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**In The Matter Of:**  
**STATE OF NEVADA**  
**PUBLIC WORKS DIVISION BOARD MEETING**

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*August 25, 2022*

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*Capitol Reporters*  
*628 E. John St # 3*  
*Carson City, Nevada 89706*  
*775 882-5322*

1 STATE OF NEVADA  
2 PUBLIC WORKS DIVISION BOARD MEETING  
3 THURSDAY, AUGUST 25, 2022  
4 CARSON CITY, NEVADA  
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7  
8  
9 The Board: ADAM HAND - Chair  
10 KENT LEFEVRE - Interim  
11 Administrator  
12 TITO TIBERTI - Member  
13 CLINT BENTLEY - Member  
14 LAURA FREED - Member  
15  
16 For the Board: SUSAN STEWART  
17 Construction Law Counsel  
18  
19  
20  
21 Reported by: CAPITOL REPORTERS  
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1 THURSDAY, AUGUST 25, 2022, CARSON CITY, NEVADA  
2 -oOo-  
3 CHAIRMAN HAND: Good morning. This is Member  
4 Hand for the record. And I think our court reporter is  
5 ready. Good to go? Great.  
6 We would like to welcome everybody to the second  
7 day of the CIP review at State Public Works Board meeting.  
8 It's August 25th, about 9:00 a.m., and this is the time and  
9 place of the meeting.  
10 And we're going to kick off with roll call,  
11 possible action. The first item on our agenda is roll call,  
12 and then we'll jump right into your presentations.  
13 MR. LEFEVRE: Chairperson Adam Hand?  
14 CHAIRMAN HAND: Present.  
15 MR. LEFEVRE: Member Clint Bentley?  
16 MEMBER BENTLEY: Present.  
17 CHAIRMAN HAND: Member Tito Tiberti?  
18 MEMBER TIBERTI: Present.  
19 CHAIRMAN HAND: Member Kevin Lewis?  
20 Member and Director of Department of  
21 Administration, Laura Freed?  
22 MEMBER FREED: Present.  
23 MR. LEFEVRE: Mr. Chairman, we have a quorum.  
24 CHAIRMAN HAND: Thank you. This morning, as we

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1 get started, we would like to ask everybody to please speak  
2 into the mics, especially if you have a group at the table,  
3 just to make sure that we're able to capture the conversation  
4 for the record and introduce yourselves so that we've got  
5 that straight in our records.  
6 And with that, we'll go ahead and get started  
7 with the Nevada System of Higher Education. Welcome. We  
8 look forward to your presentation.  
9 MS. MCADOO: Good morning, I am Cathy McAdoo.  
10 And I'm the chair of the Board of Regents for the Nevada  
11 System of Higher Education. Thank you for your time today.  
12 Thank you for allowing us to be here and to introduce our  
13 items from the Board of Regents.  
14 Acting Chancellor Dale Erquiaga sends his regrets  
15 that he was not able to be here today due to another meeting  
16 conflict.  
17 The recommended projects and the corresponding  
18 ranking was approved by the Board of Regents at its May 25th  
19 special meeting. This recommended list of projects went  
20 through a very robust vetting process at the Nevada System of  
21 Higher Education and is recommended by the Chancellor and the  
22 institution presidents.  
23 The recommended list that I've reviewed today  
24 included the input of the NSHE Business Officers Council

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1 which comprises each institutions sets of finance and  
2 administration. The business officers reviewed each project  
3 against key criteria, including cost savings, life safety,  
4 code compliance and student demand for industry need. The  
5 board appreciates your consideration of these projects, which  
6 are critical to the system and its institutions in supporting  
7 Nevadans in their endeavors to earn a degree or credential of  
8 value and in supporting the State's workforce and economic  
9 development goals.

10 Thank you again for the opportunity to be here  
11 today and participate in this critical process. I will now  
12 turn it over to CFO Clinger who will start our presentation.

13 MR. CLINGER: Good morning. Thank you, Chair  
14 McAdoo, for the introduction. For the record, I'm Andrew  
15 Clinger, chief financial officer. Chair, and, Members of the  
16 Committee, thank you for your time today. As the Chair  
17 stated, we had a very robust process that we used to go  
18 through and vet these projects so we appreciate the  
19 opportunity to present these to you today.

20 We have 16 projects that we're presenting to the  
21 Board today for consideration. And what I'll do is I will  
22 start with the two deferred maintenance requests that we have  
23 before you and then each president will come up and present  
24 their individual projects for their campus. So we tried to

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1 go in the order of the ranking but as the institution will  
2 come up, they will present multiple projects. Some of those  
3 lower ranked projects will be taken out of order but we  
4 thought that would be more efficient than playing musical  
5 chairs every time we came to a project. So we started in  
6 order and we'll veer off from that a little bit as we go  
7 through the process.

8 The one thing I do want to mention too is while,  
9 as we go through the projects is when we took these to the  
10 Board on May 25th, there are several of these projects that  
11 the Board actually approved as full construction. And when  
12 we submitted them to your staff, they changed several of  
13 these to the planning projects and certainly had that  
14 discussion with Director Lefevre and understand why.

15 But just would state that as we go through the  
16 process, if there is an opportunity and if there is funding  
17 available, we certainly would prefer that those projects be  
18 put in as construction. We certainly understand the change  
19 that was made at this point.

20 So I'm going to start with our number one  
21 priority. And our first two priorities, as I stated, are  
22 related to deferred maintenance, and this is really a  
23 continuing request. We've received the 15,000,000 in what we  
24 call HECC/SHECC funds and that's Higher Education Capital

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1 Construction and Special Higher Education Capital  
2 Construction. That is specifically the name in statute. It  
3 is funded partially at least with State tax and State funds.  
4 And we have been receiving this 15,000,000 as an institution  
5 for probably 40 years.

6 And as you can imagine, over 40 years, certainly  
7 the population of the state, the number of students we serve  
8 and the number of buildings that are needed to maintain has  
9 grown significantly over that period of time.

10 So our number one request is to continue this  
11 funding. We have over three billion in property and  
12 infrastructure to maintain that System of Higher Education.  
13 And our estimate is that to just to view ongoing maintenance  
14 for that three billion dollars of infrastructure, it would  
15 take \$60,000,000 a year to maintain that infrastructure. And  
16 much like this state, we do have a significant backlog of  
17 deferred maintenance projects that we would like to address.

18 So number one priority is to continue with the  
19 15,000,000 in HECC/SHECC. And then our second priority is  
20 an additional 50,000,000. And what we would do with this  
21 50,000,000 is we would allocate this out to all of the  
22 institutions using a similar formula that we use for  
23 HECC/SHECC. It's based on gross square footage and each  
24 institution would get a proportionate share of these funds.

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1 We have identified through our internal analysis  
2 91.7 million dollars in projects that we have identified as  
3 immediate need. So these are deferred maintenance backlog  
4 items that need immediate attention.

5 In all, we've identified almost 274,000,000 worth  
6 of deferred maintenance projects, backlog for maintenance  
7 projects that are in need of completion. And these projects  
8 range from things like elevators at UNLV or fire suppression  
9 systems at UNLV, ADA at UNR or backup generator at Nevada  
10 State. So these are all deferred maintenance that we've  
11 supplied a very long list of these projects to your staff for  
12 consideration.

13 You might be thinking, okay, this is the Nevada  
14 System of Higher Education. Certainly you must have your own  
15 resources to take care of this. And what I would say to that  
16 is we really have two main sources of revenue that we -- that  
17 we manage our budgets with. One is State funding. And the  
18 other is student fees.

19 And so on the student fee side, we charge between  
20 \$4.31 per student credit hour for all the way up to 20 at  
21 universities, and so all of that money is not enough to cover  
22 for maintenance needs. And, in fact, we can double that fee  
23 that we're charging the students and we still would not have  
24 enough to cover all of the deferred maintenance issues. Then

1 we would be able to use those funds to match the State.  
2 So for example, the UNLV engineering building,  
3 that capital fee at UNLV is used to match their portion of  
4 the cost of that building. So even if we dedicated all those  
5 resources to deferred maintenance and doubled the rate, we  
6 would still not have enough to meet that commitment. So that  
7 is why this is our number two priority.

8 And with that, Mr. Chair, we will move on to the  
9 next one or happy to sit for questions.

10 CHAIRMAN HAND: It might be best if we go  
11 ahead and -- because people are going to be changing, it  
12 might be better if we take questions along the way so we  
13 don't have folks to come back and forth.

14 MR. CLINGER: Okay.

15 CHAIRMAN HAND: So, Members of the Board, do you  
16 have any questions?

17 MEMBER FREED: Thank you, Mr. Chairman. Laura  
18 Freed for the record. So is this number two priority of  
19 50,000,000 intended to be an ongoing request or is this more  
20 of a one shot for this four year CIP period?

21 MR. CLINGER: That is a great question. So we  
22 would -- we're asking for this biennium year, but I  
23 anticipate that this would be a request that you would see  
24 for multiple bienniums. Like I said, we've identified almost

1 investments in our space allow us to really drive this  
2 mission. And we also come forth with we hope to be some  
3 creative and thoughtful solutions regarding the space  
4 deficits that we have.

5 A most recently NSHE report indicated that Nevada  
6 State has got a 60 percent student study space deficit, so  
7 our first priority speaks to this. Our Academic Village is a  
8 proposed 40,000 square-foot complex, using high end durable,  
9 modular construction. That's a lot of modifiers. But what I  
10 think is important about this is that it has an attractive  
11 price point. It is particularly flexible. It allows us to  
12 be a to reduce costs of about 40 percent of what you might  
13 see in a traditional brick and mortar facility. It's cost  
14 effective. I think reduce the overall costs to the State.  
15 It also I think advances sustainability efforts and goals  
16 that you may see as well.

17 This project is the highest ranked institutional  
18 project coming from NSHE and is supported by our Board of  
19 Regents. It was ranked third overall by the Regents for the  
20 last biennium. Unfortunately, it did not make it to the  
21 finish line. So our hope is that this year that will occur.

22 What would we use this space for? When we think  
23 about colleges and universities, we know the students' space  
24 is important, particularly around student success initiatives

1 92,000,000 in backlog. So if we got 50,000,000 this time,  
2 you know, we would be able to take, immediate need backlog I  
3 should say. So we would be able to address part of that.  
4 But we would certainly be back in future biennium to ask for  
5 additional deferred maintenance costs.

6 CHAIRMAN HAND: Any other questions? Thank you.

7 MS. POLLARD: Good morning. For the record, I'm  
8 DeRionne Pollard, President of Nevada State. This is my  
9 first time being before this body. So I apologize in advance  
10 if I get this all wrong. But I will also share that I  
11 brought smarter people with me, you probably are familiar  
12 with. To my left Kevin Butler, vice president -- senior vice  
13 president for all things business and operations at the  
14 institution. And just to make sure in case he gets it all  
15 wrong, we also have Lisa Schock with us, who is our director  
16 of facilities at Nevada State College.

17 So, Chairman Hand, and, Members of this Board,  
18 it's a delight to be here. I'll offer a few reflections on  
19 the needs of Nevada State as it relates to our capital  
20 projects. You do know that Nevada State is the newest  
21 institution within the NSHE system. And what's important  
22 about that is that we've been very clear about thoughtful  
23 growth and development. We are one of the fastest growing  
24 institutions in the country. As a result of that,

1 and support that goes for that. Our data proving method has  
2 a key component to help maintain and graduate our grossly  
3 diverse student population.

4 Right now our robust tutoring services are in a  
5 space that's 500 square-feet in the back of our library. And  
6 our writing center operates about three-fourths of a  
7 converted classroom that's in a separate building from other  
8 tutoring services. So our goal is to build a tighter  
9 mousetrap and to do it thoughtfully to help keep students in  
10 one space. The Academic Village will provide much needed  
11 space for our student success initiatives and will allow us  
12 to cluster those in one spot.

13 I would like to point out that while this agenda  
14 item has been a place in advance planning project, our hope  
15 is that the Regents recognize that the Regents prioritize  
16 this as a design and construction project. So what is un --  
17 like, what you might typically see presented, it's important  
18 to know our module construction project is ideally designed  
19 and constructed simultaneously.

20 The college space needs are immediate. The  
21 request here is to design, construct and place within a year,  
22 allow that particular module construction. And we understand  
23 the statutory interpretation for projects exceeding  
24 \$1,000,000, excuse me, \$10,000,000. However, the statute

1 does provide, as I understand, quote, latitude to the extent  
2 practical. And we're respectful that this body may take this  
3 into consideration.

4 This project was ranked high for a reason. And  
5 we are requesting 27.74 million from the State to be matched  
6 by 2.5 in agency funds for planning and construction of the  
7 Academic Village.

8 I will also note for the record that Nevada State  
9 is comfortable to explore funding solutions privately for the  
10 planning dollars if the Board were willing to provide  
11 construction dollars only. That is the first project that  
12 you see, which is our number one priorities and institution.

13 A few others I'll speak to briefly. Our STEAM  
14 building, you may or may not know that Nevada State graduates  
15 the most bachelor prepared nurses in the State of Nevada for  
16 a public institution and we tripled the size of our nursing  
17 program since 2014. We are expanding in our institution in  
18 the space. And we know, hopefully you know as well,  
19 chemistry and biology are precursors to nursing programs,  
20 high enrollment courses. And right now, the space that we  
21 have in there does not provide us to expand the enrollment as  
22 is needed.

23 Moreover, our liberal arts and science building  
24 has inadequate space for its storage of chemical waste. And

1 the campus master plan and restricts our ability to cluster  
2 similar proposed and purpose projects. We know that right  
3 now the cost per weekly fire pump test continues to be  
4 significant, and we know that. We are trying to expand to  
5 really speak to the water needs that are a part of Southern  
6 Nevada definitively. We are requesting 6.2 million to place  
7 a reservoir at a high location on campus that will allow us  
8 with the associated pumps, and piping is necessary to do this  
9 work. And we will continue to see grant funding as well to  
10 the extent we can to partner with other agencies.

11 Last, but not least, our student wellness center,  
12 we're actively seeking to expand our services around student  
13 wellness to our students. We have very little space for  
14 student wellness than it is right now. We do not offer any  
15 medical services right now on our campus. Our closest  
16 hospital is about four miles away, and this is not ideal as  
17 one has resident facilities on our campus as well. It's  
18 really not optional for us not to have some type of health  
19 and wellness safety services on campus.

20 We're requesting advance planning dollars in the  
21 amount of \$7,000,000 to design a 100,000 square-foot facility  
22 that would include medical and mental wellness substance and  
23 other counseling, holistic healing and therapy recreational  
24 facilities. This will create synergy between our nursing

1 more importantly we're also seeing a significant challenge in  
2 keeping the systems necessary because you have to run them  
3 continuously for those laboratories.

4 We're requesting advance planning in the amount  
5 of 6.6 million to design the building to support our science  
6 technology, engineering, arts and mathematics. This is  
7 conceptualized as a 50,000 square-foot facility. And as a  
8 small young institution, we're still growing. So we will be  
9 looking for donors to help with that. And as a result of  
10 that, we have not yet provided advance college matching  
11 dollars for advance planning funds.

12 I understand this is probably not a new concept  
13 to you that you've heard from Nevada State, that would be  
14 water infrastructure. That seems to be quite the lingo in  
15 the state. I'm learning this quite a bit. In order to  
16 continue developing our 512 acres, we recognize and know that  
17 adequate and reliable water pressure is necessary. The  
18 future growth of our institution is dependent upon that.

19 So as a result, we know about only 15 percent of  
20 Nevada State's campus of our 512 acres has sufficient water  
21 pressure needed for fire suppression and domestic water  
22 supply. So this is not a vanity project. This is really in  
23 a lot of ways a public safety.

24 This means that we are able to build according to

1 program, as well as psychology and our life sciences program.  
2 And we propose to co-locate this with the first  
3 project I mentioned, our Academic Village. And we were  
4 awarded a 1.9 million dollar congressional earmark to help  
5 with the cost of construction. So we are very excited to  
6 move this forward.

7 I'll end by indicating Nevada State is moving  
8 into our 20th Anniversary year. We're small and mighty. I  
9 like to say we're young and scrappy as we sit in the State  
10 House. I think that's important to note. I'm happy to  
11 respond to any questions you may have for me or the smarter  
12 people that I brought with me today.

13 CHAIRMAN HAND: It looks like you're not going to  
14 have to rely on those smarter people. You've answered all of  
15 our questions this morning in your presentation. Thank you.

16 MS. POLLARD: Thank you very much, Chairman.

17 MS. HELENS: Good morning, everyone. I'm Joyce  
18 Helens. I'm Great Basin College President. I know you all  
19 know Great Basin College. We cover over 86,000 square miles  
20 of rural and frontier Nevada. And in that vast geography, we  
21 have the main campus in Elko. And we have community campus  
22 centers in Winnemucca and Ely and in Pahrump.

23 And I'm just briefly going to talk about Pahrump  
24 because Pahrump is growing. That whole valley is growing,

1 Nye County. Our campus is out of room. We share a room now  
2 in the high school. We've put in a manufacturing program.  
3 We have a successful nursing program. We just had a  
4 wonderful graduation over in the Vineyard over in Pahrump,  
5 the nurses pinnings. So we're out of room.  
6 Now about five years ago, conveyed to us, we had  
7 BLM, about 280 acres. It's a beautiful desert floor place,  
8 nice and flat, has some water and the community really wants  
9 to continue to grow.  
10 We have an idea there. You've seen a business  
11 park or an industrial park, you're thinking of an educational  
12 a park so that we would have the expertise of our colleague  
13 institutions, UNLV, State College, CSN, along with GBC out  
14 there. We think why recreate the wheel. We've got these  
15 wonderful expertise here anyway.  
16 So this is ranked number four by the Nevada  
17 System of Higher Education Board and its advance planning and  
18 a campus master plan. So what this would do would simply  
19 assist us in now planning that education part in the design  
20 of the first two buildings.  
21 Our slides are just, again, it's so -- we really  
22 don't have anything sketched out other than this wonderful  
23 idea to bring this expansion to that valley. So our State  
24 funding, it's about 2.8 million. And institutional funding,

1 maintenance projects at our Northern Nevada campus and  
2 planning funds for space at our Southern Nevada campus.  
3 The first one, we have several deferred  
4 maintenance projects, as Mr. Clinger talked about earlier,  
5 that are in desperate need of funding at DRI. Our top  
6 priority project is the replacement of the chilled water  
7 plant for our Northern Nevada science center. The existing  
8 equipment is 23 years old or has come with the building  
9 completed in 1999. The existing equipment uses three times  
10 the energy compared to modern equipment.  
11 The project will preserve functionality of  
12 central plans. The equipment that serves four buildings  
13 right now on the DRI campus, if it failed, it will take down  
14 three buildings operations until it's available. It's built  
15 for our research, continuing at DRI.  
16 The second request is for the Southern campus.  
17 This is, during the last legislative session the national  
18 atomic testing museum was responding to plan for a particular  
19 move from our building to a new space at the end of lease.  
20 We would like to utilize space which would allow us to grow  
21 our Southern Nevada without constructing a new building. We  
22 would like to request \$458,000 for preliminary planning to  
23 remodel the space for best use once the museum moves. Those  
24 are our requests. And with that I will be happy to answer

1 of course, we're a small institution, but we've saved up  
2 300,000. Planning and design estimates, a little over  
3 3,000,000. And the clock is ticking because of this  
4 conveyance from over five years ago now from BLM.  
5 I have with me Sonja Sibert, who is our vice  
6 president. She's been with us along the way as we've had  
7 this dream to build this wonderful facility. And we have  
8 seen even through the pandemic the population of the valley  
9 grow, the development that's going in and housing. So we  
10 know now is the right time.  
11 MS. SIBERT: For the record, Sonja Sibert, vice  
12 president for business affairs. And this is critical and  
13 time to start moving forward on this project now that we are  
14 past the pandemic. We have to provide significant -- show  
15 significant progress for the completion of the project or the  
16 building within 12 years after the conveyance from the BLM or  
17 they could request that we revert that land back to the BLM.  
18 MS. HELENS: Thank you for your consideration.  
19 And if there's any questions.  
20 CHAIRMAN HAND: Thank you.  
21 MR. ACHARYA: Good morning. I'm Kumud Acharya,  
22 President of the DRI. I'm here with Mr. Pete Ross, assistant  
23 vice president for campus planning and physical plant. DRI's  
24 request are focused on one of the lengthy deferred

1 any questions that you may have or Peter Ross is here.  
2 CHAIRMAN HAND: It appears as though we don't  
3 have any questions. You all are doing a great job this  
4 morning.  
5 MR. ACHARYA: Thank you.  
6 CHAIRMAN HAND: I'm sorry, we do have a question.  
7 MEMBER FREED: Sorry. I'm late on my buzzer. So  
8 this is a, this is for 50,000,000 in additional deferred  
9 maintenance. So can you talk a little bit about the thinking  
10 around why this would be part of that 50,000,000 and as a  
11 separate maintenance project.  
12 MR. ROSS: This is Peter Ross for the record.  
13 Thank you for that question. The reason is a matter of  
14 scale. 50,000,000, even though it's a lot of money, the  
15 system is big. We have so many needs through. Once you look  
16 at dividing up that \$50,000,000, we expect DRI share, we hope  
17 DRI share will be around 1.5 million. The staff's estimate  
18 for replacing this chiller plant is around \$5,000,000. And  
19 so there's just no way for us to phase this. There's no way  
20 for us to fit it into what our money is. There's no way to  
21 fit it into what we had hoped to get from the 50,000,000  
22 should it be funded.  
23 MEMBER FREED: Thank you, Mr. Chairman. Thanks  
24 for looking at me. I was late.

