

STAGECOACH ADVISORY BOARD MINUTES

Wednesday March 1, 2023 at 7:00 PM

Stagecoach Community Center, 8204 Highway 50, Stagecoach, NV 89429

1. **Call to Order:** Vice-Chair Amanda Brinnand called to order at 7:00 pm
2. **Roll Call: Determination of a Quorum:** Four board members present - Amanda (Mandy) Brinnand, Annette Carpenter, Cassandra Aviero and Angela DeFord. Chair Charles Shirley - excused absence.
3. **Pledge Of Allegiance:**
4. **Public Participation:** None.
5. **For Possible Action:** Review and adoption of agenda. Cassandra made a motion to adopt the agenda, Angela seconded. Motion passed 4/0.
6. **For Possible Action:** Approval of minutes from the February 1, 2023 meeting. Cassandra made a motion to approve the minutes, Annette seconded. Motion passed 4/0.
7. **Chair and Board Member Comments:**

Mandy: Attended the Stagecoach area drainage master plan meeting last week, very good meeting. Carson Water Subconservancy and JE Fuller will be doing a drainage master plan study for Stagecoach. They also wanted input and pictures from residences from previous floods. There are instructions on how to sign up to receive email notifications for agendas on the front table.

8. **For Presentation/Discussion:** Presentation by Facilities Director, Douglas Homestead concerning the future management and uses of the Stagecoach Community Center and Fire Station.

Douglas Homestead: At the February 16, 2023, Board of County Commissioners meeting, the Lyon County Commissioners approved for the Lyon County Facilities department to operate and manage the Stagecoach Community Center effective April 1, 2023. The county currently pays for all utilities for the center and will continue to. All organizations that have been using the facility in the past will be able to continue to use it. All non-profits, community organizations and the advisory board will not be charged a fee to use the building. Those that use the facility on a regular basis will be issued a key. All other uses of the facility will fall under the County wide facilities use policy, they will need to obtain necessary paperwork from the Dayton Office or by email and pay the required fees for use. There will be building improvements requested in this year's budget, but these will still need to be approved by the Board of County Commissioners. The improvements include concreting the handicapped parking spaces in the front of the building to allow easier access to the facility, a new roof over the meeting room, and a new HVAC system for the kitchen and meeting room areas. Overall, the County hopes to make the facility easier to use for community meetings and events. The County has talked with the Central Lyon County Fire District concerning the use of the vehicle bays for vehicle maintenance and the County feels this is a more beneficial use for that part of the building. A Lyon County ballot measure recently passed to increase property taxes to hire more fire fighters by Central Lyon County Fire, but this ballot measure didn't include funding for facilities. Currently, the fire district vehicle maintenance occurs at an existing station; moving vehicle maintenance to this facility will allow that station to house some of the additional fire fighters that will be hired.

Board Questions

Mandy asked if the fire department vehicles will fit in the bays, and which groups would be required to pay. Andrew Haskin stated most fire equipment will fit and Douglas Homestead said if they are a 501c or a community organization they won't pay, but if it was for something like a wedding reception, they would need to complete paperwork and pay.

Public Comment

Sandy Shirley asked what trucks will fit in the bay for maintenance.

Theresa Sheckley from 4H stated this may work out in their favor, but asked about the damage next door and if it will be fixed.

~~*Maryland Chapman*~~, *Carolynn Chamlee* Battle Born Stockton Wells Grange. Asked if they can use the building for educational competitions and clinics and once the kitchen is up and running, put on events for the community like spaghetti feeds and pancake breakfasts.

Vicki James Smack stated they have used the bays for a Halloween haunted house as a fund raiser and they need it 2 weeks prior for preparation. Was concerned if it would be available to them for the haunted house.

Andrew Haskin Public Comment Responses: most trucks, 99%, will fit in the bays; the damage next door will be assessed and worked out between the County and Central Lyon Fire District. Concerning the 4H haunted house, they have had discussions with Central Lyon Fire District and hope they can work together to come up with a solution. *Douglas Homestead* said they will have janitorial staff as well as security cameras installed.

9. For Presentation/Discussion: Presentation by County Manager *Andrew Haskin* on the Lyon County Public Lands Bill and Draft Maps. What a lands bill is, why the particular Bureau of Land Management parcels were identified for possible conveyance to Lyon county and public involvement.

Andrew said the BOCC directed staff to research doing a lands bill and they hired a consultant. When land is transferred from the Federal Government to private or County, it takes an act of Congress. There are several radio tower sites, a senior center and library in Dayton and the Dayton rodeo grounds that are on BLM lands that they pay a lease on every year. They are looking at acquiring those lands as well as others they have a need for. A meeting was held December 2021 to look at what the bill may look like. There are private entities that are interested in acquiring land, the draft maps were developed and BOCC has not decided if this will be just Lyon County or also include private entities that want to acquire land for economic development. A presentation will be made to the board by the consultant they hired and the BOCC will make that decision. There weren't any private entities that were asking for land in Stagecoach. There is a BLM section between Dayton and Stagecoach, they are only looking at ROW along the highway, but don't need whole section. A lot of the areas in Dayton are for storm water drainage improvements. There is land in Moundhouse that is checkerboarded, looking at economic development for that and also potential for a sewer treatment plant. The BLM land in Silver Springs, *Andres* doesn't know if they want to whole area. Private companies that have an interest are primarily in Smith Valley area and they have requested some land so they can mine the area. They are still in the early phases, and the bill hasn't been drafted yet.

