



**JOINT MEETING OF THE  
NYE COUNTY BOARD OF COMMISSIONERS  
NYE COUNTY BOARD OF HIGHWAY COMMISSIONERS  
NYE COUNTY LICENSING AND LIQUOR BOARD  
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  
AS THE BOARD OF TRUSTEES FOR THE PAHRUMP POOL DISTRICT AND  
AS THE NORTHERN NYE COUNTY HOSPITAL DISTRICT BOARD OF TRUSTEES**

**101 Radar Road, Tonopah, NV 89049**

**November 1, 2016**

**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 November 1, 2016 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 November 1, 2016 will be for all matters off the agenda, and be limited to three minutes per person. Additionally, public comment of three minutes per person may be heard during individual action items. The Commission reserves the right to reduce the time or limit the total 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 item at the Commission meeting.

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 Townhall, 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](http://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](#) 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](mailto:program.intake@usda.gov)

**NYE COUNTY BOARD OF COMMISSIONERS AGENDA**

**ITEM # SUBJECT**

**November 1, 2016**

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 November 1, 2016**
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 Minutes of the Joint Nye County Board of Commissioners, Board of Highway Commissioners, Licensing and Liquor Board, the Governing Body of Unincorporated Town of Pahrump, the Governing Body of Unincorporated Towns of Beatty, Belmont, Gabbs, Manhattan, and Railroad Valley, the Board of Trustees for the Pahrump Pool District, and the Northern Nye County Hospital District Board of Trustees regular meeting for October 4, 2016.

**SITTING AS THE BOARD OF COUNTY COMMISSIONERS**

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

**TIMED ITEMS**

8. **10:15** – [For Possible Action](#) – 2<sup>nd</sup> Community Development Block Grant (CDBG) Public Meeting: 1) Presentation of potential projects; and 2) Invite public to participate by providing ideas, comments and suggestions concerning the proposed projects. [Additional Backup](#)
9. **10:45** - [For Possible Action](#) – **Public Hearing**, discussion, and deliberation to issue an Outdoor Festival License to the Pahrump Valley Chamber of Commerce for the Pahrump Balloon Festival to be held February 23-26, 2017, at Petrack Park located at 150 Highway 160, Pahrump, Nevada.
10. **10:45** - [For Possible Action](#) – **Continued Public Hearing**, discussion, and deliberation to: 1) Adopt, amend and adopt, or reject Nye County Bill No. 2016-10: a Bill proposing to amend Chapter 2.84, Nye County Peace Officer Advisory Review Board, providing for alternate members of the Nye County Peace Officer Advisory Review Board, setting forth its powers and duties, removing a superfluous reference to a “Director”; providing for the severability, constitutionality and effective date hereof, and other matters properly relating thereto; and 2) Set an effective date. [Tracked Changes Version](#) – [Clean Version](#)

**SITTING AS THE NYE COUNTY BOARD OF HIGHWAY COMMISSIONERS**

11. [For Possible Action](#) - General road report by Public Works Director

**SITTING AS THE NYE COUNTY LICENSING AND LIQUOR BOARD**

**LIQUOR**

12. [For Possible Action](#) – Discussion and deliberation regarding approval of a Temporary Package Liquor License for Grind Mode 3, LLC dba Chevron of Amargosa Valley, 2626 E. Hwy 95, Amargosa Valley, NV. Manpreet Bains and Harjinder Kaur – Applicants.

# NYE COUNTY BOARD OF COMMISSIONERS AGENDA

ITEM # SUBJECT

November 1, 2016

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

### BEATTY

13. [For Possible Action](#) – Discussion and deliberation to approve the purchase of an emergency services/public service radio for the Beatty Volunteer Fire Department Command Truck. This purchase will be funded from the Beatty Volunteer Fire Department (BVFD) Operating Fund 24101.

## SITTING AS THE BOARD OF COUNTY COMMISSIONERS

### BOARD OF COMMISSIONERS

14. 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.
15. 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.
16. For Possible Action – Discussion and deliberation on labor negotiations, issues and other personnel matters presented in closed meeting.