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1 MR. ZARAGOZA: Good morning, Mr. Chairman, Board  
2 Members, Director LaFevre, colleagues, and, guests. For the  
3 record I am Federico Zaragoza, President of the College of  
4 Southern Nevada. With me today is Sylvia Kim, associate vice  
5 president for risk management and Patty Charlton, who is the  
6 project consultant on these initiative.  
7 Thank you for this opportunity to present the  
8 College of Southern Nevada's 2023 Legislative Capital  
9 Priorities. The first two capital projects that I will  
10 present today are consistent with the Board of Regents and  
11 the NSHE budget priorities and aligned directly to the  
12 Governor's and Southern Nevada stakeholders, workforce  
13 economic development strategicals.  
14 They are also central to our mission in providing  
15 access to higher education to all of our diverse communities.  
16 More specifically, our Northern campus project directly  
17 addresses documented lack of access to higher education and  
18 workforce education programs to the residents and businesses  
19 in the fast growing northwest corridor of Clark County.  
20 The Sahara West Workforce Center addresses  
21 directly our commitment to create education and career  
22 pathways for underserved communities and populations. Our  
23 Sahara West Center serves predominantly nonspeaking, high  
24 school, non-completers, immigrant populations. Many of our

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1 students are recently displaced or long-term unemployed.  
2 They come to Sahara West Center for basic, GP services, job  
3 training, retraining, re-skilling and any effort to connect  
4 employment.  
5 Our final project is a critical seismic retrofit  
6 project that impacts the main building of our North Las Vegas  
7 campus. First project before you is the advance planning and  
8 programming for the Northwest Higher Education Center and  
9 this is our top priority. This would be our first building  
10 at the northwest campus. The project has previously been  
11 presented before this body in prior legislative session.  
12 The cost of the advance planning and programming  
13 phase through construction documents are estimated to be 6.3  
14 million dollars. Our request for State funding is 5.2  
15 million. And the College of Southern Nevada will provide a  
16 match of 1.1 million dollars and these funds already on hand.  
17 For the record, on June 28th, 2018, CSN received  
18 final transfer of the northwest campus site from the Bureau  
19 of Land Management via the City of Las Vegas for this 44-acre  
20 parcel. The express use of this land is for the construction  
21 of a college campus for CSN. And that's a construction  
22 initiation deadline of 2026. So our clock is ticking as  
23 well.  
24 The advance planning bucket request, development

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1 for construction documents for a 54,000 square-foot building,  
2 in addition to onsite and offsite infrastructure. The  
3 building will provide college transfer courses, students of  
4 court services, dual enrollment, workforce pathways in areas  
5 such as information technology, allied health and skill  
6 training to meet demand occupations and higher education  
7 workforce for the northwest communities.  
8 The proposed northwest campus is ideally located  
9 in the far northwest corner of the Las Vegas Valley at the  
10 intersection of Elk Horn and Durango. This site is easily  
11 accessible by public transportation and the interstate  
12 system. The location is designated by Blue Star on the top  
13 of the corner of the map on the slide before you.  
14 This proposed location is critical to the  
15 college's effort to make education accessible for the  
16 residents of the Las Vegas Valley. The location is currently  
17 in an under certain area of the valley. Our proposed  
18 secondary education is not available. The map before you  
19 illustrates the population growth of the residential  
20 development in the far northern part of the valley and is  
21 identified in the heat map in front of you. This site is  
22 situated within the communities that are farthest from the  
23 CSN existing campuses and adjacent to new residential  
24 development.

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1 This slide is also less than half a mile from the  
2 New Centennial Hospital. The closest CSN facility to this  
3 location is the CSN or West Charleston Campus which is  
4 approximately 12 miles away.  
5 The new educational facility would address the  
6 primary concerns of the northern quarter residences and  
7 businesses for higher education and workforce, education  
8 services in this sector of the city.  
9 The predicted estimates received from the State  
10 Public Works reflects a cost of 6.3 million dollars with a  
11 match of 1.1 million from CSN with cash on hand. This  
12 represents a State funding request of 5.2 million dollars.  
13 It recruits CSN would work with the Public Works to complete  
14 the planning phase and request construction funding in 2020  
15 -- in the 2025 session and FF&E in the 2027 session. Again,  
16 we respectfully request your support for this project.  
17 Our second project is for improvement to the  
18 Sahara West Workforce Education Center. This facility is  
19 home to specialized laboratories, classrooms and support  
20 spaces. And this project also includes enhanced critical  
21 infrastructure needs related to ADA code compliance and  
22 upgrades for the facility.  
23 The facility is comprised of two buildings and  
24 serves and houses the CSN division of workforce and community

1 development. The first building was constructed in 1973.  
2 And the second building was constructed in 1981. Funding for  
3 this request will enable CSN to address compliance with  
4 current ADA requirements and, again, critical infrastructure  
5 improvement of the HVAC, electrical, plumbing and parking  
6 abatement systems which are all related to code requirements.  
7 In order to develop necessary labs and  
8 classrooms, this project is shovel ready. Construction  
9 funding is requested in the amount of \$6,000,000. Our  
10 request for State funding is 4.5 million. And CSN will  
11 provide a match of 1.5 million dollars. CSN has these funds  
12 on hand.  
13 CSN provides robust pathways to current and  
14 emerging jobs in Southern Nevada. According to EMSI, an  
15 astounding one out of 74 employees in the Las Vegas Valley  
16 region are CSN alumni. The Sahara West Workforce Development  
17 Center has proven to be an important location for connecting  
18 underserved populations to current and emerging high  
19 development jobs in health, skilled training and information  
20 technologies.  
21 This facility specializes in short-term skilled  
22 training and enrolls approximately 10,000 students per year  
23 in courses, programs and trainings delivered at the site.  
24 The cost estimate before you includes design, extraordinary

1 seismic occurrence, operational continuity would be  
2 compromised and the building would require replacement if  
3 these improvements are not completed due to the anticipated  
4 level of structural damage.  
5 These improvements will reinforce the building  
6 structure so that in the event of the seismic event,  
7 potential serious damage to the structure would be  
8 appropriately mitigated. There was significant changes to  
9 the seismic codes and recommendations over the building code  
10 changes since the building was originally constructed in the  
11 late '70s and early '80s. There were extensive seismic code  
12 changes between 2010 and 2016 and ultimately incorporated  
13 into the 2018 international building code which is the  
14 current State adopted code.  
15 The slide before you gives a little bit more  
16 information about the phases of our project. Again, this  
17 seismic retrofit would be completed in multiple phases. The  
18 first phase would consist of reinforcing shear walls in the  
19 building. And while it might be a little bit difficult to  
20 see, those are identified by the green bars on the first  
21 floor.  
22 The next phase is address reinforcing all of the  
23 existing columns and that is the visual to the right on the  
24 slide. And this would be also completed on phase two of the

1 cost, as well as construction. The project estimates  
2 receiving, the receipt from the State Public Work reflects a  
3 cost of \$6,000,000, 4.5 million of State funding and CSN will  
4 provide a 1.5 million cash on hand. At this point to expand  
5 on my presentation, Patty Charlton will present our third  
6 project.  
7 MS. CHARLTON: Thank you, Mr. Zaragoza. For the  
8 record, Patty Charlton, College of Southern Nevada. Our  
9 final project is a seismic retrofit North Las Vegas campus,  
10 specifically the east wing which houses the campus library  
11 and our student service support operations which includes  
12 things such as registrar, our disability resources, cashiers,  
13 advising and other functions.  
14 CSN is requesting 3.5 million of funding for this  
15 project from the State. Structural analysis indicated that  
16 the seismic lateral design of the building structure,  
17 although which was co-compliant at the time of design in 1977  
18 does not meet the current code due to the age of the  
19 facility.  
20 The facility requires additional structural  
21 supports and retrofit of columns and shear walls to meet  
22 those current seismic codes and to ensure the safe,  
23 sustainable operations of the facility.  
24 Reports indicate that in the event of a major

1 first floor and phase three of the second floor. These  
2 efforts will provide the necessary reinforcement to the  
3 existing structure so that the building will meet the current  
4 seismic code and withstand any lateral stresses triggered by  
5 a seismic event. This project, again, is a request of 3.5  
6 million dollars from State funding.  
7 And thank you for consideration of our projects  
8 at CSN. And we are available to answer any questions should  
9 you have them.  
10 MR. LEFEVRE: Kent LeFevre for the record. I  
11 have a question on priority number ten, the Sahara West  
12 Workforce Education Building. I think I heard you say that  
13 it was shovel ready. Can you elaborate.  
14 MS. CHARLTON: We would have to do some of the  
15 plan. And we have an assessment that does outline all of the  
16 ADA requirements, the electrical panels, the mechanical units  
17 as well. And so we would need -- there is a component of  
18 planning within there. My apologies. So, yes, there would  
19 be planning associated to get through the construction  
20 documents to finish the work at that facility.  
21 MR. LEFEVRE: Thank you.  
22 CHAIRMAN HAND: Do you have any other questions?  
23 Thank you for showing something that an engineer  
24 can appreciate. Thank you.



1 MR. WHITFIELD: Well, good morning, Chair. Good  
2 morning, Committee. I thought I was just loud. Good  
3 morning. For the record, Keith Whitfield, President of UNLV.  
4 And with me is my CFO, Jean Vock. I get all of the easy  
5 things. And she gets all of the hard things, so just keep  
6 that in mind.

7 So UNLV is presenting two high priority projects  
8 for your consideration. The interdisciplinary to science  
9 technology building and a fine arts building.

10 First with the interdisciplinary science and  
11 technology building, this is the highest priority for UNLV in  
12 terms of funding of the advance planning that's needed for  
13 this 90,000 square-foot interdisciplinary science and  
14 technology building which is ranked number seven on the NSHE  
15 priority list, along with increased demand for stem skills  
16 and an increasing number of our students are enrolling in  
17 programs requiring interdisciplinary class and research  
18 space.

19 Although, UNLV serves as the largest metropolitan  
20 area of the state, the campus has consistently been short on  
21 these types of spaces in the NSHE space utilization surveys.  
22 As a Carnegie One research university, UNLV is significant in  
23 under-resource in terms of available research space and less  
24 expanded space to create additional research opportunities to

1 intended mix of academic and lab spaces will be convertible,  
2 modular and mobile to allow the greatest flexibility for  
3 faculty researchers and students across multiple disciplines  
4 to use the area collaboratively while minimizing duplication  
5 of research, instrumentation and infrastructure.

6 Let me now share with you our second project, and  
7 that is our fine arts building. UNLV is requesting funding  
8 for these advance planning of the fine arts building. The  
9 request is for a total of \$10,157,652 split 50/50 between the  
10 State and UNLV and institutional funds. This 100,000  
11 square-foot space has an estimated cost of \$95,000,000. The  
12 project was ranked number four on NSHE's priority list.

13 Number 14, did I say 40? I'm surprised that my  
14 colleagues to my left didn't catch me there but tried to slip  
15 it in.

16 Workforce in Nevada benefits from educational  
17 partnerships with fine arts programs. Nevada's economy is  
18 largely reliant on hospitality, tourism and entertainment.  
19 Entertainment has now surpassed gaming as a primary reason  
20 people visit Southern Nevada.

21 In the College of Fine Arts produces immediately  
22 employable graduates in fields as, such as performing arts,  
23 visual arts, graphic design and other areas that support  
24 Southern Nevada's core workforce in the hospitality industry.

1 remain competitive.

2 The proposed building will provide opportunities  
3 for creative interdisciplinary clusters that allow students  
4 and faculty to learn side by side and work together to solve  
5 our biggest problems.

6 The request is for a total of \$16,592,237, with  
7 \$13,279,790 requested from the State funds and \$3,318,447  
8 from UNLV institutional funds.

9 The current total estimated cost for both  
10 planning and construction for this building is \$160,000,000.  
11 The primary goal of this project is to create a unique space  
12 that promotes transformative cutting edge research to  
13 identify solutions to contemporary problems. This is what  
14 research universities do.

15 This will be accompanied by supporting multiple  
16 interdisciplinary programs, including urban sustainability,  
17 brain health, destructive technologies, water, solar power,  
18 ubiquitous data and artificial intelligence, just to name a  
19 few things. With ongoing connections, we will also be  
20 connecting with the pre-K through 12 education programs.

21 To support these goals, the design of the  
22 building will include flexible classrooms, interactive  
23 learning studios, modular wet and dry labs, collaboration and  
24 collision spaces, study rooms and an auditorium. The

1 Programs in the UNLV College of Fine Arts produce  
2 top notch graduates for our industry partners, and proximity  
3 to those partners has resulted in students consistently  
4 earning more than graduates of comparable institutions.

5 This project will provide contemporary  
6 classrooms, class labs, experiential learning and innovative  
7 discovery spaces to support UNLV academic and research  
8 programs.

9 Over the last decade, enrollment in the College  
10 of Fine Arts has grown by 22 percent. And it's currently  
11 unable to meet the demands in some programs due to the  
12 quantity and particularly the quality of the space currently  
13 available.

14 The investment in the new fine arts building will  
15 replace Grant Hall which has far surpassed the end of its  
16 useful life and is no longer sustainable for renovations.  
17 State Public Works included the building on their list of  
18 those buildings needing to be demolished and replaced in  
19 1998. The building continues to deteriorate. Most recently  
20 the heating and cooling of the building have proven  
21 inadequate and very challenging to replace or supplement.

22 UNLV is continually faced with expensive repairs  
23 that are only temporary fixes to deal with these issues.  
24 Investment in this building will eliminate the need for

<p style="text-align: right;">Page 210</p> <p>1 significant deferred maintenance projects estimated to be at 2 or more than \$13,000,000. 3 Planning of the project is becoming critical to 4 ensure constructions is completed in a timely manner to meet 5 the demands of the industry as our workforce needs have 6 drastically increased since the end of the pandemic, let's 7 say end of the pandemic. 8 Without the immediate planning and construction 9 of this building UNLV may lose its competitive vantage to 10 institutions outside of the state which offer -- which would 11 have detrimental affects to the State workforce. With that, 12 Chair, we're open for questions. 13 MEMBER FREED: So in looking at both the 14 interdisciplinary science and tech building, as well as the 15 fine arts building, are the UNLV matches from private donors 16 or student fees? 17 MR. WHITFIELD: Let me make sure I get this 18 right. It will be -- for the interdisciplinary science 19 building, that will be a mix of philanthropy, institutional 20 funds and then a small amount of student fees. 21 MEMBER FREED: Okay. And fine arts building? 22 MR. WHITFIELD: Fine arts building, similar. 23 MEMBER FREED: Same thing, okay. And is that 24 cash on hand or just commitment from donors?</p>	<p style="text-align: right;">Page 212</p> <p>1 staff. I know how much time you all have spent on this, 2 particularly Adriana Benjamin for her assistance in reviewing 3 this project and preparing for its presentation today. 4 Specifically, on this project funds are requested 5 to support planning design and ultimately construction of a 6 new life sciences building that will provide modern teaching 7 and research laboratories. And I understand your staff is 8 recommending this project be split into two phases, both of 9 which are shown on this slide. 10 So this additional modern space is essential for 11 advancing our Carnegie R1 high research mission for providing 12 moderate and efficient teaching laboratories. So if and when 13 this building is constructed and finished, it will complete 14 the build-out of our Mathewson Gateway District. And if you 15 can go back to the prior slide for me, Andrew. So here we 16 go. 17 So if you look, the Gateway, to orient you, the 18 Center Street which will soon become University Way, on the 19 one side we have a parking garage which will be finished in 20 December of this year. On the other side is the future site 21 of our business building, both of which are being constructed 22 without State funds. But this is the building that we're 23 really and truly complete this end of campus. 24 The business building is also slated to be</p>
<p style="text-align: right;">Page 211</p> <p>1 MS. VOCK: Hi. Jean Vock. Yeah, thank you. For 2 both of those projects, we have interest from donors but we 3 can't actively fundraise until we have a commitment to move 4 forward but there are -- there's definite interest. We 5 believe that the capacity for fine arts given the nature of 6 the facility probably exceeds that of the interdisciplinary 7 center and technology building. But the CIP funds that we 8 collect will be used for debt service. We anticipate 9 financing a portion of this. 10 MEMBER FREED: Okay. 11 MS. VOCK: And that would be through the student 12 fees that are collected through the capital fees. 13 MEMBER FREED: Thank you, Mr. Chairman. 14 CHAIRMAN HAND: Thank you. 15 MR. SANDOVAL: Good morning, Mr. Chair, Members 16 of the Board. For the record, my name is Brian Sandoval, 17 President of the University of Nevada, Reno. Sitting next to 18 me is Vic Redding, the vice president of finance and 19 facilities administration. 20 I'm here to present our CIP request for the '23 21 session. You may be familiar with it. It was one that was 22 before you four years ago or two years ago, excuse me. So on 23 behalf of the University and particularly my facility 24 services team, I want to extend my appreciation to your</p>	<p style="text-align: right;">Page 213</p> <p>1 finished in the summer of 2025. So this new life sciences 2 building will comprise of approximately 80,000 square-feet 3 and will have one building pad left at the south end of the 4 area for future life sciences expansion. I'm going to ask 5 you to go back. But you'll see that. And, again, if you're 6 familiar with it, if you're heading on I80 west and you take 7 a right, right when you turn into campus, that's exactly 8 where this building would go. 9 So I want to give some perspective in terms of 10 the need for this building. I think and hope many of you had 11 the opportunity to visit the building, but it was, the 12 current building, the Fleischman Ag building was built in 13 1957. The student body population at the time at the 14 University was 1,732. Dwight D. Eisenhower was the President 15 of the United States. And Nevada had a population of 16 260,000. It simply is not cost effective to remodel or 17 adapt. 18 And, as I like to say, I know there's a court 19 reporter taking this, but we've basically Frankensteined this 20 building as much as we possibly can in terms of trying to 21 meet the needs of our faculty staff and students that reside 22 in the building. And, as I said, I don't want to disparage 23 the building. It has served us well through years. But as 24 Vic has told me many times, we have fully amortized it.</p>

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1 But the current Fleischman Ag building is 128,297  
2 gross feet as compared to the 80,000 building that would  
3 replace it. It's the primary facility that provides  
4 instructional research laboratory space; as well as office  
5 space for the life sciences at the University of Nevada,  
6 Reno. It's the primary research space for 48 faculty  
7 members. And, again, to give you perspective on what they  
8 do, these are faculty members from our Department of the  
9 biology and college of science, the Department of Natural  
10 Resources and Environmental Science, the Department of  
11 Agriculture, Veterinary and Range Land Science and the  
12 Department of Nutrition.

13 So we did, we thought it was important to retain  
14 an outside industry expert to assess the current state of the  
15 building and to evaluate it and to make recommendations with  
16 regard to the potential efficiencies that would be gained  
17 with regard to constructing a new building.

18 So the old building includes seven teaching  
19 laboratories that occupy a total of 6,600 square-feet. And  
20 when compared to teaching laboratories at 12 other comparable  
21 universities, the per square foot per student of available  
22 space at 30.4 ranks at the bottom of all of the universities  
23 with the comparables and well below the average for other  
24 universities in terms of desirable square feet per student.

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1 The consultants also determined that the  
2 ventilation systems, bench tops and room layouts are  
3 inadequate and do not meet modern teaching standards. Again,  
4 if you walk this building, if I were a student in 1957, there  
5 is no change. And respectfully, the high schools have nicer  
6 facilities than what you will see there.

7 The building also, the old building includes  
8 approximately 39,000 square-feet of research space and that  
9 number is approximate because there's a considerable amount  
10 the old space that was originally designed for other uses  
11 such as offices, closets and even a vending alcove. So,  
12 again, if you walk that building there are closets that  
13 literally have research equipment in them because we have  
14 grown so far beyond the need.

15 So the desirable square footage of research space  
16 per research team members is 135, well below the median of  
17 comparison universities which is 180. Approximately  
18 22 percent of the research space is dedicated to shared  
19 functions such as cold rooms, tissue culture, microscopy  
20 freezers, et cetera.

21 So now the contrast to a new and modern -- modern  
22 life sciences building, which this is a rendering of what it  
23 could possibly look like where approximately 50 percent of  
24 the research space is dedicated to shared services. So the

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1 building, current building ranks at bottom of 12 comparison  
2 universities in terms of the proportionate space dedicated to  
3 share functions.

4 So the consultants determined that the  
5 opportunities for renovating are limiting. As I told you,  
6 it's done. I mean, there's just nothing more that we can --  
7 we can do to it. And it just simply is throwing good money  
8 after bad to try to continue to renovate that building. So,  
9 again, the site of the new life sciences build is one that is  
10 conducive to easy access to existing life science teaching  
11 and research facilities.

12 So to summarize the request, the CIP would enable  
13 the University to construct a new state of the art build --  
14 modern life sciences building. The external consultant's  
15 report on the current building provided useful information on  
16 the conceptual design, as you see up there, for modern life  
17 sciences building and for optimal uses. Those are all listed  
18 there.

19 The existing building will -- you know, we won't  
20 demolish that. It will provide some laboratories and offices  
21 for life sciences faculty staff and students and require,  
22 again, doing the best we can to keep it up. So the students  
23 who will learn in this building are the future workforce.  
24 And I know that workforce development is a huge priority for

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1 this state. And the students that will be working in this  
2 building will be in high demand sectors, such as medicine,  
3 nursing, biotechnology, agriculture, climate sciences,  
4 nutrition, environmental quality, water resource management,  
5 water quality and food security which, again, are probably  
6 some of the most important challenges of our time.

7 It also will be the site for faculty and students  
8 can successfully conduct critical basic science activities to  
9 solve their problems that Nevadans, the nation and frankly  
10 the world face.

11 So with that, Mr. Chairman, Members of the Board,  
12 I appreciate your time and attention. And I'm happy to  
13 respond to any questions that you may have.

14 CHAIRMAN HAND: Do you have any questions, Board?  
15 I'm looking to my left.

16 MEMBER FREED: It's getting to be a habit. I  
17 feel like Mr. Redding knew this was coming. Laura Freed for  
18 the record. My apologies. So it says inter project  
19 narrative. UNR reported up to 3,000,000 in funding for this  
20 project, so an 80/20 split. Again, donor funds, donor  
21 commitments I assume or student fees?

22 MR. REDDING: Good morning. For the record, Vic  
23 Redding, University of Nevada, Reno. You're absolutely  
24 correct with the student fees. Andrew, if I can have you go

1 back one slide.

