

**PAHRUMP TOWN BOARD MEETING  
NYE COUNTY ADMINISTRATIVE COMPLEX  
2100 E WALT WILLIAMS DRIVE  
TUESDAY – 7:00 P.M.  
February 28, 2012  
MINUTES**

PRESENT:

Town Board:

Vicky Parker  
Harley Kulkin  
Dr. Tom Waters  
Mike Darby  
Carolene Endersby

Staff:

Bill Kohbarger, Town Manager  
Michael Sullivan, Finance Director  
Matt Luis, Buildings & Grounds Manager  
Brett Meich, Attorney  
Scott Lewis, Chief  
Samantha Carns, Executive Assistant

1. Call to Order, Moment of Silence, and Pledge of Allegiance.

Vicky Parker called the meeting to order.

Tom Waters led in the Moment of Silence and Pledge of Allegiance.

Mrs. Parker mentioned the Community Assessment had found many individuals speaking of negative behavior in Town Board meetings being a deterrent from attendance and negative image of the town. With this in mind, she asked all to be respectful.

2. Discussion and Possible Decision regarding Moving the Order of or Deleting an Agenda Item(s).

Mike Darby asked to remove item 8g as there was no quarterly report for the Arena Advisory Board. Mrs. Parker asked to move item 8d to 6b

There were no objections.

3. Discussion and Possible Decision on Electing a Town Clerk for the 2012 Pahrump Town Board Pursuant to the Town Board Policy.

Dr. Waters read a statement stating he was in full support of Mrs. Parker as Madam Chair and Harley Kulkin as Vice Chairman however he felt the Board should vote for each position change upon the need for such an occurrence.

**Mr. Darby motioned for Dr. Waters to fill the Clerk position.**

**Mr. Kulkin seconded.**

**Motion carried, 5-0.**

4. Presentation by Mr. Octavio Morales pertaining to “St. Therese Mission” which is being constructed between the Town of Pahrump and Tecopa, CA.

Mr. Octavio was not in attendance therefore the meeting proceeded without the presentation.

**5. Announcements**

Dr. Waters read the announcements.

Sandy Jennings announced the Nye Communities Coalition was hosting a free income tax service along with the previously announced resource fair.

Michael Noyes announced the Pahrump SDA Church would host a book mobile with vegetarian information among other things and would also host a free cooking class on March 18<sup>th</sup>.

John Zellhoefer briefly spoke of a solar project in Hidden Valley. He said the project would impact positively impact Pahrump more than any other area.

**6. Public/Board/Staff Comment**

Public comment was heard.

Dr. Waters said they wanted to hear from citizens and asked for the opportunity to research any questions be emailing, calling, or personally speaking to Town Board members prior to each meeting.

Mr. Darby stated for those who had not been at the previous meeting he had stepped town as Chairman in order to focus on his campaign for State Assemblyman in the 36<sup>th</sup> District.

Mr. Kulkin said all citizens who spoke at meetings became ambassadors of Pahrump as meetings were viewable by individuals all over the nation and even the world. As this was the case, he had encouraged Mrs. Parker to send letters to disruptive members of the audience. He also mentioned he did not see many of the citizens who regularly complained at the meetings in the community.

Mrs. Parker stated the procedure for public comment had been changed after Mr. Darby's attendance at the Nevada Mayors' Meeting where other municipalities expressed this was the procedure they had used for public comment.

Fire Chief Scott Lewis advised that two of the previously ordered ambulances were almost complete and final inspections would be done later that week.

Buildings and Grounds Manager Matt Luis stated all lights in the Community Center had been replaced for more energy efficient bulbs. He also stated the cabinets had been stripped by staff with the projected date of March 14<sup>th</sup> for the installation of new countertops.

**6b. Discussion and Possible Decision to Accept the Youth Advisory Board Quarterly Report.**

Each member of the Youth Advisory Board in attendance introduced themselves and continued to give a verbal report.

Mrs. Parker commented the report was very well written and also mentioned school lunches throughout the years all over the country had been complained about. She suggested they adopt the motto of "we care" as this is what their report said.

Dr. Waters said he was very impressed with the report and group as a whole.

Carolene Endersby thanked the Youth Advisory Board and stated they were outstanding students. She asked for clarification on what they wanted to do next.

The Chair announced they wished to have lead in creating a more aesthetic community.

**Mrs. Endersby motioned to allow and accept the presented report and give permission for the Youth Advisory Board to present it on behalf of the Town of Pahrump to the Nye County School Board.**

**Mr. Darby seconded.**

Mr. Darby stated they had done a great job.

