



**JOINT MEETING OF THE
NYE COUNTY BOARD OF COMMISSIONERS
NYE COUNTY BOARD OF HIGHWAY COMMISSIONERS
NYE COUNTY LICENSING AND LIQUOR BOARD
NYE COUNTY BOARD OF HEALTH
AS THE GOVERNING BODY OF THE UNINCORPORATED TOWN OF PAHRUMP
AS THE GOVERNING BODY OF UNINCORPORATED TOWNS OF BEATTY BELMONT GABBS
MANHATTAN AND RAILROAD VALLEY AND
AS THE BOARD OF TRUSTEES FOR THE PAHRUMP POOL DISTRICT
2100 E. Walt Williams Drive, Pahrump, NV 89048
May 15, 2018
10:00 AM**

NOTE: All items are approximate except for bid openings, public hearings, and any other items agendized at a specific time. Items on the agenda without a time designation may be taken out of order. The Board may combine two or more agenda items for consideration. The Board may remove an item from the agenda or delay discussion relating to an item on the agenda at any time. Items on the agenda without a time designation may not necessarily be considered in the order in which they appear on the agenda. **NOTICE: It is anticipated that the items of business before the Board of Commissioners on May 15, 2018 will be fully completed on that date. However, should item(s) not be completed, it is possible item(s) could be carried over and be heard before the Board of Commissioners beginning at 8:30 a.m. on the next day.**

Public Comment during the Commission Meeting on May 15, 2018 will be for all matters off the agenda, and be limited to up to three minutes per person. Additionally, public comment of up to three minutes per person may be heard during individual action items. The Commission reserves the right to reduce the time allowed for public comment. The Commission may prohibit comment if the content of the comments is a topic that is not relevant to, or within the authority of, the Commission, or if the content of the comments is willfully disruptive of the meeting by being irrelevant, repetitious, slanderous, offensive, inflammatory, irrational or amounting to personal attacks or interfering with the rights of other speakers. Persons are invited to submit comments in writing on the agenda items and/or attend and make comment on that

Pursuant to NRS 241.020, the Agenda for the Commission Meeting has been posted at the following locations. Tonopah Convention Center, 301 Brougner Avenue, Tonopah, NV; U.S. Post Office, 201 Erie Main St., Tonopah, NV; Commissioners' Meeting Room, 101 Radar Road, Tonopah, NV; District Court, 101 Radar Road, Tonopah, NV; Commissioners' Chambers, 2100 E. Walt Williams Drive, Pahrump, NV

Additional Posting Locations: Amargosa Valley Community Center, 821 E. Amargosa Farm Rd., Amargosa Valley, NV; Beatty Community Center, 100 South A Ave., Beatty, NV; Gabbs Town Hall, 503 Brucite St., Gabbs, NV; Round Mountain Community Center, 650 Civic Dr., Round Mountain, NV

Support documentation for the items on the agenda, provided to the Nye County Board of Commissioners is available to members of the public at the County Manager's Office (101 Radar Road, Tonopah, Nevada & 2100 E. Walt Williams Drive, Pahrump, Nevada) and on the County's website, or by calling Melissa Godfrey at (775) 482-8191

WEBSITE: www.nyecounty.net

The Nye County Board of Commissioners may take a short break every 1 ½ hours.

In accordance with Federal civil rights law and U.S. Department of Agriculture (USDA) civil rights regulations and policies, the USDA, its Agencies, offices, and employees, and institutions participating in or administering USDA programs are prohibited from discriminating based on race, color, national origin, religion, sex, gender identity (including gender expression), sexual orientation, disability, age, marital status, family/parental status, income derived from a public assistance program, political beliefs, or reprisal or retaliation for prior civil rights activity, in any program or activity conducted or funded by USDA (not all bases apply to all programs). Remedies and complaint filing deadlines vary by program or incident.

Persons with disabilities who require alternative means of communication for program information (e.g., Braille, large print, audiotape, American Sign Language, etc.) should contact the responsible Agency or USDA's TARGET Center at (202) 720-2600 (voice and TTY) or contact USDA through the Federal Relay Service at (800) 877-8339. Additionally, program information may be made available in languages other than English.