2 The project, as CFO Clinger mentioned, was  
3 approved for planning design and construction by the Board of  
4 Regents, so that's how we submitted it. In your book, it's  
5 reflected in the two-step process. So I'm going to speak to  
6 the numbers on the slide. The end point is the exact same  
7 which is a 50/50 distribution between the State and the  
8 University.

9 So if it's done in this two-step process, the  
10 first \$3,000,000 will be directly from the capital  
11 improvement fee, the money that we discussed today, and that  
12 is in hand and ready to go. The second part of the project  
13 would be a mixture of revenue back or revenue bonds backed by  
14 student fees.

15 MR. SANDOVAL: Mr. Chair, if I may and to  
16 Ms. Freed, another big concern of mine is, speaking of money,  
17 is that this building has gone from 90,000,000 to 140 to  
18 152,000,000 because of construction inflation. And so, you  
19 know, the longer we wait, obviously the more expensive we get  
20 for the very same thing. So, you know, there is a sense of  
21 urgency. But, again, I completely support and respect and  
22 appreciate the ranking that was conducted by the Board of  
23 Regents, but I just wanted to present that to you.

24 CHAIRMAN HAND: Any other questions? If not,

1 thank you for your presentation. And as a student at UNR in  
2 the '80s, I took a class in that building and it was worn out  
3 then, so. Thank you.

4 MR. SANDOVAL: Thank you very much, Mr. Chair,  
5 and Members of the Board.

6 MS. HILGERSOM: Good morning, everyone. I'm Dr.  
7 -- oh. Good morning. I'm dr. Karin Hilgersom, President of  
8 Truckee Meadows Community College. And this is Dr. Akinola,  
9 who is the executive director of facilities and capital  
10 planning for TMCC, and we're delighted to be here today to  
11 talk about our wonderful project.

12 So I would start by saying TMCC, we are a midsize  
13 college. We serve approximately 10,000 students a year on  
14 average on the credit side and a few thousand more on the  
15 noncredit side. We are comprehensive, serving transfer  
16 students and workforce students, including construction and  
17 trades, advance manufacturing, all of those things that you  
18 expect a community college to do. We're very proud of that  
19 dual focused mission.

20 We have not received funding for a State facility  
21 since 1996. Which means in the year 2026, this college will  
22 have received no State funding for a new building for  
23 30 years. So hopefully we can figure out how to get this  
24 facility funded so that we can say that every student

1 regardless of economic income or academic readiness when they  
2 begin higher education can attend a predominately two-year  
3 college with a few four-year degrees in some beautiful  
4 facilities. Students need that. They've earned it.

5 This was also passed to the Board of Regents as a  
6 construction project. At the time we were asking 30,000,000  
7 for -- from the State. I would love to see 40,000,000  
8 because I don't like using CIP fees to do debt service, and  
9 I'll tell you why at the end of my presentation.

10 So next slide. We do consider this project as  
11 shovel ready as we can possibly be without a significant  
12 contribution from the State. It is denied and she ranked  
13 priority and, again, it went in the hopper of the  
14 construction project. We've done a lot of planning already.  
15 The Board of Regents allowed us to -- to use up to a million  
16 dollars to begin planning, which we have done. And you'll  
17 see in a minute an animation that the architects have  
18 created. They have already won a national recognition award  
19 for this plan and hopefully you will enjoy that.

20 One of the things that's really cool about this  
21 building is there's only one general classroom, only one.  
22 Almost the entire square footage is about hands on  
23 experiential learning. In this day and age, as we move to  
24 more on-line opportunities for students, what they need is

1 the space to practice what they learned and that's what  
2 you'll see. Hopefully the animation will work.

3 It -- it looks a bit hodgepodge but it's really  
4 not. And hopefully the animation will show you that the goal  
5 here is innovation and integration. This will serve  
6 entrepreneurship, hospitality and tourism. We're the only  
7 two-year degree in Northern Nevada. We partnered with UNLV  
8 for a seamless transfer. They were wonderful, I will add.

9 It also includes an action link center which is  
10 heavily geared toward our pre-engineering students, robotics  
11 and also just a nice space for students to -- to have robotic  
12 competitions and to hopefully have nice presentations from  
13 industry experts on all kinds of topics.

14 The Sierra Culinary Institute would be an  
15 expansion of our current culinary institute. And, of course,  
16 we're trying to -- try to figure out how to get some funding  
17 for a small college theater. We do have a number of theater  
18 majors who intend to transfer to typically University of  
19 Nevada, Reno or UNLV in the performing arts. But this  
20 theater has a heavy technical component because that's where  
21 the jobs are at.

22 And I would be remiss if I failed to mention that  
23 we also have carved out a little bit of space for computer  
24 coding because at development, it's touching on every single

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1 career field right now in the world. And so think about  
2 that, whether you're summoning an Uber driver or ordering  
3 pizza in Las Vegas and a robot brings it to you at California  
4 Kitchen, right, construction, HVAC, all of those things are  
5 becoming heavy software driven. So coding lab is becoming  
6 the backbone of any -- of any industry really.  
7 We -- again, it's a 52,000 square-foot facility.  
8 And I was so glad that President Sandoval talked about the  
9 moving target on construction. And when I get to the end of  
10 this, we have the same -- the same concern.  
11 So I will -- with that, hopefully the animation  
12 will work. And it's about six minutes long. Is there no  
13 internet access? Actually, while we work on that, let me go  
14 to the funding slide. Oh, there we go. And I apologize. I  
15 thought you understood that --  
16 MS. STEWART: It's super responsive and fast  
17 also. Sorry.  
18 MS. HILGERSOM: Can I go to the funding slide and  
19 actually -- and I will just describe it because we can't see  
20 it on the screen. But at this point in time the plan is to  
21 go for up to 20,000,000 in bond financing which, again, I  
22 prefer to make that 10,000,000 because we're a midsize  
23 community college and that comes right out of student fees.  
24 Private donations, we did a feasibility study and

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1 we're confident we can raise 5,000,000, maybe more, but  
2 5,000,000 is where our confidence level is at. We've also  
3 been looking into an EDA grant. And we're told, yeah, this  
4 is a great candidate for an EDA grant, but you need to have  
5 the other funding pieces ready. So it's the cart before the  
6 horse and it's which comes first.  
7 And we've already set aside \$5,000,000 in a  
8 capital contingency fund for this project that we have  
9 cobbled together through several years of just being quite  
10 frugal.  
11 So at this point we put in the 3.4 million of  
12 planning when we realized that that's where the Department of  
13 Public Works was going with that. But there's not much left  
14 to do, as you will see, if we can pull up this animation.  
15 But, of course, those planning dollars could be certainly  
16 helpful in infrastructure.  
17 The cost estimate is 66,000,000. When we started  
18 planning this project about four years ago, that was  
19 33,000,000. So here we go, right. So hold onto your hats,  
20 but I do think it's a wonderful project.  
21 The other thing that we can do while we're  
22 waiting for this is, and I don't know, Chair, if we can take  
23 a break and maybe figure it out since it looks like we're  
24 running way ahead of schedule. What do you think?

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1 CHAIRMAN HAND: Yes.  
2 MS. HILGERSOM: Okay.  
3 CHAIRMAN HAND: Yeah, and for the record, yeah,  
4 let's reconvene in maybe ten minutes or so.  
5 MS. HILGERSOM: Okay, great. Thank you. And  
6 it's too bad I don't have chocolate for the reconvening, just  
7 really make it a nice break.  
8 (Whereupon, after a brief recess was taken, an  
9 animation video was played.)  
10 MS. HILGERSOM: All right. So thank you. I do  
11 have a few more comments just related to this process because  
12 when you're the president of the college that -- that has,  
13 probably because of our size, for example, the process in  
14 Nevada is quite -- quite different.  
15 I have been in community college education for  
16 about 35 years, the last ten at the presidential level, and  
17 the ten before that at the vice presidential level. One of  
18 the most exciting moments in my life was in about 2003,  
19 Washington State. Two former governors got together with the  
20 current governor at the time, Governor Gary Locke, and the  
21 State funded 52 facilities for all of the higher education  
22 universities and community colleges in that state, no match  
23 required. That -- that transformed public higher education  
24 in Washington State.

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1 I became a dean soon after that and had the  
2 privilege of being the chair of the science building  
3 committee and was a liaison between the architect and the  
4 state and we built a beautiful science building that still  
5 has stood the test of time because that building has been  
6 around for over ten years now, and it really does make a  
7 difference for students.  
8 More recently in June of 2021, June of 2021, the  
9 State -- the State of Texas decided to fund up to 3.3 billion  
10 dollars worth of campus construction projects. So this is --  
11 this was published in October 2021, a nice little summary in  
12 Texas Tribune. These are states that value higher education  
13 just like the State of Nevada. The three of you are  
14 community leaders, right, appointed by the governor. And I  
15 would encourage you to share with the Governor that there are  
16 some states that are taking advantage of some of the dollars  
17 flowing through governments, particularly for projects that  
18 are ready to go.  
19 We have an opportunity, you have an opportunity,  
20 frankly, to leave a legacy that will serve the students of  
21 Nevada, some of whom may be you, your children, your  
22 grandchildren and to serve them well, not just this year but  
23 for the next 20 to 30 years with new facilities.  
24 So all of these projects that you heard about

1 today are excellent. All of them are necessary. So I hope  
2 we can think outside the box and come up with a better  
3 process for the State of Nevada. Thank you.

4 MEMBER FREED: Thank you, Mr. Chairman. Just to  
5 get on the same page. I'm glad your funding source slide is  
6 up because this planning project on our project narrative in  
7 Public Works binders has 3.4 million in agency funds. And on  
8 the slide it's State contribution for planning, estimated  
9 3.4. When I see State funds I immediately think bond funds.  
10 So can I just get some clarity about if this is agency funds  
11 for the planning phase or?

12 MR. LEFEVRE: Kent LaFevre for the record.  
13 Brian, have you got the answer to that. I have to phone a  
14 friend.

15 MR. WACKER: Brian Wacker, chief of planning at  
16 State Public Works for the record. So what we had  
17 communicated to us, and it's currently in the book, really  
18 just shows 3.4 of agency funding. And it says TMCC will  
19 provide up to 7,000,000 in funding towards this project.  
20 3,000,000 of which will be federal and EDA grants. So I  
21 really have to ask to see if you guys have more  
22 clarification, if that's through the State or where?

23 MS. HILGERSOM: I'm not sure where this process  
24 broke down. But so I don't know if Ayodele can speak to

1 were not required to make the match. These were two states  
2 who realized that, you know, that colleges don't have enough  
3 bandwidth unless it comes right out of the pocketbooks of  
4 students. And so, again, I would encourage you as community  
5 leaders to consider other alternatives to fund all of these  
6 projects.

7 MR. LEFEVRE: Kent LaFevre for the record. Thank  
8 you for that explanation. We will have staff work with you  
9 to true up those numbers.

10 MS. HILGERSOM: Thank you. I appreciate that  
11 very much.

12 MR. LEFEVRE: I do have a follow-up question, if  
13 I may. You mentioned that this building is shovel ready.  
14 Could you define what you mean by that.

15 MS. HILGERSOM: So I will start and I'll let  
16 Ayodele jump in too but we do have, we chose a site that is  
17 existing at the Dandini campus. It has a brand new,  
18 relatively new parking lot. So we don't have to pay for the  
19 parking. The site was carefully vetted by architects. We've  
20 already done the charrettes. We've done the campus  
21 stakeholder discussions. The general conceptual plans are  
22 done.

23 We're even moving forward with phase one of the  
24 CMAR -- CMAR Construction contract so that we can get another

1 that. We were just as, confused might be an overstatement,  
2 but we were perplexed, perplexed by the numbers and so yes.  
3 And, again, this is my third rodeo. And so I guess I should  
4 have understood this. But I just haven't understood it. So  
5 I'm not sure where your Department got their numbers.

6 We added the 3.4 million on this slide after we  
7 reviewed your numbers, but we're also concerned and perplexed  
8 by the use of the word agency fund as opposed to State  
9 contribution so I'm not the person to answer that question.  
10 And maybe Ayodele can chime in.

11 MR. AKINOLA: For the record, Ayodele Akinola,  
12 executive director of facilities and operation services.  
13 Just like President Hilgersom said, there were a couple of  
14 stages between the process here. It's our understanding  
15 we're being considered for 3.4 million dollars in State  
16 Public Works, State funding.

17 MS. HILGERSOM: But that's not what we asked for.  
18 You know, I mean, this project is really ready to go. And  
19 what we absolutely need is a 30,000,000 dollar commitment  
20 from the State. We will match the rest, and this is the  
21 breakdown. And, frankly, 40,000,000 would be even better  
22 because we are also relying as other colleges are on CIP fees  
23 to offset the debt service.

24 In Texas and in Washington State, the colleges

1 updated cost estimate. And Core Construction has been  
2 selected for that -- that element. Because of the existing  
3 site, it is relatively close to the necessary infrastructure.  
4 So we're feeling pretty good about the savings there.

5 And, Dr. Ayodele, would like to add anything?

6 MR. AYODELE: For the record, Ayodele Akinola,  
7 deputy director for operation services. Just like President  
8 Hilgersom said, we completed the schematic design and we've  
9 hired CMAR. Congratulation to Core Construction for  
10 completing the design for through the construction  
11 department.

12 CHAIRMAN HAND: Member Hand. Just, can you help  
13 share the architecture firms is.

14 MS. HILGERSOM: VWB, Van Woert Bigotti. They are  
15 amazing. And we are in ongoing conversations with them. If  
16 we received the primary source of funding and they are the  
17 ones that recommended, we could -- we could get this done in  
18 time to meet the ARP deadlines. But you might want to start  
19 moving ahead with the CMAR phase one so we can do that  
20 comfortably.

21 MEMBER FREED: This is Laura Freed for the  
22 record. I can't help myself. I feel obligated to discuss  
23 the art funding. This Board does not have any control over  
24 who gets art funding. We heard yesterday, and I'm sure we'll

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1 continue to hear today, this project is going to be art  
2 qualified. It's a great idea. We might agree with that, but  
3 that's not our call to make. I just need everybody to  
4 understand that. Thank you, Mr. Chairman.  
5 MS. HILGERSOM: And I do understand that but  
6 thank you for clarifying.  
7 CHAIRMAN HAND: Do you have any other questions?  
8 Thank you for your presentation and the animation. And we  
9 apologize for the fire alarm testing.  
10 MS. HILGERSOM: That's okay. Thank you. No  
11 worries. Thank you so much.  
12 MS. MCADOO: Thank you very much for your time.  
13 If I can address that. I would be really remiss if I did not  
14 thank our presidents and their staff for the work they put  
15 into this and certainly for each of you and your other team  
16 members for the work you put into it. I really appreciate  
17 your consideration of all of the requests. And I think every  
18 one of us in this room understand that it's a heavy task to  
19 carry but we are appreciative. Thanks so much.  
20 CHAIRMAN HAND: Thank you. We'll take a, maybe a  
21 five-minute break before getting Veteran Services started.  
22 (Whereupon, a brief recess was taken.)  
23 CHAIRMAN HAND: We'll get reconvened here and get  
24 the ball rolling. And we obviously welcome Veteran Services

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1 and look forward to your presentation.  
2 MR. WAGNER: Thank you, Chair. I appreciate the  
3 time this morning. Members of the Board, good morning. For  
4 the record I am Fred Wagner. I am the new director for  
5 Nevada Department of Veteran Services. Joining me today is  
6 our chief financial officer and executive officer, Joe  
7 Theile. And today I'll be presenting on our Department  
8 capital improvement project requests.  
9 Next slide. The slide outlines the vision. And  
10 in short, we connect those who are serving in the military,  
11 those who have served previously, our veterans, as well as  
12 their dependents and their services that they have earned.  
13 Our first project is 23148, remodel and addition  
14 for the Southern Nevada State Veterans Home. This project is  
15 a continued of 21P03, which provided for the planning portion  
16 of the remodel and expansion for the Southern Nevada State  
17 Veterans Home located in Boulder City. The proposed  
18 remodeling will consist of 86,280 square-feet of existing  
19 space and will include a new addition of resident rooms.  
20 The Southern Nevada State Veterans Home is  
21 requesting the State match 35 percent of allowable cost of  
22 the overall project with the other 65 percent paid through  
23 the VA construction grant. Approval of these matching funds  
24 will allow the project to move higher on the VA's priority

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1 list.  
2 Approximately 90 percent of the current home --  
3 resident homes, I'm sorry, rooms are double occupancy which  
4 share one toilet with another double occupancy veteran suite  
5 and no bathing facility accessible directly access from the  
6 suite. This arrangement does not meet the veterans' centric  
7 care model in the current Veterans Affairs guidelines.  
8 The limited access to toilet and bathing fixtures  
9 creates an environment where the privacy and dignity of each  
10 resident is not fully protected. Considering the recent  
11 COVID-19 pandemic, the current double room design where two  
12 to four residents share one toilet room is obsolete and lends  
13 towards a greater spread of viruses and bacteria between  
14 roommates. Our next slide gives you an idea of the concept  
15 of this remodel. The dark brown areas of the rooms that will  
16 be added to the home. We currently have 96 rooms. In the  
17 end we will have 120.  
18 With your permission, Chair, I'll continue until  
19 the end, unless we have questions between. The next project  
20 is 23149. This is the walk-in cooler and freezer replacement  
21 at the Southern Nevada State Veterans Home. This project  
22 will replace failing refrigeration enclosure. We are  
23 requesting funds to mitigate a slip and fall hazard inside  
24 the refrigerated compartment.

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1 Roof sections are buckling, allowing warm air to  
2 mix with subzero air. This condition is causing condensation  
3 and ice to form on the roof, the ceiling and the floor. This  
4 project will design and construct the replacement walk-in  
5 cooler and walk-in freezer for the Southern Nevada State  
6 Veterans Home. The freezer and cooler casings are 22 years  
7 old and beyond their normal useful life. The panel have gaps  
8 which allows moist air into the system and causes the  
9 condensation and a slipping hazard when the equipment enters  
10 defrost cycle.  
11 The paneling and insulation degradation will  
12 cause higher than normal energy cost until replaced. There's  
13 a high risk of unstable temperatures which leads to not  
14 storing food correctly. The pictures you see on this slide  
15 are the entry door and you see the ceiling ice, as well as  
16 floor ice.  
17 On our next project, it's the cooling tower piers  
18 replacement project at the Southern Nevada State Veterans  
19 Home, project 23150. This project will design and construct  
20 replacement of the cooling tower piers at the Southern Nevada  
21 State Veterans Home. The existing concrete base piers have  
22 visible cracks. Cooling tower piers are showing excessive  
23 concrete stress, cracking due to vibration.  
24 Cooling tower duty time has been 23 years. It



1 was constructed in 1999. These piers are starting to have  
2 significant deterioration and the pictures on the left, you  
3 see the cooling tower. And the two other ones are the  
4 deteriorating concrete bases.  
5 The next slide is project 23151. This is advance  
6 planning for a North Las Vegas State Veterans Home on the  
7 campus of the North Las Vegas VA Medical Center. This  
8 project will provide advance planning through construction  
9 documents for a 128-bed skilled nursing facility on the  
10 Veterans Affairs campus in North Las Vegas on land to be  
11 donated to the State by the VA Sierra Nevada Health Care  
12 System. And upon transfer this would be sole State owned  
13 property.  
14 Using the small house model, the campus seeks to  
15 create a residential atmosphere. The project will include  
16 facilities for administration offices, receiving and storage,  
17 nursing offices and other support services. The funds for  
18 this advance planning project are currently 100 percent State  
19 funds. However, the developed federal grant program for this  
20 project will reimburse the State for 65 percent of all  
21 qualifying costs, construction and FF&E.  
22 Once the grant is awarded with potential  
23 supplemental funding from the Veterans Affairs health care  
24 services grant, we cannot say when it will be awarded, only

1 near the column bearing walls, allowing elder family members  
2 to park near the column bearing walls, rather than park at  
3 the front entrance and walk to the back of the cemetery  
4 grounds.  
5 This project will design and construct a  
6 committal building at the northern cemetery. Pictures  
7 represent structures that are -- that other cemeteries use.  
8 These are all examples. The project is necessary to provide  
9 a larger alternate location for memorial interment services,  
10 closer to the recently finished cemetery expansion at the  
11 northwest end of the cemetery. This will allow for increased  
12 service capacity to be scheduled simultaneously or at least  
13 close to the same time.  
14 Our next project is 7619, this is chapel remodel  
15 at the Southern Nevada Veterans Memorial Cemetery. This  
16 building is used for interment services for Nevada's veterans  
17 and their dependents. For the past few years we have been  
18 receiving comments from the public regarding the appearance  
19 of the building. This project will design and construct the  
20 remodel of the interior and exterior of the chapel at the  
21 cemetery. The work will replace windows, door hardware,  
22 carpet, ceiling tile, bollards, lights, patch and repaint  
23 interior and exterior walls and remove decorative column  
24 bases and the operable partition at the center of the main

1 that the VA is always awarded the grant at some point.  
2 The picture shows the concept area on campus.  
3 Originally they talked about the northwest portion of the  
4 campus, if you're familiar with the VA campus in Las Vegas or  
5 in North Las Vegas. However, after review, the driveway,  
6 which you can see on the left-hand side, just kind of down at  
7 the bottom, that's the corner coming in, and it would not be  
8 a good place for it because you have got to turn right around  
9 and go right back up the driveway.  
10 I walked this with the VA Tuesday, and the  
11 northeast corner of the campus is much better suited and  
12 would actually give us a separate entrance from the existing  
13 road that's out there so we're very pleased with that.  
14 The next project that we have is 7643, committal  
15 building construction at the Northern Nevada Veterans  
16 Memorial Cemetery in Fernley. The cemetery experience is  
17 conflict of scheduling memorial and determine services three  
18 times a week. The cemetery staff does not schedule services  
19 as close together as they could as there's only one open air  
20 committal shelter.  
21 Over time, it has become clear that a temperature  
22 controlled building makes operational sense and better  
23 protects the health of the participants. If we had this  
24 second committal shelter, we could also have the services

