

**Yerington City Council Meeting**  
**July 25, 2022 at 10:00 a.m. – City Hall**

The regular meeting of the Yerington City Council was held in the Council Chambers at 10:00 a.m. with the following present:

Mayor John J. Garry  
Council Members Jerry Bryant, Shane Martin, Matthew Galvin and Frank Pizzo  
City Manager Robert Switzer  
City Attorney Chuck Zumpft  
City Clerk Sheema D. Shaw  
Public Works Director Jay Flakus  
Building Official Joel Brown  
Grants Administrator Angela Moore

Absent: Chief of Police Darren Wagner

Guests: Mr. David Ray, Mr. Deb DeGrendele, and Ms. Deb DeGrendele

The meeting was called to order within the James Sanford Community Center and roll call was reported by Mayor Garry. The Pledge of Allegiance was led by Councilman Galvin.

**Public Participation**

Mayor Garry asked for comments and no comments were made at this time.

**Agenda Approval**

Mayor Garry stated the agenda would be approved as presented unless there were any objections or corrections. City Manager Switzer stated no corrections need to be made on the agenda. Mayor Garry stated the agenda was approved as presented and the motion was approved unanimously.

**Minutes**

Mayor Garry stated the minutes from prior meeting dated July 25, 2022 would be approved unless there were any objections or corrections. Mayor Garry stated the minutes from prior meeting dated July 25, 2022 is today. City Clerk Shaw stated a correction to the prior meeting minutes needs to be made. Grants Administrator Moore confirmed that prior meeting minutes to be approved should be July 11, 2022. Mayor Garry stated the minutes from prior meeting dated July 11, 2022 were approved as presented and the motion was approved unanimously.

**Approval of New, Renewal, and Name Change Business License Applications**

- A. Linda Gonzalez dba Back Alley Beauty, Hair Salon, 14 South Main Street, Yerington, NV 89447 – Name Change (Previously Wendy's Beauty Corner)

- B. Jose and Jesus Ayala dba Cobra Concrete, LLC., Concrete Contractor, 1105 Browne Lane, Fernley, NV 89408 – Renewal
- C. Jose G. and Romelia Felix dba J & R Felix Restaurants, LLC. Db a Dini’s Lucky Club Restaurant, Coffee Shop/Restaurant, 45 North Main Street, Yerington, NV 89447 – New Business/Owners
- D. Pedro Gasca dba Gasca Produce & Market, Grocery and Produce Sales, 414 North Whitacre Street, Yerington, NV 89447 – Name Change
- E. Richard Soyland dba Rattlesnake Lanes, LLC., Bowling Alley, 11 North Main Street, Yerington, NV 89447 – New Business
- F. Gerald L. Posey dba Academy Appliance Service, LLC., Appliance Repair, 38 Willow Drive, Yerington, NV 89447 – New
- G. Karen Maples dba Stanley Convergent Security Solutions, Inc., Electronic Protection Equipment, 8350 Sunlight Drive-Licensing, Fishers, IN 46037 – New
- H. Clint Jensen dba Clint Jensen Construction, LLC., Construction, 623 Windmill Drive, Fallon, NV 89406 – New
- I. Jacob Robinson dba J & J Robinson Plumbing, LLC., Plumbing, 6935 Elm Street, Silver Springs, NV 89429 – New
- J. John F. Murphy dba Arcadia Solar, NV, LLC., Solar Energy, 6370 E. Montessouri Street, Las Vegas, NV 89113 – New
- K. Heriberto A. Juado dba Top Knotch Installs, Manufactured Home Installations, 605 Sam Clemens Avenue, Dayton, NV 89403 – New
- L. Ken Biele, Mark Twain, Chris Suan & Ken Debrowski dba Pro-Pipe, Inc., Pipeline CCTV Inspection, Rehabilitation & Repair, 47 Discovery, Suite 250, Irvine, CA 92618 – New
- M. Tom Wipfli dba Rom Wipfli Construction, Building Inspections, 113 Artist View Lane, Wellington, NV 89444 – New
- N. James L. Pagni dba Done Right SetUp and Services, Manufactured Home Installation, 1355 Farm District Road, Fernley, NV 89408 – New
- O. Maria Salundi dba Maria Bookgirl Salundi, Selling Educational Resources Door-to-Door, 2451 Atrium Way, Nashville, TN 37210 – New
- P. Richard Todd II, Kandke Todd, Timothy Klitz, and Michael Klitz dba Brother’s EatZ, LLC. Db a Bite Me, 950 Glendale Avenue, Sparks, NV 89433 – New
- Q. Kelly Westmoreland dba Kelly Westmoreland Insurance, Selling Personal and Commercial Insurance, 502 West Goldfield Avenue, Yerington, NV 89447 – New
- R. Summer Pellett and Kyle Pellett dba Pellett Construction, LLC., General Contractor Services, 616 E. Glendale Avenue, Sparks, NV 89440 – New

Mayor Garry stated the business license applications A. through R. would be approved unless there were any corrections or objections. Mayor Garry stated no objections were made and the motion to approve the business license applications A. through R. were approved unanimously.

