

STAGECOACH GENERAL IMPROVEMENT DISTRICT

SGID Office, 5000 Navajo Trail, Stagecoach NV 89429

Providing sufficient quantity and protecting the quality of water for Stagecoach Valley residents

REGULAR MEETING

Thursday, August 8, 2024, 3:30 P.M.

MINUTES:

1. **Pledge of Allegiance-** James led the Pledge of Allegiance.
2. **Roll Call -** __ V. Aveiro __ G. Ray __ J. Moore __ M. Gartenberg __ J. Catanzarite- All Board Members were present.
3. **Public Participation** – None
4. **Approval of Agenda** – Gene Ray made a motion to Approve the Agenda. Marjorie seconded the motion. None Opposed. Motion passed.
5. **Approve “Posting of Meeting” Document(s)** – Regular Meeting Agenda – Marjorie made a motion to Approve the Posting of the Meeting Document as presented. (See Attachment A) Joe C. seconded the motion. None opposed. Motion passed.
6. **Approve Block Items** – 07.11.2024, Regular Meeting Minutes and Treasurer’s Report – Victoria made a motion to approve the – 07.11.2024, Regular Meeting Minutes and Treasurer’s Report. Gene Ray seconded the motion. None opposed. Motion passed.
7. **Discussion and Decision regarding progress of locating Water Loss-** Tina presented the Water Loss Figures. Then explained that with the Abilene Tank overflowing and the recent repairs, the numbers were acceptable. She also believes that they will decrease next month and continue to go down. More detail will be discussed under item #9, as that is a problem causing Water Loss to increase.
8. **Information regarding SGID Cost to Provide Water Service for FY 2023/2024-**Tina provided a breakdown of the Annual Cost to provide water. (See Attachment B) Tina explained to the Board that as she was preparing this report, she had to look back to several other years to understand why the figures were drastically different. In researching it, the two biggest variables were fees to file Water Rights and interest income earned. In recent years, the filing of the Water Rights Process has changed. Previously we paid the

fees every year, now they are paid in larger amounts and only renewed on a staggering basis. Some are every two years, and some are every five years. When they are filed, we pay for the amount for the time granted two years or five years, the yearly fee remains the same, however the payment timing does not. Then looking at the amount of interest earned, it became clear that the interest rates we are currently receiving are much higher than they were previously. The profit and loss statement used to prepare the yearly report shows less expense, and more income due to these two factors. However, in the next coming years it will be skewed and show higher expenses when the Water Rights are due. No Action Necessary.

9. **Discussion and Decision regarding changing the Telemetry/ Transducer Set-up for Abilene Booster Station-** In recent months the Pressure Switch Transducer in the Abilene Booster Station has failed on multiple occasions. This results in the tank overflowing, water being lost, money being pumped up to Abilene to be dumped on the ground, and staff being called in. Tina explained that Sierra Controls had been contacted, during the initial service call the technician suggested that we change the current Pressure Switch Transducer to a Submersible Transducer with Solar Powered RTU, this is how the other tanks and boosters are set-up in our District. Tina had asked for a quote from Sierra Controls to bring it to the Board and had not received it at the time of the meeting. Tina and Steven reached out to other entities and with the numbers they were able to come up with, Tina asked the Board to approve her signing any necessary paperwork and starting the process of changing over the transducer, not to exceed \$15,000.00, without holding a special meeting or waiting until the September Board Meeting. She explained that not changing this over in a timely matter could cause more incidents and cost more money. Gene Ray made a motion to approve the changeout of the Pressure Switch Transducer to a Submersible Transducer with Solar Poer RTU, and authorize Manager, Schmidt, Tina to sign any documents necessary to have this completed. Amount not to exceed \$15,000.00. Marjorie seconded the motion. None opposed. Motion passed.
10. **Update on the District Survey regarding Customer Service-** Tina explained to the Board that the Customer Service Survey was to expire on July 28th, we had only received 15 responses, therefore she made the decision to extend it one month at the cost of \$100.00, Customer Service has been a Hot Topic for a while, since the survey was already made, live and put out to the public, hoping to elicit more responses. Tina gave the Board a spreadsheet with the responses received through 8.3.2024 (See Attachment C) and will provide them with any additional responses received at the next Board Meeting. Victoria brought to the attention of other Board Members that all except one had been positive, we did receive one no response, she also spoke out that

Steven, Melissa and Tina were all mentioned by name in a positive way. No action necessary.

