



CITY OF ELKO
 CITY MANAGER
 1751 COLLEGE AVENUE
 ELKO, NEVADA 89801
 (775) 777-7110/FAX (775) 777-7119

The Elko City Council will meet in regular session on Tuesday, February 26, 2019

Elko City Hall, 1751 College Avenue, Elko, NV 89801, at 4:00 P.M., P.S.T.

Attached with this notice is the agenda for said meeting of the Council.

In accordance with NRS 241.020, the public notice and agenda was posted on the City of Elko

Website, <http://www.elkocity.com>, the State of Nevada's Public Notice Website,

<https://notice.nv.gov> in the following locations:

ELKO CITY HALL

1751 College Avenue, Elko, NV 89801

Date: Time Posted: **February 21, 2019 at 8:30 a.m.**

ELKO COUNTY COURTHOUSE

571 Idaho Street, Elko, NV 89801

Date/Time Posted: **February 21, 2019 at 8:40 a.m.**

ELKO POLICE DEPARTMENT

1448 Silver, Elko NV 89801

Date/Time Posted: **February 21, 2019 at 8:50 a.m.**

ELKO COUNTY LIBRARY

720 Court Street, Elko, NV 89801

Date/Time Posted: **February 21, 2019 at 9:00 a.m.**

Posted by: Kim Wilkinson Administrative Assistant 

Name

Title

Signature

The public may contact Kim Wilkinson by phone at (775)777-7110 or email at kwilkinson@elkocitynv.gov to request supporting material for the meeting described herein. The agenda and supporting material is available at Elko City Hall, 1751 College Avenue, Elko, NV or on the City website at <http://www.elkocity.com>

Dated this 21st day of February, 2019

NOTICE TO PERSONS WITH DISABILITIES

Members of the public who are disabled and require special accommodations or assistance at the meeting are requested to notify the Elko City Council, 1751 College Avenue, Elko, Nevada 89801, or by calling (775) 777-7110.



 Curtis Calder, City Manager

CITY OF ELKO
CITY COUNCIL AGENDA
REGULAR MEETING
4:00 P.M., P.S.T., TUESDAY, FEBRUARY 26, 2019
ELKO CITY HALL, 1751 COLLEGE AVENUE, ELKO, NEVADA

CALL TO ORDER

The Agenda for this meeting of the City of Elko City Council has been properly posted for this date and time in accordance with NRS requirements.

ROLL CALL

PLEDGE OF ALLEGIANCE

COMMENTS BY THE GENERAL PUBLIC

Pursuant to N.R.S. 241, this time is devoted to comments by the public, if any, and discussion of those comments. No action may be taken upon a matter raised under this item on the agenda until the matter itself has been specifically included on a successive agenda and identified as an item for possible action. **ACTION WILL NOT BE TAKEN**

APPROVAL OF MINUTES: February 12, 2019 **Regular Session**

I. PRESENTATIONS

- A. Reading of a proclamation in recognition of National Burn Awareness Week, and matters related thereto. **INFORMATION ONLY – NON ACTION ITEM**

- B. Presentation by Lt. Col. John Brownell, Nevada National Guard, regarding the National Guard Youth Challenge Program, and matters related thereto. **INFORMATION ONLY – NON ACTION ITEM**

- C. Presentation by Police Chief Ben Reed, Police Department Year in Review Crime Report, and matters related thereto. **INFORMATION ONLY - NON ACTION ITEM**

II. PERSONNEL

- A. Employee Introductions:
 - 1.) Amanda Hansen, Administrative Assistant, Fire Department
 - 2.) Paul Willis, System Administrator, Information Systems

III. APPROPRIATIONS

- A. Review and possible approval of Warrants, and matters related thereto. **FOR POSSIBLE ACTION**
- B. Review, consideration, and possible final acceptance of AIP 48 at the Elko Regional Airport, and matters related thereto. **FOR POSSIBLE ACTION**

Airport Staff is asking for final acceptance of this project and to begin grant close out documentation.