Board Questions

Mandy asked for clarification on the map legend and what the next steps are and if there will be public meetings. If the BLM land immediately west of Churchill Ranchos and the lands in Moundhouse are for economic development and what that means and if Eldorado Canyon is included and will those lands remain open space or could they be sold to a developer.

Andrew Haskin said the next step is for the BOCC to determine which direction they will go; the public will have the opportunity to be a part of that process. There will be at least 2 more public meetings and the BOCC will approve the final bill language, Congress can change that wording though. Said there is an error on the map that it's County requested land, said the BLM land in Stagecoach, they would only need a portion for ROW, if the County acquires the whole piece, doesn't have plans for a facility there. Not sure about the lands in Moundhouse, why it was requested, and the County only needs a small area in Eldorado Canyon. If the County requests BLM land for public use, a deed restriction is put on. If not for public use and sold, the County would need to pay for the land and environmental assessments would need to be completed.

Public Comment

Donna Brunning lives next to the area in Silver Springs and asked if the whole area is included and if there still will be public access to this area and if people will still be able to use it the same as when it was BLM.

(?) *Jack Station (name inaudible)* *Andrew Sichak* asked about the lifespan of the new landfill and what will happen once it's filled?

Andrew Haskin Public Comment Responses: There is BLM land between Fernley and Silver Springs that was a landfill, but the County closed it, doesn't have any information on it though. Not sure why the Silver Springs BLM land was included or what the plans are, so doesn't have an answer for that question.

10. Community Reports:

- A. Lyon County Commissioner/Manager Office:** *County Manager Andrew Haskin* said the Waste Franchise Agreement will be on the BOCC agenda tomorrow. *Mandy* introduced the new District 3 Lyon County Commissioner *Tammy Hendrix*. *Robert Jacobson*, District 4 Lyon County Commissioner, introduced himself. Said he appreciates all the advisory boards for their time and volunteer service glad to see the good crowd at this meeting, that Stagecoach is a beautiful community and glad to hear 4H will still be able to use this facility.
- B. Silver Springs/Stagecoach Hospital Board of Trustees:** not present.
- C. Public Safety: Sheriff Department/NHP:** *Sheriff Brad Pope* said the first responders and 5 victims are in his thoughts and prayers. Said he has restructured the Sheriff's office, there are now officers in Silver Springs to respond to Stagecoach, this will reduce response times to Stagecoach, feels this will provide better service to the constituents. The investigations unit will now respond to calls. They have fewer deputies now than this time last year, due to retirements and promotions, they are actively seeking officers as well as training new ones. *Commander Jeffrey Miller* stated they have contacted an environmental company for remediation for the fuel that's seeping into the ground. If anyone finds airplane parts to contact dispatch.
- D. Animal Services:** not present.
- E. Central Lyon County Fire and Rescue:** *Assistant Fire Chief Ryan McIntosh* introduced the Fire Board of Directors in attendance: *Louis Lemaire*-Dayton Valley representative; *Ray Johnson*-Silver Springs representative and *Jenny Williamson*-Stagecoach representative. Said the fire district goal is to staff and open 2 fire stations that were previously volunteer stations, but they are struggling because the fire stations don't have living facilities. They own about 100 pieces of moving stock and use of this facility will provide a space for the mechanic to maintain them. They had used and maintained this facility until 2012, when they opened the new fire station in Stagecoach, they gave it back to the County. They want to work with communities, they want to figure out how they can make a safe 4H haunted house in a public facility that is inspected and meets code.

Public Comment

Aysen LeMaster asked if the storage unit in the Stagecoach Fire Station can be used by the mechanic. *Ryan McIntosh* said the building next to the fire station is their only warehouse, it's about 1,500 square feet and houses medical equipment and firefighting equipment, so is needed as a storage facility.

Joshua Jones: asked if this was already done deal and why are they taking this from the community. *Ryan McIntosh* said it is not done; they are still working with the County. The fire district needs a place for their mechanic, they put in a request to the County to take over a long-term lease. They will paint the walls, repair the roof and HVAC. They have and will contain to support joint events and the County still has decisions that need to be made on that side of the building. Anyone can make a pitch to the County when that time comes.

- F. Central Lyon County Parks and Recreation:** not present.

11. Correspondence: None.

12. Public Participation:

James Smith Smack: State Controller's Office; funding for school funding, distinguish the permanent school fund to go to fund the schools around the county. Taxes going up are going into this fund going forward. They do debt collection for the state also, so if you do owe money, they can work something out after the meeting. ESG: Investment strategy from environmental and restrictive it, doesn't have fundamentals, be aware of where you are investing your money.

13. Future Agenda Items: None.

14. Adjourn: Adjourned at 8:11 pm.