

**CITY COUNCIL MINUTES  
REGULAR MEETING  
JANUARY 7, 2014**

The Winnemucca City Council met in regular session on Tuesday, January 7, 2014 at 2:00 p.m. in the City Hall meeting room. Present: Mayor Di An Putnam, Councilmen Mike Owens, Doug Cain, Ken Tipton, Jim Billingsley and Paige Brooks. Staff present: City Manager Steve West, City Attorney Kent Maher and City Clerk Lorrie Haaglund.

**CALL TO ORDER:**

Mayor Putnam called the meeting to order at 2:00 p.m.

**APPROVAL OF MINUTES:**

The minutes of the December 17, 2013 regular City Council meeting were presented for review and Councilman Brooks moved for approval as submitted. Motion carried unanimously.

**APPROVAL OF WARRANTS:**

The warrants were presented for review and Councilman Cain moved for approval as submitted. Motion carried unanimously.

**PROCLAMATIONS / EMPLOYEE AWARDS:**

Mayor Putnam read a proclamation recognizing January as “Stalking Awareness Month” and acknowledging the important work of raising awareness about this topic and emphasizing the importance of personal commitment to recognizing stalking as a crime.

**PUBLIC / PERSONAL COMMUNICATION / CORRESPONDENCE:**

Dee Holzel, Silver Pinyon Journal, introduced Cheryl Upshaw who will be the journalist for the Silver Pinyon Journal covering future City Council meetings.

Jim French, Humboldt County Commissioner, invited the Mayor and Council to attend a workshop on January 15, 2014 regarding the sage grouse issue. French stated this is a serious situation with the potential to impact traditional use of public lands now and in the future, and it is important to maintain continuity in our standing in order to minimize the negative impacts to our public lands. Representatives from the offices of Senator Heller and Senator Reid will be in attendance at the workshop.

**DISCUSSION / ACTION ON ITEMS OF BUSINESS & OTHER REPORTS:**

**BUSINESS IMPACT DETERMINATION**

After review and consideration of the effect each item could potentially have on a “business,” as the term is defined by statute, the Council agreed that no item on this agenda appears to impose a direct and significant economic burden on a business or appears to directly restrict the formation, operation or expansion of a business. Councilman Cain moved to make a finding that no item on the agenda appears to impose a direct and significant economic burden on a business or appears to directly restrict the formation, operation or expansion of a business. Motion carried unanimously.

## **REGIONAL PLANNING COMMISSION APPOINTMENT-CONFIRMATION**

Mayor Putnam stated there were three (3) excellent candidates interested in filling the vacant position on the Regional Planning Commission created by the resignation of a current board member and this appointment is for the balance of the term through June 30, 2016. Applicants Gary Wickkiser, Dave Mendiola and James Kinney were interviewed. Putnam stated each candidate offers a great combination of background and experience: Wickkiser brings a small business owner perspective; Mendiola grew up in Winnemucca and has seen the community change and brings the perspective of the other locations he has lived and worked in; and, Kinney is already involved in many local organizations and committees. Putnam appointed Mendiola to the vacant RPC position subject to City Council confirmation. Councilman Billingsley moved to confirm the appointment of Dave Mendiola to the Regional Planning Commission. Motion carried unanimously.

## **REZONE APPLICATION RW-13-07 / ORDINANCE PUBLIC HEARING / MORRISSEY**

Betty Lawrence, Planning Department, stated after twice considering the rezone application, the Regional Planning Commission (RPC) failed to make a recommendation on this zone change application (affecting Humboldt County APN 010-148-04, an eighty acre parcel situated easterly of the Offenhauser Drive extension, to change the zoning district classification from Rural Ranchette 2.5 acre minimum lot size to R-1-9 Single-Family Residential 9,000 square foot minimum lot size). John Krmpotic, KLS Planning and Design, as agent for property owner Patrick Morrissey gave a power point presentation regarding the proposed Hunter Ridge development. Krmpotic believes the proposed R-1-9 zoning is consistent with the master plan. Mayor Putnam called for public comment. Jim French, a resident of 5615 Patrician Way which is near the area of the proposed development, suggested that the Planning Department erred in their staff report when they stated the proposed rezone to R-1-9 appears to meet the master plan requirements because the property was planned under the County master plan and was just recently annexed into the City without having been considered under the City master plan. French noted the County master plan of medium density residential (MDR) for this area (which contemplates only one residence per acre) is different from the City medium density residential designation (which contemplates four residences per acre). French stated he agrees with RPC member Lewis Trout's opinion that the property should utilize blended zoning that better matches the current zoning of the adjacent properties to the west and south of the proposed subdivision. The owner presented a development plan of the property to the RPC Subdivision Review Committee which included a variety of lot sizes, but it was pointed out that nothing would prevent the owner from changing their development plan to include smaller lots once the rezone ordinance was approved. French believes the owner should have the City consider a master plan for the property first before attempting to change the zoning. City Attorney Maher stated if a request for zone change is in conformity with the master plan, then typically the zone change is approved, and if the zone change request doesn't follow the master plan, it is a basis for denial of a requested zone change. Maher confirmed the appropriate process is to first consider a master plan revision and then the zone change. Putnam stated the master plan for the City is typically different than the master plan for the County. John Milton, Desert Mountain Surveying, stated that persons annexing into the city need to be made aware of the need to apply for a master plan amendment prior to submitting a zone change application. Krmpotic, with the consent of property owner Morrissey, withdrew the request to change the zoning district classification on the Morrissey property. Councilman Brooks moved to accept the withdrawal of the rezone request. Motion carried unanimously. Upon withdrawal of the rezone request, the ordinance proposal was moot and no action was taken on the proposed ordinance.

