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2-11-20

The Regular meeting of the McGill Town Council was held on January 21, 2020 at the McGill Community/Senior Center located at the top of Avenue K at 7:00 P.M.

The following McGill Town Council Members were in attendance:

Joshua Miller, Vice-Chairman  
Cynthia Angelopoulos, Member  
Chris Maestes, Member

Absent Council Member:

Roxane Ballandby, Chairperson  
Danielle Jensen, Member

Also in attendance:

Delores Manchester, secretary  
Richard Howe, WPC County Commissioner  
Raymond Mastes  
Ricky Garcia, McGill Volunteer Fire Chief  
Madeline Kalleres  
Stacy Laird, MRA/Business Rep.

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Council Vice-Chairman Miller called the meeting to order at 7:00 P.M.

Council Member Maestes led the assemblage in the Pledge of Allegiance.

PUBLIC COMMENT:

Council Vice-Chairman Miller called for comments from the audience.

Richard Howe, WPC Commissioner, addressed the Town Council reminding them that this is the time of year where all the town boards need to begin working on their budgets. At the last BOCC meeting, the Commission went on record to begin with the ordinance process to officially set the speed limits at 20 miles per hour in McGill, with the exception of the areas around the McGill Grade School. White Pine County recently received their audit report, this was a very strong audit showing White Pine County in the black. The Commission will soon be entering into negotiating with the employee bargaining unit. Tomorrow on the Commission agenda, they have an agenda item to address dog licenses in the county. White Pine County and McGill are doing fine. Housing is going to be a big problem in the near future. He is happy with the way the fire departments are going.

Council Member Angelopoulos inquired about the status of the bathrooms, showers, and eye washing stations for the McGill Fire Department. Also, have they considered something temporary until new bathrooms are constructed.

Commissioner Howe explained that project is scheduled to be discussed during their budget workshops. Presently the County is working on upgrades to the Cherry Creek and Lund Fire Departments.

The secretary interjected, for the benefit of the newer Town Council Members, that once the budgets become in effect (from July 1 to June 30), there will be no large expenditures until after revenues begin rolling in. Revenues usual begin coming in late August or September. The secretary pointed to the map on the wall, noting that McGill does have a solution to the housing shortage. On the south side of McGill from Avenue A to the Club 50, all that land has been surveyed and there is a plat map on file in the Records Office showing lots, blocks, streets, and house numbers.

REORGANIZATION OF THE BOARD-SELECTION OF CHAIR, VICE-CHAIR, AND ASSIGNMENT OF DUTIES:

It was the consensus of the Council to keep the seating arrangement as it now is. Roxane Ballandby as Chairperson, Joshua Miller as the Vice-Chairman, and all other department assignments to remain the same with the exception of Neighborhood Watch. Council Member Maestes had indicated that she would like to step down as the McGill Neighborhood Watch liaison/captain.

Council Vice-Chairman Miller requested the McGill Neighborhood Watch appointment be placed on the next meeting agenda. He will temporarily step in as the Neighborhood Watch coordinator at their next meeting, which is scheduled to be held on February 12 at 7:00 P.M.

APPROVAL OF ANNUAL REPORT TO WPC BOARD OF COUNTY COMMISSIONERS:

Highlights of the McGill annual evaluation for 2019 was read into the record.

Council Member Angelopoulos motioned to accept the letter to the WPC Board of County Commissioners detailing the goals/accomplishments/disappointments for 2019.

Council Vice-Chairman Miller seconded the motion.

Motion was carried by a unanimous vote of the quorum present.

January 21, 2020

Nichole Baldwin, WPC Clerk  
801 Clark Street  
Ely, Nevada 89301

The Honorable Clerk Baldwin,

In response to your correspondence requesting an annual evaluation for 2019 calendar year, the Council will attempt to fill you in on all of their accomplishments, disappointments, and goals. The McGill Town Council conducted 12 public meetings, 1 public budget workshop, and 1 special joint meeting where the Town Council met with the WPC Fire Commission. The third Tuesday of every month is still the Town Council's meeting date. Of the 12 regular meetings, only 8 times was there a board member absent, most reasons were illness, resignations, or business that had taken them out of town. Public participation ranged from 3 in the audience to 23 persons.

