

**MINUTES OF THE
GARDNERVILLE RANCHOS GENERAL IMPROVEMENT DISTRICT
BOARD OF TRUSTEES MEETING HELD
SEPTEMBER 6, 2023, @ 5PM
931 MITCH DR., GARDNERVILLE, NV 89460**

ROLL CALL: Led by James McKalip

TRUSTEES PRESENT: John Sheridan, James McKalip, Susan Stonestreet were present. Leann Teter and Bob McDowell were absent.

ALSO PRESENT: Greg Reed, David Rigdon, Jonathan Lesperance, Dawn Hinds and Brian Harer

PUBLIC COMMENT: none

APPROVAL OF THE AGENDA:

James McKalip motioned to approve the agenda. Susan Stonestreet seconded the motion. Three ayes. Motion passed.

Public Comment: none

OLD BUSINESS: none

NEW BUSINESS:

- I. For Possible Action:** Board discussion and possible action on a presentation by Brian Harer of Lumos & Associates on the District's paving maintenance plan. *Board discussion followed by public comment.* Board decision.

Action Item – District Manager and Brian Harer (30 minute)

Brian Harer, of Lumos & Associates reviewed options for the District's Paving Maintenance Plan with the Board. The General Fund is short approximately \$1.0 million per year to spend on road maintenance in order to maintain the existing 75% pavement condition index (PCI).

No motion was made. No motion needed.

Public Comment: none

- II. For Possible Action:** Board discussion and possible action to award the reconstruction of the Springfield Lift Station to M4 Engineering as detailed in the bid tabulation prepared by Lumos & Associates. *Board discussion followed by public comment.* Possible action to award the reconstruction of the Springfield Lift Station to M4 Engineering as detailed in the bid tabulation prepared by Lumos & Associates.
- Action Item** – District Manager and District Engineer (30 minutes)

M4 Engineering has submitted a detailed bid for the Springfield Lift Station Project and is the apparent low bidder in the amount of \$225,075.00. Lumos & Associates has recommended M4 Engineering be awarded the Springfield Lift Station Project.

James McKalip motioned to award the reconstruction of the Springfield Lift Station to M4 Engineering as detailed in the bid tabulation prepared by Lumos & Associates. Susan Stonestreet seconded the motion. Three ayes. Motion Passed.

Public Comment: none

- III. For Possible Action:** Board discussion and possible action to adopt Resolution 2023-06 supporting the District's application for a State Revolving Fund (SRF) loan for replacement of the Long Valley Booster Station (LVBS). *Board discussion followed by public comment.* Possible action to adopt Resolution 23-06 supporting the District's application for an SRF loan for replacement of the LVBS.

Action Item – District Manager and District Engineer (15 minutes)

The District has applied for a SRF principal forgiveness loan for the Long Valley Booster Station. This resolution is part of the process in applying for the loan.

James McKalip motioned to adopt Resolution 2023-06 supporting the District's application for an SRF loan for replacement of the Long Valley Booster Station. Susan Stonestreet seconded the motion. Three ayes. Motion passed.

Public Comment: none

- IV. For Possible Action:** Board discussion and possible action to adopt Resolution 2023-07 supporting the District's application for an SRF loan for design of the South District Pipeline Replacement Project Phase III. *Board discussion followed by public comment.* Possible action to adopt Resolution 23-07 supporting the District's application for an SRF loan for design of the SDPRP Phase III.

Action Item – District Manager and District Engineer (10 minutes)

The District has applied for a SRF principal forgiveness loan for the South District Pipeline Replacement Project, Phase III.

Susan Stonestreet motioned to adopt Resolution 2023-07 supporting the District's application for a State Revolving Fund (SRF) loan for design of Phase III of the South District Pipeline Project. James McKalip seconded the Motion. Three ayes. Motion passed.

Public Comment: none

- V. For Possible Action:** Board discussion and possible action to award a contract to Lumos & Associates for \$24,535 for construction oversight of the Springfield Lift Station Replacement Project. *Board discussion followed by public comment.* Possible action to authorize the District Manager to execute a contract to Lumos & Associates for construction oversight of the Springfield Lift Station Replacement Project.

Action Item – District Manager and District Engineer (30 minutes)

James McKalip motioned to award a contract to Lumos & Associates for \$24,535.00 for construction oversight of the Springfield Lift Station. Susan Stonestreet seconded the motion. Three ayes. Motion passed.

Public Comment: none

- VI. For Possible Action:** Board discussion and possible action to select a date to hold a workshop to discuss the draft Water Master Plan. *Board discussion followed by public comment.* Possible action to authorize the District Manager to select a date to hold a workshop to discuss the draft Water Master Plan.

Action Item – District Manager and District Engineer (10 minutes)

The Board decided to hold the workshop November 1, 2023, at the regularly scheduled Board meeting.

Public Comment: none

**Consent Calendar: For Possible Action:
MINUTES:**

**James McKalip motioned to accept the August 2, 2023, Board meeting minutes.
Susan Stonestreet seconded the motion. Three ayes. Motion passed.**

Public Comment: none

CHECK SUMMARY:

**Susan Stonestreet motioned to approve the check summary from July 2023.
James McKalip seconded the motion. Three ayes. Motion passed.**

Public Comment: none

REPORTS-District Staff:

District Engineer: Jonathan Lesperance of Lumos & Associates reviewed the project tracking schedule from August 2023 with the Board.

District Counsel: David Rigdon of Taggart & Taggart reported that with the change of Counsel this summer Mike Rowe delivered about 18 boxes of records he had collected over the years. David and Greg discussed scanning the records converting to electronic and organizing them. Taggart & Taggart will submit a price for staff costs to complete the scanning project. David and Greg also met regarding the MGSD contract and Counsel has reviewed the contract rates.

District Manager: Greg reviewed his Manager's report with the Board. District staff continue to attend the SDPRP Phase 2A weekly meetings. The water main on Kingston Way is complete and Q&D has now moved on to Monarch Lane. A request for a change in scope has been submitted to Q&D to determine a cost to replace the damaged sewers in the vicinity of the water project and the upcoming paving project.

REPORTS-Board of Trustees:

Susan Stonestreet attended the Nevada League of Cities conference and found it very interesting. Susan has submitted a report which will be included in next month's packet.

John Sheridan mentioned he had a customer talk to him about the open space. Greg stated that the District is working on it.

PUBLIC COMMENT: none

ADJOURNMENT:

Susan Stonestreet motioned to adjourn the meeting. Jim McKalip seconded the motion. Three ayes. Motion passed.

Meeting adjourned at 6:45 p.m.

By

Dawn Hinds, Acting Secretary