### **REZONE APPLICATION RW-13-08 / ORDINANCE PUBLIC HEARING / SNYDER**

Desert Mountain Surveying submitted a request for property owner Tony Snyder to change the zoning district classification of Humboldt County APN 010-148-04, located at 37 Pacific Avenue, from R-2 (Multiple-family residential) to M-1 (Industrial). This rezone was suggested by City staff in order to create consistent zoning in the area and to eliminate an existing non-conforming use on the property. The Regional Planning Commission recommends approval of the zone change application. Mayor Putnam called for public comment. There was no public comment. Councilman Cain moved to approve Bill Number 12-17-2013C to rezone the property from R-2 to M-1 per staff recommendation. Motion carried unanimously. Ordinance No. 797.

### **TREES-SHRUBS REGULATIONS / ORDINANCE PUBLIC HEARING / STAFF**

Mayor Putnam said the proposed ordinance will amend Winnemucca Municipal Code (WMC) Chapter 12.24 regulations relating to the planting, maintenance and removal of trees and shrubs. The proposal was initiated in order for the City to be part of the Tree USA Program. City Attorney Maher stated the bill proposes to update the existing ordinance language and provide additional prohibitions against damaging, transplanting, pruning and removing trees and shrubs in the city. Maher said a draft of the proposed ordinance is in the meeting packet and explained in the early 1970's the original City ordinance was adopted in an attempt to control the populations of elm and poplar trees and to provide a means for determining the types of approved trees. Putnam called for public comment. RPC member Louis Trout asked what impact the ordinance will have on any agricultural activities within the city limits, specifically in the area of the Humboldt River where grazing occurs. Maher stated it will have no effect. There were no other comments. Councilman Billingsley moved to adopt Bill Number 12-17-2013A to amend WMC Chapter 12.24 as proposed. Motion carried unanimously. Ordinance No. 795.

### **ORDINANCE INTRODUCTION / BUILDING CODE UPDATE**

Mayor Putnam said the proposed ordinance will adopt several newer editions of various building codes and provide other updates. Councilman Cain moved to introduce Bill Number 01-07-2014 and set it for public hearing. Motion carried unanimously.

### **STORM DRAIN SYSTEM EXTENSION / WATER CANYON ROAD-PATRICIAN WAY**

Mayor Putnam stated the recently undertaken Water Canyon Road reconstruction project included a storm drain pipeline providing drainage to the Water Canyon ditch. The new storm drain pipeline is within approximately 750 feet of Patrician Way in the Cross Creek subdivision. City Manager West indicated that when the Cross Creek subdivision was developed a temporary leach field was installed to collect and percolate the surface drainage waters from the subdivision streets. The leach field system often fails and extending the Patrician Way drainage system to the Water Canyon Road system appears to be the best option to eliminate the continuous problem. The contractor's estimate for the work is \$35,000. Councilman Tipton moved to authorize a change order to the Water Canyon Road project in the amount of \$35,000 to extend the new storm drain system on Water Canyon Road to Patrician Way drainage system. Motion carried unanimously.

### **STAFF / COUNCIL REPORTS**

City Manager West provided copies of "The Code of The West" document that the Planning Department put together; it deals with rural vs. urban property development issues and will be on the next agenda. The sewer pipeline work has resumed on Second Street and the contractor is running into some utility lines they were not anticipating, which is to be expected on this type



of project. The contractor is currently installing the sewer casing pipe under the railroad mainline and then will be working on the casing pipe under Winnemucca Blvd. Don Smit has been hired to assist staff with the preparation of the bid docs for the Animal Control Shelter. The Melarkey Street intersection plans and specs have been prepared, bids will open on February 11, and the contract may be awarded at the February 18 meeting. West reminded that the financial disclosure form (Secretary of State) and ethics acknowledgement form (Ethics Commission) must be completed and returned by January 15, 2014.

Council Owens said he appreciated the professionally done sewer project presentation that Carollo Engineers did at the December 17 meeting.

Councilman Brooks reported that Winnemucca Publishing is planning a meet and greet with the new editor Rick Hoover on Thursday, January 23 from 5:00 to 7:00 p.m.

Mayor Putnam stated the Performing Arts Center Committee planning efforts are continuing and a meeting will be scheduled soon. The Northern Nevada Arts Council will be holding an art town meeting on April 7. Putnam will co-host the event with Jim Kinney and the local arts committee.

**PUBLIC-PERSONAL COMMUNICATION-CORRESPONDENCE:**

There were no public or personal communications or correspondence.

The meeting was adjourned at 3:20 p.m.

Respectfully submitted,

Lorrie Haaglund  
City Clerk

**PASSED AND ADOPTED:** January 21, 2014

**VOTE OF COUNCIL:**

<b>AYES:</b>	<b>Councilmen</b>	Cain, Owens, Tipton, Billingsley, Brooks	_____
<b>NAYS:</b>	<b>Councilmen</b>		_____
<b>NOT VOTING:</b>	<b>Councilman</b>		_____
<b>ABSENT:</b>	<b>Councilman</b>		_____

**APPROVED:**

**ATTEST:**

\_\_\_\_\_  
Di An Putnam  
Mayor

\_\_\_\_\_  
Lorrie Haaglund  
City Clerk