



GARY POLLOCK, Mayor
JONATHAN GOOLSBY, Vice-Mayor
LAURA MOORE DELRIO, Councilwoman
CHRIS MICHELI, Councilman
CR "BETH" SAVEDRA, Councilwoman

JASON PENGELLY, City Manager
SAMANTHA NANCE, City Clerk
PATTI ZANDER, Deputy Clerk

PUBLIC MEETING NOTICE
Of the
CITY OF WELLS BOARD OF COUNCILMEN

The Board of Council of the City of Wells, County of Elko, State of Nevada, will meet in regular session on Tuesday, November 28, 2023, in the Council Chambers of Wells City Hall, 525 Sixth Street, Wells, Nevada
Beginning at 7:00 P.M.

Attached with this Notice is the agenda for said meeting of the Board.

This Notice and Agenda is posted pursuant to N.R.S. 241.020 as amended by the 2013 Legislature. This Notice and Agenda has been posted on or before 9:00 A.M. on the third working day before the meeting at the following locations:

WELLS CITY HALL, 525 Sixth Street, Wells, Nevada
WELLS FIRE STATION, 516 Seventh Street, Wells, Nevada
WELLS POST OFFICE, 201 Castle Street, Wells, Nevada
WELLS RURAL ELECTRIC COMPANY, 1451 Humboldt Avenue, Wells, Nevada
SILVER SAGE SENIOR CITIZEN CENTER, 213 First Street, Wells, Nevada
ROY'S MARKET, 647 Humboldt Avenue, Wells, Nevada

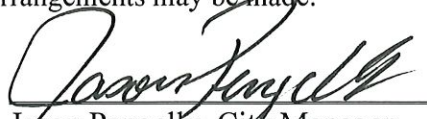
Supporting materials for this meeting may be reviewed at the office of the City Clerk, Wells City Hall, 525 Sixth Street, Wells, Nevada.

This institution is an equal opportunity provider and employer.

If you wish to file a Civil Rights program complaint of discrimination, complete the USDA Program Discrimination Complaint Form, found online at http://www.ascr.usda.gov/complaint_filing_cust.html, or at any USDA office or call (866) 632-9992 to request the form. You may also write a letter containing all the information requested in the form. Send your completed complaint form or letter to us by mail at U.S. Department of Agriculture, Director, Office of Adjudication, and 1400 Independence Avenue, S.W., Washington, D.C. 20250-9410, by fax (202) 690-7442 or email at program.intake@usda.gov.

NOTICE TO PERSONS WITH DISABILITIES

Reasonable efforts will be made to assist and accommodate physically handicapped persons desiring to attend the meeting. Members of the public who are disabled and require special accommodations or assistance at the meeting are requested to notify the City Manager, City of Wells, in writing at P.O. Box 366, 525 Sixth Street, Wells, Nevada 89835-0366, or by calling 775-752-3355 at least two (2) days in advance so that arrangements may be made.


Jason Pengelly, City Manager

TEL 775.752.3355

FAX 775.752.3419

finance@cityofwellsnv.com

MAILING P.O. BOX 366 • WELLS, NEVADA 89835 PHYSICAL 525 6TH STREET • WELLS, NEVADA 89835

The City of Wells is an equal opportunity employer

**AGENDA
REGULAR MEETING
CITY OF WELLS BOARD OF COUNCIL
TUESDAY, NOVEMBER 28, 2023 7:00 P.M.
COUNCIL CHAMBERS, WELLS CITY HALL
525 SIXTH STREET WELLS, NEVADA**

*Breaks and Recess Actions shall be called for at the pleasure of the Board
rather than by agenda schedule.*

Pursuant to N.R.S. 241.020, 6, notice is hereby given that items on the agenda may be taken out of order, that the Board may combine two or more agenda items for consideration, and that the Board may remove an item from the agenda or delay discussion relating to an item on the agenda any time and if the agenda is not completed, to recess the meeting and continue on another specified date and time.

Pursuant to N.R.S. 241.020, 7, any restriction on comments by the general public must be reasonable and may be restricted to the time, place and manner of the comments, but may not restrict comments based on viewpoint.
Citizens will be allowed to make public comment during each agenda item as well as at the formal Citizens to Address the Board of Councilmen agenda item at the beginning of the meeting.

1. Call to Order
2. Roll Call
3. Pledge of Allegiance
4. Approval of minutes of previous meeting(s) **FOR POSSIBLE ACTION**

DELEGATION:

5. Citizens to address the Council

Pursuant to N.R.S. 241.020,2 (c) (3), this time is devoted to comments by the general public, if any, and discussion of those comments. No action may be taken upon a matter raised under this item on the agenda until the matter itself has been specifically included on a successive agenda and identified to be an action item.

