

**TOPAZ RANCH ESTATES GENERAL IMPROVEMENT DISTRICT
AND
TOPAZ RANCH ESTATES WATER COMPANY**

Address: 3924 Carter Drive, Wellington, Nevada, 89444 / Telephone: 775.266.3000

PUBLIC NOTICE

DATE: January 11, 2023

TIME: 6:00 P.M.

LOCATION: TOPAZ RANCH ESTATES COMMUNITY CENTER

POSTING: Copies of the finalized agenda, were posted at 9:00 am on _____ or before the third day prior to the meeting date by _____, _____, Signed: _____

Name

Title

in accordance with Chapter 241 at the following locations: TRE WATER COMPANY, 1490 Albite, #8, NEVADA TRADING COMPANY, 3900 Carter Dr., TOPAZ RANCH ESTATES COMMUNITY CENTER, and at PINION PINES REALTY, 1490 Albite, #6, <https://notice.nv.gov/>.

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To file a program discrimination complaint, complete the USDA Program Discrimination Complaint Form, AD-3027, found online at http://www.ascr.usda.gov/complaint_filing_cust.html and at any USDA office or write a letter addressed to USDA and provide in the letter all of the information requested in the form. To request a copy of the complaint form, call (866) 632-9992. Submit your completed form or letter to USDA by:

1. mail: USDA Department of Agriculture
Office of the Assistant Secretary of Civil Rights
1400 Independence Avenue, SW
Washington, D.C. 20250-9410
2. fax (202) 690-7442 or
3. email: program.intake@usda.gov

This institution is an equal opportunity provider and employer

Agenda Items Supporting Documents: Copies of back-up materials used in the preparation of these agenda items are available by contact to our office in writing at the address and phone number above, OR by email directed to: brandontregid@gmail.com copies are usually available in our office for pick up three business days prior to the board meeting. All items shall include discussion and possible action to approve, modify, deny or continue.

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Notice to Persons with Disabilities: Reasonable efforts will be made to assist and accommodate physically handicapped persons desiring to attend the meeting. Please call (775) 266-3000 in advance so that arrangements may be conveniently made.

Notice: Items on the agenda may be taken out of order; two or more agenda items may be combined for consideration; and items may be removed from the agenda or discussion relating thereto delayed at any time.

Public Comment: Public Comment may not be limited based on viewpoint. Speakers will be asked to limit remarks to 2 minutes and will be asked to sign in for the record.

AGENDA

- 1) **CALL MEETING TO ORDER** by Chairman Brandon Taylor **TIME:**_____
- 2) **PLEDGE OF ALLEGIANCE** by Chairman Brandon Taylor
- 3) **AGENDA APPROVAL:**
For Possible Action: Board action to approve the January 11, 2023 Agenda. Regular Meeting
Public Comment before Board Action:
- 4) **MINUTES APPROVAL:**
For Possible Action: Board action to approve the minutes of the December 14, 2022 Regular Meeting.
Public Comment before Board Action:
- 5) **INTRODUCTION OF GUESTS:**
- 6) **BOARD MEMBERS PRESENT:**
- 7) **STAFF PRESENT:**
- 8) **PUBLIC COMMENT:**
Not for Board Action: This portion of the meeting is open to the public to speak on any topic within the authority of the Board that is not on tonight's agenda. Public comment is limited to 2 minutes per speaker, and speakers will be asked to sign in for the record. The Board will not take action.

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CONSENT CALENDAR

Correspondence:

- A. For Possible Action:** Bills to be Paid for: December 2022
1. Water Bills: \$ No Internet
 2. Road Bills: \$ No Internet
 3. Bergkamp: \$ No Internet

Open for public comment before Board action:

REPORTS

- 9) REPORTS – For Discussion:**
- A. Treasurer’s Report:
 - B. Water Operator’s Report:
 - C. Road Report:
 - D. Attorney’s Report:
 - E. Engineer’s Report:

ADMINISTRATIVE CALENDAR

The Administrative calendar will be handled as follows:

- (1.) The Chairman will read the agenda title in the public record.
- (2.) Staff will introduce the item and provide a report, if any.
- (3.) The applicant, if any, will have an opportunity to address the Board.
- (4.) The Board will then discuss the item. Once the Board has concluded their discussion, public comment, will be allowed.
- (5.) Public comment will be allowed and is limited to two minutes per speaker.
- (6.) Once Public comment is completed, the Board will then ask any follow-up questions and take action. On agenda items that are placed on the agenda “For Discussion Only” with no action listed, public comment is not legally required and must be made when the Chairman calls for public comment on the item discussed.

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10) AGENDA

*(Any items removed **ADMINISTRATIVE** from the Consent Calendar will be added and heard at this point.)*

1. For Discussion and Possible Action to approve, approve with modifications or conditions, or deny:

Board positions for 2023. Each position can have a nomination and can be voted on individually or after discussion we can make 1 vote for all five positions. bt

Open for Public Comment before Board action:

2. For Discussion and Possible Action to approve, approve with modifications or conditions, or deny:

For discussion and possible action to replace Mike Rowe as attorney for the GID. da

Open for Public Comment before Board action:

3. For Discussion and Possible Action to approve, approve with modifications or conditions, or deny:

For discussion and possible action on installing a time clock with identity verification feature for all GID employees. da

Open for Public Comment before Board action:

4. For Discussion and Possible Action to approve, approve with modifications or conditions, or deny:

For discussion and possible action to require GID to prepare an inventory of all GID assets for the benefit of all new trustees. da

Open for Public Comment before Board action:

5. For Discussion and Possible Action to approve, approve with modifications or conditions, or deny:

For discussion and possible action to require the GID to replace all GID locks and provide a list of responsibilities to the trustees. da

Open for Public Comment before Board action:

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6. For Discussion and Possible Action to approve, approve with modifications or conditions, or deny:

For discussion and possible action to have the GID staff provide a reconciliation of all purchases for the inventory identified in item 3 above. da

Open for Public Comment before Board action:

7. For Discussion and Possible Action to approve, approve with modifications or conditions, or deny:

For discussion and possible action to have GID staff set up a meeting with our accountant to review the status of all GID finances. da

Open for Public Comment before Board action:

8. For Discussion Only:

Discussion on status of O & M Manual. da

Open for Public Comment:

9. For Discussion Only:

Discussion on making GID responsible for maintaining culverts across driveways, for future action. Da

Open for Public Comment:

10. For Discussion Only:

Close the public meeting and hold a closed meeting to determine who will do what and when. da

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- 11) **PUBLIC COMMENT:**
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- 12) **TRUSTEES' REPORTS:**
- 13) **ADJOURNMENT:** TIME: _____
Open for Public Comment before Board action:

DRAFT