

**THE HONORABLE CITY COUNCIL OF THE CITY OF LOVELOCK MET IN REGULAR SESSION ON JULY 7, 2020 AT THE LOVELOCK CITY HALL AT 7:00 P.M.**

Present	Mayor	Mike Giles
	Council members	Dan Murphy Pat Rowe Starlin Gentry
Absent:	City Clerk	Lisa Booth
	Legal Counsel	Kent Maher
	Public Works Director	Joe Crim
	Police Chief	Michael Mancebo

Guests: Heidi Lusby-Anvick, Don Bridges, Galen Reese, Roger Mancebo, Jim Rowe, Wendy Nelson, Bonnie Skoglie, Dave Skoglie, Dale Pommerening, Elaine Pommerening, Mark Pilon, and Bernie Schneider.

**PUBLIC COMMENT-PERSONAL COMMUNICATION-CORRESPONDENCE:**

Roger Mancebo asked where the City is going with the clean-up of the burned buildings. Mancebo believes it is a health hazard and it should not matter that it is on private property.

Mayor Giles commented that two of the property owners have not responded to requests from the City about their intentions with their properties.

Jim Rowe feels the mess downtown (the burned building debris) is a nuisance and a health hazard and believes the City is not doing enough to try and get the situation taken care of. There are volunteers in town who would be happy to help with the clean-up.

Bernie Schneider wondered why the City can clean up a property with weeds and they cannot clean-up the burned area. Schneider feels the City has done nothing to let the citizens know what is going on.

Mayor Giles stated that the City has been trying to work with the owners since the beginning, but it takes time and the City must follow correct procedures.

Wendy Nelson requested the Depot Building be taken off the list for Brownfields grant consideration because the building is being used by the Frontier Community Coalition (FCC) for youth groups and counseling as well as many other types of meetings, and there is an economic benefit from the FCC use.

**MINUTES REVIEW-APPROVAL:**

Council member Rowe moved to approve the June 16, 2020 regular City Council meeting minutes as presented.

Motion carried unanimously.

**BUSINESS IMPACT DETERMINATION:**

After review and consideration of the probable effect that each agenda item for this meeting could have on a "business" as defined by statute, Council member Murphy moved to make a finding that no item on this meeting agenda appears to impose a direct and significant economic burden on a business or directly restrict the formation, operation or expansion of a business.

Motion carried unanimously.

**SEWER-DISPOSAL ACCOUNT DELINQUENCIES / ADJUSTMENTS / REFUNDS:**

City Clerk Booth presented and reviewed the delinquent account list. Booth stated that the person who was supposed to pay \$120 by this meeting paid \$80 and has until August 1 to pay the bill in full. The two pending disconnect accounts were paid.

**PUBLIC HEARING / DETERMINATION IF THE EXISTING CONDITIONS OF THE PROPERTY LOCATED AT 1115 CORNELL AVE CONSTITUTES A MENACE TO PUBLIC SAFETY, HEALTH, OR WELFARE:**

Photographs of the property taken earlier in the day were presented.

City Clerk Booth reported that there has been progress made on this property and the owner is supposed to be back in two weeks to do more work.

Council member Rowe moved to allow the owner of 1115 Cornell Ave until July 21, 2020 to finish cleaning the property and directed staff to contact the owner.

Motion carried unanimously.

**CONTINUED PUBLIC HEARING / DETERMINATION IF THE EXISTING CONDITIONS OF THE PROPERTIES LOCATED AT: 715 WESTERN AVE.; 675 GRINNELL AVE.; AND, 1405 GRINNELL AVE., CONSTITUTE A MENACE TO PUBLIC SAFETY, HEALTH OR WELFARE:**

Photographs of the properties taken earlier in the day were presented.

Council member Rowe moved to allow an additional two weeks (until July 21, 2020) to clean the property located at 1405 Grinnell since the public administrator for the estate property was just recently appointed.

Motion carried unanimously.

Council member Murphy moved to allow the owner of 715 Western until July 21, 2020 to clean the property and directed staff to contact the owner.

Motion carried unanimously.

Council member Murphy moved to make a finding that based on the evidence presented, the condition of the property at 675 Grinnell Ave. does not constitute a nuisance or menace to public health and safety.

Motion carried unanimously.

**REQUEST BY DON BRIDGES, L.E. LUSARDI, ELAINE POMMERENING AND HILARY STOKES FOR APPOINTMENT TO TWO OPEN CITY REPRESENTATIVE POSITIONS ON THE PERSHING COUNTY REGIONAL PLANNING COMMISSION;**

Council member Rowe advised the Mayor she will abstain from the discussion and action of the item because she is related to one of the candidates.

Council member Murphy stated that he appreciates the interest of the candidates.