Mr. Kulkin also commended them on a job well done and said the caliber of their report showed positively on their parents and the school.

**Motion carried, 5-0.**

7. Discussion and Possible Decision Consent agenda items:

a. *Action – Approval of Town Vouchers.*

b. *Action – Approval of Town Board Minutes for February 14, 2012.*

**Dr. Waters motioned to approve.**

**Mr. Kulkin seconded.**

**Motion carried, 5-0.**

8. Discussion and Possible Decision to Accept Quarterly Advisory Board Reports.

a. *Action – Parks & Recreation*

No members of the Parks & Recreation Advisory Board chose to comment. See below for final motion.

b. *Action – Veterans Memorial*

Reggie Knight, Chairman of the Veterans Memorial Advisory Board, spoke on behalf of the PVMAB with information concerning their report, intentions, and hopes for the future. He also spoke of what they were currently doing.

**Dr. Waters motioned to accept the Veterans Memorial Advisory Board Quarterly Report.**

**Mr. Darby seconded.**

**Motion carried, 5-0.**

c. *Action – Boundary Line*

No members of the Boundary Line Advisory Board chose to comment. See below for final motion.

d. *Action – Youth*

Item heard as 6b.

*e. Action – Tourism & Convention Council*

Kelly Buffi, Chair of the PTCC, gave a brief verbal report on the things which had taken place in the previous months as well as what they had been working on.

Mrs. Endersby commended the PTCC for all of their hard work.

Dr. Waters, Mr. Darby, and Mr. Kulkin each thanked the PTCC for their report.

**Mr. Darby motioned to accept the PTCC Quarterly Report.**

**Dr. Waters seconded.**

**Motion carried, 5-0.**

*f. Action – Public Lands*

Robert Adams, Chairman of the PLAB, gave a brief oral report.

Dr. Waters, Mr. Darby, and Mr. Kulkin thanked the PLAB and Mr. Adams for the report and the amazing job they had done.

Mrs. Parker said perhaps there should be a special Town Board meeting in the future for advisory board reports in order to encourage as many advisory board members to be in attendance as possible.

**Mr. Kulkin motioned to accept.**

**Dr. Waters seconded.**

**Motion carried, 5-0.**

*g. Action – Arena*

Item was removed as there was no report.

*h. Action – Incorporation*

Bobby Hartman spoke on behalf of the Incorporation Advisory Board giving a summary of the submitted final information and what the process of incorporation would entail. He said the IAB felt incorporation was feasible and recommended it be done.

Mr. Kulkin said he would like to put an item on the following agenda concerning incorporation.

Dr. Waters said they had submitted an excellent report with all of his questions having been answered in the submitted material.

Mrs. Endersby said she knew the IAB had worked very hard and added that ultimately the citizens would make the decision on incorporation therefore this information made much more clarity available.

Mr. Darby thanked for the report.

Mr. Kulkin said the IAB had done a fantastic job as did Mrs. Parker.

**Mrs. Endersby motioned to accept.  
Mr. Darby seconded.**

**Motion carried, 5-0.**

**Mr. Kulkin motioned to accept items '8a' and '8c'  
Mr. Darby seconded.**

**Mrs. Parker called for a ten (10 ) minute recess.**

**9. Discussion on Town of Pahrump Economic Development Report.**

Dr. Waters said the report was clear however looked rather sparse.  
He asked if there was any information on Contour.

Mr. Kohbarger stated a committee was looking into phase two and had contacted Mr. Brown with questions.

Mrs. Endersby said a few companies did not look promising because Pahrump had no readily available facilities. She asked if some of the recently acquired land could help.

Mr. Kohbarger clarified the approval of property purchases was actually an approval for the properties to be taken off of the bid list and later purchased if the owners did not comply within a 90 day period, therefore the Town was not yet the owner of this land.  
He also said the Town did lack some necessary infrastructure.

Mrs. Parker asked if the fact Pahrump was unincorporated was a hindrance.

Mr. Kohbarger said as companies were handed to the County and the Town did not have control after a certain point it could be considered a hindrance.

**10. Discussion and Possible Decision to Approve a New Contract for Town Manager William A. Kohbarger starting July 01, 2012.**

Mr. Kulkin stated he and Dr. Waters had worked diligently on the contract with Dr. Waters creating a great balance in changes, some quite significant.

Dr. Waters stated they had put together a professional contract from scratch which could be used and tailored for future Town Managers, with the current being tailored to Mr. Kohbarger.