To file a program discrimination complaint, complete the USDA Program Discrimination Complaint Form, AD-3027, found online at [How to File a Program Discrimination Complaint](http://www.usda.gov) and at any USDA office or write a letter addressed to USDA and provide in the letter all of the information requested in the form. To request a copy of the complaint form, call (866) 632-9992. Submit your completed form or letter to USDA by: (1) mail: U.S. Department of Agriculture, Office of the Assistant Secretary for Civil Rights, 1400 Independence Avenue, SW, Washington, D.C. 20250-9410; (2) fax: (202) 690-7442; or (3) email: program.intake@usda.gov

NYE COUNTY BOARD OF COMMISSIONERS AGENDA

ITEM # SUBJECT

May 15, 2018

Special Note: Any member of the public who is disabled and requires accommodation or assistance at this meeting is requested to notify the Nye County Manager's Office in writing or call 775-482-8191 prior to the meeting.

1. **Pledge of Allegiance**
2. **Approval of the Agenda for May 15, 2018 (Non-action item)**
3. **GENERAL PUBLIC COMMENT (Three-minute time limit per person.) Action will not be taken on the matters considered during this period until specifically included on an agenda as an action item (first).**
4. [For Possible Action](#) – Discussion and deliberation of the minutes of the joint meeting of the Nye County Board of Commissioners, Board of Highway Commissioners, Nye County Licensing and Liquor Board, Nye County Board of Health, the Governing Body of the Unincorporated Town of Pahrump, the Governing Body of the Unincorporated Towns of Beatty, Belmont, Gabbs, Manhattan, and Railroad Valley, and the Board of Trustees for the Pahrump Pool District regular meeting on April 17, 2018.

SITTING AS THE BOARD OF COUNTY COMMISSIONERS

5. **For Possible Action - Emergency Items**
6. **Commissioners'/Manager's Comments (This item limited to announcements or topics/issues proposed for future workshops/agendas)**

TIMED ITEMS

7. **10:45** – [For Possible Action](#) – **Public Hearing**, discussion, and deliberation to issue an Outdoor Festival License to Pahrump Disability Outreach Program for the PDOP Pumpkin Days to be held October 19-21, 2018 at the Ian Deutch Memorial Park, 1600 Honeysuckle Street, Pahrump, Nevada.
8. **11:00** – [For Possible Action](#):
 - a. For Possible Action – **Public Hearing**, discussion and deliberation on MP-2018-000008: An application for a Minor Master Plan Amendment to change approximately 604.86 acres from BLM Disposal Nomination to Special Plan of Development on property generally located at 2831 S. Nevada Highway 160, Pahrump, Nevada. A portion of Assessor Parcel Number 027-441-09. United States Department of the Interior, Bureau of Land Management – Property Owner. Nye County – Applicant.
 - b. For Possible Action – **Public Hearing**, discussion and deliberation on ZC-2018-000022: An application for a Conforming Zone Change from Reserve (R) to Heavy Industrial (HI) with Special Projects Overlay (SO) on approximately 604.86 acres of property generally located at 2831 S. Nevada Highway 160, Pahrump, Nevada. A portion of Assessor Parcel Number 027-441-09. United States Department of the Interior, Bureau of Land Management – Property Owner. Nye County – Applicant.
9. **11:00** – [For Possible Action](#):
 - a. For Possible Action – **Public Hearing**, discussion and deliberation on SU-2018-000050: An application for a Special Use Permit to allow a Marijuana Establishment (Cultivation), located at 250 N. Kittyhawk Drive, Pahrump, Nevada, on 6.91 acres, located in a Light Industrial (LI) zoning district, Assessor Parcel Number 035-221-13. Michael and Deanna Floyd – Property Owner / Applicant.