1 chapel space.  
2 The chapel has been heavily used resulting in  
3 wear and tear on the finishes of the doors. The west facing  
4 storefront glazing system is at the end of its useful service  
5 life, with gaps developing between the double paned glaze.  
6 The chapel does not conduct simultaneous services, so the  
7 operable partition dividing the chapel is unnecessary. The  
8 operable partition is stored in two pockets that protrude  
9 into the sanctuary. So the removal of this unnecessary  
10 partition will improve the user experience.  
11 The large column square -- large square column  
12 bases are trip hazards that have resulted in several  
13 accidents. This project will improve energy efficiency at  
14 the facility. The chapel was constructed in 1999 and this  
15 project which previously -- was previously requested in 2017,  
16 2019 and 2021.  
17 The State Public Works Division Facility  
18 Conditions Analysis Report identified that there are two  
19 pillars that have four-inch diameter roof drains, downspouts  
20 protruding beyond the edge of the curb which have been  
21 damaged by public and mortuary vehicles getting too close to  
22 the building in the loading, unloading area along the north  
23 side of the building.  
24 The installation of four to eight-inch diameter



<p style="text-align: right;">Page 238</p> <p>1 pipe bollards filled with concrete on each side of the 2 pillars will protect from further damage from the public and 3 mortuary vehicles being there. If this project is not 4 completed, the damage will continue and will result in water 5 damage and staining and will create slip and fall hazards 6 from standing water and walks. 7 The cemetery chapel is the most visited building 8 on cemetery grounds, and all visitors attending interment 9 service use the chapel. Several large special events and 10 ceremonies are also held annually in the chapel. The chapel 11 is very important to the operation of the cemetery and needs 12 to be kept in good condition. 13 During the building's over 17 years of operation, 14 it has never been repainted. The exterior paint is flaking 15 and interior paint is stained and shows wear from daily use. 16 The ceiling is currently leaking, causing a safety hazard for 17 both staff and visitors. Many areas of the paint are 18 stained. In some areas on the east wall of the paint is 19 actually sagging from prior water damage. These paint issues 20 were identified in the State Public Works Division Facility 21 Condition Analysis Report. 22 The report also identified many areas of column 23 bases inside the chapel that are damaged and need 24 professional maintenance to be repaired. Approval of this</p>	<p style="text-align: right;">Page 240</p> <p>1 for servicing of larger equipment. 2 The welding shop built in 1990 does not have an 3 HVAC system needed for indoor welding. And the storage 4 building built in 1994 has no lighting or power. Replacement 5 for structures will provide greater functional storage and 6 work spaces and eliminate continuing and costly maintenance 7 repairs on the old structure. This project has been 8 requested since 2017 and the structural issues have continued 9 to worsen. 10 The purpose of this project is to remove the two 11 aged maintenance structures and replace them with an updated 12 maintenance facility. The current structure shows signs of 13 failure due to age and exposure. Currently the existing 14 maintenance structures are in need of extensive repair on 15 both interior and exterior services. According to the State 16 Public Works representatives, replacing the current 17 structures rather than repairing them will save money over 18 the long run. 19 A new maintenance structure will have three other 20 advantages, other than avoiding costly repairs. First, it 21 will allow indoor welding. My staff does a terrific job of 22 extending the life of our equipment, not only by staying on 23 top of preventative maintenance by frequent -- but also by 24 frequent use of welding equipment to repair our tractors,</p>
<p style="text-align: right;">Page 239</p> <p>1 project would ensure that the place in which families and 2 friends make their final farewell to their loved ones is 3 maintained in a way that reflects -- that reflects respect in 4 which we hold our veterans. 5 In our pictures in the upper left middle columns 6 with square bases result in trips and falls. Two years ago 7 we had a trumpeter tripped over the corner of the base during 8 the service breaking her wrist. 9 Upper right hand shows the drainage pipes run 10 into by vehicles. The lower right shows those chapel windows 11 that have developed gaps in glazing resulting in debris being 12 trapped and gaps to the outside. And you'll see the bugs and 13 moths and things that are in the window. 14 The lower left is the ceiling tile damage from 15 leaking roof. The paint inside and out is stained, sagging 16 and flaking. The column bases are a trip hazard and result 17 in several accidents. Finally, this remodel would improve 18 energy efficiency and reduce greenhouse gas admissions and 19 this is our fourth CIP request on this issue. 20 Our next project is 7644, maintenance and welding 21 shop construction. This project will design and construct 22 pre-engineered maintenance and welding shop and demolish two 23 steel prefabricated metal structures. The new maintenance 24 structure will accommodate a welding shop and rollup doors</p>	<p style="text-align: right;">Page 241</p> <p>1 excavators and other grounds keeping equipment. 2 Second, it would have taller rollup doors for 3 larger equipment in need of maintenance. Finally, it 4 would -- it will consolidate maintenance operations into one 5 location. So this project will design and construct a 6 pre-engineered 4,500 square-foot maintenance and welding shop 7 and demolish two 1,400 square-foot maintenance and storage 8 structures. The new maintenance structure will accommodate a 9 welding shop with industrial grade ventilation hoods, 10 changing rooms, lockers and office, two garage bays with 11 rollup doors on both the front and the rear elevations for 12 drive-thru servicing of larger equipment. 13 Neither structure in our Fernley cemetery is 14 needed. The cemetery storage one building can only minimally 15 be used by maintenance staff as there is no lighting or power 16 available. The maintenance shop built in 2004 is not welding 17 certified. So if some welding needs to be done, welding must 18 be done outside and cannot be done at all if it's too windy. 19 By replacing the current structure, the project will provide 20 greater functional storage and work spaces. Additionally, 21 the project will eliminate ongoing and costly maintenance 22 repairs on the old structures. 23 Should this project not be funded, NDVS will 24 continue to pay for costly upkeep and maintenance of the</p>

1 current structures, leaving reduced funding for the  
2 operations of the cemetery.  
3 The pictures shows the shop -- first of all, the  
4 shop holds everything from lawnmowers and weed eaters to  
5 fertilizer tools and burial markers. In the upper pictures  
6 you will see the result of the damaged roof. In the lower  
7 left right pictures are pictures of buckling and rustic  
8 building walls. Damage shown in the right is damage that  
9 occurred in late 1990 and does not allow the door to  
10 completely close, creating security issue.  
11 The next project is the project 23152, carport  
12 gate protective fencing and bollards at the Northern Nevada  
13 State Veterans Home. This project will design and construct  
14 a vehicle carport for four State owned vehicles, protected  
15 fencing, gates and front end bollards at the Northern Nevada  
16 State Veterans Home to increase both day and night security  
17 for residents and employees.  
18 The State Veterans Home vans that carry residents  
19 to and from appointments at the nearby VA Hospital are  
20 unsheltered and require up to 30 minutes to cool down or warm  
21 up, depending on the season, before residents can safely be  
22 transported.  
23 Two large vehicles and a minivan need to be  
24 sheltered as soon as possible. The State Veterans Home is

1 the fence in the picture below the drawing.  
2 The final project I want to talk about is project  
3 19377, the administration building and site upgrades at the  
4 Northern Nevada Veterans Memorial Cemetery. This project  
5 will design and construct a cemetery public information  
6 office upgrade, administration building, upgrade kiosk  
7 enclosure, lighting retrofitted the flagpoles adjacent to the  
8 column burial walls, lighting retrofit at the flagpole and  
9 solar powered spotlights at the main cemetery entrance.  
10 The cemetery public information office has not  
11 been painted or carpeted for 18 years. The HVAC system is  
12 over 22 years old and is not energy efficient. It requires  
13 frequent repairs and has outlived its useful lifecycle. By  
14 replacing the HVAC system the cemetery will avoid imminent  
15 failure on the equipment that could cause damage to both  
16 property and life.  
17 An enclosure and door around the kiosk will help  
18 prolong life of the grave site locator as it currently sits  
19 under direct sunlight and is exposed to the elements. If  
20 this project is not approved, the kiosk will need to be  
21 replaced more often, causing undue financial hardship to the  
22 State. The downtime of the kiosk during frequent replacement  
23 and repairs prevents the public locating their loved ones  
24 immediately and increases staff hours to assist with this

1 located in Sparks. It is point six miles from the Northern  
2 Nevada Mental Health Services and two miles from the CARES  
3 campus and there's been an increase in disturbance on a  
4 monthly basis. Completing the west side fencing and gate  
5 across the driveway will help keep staff and the rest of the  
6 state in their workplace and the home.  
7 This is the first CIP request for this project.  
8 The fencing and gates that are being requested in this  
9 project are originally part of the 15C77 project, but were  
10 valued engineered out of the project in order to bring that  
11 project into budget. A security assessment was done shortly  
12 after that and after the home opened and the need for  
13 bollards is recommended in that assessment.  
14 In the pictures you'll see in the left upper the  
15 front entrance without bollards and you'll see the four red  
16 dots where we planned on, approximately location of where the  
17 bollards will go.  
18 The lower left shows the area where the vehicle  
19 carport would be added in the back of the building. And the  
20 lower right shows where the fence comes to the end of the, by  
21 the street on the sidewalk. And on the upper right is the  
22 concept of where the red line signifies planning additional  
23 fencing with gates across those two entry streets. The end  
24 of the red line to the right is where it would match up to

1 information.  
2 Retrofitting the lighting at the flagpoles and  
3 entrance will result in increase energy efficiency, saving  
4 the State money over the lifecycle of the flagpoles and  
5 entrance walls. If this project is not approved, the  
6 lighting will require more energy. The solar powered  
7 spotlights at the entrance will increase public safety for  
8 visitors after -- at the cemetery after hours. If this  
9 project is not approved, the Department of Veteran Services  
10 runs the risk of the public of acquiring an injury at the  
11 cemetery after hours.  
12 The entrance doors of both the information center  
13 and the administration building do not have ADA power  
14 assisted operators. Visitors who are wheelchair bound must  
15 have assistance to get into the building. This request is to  
16 allow the facility to have ADA compliant doors. The 2021  
17 facility condition analysis noted the need for the following  
18 project at the cemetery public information office and that  
19 was interior finishes for the -- for that building, as well  
20 as the administration office egress door installation and  
21 interior finishes.  
22 The left picture shows office with no egress  
23 exit. The red arrow indicates where we were recommended to  
24 place an egress door that would go into a room in the back

1 that has an egress door on that. Right picture shows the  
2 front entrance that has no ADA power assisted operators.  
3 Next slide. This concludes my presentation. On  
4 behalf of NDVS, I want to thank you for your time and would  
5 be happy to answer any questions that you have at this time.  
6 MEMBER FREED: Thank you, Mr. Chairman. This is  
7 Laura Freed for the record. Can we go back for a second to  
8 priority one project, the Southern Nevada Veterans Home  
9 remodel. My understanding in the way that the federal  
10 funding flows is that the State would pay for the planning  
11 and then when it gets to the construction phase, the federal  
12 grant reimburses the State, sort of has to flow, I'm talking  
13 about CIP cash flow really here until federal reimbursement  
14 is received. Is that a correct statement?  
15 MR. WAGNER: I think I'm going to call a friend.  
16 MEMBER FREED: I totally understand.  
17 MR. THIELE: Joe Thiele for the record. Great  
18 question because it can get confusing between the experience.  
19 It's the 65/35 match. Once you get the State match portion,  
20 you go up on the list of, the approval list. So if you don't  
21 have that, you're kind of stuck in a limbo because you have  
22 to have that State match. Then once it's awarded, that's  
23 when we would submit for reimbursement is if we go along with  
24 the project, up to the 65 percent allowable cost.

1 MR. WAGNER: Director Wagner for the record. If  
2 I could add onto that a little bit. We were looking at the  
3 list the other day. And, of course, we're down toward the  
4 bottom of the list right now because we don't have the State  
5 funding match. There's a very much shorter list at the top  
6 that are priority listed because they have already gotten  
7 their State funding granted.  
8 MEMBER FREED: Follow-up, Mr. Chairman. Thank  
9 you. Okay. So what do the feds consider money in hand? Is  
10 that an approved CIP bill or when do you get to apply to move  
11 up the list to get reimbursement?  
12 MR. WAGNER: If I understand it correctly, it's  
13 once we have approval from the State for those funds.  
14 MR. THIELE: Once we're awarded the actual grant,  
15 yes, then we can submit for reimbursement. What the match,  
16 State match gives us is taking us from the bottom of the  
17 list, putting us at a higher priority because you won't find  
18 a project that doesn't have the State match.  
19 MEMBER FREED: The reason I'm trying to get this  
20 on the record is because I know we've had some sort of cash  
21 flow issues with approved veterans projects in the past  
22 because the feds won't reimburse until, as you described the  
23 process, until you moved up the priority list. And I just  
24 want to make sure that we do not impede the cause of progress

1 on any of these projects that are, impede the ones that have  
2 been approved and the ones that might be approved in the '23  
3 CIP. We kind of minimize that need to bridge between State  
4 funding and because I know, you know, Public Works' staff has  
5 talked to you guys about possibly getting a general fund loan  
6 to bridge that period of reimbursement. So I just wanted to  
7 get a little bit clearer myself because I haven't been in  
8 those discussions.  
9 Thanks, Mr. Chairman.  
10 MR. WAGNER: Thank you.  
11 CHAIRMAN HAND: Any other questions?  
12 MR. LEFEVRE: Kent LaFevre for the record.  
13 Director, can you confirm that both of the remodels -- the  
14 remodel for the Boulder City and the North Las Vegas project,  
15 that those grant requests have already been put forth.  
16 MR. WAGNER: I know we put in a grant request. I  
17 think it was revised but I'll let -- Director Wagner for the  
18 record. I will let Joe answer that.  
19 MR. THIELE: North Las Vegas is brand new.  
20 That's just come up. So we're going to be filing shortly  
21 after budget closing and everything. So the other one was  
22 already on the list. We just need to get moved up on the  
23 priority list for Southern Nevada.  
24 MR. LEFEVRE: Okay, thank you.

1 CHAIRMAN HAND: Member Hand for the record.  
2 Thank you for your support of our veterans and your  
3 presentation.  
4 MR. WAGNER: You're very welcome. We would like  
5 to show you a video. No, I'm just kidding.  
6 CHAIRMAN HAND: As long as you don't need  
7 internet.  
8 MEMBER FREED: As long you download it.  
9 MR. WAGNER: I appreciate it. Thank you.  
10 CHAIRMAN HAND: So we'll go ahead and recess  
11 until 12:45.  
12 (Whereupon, a lunch recess was taken.)  
13 CHAIRMAN HAND: Good afternoon. And we'll  
14 reconvene here and are we ready? I would like to welcome you  
15 and we look forward to your presentations.  
16 MR. CHAPEL: Thank you, Chairman. And I  
17 appreciate this opportunity to be here. I am Clayton Chapel.  
18 I am the director of installations and environment for the  
19 Nevada Army National Guard. I appreciate this opportunity to  
20 present our projects before the Board. And first off, I want  
21 to thank you for the support that you have provided us over  
22 the past. I've had the opportunity to be in this position  
23 for a few years now and the support from not only the staff  
24 but the Board as well. It's been tremendous.

1 Before we get started on any of our projects, I  
2 want to just kind of highlight a couple of more things. So  
3 in the last CIP, we were able to secure just over \$41,000,000  
4 in federal funds and that matched up with the State to  
5 execute several of the projects and still in the process of  
6 executing more projects.

7 For this CIP, we are -- we've already secured  
8 over \$18,000,000 in federal funds for some of these projects.  
9 The total will be just shy of 33,000,000. We'll continue to  
10 work on the federal side to secure more federal funds. But  
11 as of right now we're projecting about \$33,000,000 in project  
12 money.

13 So we'll start off with our first project and  
14 that would be to remodel our aviation support facility.  
15 That's up at Stead Airport, Reno Stead Airport. The project,  
16 if any of you have been out there, it's one of our older  
17 facilities out at that location within our inventory.  
18 There's not been a lot of major work done inside of that.  
19 There's been some remodel, a little bit here and there, but  
20 they have expanded operation. They have expanded their  
21 ability to support not only federal missions but State  
22 missions. And so we're looking at this project as to do some  
23 upgrades to that facility.

24 And part of it is also we've had an increase in

1 Our second project in advance planning, it's we  
2 purchased, actually last legislative session we purchased --  
3 got the funding to purchase this facility which is the  
4 University of Nevada's property inside and it's where the  
5 Navy Reserve was. And we have done some operations out of  
6 there. We've actually housed a soldier out of there from our  
7 training side of the house, but over time it's going to need  
8 some help. And so this is a project we're asking for some  
9 support in renovating. It's a 34,659 square-foot facility.  
10 We're going to do some renovations to that facility.

11 All right. The next one is our ground supporting  
12 equipment shop. This is, once again, it's at our State  
13 aviation site at Reno Tahoe Stead Airport. It's a -- we're  
14 lacking in storage space at that facility. And I believe  
15 this is one we just secured federal funds for; is that  
16 correct?

17 MS. IVEY: Jayme Ivey. Yes. We actually just  
18 secured our federal dollars through the end of the year with  
19 the federal government to help us fund this. Also we have a  
20 lot of equipment that is aircraft support such as blades and  
21 other mechanical parts that are quite expensive. So this  
22 would help us keep them out of the elements, albeit in the  
23 winter or summer months and help store it to increase  
24 longevity of the equipment for aviation.

1 female aviators and we need to adjust accordingly as well.  
2 We're behind as far as some of the bathrooms and stuff like  
3 that. We'll see that in the projects. So pending any  
4 questions on this project. Just keep going?

5 CHAIRMAN HAND: I should have -- I apologize for  
6 -- it might be best if we run through them all. And I forgot  
7 to ask you to please, you know, make sure with multiple --  
8 multiple at the table, make sure you have the mic close  
9 enough. It's clear, yeah. You're fine. And please state  
10 your name when you get started. And we'll go ahead and run  
11 through them all and take questions, all right.

12 MR. CHAPEL: All right. Sounds good. I  
13 appreciate that.

14 I'm Clayton Chapel, Nevada Army National Guard.  
15 I do have with me and they can introduce themselves as well.  
16 Go ahead.

17 MS. IVEY: I'm Jayme Ivey. I'm the designs and  
18 projects manager for Nevada Army National Guard.

19 MR. DURAN: My name is Sandor Duran. I'm the  
20 energy manager for the Nevada Army National Guard.

21 MR. CHAPEL: All right. So the next project, the  
22 second project, I think I provided, I hope you have, each of  
23 you have our projects in front of you, all right. I know I  
24 printed out a couple of packets and put them up there.

1 MR. CHAPEL: All right. We'll just keep going  
2 until we hear somebody say, hey, hey, hold on a second. I  
3 have a question. All right. Our next project, project  
4 number 23083, this is our -- this is -- we've secured our  
5 \$2,000,000 for this project on the federal side. We're  
6 asking some State funding to finish this, to finish design  
7 and complete the project and construction.

8 And this is -- it's our -- the military, we have,  
9 if you haven't heard, we have changed our fitness test and  
10 part of this is to, instead of doing push-ups, sit-ups and  
11 run, it's a six-event thing, six-event -- it takes six  
12 different events to complete this task. And in doing this,  
13 we need a facility to house the equipment, not only storage  
14 of the equipment but field to do the testing on, and the  
15 equipment will be purchased on the federal side. This is --  
16 this is down at our Floyd Edsall Training Center which is in  
17 North Las Vegas. This is where we have three of our  
18 readiness centers. So the majority of our soldiers in the  
19 South are at this location. So we plan to build this in the  
20 south in that location.

21 Okay. Our next project is project 23068, that's  
22 the Henderson Armory. I can't remember what the cross-street  
23 is on that one, but we've been there for several years. This  
24 houses currently the 72nd Military Police. We have some --

1 some drainage issues out there. There has been some  
2 improvement. The City of Henderson has done some improvement  
3 just to the north of us and put a part up there and has  
4 helped a little bit but there's still quite a bit of drainage  
5 that comes into our property, so this is to correct drainage  
6 issues at that site.

7 The next project is 23060, this is in our Carson  
8 City, United States property and fiscal office, the facility  
9 here in Carson City. It's replacing and improving our air  
10 handling system air -- air handling unit replacement at that  
11 site. The facility was built in 2003 and we need to do some  
12 upgrades to that site or to this equipment.

13 Next project is going back to our Henderson  
14 property. We're asking that project number 23069, remodel of  
15 the restroom facilities. We've done a tremendous amount,  
16 when I say we, it's been a collaborative effort between  
17 Public Works and the Office of the Military. And we've done  
18 a tremendous amount of work at that facility, upgrading the  
19 power requirements, the air conditioning. One of the ones we  
20 have not done yet is the restrooms. So we're asking some  
21 State funding to support the remodeling of this -- the  
22 restrooms here at this site.

23 Okay. Our next project will be project number  
24 23054. This is a combined support maintenance facility which

1 aren't currently being used, we can store it in this  
2 facility, okay. As I said, we secured federal funds. We're  
3 asking for State funds to support this project.

4 The next project, project number 23086, concrete  
5 placement. This is at -- this is also at the Stead Airport  
6 but it's at the readiness center, not at our aviation, just  
7 south of the aviation facilities, there's a readiness center  
8 that houses approximately 500 soldiers on drill weekends.  
9 And so we have some dilapidated spalling and cracked concrete  
10 that needs to be replaced. We are asking for State funding  
11 to support in this project.

12 MR. DURAN: Sandor Duran. We are looking for a  
13 power upgrade over at the office of the adjutant general  
14 building down in Carson City. As you can see from the  
15 pictures, we've done a good job of reducing the energy usage.  
16 So it's given staff an opportunity to plug more stuff in. So  
17 we've pretty much maxed out all breaker space throughout the  
18 facility, and we're looking for upgrades to allow for the  
19 continued expansion of the site.

