

**PAHRUMP TOWN BOARD MEETING  
NYE COUNTY ADMINISTRATIVE COMPLEX  
2100 E WALT WILLIAMS DRIVE  
TUESDAY – 7:00 P.M.  
July 24, 2012  
MINUTES**

PRESENT:

Town Board:

Vicky Parker  
Harley Kulkin  
Dr. Tom Waters  
Mike Darby

Staff:

Bill Kohbarger, Town Manager  
Michael Sullivan, Finance Director  
Scott Lewis, Fire Chief  
Matt Luis, Buildings & Grounds Manager  
Bret Meich, Attorney  
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.

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

Mike Darby asked public comment be permitted on items 7, 8, 9, and 12.

Harley Kulkin and Dr. Waters said they did not have an issue with permitting this.

3. Announcements

Announcements were read by Dr. Waters.

Butch Harper announced he would appreciate any patches from Pahrump for a collage as well as signatures for a card to be presented to the City of Aurora Colorado in reflection of the events which recently occurred there.

Richard Goldstein thanked all who purchased tickets to the July 14th Boy Scout Troup.

Rebecca Oscarson of Valley Electric announced on August 4th the VEA would have their annual Fill the Bucket event for school supplies at various locations.

4. Public/Board/Staff Comment

Public comment was heard.

Mr. Kulkin stated Pahrump's image was going from bad to worse on the State and National level therefore he asked citizens to realize they were all ambassadors to Pahrump.

Mrs. Parker thanked all who helped celebrate Pahrump's Birthday.

Mr. Kohbarger said the BDR from Pahrump had gone through for approval through the Nevada League of Cities and it looked as though they would be taking it to the State Legislative Session.

5. Discussion and Possible Decision Consent agenda items:

- a. *Action – Approval of Town Vouchers.*
- b. *Action – Approval of Town Board meeting minutes for June 12, 2012 and June 26, 2012.*
- c. *Action – Approval to Transfer Ambulance Fund Delinquent Accounts for March 2012 through June 2012 for Further Collection and Related Accounting Adjustments.*
- d. *Action – Approval of Scope of Work for Valley Electric Association, Inc., for Electric Services for Petrack Park Field “C” Lighting Project in an Amount Not to Exceed \$10,500.00 payable from the Park Impact Fees.*

**Dr. Waters motioned to approve consent agenda items a-d.**

**Mr. Darby seconded.**

**Motion carried, 4-0.**

Mrs. Parker commented that item 'c' was basically housekeeping but she wanted to mention the amount of money they were unable to collect in the previous quarter was in the amount of \$385,928.

She thanked Mrs. Oscarson for the donation from VEA for the 'C' Field lighting project at Petrack Park.

6. Advisory Board Reports from Advisory Board Chairpersons and/or Town Board Liaisons on the Status of Advisory Boards.

Mr. Darby said he had expected the Arena Board policies to be on the agenda however as it was not therefore he asked it be on the following agenda.

Mr. Kohbarger stated as staff had not had the time to review the information, it had not been placed on the agenda however would be on the following agenda.

Mr. Kulkin said he had attended the PVMAB meeting and PLAB meeting and each had a lot of good information.

Dave Clasen, Chairman of the Parks and Recreation Advisory Board, gave an update that they were working on a lot of projects including a basketball court at Simkins Park as well as starting a project at the Fairgrounds with eight soccer fields. He said their mission was to make the Town better recreational for all ages.

7. Discussion and Possible Decision to Approve a Scope of Work for GC Wallace to provide Engineering Services for an Indoor Swimming Pool Study in an Amount Not to Exceed \$13,000.00 payable from the Parks & Recreation Room Tax Fund.

Mr. Clasen stated this did come from the Parks and Recreation Advisory Board as there were many pros for the all ages of the community for such a facility. He said the developer was willing to reimburse 50% for the cost of the study to see the feasibility of this facility.

Mrs. Parker said this item had come up as a request in public comment repeatedly throughout the years.

Mr. Kohbarger said Mr. Tellis, the owner of the building, was in attendance if there were any questions.

Dr. Waters said he thought it was a great idea for year-round swimming in the Town of Pahrump for the youth and elderly alike.

Mr. Darby said he recalled Preferred RV had a bubble for their pool but cost over \$30,000. He asked Mr. Luis what the problems were with doing such a thing at the current pool. He also asked if we would lease or buy the property.

Mr. Luis said they had looked at doing something along those lines about ten years before and it had been over \$100,000.

Mr. Kohbarger said it would be a public-private partnership which would be done by contract drawn up by the attorneys and then presented to the Town Board for review.

Mr. Darby asked the square footage of the building.

Mr. Tellis said a 50 meter pool would fit in the building which was about four years old.

He said the money he would like to put forward for the feasibility was no strings attached.

Mr. Kohbarger stated Mr. Meich had put together a two page document obligating Mr. Tellis to reimbursement of 50% for the study.

Mr. Kulkin asked why the Town was paying for a feasibility study on a private property. He said he felt there were a lot of unanswered questions concerning who would be paying for what.

Mr. Kohbarger said the study was being done to answer these monetary questions. He said this went along with other ventures the Town was looking into.

Mr. Tellis stated these were all very good questions and he believed this study was the first step in answering his questions.

Mrs. Parker verified with Mr. Kohbarger this money would be coming from the Parks and Recreation Room Tax Fund.

**Dr. Waters motioned to approve.**

**Mr. Darby seconded.**

Public comment was heard.

Mr. Kulkin said it seemed obvious the Town would like an indoor pool so that was not what was up for consideration but the building with public-private partnership he could not support. He said he felt this was the right direction but not the right way to go about it.

