proposed zoning map amendment request for Bill #313.

Mayor Edgington opened this item for public comment. There was no one to speak on this item.

Motion: MOVE TO ADOPT BILL #313 A GENERAL ORDINANCE FOR ZONING MAP AMENDMENT ASSOCIATED WITH ZMA22005 BASED ON FINDINGS Z1 THROUGH Z3 AND THE FACTS SUPPORTING THESE FINDINGS AS SET FORTH IN THE STAFF REPORT. **Action:** Approve, **Moved by** Councilman Lau, **Seconded by** Councilman Lacy. **Vote:** Passed, **Summary:** Yes 4. **Yes:** Councilman Lacy, Councilwoman Zoberski, Councilman Lau, Councilwoman McKay, **Absent:** Councilman Torres.

6.1 was heard next.

5.4. (For possible action) First Reading, Introduction of Bill #312 (ZMA22006)

Consideration and possible action to introduce Bill #312 as an ordinance for a Zoning Map Amendment request from Wood Rodgers, Inc to change the zoning of parcel APN: 021-041-09 from SF6 (residential single-family - 6,000 square feet), SF12 (residential single-family - 12,000 square feet) and C1 (neighborhood commercial) to MDR14 (medium density residential - 14 dwelling units per acre).

This item was heard after item 7.1.

Planning Director Tim Thompson read the introduction for Bill #312 and asked for the Public Hearing to be set for August 17, 2022 City Council Meeting. Councilman Lau introduced Bill #312.

6. STAFF REPORTS

6.1. Possible action and discussion regarding the recruitment of the City Manager position, including, but not limited to, job description, ordinances, job title, organizational chart, etc.

Mayor Edgington reported that the city has received 3 applicants to date. The city is still actively recruiting and accepting applicants through August 19th at 5pm.

7. ITEMS REQUESTED BY MAYOR OR CITY COUNCIL MEMBERS:

7.1. For possible action and discussion regarding a future agenda item to increase the Water Utility Base Rate. (Councilman Lau)

Councilman Lau asked for 1,000 more gallons of water to be allowed to citizens to green up their lawns.

Councilwoman Zoberski asked how adjusting the allowance would affect the water conservation plans.

Motion: MOVE TO HAVE STAFF LOOK AT GIVING THE CITIZENS ANOTHER ONE THOUSAND GALLONS OF WATER AND SEE WHAT THE IMPACT WOULD BE FROM REDUCING THE COST OF THE FIRST 1000 GALLONS TO ZERO FOR RESIDENTIAL USE ONLY. **Action:** Approve, **Moved by** Councilman Lau, **Seconded by** Councilman Lacy. **Vote:** Passed, **Summary:** Yes 4. **Yes:** Councilman Lacy, Councilwoman Zoberski, Councilman Lau, Councilwoman McKay, **Absent:** Councilman Torres.

Item 5.4 was heard next.

8. ADDRESS REQUEST(S) FOR FUTURE AGENDA ITEMS

There were none.

9. PUBLIC FORUM

There were none.

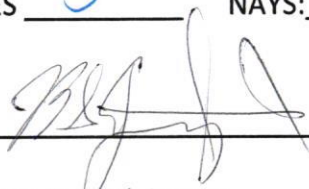
10. ADJOURNMENT

Mayor Edgington announced there would be a Planning Commission meeting on August 10th at 5pm in the chambers. The Fernley Senior Citizens Advisory Committee would be meeting August 12th at 9am in the chambers and the Fernley City Council Meeting will be on August the 17th at 5pm. He invited the residents of Fernley to join him for Coffee with the Mayor on August 25th from 6pm to 8pm in the chambers.

There being no further business to come before it, the Fernley City Council meeting adjourned at 6:04 PM.

Approved by the Fernley City Council on August 17, 2022, by a vote of:

AYES 5 NAYS: 0 ABSTENTIONS: 0 ABSENT: 0



Mayor Roy Edgington



ATTEST: City Clerk Kim Swanson