



## CITY OF WEST WENDOVER

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### **WEST WENDOVER CITY COUNCIL MINUTES OF THE REGULAR MEETING OF JANUARY 6, 2009**

The West Wendover City Council met for a regular meeting on January 6, 2009. The meeting was held at the West Wendover Library, Pilot Peak Room. Mayor Andersen presided.

Council Members Present: Bryant Blake, Roy Briggs, Emily Carter, Johnny Gorum and Alan Rowley II

Others Present: Bryce Kimber, Dixie Melville, John Hanson, Leanna Briggs, Ron Supp, Corinne Copelan, Sondra Schmidt, Aleta Kimber, Michelle Giovo, Diane Parkin, Carla Loncar, Jeff Knudtson, Chris Melville and Anna Bartlome

The following proceedings were had.

1. **CALL TO ORDER AND ROLL CALL**  
Mayor Andersen called the meeting to order at 7:00 p.m. All those present and excused are noted above.
2. **PLEDGE OF ALLEGIANCE**  
Mayor Andersen led those present in the Pledge of Allegiance.
3. **COMMENTS FROM THE GENERAL PUBLIC:**  
None offered or received.
4. **\*APPROVAL OF THE MINUTES**  
Council Member Briggs had a change to the minutes of December 16, 2008.

Under New Business the changes are as follows:

Item b: *“Council Member Briggs made the motion to authorize staff to prepare a Memorandum of Agreement between the City of West Wendover and Generation 2000, dba Needle Point Mobile Home Park for the installation and conversion of the mobile home park to individual water meters and related accounts including that meter installations are made by Generation 2000 at their own cost and done so according to City standards and specifications including appropriate individual meter pits (boxes), meters and yokes; that Generation 2000 is responsible for any usage difference between master meter and the individual meter reads; and that a licensed contractor will perform the work.”*

Council Member Carter had a change to the minutes of December 23, 2008.

Under Items of Discussion the changes are as follows:

*“One audit finding was that any entity that maintains a landfill must accrue closure and post closure costs.”*

Council Member Briggs made the motion to approve the minutes of the regular meeting of December 16, 2008 and the minutes of the special meeting of December 23, 2008 with the changes as noted above. The motion was seconded by Council Member Carter and passed unanimously.

## 5. NEW BUSINESS

### **\*a. Discussion and Decision Regarding Waiving the Penalties for Room Tax for the Peppermill Hotel and Casino and Other Matters Appropriately Related Thereto**

Diane Parkin, controller for the Peppermill Hotel and Casino asked for a possible waiving or reduction of the penalty on the room tax for being one day late. Chris Melville explained that the Wendover Nugget and Peppermill Casino have never asked for a waiving of penalty fees and the city attorney has concerns over waiving the fees. Council Member Blake stated that we have a city code that states if you are late there is a fifteen percent and he did not want to start a precedent in that if you are late we will give you a one time acceptance fee. Council Member Gorum disclosed that he works for Peppermill Casinos, Inc. but would not personally benefit from this item. Council Member Carter disclosed that she works for Peppermill Casinos, Inc. but would not personally benefit from this item. Council Member Rowley II disclosed that he works for Peppermill Casinos, Inc. but would not personally benefit from this item. Council Member Briggs disclosed that he works for Peppermill Casinos, Inc. but would not personally benefit from this item. Council Member Blake made the motion to deny waiving the penalties for room tax for the Peppermill Hotel and Casino. The motion was seconded by Council Member Rowley II and passed unanimously.

### **\*b. Discussion and Decision Regarding Waiving the Penalties for Room Tax for the Montego Bay Casino Resort and Other Matters Appropriately Related Thereto**

Michelle Giovo, controller for the Montego Bay Casino Resort stated that other decisions had been made tonight that set a precedent but would like to see the penalty schedule looked into. General discussion was had regarding possibly adjusting the room tax ordinance on the penalty fee and date due. Council Member Gorum disclosed that he works for Peppermill Casinos, Inc. but would not personally benefit from this item. Council Member Carter disclosed that she works for Peppermill Casinos, Inc. but would not personally benefit from this item. Council Member Rowley II disclosed that he works for Peppermill Casinos, Inc. but would not personally benefit from this item. Council Member Briggs disclosed that he works for Peppermill Casinos, Inc. but would not personally benefit from this item. Council Member Blake made the motion to deny waiving the penalties for room tax for the Montego Bay Casino Resort and to revisit the city ordinance related to penalties. The motion was seconded by Council Member Rowley II and passed unanimously.

### **\*c. Discussion Regarding the Proposed Residential Development Agreement with John McGee (John McGee Enterprises, LLC) for Lots 1 and 2 Village One Phase One and Lots 1 through 13 Village One Phase Two**

Chris Melville explained that this is the development agreement for the fifteen lots that the city owns. Chris explained that this agreement would allow John McGee to acquire a lot and build a home and sell the home. General discussion was had regarding permitting and paying the fees before the home is built.

### **\*d. Discussion and Decision to Approve Change Orders #2 through #8 for the West Wendover Government Complex and Other Matters Appropriately Related Thereto**

Chris Melville went through each change order and is as follows:

Change Order #2: Supply and install Detox Toilet Acorn Series 1699, flush valve and stainless steel box. For an increase of \$12,920.22.

