1. **Call to Order:** Meeting called to order by Chair, Charles Shirley at 7:00 PM.

2. **Roll Call:** Charles Shirley, Amanda Brinnand, David Palmer, Cassadra Averio in attendance; Angela DeFord excused absence. Quorum is present.

3. **Pledge of Allegiance**

4. **Public Participation:** None

5. **For Possible Action: Review and adoption of agenda:** Amanda proposed a change agenda item #7 sub numbers from 6a to 7a and 6b to 7b; Amanda made a motion to adopt the agenda with those changes, David seconded; motion passed 4/0.

6. **For Possible Action: Election of the Secretary for 2024:** Cassandra made a motion to appoint David Palmer for Secretary, Amanda seconded; motion passed 4/0.

7. **For Possible Action: Approval of Stagecoach Advisory Board Minutes.**

   6a. **For Possible Action: Approve the December 6, 2023 Minutes.** Charles stated that Cassadra wasn’t at the December meeting, Angela isn’t at this meeting and David wasn’t on the board then, so the minutes can’t be voted on because only 2 board members are present that can vote. Charles said this item would be continued to the March meeting.

   6b. **For Possible Action: Approve the January 3, 2024 Minutes.** Cassandra made a motion to approve the minutes, David seconded; motion passed 4/0.

8. **Chair and Board Member Comments:** Cassandra thanked everyone for coming and appreciates everyone that shows up and represents the community. David said he also appreciates everyone for coming out tonight and looks forward to serving the community. Amanda said there are instructions about how to sign up to receive email notification of upcoming agendas on the front table. There is a flyer concerning the urban fuels reduction program on the front table. This program, sponsored by Central Lyon County Fire District, is available for Stagecoach and Silver Springs residents; they will remove urban fuels for free, but doesn’t include weeds or wood products. Attended a veterans flag retirement ceremony in Silver Springs, Chamber of Commerce also assisted, it was a nice ceremony. Charles also said he appreciated everyone for coming out and the opportunity to speak their minds.

9. **Update on Stagecoach Community Center Proposed Improvements.** Amanda said Doug Homestead wasn’t able to attend the meeting but did provide a report which Amanda read:

   The County purchased new tables and found some better chairs to use making the meeting room look and feel better. They are working on getting 3 bids on the heating and air conditioning and new roof for the Community Center side. The funding is in this year’s budget so will need to be completed by June 30, 2024. They will be replacing the outdated heating and air conditioning units that are currently on the roof on the Stagecoach Community Center and going to a mini split system. There will be two units in the main room, one unit for the hallway and both bathrooms, and one unit for the kitchen. Some of the reasons for going to this type of heating and cooling system:

   1. Removes the existing roof ducting that is very inefficient because of the ducting being heated by the direct sunlight in the summer and cooled during the winter months.
   2. Removes the rooftop units making the new roof installation simpler and less likely to have leaks and reduced costs.
3. Wall penetration will be a much smaller penetration through the cinder block walls for the line sets than what ducting would take.

In the 2024-2025 budget, he has put in for funding to construct a 2 vehicle concrete handicap parking area. This should help with building accessibility for any person with a disability. Stated they continue to get complaints from Andrea from the Bingo group that people that use the facility are not cleaning up after using the room. Please encourage persons using the facility to clean up after themselves. Also stated that if anyone has any questions or concerns, they can contact him.

10. Update on Planning Items from Planning Commission Meeting.

10a. Tentative parcel map request, James S. II and Annette Dee, Stagecoach (PLZ-2023-047). Amanda stated this item was for a tentative parcel map request to divide a 40.82 acre parcel into 2 parcels, the smallest being 20.41 acres, located on the south side of Shawnee Road, approximately 0.5 miles east of the intersection of Iron Mtn. Blvd and Shawnee Road in Stagecoach. This item was heard at the January 3, 2024 Stagecoach Advisory board meeting, where the board unanimously recommended approval. This item was then heard at the January 9, 2024 Planning Commission meetings, where they unanimously voted to approve. A report was provided with 16 conditions of approval; Amanda didn’t read all 16 conditions, but did read 5 of them: Any future development will require connection to the public right-of-way and an encroachment permit from the Lyon County Roads Department (Amanda also stated Shawnee was a non-maintained dirt County road); The final parcel map will comply with the current Lyon County standards requiring a 7.5 foot public utility easement along the front property lines and 5-foot public utility easement along all side property lines for the proposed parcels prior to recordation; Any further division may be subject to the imposition of subdivision improvement standards as may be legally imposed at the time: Prior to recordation of a final map, the applicant shall relinquish appropriate water rights to the State of Nevada, pursuant to NRS534.120(e), lots within Lyon County are required to dedicate 2.0 acre-feet for each lot created: Failure to submit a complete final parcel map and pay the required fees within 1 year from the date of approval shall render the tentative parcel map approval as expired. No extension may be granted after receiving approval of the tentative parcel map.

11. Community Reports

A. Lyon County Commissioner/Manager Office: Not in Attendance

B. Public Safety: Sheriff Department/NHP: Jeffrey Miller, Lyon County Sheriff’s Office Central Commander said the system was temporarily down, so couldn’t provide the statistics, but priority 1 response times have been reduced by an average of 3 minutes. There was a social media post about a planned shooting at Silver Stage High School; within 3.5 hours, they had a juvenile in custody. Turned out to be an issue between 2 students, with one making a fake social media account to get the other in trouble.

C. Central Lyon County Parks and Recreation: Richard Mitrotz said the meeting last month was cancelled and the February meeting is next week (meetings are the second Wednesday of each month, and available via zoom). They now have a full board, with 5 members; all have experience; there are 2 members from Dayton, 2 from Silver Springs and 1 from Silver City.

D. Silver Springs Area Chamber of Commerce: Richard Mitrotz said Stagecoach is part of the Chamber. They have over 40 members right now and getting more each week. They are making a connection with businesses and the community. The website platform has a group forum to use and also a downloadable app; they will be trying to get residents from Facebook to their platform for information; and support local businesses. This year, they have some big initiatives such as a local farmers market for local produce and resurrection of the flea market. They will also try to introduce local craft shows, with local artists. They haven’t picked a theme for Founders Day yet, but would like to include more livestock and horses this year; if anyone has any ideas for a theme, please let them know.
E. Central Lyon County Fire District: Not in Attendance  
F. Animal Services: Not in Attendance  
G. Silver Springs/Stagecoach Hospital Board of Trustees: Not in Attendance  

12. Correspondence: None  

13. Future Agenda Items: Richard Mitrotz said a local Stagecoach resident had independently got some bids for proposals for Spud Field improvements and if the outcome could be on a future agenda. Charles said if he could email the advisory board with the information he’d like to present so it could be agendized.  

14. Public Participation:  

Richard Mitrotz said he attended the flag retirement ceremony; there were 42 flags retired and the boy and girl scouts were there assisting. They are hoping to have another one this year, around July.  

Marsha Litsinger said long time Stagecoach resident and Lyon County fire board member, Charles Lawson passed away a couple of weeks ago.  

15. Adjourn: Meeting adjourned at 7:33 PM