NYE COUNTY BOARD OF COMMISSIONERS AGENDA

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- b. For Possible Action – **Public Hearing**, discussion and deliberation on SU-2018-000051: An application for a Special Use Permit to allow a Marijuana Establishment (Production), located at 250 N. Kittyhawk Drive, Pahrump, Nevada, on 6.91 acres, located in a Light Industrial (LI) zoning district, Assessor Parcel Number 035-221-13. Michael and Deanna Floyd – Property Owner / Applicant.
10. **11:00** – [For Possible Action](#) – **Public Hearing**, discussion and deliberation to: 1) Adopt, amend and adopt, or reject Nye County Bill No. 2018-08: A Bill proposing to amend Nye County Code Chapter 17.04, the Zoning Ordinance of the Pahrump Regional Planning District, by removing the 40-acre minimum area requirement of the Suburban Estates Residential (SE) zoning district; providing for the severability, constitutionality and effective date thereof; and other matters properly related thereto; and 2) Set an effective date.
11. **11:00** – [For Possible Action](#) – **Public Hearing**, discussion and deliberation to: 1) Adopt, amend and adopt, or reject Nye County Bill No. 2018-09: A Bill proposing to amend Nye County Code Section 17.04.200.A.3 Building Separation, relating to the requirement to have a minimum of ten (10) feet of separation between all buildings on a single parcel in a residential zoning district; providing for the severability, constitutionality and effective date thereof; and other matters properly related thereto; and 2) Set an effective date.

SITTING AS THE NYE COUNTY BOARD OF HIGHWAY COMMISSIONERS

12. [General road report](#) by Acting Public Works Director.

SITTING AS THE NYE COUNTY LICENSING AND LIQUOR BOARD

BROTHEL

13. [For Possible Action](#) – Discussion and deliberation to issue a Brothel License to Sky Services, Inc, dba Alien Cathouse, located at 2703 E. US 95, Armargosa, NV 89020. Ramin Sharma is the Applicant.

LIQUOR

14. [For Possible Action](#) – Discussion and deliberation to change the name of the business only. Pahrump Hotel Partners Inc located at 1101 S. Hwy 160, Pahrump NV 89048. The business name is being changed from “Draft Picks” to “Pour House”. Sukhbir Dhillon is the Applicant/Owner.
15. [For Possible Action](#) – Discussion and deliberation to change the name of the business only. WNT LLC dba Wings N Things located at 1301 S. Loop Road, Pahrump NV 89048. The business name is being changed from “Wings N Things” to “The Office Bar”. Heath Campbell is the Applicant/Owner.
16. [For Possible Action](#) – Discussion and deliberation to issue a Permanent Retail Liquor License to The Hubb Bar & Grill LLC, dba The Hubb Bar and Grill located at 1231 W. Irene, Pahrump, NV 89060. Kelli Sater is the Applicant.
17. [For Possible Action](#) – Discussion and deliberation to issue a Temporary Retail Liquor License to Yield Management Systems, dba The Painted Lady Saloon Inc, located at 1330 E. 5th #B, Pahrump, NV 89048. Daniel Wernecke is the Applicant.

NYE COUNTY BOARD OF COMMISSIONERS AGENDA

ITEM # SUBJECT

May 15, 2018

18. [For Possible Action](#) – Discussion and deliberation to issue a Temporary Retail Liquor License to Sky Services, Inc, dba Sky Bar, located at 2703 E. US 95, Amargosa, NV 89020. Ramin Sharma is the Applicant.

SITTING AS THE GOVERNING BODY OF UNINCORPORATED TOWN OF PAHRUMP

19. Committee Reports
20. 10:00 – [Presentation of certificates](#) to two (2) employees honored for their years of service.
21. 10:15 – [For Possible Action](#) – Presentation discussion and deliberation regarding a \$2,000.00 grant for Toddler Swim Lessons from the Southern Nevada Chapter of the International Code Council to the Town of Pahrump for the 2018 pool season.
22. [For Possible Action](#) – Discussion and deliberation to: 1) enter into an agreement with USA Shade & Fabric Structures, an affiliated corporation of PlayPower, Inc. for the purchase of Shade Structures covering Petrack park as outlined in Proposal #9022RGL utilizing the Interlocal Purchasing Cooperative Agreement with National Joint Powers Alliance (NJPA); and 2) approve the cost of the Shade Structures in the amount of \$86,170.00.
23. [For Possible Action](#) – Discussion and deliberation to: 1) enter into an agreement with USA Shade & Fabric Structures, an affiliated corporation of PlayPower, Inc. for the purchase of Shade Structures covering Ian Deutch park as outlined in Proposal #9020RGL and #9024RGL-A utilizing the Interlocal Purchasing Cooperative Agreement with National Joint Powers Alliance (NJPA); and 2) approve the cost of the Shade Structures in the amounts of \$83,290.00 and \$42,022.00 respectively.
24. [For Possible Action](#) – Discussion and deliberation regarding a request to: 1) Award a contract to Clark County Collection Service for services as outlined in Bid 2018-03: Ambulance Collections Services at the rate of 25% for regular collections; and 2) Fund from 25520 Pahrump Ambulance.