This project completed reconstruction of Runway 6/24 safety area including stabilization improvements and drainage improvement. AIP 48 also included design only of the Security Fence/Gates upgrade (AIP 49). The final project cost was \$ 2,761,476.96. The total local share for this project was \$ 172,592.31. There was one no cost change order associated with this project. The project came in 5.5% (\$162,374.77) under budget. The prime contractor for construction was Road & Highway Builders, LLC and the project engineer/construction manager was Jviation, Inc. JF

- C. Review, consideration, and possible award of the bid for the Municipal Swimming Pool Repair Project, and matters related thereto. **FOR POSSIBLE ACTION**

Bids for the Swimming Pool Repair Project were opened on Wednesday, February 19, 2019. The City received a total of three bids for the project, two of which have been deemed responsive and one being deemed unresponsive. A bid tabulation sheet has been included in the packet for Council review. JW

IV. UNFINISHED BUSINESS

- A. Review, consideration, and possible action to conditionally approve Final Plat No. 11-18, filed by Parrado Partners LP., for the development of a subdivision entitled Great Basin Estates, Phase 3 involving the proposed division of approximately 9.650 acres of property into 38 lots for residential development within the R (Single Family and Multiple Family Residential) Zoning District, and matters related thereto. **FOR POSSIBLE ACTION**

Subject property is located generally northeast of Flagstone Drive between Opal Drive and Clarkson Drive (APN 001-633-030). Preliminary Plat was recommended to Council to conditionally approve by Planning Commission May 3, 2016 and conditionally approved by Council May 24, 2016. The Planning Commission considered this item on September 6, 2018, and took action to forward a recommendation to Council to conditionally approve Final Plat 11-18. CL

V. NEW BUSINESS

- A. Discussion and possible direction to Staff to initiate adoption of 2018 International Fire Codes, and initiation of a Business Impact Statement, and matters related thereto. **FOR POSSIBLE ACTION**

On January 9, 2018, Council directed Staff to initiate the adoptions of the 2018 International Building Codes. The Fire Department would like to combine initiation of the 2018 International Fire Codes at the same time, as well as directing the Clerk's office to initiate a Business Impact Statement for both ordinances. JH

- B. Review, consideration, and possible approval of a lease agreement between the City of Elko, Elko Regional Airport and Newmont Mining Corporation at the Elko Regional Airport, and matters related thereto. **FOR POSSIBLE ACTION**

Newmont Mining Corporation wishes to enter into a lease agreement with the Elko Regional Airport for the lease of 45 parking spaces located at the airport terminal. Staff would section off a portion of the parking lot spaces to be utilized by Newmont Employees. This lease would be for a four month period with the ability for extension if warranted. JF

- C. Review and possible approval of a Professional Services Agreement with Jviation Inc., an engineering firm to provide engineering services at the Elko Regional Airport, and matters related thereto. **FOR POSSIBLE ACTION**

The current Professional Service Agreement for engineering services at the airport expired January 14, 2019. A consultant selection process was conducted and a recommendation was presented to City Council on February 12, 2019. Jviation Inc. was selected to continue as the airport's consulting engineering firm. The airport respectfully asks that Jviation be awarded a five year contract that is contingent upon Federal AIP funding at 93.75% and airport need. Each future planning project will be taken before Elko City Council for consideration prior to any contractual obligations. The PSA will be for a five (5) year period. JF

- D. Review, consideration, and possible approval of a request from Randon Williams, dba Williams & Co. Barbecue for concession space at the Elko City Main Park, and matters related thereto. **FOR POSSIBLE ACTION**

Mr. Williams would like to utilize Area 2 as a space of approximately 40' X 15' for his barbecue business. He does hold an Elko City Business License. KW

VI. PETITIONS, APPEALS, AND COMMUNICATIONS

- A. Review, consideration, and possible action to accept a petition for the vacation of a roadway and utility easement along the west property lines of APN 039-001-007, 008 & 009, consisting of an area approximately 26,225 sq. ft., filed by Robert Morley of High Desert Engineering on behalf of Trinity Jay Shippy and Kathryn

Justine Shippy and processed as Vacation No. 2-19, and matters related thereto.
FOR POSSIBLE ACTION

January 19, 1978 an easement was granted to the City of Elko for a water line and roadway. This easement is outside the City of Elko incorporated boundaries but since the easement was granted to the City of Elko, it is within the jurisdiction of the City of Elko and not Elko County to vacate the easement. The property owner is proposing to relocate the water line in a new easement granted to the City of Elko. CL

VII. 5:30 P.M. PUBLIC HEARINGS

- A. Public hearing pursuant to NRS 268.059(a) regarding the fair market value and possible sale at public auction of approximately 4,000 sq. ft. of City-owned property located generally on the south corner of the intersection of Elm Street and 8th Street, designated APN 001-066-005. Discussion and possible motion determining that the fair market value of the property is \$20,000 in accordance with the appraisal of Jason Buckholz of CRBE, Inc., appraiser, and possible adoption of Resolution No. 05-19, a resolution of the Elko City Council finding it is in the best interest of the City to sell APN 001-066-005 and hereby declaring its intention to sell such property at public auction pursuant to City Code Section 8-1-3 and NRS 268.062, and matters related thereto. **FOR POSSIBLE ACTION**