NEW BUSINESS:

6. Discussion and possible action to cancel second council meeting on December 26, 2023. **FOR POSSIBLE ACTION**
7. Discussion and possible action to close all City of Wells operations on December 26, 2023. All employees will be expected to use vacation, floating holiday, or personal day. **FOR POSSIBLE ACTION**
8. Discussion and possible action to approve or deny special liquor license for Wells Municipal Swimming Pool for event on December 16, 2023. **FOR POSSIBLE ACTION**
9. Discussion and possible action to approve plat map submitted by High Desert Engineering for parcel number 002-612-002, City of Wells. **FOR POSSIBLE ACTION**
10. Claims Committee Report and possible action to approve financial statement. **FOR POSSIBLE ACTION**

11. Councilmen's Report

This time is devoted to comments by Board members for general information or update purposes and may include reports of involvement in liaison activities/meetings with matter raised under this item of the agenda until the matter itself has been specifically included on a successive agenda and identified to be an action item.

12. Staff reports

This time is devoted to comments by city Staff for general information or updates purpose. No action may be taken upon a matter raised under this item of the agenda until the matter itself has been specifically included on a successive agenda and identified to be an action item.

13. Citizens to address the Council

Pursuant to N.R.S. 241.020,2 (c) (3), this time is devoted to comments by the general public, if any, and discussion of those comments. No action may be taken upon a matter raised under this item on the agenda until the matter itself has been specifically included on a successive agenda and identified to be an action item.

14. Adjournment

**MINUTES OF WELLS CITY COUNCIL
MEETING OF NOVEMBER 14, 2023**

CALL TO ORDER

Date: Tuesday, November 14, 2023
Time: 7:00 P.M.
Place: Council Chambers, Wells City Hall
525 Sixth Street Wells, Nevada
Type of Meeting: Regular Meeting of City of Wells Board of Councilmen
Presiding Officer: Gary Pollock, Mayor

ROLL CALL

Present: Gary Pollock, Mayor
Jonathan Goolsby, Vice-Mayor
Laura Moore-DelRio, Councilwoman
Chris Micheli, Councilman
CR Beth Savedra, Councilwoman

Absent: None

Quorum: Yes

Staff Present: Samantha Nance, City Clerk
Jason Pengelly, City Manager
Patti Zander, Deputy Clerk

PLEDGE OF ALLEGIANCE

Mayor Pollock led everyone in the Pledge of Allegiance.

APPROVAL OF MINUTES OF PREVIOUS MEETINGS

Councilwoman Savedra made a motion to approve meeting minutes dated October 24, 2023. Micheli provided the second and the motion passed unanimously.

CITIZENS TO ADDRESS THE COUNCIL

There were none.

**PRESENTATION OF THE 2022-2023 AUDIT BY EIDE BAILLY. REVIEW,
DISCUSSION AND POSSIBLE ACTION TO APPROVE FINANCIAL REPORT**

Teri Gage, audit partner with Eide Bailly, was at the meeting to give the audit report. Gage began that the opinion was unmodified, a clean opinion, the highest level that can be achieved. Gage went over the audit, highlighting the significant changes from the previous fiscal year. There was no new debt. A single audit was performed due to the city having over \$750,000 in federal expenditures. As part of the audit process, if the auditors propose any journal entries, that are material, to correct numbers in the financial statement, it must be included in the schedule of findings. There were five entries proposed that were related to year end entries. The council thanked Gage for the review of the audit. Micheli made a motion to approve the 2022-2023 audit by Eide Bailly. Goolsby provided the second and the motion passed unanimously.

DISCUSSION AND REVIEW OF GOLF COURSE REVENUES AND EXPENDITURES FOR NOVEMBER 1, 2022 THROUGH OCTOBER 31, 2023

Cameron Huff reported a good year at the golf course. Questions were asked regarding specific numbers in the report. The credit card system was changed during the season so there could have been some of the income incorrectly entered due to the change in the format of the reports. Huff thanked public works for the work on the course which made it phenomenal this year. The green covers that were purchased made the course the best it has been in a while. Pollock stated it is a beautiful course. Huff mentioned that money raised from the Lamont Stuart Memorial golf tournament was used to purchase new bar stools.

CLAIMS COMMITTEE REPORT: ACTION TO APPROVE FINANCIAL STATEMENTS

Goolsby made a motion to approve the check register detail report dated October 1, 2023 through October 31, 2023 in the amount of \$53,991.92. DelRio provided the second and the motion passed unanimously. Goolsby made a motion to approve the Warrant Register dated October 26, 2023 through November 14, 2023 in the amount of \$324,189.77. Savedra provided the second and the motion passed unanimously.

COUNCILMEN'S REPORTS

Savedra attended the NNRDA meeting on October 25, 2023. The "On Target" program was the main topic of discussion. Savedra informed those at the meeting that Wells had made a contact through this event. It was decided to have it again next year and Savedra will be on a sub-committee for this event for next year. Another meeting will be held next month. Nance, Pengelly and Savedra will be attending a virtual comprehensive economic development strategy meeting. Savedra thanked the city for their donation to the PTO Halloween carnival which brought in a little over \$3,000. This will go towards the purchase of the outdoor classroom.