11. **Discussion and Decision regarding rescheduling September Board Meeting to September 19th instead of September 12th**- Tina request that the September Meeting be moved to September 19th, instead of September 12th, due to her being out of state the first week of September to attend her son Cody's Graduation from Army Basic Training. She would like to move it to enable her to spend quality time with her children and not work remotely from a hotel room, preparing for the Board Meeting on September 12th and keeping all things on the required timeline. Victoria asked if Melissa will be running it by herself the whole time, will she have the guys as backup? Tina explained that it is only 4 business days, and that Steven will be Melissa's backup, the office will remain operating as usual. The request is only being made because those 4 days are the time that Tina does all the Board Meeting Agenda, Requestors and Reasons, Staff Reports and Board Binder preparations. Tina could do all of that remotely from her hotel room if necessary, however she is requesting that we move the Board Meeting by one week enabling her to spend her vacation time with her family and children, completing the necessary timeline when she returns on September 9th, for the September 19th Board Meeting. Victoria made a motion to approve moving the September Board Meeting to September 19th instead of September 12th. Marjorie seconded the motion. None opposed. Motion passed.

12. **Discussion and Decision regarding Future Arsenic Treatment for the District**- In the past the district had discussed Arsenic Treatment and that it has needed to be investigated in the future. Currently, arsenic levels in the district have been on the rise and approaching MCL (maximum contaminant level), they do fluctuate, and the standard is a running total average. However, because two samples were missed in the 3rd and 4th quarter last year, it affects the running total and currently puts us in violation. Joe S states, "The samples were not missed; Tony took them from the wrong sampling points." Currently, Central Well is hovering at MCL Point, making this more of a priority than in the past. Tina explained to the Board that she was arranging a tour of Arsenic Treatment Plants run at other entities. The future needs are becoming more of a priority, and we need to start looking at the cost and methods. The tour will be of Silver Springs and Weed Heights. Tina, Steven, Gene Ray, and Dustin from Nichols Consulting Engineers will attend. It was scheduled for Friday August 9th, at 11am, however we had to reschedule. We will be scheduling it very soon. Victoria wanted to know who was conducting the tour. Tina said "Silver Springs Mutual Water Company, Matt. He runs both SSMWC and Weed Heights" Victoria wanted his full name and title. Tina replied, "Matt Martensen District Manager." Marjorie asks,

“Shouldn’t we be lower since we are pumping at such a higher capacity right now, with it be summer.” Tina explains that there are a lot of variables that contribute to the arsenic levels. Some of it is geological makeup, some of it is pump depth and some is pumping capacity. Tina explains the other parts of this equation are that we will need a Certified Treatment Operator, which will require education to become certified and continued education, to maintain certification. Tina had told Steven to investigate it and see what needs to be done. Steven will be studying and applying for certification as a Water Treatment Operator. Joe C commented “Steven, you don’t have that cert yet? You have everything else.” Some discussion was held over what kind of certification was necessary and how intense the course was. No Action Necessary.

13. **Information from Utility Supervisor -Joe Seng Informed the Board**
 - a. Micro Sep Tec Representative fixed two Denite Septic Systems- Steven was able to get ahold of a rep Kevin Green. Kevin flew out here and helped us trouble shoot and fix the newest septic tanks in the District. Steven took care of it, and I thank him for doing that.
 - b. Transducer Failure @ Abilene Booster Station- We are working on eliminating the Pressure Transducer which would fix this problem. Joe C wanted a timeline on when it would be installed. Joe S informed him that we are not sure, we believe that it should be fairly quickly.
 - c. The water leak in the 6” Main on ~~Abilene Dr~~ should have been Buffalo Dr. repaired on 07.23.2024- Joe S informed the Board of the leak and the repair was completed. He explained that there was a lot of rock, and it was a hard dig, it took all day plus some time. The leak was a small split in the pipe on the bottom side. Joe C wanted more information about how much water was lost. Joe S explains that most of the water loss was the overflows of the tank. Joe C said So that is still not patched. Tina explained that the patch material is only made periodically, we have received the bid, signed it and are waiting for them to patch it. Victoria wanted the total of the bid. Tina did not know exactly but it was under \$3,000.00. Joe C wanted to know if other than the cones that are up there is there any signage that needs to be in place. Joe S replied “No, I am going to attempt to move that pile of dirt, which is the only reason I left those cones there to block that pile of dirt.”
 - d. Aramac has been contacted about patching of the road-

14. **Information from Manager – Information Only**
 - a. Admin Update
 - i. Recruitment has begun for the two new positions that were approved last month- We have not had one person apply for the Water Operator position; Silver Springs is looking also. Steven brought up the idea of possibly doing a trainee position, we can look

into that. It is posted everywhere and there are just not many people that are Certified. The competition is intense for Operators. The Front Office Clerk Position had only received a few applications. I started setting up interviews for Front Office Clerk, suddenly we started receiving more applications. I have been reviewing them and we are doing another round of interviews. We have a final interview scheduled for tomorrow. At this point there are three standouts. They all stand out on paper and verbal interviews. I have been reaching out to see if other entities have used skills for their applicants. Having received several good examples, I believe that will be my next step with the standouts. It is simple office, customer service, program knowledge and 10-key. I will be emailing candidates to see if they can come in and participate in the skills test, to help us find the best candidate for the job. Joe C asked if they are all from this area. Tina gives him an overview of where they are from Dayton, Carson, Silver Springs, Yerington and a few from Stagecoach. Gene Ray asked if the position was full-time or part-time. Tina reminded them that they had approved a full-time position. Victoria asked if Tina would have a decision by the next Board Meeting. Tina replied definitely, I am telling applicants that I will respond to them by August 15th, I want to get everything going and handled, I don't want people waiting.