20 Similarly replace interior lighting and controls  
21 at United States Fiscal Office and -- United States Property  
22 and Fiscal Office. Currently the building has fluorescent  
23 fixtures throughout the facility. We've done upgrades to LED  
24 bulbs, but over time that's not a true solution to fix. So

1 is, it's the one in Carson City. All right. And once again,  
2 we need to do some upgrades to the HVAC system, renovations.  
3 These are some current pictures and we need to upgrade this  
4 system at our facility, at our maintenance facility site at  
5 Carson City.

6 All right. We have secured federal funds for  
7 this project. This is a -- and we're -- I think it's close  
8 to \$6,000,000; is that correct?

9 MS. IVEY: Jayme Ivey. Yes, we have secured 5.7  
10 million with the project with the federal government, and we  
11 expect to see those in November of 2023.

12 MR. CHAPEL: So in that we need to -- we need to  
13 complete a design and starting with infrastructure. We're  
14 asking for both. We're asking for funding that will support  
15 both the design and construction of this. What we're lacking  
16 not only storage space up there, we're lacking in remodel  
17 space, space that we need to remodel. We do not have the  
18 storage space for our aircraft up there.

19 We're currently working with State Public Works.  
20 What we're doing is our Black Hawks or UH-60's, doing the  
21 storage hangar for them. And we'll probably get like four  
22 UH-60's in there, three. We'll get three. And the design in  
23 this one is obviously three. So rather than having them  
24 weather the storms out there or take a beating, those that

1 we're looking to reevaluate the lighting to get better foot  
2 candles at offices, as well as hallways and look at providing  
3 better controls to make sure the lights are shutting off when  
4 people are not in the facility.

5 MS. IVEY: Jayme Ivey. Project 23057, replace  
6 overhead doors at the Harry Reid Training Center. In the  
7 last CIP we replaced a lot to increase ventilation so we're  
8 not losing air or heat in the summer and winter months and it  
9 will help improve the facilities and longevity of equipment  
10 that sits in there through the extreme temperatures.

11 MR. CHAPEL: Clayton Chapel. For this project,  
12 project number 230 -- sorry, 23066. This is at our Las Vegas  
13 readiness center site, it was constructed back in 2007. This  
14 is off of Silverado Ranch. For those that are familiar with  
15 the Las Vegas area, this is just -- it's near South Point  
16 Casino, in that area.

17 And over time there's been a lot of construction  
18 that has been done out -- outside of our property which has  
19 reduced the need for all of these drainage -- drainage sites  
20 on our site here. And we need to expand our parking. We  
21 need to expand on opportunities to build at this site. So  
22 we're looking at filling in a lot of the drainage in that  
23 location, and we've already had the study done, civil  
24 engineering study done that says we can do this and work with

1 the State Public Works Board and staff. The next step is to  
2 get the construction dollars to finalize this.  
3 Ultimately, if you're familiar with that area of  
4 Silverado Ranch, there's a lot of construction going on and  
5 not only residential but there's a lot of commercial in that  
6 area. So what we're ultimately looking at potentially doing,  
7 and it's not part of this project, but just kind of future  
8 projects, is if we can and we're working with the City of Las  
9 Vegas is to pull our entryway off of Silverado Ranch and try  
10 to de-conflict some of those issues that we're having  
11 already.

12 MR. DURAN: Sandor Duran. We're looking to  
13 install a fiberoptic interconnect at Floyd Edsall Training  
14 Center. Currently we -- the original site was Floyd Edsall  
15 Training Center and they built the North Las Vegas Readiness  
16 Center. Part of that, we just finished building Speedway  
17 Readiness Center which is on our property which is about a  
18 mile or so down the way on the other side of our property so  
19 we can anchor it.

20 So what we're looking to do here is interconnect  
21 it with a fiber line which would then allow us to reducing  
22 our need for internet, provide better resiliency and kind of  
23 keep our network in-house because the future plans I believe  
24 would be to continue to expand on that speedway side and that

1 this so we have both the South ACFT, Army combat fitness test  
2 as well as the North Army combat fitness test.

3 MR. DURAN: Sandor Duran. We're looking for the  
4 central plant replacement at the Las Vegas Readiness Center.  
5 The building was built in 2007 and the big concern we've had  
6 here was with the chiller at this site. We've had a lot of  
7 issues from the beginning. I know it's not from State  
8 maintenance neglect. Ever since I started ten years ago, I  
9 know the staff has been concerned about this piece of  
10 equipment to try to do everything they can, bringing in  
11 specialty chiller people to look at it, try to maintenance it  
12 and try to make it work appropriately but unfortunately it's  
13 not, and now we're on a downward spiral.

14 I believe we're down to one circuit out of a two  
15 circuit chiller. So we were basically short on capacity  
16 because it serves the entire facility. So the maintenance  
17 has really made this one of their priorities in trying to  
18 change out the central plant, with that being the chiller on  
19 this project.

20 We have some issues with the boilers as well.  
21 The maintenance staff has done a great job of like lumping  
22 everything along, but they are looking for our support to get  
23 it funded and changed out.

24 MS. IVEY: Jayme Ivey. Project 23053, overhead

1 way it would keep everything connected, network connected.  
2 MS. IVEY: Jayme Ivey. 23084 project, canopy  
3 over our simulators at Floyd Edsall. Due to the conditions  
4 in the summer as well as in Las Vegas can get upwards of  
5 118 degrees. Unfortunately, the air conditioning units that  
6 are sitting on top of these self-contained simulators for our  
7 training for our soldiers, overheats in those summer months.  
8 And the equipment inside cannot pull down quick enough for  
9 the exterior AC units attached.

10 The canopy enclosure should help shade the  
11 simulators on our current pad that we have out there to keep  
12 the direct sun off of them to help cool down the units.  
13 We're requesting support in those fees to help aid in our  
14 simulation training at Floyd Edsall Training Center.

15 MR. CHAPEL: This is -- as I mentioned earlier,  
16 we are building an Army combat fitness test in the South at  
17 our Las Vegas site. This is going to be the one in Northern  
18 Nevada. It will be out at the Stead Airport area. This is,  
19 as I said, an Army combat fitness test, project number 23094.

20 I know General Barry has been working with, on a  
21 couple of projects, and this is one of them that I'll  
22 mention. He's been working with Governor's staff on the  
23 finance, the budget office as far as trying to get the,  
24 secure the funds to not only design but also construction of

1 door replacement at the Carlin Readiness Center. We're  
2 currently working to reduce the maintenance shop facility  
3 doors to provide better insulation and quality on these  
4 facilities. This is also a project that will help with the  
5 finalization of the doors out there, provide updated  
6 insulated doors with mechanical need.

7 23062, this is also another project to provide  
8 insulation. On one of these photos you can see the daylight  
9 is entering in the, one of our facility doors. This is our  
10 Henderson Armory location in Las Vegas. This also will  
11 provide better insulation to our facilities and storing area  
12 and also provide an updated mechanical opener for ease as  
13 well.

14 MR. CHAPEL: Next project, Clayton, Chapel, this  
15 is our Speedway Readiness Center. Now this one was just  
16 completed and we occupy this facility. This is in North Las  
17 Vegas, just off of, around the racetrack there in North Las  
18 Vegas area, and we completed it in 2020. However, some of  
19 the equipment that we've inherited and acquired and are  
20 required to have is requiring us to do some modifications to  
21 this facility already.

22 And we need to build a high security office area  
23 on the second floor to house equipment and personnel to  
24 maintain accountability of this equipment. So we're asking

1 for State funding to help support in modification of this  
2 building.

3 MR. DURAN: Sandor Duran. We're looking to add a  
4 geothermal wellfield in Speedway Readiness Center. The  
5 building was completed in 2020. The geo wellfield, we didn't  
6 have the funding to install it. So part of the construction  
7 they have already put in the geo wellfield headers out to the  
8 wellfield so we plan for that. That's going to help us  
9 reduce the energy that's going to provide energy production,  
10 as well as water reduction of not having to use the cooling  
11 tower. It could also increase the -- the security resiliency  
12 of the facility in case of a gas outage. You can still  
13 operate the building using electricity, heat the building  
14 under electricity. If the electricity goes out, we can still  
15 heat the facility using a generator onsite so it helps with  
16 the security and resiliency of the facility.

17 Sandor Duran. We are requesting money to install  
18 parking lot solar panels at the Speedway Readiness Center.  
19 We're trying to accomplish two things with this one. It  
20 allows us to increase our solar footprint at the facility.  
21 Currently right now there's a 54 KW system out there that's  
22 just kind of a tip on the actual power we use in the  
23 facility. But this would also allow us to increase the  
24 renewable energies and give the facility -- help the State.

1 looks like. And so we're requesting funding to help support  
2 this.

3 MS. IVEY: Jayme Ivey. Project 23288, for the  
4 field maintenance shop remodel. We're requesting additional  
5 State dollars with this. We have also secured the federal  
6 portion of this project already. The current staff has  
7 outgrown the facility. And we're looking at expanding not  
8 only the locker room space, provide showers and stuff,  
9 especially after working all day. This area will also  
10 provide classroom and storage space. Currently the facility  
11 is undersized for the equipment and tools that they house in  
12 our maintenance shop. So this will increase their storage  
13 and decrease the Conex container part that we have out back  
14 so that they can actually get those tools into the facility  
15 without having to walk around the building to get to a Conex  
16 container.

17 MR. CHAPEL: Clayton Chapel. Project number  
18 21202, that's the connection of the sewer system there at our  
19 Speedway Readiness Center. When we were under construction,  
20 when it was originally designed, the plan was to connect the  
21 sewer there in North Las Vegas. However, by the time we got  
22 the construction funds for federal and State, the connection  
23 to the sewer was taken by another group out there. So we've  
24 designed it. We're operating on a leach field at this time.

1 It will allow us to, in case of emergency allow  
2 us not to run the generator as much therefore expanding the  
3 amount of fuel of how long we give the -- the amount of fuel  
4 which increases our security and our resiliency. And kind of  
5 the off benefit that everyone onsite keeps telling me about  
6 is in the summertime, they get to park their car in the shade  
7 instead of the 110 degree weather and they really appreciate  
8 that. So that's what we're asking for at the Speedway  
9 Readiness.

10 Sandor Duran. Floyd Edsall Training Center, this  
11 building, we're looking to replace the electrical panel at  
12 the Floyd Edsall Training Center. Also with this facility  
13 and the shops, the building, I want to say '98, around there  
14 it was constructed, '97. The facility has increased in  
15 usage. And the idea of what we used 20 years ago has  
16 increased electrical usage or our usage has gone down but  
17 demand has gone up. So right now on both the shops and the  
18 armory, the panel is full. They can't add new loads for the  
19 facilities for the mission or job they have at the facility.

20 MR. CHAPEL: Clayton Chapel. Project 21129, this  
21 is the construct storage buildings. This is at our Carson  
22 City site. We continue to -- we have overgrown our storage  
23 capabilities there, and we've been putting Conex boxes on our  
24 site. And leadership has told us to clean up what our site

1 The capacity is now back at that location and we would now  
2 connect back into the sewer. It's designed to where we can  
3 connect and now we just need to connect it.

4 MR. DURAN: The last one is HVAC system  
5 renovation -- Sandor Duran, the last project is the HVAC  
6 systems renovation Emergency Operation Center in 23056. If  
7 you're not aware, after the COVID response, the Governor then  
8 gave the Office of the Military the responsibility of  
9 maintaining the Emergency Operation Center. And through that  
10 we discovered that the main actual or HVAC system needs a  
11 complete overhaul. It was constructed in 2005.

12 Currently this year the chiller went out and they  
13 couldn't find the parts. So we ended up spending I think  
14 \$48,000 to bring in temporary cooling until they could get  
15 the chiller back and operational. The boilers which are  
16 propane to natural gas are at the end of their service life  
17 and probably need an update with technology as well as just  
18 need to be replaced.

19 There's a lot of units that need to be replaced  
20 in inaccessible areas for the maintenance staff which makes  
21 it very hard to get to, and sometimes they can't get to it at  
22 all unless they bring in a scissor lift which sometimes isn't  
23 very accessible. And building houses, like five different  
24 State departments which would, off the top of my head, like



1 Forestry, Highway Patrol, the National Guard, Department of  
2 -- Department of Energy -- Emergency Management, all use the  
3 facility. And over the last three years this space has also  
4 changed where now there is two of those -- there's a couple  
5 of 24-hour operations that make the building run two-thirds  
6 of the time so it's time for the HVAC review. Thank you.

7 MR. CHAPEL: Clayton Chapel. That concludes all  
8 the projects. We have 28 projects we're asking for, overall  
9 over \$43,000,000, \$44,000,000 in State funds. We currently  
10 secured, as I said, over 18,000,000 in federal funds. I'm  
11 comfortable to say at this time we're going to secure another  
12 several million, up to about \$33,000,000 in federal funds to  
13 match up with the State funds for all of these projects. So  
14 that concludes the presentation subject to your questions.

15 CHAIRMAN HAND: I'm sure we have a few questions.

16 MEMBER FREED: This is Laura Freed for the  
17 record. Thank you, Mr. Chairman. Look back to 23054. And  
18 the question was in the project narrative, they noted that  
19 this was going to replace components that were not replaced  
20 in the agency project. So could you talk about, and this  
21 might be for Public Work staff, I'm not sure. Could you talk  
22 about what the limitations of that agency project was and why  
23 this one wouldn't also be an agency project.

24 MR. DURAN: This is Sandor Duran for the record.

1 The agency agreement, when we got the federal funds for it,  
2 didn't cover all of the equipment. It just covered some of  
3 the oldest and most worn down pieces of equipment. Some of  
4 the pieces of equipment were actually changing types.

5 But one of the things is agency agreement was in  
6 '19 and we just had the PD presentation for drawings on that  
7 today. And from '19 until today, you know, construction  
8 costs have increased significantly. So even on like on the  
9 seven to nine pieces of equipment that we're replacing on  
10 that project, most likely we're only going to get like three  
11 to five pieces of equipment. So that's kind of where we're  
12 at with the original agency agreement. I think as we  
13 discussed that whatever we could get picked up then we could  
14 look to get done at CIP.

15 MR. LEFEVRE: Kent LaFevre, interim  
16 administrator. I've got a couple of questions. First of  
17 all, Jayme, you mentioned that you have 18 secured now.  
18 Would you please send those funding letters to my attention.

19 MS. IVEY: Jayme Ivey. Yes, sir. Most of them  
20 should -- I sent out three additional ones and the other four  
21 so they should be on.

22 MR. LEFEVRE: Okay. I want to have them in one  
23 spot so I can check them.

24 The other question I have is on the funding

1 change for 23088, that hangar, when is the sunset date on the  
2 federal funds?

3 MS. IVEY: Jayme Ivey. When we received those in  
4 fiscal year 2024, calendar year 2023 we will have five years  
5 to expend those funds. The issue with this particular money  
6 source is that it comes from a UMMC, which is an unspecified  
7 minor military construction funding source which is approved  
8 through congress. If we do not obligate those funds sooner  
9 than later, congress takes the list and we have not spent,  
10 expedited that money, they can let back within a five-year  
11 period. So that is a concern on our end, why we would like  
12 to do design and construction in one CIP cycle versus two due  
13 to the concern of losing the portion of the 5.7 that we have  
14 secured.

15 MR. LEFEVRE: Okay. So if my math is right, the  
16 funds expire September 30th of '28?

17 MS. IVEY: Yes.

18 MR. LEFEVRE: Thank you.

19 CHAIRMAN HAND: Member Hand for the record. I'm  
20 just glad to see a lot of the things that are on your list  
21 are associated with energy conservation. And we haven't --  
22 we've been here for a day and a half, and we haven't heard a  
23 lot about -- you know, I don't think the word resilience has  
24 come up more than once, if it has. So I'm glad to hear the

1 term resilience. I'm glad to see the focus on conservation  
2 energy. Thank you.

3 Everybody, no more questions? Thank you very  
4 much for your presentation.

5 MR. CHAPEL: Thank you. Once again, we  
6 appreciate the support from the Board. Thank you.

7 CHAIRMAN HAND: Let's take a five-minute recess.  
8 (Whereupon, a brief recess was taken.)

9 CHAIRMAN HAND: Adam Hand for the record. Thank  
10 you for joining this afternoon, and we look forward to your  
11 presentation. If you could please remember to use the mic so  
12 that we can capture the conversation, and state your names  
13 once you get started. I would appreciate it.

14 And since you have so few projects today, we'll  
15 ask you to run through them all first and then -- and then  
16 reserve questions until the end. And we look forward to your  
17 presentation.

18 MR. BORROWMAN: Thank you. It's an honor to be  
19 here. Thank you and I appreciate your time. As you know, we  
20 have 77 projects and we'll go through each of them very  
21 thoroughly. I'm advised we should just stick to the top 20.

22 My name is John Borrowman. I am the director  
23 support of behavioral health, the Division of Public and  
24 Behavioral Health. With me at the table today, I have



1 Katrina Nelson from the Division of Child and Family  
2 Services. And I have Jessica Adams from the Division of  
3 Aging Disabilities Services Division. And each of -- they  
4 will be providing testimony on individual projects.

5 As a department though, we are here to represent  
6 the Department of Health and Human Services. We provide  
7 important, often critical health services to the citizens of  
8 Nevada. Often times we're the only providers available for  
9 the direct services to the most direct vulnerable population.

10 And for those reasons we have with direct services and so for  
11 those reasons we have facilities that are required to meet  
12 certain standards to provide services. We appreciate the  
13 opportunity to present these requests. Thank you.

14 MS. NELSON: Good afternoon. For the record,  
15 this is Katrina Nelson. I just wanted to mention that,  
16 excuse me, I'm the acting deputy administrator for Division  
17 of Child and Family Services. I just wanted to mention that  
18 this is a collaborative effort between the divisions to  
19 determine and prioritize these projects before you today.

20 Dr. Pitlock, our administrator is not going to be  
21 here. She's attending and helping with the children's mental  
22 health crisis in Southern Nevada.

23 The DCFS vision is to have safe, healthy,  
24 thriving kids in every Nevada community. And with these

1 received ARPA funding to replace the ceiling tiles and it  
2 replaces the solid surface, the ceiling tiles with a solid  
3 surface and it's for remodeling the restrooms, a -- the wall  
4 enforcement to solid walls and anti-ligature fixtures to  
5 remove potential safety and security hazards.

6 Once the facility is fully operational, we'll  
7 have one acute and residential treatment units that are  
8 segregated. And this project was also requested last  
9 biennium.

10 MR. BORROWMAN: Again, John Borrowman with the  
11 Division of Public and Behavioral Health for the record. Our  
12 Division is complimentary of all of the divisions within the  
13 Department. We do operate -- focusing on the projects that  
14 are being presented today, we do offer direct services for  
15 mental health facilities. We have the civil facilities where  
16 no crime has been committed but people need mental health  
17 treatment, including inpatient admission, also including  
18 outpatient services.

19 And then we also run a forensic facility. We  
20 have one at Lake's Crossing Center here in Reno and we have  
21 the Stein facility down in Las Vegas. Forensic facilities  
22 are for those that where a crime has been committed and it's  
23 uncertain if the defendant or the, you know, the defendant is  
24 able to represent them-self in their defense. So we would

1 projects before you today, that one helps realize our vision.  
2 So project number 21146 is an HVAC replacement for Desert  
3 Willow Treatment Center. This project will replace six air  
4 handling units and 91 fan coils at the Desert Willow  
5 Treatment Center on the Southern Nevada Child and Adolescent  
6 Services campus.

7 This project for Desert Willow is -- it's the  
8 State's only long children's mental health and behavioral  
9 health hospital. The hospital provides 24-hour highly  
10 structured treatment services for up to 54 youth and between  
11 youth -- children and youth between the ages of six and 17  
12 who are severely emotionally disturbed. They include clients  
13 being served by the facility and underscores the importance  
14 of not interrupting critical treatment services these youth  
15 are receiving.

16 This project is utmost importance to the Division  
17 because this facility cannot operate safely without a  
18 properly working HVAC system. If the HVAC system fails it  
19 would displace youth in which we have limited options and  
20 alternatives for the placement. It also may impact the  
21 facility's joint commission licensure accreditation.

22 The six air handlers and 91 fans at the facility  
23 are original to the building which was built in 1998. And of  
24 note, I just wanted to mention that DCFS at the August IFC

1 have that individual in the forensic facility with the intent  
2 of providing restoration to capacity if they were to defend  
3 themselves and, therefore, go back to the courts to be  
4 adjudicated for the crime that's been alleged.

5 In that particular situation, some of those  
6 individuals are dangerous, some are more difficult, and we do  
7 have, it is an incarceration where they are not free to  
8 leave. And so those -- in the civil and in the forensic, all  
9 of them do have mental health components which bring on  
10 various challenges. Not only are some of the population  
11 vulnerable but also some of them population could be  
12 aggressive and -- and in significant despair.

13 So with those challenges, we have this project  
14 for the Division. This is going to be at the Southern Nevada  
15 Adult Mental Health Services campus for the Rawson-Neal  
16 Hospital. This is where we do have mental health patients  
17 admitted. And we have facilities, a room where they will be  
18 located. This project is to provide anti-ligature renovation  
19 to client rooms in order to make sure that they are in a safe  
20 environment.

21 We also have interior finishes and showers we're  
22 going to be renovating. And then we're going to complete the  
23 replacement of fixed furniture and client bedrooms and  
24 replace the flooring in client rooms, in gymnasiums and the

1 therapy rooms. I do have pictures there so you can see what  
2 we're talking about.  
3 In order to maintain certification, we do have to  
4 replace much of this furniture in order to make sure that it  
5 is -- it meets the standards for anti-ligature and it  
6 provides a safe environment for the clients.  
7 There are some related issues. We do have work  
8 program that's approved on August 17th, and it does do a  
9 portion of the work. However, this project is still needed.  
10 And we did have a security event recently in our Division  
11 unfortunately. And so this project is pretty important for  
12 us to complete to try and avoid that risk.  
13 I would say that the Rawson-Neal facility is dual  
14 purpose which means that the renovations that are being made  
15 would allow the facility to meet forensic standard and the  
16 civil standard when it comes to anti-ligature.  
17 In terms of the work program that was approved,  
18 it does not include D pod. And also the current State Public  
19 Works Division D Pod Project, it does replace some of the  
20 furniture. However, it does not replace the beds. The CIP  
21 project is, therefore, needed and we would reconcile this  
22 project with not only the current D pod project but also the  
23 work program as approved at the August IFC to make sure  
24 there's no duplication in the scope of the project.