ACCOMPLISHMENTS/GOALS/DISAPPOINTMENTS:

1. Accomplishment. McGill remains extremely fortunate to have many volunteer organizations, such as McGill Revitalization Association, McGill Volunteer Fire Department, Volunteer EMT's, McGill Neighborhood Watch, McGill Volunteer Fire Department Women's Auxiliary, McGill Grade School, and the Kinnear Library/Cultural Center. These volunteer organizations devote thousands of personal hours toward the betterment of this community. They gather to organize parades; prepare for the arrival of the Easter Bunny; gather groceries for the Needy Families Food Drive; Christmas "Pick-a-Pole" decorations where people pick a street light pole and decorate it; make themselves available to assist Santa Clause; volunteer library where they offer books, free internet service, one on one reading lessons for the young people, story hour, etc.; and McGill's annual Labor Day festivities which include a picnic, firework, street dance, etc. McGill Town Council highly regards their volunteers who dedicate thousands of hours toward this betterment of the community.
2. Accomplishment/Goal. Several years ago McGill annexed land surrounding the town. The land that was annexed used to be part of McGill years ago, but when Kennecott deeded the town over to the County, they left a lot of areas out. Now that McGill's footprint is back to what it used to be, our boundaries now range from the Club 50 to half way to the Duck Creek turnoff going north. Most of the lands that McGill annexed back into their boundaries are zoned commercial along the highway frontage and residential behind the business area. The area south of McGill is ready for any developer. Plat map was filed years ago and is on file in the County Recorder's Office. That Plat map shows roads, lots, blocks, and house numbers. McGill is ripe for development!
3. Accomplishment. It seems people are wanting to live in McGill. Homes are selling as soon as they are placed on the market. Just about every vacant building in our business district has sold this past year. McGill enjoyed celebrating a grand opening at Nass Lock and Key, of which they are an authorized U-Haul dealer. The IOOF Hall sold and the owner is presently renovating the building and is planning on opening a coffee shop called "Middle of Everywhere". The McGill theatre recently sold, and the owner is planning on