DelRio has been working on trying to bridge the gap between PAL sports and the Boys & Girls Club. DelRio met with Rusty Baher from the Boys & Girls Club in Elko and a PAL representative regarding the community supporting their non-profit programs. DelRio is

hoping that starting in January, another basketball program will start for the second and third graders and will try to introduce Boys & Girls Club basketball to Wells. The Boys & Girls Club will do five-year-olds through fourth grade for basketball and the teams will come to Wells to play. Once they are in fourth grade, will go back over to PAL basketball. DelRio added that in years past, Wells would be able to use the high school gym for practice and would have a home tournament for PAL basketball. There were six teams from Elko and Wendover would come to Wells to play. The athletic director for PAL changed and all of that was stopped.

Goolsby stated that wrestling has started and had the first practice yesterday. The numbers are down from fourteen last year to five this year. The first girl in several years will be entering the Nevada state all girls wrestling championship this year. She has wrestled since she was five years old. Hopefully the Chimney Rock Tournament can be brought back this year.

Pollock reported that the two Wells flag football championship game was an exciting event held in Wells. It was school sponsored under the lights with an announcer and a very big event for the kids. Pollock received an email from the editor of the Las Vegas Sun wanting to highlight some small communities throughout Nevada and Wells was on the list. Pollock and Nance are working on this.

STAFF REPORTS

Pengelly began that the contractor for the Headworks Project went through the contract and was able to decrease the amount another \$9,000 for a total savings of \$29,000.

The first \$150,000 was received from Nevada Gold Mine. This money will be utilized by MGM to purchase the exhaust hood and the return air fan. MGM is starting to insulate and sheetrock the lid at the new senior center.

The NDOT grant was signed for the archery range. Nance ordered 3D animals to put at the archery range. This project will be started in the Spring. Pengelly would like to get a connex box at the range for storage. The archery range will be eighty yards long with eight targets on each side and berms like the pistol range.

A holiday party is attempting to be scheduled for city employees after Christmas on December 28, 2023 at Betasos. Everyone needs to RSVP to get a head count.

CITIZENS TO ADDRESS THE COUNCIL

There were none.

ADJOURNMENT

The meeting was adjourned at 7:51 p.m.

GARY POLLOCK, Mayor

ATTEST:

SAMANTHA NANCE, City Clerk

Agenda Item #8

APPLICATION FOR LIQUOR LICENSE

Date of Meeting 11-28-23

Nov 14, 2023

TO THE HONORABLE BOARD OF COUNCILMEN OF THE CITY OF WELLS, COUNTY OF ELKO, STATE OF NEVADA

STATE OF Nevada)
)
COUNTY OF Elko)
)

Pursuant to Title 3, Chapter 3 of Wells City Code, the undersigned, being first duly sworn, deposes and says:

That I do hereby apply for a

Retail (Bar) Packaged (For consumption off-premise, i.e. Grocery Store) Wholesale Special Events
(Check type of license)

Liquor License at 715 1st Street in the City of Wells,
(Street Address)

such business to begin on the 16 day of Dec, 2023, that I, hereby state that no business has been carried on at said place by the undersigned without having first obtained a license do to so, and that I hereby promise that if said license be granted, I shall and will comply with all the ordinances of the said City of Wells now in effect, or which may be hereafter enacted for the control and regulation of such business, and this promise and covenant shall be deemed once of the considerations passing to the City of Wells for the granting of such license.

[Signature]
Applicant

Subscribed and sworn to before me this _____ day of _____, 20_____.

[Signature]
City Clerk or Notary Public

Approved and granted by the Board of Councilmen this _____ day of _____, 20_____.

City Clerk

APPLICATION FOR LIQUOR LICENSE
UNDER TITLE 3, CHAPTER 3 OF WELLS CITY CODE

Said license is to be issued in the name of

Wells Municipal Swimming Pool
(Name of Business)

Applicant is a(n)

Individual Partnership Association/Organization Corporation Fraternal, Social or Civic Club

The following are the names, titles and information of the persons owning said business (individual, officers, directors, stockholders or agents):

Name	Title	Address	DOB
<u>City of Wells</u>			

The following is a listing of business or occupations during the past five years:

Name	Business/Occupations

I hereby make application to the City of Wells Board of Councilmen for a Special Event Liquor License. I have read the ordinances of City of Wells, Nevada, which regulate the conduct of such license.

[Signature]
Applicant
11/14/2023
Date

Received \$ _____,
license fee for Fiscal Year 20__ - 20__.

[Signature]
City Clerk

\$15 a person in
advance
\$20 a person
day of event.



Wells Swimming Pool
**SPLASH
SIP 'N' SNACK**

*Saturday,
December 16th
10am-12pm*

**Aquasize workout followed by
mimosas & appetizers!**

.....
Must be 21 years of age or older to attend.