1 MS. NELSON: Katrina Nelson. This next project  
2 is at our NNCAS campus, our Northern Nevada Child and  
3 Adolescent Service campus. And the Northern Nevada Child  
4 Adolescent Services campus, the facility that we're speaking  
5 about today, has been renamed from the Adolescent Treatment  
6 Center to the Psychiatric Residential Treatment facility in  
7 the North just for your information.  
8 The -- this project is to replace the multizone  
9 air handling unit at NNCAS' psychiatric residential treatment  
10 facility and it's located in Sparks.  
11 Building 8A is part of the NNAMHS campus in  
12 Sparks and this is an accredited -- accredited license  
13 through the Bureau of Health Care Quality and Compliance and  
14 is a residential treatment unit that is occupied year round.  
15 Up to 16 youth with severe emotional disturbances reside in  
16 this building everyday, including weekends and holidays.  
17 All bedrooms are sealed. So when the doors are  
18 closed and secured at night, only the -- only the ventilation  
19 that comes from the ceiling vent with the airflow is  
20 available to the residents.  
21 The HVAC system failed in December of 2019  
22 causing a temporary displacement of the youth in residence  
23 and a temporary system was -- was made operational in April  
24 of 2020.

1 Since that time there have been blower failures  
2 in both zones and ongoing temperature fluctuation issues with  
3 the corner rooms. Also during heavy precipitation, the roof  
4 leaks in the kitchen area, and this project was also listed  
5 last biennium.  
6 MR. BORROWMAN: Thank you. John Borrowman with  
7 DPBH. We do have the second request for our Division. It is  
8 for the Southern Nevada Adult Mental Health Services campus  
9 down in Las Vegas. This is for the Stein facility, which is  
10 a forensic facility. We do have a picture available. You  
11 can see that it is meant for incarceration. The security  
12 perimeter must be maintained. We do have individuals that  
13 are accused of a crime, and we want to make sure that we  
14 maintain sufficient control.  
15 This project, it does remodel the client  
16 restrooms. It does provide for full anti-ligature for  
17 lighting, restroom fixtures and interior finishes and  
18 showers. It also includes replacement of a fixed -- a fixed  
19 furniture in the client bedrooms. This project will replace  
20 doors and repair exterior finishes around the building at  
21 great level. I would note that as part of the anti-ligature,  
22 we do have our furniture secured and that means secured to  
23 the walls and, therefore, is part of the structure that  
24 requires this project to be considered.

1 In terms of the exterior surfaces that are being  
2 provided, we do have quite a bit of aging. It is important  
3 for the structure to be sound. At this point we do have some  
4 compromises to the concrete that is supporting security  
5 fencing and we need to have those repaired in order to  
6 maintain control of the people that are accused of a crime  
7 who are responsible for containing.  
8 I would note that we did have a work program also  
9 approved on the August IFC. It does have some relationship  
10 to this. However, this project is still needed in order to  
11 replace the closets, the shelving stools and the seclusion  
12 room beds, plus all exterior repairs. In other words, the  
13 work program that was approved in August was a small section  
14 of what this project is. We'll continue to work with State  
15 Public Works to make sure the scope is not duplicative.  
16 Thank you.  
17 The next project, this is at the Lake's Crossing  
18 Center, as mentioned. This is another forensic facility. It  
19 is located on the Northern Nevada Adult Mental Health  
20 Services campus which is located in Sparks. The request in  
21 front of you is for the secured area door replacement. With  
22 our particular clientele, sometimes they are not stable.  
23 They need mental health assistance. And often times they are  
24 aggressive as well. So it is important for us to remain

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1 control over the facility.  
2 As part of that clientele there are risks to the  
3 facility. We did provide some pictures as well to some of  
4 the types of things that have been occurring and that we've  
5 been trying to mitigate. In particular you can see where  
6 someone may be trying to kick a door through, has damaged the  
7 stiles of the door. And we've reinforced, welded numerous  
8 times. But at some point the integrity of the door has been  
9 compromised and is no longer appropriate for a forensic  
10 facility. You can see where they have been kicked out. They  
11 are bowing.  
12 And so this project is to replace the secured  
13 area doors to make sure that we do maintain proper control  
14 and it's not only for the client's safety but also for the  
15 staff safety. Thank you.  
16 The next project that we have is also for the  
17 Lake's Crossing. Again, security being a very major factor  
18 and the request in prioritization. We do have in this  
19 facility an aging video system. And it also has a capacity  
20 to function with door controls. And the request in front of  
21 us is to upgrade the video surveillance system, as well as  
22 integrate more effectively with the door controls.  
23 When we have an event, a recorded event, it's  
24 important that we have access to that. We wouldn't always

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1 know when an event occurs immediately. We need to have time  
2 for reports to be made, especially given the vulnerable  
3 population might not be reporting timely. So we need to make  
4 sure we have adequate storage first and foremost so that we  
5 would have events recorded as evidence.  
6 Secondly, we want to make sure that we have all  
7 of the cameras working functionally. We also have monitoring  
8 stations that are appropriate and that it integrates with the  
9 door controls so that we have access to the secured areas in  
10 the least burdensome way possible to make sure we can respond  
11 quickly and effectively while not compromising the security  
12 or someone monitoring the events on the camera.  
13 I would say that we did have a work program that  
14 was approved on the August 17th IFC. And now that I've sold  
15 this very well, I just want to make sure you understand that  
16 this is extremely important to us which is why we did present  
17 this to the August IFC. It was approved.  
18 And having said that, I wanted to explain what it  
19 was about but also to let you know that we did receive ARPA  
20 funding for this project. So, therefore, this project can be  
21 eliminated from the queue. I promise not to backfill with  
22 one on the back end. Thank you.  
23 The next project, again, for DPBH, this is on  
24 Southern Nevada Adult Mental Health campus down in Las Vegas.

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1 This is for advance planning for the Southern Nevada forensic  
2 facility. Unfortunately, given the increase in our  
3 population, we also have increased clientele that are accused  
4 of a crime but may not be able to defend themselves, so we  
5 have a need for quite a few more clients in a forensic  
6 capacity.  
7 Additionally, there was a change in law that  
8 allows for an extended restoration so people can be in  
9 this -- in this holding pattern, trying to bring them to --  
10 to be restored for defense for a much longer period of time  
11 and even as much as ten-year increments. With that, we are  
12 having increase clientele for longer periods of time which  
13 means that we are occupying beds for longer periods of time  
14 and, therefore, have reached our maximum capacity.  
15 We do have a significant concern that we don't  
16 have very many alternatives for this kind of population.  
17 Mind you, they have been accused of a crime, considered at  
18 harm or unable to provide their own defense. It does require  
19 a very secured facility. But it also requires special  
20 handling of the clientele because they do need to have mental  
21 health services to bring them up to -- up to defend  
22 themselves.  
23 With that, our population has maxed out our  
24 facilities. We are looking at alternatives, you know, trying

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1 to find places where we can find ten more beds. Nevada is  
2 not going to be sufficient for the projected population. We  
3 do need to have a long-term solution for this population.  
4 This request is for the advance planning to try and figure  
5 out, you know, where is the site, what would the right  
6 facility make-up be, how many beds do we need. And so if we  
7 don't get this project started, then we can't go to the next  
8 phase. It's important that we at least do this front end to  
9 try to make sure that we understand the need and provide for  
10 an option for this behavior.  
11 MR. CHAPEL: Katrina Nelson for the record.  
12 Project number 23197 is the third project of the 12 that we  
13 have before you today. This project is to replace the  
14 existing generator and transfer switch at the Summit View  
15 Youth Center. The Summit View Youth Center is a maximum  
16 security facility with a 48-bed capacity.  
17 DCFS provides programming and services to youth  
18 between the ages of 12 and 18. Summit View focuses on high  
19 school age males between the age of 14 and 19. Summit View  
20 is a 13-acre facility constructed in 2000 in North Las Vegas  
21 near the Nellis Air Force Base. This facility in  
22 collaboration with the Clark County School District operates  
23 educational programs for youth that and offers full required  
24 and elected academics, subjects, remedial programs, special

1 education programs and interscholastic activities.  
2 Summit View has a nursing staff, a psychologist,  
3 contracted physicians, a contracted psychiatrist and a  
4 contracted dentist to provide comprehensive onsite medical  
5 services to the youth. In addition, Summit View provides  
6 recreational programming, drug and alcohol abuse counseling,  
7 recovery programming, group and individual counseling, sexual  
8 offender treatment, cognitive and behavioral health therapy  
9 and treatment planning.  
10 During a power outage, the current generator will  
11 only power the emergency lighting in the facility. The  
12 kitchen is not operational and it does not comply with the  
13 State of Nevada's Disaster Plan which calls for the generator  
14 to be operational for three days in the event of a natural  
15 disaster or any disaster.  
16 The replacement generator will be large enough to  
17 provide emergency power to the entire site. The existing  
18 generator is 22 years old and was -- has passed its useful  
19 life and was with the original generator for the facility.  
20 MR. BORROWMAN: Thank you. John Borrowman with  
21 DPBH. The next request is for the Lake's Crossing Center  
22 shower room renovation. I know that showers are often times  
23 part of a CIP project. I would just point out that at Lake's  
24 Crossing this does become a security event. We do have tiles

1 do not put clients or staff at risk.  
2 It was originally constructed in 1988, the  
3 facility itself, and we want to make sure that we are  
4 addressing it. And you can see that the build date on this  
5 is 1987 and it's probably time for an upgrade.  
6 MR. CHAPEL: The next project that we have, this  
7 is Katrina Nelson, is number 21151. And it is for an  
8 interior remodel and replacement of buildings 11 and 12 on  
9 the Oasis campus. And this project will design and construct  
10 a remodeling of the bathrooms and kitchens of buildings 11  
11 and 12 on the Southern Nevada Child and Adolescent Services  
12 campus to create accessible bathrooms and kitchens. The  
13 first floor, install solid surface, seamless showers, replace  
14 wall and floor finishes, repair underfloor plumbing and  
15 replace plumbing fixtures.  
16 This project will also replace windows in  
17 buildings 11 and 12 for, on the SNCAS campus and the  
18 replacements will include the dual pane, low E impact  
19 resistant glass. The frames will be painted to compliment  
20 the existing buildings. This project will also include an  
21 evaluation and cost analysis of window replacement  
22 alternatives for all of our buildings on the campus.  
23 The project for the Oasis psychiatric residential  
24 treatment facilities which is, it's a 24-hour highly

1 that are falling off of the wall can therefore be modified  
2 for contraband and put the individuals and the staff at risk.  
3 So, therefore, this particular project is to construct the  
4 renovation of five shower stalls in the Lake's Crossing  
5 housing unit. Definitely need to make sure we are  
6 maintaining a safe place for the client and maintaining  
7 safety of our staff.  
8 We do have from the obvious, pictures here, but  
9 we have obvious concerns with degradation of the shower from  
10 a sanitary perspective as well. So we need to make sure  
11 these are sufficient to make certification. Thank you.  
12 The next project also for DPBH, this is for  
13 Southern Nevada Adult Mental Health Services. This is for  
14 replacement of the elevator at the Stein Forensic Hospital.  
15 And I will reiterate that the Stein facility is a forensic  
16 hospital. It does have individuals that are, need mental  
17 health assistance and also have been accused of a crime and  
18 could be at any level of risk. And for safety reasons, we  
19 obviously need to have an elevator that is going to be  
20 reliable, not exactly the environment that you want to be  
21 bringing individuals into if you have uncertainty that's  
22 going to work appropriately. A substantial number of repairs  
23 over the last few years. And it is time for us to do a  
24 renovation of this particular elevator to make sure that we

1 structured treatment services for children of the ages of six  
2 to 17 who are severely emotionally disturbed. And the  
3 difference between this facility versus the Desert Willow is  
4 this is an unlocked facility versus Desert Willow being  
5 locked.  
6 This project will create accessible bathrooms and  
7 kitchen, remodel bathroom materials. It includes  
8 anti-ligature fixtures and installs the impact resistant  
9 glass. Last fiscal year the agency spent over \$11,000 on  
10 window replacements. This project is important to the  
11 Division because it allows the facilities to be accessible to  
12 disabled clients. And it is a life safety project. Buildings  
13 11 and 12 were built in 1981 and these projects were  
14 approved -- this project was previously requested last  
15 biennium.  
16 It looks like it's me again for a while. Katrina  
17 Nelson. The next project before you is for our Summit View  
18 gymnasium addition remodel. This is back to our maximum  
19 security facility. This project will design and construct  
20 additional multipurpose rooms and a restroom, athletic  
21 flooring and air conditioning system, a closed circuit TV  
22 system, insulation to the walls and roof assemblies and  
23 replace the lighting and bleachers in the gymnasium at the  
24 Summit View Youth Center.

1 This project, the addition of the multipurpose  
2 rooms, it will create an indoor recreational area for the  
3 youth that are housed there. The project includes the, a  
4 closed circuit TV system for the safety and security of the  
5 clients and our employees.

6 The evaporative coolers are original to  
7 construction and have reached the end of their useful service  
8 life. The extreme Las Vegas temperatures don't allow for the  
9 youth to participate in the gym currently for several months  
10 during the year. Adding a new air conditioning system will  
11 provide the necessary heating and cooling to increase the use  
12 of the gymnasium.

13 The existing bleachers are original to the  
14 building and they need to be replaced. If this project is  
15 not funded, the gymnasium will continue to be underutilized  
16 and the youth will be underserved and opportunities to give  
17 them rest and physical exercise.

18 The next project is project number 7508 for our  
19 NYTC gymnasium floor replacement. This project is to design  
20 and construct removal and replacement of the existing  
21 athletic flooring at the NYTC. This project will install  
22 traditional athletic wood flooring.

23 So for this project, NYTC was originally  
24 established in 1915. It's our oldest facility that we have.

1 It is a staff secured facility located in Elko, Nevada, and  
2 this facility is a medium security facility. The facility  
3 includes separate housing units for the youth committed to  
4 the State for correctional care and which consists of three  
5 cottages that hold 16 youth. And NYTC has the capacity to  
6 serve up to 160 youth, but it's currently legislatively  
7 approved for 60 youth between the ages of 12 and 18.

8 Onsite there's an administration building and  
9 infirmary, a full service kitchen, a laundry, maintenance and  
10 credit at the high school, a gymnasium and the  
11 football/soccer field and a baseball and softball diamond and  
12 workout room for weightlifting, cardio and fitness.

13 The next item is also for NYTC. It's project  
14 number 7515. It is to design and construct replacement of  
15 flooring for the classroom and infirmary building at the  
16 NYTC. This project includes a heavy duty vinyl tile, carpet  
17 and ceramic tile as well as a coating base.

18 For this project, the classroom and infirmary  
19 flooring, it needs to be replaced due to the age and heavy  
20 foot traffic that it's received over the years. The public  
21 youth and staff that are in residence are at risk of tripping  
22 on both broken tile and torn carpet. The flooring basically  
23 has reached the end of its useful life and is no longer able  
24 to be maintained.

1 Project number 19235 is also at NYTC and it's to  
2 connect a well that we currently have in place to the  
3 irrigation system. This project will design and construct  
4 upgrades to water infrastructure at the NYTC necessary to  
5 connect the existing well number two to the irrigation  
6 system.

7 Maintenance of well number one is included in  
8 this project because it will remain the sole domestic water  
9 source for NYTC. The project scope includes rehabilitation  
10 of wells one and two, replacement of pumps at each well,  
11 instrumentation reconfiguration, installation of backflow  
12 preventer at the gym and a site piping necessary to connect  
13 well number two to the existing irrigation system.

14 This project, well number one, is our sole source  
15 of domestic water, and it also provides irrigation currently.  
16 Well number two, it cannot -- it is not currently connected  
17 to the water system. So this arrangement, although workable,  
18 results in a greater usage of well number one. Connecting  
19 well number two to the irrigation system will relieve well  
20 number one from the usage and prolong its useful life. By  
21 connecting well number two to the irrigation system also  
22 provides us with the ability to use existing water rights at  
23 NYTC that otherwise could be forfeited as they are not  
24 currently utilized.

1 The NYTC domestic water system is over 50 years  
2 old. The majority of the buildings and infrastructure were  
3 constructed in the '60s and '70s. Potable and irrigation  
4 water to the NYTC is provided by a single well and 400 -- a  
5 400,000 gallon water storage tank located just west of the  
6 campus. As well a second well was constructed with a  
7 previous CIP. However, the -- it yielded extremely high  
8 ferrous content, making it unsuitable for domestic use.

9 Project number 7511 is also at NYTC. This  
10 project will design and construct the campus wide replacement  
11 of the irrigation water system at NYTC. This sports field  
12 irrigation system is in good condition, will not be included  
13 in this project. The project scope includes abandonment of  
14 existing irrigation facilities and installation of a new  
15 irrigation main valves, sprinkler heads and controlled  
16 wiring. If possible, recently upgrade sprinkler heads will  
17 be reused.

18 This existing irrigation system was installed in  
19 1974 and has reached the ends of its useful life. Current  
20 piping materials are inconsistent with current standards  
21 resulting in continual maintenance. And the site use has  
22 changed over the years and the sprinkler, existing sprinkler  
23 layout is wasteful and insufficient.

24 Project number 1914, we're back on the SNCAS

1 campus at Desert Willow Treatment Center, our maximum, our  
2 psychiatric residential treatment facility in our psychiatric  
3 hospital. This project will design and construct a rounded  
4 wall cap on top of the patio yard walls at Desert Willow.  
5 And this project is the State's only psychiatric hospital.  
6 This hospital provides the 24-hour highly structured services  
7 for the children and youth between the ages of six and 17 as  
8 I mentioned previously.

9 This project will design and construct a rounded  
10 wall cap on top of the yard wall. The yard walls are only  
11 ten feet high. The existing patio walls can be breached by  
12 residents in care. The new rounded cap walls will discourage  
13 elopement by hindering the residents' ability to obtain a  
14 firm grip at the top of the wall. This project is important  
15 to the Division because it will prevent elopements from  
16 occurring. This project was previously requested under, in  
17 the last biennium.

18 The next project is for SNCAS to install security  
19 cameras. As Mr. Borrowman mentioned, a security is an ever  
20 growing and increasing problem for our facilities. This  
21 project will design and construct a surveillance system  
22 including fixed cameras, digital storage to retain images for  
23 future use at the SNCAS.

24 This project is necessitated by we have had

1 individuals with intellectual and developmental disabilities.  
2 We're licensed for 48 people. We have 39 people there  
3 currently. And these are among the most vulnerable people in  
4 the state.

5 The security fencing project will not only help  
6 with safety but will also help with freedom of movement for  
7 the people that actually live there. We are a sister campus  
8 to the Desert Willow Treatment that she was just speaking of.  
9 So we also are experiencing a lot of safety issues there.

10 We have an increase foot traffic of unauthorized  
11 people. The concern there is they can walk right up to  
12 people's homes. So this campus has 11 home settings, serving  
13 anywhere from three to six people per each home. Having that  
14 unauthorized foot traffic is just a major safety issue.

15 We've had break-in's, just like Desert Willow. We've had  
16 cars broken into, buildings broken into. Just two weeks ago  
17 we had an individual's three-wheel bike stolen right out of  
18 his backyard so this is a definite safety issue.

19 The other big issue is we would be able to  
20 improve upon if we were able to get fencing is the quality of  
21 the life for the people that serve there. So currently all  
22 of our doors have to be locked from the inside. We do not  
23 have to be a locked facility. But because we have people  
24 living there who might wonder off, who might elope, who might

1 several break-in's. We've had stolen -- a stolen vehicle.  
2 We've had stolen facility equipment, our golf cart, not golf  
3 cart but they are Gators. Those have been stolen. So this  
4 is an important project to the Division to at least have a  
5 security system in place.

6 This project will design and construct a  
7 surveillance system, including fixed cameras and digital  
8 storage to retain images for future use at SNCAS. There have  
9 been campus buildings and vehicles broken into and  
10 vandalized, and the camera footage will assist us in criminal  
11 investigations and better document employee and client  
12 incidents. We -- as I mentioned, we had two utility carts  
13 stolen, and the value of those utility carts were \$23,000.

14 This project is important to the Division because  
15 the cameras could be a deterrent to criminals and criminal  
16 activity. It would assist criminal investigations and would  
17 assist employee and client incidents that occur on the  
18 property. This project was previously requested last  
19 biennium.

20 MS. ADAMS: Jessica Adams, deputy administrator  
21 for the Aging and Disability Services Division. The only  
22 project that ADSD has in the top 20 is our security fencing  
23 at Desert Regional Center. The Desert Regional Center  
24 operates the State's only intermediate care facility for

1 run into traffic into some very busy streets, this is the  
2 corner of Jones and Charleston down in Las Vegas, so lots of  
3 traffic. We have to keep the doors locked and people can  
4 only go outside if the staff escort.

5 If we were able to have security fencing and  
6 gating, they would be able to really use their whole campus.  
7 Some of the things we've been able to do there, we have like  
8 a gardening center, which they currently can only go to if  
9 they have staff with them, as opposed to just being able to  
10 go and use their full home.

11 We do have CMS, the Centers for Medicare and  
12 Medicaid services. We are highly regulated by them. Having  
13 increased independence, freedom of movement, all of those  
14 things will help us ensure that we are able to keep up on our  
15 certification and not get into trouble with them. This  
16 project was requested in the last two bienniums. We were  
17 able to in 2021 get the schematics for the project done.

