

**Minutes of the  
Gardnerville Ranchos General Improvement District  
Board of Trustees meeting, held Wednesday July 5, 2023  
At 5 p.m. @ 931 Mitch Drive  
Gardnerville, Nevada 89460**

**PLEDGE OF ALLIGEANCE:** Led by Susan Stonestreet

**TRUSTEES PRESENT:** Leann Teter, Susan Stonestreet, Bob McDowell, Jim McKalip, and John Sheridan

**ALSO PRESENT:** Greg Reed, Mike Rowe, Jonathan Lesperance and Dawn Hinds

**PUBLIC COMMENT:** None

**APPROVAL OF THE AGENDA:**

**Bob McDowell motioned to approve the Agenda without the budget hearing in it.  
Susan Stonestreet seconded the motion. Four ayes. (John Sheridan had not yet joined  
the meeting.) Motion passed.**

**Public Comment:** none

**OLD BUSINESS:** none

**New Business:**

**I For Possible Action:** Presentation to Michael Smiley Rowe for his 42 years of service to the GRGID Board of Trustees and staff. *Board discussion followed by public comment.* Presentation Only.

**No Action Will Be Taken On This Item** – District Manager and Trustees (20 minutes)

The District presented Mike Rowe with an animated musical clock for his 42 years working with the District. The Board thanked Mike for his many years of service. Mike will be missed.

**II For Possible Action:** Board discussion and possible action regarding any salary adjustment for the District Manager for the 2023 / 2024 fiscal year. *Board discussion followed by public comment.* Board Decision. **Action Item** – Trustees (20 minutes)

The Board discussed the District Manager's salary adjustment and decided on a 4 percent COLA and a 4 percent merit. The Greg reminded the Board that the District Manager was only as good as the District staff and he would continue to advocate for all District employees.

**Bob McDowell motioned to approve a 4 percent COLA and 4 percent merit  
Increase for the District Manager. John Sheridan seconded the motion. All ayes.  
Motion passed.**

**Public Comment:** none

**III For Possible Action:** Board discussion and possible action to review the Moreton Capital alternate investment process. *Board discussion followed by public comment.* Possible Action to continue with the Moreton Capital alternate investment process. **Action Item** – District Manager, (20 minutes)

Greg reviewed the Moreton Capital securities statements with the Board. The District staff, as approved by the board, transferred \$3.5 Million from the water fund and \$3.5 Million from the sewer fund into purchasing Treasury Bonds.

**Bob McDowell motioned to continue with the Moreton Capital alternate investment process. Susan Stonestreet seconded the motion. All ayes. Motion passed.**

**Public Comment:** none

**IV For Possible Action:** Board discussion and possible action to authorize the District Manager to execute a contract with Lumos & Associates for the construction of a dog park and parking area across Muir Drive from the C.C. Meneley Elementary School. *Board Discussion followed by public comment.* Possible Board Action to authorize the District Manager to execute a contract with Lumos & Associates for the construction of a dog park and parking area across Muir Drive from the C.C. Meneley Elementary School. **Action Item** – District Manager and District Engineer. (30 minutes)

The Board asked questions regarding the proposed parking lot and dog park. Greg explained that the estimated cost of construction is \$311,000.00. This is above the \$100,000 threshold that determines whether a project needs to be bid as an open bid public works project with prevailing wages. The job could be split into two phases to possibly lower the cost to under \$100,000 per project.

The Board decided that since there was no Master Plan for open space they would postpone the item into the future.

**Bob McDowell motioned to table the item for future consideration. Susan Stonestreet seconded the motion. All ayes. Motion passed.**

**Public Comment:** none

**Consent Calendar: For Possible Action:**

**MINUTES:**

**For Possible Action:** Board Action on Approval of the minutes of the May 31, 2023 regular meeting. Discussion and public comment.

**Bob McDowell motioned to approve the minutes for the May 31, 2023 Board meeting. Susan Stonestreet seconded the motion. Four ayes. Motion passed. Leann abstained.**

**CHECK SUMMARY:**

**For Possible Action:** Board Action on Approval of the check summary for the month of May 2023. Discussion and public comment.

**Leann Teter motioned to approve the check summary for the month of May 2023.  
Susan Stonestreet seconded the motion. All ayes. Motion passed,**

**Public Comment:** none

**REPORTS:**

District Engineer's Report: Jonathan Lesperance of Lumos & Associates reviewed his project tracking schedule for the month of July 2023.

District Counsel's Report: Mike Rowe had no comments.

District Manager's Report: Greg reviewed his District Manager's report for the month of June, 2023.

**REPORTS:**

Board of Trustees:

Bob McDowell suggested the District create a Master Plan for recreation. John Sheridan agreed.

**PUBLIC COMMENT:** none

**ADJOURNMENT:**

**Leann Teter motioned to adjourn. Susan Stonestreet seconded the motion. All ayes.  
Motion passed.**

**Meeting adjourned at 7:50 p.m.**

By

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**Dawn Hinds  
Acting Secretary**