- ii. Update on Staff- Everyone is here and available no one has any time off requests submitted except for me.
- b. Review of Meetings attended via Zoom:
- i. BOCC Meeting- 8.1.2024- There were a couple of things on there that were of interest. First was the canvassing of the vote for the Special Election. Paul Kyle sent me an email stating that he apologizes for not being here, as he is one of the top contenders for a board position; however, he had other obligations today and would not be here. Joe C wanted to know why he apologized. Victoria and Tina both reminded the Board that he has been at every meeting since he applied for Election. According to what the Judge and County Clerk both said, the top three would be awarded the seats on the Board. It has been stated several times, at our Board Meeting, at the BOCC Meeting and at the hearing. Tina was listening to the canvas of the vote, and they are now moving 6 people to the general election. But because 6th place has a tie 7 people will be on the ballot. Joe C said that's the way it should be. Victoria asked what about the lady that said she is not interested anymore. Tina informs the Board that Mrs. Hayhurst has already withdrawn through the NV Secretary of State and the County Clerks Office. Due to the timing, she will remain on the ballot and if she wins a seat, she will need to submit a resignation, and the Board will have to

appoint a member for that seat. The problem is that the two Hayhurst and Donahue, who are no longer interested are going to get votes and those votes could push someone up or down the ladder. Victoria inquired if Dominic was still able to be on the Board even though he went to jail. Tina informs Victoria that he did not get enough votes to be included in the general election. Joe C stated that he could still be on a ballot even if he went to jail, he just didn't get enough votes. Joe C said the special election was to correct the primary, that county messed up on, that is why it will go to the general election. Tina informed the Board that the NRS states it must go to primary or general election. Lyon County BOCC made the decision that it will go onto the general election. James Moore says he is amazed that the county can overrule the judge. The other thing on the BOCC agenda was there is a large uproar about "Rodeo's" happening in Stagecoach. They are getting a lot of attention, the one on Apache is secondary, the first one of concern is the one on Silver Lane. They also mentioned the one in Dayton. It is a rather complex situation, and the problem is defining the law and codes in Lyon County. Henderson and Hockaday are very cautious of what precedents this will set. This item will need further research and will be brought back to The BOCC. Some are concerned that the overreach and regulations will create a slippery slope. Marjorie explains that Article 15 is not complete. Lesa Bielman explains that they need to research it further, because assumptions are being made.

- ii. SCCAB Meeting – 8.7.2024- Melissa attended this meeting. Melissa explained that there was not a lot that pertained to us. There was a lot of commenting about the voting and primarily it was a complaint session.

- 15. **Pay Bills Over \$5,000.00** - Manager is authorized to pay all others without approval – None
- 16. **Director's Suggestions for future Agenda Items** – Joe C- would like to discuss on the next agenda the monthly bills having a breakdown showing Base Rate vs Overage. Marjorie- would like to have discussion regarding the start time of the Monthly Board Meetings to start January 2025, after her position is filled by someone else. Previously we started at 3pm but it was changed to allow her time to get to the meetings after teaching. The concern is that on rare occasions when the meeting goes long, we are paying staff overtime. Moore- none. Gene Ray- would like an explanation on the Churchill Ranchos Wells and the plan to abandon them. Gene Ray would also like to discuss the needs of the District and come up with a standard plan for when components in the district fail multiple times. He would like

staff to bring up ideas and a list of things that we can be proactive in replacing. Victoria- would like to know more about the wells in Churchill Ranchos and the plan. Victoria would also like to get clarification on a new well. Victoria would also like an update on the Turf Farm Wells.

17. **Public Participation** – Lesa Beilman would like the Board to know that a customer was at the Senior Center in Silver Springs was talking about Stagecoach GID and said, “I don’t understand why they clean out their tanks so often.” Lesa was able to explain that the two incidents that she was referring to were caused by the Telemetry failures we experienced that caused Abilene Booster to overflow. The customer said she would have called had she known it was a failure.
18. **Adjournment** – Gene Ray made a motion to adjourn the meeting. Marjorie seconded. None opposed the motion. Motion passed.

Meeting Adjourned at 4:38pm

Minutes Documented by Schmidt, Tina



Respectfully submitted:



Victoria Aveiro, Secretary