Mr. Darby asked the engineer what size of a building would be required for a 50 meter pool.

Derek Yorl of GC Wallace said this was not known especially with the extras which could be needed.

**Motion failed, 2-2, with Mr. Darby and Mr. Kulkin voting nay.**

Mr. Tellis stated that after speaking with Mr. Kohbarger they thought this could be the most cost effective option for the Town but even though the location had not been approved he was happy knowing the need for an indoor pool had been brought up for attention.

8. Discussion and Possible Decision to Approve a Scope of Work for GC Wallace to provide Engineering Services for the Fairgrounds Onsite and Offsite Improvements (Technical Drainage Study, Fox Avenue & Dalton Street Plans, Soccer Park & Parking Lot Plans, and Construction Administration Services) in an Amount Not to Exceed \$130,000 payable from the Fairgrounds Room Tax Fund and Park Impact Fees.

Mr. Luis and Mr. Yorl spoke briefly about the project and property.

Dr. Waters said he supported the item because it was something needed for the Town.  
Mr. Darby said he agreed it was a good project which was long overdue.

Mr. Kulkin asked if this would interfere with other ideas for the property which were under consideration.

Mr. Kohbarger said this would be decided during drawing drafting stages. He reminded the Board this was the number one goal on the set of goals and objectives.

**Mr. Darby motioned to approve.  
Mr. Kulkin seconded.**

Public comment was heard.

Mr. Kohbarger addressed a comment stating the Well Grant belonged to the County not the Town.

**Motion carried, 4-0.**

9. Discussion and Possible Decision to Approve Increasing the Town Manager Discretionary Spending Limit for Non-Emergency Matters as Outlined in the Town Manager Job Description Essential Duties and Responsibilities Item #13 and All Other Matters Properly Related Thereto.

Mr. Kulkin said he felt Mr. Kohbarger's spending limit of \$5,000 was a bit low. He said he would like to see Mr. Kohbarger spend up to \$25,000 at his own discretion and anything between \$25,001 and \$49,999 would need to be at the discretion of the Town Board.

Dr. Waters said he agreed with Mr. Kulkin that they trusted the Town Manager however he felt this was not the right time to talk about increasing discretionary non-emergency spending.

Mr. Darby said he had several comments and questions on this item initially which he had sent to Mr. Kohbarger. He said discretionary items were non-emergency. He said he could not see anything over \$5,000 needing to be spent by the Town Manager at any time. He said Mr. Kohbarger's discretionary spending under the \$5,000 was very little. He said over the past few years there were very few times Mr. Kohbarger had used the small amount. He thanked Mr. Kohbarger for his thriftiness.

Mr. Kohbarger clarified it was not just his spending but all expenditures for Town Staff.

Mrs. Parker said she knew Mr. Kohbarger relied heavily on Mr. Sullivan as he was the Finance Director.

She said she agreed with Mr. Kulkin that they needed to raise that discretionary level.

Dr. Waters asked how many situations had come up where the spending limit had prohibited from doing his job.

Mr. Kohbarger said he could think of two items, both of which were for fire department.

Dr. Waters verified with Mr. Kohbarger these items still would have needed to go before the Town Board.

Mr. Kohbarger also stated that any spending from 25,000 to 49,999 had to have at least 3 unofficial bids with anything 50,000 and above having to go out for official advertised bid.

Mr. Kulkin said as he was looking forward to the future.

**Mr. Kulkin motioned to raise the amount to \$10,000 as the most on an item.  
Motion died due to lack of a second.**

10. Closed Session(s).

- a. *Discussion and Possible Decision regarding a Closed Session, to receive information advice from the Town Attorney regarding potential or existing litigation pursuant to NRS 241.015(2)(b)(2).*
- b. *Discussion and Possible Decision regarding a Closed Session pursuant to NRS 288.220 for purposes of conferring with the Town's Management Representatives Regarding Labor Negotiations.*

11. Discussion and Possible Decision regarding Issues Presented by the Town Attorney in closed session.

**Mr. Darby motioned to direct the Town Attorney to proceed in legal representation of the Town as discussed in closed session.**

**Mr. Kulkin seconded.**

**Motion carried, 4-0.**

12. Discussion and Possible Decision regarding Reduction in Force of the Pahrump Valley Fire-Rescue Service due to a lack of funds.

**Dr. Waters motioned to direct Town Staff to open negotiations with the IAFF regarding wages to achieve a \$145,000 savings to the Town Budget or present options for a reduction in force at the next Town Board meeting in August.**

**Mr. Darby seconded.**

Public comment was heard.

Dr. Waters said everyone supported the Fire Department. He said they only ask negotiations be opened so this could be worked out and fixed.

Mrs. Parker said they did not want to have to cut jobs but the Town was required to stay within the available funds.

**Motion carried, 4-0.**

13. Future Meetings/Workshops: Date, Time and Location

14. Public/Board/Staff Comment

There were no comments from the public.

Dr. Waters said they were looking at putting Town Board accomplishments on the Town webpage to let citizens know of the things the Town Board has done for the Town. He also emphasized the Town had responsibility only for the Cemetery, Parks, Swimming Pool, and Fire department and do take care of them in a responsible manner.

15. Town Manager Report.

Mr. Kulkin asked about the break-in and damage to the pool facility. He asked about the feasibility of putting in an alarm system.

Mr. Kohbarger said staff was looking into that and they were looking into ways to better secure the facility.

Mrs. Parker thanked Mr. Luis for such a good job on the 50th Birthday celebration.

16. Adjournment

Mrs. Parker adjourned the meeting at 10:48pm.