

Roy Edgington, Mayor  
Raymond Lacy, Ward 1  
Shellie Severa, Ward 2  
Stan Lau, Ward 3  
Albert Torres, Ward 4  
Fran McKay, Ward 5

## FERNLEY CITY COUNCIL MEETING AGENDA

Fernley City Hall  
595 Silver Lace Blvd. • Fernley, NV 89408  
Phone: (775) 784-9830 • Fax (775) 784-9839

### FCC Meeting: September 16, 2020

#### Zoom webinar information

Topic: September 16, 2020 City Council Meeting at 5:00 pm

Please click the link below to join the webinar:

<https://us02web.zoom.us/j/82931026365>

Or iPhone one-tap : US: +12532158782,,82931026365# or +13462487799,,82931026365#

Or Telephone: Dial (for higher quality, dial a number based on your current location)

US: +1 253 215 8782 or +1 346 248 7799 or +1 669 900 9128 or +1 301 715 8592 or +1 312 626 6799 or  
+1 646 558 8656

Webinar ID: 829 3102 6365

International numbers available: <https://us02web.zoom.us/j/82931026365>

**Public Notice:** Pursuant to Section 3 of the Declaration of Emergency Directive 006 the requirement contained in NRS 241.023(1)(b) that there be a physical location designated for meetings of public bodies where members of the public are permitted to attend and participate has been suspended until further notice. To view the entire Declaration of Emergency Directive 006 please visit [gov.nv.gov](http://gov.nv.gov)

The Mayor reserves the right to hear agenda items out of order, combine two or more agenda items for consideration or remove an item from the agenda or delay discussion relating to an item on the agenda at any time. All items are action items unless otherwise noted.

**Time Certain:** Time certain designates a definite time for the start time of that item. The time certain item may NOT begin earlier than the designated time certain. It may begin later than the designated time, but not earlier.

**Mayor's statement:** "To avoid meeting disruptions, please place cell phones in the silent mode or turn them off during the meeting. All meetings are recorded. When addressing the Council please state your name and speak clearly into the microphone. Thank you for your understanding."

5:00 p.m. OPEN MEETING – PLEDGE OF ALLEGIANCE

#### 1. INTRODUCTORY ITEMS

1.1. Roll Call

1.2. Public Forum

This is the first of two portions of the meeting devoted to the Public. The Public may comment on any matter that is not specifically included on the agenda as an action item. Items not specifically included on this agenda cannot be acted upon other than to place them on a future agenda. If you wish to comment you can use the Raise your Hand feature in Zoom, type your question into Q&A or \*9 if using a smart phone. In consideration of other citizens, we ask that you please limit your comments to three (3) minutes and that repetition be avoided. The Mayor may, at his discretion, hold comments until the second Public Forum at the end of the meeting. Online Public Comments can be submitted by phone prior to 4:00 pm the day of the meeting. Public Comments can also be submitted prior to, and during the meeting at [CITYCLERK@CITYOFFERNLEY.ORG](mailto:CITYCLERK@CITYOFFERNLEY.ORG). All comments received prior to adjournment will be considered and read into record unless City Council has already taken action on the item. All comments received are public record and will be included as part of the permanent record.

### **1.3. (For Possible Action) Approval of the Agenda**

## **2. CONSENT AGENDA:**

(PLEASE NOTE: All matters listed under the consent agenda are considered routine, and may be acted upon by the Council members in one motion, and without an extensive hearing. Any member of the Council may request that an item be taken from the consent agenda, discussed, and acted upon separately during this meeting.)

### **2.1. (For Possible Action) Approval of Voucher Report.**

Documents:

[VOUCHERS FOR FCC MEETING 09162020.PDF](#)

### **2.2. (Possible Action) Approval of Minutes from September 2nd**

Documents:

[2020.09.02 FCC MINUTES.PDF](#)

### **2.3. (For Possible Action) Approval of Business Licenses**

Documents:

[NEW SEP 2020\\_1.PDF](#)

### **2.4. For Possible Action to Approve the Purchase of 30 laptops from CDW-G in the amount not to exceed \$44,718.22 to expand the options for staff to work remotely amid the COVID-19 pandemic utilizing the CARES Act funding.**

Category

Consent

Documents:

[STAFF REPORT - TECH EQUIPMENT PURCHASE.PDF](#)  
[CDW-G QUOTE 1C2PLRK.PDF](#)

### **2.5. Possible action to Approve award of a contract to Hansford Economic Consulting LLC to provide a five-year planning Water and Sewer**

**Utility Rate Study Update for an amount not to exceed \$35,000.**

Category Consent

Documents:

[STAFF REPORT-2020.9.16 WATER AND SEWER RATE STUDY UPDATE.PDF](#)  
[CONTRACT-2020.09.02 HANSFORD ECONOMIC CONSULTING LLC FOR WATER AND SEWER UTILITY RATE STUDY UPDATE.PDF](#)  
[HEC UTILITY RATES PROPOSAL AUG 2020.PDF](#)

- 2.6. Possible Action to Approve the Will-Serve for Donner Trails Phase 12A. 44 ERC's for Water and 44 ERC's for Sewer for Lyon County Parcel 021-201-51 located at 0 Madison Rd. Fernley, NV.**

Category Consent

Documents:

[2020.10.07 STAFF REPORT DONNER TRAILS PH12A.PDF](#)  
[2020.10.07 WILL SERVE DONNER TRAILS PH 12 A.PDF](#)

- 2.7. Possible Action to Approve the Will-Serve for Love's Travel Stop #246 – Godfather's addition .18 ERC's for Water and .58 ERC's for Sewer for Lyon County Parcel 021-061-23 located at 825 Commerce Center Drive, Fernley, NV.**

Category Consent

Documents:

[2020.09.16 LOVES TRAVEL STORE - GODFATHERS PIZZA ADDITION SR.PDF](#)  
[2020.09.16 WILL SERVE FOR GODFATHERS PIZZA.PDF](#)

- 3. REPORTS** This item is for various public entity representatives to provide general information to the Council and public. No action will be taken.

- 3.1. Reports by City Staff, City Council and the Mayor, including but not limited to monthly statistical reports by city departments.**

**4. ORDINANCES - ADOPTION**

- a. Discussion with City Council & Staff
- b. Public Input
- c. Additional Discussion with City Council & Staff
- d. Council Action or Direction to Staff

- 4.1. Second Reading, Public Hearing on Bill #287 - ZMA20003 (FOR POSSIBLE ACTION)**

Consideration and possible action to adopt Bill #287 as an ordinance for a

Zoning Map Amendment request from Vertex Fund 1 LLC, to change the zoning on a site comprised of nine parcels totaling approximately ±33.32 acres generally located north of Fremont Street, south of U.S. Interstate 80, west of Granada Street & Wildwood Drive, and east of Vine Street, Fernley, NV.

- To change the zoning on a ±7.08 acre parcel from SF6 (Single Family 6000 sq. ft.) to MDR14 (Medium Density Residential 14 du/ac max). (APN: 020-516-06)
- To change the zoning on seven parcels totaling ±24.09 acres from SF12 (Single Family 12,000 Sq. ft.) to MDR14. (APN's: 021-092-23, 021-092-26, 021-092-27, 021-092-46, 021-092-47, 021-092-54, and 021-092-55)
- To change the zoning on a ±2.06 acre parcel from RR1 (Rural Residential 1 acre) to MDR14. (APN: 021-092-05)

Category

Ordinance - Adoption

Documents:

[ZMA20003 - CC STAFF REPORT - ADOPTION.PDF](#)  
[ATTACHMENT 1 - VICINITY MAP.PDF](#)  
[ATTACHMENT 2 - EXISTING-PROPOSED ZONING.PDF](#)  
[ATTACHMENT 3 - BILL 287 - ORDINANCE FOR ZONING MAP AMENDMENT.PDF](#)

## 5. STAFF REPORTS

- 5.1. (For possible action) Update on City of Fernley COVID-19 response including City Hall reopening, funding for state and local governments, local business re-opening plans, and local events.**

Category

Staff Report

## 6. ADDRESS REQUEST(S) FOR FUTURE AGENDA ITEMS.

## 7. PUBLIC FORUM

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**Next meeting October 7th @ 5:00pm**

**ADJOURNMENT**

This notice and agenda is being posted before 9:00 a.m., 9/11/2020 here in accordance with NRS 241.020 at the following locations: [www.cityoffernley.org](http://www.cityoffernley.org), <https://notice.nv.gov>; North Lyon County Fire Protection District, 195 E Main Street; Senior Citizen's Center, 1170 W. Newlands Drive; Fernley Post Office 315 E Main Street; and Fernley City Hall, 595 Silver Lace Blvd. To obtain supporting material for this agenda please visit the City of Fernley website at [www.cityoffernley.org](http://www.cityoffernley.org) or contact Kim Swanson, City Clerk, inside City Hall at 595 Silver Lace Blvd, Fernley, NV 89408, email [cityclerk@cityoffernley.org](mailto:cityclerk@cityoffernley.org) or call (775) 784-9830. Notice to persons with disabilities: Members of the public who are disabled and require special assistance or accommodations at the meeting are requested to notify Fernley City Hall, at least 24 hours in advance at (775) 784-9830 or email [cityclerk@cityoffernley.org](mailto:cityclerk@cityoffernley.org)