Change Order #3: Additional rebar. For an increase of \$384.44.

Change Order #4: Deletion of two light fixtures between grids E and F at grid 7, and addition of two light fixtures near sally port entry. No cost change.

Change Order #5: Extra to adjust concrete forms from original plan on the Christmas tree radius. For an increase of \$1,273.84.

Change Order #6: Extra to saw cut and remove existing curb back. For an increase of \$660.10.

Change Order #7: Added 150 square feet of 6' wide sidewalk along the handicap parking stalls. For an increase of \$2,590.65.

Change Order #8: Addition of 30 minute containment without insulation (4' X 4'), addition of 30 minute containment with insulation (4' X 4') and two welded window frames for glass. For an increase of \$5,675.56.

Council Member Carter made the motion to approve change orders #2 through # 8 for the West Wendover Government Complex. The motion was seconded by Council Member Briggs and passed unanimously.

**6. OLD BUSINESS**

**\*a. Discussion and Decision for Selection and Approval of a Project for the Community Development Block Grant Program 2009, and Authorization for Staff to Prepare and Mayor to Execute Any Such Applications, Documents or Agreements as Necessary for the Selected Project and Other Matters Appropriately Related Thereto**

Chris Melville gave a presentation of the Generator/Dispatch Center Project, which included two options.

Option #1: Purchase and installation of the City Complex emergency generator, and purchase and installation of the Police Department Dispatch Center. The emergency generator would be located on the outside of the complex near the sally port. The dispatch center would be located in the Police Department portion of the building. The generator that had been original design for the complex was at a lower kilo watt and would only power emergency systems and the dispatch center. The building should be fully powered since it would be the emergency operation area. The cost of the generator is \$151,555.05. The dispatch system would include radio console, bay stations, telephone systems, dispatch consoles, furniture and fixtures. The cost for the dispatch center is \$288,566.30. Option #1 would be to fund both portions of this project through the CDBG Grant. The total cost for both portions of the project would be \$440,121.35.

Option #2: Split the purchase and installation of the emergency generator out of the project and do a change order on the City Hall Complex project, and apply for the dispatch center under the CDBG Grant. The City Hall Complex would need to have the emergency generator before the building could be occupied. The generator would be purchased and installed by the contractor on the City Hall Complex project. A change order would be done to get the larger generator needed and associated items for a cost of \$107,817.00. The dispatch center would remain the same as noted above with the cost for the system being \$288,566.30.

Council Member Carter made the motion to select option #2 for the Community Development Block Grant Program 2009, and authorize staff to prepare and Mayor to execute any such applications, documents or agreements as necessary for the selected project. The motion was seconded by Council Member Briggs and passed unanimously.

**7. DEPARTMENT UPDATES**

**Fire Chief** – Jeff Knudtson had nothing to add to memo, which stated that the house built by John McGee on Tibbets has been sold. The house on Fairway View Drive is not finished and the contractor has stopped work on the house. The Verizon tower is up but is not running. The department is currently staffed with four full time employees and seven part time employees. Two new applications are being processed but would like to have seven more part timers to be comfortable.

**Police Chief** – Ron Supp had nothing to add to memo, which stated that an offer of employment has been given to one of the candidates for the open patrol position. The department participated in the annual shop with a cop program, four officers participated with eight children.

The department responded to the following for the months of November and December.

Calls for Service	869 (November)	858 (December)
Adult Arrests	7 (November)	18 (December)
Warrants Served	1 (November)	4 (December)
Juvenile Arrests	0 (November)	6 (December)
Citations Issued	118 (November)	103 (December)
Transports	13 (November)	24 (December)
Field Interviews	48 (November)	10 (December)

Civil Papers Served                    35 (November)                    75 (December)  
**City Clerk/Records Officer** – Anna Bartlome stated that the Financial Disclosure Statements are due by January 15, 2009.

**Chief Financial Officer** – Nothing.

**Public Works Director** – Bryce Kimber had nothing to add to memo, which stated that the crew spent time cleaning and organizing the Public Works yard. The storm drain at the intersection of Tibbets Boulevard and Pueblo Boulevard has been cleaned up and then the banks have been sloped and the drainage coming in from the north has been more defined. There were two water leaks in Wendover Mobile Home Park and one leak in the reuse line going to the golf course in Mister Tow’s impound yard. Work has been done on the Well Fields in preparation of the start up on Shafter Wells #1 and #2.

**City Manager** – Chris Melville passed out the draft agreement with Needle Point for the water service.

**8. COMMUNICATIONS**

Council Member Gorum thanked Public Works for the cleanup on the lot along Florence Way. Thanks were also given to John and Tyler Hanson for their help in cleaning up the lot.

**9. \*APPROVAL OF THE CLAIMS:**

The claims to be approved should be January 6, 2009 and no claims for October insurance. Council Member Gorum made the motion to approve the claims for January 6, 2009. The motion was seconded by Council Member Carter and passed unanimously.

**10. \*NEXT MEETING DATE AND ADJOURNMENT**

The next meeting date is a regular meeting on January 20, 2009 at 7:00 p.m. at the West Wendover Library, Pilot Peak Room. Council Member Carter made the motion to adjourn at 7:59 p.m. The motion was seconded by Council Member Gorum and passed unanimously.

ATTEST:

Anna E. Bartlome  
City Clerk/Records Officer