Council member Murphy moved to appoint Don Bridges and Hilary Stokes as City representatives on the Pershing County Regional Planning Commission.

Motion carried unanimously.

**OFFER TO PURCHASE CITY-OWNED PROPERTY IDENTIFIED AS PERSHING COUNTY APN 001-128-10 (FORMER BERND HOTEL PROPERTY):**

Legal Counsel Maher noted the City has a substantial investment in the property which was obtained due to the City lien imposed for the demolition and clean-up costs incurred by the City

to remove the damaged and unsafe structure on the property. In order to sell the property, two appraisals must be obtained within six months of the time the property is offered for sale, or, as an alternative, one appraisal obtained, and a public hearing held on the value of the property. Subject to various notice posting and publication requirements, the property may be sold for the appraised value or more unless the property can be sold for economic development in which case it may, subject to certain conditions, be sold for less the fair market value. Maher suggested the Council should determine if the City wants to spend additional funds to have the property appraised.

Council member Murphy moved to direct staff to start the appraisal process.

Motion carried unanimously.

**PROPOSAL TO ESTABLISH GUIDELINES AND RECOMMENDATIONS FOR THE SAFE RE-OPENING OF NONESSENTIAL BUSINESSES WITHIN THE CITY LIMITS:**

Mayor Giles reported that a letter was sent to all City employees regarding the wearing of face masks per the Governor's mandate.

No action was taken.

**BROWNFIELDS GRANT PROJECT:**

Heidi Lusby-Angvick, Pershing County Economic Development Authority Executive Director, reported: (i) the May 2020 monthly Brownfields report is available; (ii) meeting with Mayor Giles to discuss the burned properties; (iii) a quarterly meeting is scheduled for September 3, 2020 and the City Council and County Commission are invited to attend; and, (iv) a virtual video tour of the downtown area is being posted on the City Brownfields web page as well as social media to elicit public input on how the community would like to see the downtown properties used.

No action was taken.

**BUSINESS-LIQUOR-SPECIAL EVENTS LIQUOR LICENSES - BUILDING PERMITS:**

The following licenses and permits were reviewed:

Business licenses:

- #902827 – Dashing Photography by Chelsea – Chelsea Montes
- #903072 – Sierra Window Tinting, Inc. – Eric Nagy
- #903073 – PJ's Food & Gas – Gurdeep Singh
- #903074 – Lynn Lachine – Lynn Lachine
- #903076 – Creative Beauty – Marci Carruth

Building permits:

- #1580 – Scott McGrady – Gas
- #1583 – Emilio Jimenez – Addition
- #1584 – James-Lynda Dunckley – Re-Roof
- #1585 – Emilio Jimenez – Re-Roof

Liquor licenses:

- #903075 – PJ's Food & Gas – Gurdeep Singh

Special Events liquor licenses:

None

**PROCLAMATIONS-AWARDS:**

None

**STAFF-COUNCIL REPORTS-PROPOSALS:**

Council member Murphy suggested discussing the possibility of the City and County transferring some of the CARES Act funds to the school district to help offset some of their expenses.

Council member Rowe: (i) noted the swimming pool is now open and all rules for COVID-19 prevention are being observed; (ii) questioned how many building permit extensions have been granted the owners of the metal building in the Meadow Estates subdivision; and, (iii) thanked the people who spoke during the public comment portion of the meeting.

Mayor Giles reported: (i) the Department of Taxation approved the budget augment; (ii) attending a Zoom meeting regarding questions on the Broadband RFI's; (iii) Wesley Harper will be representing the Nevada League of Cities at the special legislative session; (iv) Andrew Woods is making the rounds in the community encouraging a "yes" vote on Initiative #1, regarding the role of the Board of Trustees in the Nevada system of higher education; (v) the first Build NV core program will be held in Lovelock beginning August 3, 2020; and, (vi) receiving a revised engineering report on the old bank building.

**VOUCHERS, CLAIMS AND PAYROLL:**

Council member Rowe moved to approve vouchers and payroll through number 47242.

Motion carried unanimously.

**PUBLIC COMMENT:**

Bonnie Skoglie, president of the Frontier Community Coalition (FCC), feels the FCC should have been made aware of the possibility that other uses were being considered for the Depot Building (which is partially rented by the City to the FCC). Skoglie said many volunteer hours were put in to improve the condition of the building and the FCC uses benefit the community. Skoglie would like to see the virtual video tour edited to remove the parts about the Depot Building. Skoglie also stated that there were many people in the community who would be willing to give of their time and equipment to clean up the burned properties.

There being no further business, the meeting was adjourned at 8:10 p.m. until the next scheduled City Council meeting on July 21, 2020 at 7:00 p.m.

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Michael R. Giles, Mayor

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Lisa Booth, City Clerk