18 And last but not least, project number 21141 is  
19 back at NYTC in Elko for security entrance gates. This  
20 project will design and construct electronic security gates  
21 with a key card access at the two entrances to the NYTC  
22 facility, including site improvements and utility  
23 connections. The Nevada Youth Training Center facility  
24 houses troubled youth in a structured rehabilitation program.

1 The facility does not have a fence or secured point of access  
2 and there's currently no way to control vehicle access to the  
3 facility.

4 The gates would allow for the Division of  
5 Forestry, which is housed at the northeast corner of the  
6 property, to have access to their facility. It would also  
7 allow for visitors to access the administration building for  
8 check-in purposes. But it would not allow unauthorized  
9 access to the back of the campus. The NYTC was constructed  
10 in multiple phases, as I mentioned previously, which started  
11 in 1962 and was -- the last structures were built in the mid  
12 1990s.

13 And that concludes our presentation for DHHS of  
14 our top 20 of the 77 projects for your consideration. And I  
15 will open it up to questions. Thank you.

16 MEMBER FREED: Thank you, Mr. Chairman. This is  
17 Laura Freed for the record. On number three, the Northern  
18 Nevada Child and Adolescent rooftop multis in a unit, how  
19 many youths are housed in Building 8A right now?

20 MS. NELSON: At this time, I would have to double  
21 check, but I believe the capacity is 16, but we currently are  
22 not at capacity.

23 MEMBER FREED: Okay.

24 MS. NELSON: Due to our, we have ongoing staffing

1 and present this to you.

2 CHAIRMAN HAND: Member Hand for the record. I  
3 don't think we have to remind you all to state your names and  
4 make sure everybody has a mic handy. You've been through the  
5 drill for the last day and a half. And it looks like you win  
6 for the amount of paper in the book. So we look forward to  
7 you presenting, and I'm sure that our Members will have lots  
8 of questions.

9 MR. LEFEVRE: Kent LaFevre, Interim Administrator  
10 for the record. We're pleased to this afternoon present the  
11 Department of Administration projects. And we will -- to my  
12 right is Brian Wacker. He's the chief of planning for the  
13 Division. And to my left is Brandon Pierce. He's the  
14 right-hand man, get it done guy, so we really appreciate  
15 their help. They are the horsepower that got this  
16 presentation ready.

17 We want to approach this presentation a little  
18 different than just linearly through the book. We're going  
19 to separate our projects into planning projects first so I'll  
20 present those. And then we're going to have Fleet Services  
21 present their project followed by EITS. And then Dave Dutra,  
22 deputy over Buildings and Grounds will come up and present  
23 the deferred maintenance projects. And then I'll -- I'll  
24 present the construction projects and the C projects for the

1 issues.

2 MEMBER FREED: Sure.

3 MS. NELSON: That we are unable to hire qualified  
4 people to support our facility at full capacity.

5 MEMBER FREED: Okay. On number seven, I believe,  
6 the enhanced planning to -- sorry. Here we go. So the  
7 construction cost on our project narrative is \$215,000,000.  
8 If this project were funded and completed, would DHHS be  
9 looking to request construction of the 250,000,000 dollars in  
10 State bond funds for construction in a future CIP?

11 MR. BORROWMAN: John Borrowman, DPBH.  
12 Absolutely. The intent isn't to design a facility and to --  
13 this is a desperate need. We are at capacity. We do have  
14 people that are eligible for these facilities, but we don't  
15 have a place for them. So the intent is to find a proper  
16 solution for this clientele, absolutely.

17 CHAIRMAN HAND: It looks like we don't have any  
18 additional questions, so thank you for your presentations.

19 MS. NELSON: Thank you.

20 MR. BORROWMAN: Unless you want to go through the  
21 rest of the 77 projects.

22 CHAIRMAN HAND: I think we're good.

23 MR. BORROWMAN: Okay. I thank the Board for  
24 their time today. I appreciate our opportunity to be here

1 Department. And then Brian Wacker will present the statewide  
2 projects.

3 So as I mentioned yesterday, the Division of  
4 Public Works is to retire the Blasdel Building which is right  
5 through that window, and we have a plan to do so by moving  
6 the Treasurer to the Kincade Building by moving the Secretary  
7 of State to the Kincade Building, the new Kincade Building by  
8 moving the GFO office to the basement of NSLA and the EITS'  
9 suite and NSLA and by moving Buildings and Grounds to a new  
10 building down on 5th and Stewart and two other agencies to  
11 relocate, human resources, which would go to the Kincade  
12 Building and ASD, that's Administrative Services Division,  
13 they would move to the Icon Building.

14 And so our plan is to populate the Icon Building  
15 after this planning is done and the construction. The Icon  
16 Building would have the following complexion. Purchasing  
17 would stay in the Icon. The controller's officer would stay  
18 there. ASD would be moving from the Blasdel Building. B&G  
19 would move down the street. Wildlife would be occupied in  
20 the Icon Building. And then there's also a -- there's  
21 actually a vault in the bottom of the Icon Building and  
22 that's where some federal surplus property is.

23 So with that preamble, I would like to go to the  
24 planning projects. And our first project on the list is the



1 advance planning of the State Office Building for the Grant  
2 Sawyer Office site. And this is what we're fictionally  
3 calling Grant Sawyer Tower Two. And this would be a building  
4 that would be programmed on the, basically on the parking lot  
5 of Grant Sawyer currently. It would be combined with the  
6 parking garage and some surface parking to accommodate the  
7 need while we build tower two.

8 Now the reason we need to build tower two and the  
9 parking garage is because as you know, the Grant Sawyer  
10 Building One is undergoing a -- will undergo a thorough  
11 remodel. Excuse me, remodel, completely raze or gut the  
12 entire inside of the building and redo it for new  
13 programming.

14 So when we were tasked by the Governor's Office  
15 to look at the cost of relocating all of those folks into  
16 swing space or temporary rental space, the results of that  
17 study were staggering. Some are between 35 and \$40,000,000  
18 just in rent to take all of those folks and put them in other  
19 spaces in Las Vegas. And there's only really two places that  
20 could accommodate that size square footage. One was the  
21 Nevada Power Building on West Sahara. And the other, I  
22 forget where the other one was. Do we remember? There was  
23 one other place.

24 MS. STEWART: Wells Fargo.

1 MR. LEFEVRE: Oh, the CitiBank Building up on  
2 West Sahara at Buffalo. So both of those places would  
3 require tenant improvements in addition to the rent.

4 So when we ran those numbers and discussed it  
5 with leadership, it made all kinds of sense to invest those  
6 dollars into an asset rather than into rent. So this project  
7 is for the programming advance planning of that second tower.

8 This is an artist rendering of what that second  
9 tower could look like on the Grant Sawyer Complex and here's  
10 another shot, kind of a three quarter shot.

11 So having said that, the second tower of Grant  
12 Sawyer would accommodate the Governor's Office. The  
13 Governor's Office of Economic Development, the Governor's  
14 Office of Workforce Innovations, the Secretary of State  
15 Legislative Counsel Bureau and Gaming Control, the Gaming  
16 Control Board for a total square footage of roughly 90,000  
17 square-feet rentable.

18 So we would be able to move those folks into this  
19 second building while the existing Grant Sawyer was remodeled  
20 completely from head to toe. And then once the building is  
21 prepared to receive new tenants, then the Governor's Office  
22 and the Secretary of State and LCB would be able to move back  
23 into the refurbished building. And Gaming Control would  
24 remain in the new tower. So the difference in square footage

1 is not that great, but we would backfill it with other  
2 agencies. The total project request for this is 14.1 million  
3 and that would cover the advance planning design.

4 The next project I would like to discuss is the  
5 advance planning for the administration building at the  
6 Kincade site. So some of you may be aware of that site as  
7 basically kitty-corner that way a block. There was a  
8 building there but it was razed about four years ago because  
9 it was found to be structurally unsound. So this particular  
10 site is right across the street from the old armory.

11 Next slide. This shows the location where we  
12 propose this site or this building. And the Kincade  
13 Building, we're calling it the Kincade Building because we  
14 haven't come up with a better name. But for the purposes of  
15 discussion, we've got 130,000 square-foot building which  
16 leaves us about 91,000 square-feet of rentable space.

17 So our proposal is the director's office, DOA,  
18 the Department of Administration will move into that  
19 building, the Secretary of State from the Blasdel Building,  
20 human resources from the Blasdel Building, human resources  
21 from King Street, and that is a leased facility that we would  
22 be able to move out of. Wildlife would come from the old  
23 armory. The treasurer would come from the Blasdel Building.  
24 Risk management would come from leased space. And museums,

1 the director of museums would come from leased space.

2 That would free up about 56,000 square-feet for  
3 health and human services. Currently health and human  
4 services in the valley rents in excess of 300,000 square feet  
5 here in Carson City. So we would be able to just put a dent  
6 in it. But it would be a good first step to get HHS back on  
7 the campus. The total request for this project is 9.9  
8 million dollars in planning dollars for the advance planning.

9 The next project I would like to highlight is the  
10 advance planning for State Public Works Division building.  
11 And this would be located at the Northern Nevada Children's  
12 site which is just down the road on 5th and Stewart. There's  
13 a view of it right there. The existing children's home has  
14 been basically abandoned for 20 years or longer. And those  
15 buildings were -- are dilapidated and frequently used by law  
16 enforcement for training, for like urban training. But we  
17 would propose to put at the corner of 5th and Stewart. And  
18 this would consolidate the building's grounds operation into  
19 one location.

20 So the folks that would operate inside that  
21 building would be Public Works moving out of the Icon  
22 Building and the shop and the garage areas from the armory  
23 which is just across the street for a total of 50,000  
24 square-feet space. The budget for this project is slated at



1 6.19 for planning.  
2 Okay. Next project I would like to point out is  
3 advance planning for the administration complex or  
4 administration building at the Sahara complex. This is on  
5 the East Sahara site next to the DMV in Las Vegas. The red  
6 box shows approximate location of the new administrative  
7 building. This would be approximately a four-story building  
8 on that site.

9 And so those of you that have been around a long  
10 time, this was the original footprint of the DMV on East  
11 Sahara where when I moved to town, I had to stand in line for  
12 five hours to get my license plate changed, but I'm not  
13 bitter or anything. Back then they had lines on the floor,  
14 remember, yellow, green, blue, red. And if you got in the  
15 wrong line, oh, my goodness. It wasn't going to be a good  
16 day.

17 This project would provide much needed space  
18 for -- for owned rented space in Las Vegas. As we mentioned  
19 yesterday, there's about a million square-feet of rented  
20 space in Las Vegas. This would put a dent in it and it  
21 wouldn't capture all of it but it certainly would help.

22 So our proposal for the tenants in this space  
23 would be moving DHHS from the Melrose Building which is  
24 Washington and Rancho, moving State Public Works and B&G from

1 The floor is yours.

2 MEMBER FREED: This is Laura Freed for the  
3 record. It wouldn't be fair if I didn't ask my own  
4 department as many questions as I've asked other departments,  
5 would it.

6 Okay. Let me see if I've got the timeline down  
7 for Grant Sawyer Two. So we've got design through  
8 construction documents for the government vision for Grant  
9 Sawyer One. We would shelf those and then do advance  
10 planning for Grant Sawyer Two '24-'25. Construction of Grant  
11 Sawyer Two '26-'27 and then renovation of Grant Sawyer One  
12 '28-'29. Do I have it right?

13 MR. LEFEVRE: I think so.

14 MEMBER FREED: Okay. One other slightly  
15 impertinent question. Does GFO know that you want to put  
16 them in the basement of NSLA?

17 MR. LEFEVRE: I'm sorry, I didn't hear that.

18 MEMBER FREED: Does the GFO know that you want to  
19 place them in the basement of NSLA?

20 MR. LEFEVRE: No.

21 MEMBER FREED: You haven't had that conversation?

22 MR. LEFEVRE: I haven't had that conversation  
23 with Amy.

24 MEMBER FREED: Hi, GFO, if you're listening.

1 the McLeod Building into this building, moving C&R into this  
2 building at 11,000 square-feet and then filling up the  
3 balance of that building with business and industry,  
4 currently rents about 60,000 square-feet on West Sahara at  
5 Valley View. The project ask for this is 8.8 million. And  
6 this is an advance planning project.

7 The next project would be advance planning for  
8 the seismic retrofit and remodel of the old State armory.  
9 Here's another reminder where that is. It's basically a  
10 block that way. And this is one of the unreinforced masonry  
11 buildings left on the campus. It's a beautiful building from  
12 the outside. And our proposal is that we would remove the  
13 sheds and the maintenance paraphernalia around that building  
14 and restore that building to its former glory, giving it a  
15 seismic upgrade and also putting a second floor, a full  
16 second floor in that building. And that by doing so, we  
17 would have the room to accommodate the EITS operations in  
18 that building which will put them within steps of their main  
19 computer room. The project ask on this one is 1.2 million  
20 for advance planning.

21 So that concludes our planning portion. I'm  
22 going to turn the mic over to Robbie Burgess for Fleet.

23 CHAIRMAN HAND: Member Hand for the record. Can  
24 we maybe take questions? Do we have any questions? Okay.

1 MR. LEFEVRE: All I do know, Kent LaFevre for the  
2 record, is that they wanted to be close proximity to the  
3 Capitol.

4 MEMBER FREED: I completely agree that they  
5 should. And that's probably as close as we can get them  
6 without physically locating them in the Capitol which --  
7 thank you very much. I appreciate it.

8 MR. LEFEVRE: Sorry. Any other questions I can  
9 answer?

10 CHAIRMAN HAND: This is Member Hand. So these  
11 are all advance planning projects. And so what's the total  
12 in advance planning and then what is the -- do you have a  
13 ballpark of what the construction would be for the -- if we  
14 package all of this up. I'm trying to get a big picture  
15 handle on it.

16 MR. LEFEVRE: That's a great question. I think  
17 Brian might know that answer. I could swag a guess, probably  
18 500,000,000 or thereabouts.

19 CHAIRMAN HAND: How about the planning and then  
20 the construction is 500,000,000 or is that --

21 MR. LEFEVRE: Just for the construction.

22 MEMBER HAND: Okay.

23 MR. LEFEVRE: I think it would be in the  
24 neighborhood of 500,000,000.

1 CHAIRMAN HAND: And what's the planning summed  
2 up? I could have done the math I guess.

3 MR. LEFEVRE: Planning, I don't know, 30,000,000  
4 maybe.

5 MR. WACKER: This is Brian Wacker for the record.  
6 We had a, like a little Gantt chart that we put together for  
7 this so we can send this to you guys after this meeting that  
8 lays out how that impacts the future CIP's for these projects  
9 and also things you've heard, like the DPS headquarters, with  
10 all the different planning things going at once to try to  
11 interpret what that means for this CIP and future CIP's.

12 CHAIRMAN HAND: That would be really helpful from  
13 a big picture perspective. I'm trying to wrap my head around  
14 all of this. There's a lot here, so thank you.

15 MR. BURGESS: Good afternoon, Chair Hand, and  
16 fellow Board Members. My name is Robbie Burgess. I'm the  
17 administrator for the Fleet Division and I'm back. I'm back.  
18 So this is a, I believe this, I would call this the  
19 95 percent shovel ready project for the new Fleet Service  
20 Division at the Grant Sawyer complex in Las Vegas.

21 And it seems we were talking about Grant Sawyer  
22 quite a bit. But I believe this project would precede any of  
23 the other projects that would happen at the Grant Sawyer so  
24 go ahead.

1 So to give you guys an idea of what the Fleet  
2 Service Division is, the Division is a division that supports  
3 transportation needs for all State of Nevada employees,  
4 boards and commissions. We have a vehicle total of about  
5 1,200 vehicles. And we have long-term vehicles. And we have  
6 short-term vehicles. The long-term vehicles are vehicles  
7 that we rent on a monthly basis to all State of Nevada  
8 agencies, departments, commissions and boards. They rent to  
9 us on a monthly basis. And we also have short-term vehicles  
10 that we rent out on a daily basis to State employees that are  
11 doing -- during the course of their activities, both in Reno  
12 and in Las Vegas and here in Carson City as well.

13 Now this proposal for this new construction for  
14 the Grant Sawyer complex is in addition to a complex that we  
15 already -- that we already have that's existing just south of  
16 the Harry Reid International Airport.

17 This proposed facility is a lot further north in  
18 our existing facility and with all of the State  
19 infrastructure that is coming into the north side of Las  
20 Vegas, it just makes sense that we have a facility that  
21 supports all the State agencies on the north side of Las  
22 Vegas Valley corridor.

23 It sounds like you guys are very familiar with  
24 Las Vegas. For folks that are driving from anywhere in North

1 Las Vegas down to my facility down in Losiengas (phonetic),  
2 south of the airport, it's a 45-minute to an hour one-way  
3 trip. And that just takes a lot of State time just  
4 transporting vehicles back and forth.

5 The main reason for our facility in Las Vegas is  
6 we're supporting the airport, State employees flying down to  
7 Las Vegas. We pick them up at the airport, provide them  
8 vehicles and they conduct their business.

9 We also have a maintenance facility there which  
10 we perform maintenance on all State vehicles. Now the Police  
11 Service Division has direct, we have 1,200 vehicles that are  
12 cars that we rent out. We support all State vehicles, and  
13 there's roughly 6,000 State vehicles throughout the State of  
14 Nevada. So we are working quite a bit on vehicles on a daily  
15 basis and just having another facility in Las Vegas would  
16 really streamline our -- our operations. I'm way ahead.

17 So, yeah, our long-term, we have -- like, what I  
18 was telling you before, our long-term vehicles that we lease,  
19 we have about 1,100 vehicles total. And in Las Vegas roughly  
20 590. And our short-term we have 87 vehicles. And in Las  
21 Vegas alone, our short-term, our daily rentals, we have about  
22 37 vehicles. So combined total of about 627 vehicles that we  
23 work on just -- just that are ours. And then you can add  
24 another 80 percent of that and that's the total vehicles that

1 the State has in Las Vegas.

2 And this goes into what we do with our agency.  
3 We maintain State vehicles. We also help with long range,  
4 planning agencies. We are currently moving a lot of our  
5 buildings and ground vehicles under the auspice of the Fleet  
6 Service Division to help support them here in Carson City,  
7 Reno and Las Vegas as well. We do reporting, fueling,  
8 cleaning and we also conduct acts of management. So we  
9 are -- we are very very busy.

10 Go ahead. We are a State agency that does  
11 provide solutions for all of our State departments and  
12 agencies, commissions and boards in helping them with  
13 vehicle -- vehicle planning in the future.

14 And we -- what this is we work closely with our  
15 outside vendors as well. We can't -- unfortunately I would  
16 love to say we do everything concerned with vehicles, but we  
17 do have to do quite a bit outside. We do have work done at  
18 the dealerships and their outside automobile agencies as  
19 well.

20 And the little blurb there about the Division of  
21 Outsourcing, what that does is we don't have vehicles all the  
22 time. We only have just a finite number of vehicles. So we  
23 do, if there's an agency that does request a vehicle and we  
24 don't have one, we also provide services for -- you know, we

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1 subcontract to Enterprise and Hertz Rental Car as well, so we  
2 do support all of that as well.  
3 Go ahead. This is all of the vehicle types that  
4 we service. We do -- everything is considered light duty,  
5 which is all sedans, half ton, three quarter ton pickups,  
6 service body trucks. We just don't get into the heavier  
7 equipment, like snowplows and dump trucks like NDOT carries.  
8 Our staff, we have a staff of 16 -- 16 FTE's.  
9 Our fleet size right now is 1,194. Like I was saying before,  
10 just the vehicles, just in Las Vegas alone is 627. And we're  
11 supporting a State workforce of roughly 8,000, 8,000  
12 employees.  
13 We currently have the three facilities here in  
14 Carson/Reno and one facility in Las Vegas. And our -- just  
15 some data there, we use -- we have 8.1 million miles that our  
16 vehicles travel on the last biennium. This is from '22. And  
17 we process almost 3,100 short-term vehicle rentals and for  
18 fiscal '22, and we completed roughly 2,500 repairs just in  
19 the last year.  
20 Go ahead. What we're trying do with the  
21 strategic on this is like I was saying before, we're trying  
22 to provide a location up north that will help support all  
23 State agencies that are really conglomerated and seem to be  
24 really focused up in the north Las Vegas area.

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1 Go ahead. And this will give you a view of the  
2 proposed facility. Now when we first did these drawings,  
3 this was to match the current Grant Sawyer facility. So when  
4 this was all proposed, we really want to maintain the Grant  
5 Sawyer look to it. I don't know if that's going to continue  
6 on. I hope it will so we won't totally stand out. But these  
7 are some different views of the facility.  
8 And this facility, I don't know if you saw it on  
9 the earlier slide that Administrator LaFevre was showing.  
10 This is in the northeast portion of the Grant Sawyer complex  
11 so right there just north of the solar farms, just some  
12 different views of the facility. One of the things I do want  
13 to point out in the, just on this side of the -- of the  
14 building we have EV charging stations. The proposal, even  
15 when we did this back in 2017, 2018 and proposing this, we  
16 had -- we were already thinking EV's. So there's a spot  
17 there for four level two charging stations to accommodate up  
18 to eight EV vehicles at the time.  
19 And there will be no fuel, gasoline at that  
20 facility. The reason being because you have the NDOT  
21 facility just up the street up on Washington. So they have  
22 fueling available there for all of the other internal  
23 combustion engines. So that's it. If you guys have any  
24 questions, I'm available.

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1 MEMBER TIBERTI: Tito Tiberti. Roughly how many  
2 repair bays are you going to have at the Grant Sawyer  
3 Building to repair these vehicles?  
4 MR. BURGESS: I'm sorry, sir.  
5 MEMBER TIBERTI: Repair bays to service at the  
6 Grant Sawyer facility.  
7 MR. BURGESS: There's -- in the main portion of  
8 the building, there's four service bays. There's two on each  
9 side of that. And one looking at the picture here, this,  
10 just this side, the little offshoot, that's a car wash, a  
11 drive-thru car wash so we would be washing cars. You know,  
12 we detail and wash the cars before they go out on a rental or  
13 before we give them back to an agency after we work on their  
14 vehicle.  
15 And to give you an idea of what we're doing here  
16 is my concept or my thoughts on that this is my facility  
17 which is near the airport. We predominantly do all of our  
18 airport support there. So we're going to be roughly  
19 80 percent airport support and 20 percent maintenance there.  
20 And the proposed facility here at Grant Sawyer is going to be  
21 just the opposite. It's going to be 80 percent maintenance  
22 and 20 percent rental.  
23 MEMBER TIBERTI: How many repair bays do you have  
24 like at the airport?