### TREASURER

17. [Treasurer’s Report](#)

### H/R AND RISK MANAGEMENT

18. [For Possible Action](#) – Discussion and deliberation to fill a vacant Manager of Facility Operations Position #00217-001 in the Buildings & Grounds department.
19. [For Possible Action](#) – Discussion and deliberation to fill a vacant B&G Maintenance Worker II Position # 07017-003 in the Buildings & Grounds department effective November 5, 2016 due to an employee resigning August 2, 2016.
20. [For Possible Action](#) – Discussion and deliberation to fill a vacant Deputy Position #85010-010 in the Sheriff’s Office effective January 12, 2017 due to an employee resigning effective October 12, 2016.
21. [For Possible Action](#) – Discussion and deliberation to fill a vacant Deputy Position #85010-032 in the Sheriff’s Office effective November 29, 2016 due to an employee resigning effective August 31, 2016.
22. [For Possible Action](#) – Discussion and deliberation to fill a vacant Dispatcher Position #10022-004 in the Sheriff’s Office effective January 24, 2017 due to an employee resigning October 14, 2016.
23. [For Possible Action](#) – Discussion and deliberation to fill a vacant Dispatcher Position #10022-008 in the Sheriff’s Office effective January 9, 2017 due to an employee being terminated October 11, 2016.
24. [For Possible Action](#) – Discussion and deliberation to fill a vacant Admin Tech / Grant Administrator Position #15006-001 in the Sheriff’s Office with a new position Supervising Sheriff Administrator position #16005-001 effective November 17, 2016 due to an employee retiring August 12, 2016.

# NYE COUNTY BOARD OF COMMISSIONERS AGENDA

ITEM # SUBJECT

November 1, 2016

## PLANNING/BUILDING

25. [For Possible Action](#) – Discussion and deliberation regarding a request to: 1) Set a date, time, and location for a Public Hearing on Nye County Bill No. 2016-17: A Bill proposing to adopt a Development Agreement between Nye County and Beazer Homes Holding Corp. for the Burson Ranch – Tesora @ Pahrump residential subdivision; and providing for the severability, constitutionality and effective date thereof; and other matters properly relating thereto; and 2) Read the title of the Bill into the record. [Tracked Changes Version](#) – [Clean Version](#)
26. [For Possible Action](#) –
- a. PM-2016-000020: Discussion and deliberation on a Merger Resubdivision Parcel Map application (pursuant to NRS 278.4925 merger and re-subdivision of land without reversion to acreage) to merge nine lots and a portion of Oliver Street abandoned pursuant to AB-14-0001, into one parcel consisting of approximately 65,157 sq. feet. Property is located in Belmont within the NE1/4, Section 26, T9N, R45E.
  - b. WV-2016-000025: Discussion and deliberation on requests for waiver from requirements:
    1. Building setbacks – to allow 0-foot setback from a boundary line, where NCC 16.20.160.C. requires a ten (10) foot building setback along all boundaries.
    2. Existing improvements – from NCC 16.20.080 that the initial submittal show all existing improvements and 16.20.115.A.10 to show existing structures, fences, septic systems and leach fields.
    3. Contours – from NCC 16.20.115.A.6 to provide contours.
  - c. Request for an extension of time to record an Order of Abandonment (AB-2014-00001).
27. [For Possible Action](#) –
- a. PM-2016-000022: Discussion and deliberation on a Merger Resubdivision Parcel Map application (pursuant to NRS 278.4925 merger and re-subdivision of land without reversion to acreage) to merge seven lots and a portion of Oliver Street abandoned pursuant to AB-14-0001, into one parcel consisting of approximately 2.32 acres on property located in Belmont within the NE1/4, Section 26, T9N, R45E.
  - b. WV-2016-000026: Discussion and deliberation on requests for waiver from requirements:
    1. Building setbacks - to allow 0-foot setback from a boundary line, where NCC 16.20.160.C. requires a ten (10) foot building setback along all boundaries.
    2. Existing improvements – from NCC 16.20.080 that the initial submittal show all existing improvements and 16.20.115.A.10 to show existing structures, fences, septic systems and leach fields.
    3. Contours – from NCC 16.20.115.A.6 to provide contours.
  - c. Request for an extension of time to record an Order of Abandonment (AB-2014-00001).
28. **GENERAL PUBLIC COMMENT (second)**
29. **ANNOUNCEMENTS (second)**
30. **ADJOURN**