Mr. Darby mentioned he had asked Dr. Waters to compare Pahrump to other towns, not cities, when creating the contract as a Town Manager would not have as many responsibilities as a City Manager. He also asked the poverty level and foreclosure rate be considered.

Dr. Waters replied there were no unincorporated towns in Nevada which were similar in size to Pahrump. He added he could not find any unincorporated towns in Arizona or California for comparison.

**Mr. Kulkin motioned to approve the contract submitted in the backup for Town Manager William A. Kohbarger starting July 1, 2012.  
Dr. Waters seconded.**

Mrs. Endersby stated it was the Board's decision as to what needed to go forward. She said staff members had not been included in the evaluation process however she felt they would have voiced their opinions and objections should they have had objection to Mr. Kohbarger's employment however as they had not done this it could only be assumed they had no issue working with and under Mr. Kohbarger.

Mr. Kulkin added to this saying he spoke with staff regularly and had not heard of any issues.

Mrs. Parker agreed that staff would have spoken up. She commended Mr. Kulkin and Dr. Waters for the process they had used and final material they produced.

Dr. Waters asked Mr. Kohbarger to speak of some things he had forfeited in the new contract. Mr. Kohbarger explained he would no longer receive a sick leave should his employment with the Town end. As he had 400 hours of sick time accumulated, that would equate to about \$20,000. He also would no longer receive retirement matching.

Mr. Darby stated he did not agree concerning staff as he had heard information from staff members concerning Mr. Kohbarger which was not positive.

**Motion carried, 4-1, with Mr. Darby voting nay.**

11. Discussion and Possible Decision to Seek Applicants for the Position of Town Manager for the Period beginning July 01, 2012, Approval of a Job Description and Advertisement for the Town Manager position, Approval of Funds related to the Town Manager search in an amount not to exceed \$18,000 and Establish Procedures for the Town Manager Selection Committee and Appointment of Town Board Members to the Selection Committee and Other Matter Properly Related Thereto.

Mr. Darby asked to pull the item as it had been his agenda item and item 10 had been passed.

12. Discussion and Possible Decision to Approve an Advertisement for the New Pahrump Convention Center/ Civic Center Advisory Board (PCC).

Dr. Waters said he felt the advertisement was good and should be taken forward.

Mr. Kulkin asked for the addition of the words “and other areas beneficial to the creation of the civic/convention center.”

**Mr. Kulkin motioned to approve as in the backup with the addition of the previous mentioned phrase.**

**Dr. Waters seconded.**

**Motion carried, 5-0.**

13. Future Meetings/Workshops: Date, Time and Location
  - a. *Town Board Retreat – March/April 2012*

Mr. Kohbarger stated the retreat would take place on March 29<sup>th</sup> from 9am to 5pm in Las Vegas. He spoke of the gentleman who would conduct the retreat, Dr. Thom Reilly, who was a previous Clark County Manager and had even been able to find a meeting space free of charge. He said Dr. Reilly would be meeting with each Town Board member individually on the 16<sup>th</sup> to discuss business concerning the retreat.

Mr. Kohbarger also said he would speak with the Rosemary Clark Middle School Principal on Mrs. Parker and Mr. Kulkin meeting with a social studies class who had sent the Town Board letters.

14. Public/Board/Staff Comment

Public comment was heard.

Dr. Waters said he listened to Mrs. Cox as she spoke of the services and things the CCSC had done in an incredibly positive light. He said he had called on the CCSC for many reasons in the past and had been treated cordially at each CCSC meeting he attended. He also said he felt the only negativity reflected on the CCSC was from Town Board meetings which were not the actions of Mrs. Cox herself but other members. He added the CCSC had done many wonderful things for the community.

Mr. Kulkin spoke of freedom of speech and public comment also stating accusations which had not been witnessed were inappropriate. He said he had contributed much time and money to the CCSC prior to his election and was looked negatively upon as soon as he supported something which they did not.

He also said the Board had the power to grant more comment if they were treated with respect.

Mrs. Parker thanked all in attendance.

**15. Staff's Comments**

*a. Town Manager Report*

Mr. Kohbarger stated the Town Manager's report was in the backup.

Bret Meich, legal counsel, expressed the First Amendment guaranteed the right to freedom of speech in personal lives however in a setting where Open Meeting Law applied, set rules of speech were practiced and enforceable.

He also clarified that so long as the public comment was before and after all action items the Town Board was in compliance with Open Meeting Law.

**16. Adjournment**

Mrs. Parker adjourned the meeting at 10:29pm.

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