- renovating the building and will be operating a movie house and he will be bringing in entertainers, similar to what the Eureka Opera House is doing.
4. **Accomplishment/Goal.** Way back in the late 1970's when Kennecott donated the Kinnear Library Building/Town Hall to be used by McGill residents, the McGill Town Council had set their goal of someday moving their town office and meeting chambers to the Town Hall/Kinnear Library Building located on Main Street. In the 1980's McGill Town Council borrowed \$12,000 in an attempt to renovate the building, but that was only a drop in the bucket to what was needed to renovate this building up to be used as our McGill Town Hall. As previously reported, McGill Town Council was going to borrow more money to accomplish the renovations to the building, but during a budget workshop a few years ago the Finance Director (Elizabeth Francis) guided us into setting aside funds to finance the project. Then White Pine County Maintenance stepped forward to offer their services in making the proposed renovations. This has saved the McGill Town Council thousands of dollars in labor costs. Once again, our volunteers stepped forward to offer their services to help carry, hammer, fetch, etc. County Maintenance has been working inside the building as time permitted during the winter months, and the building is almost completed. It is looking exactly like we envisioned it. Thanks to the cooperative efforts of all parties and 30 plus years ago, McGill Town Council's dream of returning to the McGill Town Hall/Kinnear Library Building is getting closer to being a reality. The volunteer Kinnear Library/Cultural Center will be sharing the building with us. When completed, McGill will be holding their own grand opening. Everyone will be invited.
  5. **Accomplishment/Goal.** McGill parks are always a never ending project for the Council. The parks employee has done an astonishing job for his second year on the job. Grants are needed to upgrade all the Parks in the McGill Circle Parks. Ten years ago, McGill hired the services of Basin Engineering, the end result being a McGill Parks Master Plan.
  6. **Accomplishment/Goal.** McGill Town Council is still working on phase 2 of the SNPLMA grant for the renovations of the McGill Ball Park. A few years ago we learned that the SNPLMA grant had been awarded and now the contractor has started working; however, due the winter weather, he has suspended work until this spring. The McGill Ball Park is a huge project where bleachers need to be rebuilt, cover over the bleachers re-done, baseball diamonds, sprinkling system, scoreboard, overhead lighting, etc. The end result will be a historic ball park (where Babe Ruth once played and where JV Walker struck him out) that can once again be the center of activity in the community.
  7. **Accomplishment.** McGill Town Council has continued to enjoy the status of maintaining a very successful Neighborhood Watch Program. The WPC Sheriff has supported this project, and with the Sheriff's guidance, it is hoped the program will continue to be one of the best, and longest running programs in the State.
  8. **Disappointment.** In 2019 the decision was made to close WPC Fire Station #1, terminate all the paid emergency personnel, and turn all emergency calls over to the City of Ely. That action left the McGill volunteer firemen without a place to go to rinse off any hazardous materials; thereby, exposing their family members to that whatever type of hazardous materials. No eye washing rinsing station. No place for them to go to write their reports after responding to a call. After a lot of complaining, McGill was able to receive internet so reports could be written, but there is still no restrooms, no showers, no eye rinsing station. That action has left many frustrated volunteers wondering if their volunteer time had been appreciated.
  9. **Disappointment.** McGill's Main Street is a very heavily traveled highway. There have been numerous vehicle accidents along what we call Main Street (US 93). In short, if a person parks their car on Main Street, it will not take long before it gets hit. In 2018 we had 5 street lights struck by passing vehicles. This year we have been spared any poles being hit. The cost is about \$6,000 to replace each antique street light pole. Insurance company covered most of those costs, but it is still unsettling every time a vehicle plows into a street light, or worse yet, plows into a home.
  10. **Disappointment.** The abatement process for the Old Standard Market Building has continued to be a problem. McGill Town Council first reported this building under the abatement of dangerous building code 30 years ago. The owners of the building continues to stall, and the building continues to crumble. Part of the roof has slid off to the street below, thousands of pigeons continue to live and raise their young as they fly through the holes in the roof, the bricks continue to crumble, and when the wind blows the building can be seen swaying. It is only a matter of time before this building is either hit by a vehicle traveling through town, or falls over. Either way, it is going to be an insurance company nightmare. But we are prepared to forward any information if there should be a law suit.
  11. **Accomplishment.** As previously reported, The Veterans Initiative was successful in purchasing the Old Safety Industries Building through Tax Title sale. They are still looking at setting up a machine shop and training veterans to work on their government contracts. The Veterans Initiative has made great strides in clearing out the building, bringing in tons of equipment, and establishing college classes; but they still have a ways to go before they will be in full operation. The Veterans Initiative brought the Commemorative Air Force last year to McGill and they will be setting up an office at the Old Safety Industries Building. The Veterans Initiative is run by a Board of Directors members who are located all around the US, and they are now working on contacting Veterans about relocating to McGill to work at the machine shop. As with anyone looking to locate in this area, McGill Town Council will welcome them with open arms.
  12. McGill has enjoyed a volunteer community garden again this year. The Kinnear Library/Cultural Center spearheaded the project and many residents enjoyed home grown vegetables.
  13. McGill has enjoyed a volunteer community food drive again this year. Volunteers from the McGill Grade School, McGill Volunteer Fire Department, McGill Revitalization Association, and several residents volunteered to collect food and deliver to the needy.
  14. Sadly, McGill Town Council lost a few of their members this past year. As you know, it takes time to train any new board member, experience is a valuable asset; but we are confident the 3 new members will be up to speed in no time.
  15. **Continued/ongoing accomplishments.** McGill continues to enjoy the assistance and guidance they receive from the many County Offices and Departments.
    - (a) Road Department continues to provide McGill with excellent services. If a street sign needs replacing, or if a problem occurs on one of the streets, they are on it as soon as we report it. This year McGill was struck by a major flash flood and McGill appreciated the rapid response of the County Road Department, many of their employees worked through the night clearing away the debris. The Public Works Director has attended a few of McGill meetings this year and he has been very helpful in providing guidance. Presently he is working on helping McGill adopt the ordinance establishing speed limits in town. Who would have thought that we never had established our speed limits by ordinance.
    - (b) Maintenance Department continues to work on the McGill Town Hall/Kinnear Library Building and responds to any requested repairs when we ask.
    - (c) Parks Department continues to provide assistance to our parks seasonal employee. We continue to maintain the interlocal agreement where we maintain the parks, and they continue to winterize our sprinkling systems.

- (d) The new Aquatic Director has attended a few McGill meetings seeking guidance on improvements to the McGill Swimming Pool. Her efforts in keeping the Town Council informed is very much appreciated. When she was faced with nobody applying for lifeguard work, McGill offered their assistance in providing a bonus to anyone who worked at the McGill Swimming Pool.
- (e) Sheriff's Office continues to provide excellent service. The Town Council looks forward to the same working relationship with them.
- (f) McGill Neighborhood Watch continues to be supported by the Sheriff's Office, and is one of the longest running Neighborhood Watch programs in the State.
- (g) Finance Department continues to provide excellent service. Bills are paid in a timely manner, budget is maintained, payroll is processed expertly, all the staff is ready to provide assistance when needed. When the new WPC computer program was developed, McGill made a few requests so that our monthly budget report would be easier for their Council members to read, and the Finance Department was able to develop a spreadsheet that looks fantastic.
- (h) Treasurer's Office continues to handle all of our deposits for rental, donations, and sales of McGill's 100 Years of History book.
- (i) Recorder's Office continues to allow McGill to utilize their office as a mail drop off and collection of mail and packages.
- (j) Assessor's Office has always made themselves available to offer assistance whenever requested.
- (k) Human Resource continues to be extremely helpful with employment matters.
- (l) District Attorney's Office has been very prompt in responding to any request for guidance.
- (m) Clerk's Office remains very helpful in providing the Council with guidance, and helping to fill our vacancies.
- (n)

All in all, the year 2019 was a fairly good year for McGill. There have been disappointments, setbacks, and accomplishments; but as the Governing Body for the Town of McGill, the Town Council will continue representing their residents to the best of their ability.

