

**Minutes of the Gardnerville Ranchos General Improvement District Budget Meeting held  
Wednesday May 25, 2022 at 5:00 p.m @ 931 Mitch Drive, Gardnerville, NV 89460**

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

**Also Present:** Mike Rowe, Jonathan Lesperance, Greg Reed, Beth Cook and the public.

**Pledge Of Allegiance** Led by Leann Teter.

**Approval of Agenda:** Jim Mckalip motioned to approve the agenda. Bob McDowell seconded the motion. All ayes. Agenda approved.

Public Comment: None

1. Possible action to open a public hearing for the purposes of considering Resolution 22-03. Leann Teter motioned to approve opening a public hearing for the purposes of considering Resolution 22-03. Bob McDowell seconded the motion. All Ayes. Motion passed.

Public Comment: None

2. Possible action to adopt Resolution 22-03 accepting the water, sewer, storm drains and roads at Dressler Crossing, formerly Dressler Flats, for maintenance. Jim Mckalip motioned to adopt Resolution 22-03 accepting the water, sewer, storm drains and roads at Dressler Crossing, formerly Dressler Flats for maintenance. Leann Teter seconded the motion. All ayes. Motion passed.

Public Comment: None

3. Possible action to close the Public Hearing for the purposes of considering Resolution 22-03. Bob McDowell motioned to approve closing the public hearing for the purposes of considering Resolution 22-03. Jim Mckalip seconded the motion. All ayes. Motion passed.

Public Comment: None

4. Possible action to authorize the District Manager to issue a Will serve Letter for the property at 1062 Riverview Drive. Mark Neuffer, project manager and Andrew Motter, project engineer were present to answer questions from the Board. The Board is concerned about the water issues regarding providing water to the new structures being built within the District. Bob McDowell motioned to authorize the District Manager to issue a Will Serve Letter to the owner of the property at 1062 Riverview Drive. Leann Teter seconded the motion. 4 ayes, one nay (Jim Mckalip). Motion passed.

Public Comment: None

5. Possible action to award the 2022-2023 Street Maintenance Project to Sierra Nevada Construction at a cost not to exceed \$500,000 as recommended by Lumos and Associates.

Jim Mckalip motioned to award the 2022-2023 Street Maintenance Project to Sierra Nevada Construction at a cost not to exceed \$500,000 as recommended by Lumos & Associates. Bob McDowell seconded the motion. All ayes. Motion passed.

Public Comment: None

6. Possible Board Action to open a public hearing regarding the District's 2022/2023 tentative budget.

Leann Teter motioned to approve opening a public hearing regarding the District's 2022-2023 budget. Bob McDowell seconded the motion. All ayes. Motion passed.

Public Comment: None

7. Possible action to approve the 2022/2023 final budget.

Greg explained that there were no changes to the final budget.

Jim Mckalip motioned to approve the 2022-2023 final budget. Bob McDowell seconded the motion. All ayes. Motion passed.

Public Comment: None

8. Possible action to close the public hearing regarding the District's final budget for fiscal year 2022/2023.

Bob McDowell motioned to approve closing the public hearing regarding the District's 2022-2023 budget. Jim Mckalip seconded the motion. 4 ayes. Motion passed.

Public Comment: None

### **MINUTES**

Bob McDowell motioned to approve the minutes of the May 4, 2022 regular meeting. Leann Teter seconded the motion. 4 ayes. Minutes approved

Public Comment: None

### **CHECK SUMMARY**

Leann Teter motioned to approve the check summary. Bob McDowell seconded the motion. 4 ayes. Motion passed.

Public Comment: None

### **REPORTS**

District Engineer: Jonathan Lesperance reviewed the project schedule.

District Counsel: Mike wrote Resolution 22-03. Researched the property on 1050 regarding a sewer hookup.

District Manager: Greg reviewed his Manager's Report.

### **REPORTS**

Jim Mckalip met with Greg and Mark Gardnerville about receiving some money from the County.

**ADJOURNMENT**

Bob McDowell motioned to adjourn the meeting. Leann Teter seconded the motion. 4 ayes.  
Meeting adjourned at 6:30 p.m.

Public Comment: None

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Beth Cook, acting secretary