SITTING AS THE GOVERNING BODY OF UNINCORPORATED TOWNS OF BEATTY, BELMONT, GABBS, MANHATTAN, AND RAILROAD VALLEY

BEATTY

25. [For Possible Action](#) – Discussion and deliberation to: 1) approve up to \$14,000.00 for the purchase of fireworks from Lantis Fireworks and Lasers for the 2018 4th of July fireworks show for the Town of Beatty; and 2) fund \$7,000 from Fund 24101 Beatty Town and \$7,000.00 from Fund 24220 Beatty Room Tax.
26. [For Possible Action](#) – Discussion and deliberation to: 1) approve up to \$25,000.00 with a 10% contingency (\$27,500.00) for the Community Center interior maintenance project; and 2) fund from Fund 24401 Beatty Capital Projects.
27. [For Possible Action](#) – Discussion and deliberation to: 1) approve up to \$5,000.00 for the purchase of two benches and two trash cans from Belson Outdoors for the Robert A. and Florence Revert Park; and 2) fund from Fund 24401 Beatty Capital Projects.

NYE COUNTY BOARD OF COMMISSIONERS AGENDA

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SITTING AS THE BOARD OF COUNTY COMMISSIONERS

CONSENT AGENDA ITEMS – These are items that Staff recommends for approval. The Board reserves the right to move any consent agenda item to the regular segment of the agenda should issues arise that need to be addressed. Discussion of any item from the Consent Agenda Items that needs review before a decision is made.

28. [For Possible Action](#) – Approval of Elected Official Collection Report.
29. [For Possible Action](#) – Approval to set the date and location for the second meeting in August of the Board of Commissioners for Tuesday, August 21, 2018 in Pahrump, Nevada.
30. [For Possible Action](#) – Approval of Affidavit of Mailing of Delinquent Notices per NRS 361.5648.
31. [For Possible Action](#) – Approval of Return of Sale and Affidavits of Publication per NRS 361.595 for the Nye County Trust Property Auctions held on April 16, 2018 and April 18, 2018.

BOARD OF COMMISSIONERS

32. For Possible Action – Closure of meeting, pursuant to NRS 288.220 for purposes of conferring with the County’s management representatives regarding labor negotiations, issues and other personnel matters.
33. Closed meeting, pursuant to NRS 288.220 for purposes of conferring with the County’s management representatives regarding labor negotiations, issues and other personnel matters.
34. For Possible Action – Discussion and deliberation on labor negotiations, issues and other personnel matters presented in closed meeting.
35. [For Possible Action](#) – Discussion and deliberation regarding providing funding to the Veterans of Foreign Wars and Auxiliary Post 10054 (VFW) for the purpose of upgrading their kitchen. This can be funded from Fund 10210 Veterans Services Department.
36. [For Possible Action](#) – Discussion and deliberation to adopt, amend and adopt, or reject Nye County Resolution No. 2018-24: A Resolution Urging Governor Sandoval to Help Protect Our Borders.

CLERK

37. [For Possible Action](#) – Discussion and deliberation pursuant to NRS 244.360(5) to: 1) direct the District Attorney to notify the person responsible for the nuisance to abate said nuisance as set forth in the complaint received by the County Clerk on April 27, 2018, regarding APN 027-733-05, 4270 Majestic View, Pahrump, Nevada and a) determine and specify a reasonable time for the person to abate said nuisance and b) direct the District Attorney to bring legal proceedings for abatement of said nuisance if the notice to the person responsible fails to abate said nuisance; OR, in the alternative 2) pursuant to NRS 244.360(1) and 244.360(2), direct the Clerk to set a public hearing not less than 30 nor more than 40 days subsequent to the filing of the complaint.
38. [For Possible Action](#) – Discussion and deliberation to appoint three (3) members to the Pahrump Regional Planning Commission due to one (1) resignation and two (2) expiring terms.