Respectfully submitted,

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Roxane Ballandby, Chairperson

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Joshua Miller, Vice-Chairman

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Cynthia Angelopoulos, Member

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Danielle Jensen, Member

\_\_\_\_\_  
Chris Maestes, Member

**TRANSFER OF FUNDS TO COVER COSTS ASSOCIATED WITH KINNEAR LIBRARY:**

It was explained for the record, that the Council received a request from the County Maintenance Director that he needed a decision asap regarding the carpeting and flooring for the Kinnear Library Building/Town Hall. Council Member Angelopoulos and the secretary had gone to C & C Carpeting and selected the flooring. Cost of the flooring was \$16,800, there was not enough funds in the Kinnear Library line item, so they transferred \$10,000. Several days later, the Public Works Director sent an e-mail to the secretary explaining that he needed an additional \$12,000 so his workers could install cabinets, water heater, toilets, sinks, mirrors, etc. His employees were only able to work until the end of January, so he requested the transfer of funds as soon as possible.

The Council studied the McGill budget and Council Member Angelopoulos motioned to transfer \$500 from line #280-150-52143, transfer \$600 from line #280-300-52502, transfer \$400 from line #280-300-54106, transfer \$5,000 from line #280-400-52103, transfer \$2,000 from line #280-400-52606, transfer \$3,000 from line #280-402-521432, and transfer \$500 from line #280-402-54118.

Council Member Maestes seconded the motion.

Motion was carried by a unanimous vote of the quorum present.

**SETTING DATE AND TIME TO SCHEDULE BUDGET WORKSHOP FOR BUDGET YEAR 2020/2021:**

The secretary asked the Town Council which date they would like to schedule their annual budget workshop.

Council Member Angelopoulos motioned to select February 11, 2020 at 6:00 P.M. for the Fiscal Year 2020/2021 Budget Workshop.

Council Member Maestes seconded the motion.

Motion was carried by unanimous vote of the quorum present.

**PUBLIC ART IDEAS – POTENTIAL MURALS AND OTHER ITEMS FOR THE TOWN OF MCGILL:**

Kyle Horvath, Executive Director WPC Tourism & Recreation Board, addressed the Town Council explaining that he moved here about 1 ½ years ago. He recently had his Board approve budget items for public art in McGill. Public Art projects can make public spaces more approachable, helping persons understand historical and cultural backgrounds of the area. Ely was the first to use Public Art and there are murals painted on buildings throughout Ely. Public Art is a way of expressing what the community wants to share with others. He would suggest public forums to discuss what people want to see what the murals would contain. Funding for this project is collected from room tax dollars and ½ of those funds goes into the community, for preserving buildings, grant matches, etc. There is also money in the White Pine Main Street Funding Program.

Council Vice-Chairman Miller asked what Mr. Horvath had in mind for the wall murals.

Kyle Horvath answered that the wall murals could show history of McGill and create tourism in the community. Recently Ely decided to place murals on side streets in Ely so people could search for them, thereby giving them an opportunity to wander around town and learn the area. Public Art murals can also be a great way for story telling of the history surrounding McGill.

It was the consensus of the Council to carry this matter on the next regular Council agenda so there would be a full quorum present to discuss this matter.

**SETTING DATE AND TIME FOR GRAND OPENING OF D-ZINE SALON:**

It was noted that the owner/operator of D-Zine has been unavailable for the past few months. It was the consensus of the Council to carry this matter on the agenda until spring for the grant opening event.

**APPROVAL OF MINUTES:**

Council Member Angelopoulos motioned to approve the McGill Town Council minutes dated December 17, 2019.

Council Member Maestes seconded the motion.

Motion was carried by unanimous vote of the quorum present.