#### Review Bills Previously Submitted for Payment

##### Bills, Salaries and Vouchers:

Accounts Payable Checks	07/05/2022	35533 through 35564
	07/06/2022	35565

	07/11/2022	35569 through 35598
	07/12/2022	35599 through 35616
Payroll Checks	07/11/2022	35566 through 35567
Payroll Vouchers	07/11/2022	07142201 through 07142226
Transmittal Checks	07/11/2022	35568
Transmittal Vouchers	07/11/2022	7112201

Mayor Garry stated the bills previously submitted for payment, checks 35533 through 35616 totaling \$1,090,289.50, and would be approved unless there were any objections or corrections. Mayor Garry stated no comments were made at this time and the bills previously submitted for payment were approved unanimously.

Approval of Hangar Lease Agreement between the City of Yerington and Dana Vanderark for Hangar Number 313. The term of this lease is 10 years.

Mayor Garry stated the Hangar Lease Agreement between the City of Yerington and Dana Vanderark for Hangar Number 313 for a ten-year lease would be approved as presented unless there were any objections. No objections were made at this time and the motion to approve the Hangar Lease Agreement Number 313 was approved unanimously.

Approve a Request for Quote (RFQ) to prepare and present a Master Plan update to the Yerington City Council, not to exceed fifty-thousand dollars (\$50,000.00).

City Manager Switzer stated a memo was provided to City Council at the last City Council meeting regarding the Master Plan update. The Master Plan should be updated every ten years and the last Master Plan update was performed in 2005. The Master Plan update will separate commercial zoning from residential zoning and also agriculture zoning. The City needs to bring in a consultant from the outside to work with the Planning Commission then to present to City Council. The consultant position has been budgeted through the 2022-2023 budget, City Manager Switzer recommends approval to hire a consultant to update the Master Plan. Councilman Bryant asked if the shooting range for the Yerington Police Department will be addressed with the zoning issues. City Manager Switzer stated yes, the City will request for quotes and to fill the position may take over a year.

Councilman Galvin made a motion to move forward with creating a Master Plan update for the City of Yerington, seconded by Councilman Martin. Mayor Garry asked for comments, no comments were made and the motion was approved unanimously.

#### Public Participation

Mayor Garry asked for comments and no comments were made at this time.

## Department Reports

Public Works Director Flakus stated Night in The Country went well and the Public Works Department had no incidents. The Public Works Department is currently working on park concepts with Councilman Bryant for the next fiscal year.

Mayor Garry stated Chief of Police Wagner is absent from the City Council meeting this morning but would like to give him a pat on the back for his work this past weekend at Night in The Country.

City Manager Switzer stated a copy of a letter was sent to Yerington Aviation for use of a commercial kitchen within their hangar, which is in violation of their lease agreement. City Manager Switzer met with the owners and the current food truck operator would like to put in a kitchen. They understand that it is not an allowed use for their lease agreement.

City Clerk Shaw stated the windows with the Council Chambers did get tinted. Mayor Garry asked if one window was broken in the Council Chambers and if it was able to be tinted. City Clerk Shaw stated yes, the company who installed the window tinting was able to tint the window. Marraccini's Heating and Plumbing also came down to City Hall since we have had a problem with the sewer smell, which was an ongoing issue since the City moved into the building. A vent pipe broke by the women's restroom and is now fixed.

Councilman Bryant stated Night in The Country went pretty smooth and was a well-organized event. Councilman Bryant would like to thank Public Works Director Flakus and City Clerk Shaw. Another call was made this morning to the Yerington Paiute Tribe for an update on the Marijuana Compact and he was not able to reach anyone. Councilman Pizzo agreed with Councilman Bryant that The Night in the Country went well.

Councilman Galvin stated within the City's plan, the City should think about adding murals on buildings similar to what Fernley has done. Public Works Director Flakus stated the City is going to be doing a Main Street Beautification Project soon and the City will look into that. Councilman Bryant added Night in The Country is not responsible to bring people downtown, it is the business owner's responsibility to bring people downtown and is also not the City of Yerington's job to do so either. Public Works Director Flakus added the Yerington Chamber of Commerce is also a main portion of that realm and a stronger Chamber of Commerce would benefit everyone as well as the entire community. City Manager Switzer stated he and City Clerk Shaw met with the Chamber of Commerce last week and thought about adding an ice-skating rink in the middle of Main Street for three days to tie in with the Christmas Parade for the entire community. The Chamber of Commerce volunteers and merchants putting on the event would be responsible to carry out the event but the City could help as much as we can.

Mayor Garry stated within the City of Fernley's Council Chambers, they displayed their City's values and goals. The City of Yerington should do something similar and display a snapshot of our goals and values as well.

There being no further business, the meeting was adjourned.

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Mayor of the City of Yerington

ATTEST:

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City Clerk of the City of Yerington