

**Gardnerville Ranchos General Improvement District Board of Trustees Meeting held on May 26, 2021 at 5:00 p.m. @ 931 Mitch Drive Gardnerville, NV 89460**

Trustees Present: James Mckalip, John Sheridan (via Zoom), Brad Newlon, Bob McDowell, and Leann Teter.

Also Present: Greg Reed, Beth Cook, Mike Rowe, Mike Bennett.

Pledge of Allegiance: Led by Leann Teter

Public Comment: None

Approval of the agenda: Bob McDowell motioned to approve the agenda and move item #1 until the presenter is available. Leann Teter seconded the motion. All ayes. Motion passed.

**NEW BUSINESS**

1. Possible Board action to approve Nevada Public Agency Insurance Pool Insurance renewal package for fiscal year 2021/2022.  
Alan Reed of Warren Reed Insurance was present via Zoom to discuss the renewal of the Districts' liability and property insurances.  
Bob McDowell motioned to accept the District's insurance renewal package from the Nevada Public Agency Insurance Pool for fiscal year 2021/2022. Leann Teter seconded the motion. All ayes. Motion passed.  
Public Comment: None
2. Possible action to award the 2021/2022 pavement maintenance project to Sierra Nevada Construction at a cost not to exceed \$461,007.00  
Greg explained that this award is the result of the low bid process. This project is strictly slurry sealing the District's roadways.  
Jim Mckalip motioned to award the 2021/2022 pavement maintenance project to Sierra Nevada Construction at a cost not to exceed \$461,007.00. Bob McDowell seconded the motion. All Ayes. Motion passed.  
Public Comment: None
3. Possible action to accept the 2021/2022 Consumer Confidence Report (CCR) for publication on the Districts' website.  
Bob McDowell motioned to accept the 2021/2022 Consumer Confidence report (CCR) for publication on the District's website pending corrections by the District Manager and the comments by Ron Bush in public comment. James Mckalip seconded the motion. All ayes. Motion passed.  
Public Comment: Ron Bush commented that he would like the report to clearly state that the District does not have any lead in the water.
4. Possible action to authorize the District Manager to execute a contract with JNA Consulting to assist the District with the implementation of Bonds for the first phase of the South District Pipe Replacement Project at a cost not to exceed \$35,000.  
Marty Johnson from JNA Consulting was present to explain the process of implementing bonds and borrowing money for the replacement project. This item is only to authorize the District to

enter into a contract with JNA Consulting. At this point JNA will be hired just for the first phase of this project.

Leann Teter motioned to authorize the District Manager to execute a contract with JNA Consulting to assist the District with the implementation of Bonds for the first phase of the South District Pipe Replacement Project at a cost not to exceed \$35,000. Bob McDowell seconded the motion. All ayes. Motion passed.

Public Comment: None

5. Possible action to authorize the District Manager to move forward with the private financing of \$5,000,000.00 in Bonds for the first phase of the South District Pipeline Replacement Project. Marty Johnson of JNA Consulting discussed various types of funding alternatives whether through SRF money or private bank financing for the first phase of this project.

John Sheridan motioned to authorize the District Manager to move forward with the private financing of \$5,000,000.00 in Bonds for the first phase of the South District Pipeline Replacement Project. Bob McDowell seconded the motion. 4 ayes. One nay (Brad Newlon). Motion passed.

Public Comment: Ron Bush suggested that all the options that are available be presented in a workshop.

6. Possible action to open a public hearing regarding the District's 2021/2022 tentative budget. Bob McDowell motioned to approve opening a public hearing regarding the District's 2021/2022 budget. Leann Teter seconded the motion. All ayes. Motion passed.

Public Comment: None

7. Possible action to approve the 2021/2022 final budget.

Greg reviewed the 2021/2022 final budget with the Board.

Bob McDowell motioned to approve the 2021/2022 final budget with corrections. Jim Mckalip seconded the motion. All ayes. Motion passed

Public Comment: None

## **MINUTES**

John Sheridan suggested recording the meetings and transcribing them onto a Word document. Jim Mckalip motioned to approve the minutes of the May 5, 2021 Board meeting. Bob McDowell seconded the motion. All ayes. Minutes approved.

## **REPORTS**

District Engineer: Mike Bennett reviewed the May tracking schedule.

District Counsel: Mike Rowe had nothing to report

District Manager: Greg reviewed his Manager's report

## **REPORTS**

Board of Trustees

John Sheridan would like an assessment of the aquifer. He will be attending the League of Cities Annual Conference in Elko in mid-November.

Jim Mckalip would like to see the website updated. Jim will be hosting a Community Town Hall with County officials on June 23.

Public Comment: None

**ADJOURNMENT**

Leann Teter motioned to adjourn the meeting. Jim Mckalip seconded the motion  
Meeting adjourned at 8:30

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Beth Cook, Acting Secretary