**CORRESPONDENCE:**

Correspondence mailed or received since the previous meeting was listed as follows:

1. McGill-Ruth Sewer & Water agenda.
2. Appointment letters from WPC Clerk.
3. E-mail from WPC Clerk listing BOCC liaison appointments.
4. Secretary monthly report.
5. Memo for transfer of funds.
6. Corres to BOCC requesting posted speed limit ordinance.
7. Corres to NDOT requesting Caution Wildlife signs posted in McGill.
8. Memo listing damaged street signs.
9. (2) letters requesting McGill books be mailed to them.
10. (3) Deposit of funds for sale of McGill books/Deposit for sale of candy.
11. Letter from WPC Clerk explaining availability of backup materials for meetings.
12. E-mail from WPC Public Works Director requesting \$12,000 to be transferred to complete Kinnear library/Town Hall renovations.

**APPROVAL OF BILLS/AUTHORIZATION TO PURCHASE:**

The following bills to be paid were read into the record.

Bath Lumber	\$26.95
(Command strips)	
Delores Manchester	\$27.98
(reimbursement for mailing McGill books)	

OPI	\$42.20
(monthly copy machine contract)	
Bradleys Bestway Market	\$33.35
(cleaning supplies)	

Council Member Angelopoulos motioned to approve the above listed bills for payment.  
 Council Member Maestes seconded the motion.  
 Motion was carried by unanimous vote of the quorum present.

The secretary explained that she is running low on McGill Town Council letterhead and would like authorization to order more.  
 The Council authorized the order.

NUISANCE ABATEMENT:

It was reported that the second house from the bottom of Avenue A has a lot of trash stacked up outside the fence.  
 It was explained that the Council would need an address before they could report this to the Sheriff.

ANIMALS AT LARGE/VICIOUS DOGS:

It was reported there had been 2 German Sheppard dogs running at large near the Ball Park and Avenue G. The dogs do not appear to be mean, possibly just out of their yard.

PARK MAINTENANCE:

No report given.

FINANCIAL REPORT:

No report given, as the Council had already studied their budget earlier in the meeting.

FIRE/EMT REPORTS:

Ricky Garcia, McGill Volunteer Fire Chief, addressed the Council reporting that he ordered a couple air masks from E-Bay that were very much needed. The cost would be \$50 each. They have contacted the WP Fire District about their need for air horns to be repaired on their fire truck. Both the McGill Brush Truck and the Structure Fire Truck are in need of repairs. It requires a certified person to work on these trucks so he does not have a scheduled repair date yet. There are other safety equipment they need, and they would classify that need as urgent. He would also like to report that the cancer rate is on the rise with fire fighters.

Council Member Angelopoulos asked if he had spoken with Commissioner Carson regarding these needed repairs, and does the WP Fire Chief come to McGill.

Fire Chief Garcia answered in the affirmative to both questions.

Council Vice-Chairman Miller asked what could the McGill Town Council do to help with any temporary fixes.

Fire Chief Garcia suggested contacting Sanitary Septic Service about renting portable washing stations.

The Council directed the secretary to place this matter on the next agenda.

**STREET LIGHTS:**

The Council noted that they have not seen JW Electric in town changing more lights to LED. The secretary explained that she understood they had an emergency they needed to work on. She will be in Ely, in the next day or so, and she will stop in at JW Electric to inquire when they will resume working on the LED project.

Council Member Angelopoulos reported the street light located at the corner of Avenue K and Main Street. The pole is standing cockeyed, and there is no light fixture on top. Her concerns is if this pole is safe.

The secretary assured her that she would discuss this with JW Electric when she speaks with them.

**STREET & STREET SIGNS:**

No report given.

**NEIGHBORHOOD WATCH PROGRAM:**

Council Member Maestes reported that the McGill Neighborhood Watch held a Pot Luck dinner. Several members brought a variety of food. They also picked up a new McGill Neighborhood Watch member (2 new members if they want to count Fred).

**YOUTH/COMMUNITY ACTIVITIS:**

Nothing new to report until Easter.

**BUSINESS PLAN/McGILL MERCHANTS REPORTS:**

Stacy Laird, Business Rep., reported that the gas station in McGill will be closing. She does not know if he has a prospective buyer. Also, the U-Haul is looking for a place to park their trucks for rent.

**CULTURAL CENTER/LIBRARY REPORT:**

No report given.

**McGILL REVITALIZATION ASSOCIATION:**

Stacy Laird, MRA, reported that the McGill Revitalization will be assisting the Easter Bunny with his planning schedule.

**RENOVATIONS TO KINNEAR LIBRARY/TOWN HALL BUILDING:**

This topic was covered under the agenda item for transfer of funds.

**McGILL HISTORICAL DRUG STORE MUSEUM:**

No report given.

**PUBLIC COMMENT:**

Council Vice-Chairman Miller called for any further comments from the audience. There were no further comments.

**MEETING ADJOURNED:**

There being no further business or questions to be brought before the McGill Town Council, the meeting adjourned at 8:28 P.M.