Don Knight began the process of purchasing the parcel bearing APN 001-066-005, which is City-owned property located adjacent to his residence located at 772 Elm Street. The City Council, at its May 23, 2017 meeting, determined it was in the best interest of the City to sell the property to Mr. Knight, and that the property was too small to establish an economically viable use by anyone else. Council conditioned the sale on Mr. Knight completing a parcel map to combine the two parcels. On November 13, 2018, Mr. Knight requested that Council remove the parcel map condition. However, Council did not remove the condition and Mr. Knight repudiated the purchase of the parcel. Council accepted the repudiation and authorized Staff to obtain the required appraisal and proceed with the statutory process of selling the parcel at public auction as required by NRS 268.062. CL

- B. Review, consideration, and possible action to adopt Resolution No. 4-19, a resolution and order vacating a portion of the public utility and drainage easement located along the north and east property lines of APN 001-660-049, consisting of an area approximately 1,300 square feet, filed and processed as Vacation No. 1-19 filed by MP Elko LLC., and matters related thereto. **FOR POSSIBLE ACTION**

Council accepted a petition for the subject vacation at its regular meeting of January 22, 2019, and directed Staff to continue with the vacation process by referring the matter to the Planning Commission. The Planning Commission considered the vacation at its regular meeting February 5, 2019, and took action to forward a recommendation to Council to adopt a resolution, which conditionally approves Vacation No. 1-19 with findings in support of its recommendation. CL

- C. Review, consideration, and possible action to adopt Resolution No. 3-19, a resolution of the Elko City Council adopting a change in zoning district boundaries from AG (General Agriculture) to IC (Industrial Commercial), approximately 27.605 acres of property, located generally north side of West Idaho Street, approximately 1400 feet northeast of I-80 exit 298, filed by Defty Family Trust and processed as Rezone No. 1-19, and matters related thereto. **FOR POSSIBLE ACTION**

The Planning Commission considered the subject zone change request on February 5, 2019 and took action to forward a recommendation to City Council to adopt a resolution which conditionally approves Rezone No. 1-19. CL

- D. First Reading of Ordinance No. 835, an ordinance amending Title 8, Chapter 2, of the Elko City Code entitled “Conditions of Utility Occupancy of Public Roads and City Street Cuts and Repairs” hereby adding Smart Dig Requirements, and matters related thereto. **FOR POSSIBLE ACTION**

On August 28, 2018, Council approved initiation of Ordinance 836 and directed Staff to prepare a Business Impact Statement. The Business Impact Statement was approved on February 12, 2019 after making some changes to the ordinance. Those changes are in the ordinance being presented tonight. SAW

- E. Review, discussion, and possible consideration to authorize the Elko High School Homecoming Committee to apply for funding from the Fiscal Year 2019/2020 Community Donation Budget Line Item, and matters related thereto. **FOR POSSIBLE ACTION**

The Elko High School Homecoming Committee is requesting funding to cover the Parade Fee for the 2019 Homecoming Parade. A letter from the Homecoming Committee has been provided for your review. CC

VIII. REPORTS

- A. Mayor and City Council
- B. City Manager
- C. Assistant City Manager
- D. Utilities Director
- E. Public Works
- F. Airport Manager
- G. City Attorney
- H. Fire Chief
- I. Police Chief
- J. City Clerk
- K. City Planner
- L. Development Manager
- M. Administrative Services Director
- N. Parks and Recreation Director
- O. Civil Engineer

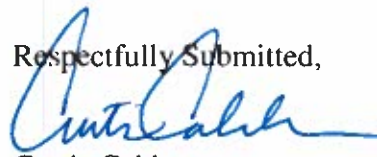
P. Building Official

COMMENTS BY THE GENERAL PUBLIC

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NOTE: The Mayor, Mayor Pro Tempore, or other Presiding Officer of the City Council reserves the right to change the order of the agenda, and if the agenda has not been completed, to recess the meeting and continue on another specified date and time. Additionally, the City Council reserves the right to combine two or more agenda items, and/or remove an item from the agenda, or delay discussion relating to an item on the agenda at any time.

ADJOURNMENT

Respectfully Submitted,

Curtis Calder
City Manager