DISTRICT ATTORNEY

39. [Presentation](#) by the law firm of Baron and Budd regarding its proposal to provide opioid litigation representation and discussion and deliberation of the presentation.

NYE COUNTY BOARD OF COMMISSIONERS AGENDA

ITEM # SUBJECT

May 15, 2018

40. [For Possible Action](#) – Discussion and deliberation regarding: 1) selection of the Baron & Budd law firm to institute legal action for recovery of damages incurred by Nye County as a result of the opioid crises; and 2) authorize the County Manager to a) negotiate the terms of a contract with the law firm of Baron & Budd and b) to execute the contract.

TREASURER

41. [Treasurer's Report](#).

DISTRICT COURT

42. [For Possible Action](#) – Discussion and deliberation regarding an Intrastate Interlocal Contract between the State of Nevada, Department of Health and Human Services, Division of Welfare and Supportive Services and Esmeralda and Nye Counties for Child Support Masters.

COUNTY MANAGER

43. [For Possible Action](#) – Discussion and deliberation to allow Justice of the Peace Judge Jasperson, as he deems necessary, to invite any available Justice of the Peace, within the confines of NRS 4.340(2), to provide him temporary assistance, until a new Justice of the Peace for the Pahrump Township is elected.
44. [For Possible Action](#) – Discussion and deliberation regarding Bill Draft Requests (BDRs) Nye County submits for the 2019 Legislative Session.
45. [Update](#) on potential Pahrump Shooting Ranges.

EMERGENCY MANAGEMENT

46. [Presentation](#) regarding the Tonopah Ambulance Service status.

FINANCE

47. [For Possible Action](#) – Discussion and deliberation to: 1) amend the Janitorial Services Contract with A to Zzz Environmental, Inc to remove the upholstery cleaning from Amendment #1 dated January 16, 2018; and 2) reduce the amount of the contract by \$2,356.00 for a new total of \$154,235.20.
48. [For Possible Action](#) – Discussion and deliberation to: 1) enter into an agreement with Cimline Pavement Maintenance Group for the purchase of a Dura Patcher for Nye County Public Works Department utilizing the Interlocal Purchasing Cooperative Agreement with HGAC Buy; 2) approve the cost of the Dura Patcher and associated equipment as outlined in the proposal attached in the amount of \$70,650.00; and 3) Fund from 10205 – Road.

HEALTH & HUMAN SERVICES

49. [For Possible Action](#) – Discussion and deliberation regarding an Interlocal Contract between the State of Nevada, Department of Health and Human Services, Division of Welfare and Supportive Services wherein Nye County Health and Human Services serves as an intake site for State Energy Assistance Program applications.

NYE COUNTY BOARD OF COMMISSIONERS AGENDA

ITEM # SUBJECT

May 15, 2018

PLANNING/BUILDING/CODE COMPLIANCE

50. [For Possible Action](#):

- a. For Possible Action – Discussion and deliberation regarding approval of a Final Map application for FM-2016-000004: A subdivision containing 113 single-family residential lots on approximately 26.85 acres gross and located within the Mountain Falls Master Planned Community, Parcel 3-2B of File # 653168, aka: Planning Area 3-2B, situated within Section 4, T21S R54E, Assessor Parcel Number 045-021-38. Agent – Taney Engineering. Applicant – American West Development, Inc., Property Owner – Adaven Management, Inc.
- b. For Possible Action – Discussion and deliberation regarding approval of a Subdivision Improvement Maintenance and Warranty Agreement related to IA-2016-000008: The Final Subdivision Map of Mountain Falls Planning Area 3-2B, on approximately 26.85 acres gross and located within the Mountain Falls Master Planned Community, Parcel 3-2B of File # 653168, aka: Planning Area 3-2B, situated within Section 4, T21S R54E, Assessor Parcel Number 045-021-38. Agent – Taney Engineering. Applicant – American West Development, Inc., Property Owner – Adaven Management, Inc.

PUBLIC PETITIONER

51. [For Possible Action](#) – Discussion and deliberation regarding financial support for the local Court Appointed Special Advocates Program serving the Fifth Judicial District in Nye & Esmeralda Counties in the amount of \$25,000. This can be funded from Contingency.

52. GENERAL PUBLIC COMMENT (second)

53. ADJOURN