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1 MR. BURGESS: It's almost the same footprint. We  
2 have four bays and a wash station and we have some office  
3 space as well.  
4 MEMBER TIBERTI: At the end of two days you're  
5 the most efficient guy.  
6 MR. BURGESS: Thank you.  
7 CHAIRMAN HAND: Member Hand for the record. I  
8 have another question along Tito's line of efficiency. So  
9 you said you have 16 FTE's.  
10 MR. BURGESS: Correct.  
11 CHAIRMAN HAND: How many of them are mechanics?  
12 MR. BURGESS: Of the mechanics I have, I have two  
13 fleet equipment mechanics. And I have two fleet worker  
14 three's, quite a few -- I have six of my -- six of my staff  
15 in Las Vegas are all mechanics. And for the time being we  
16 will -- we will split the employees, the FTE's to both  
17 locations. Because like I was saying, we -- a lot of our  
18 staff supports airport shuttle transportation back and forth  
19 to the airport. And a lot of the folks that we have coming  
20 into our existing facility right now are mostly just passing  
21 through. They are not dropping vehicles off for service. So  
22 the existing mechanics that I have now, I can move them to  
23 the new proposed facility and combine our workforce that way.  
24 CHAIRMAN HAND: So you're FTE's are going to stay

1 the same?

2 MR. BURGESS: I'm hoping so. We'll see what

3 happens. We'll see how much more the State grows and the

4 need. Because right now I think we have roughly 172 to one

5 ratio right now with mechanics versus -- cars versus

6 mechanics. So we'll see what happens.

7 CHAIRMAN HAND: Okay, thank you.

8 MR. BURGESS: You're very welcome.

9 MR. LEFEVRE: Kent LaFevre for the record. Next

10 I would like to introduce Tim Galluzi for the EITS

11 presentation.

12 MR. GALLUZI: Good afternoon. For the record,

13 Timothy Galluzi, administrator and State CIO serving

14 Enterprise IT Services in the Department of Administration.

15 Joining me this afternoon, I have Sean Montierth, IT chief

16 over our enterprise computer and data center operations.

17 Thank you for the opportunity to present our

18 projects to the Board. I'm in awe of the many projects that

19 you have been asked to weigh in on, and I'm thankful for the

20 opportunity to present our requests.

21 In the interest of time, I will try to keep this

22 presentation as brief as possible.

23 The Enterprise IT Services Division or EITS is

24 responsible for the hosting and supporting of statewide

1 enterprise-level computing services for every agency in State

2 government. Enterprise services provide -- provided include

3 mainframe computing and statewide network connectivity,

4 telecommunication services such as phone and wide area and

5 local area network services, internet connectivity, virtual

6 server farm and data storage hosting, high-speed, high-volume

7 printing, VPN connectivity, Office 365 and other computing

8 services.

9 Each day millions upon millions of electronic

10 transactions supporting daily agency program and business

11 processes directly impacting Nevada's residence, flow through

12 the enterprise computing equipment and servers. These

13 critical computing services are physically housed and

14 safeguarded within our centralized State computing facility

15 located in Carson City.

16 The State's investment in computing equipment and

17 cyber infrastructure of the data center is in the tens of

18 millions of dollars, and we at EITS are the stewards of that

19 investment.

20 Maintaining this facility in proper operating

21 order is important to sustain daily computing operations for

22 the State. The two EITS capital in front of you are requests

23 to correct and repair several data center issues that are

24 occurring.

1 Our first request, CIP number 21269, computing

2 room cooling system upgrade is related to air conditioning

3 and appropriate cooling of the expensive computing equipment

4 in the facility. This is the second time we are requesting

5 this project.

6 As previously stated, the State has a very large

7 investment to enterprise computing equipment and cyber

8 infrastructure used daily by agency programs and business

9 operations. This equipment produces significant BTU's or

10 heat that must be properly dissipated and cooled for the

11 equipment to operate properly. Without proper cooling the

12 equipment begins to fail or malfunction causing work and

13 business stoppage or the worst case data loss.

14 This project request is to replace and augment

15 the existing air conditioning equipment that serves the main

16 server room, computer workshop and communications equipment

17 room at the facility. The estimated cost at implementation

18 for this project is approximately 2.7 million dollars.

19 The computing systems existing air conditioning

20 equipment is more than 16 years old, with some components

21 predating the last building remodel in 2006 and has reached

22 the end of useful service.

23 As can be seen in the photo, the cooling

24 equipment is industrial grade infrastructure and will need

1 professional redesign replacement and upgrading. Our CIP

2 request is to properly replace the cooling system to avoid

3 unplanned expenses and avoid State's enterprise compute

4 processing shutdown due to overheating or aged equipment

5 failure.

6 If this system goes down, I may have enough time

7 to reach out to agencies to let them know I have to shut it

8 all down. And so that's -- that's really not a situation we

9 want to be in.

10 For example, in May 2020, one of the chiller

11 motors in the data center failed. The cost of the integrated

12 motor and compressor replacement was approximately \$43,000 of

13 unplanned expenditure. One of the difficulties with being --

14 with being an internal service is when we see unplanned

15 expenditures that often equates to a rate increase in the

16 future.

17 The chillers are mission critical, especially

18 during the summer months for proper operation of State's

19 computing environment and equipment. Without chiller

20 operation and redundancy, chiller down time can result in the

21 need to shut down the data servers and network equipment,

22 resulting in the program processing stoppage of performance

23 impact for many agencies, including DHHS, DMV, DETR

24 everybody, ultimately impacting the residents who need those

1 services.

2 Our next project that we're here to present is  
3 the uninterruptible power supply system or UPS. As  
4 mentioned, the computer facility is critical infrastructure  
5 that supports agencies across the executive branch. The UPS  
6 mitigates the risk of power outages extended down time of the  
7 State servers and network equipment due to power failure.  
8 Key components of the UPS system include automatic fail-over  
9 switches and battery backup.

10 The project submitted for your consideration is  
11 to replace the current single UPS system which is now  
12 approximately 16 years old and the end of its useful service  
13 life with a dual UPS system and to replace existing  
14 electrical room lighting with energy efficient LED lighting.  
15 Approximate cost of that implementation is estimated to be  
16 about \$1,000,000.

17 The computing facility's existing UPS is beyond  
18 its service life. Parts of the existing system are no longer  
19 manufactured and are becoming increasingly difficult to  
20 procure. Additionally, newer battery technology would lend  
21 itself to a decrease in maintenance overhead.

22 These projects are important to sustaining  
23 computer operations for the entire state. We appreciate your  
24 attention to our request. This concludes our presentation.

1 down everything, including DMV.

2 MR. GALLUZI: Timothy Galluzi for the record.  
3 Yes, if any of the critical components of the HVAC go down --

4 MEMBER TIBERTI: This guy is on the edge already  
5 with DMV so spend 50,000.

6 MR. GALLUZI: Timothy Galluzi for the record.  
7 Enterprise IT services does have reserves in our account just  
8 for some of those unforeseen issues or issues with revenues.  
9 So in an emergency we can dip into that. But what that  
10 inevitably causes is a change in our rates moving forward so  
11 it's more, we end up having to offer more expensive services  
12 moving forward to cover that unforeseen cost.

13 CHAIRMAN HAND: So you gave one example of a  
14 breakdown. Have there been others?

15 MR. GALLUZI: Timothy Galluzi for the record. We  
16 did have an issue with the automatic fail-over switch during  
17 a routine test of our backup generator and that would be a  
18 component that would be considered for replacement as well.

19 CHAIRMAN HAND: Thank you.

20 MR. LEFEVRE: Kent LaFevre for the record. Next  
21 I would like to introduce David Dutra, deputy administrator  
22 for Buildings and Grounds to present the maintenance  
23 projects.

24 MR. DUTRA: For the record, David Dutra, deputy

1 And we would be happy to answer any questions.

2 MEMBER FREED: Thank you, Mr. Chairman. Board  
3 Freed for the record. Let's go to the cooling room upgrade.  
4 If I'm not mistaken, this is the same project that the  
5 Governor recommended in the 2021 session and yeah?

6 MR. GALLUZI: For the record Timothy Galluzi,  
7 administrator of EITS. That is correct.

8 MEMBER FREED: Okay.

9 MR. GALLUZI: This was recommended. This was  
10 part of the Governor's recommendation but did not make it  
11 through the legislative process.

12 MEMBER FREED: It got hung up in the legislature  
13 based on the funding scheme. So can you tell me, I see in  
14 the project narrative that it is a, it's State funds. So I  
15 assume that's a bond loan. Tell me about the funding scheme  
16 and how it might ensure it's a little bit more successful  
17 with the legislature in 2023.

18 MR. GALLUZI: Timothy Galluzi for the record.  
19 I'm not fairly certain on that.

20 MEMBER FREED: Okay. That's okay. I can let --  
21 I can let our friends from Public Works get back to me on  
22 that. That's okay.

23 MEMBER TIBERTI: Tito Tiberti. Did I hear you  
24 say that you had like a 50,000 dollar item that could shut

1 director for Buildings and Grounds. Chairman Hand, Members  
2 of the Board, it is indeed a pleasure to be before you to  
3 provide a concise and brief description of 25 preventative  
4 maintenance projects that will total about \$37,000,000.

5 Our first project is a project to replace the  
6 seismic or excuse me, to replace the flooring with a seismic  
7 flooring at the request of the Department of Motor Vehicles  
8 here in Carson City. This project is a 365,000 dollar  
9 highway funded project. Again, it is to design and construct  
10 the seismically raised floor in support of DMV IT services.

11 The next project is a central plant replacement  
12 project, again, for a DMV location, Decatur DMV in Las Vegas.  
13 This project is a 1.15 million dollar project. Again, it's  
14 highway funded. It is to design, construct and replace the  
15 central plant and cooling system or HVAC system.

16 Like other HVAC systems I'll be discussing today,  
17 these systems are simply aging out and they no longer comply  
18 with EPA compliance. The upgrades that you'll be considering  
19 making will also assist the State in meeting its green  
20 building initiatives.

21 Our next project is a project for the replacement  
22 of an emergency generator at the Supreme Court Building here  
23 in Carson City. This project is a 1.9 million dollar project  
24 and includes the replacement of the existing generator and

1 the related transfer switching systems.  
2 Next up we have a renovate or rebuild of a  
3 generator motor system supporting the Marlette Lake water  
4 system located in the pump house which is near Marlette Lake.  
5 This is a 579,000 dollar project to rebuild the lower end of  
6 this mammoth 12-cylinder motor. This motor is a continual --  
7 continually rated motor running 24/7 for approximately four  
8 months. So it gets quite a bit of use and enables the  
9 Marlette Lake water system to provide a third of the water to  
10 Carson City. It's simply reached its hours of operation and  
11 has to be rebuilt.

12 Our next project is a project to replace the  
13 emergency generator at the archives building here in Carson  
14 City. This is a 1.9 million dollar project for the removal  
15 and replacement of this generator and its related component  
16 parts.

17 Next up, we have a project to upgrade the  
18 surveillance and security system supporting the capitol  
19 complex and the Governor's mansion. This is 2.1 million  
20 dollar project and it will improve and augment an existing  
21 security system and provide additional storage. It also  
22 links a number of important agencies and buildings so the  
23 Capitol Police can view all of the camera systems on a  
24 combined basis.

1 replacement of existing concrete and walkways and benches  
2 that have failed.

3 Next up, we have project to replace surveillance  
4 cameras, door access controls and security systems at the  
5 Flamingo DMV located in Las Vegas. This is at their request,  
6 and it's 100 percent highway funded at 2.2 million dollars.  
7 It will replace existing security camera systems, access door  
8 controls within that facility.

9 Okay. Stewart campus has Building Number 17  
10 which requires new HVAC system. This is a 2.8 million dollar  
11 complete replacement of the HVAC system and related component  
12 parts. Again, these systems are simply aging out. They no  
13 longer comply with EPA standards. They utilize R22 coolant.  
14 And, frankly, we are having a very difficult time locating  
15 replacement parts or maintaining this equipment.

16 Next up, we have HVAC system renovation for Frank  
17 Sue Del Papa Building. This is a 1.8 million dollar to  
18 design, construct and replace the hot and cold chiller  
19 plants. The system is complete rebuild and, again, with its  
20 utilization of R22 coolant, it's no longer compliant with  
21 EPA.

22 Another HVAC system for the Nevada Early  
23 Intervention Services facility here in Reno, this is a 1.3  
24 million dollar project. The project will design and

1 Next up, we have a project benefiting Building  
2 Number 12 at the Stewart facility complex or campus rather.  
3 This is used for POST, Police Officer Standards and Training  
4 dormitories. This is a 1.6 million dollar project to replace  
5 the existing HVAC systems and to bring the -- the system into  
6 code with respect to ventilation for that building.

7 Our next project will be to demolish or remove  
8 the remaining portion of an abandoned tunnel system that was  
9 used in the heating and or heating of those buildings on the  
10 Stewart facility campus.

11 This is -- this is an old tunnel system located  
12 near Building 12 consisting of about 340 linear feet. It is  
13 a 1.1 million dollar project to excavate, remove the tunnel  
14 system backfill and then put a new walkway over the top of  
15 it, replacing an old walkway which is currently covering that  
16 project or that outdated unused system.

17 Okay. Our next project includes the replacement  
18 of door access controls and security systems for the Decatur  
19 DMV. This is at their request. It is 100 percent highway  
20 funded. It is \$925,000. And, again, this is also to assist  
21 that facility in accommodating ADA requirements.

22 Next we have a concrete bench and sidewalk  
23 replacement for the Capitol Building structure. This is a  
24 1.2 million dollar project for the design and construction

1 construct and replace the boilers and the cooler units. It's  
2 a full system replacement essentially. And, again, this is  
3 an R22 coolant, no longer compliant with EPA.

4 Okay. Little change of pace. We have an  
5 emergency generator replacement Nevada State Police  
6 Headquarters in Reno. This is 100 percent highway funded,  
7 \$554,000 for the -- the replacement of the standby generator  
8 and related transfer switches.

9 Next up, Building 107, HVAC replacement. This is  
10 located on the Stewart facility campus. This is 29-year-old  
11 system in need of full replacement. It is a 1,000,000 dollar  
12 project. And, again, it's to replace the rooftop mounted  
13 systems with something located on the surface or at grade and  
14 it also includes protected bollards around it so it is a  
15 complete new system.

16 Next up is some site drainage improvements at the  
17 Attorney General's complex which really also includes Heroes  
18 Memorial and the annex buildings. This is a 1.2 million  
19 dollar project. The project is to design and construct  
20 drainage improvements on the east and west side of the  
21 Attorney General's Office. It also includes the insulation  
22 of new storm drains.

23 Next up, we have elevator replacement and fire  
24 alarm replacement at the Belrose Building in Las Vegas. This

1 is a 2.6 million dollar project that will replace the  
2 existing fire alarm system. The project also includes  
3 remodeling and upgrades for the elevators and use. There are  
4 two elevators. One is going to be completely relocated  
5 because of their confinement or size. We're not able to  
6 retrofit those and upgrade those so they are ADA compliant.  
7 So it's quite an extensive project, hence the price of 2.6  
8 million. It's the only two elevators serving the building.

9 Next up is the, it renovates the existing  
10 exterior concrete breezeway and stairway between the Capitol  
11 here and the annex building right outside here. This is a  
12 382,000 dollar project to address the design, removal and  
13 reconstruction of this breezeway which is showing age and in  
14 need of some -- some repairs.

15 Next up, we have a property enhancement for the  
16 office site around the Lakeview courtyard or office yard in  
17 support of the Marlette Lake water system. This is a 741,000  
18 project, improvement project which includes security fencing,  
19 security lighting and a surveillance system. Again, this is  
20 an important aspect of our water supply system for the  
21 region. And we also propose adding asphalt and drainage to  
22 that facility.

23 Okay. We have door hardware replacement for the  
24 Nevada State Capitol, and this is a 1.8 million dollar

1 funding project to continue looking at the replacement. This  
2 is in support of CIP project 19M47. And the project will  
3 design and construct, renovate the elevator -- elevator  
4 servicing the building, its motor controls and mechanical  
5 systems.

6 This completes the projects totaling about 25  
7 again, about \$37,000,000 worth of projects. And I welcome  
8 any questions the Board has. Thank you for the opportunity.

9 CHAIRMAN HAND: Member Hand for the record. I'm  
10 going to go first probably for the first time this week, so.  
11 I'm teasing. Just out of curiosity, the Marlette pump  
12 station, if that -- has that motor ever gone down in the  
13 middle of the four-month period when it's supposed to be  
14 running and supplying a third of the water to Carson City?

15 MR. DUTRA: Not for mechanical reasons. We do  
16 take it out of service but only momentarily to oil change and  
17 service it which is about every thousand hours.

18 CHAIRMAN HAND: And what would happen if it were  
19 to go down?

20 MR. DUTRA: Well, it would interrupt the flow of  
21 water into Hobart which may interrupt our ability to provide  
22 that water to Carson City which is about a third of the water  
23 they require.

24 CHAIRMAN HAND: So I'm trying to understand the

1 security measure for the replacement of door hardware and  
2 standard hardware within the Capitol. This is necessary to  
3 ensure that one key fits all, and so everything would be  
4 keyed alike. So it is a security measure and something  
5 that's quite important to State Capitol Police.

6 Interior finishes, next up for the Nevada State  
7 Capitol would include 1.7 million dollar project to design  
8 and construct interior finishes within the building.

9 We also have proposed an air handling unit  
10 replacement for the Belrose Building in Las Vegas and this is  
11 a 2.7 million dollar HVAC system upgrade and replacement.  
12 Again, the current unit is not EPA compliant and in need of  
13 replacement.

14 We also have a historic fencing and lighting  
15 project proposed for the State Capitol here. This is a 1.2  
16 million dollar project intended to preserve the historical  
17 fencing, restoring it to its continued service use, keeping  
18 the cows out and repairing those extensions that are  
19 currently being propped up. Literally there are some areas  
20 that it's starting to fall over. So it is -- it is a nice  
21 asset that we would like to maintain that.

22 The last project is an elevator renovation  
23 project for a building we all love so much, the Blasdel  
24 Building in Carson City here. This is a 867,000 dollar

1 importance of the project.

2 MR. DUTRA: Yeah, it's quite extensive.

3 CHAIRMAN HAND: And then at Stewart, it sounds  
4 like there's several projects at Stewart. And I'm just  
5 curious if there's any overlap with some of the stuff we  
6 heard yesterday, some of the needs at Stewart around training  
7 facilities and so forth. So there's no -- no overlap on any  
8 of that?

9 MR. DUTRA: For the record David Dutra, not to my  
10 knowledge. These are independent standalone projects  
11 specific to the buildings.

12 CHAIRMAN HAND: And the last one and that is on  
13 the demolition of the ditch. And is there a reason that the  
14 ditch has to be -- be demolished and then filled? Can it  
15 just be filled or can stuff be pulled out of it rather than,  
16 it sounds like it's all removed. I don't know the details of  
17 it. I'm curious about that.

18 MR. DUTRA: Yeah, David Dutra again for the  
19 record. So about 200 feet of that line had been remediated,  
20 removed, backfilled. What the contractor is going to do is  
21 actually bring the piping up in place, backfill that, compact  
22 it and then put a walkway over the top of it. As it stands  
23 right now, there is concern that it could collapse because  
24 the concrete above it is starting to fail. It's not very



1 deep, and we could have, you know, a void open up.  
2 CHAIRMAN HAND: Great. Thank you.  
3 MR. DUTRA: Thank you.  
4 MR. LEFEVRE: Kent LaFevre for the record. I  
5 would like to now present the construction or C projects for  
6 the Department of Administration. The first project and  
7 Department rank number one is the mail services building in  
8 Carson City. Go to the aerial. This is the overall view of  
9 the building and it's existing -- it's an existing building  
10 located on 5th and Roop on the corner there. And the new  
11 mail services building would be proposed just to the north of  
12 that in a ground field lot.  
13 This particular building is, the need for this  
14 building has become underscored with the recent COVID events  
15 as so much mail needs to be moved through that particular  
16 structure. The existing building was a converted elementary  
17 school, and it was a very small space, about 9,000  
18 square-feet. So the new building would be 13,000  
19 square-feet. It would give more proper clearances for the  
20 modern mail equipment that they use in there, sorting  
21 equipment.  
22 The need for this building, like I say, became  
23 extremely apparent during COVID when unemployment checks  
24 needed to be moved through there, notices from the Governor

1 or from the Governor's Office. The volume increase  
2 significantly to the point that they had mail everywhere.  
3 This project will move the mailroom operations  
4 into a new building and give them the space that they need to  
5 properly process the State's mail, and at the same time it  
6 will free up that building for other uses which I'll talk  
7 about in a minute.  
8 The next project is the Department rank two,  
9 seismic retrofit of Heroes Memorial annex. Next slide. This  
10 is the building and we stopped there on the way to lunch  
11 today. It is an unreinforced masonry building and it was  
12 built in 1917. It's a classic building neoclassical  
13 architecture and it will undergo a complete renovation inside  
14 where we will seismically retrofit the building and bring it  
15 back with new office space and new functions.  
16 The project for the -- the project as for this  
17 building is 29.1 million dollars. And the design is nearly  
18 finished. It should be wrapped up in April this year, this  
19 coming year.  
20 The next project is the Department rank ten, the  
21 basement tenant improvement of Nevada State Library and  
22 Archives. So there's a, quite a bit of space in the basement  
23 of the library that has been traditionally used for stacks  
24 and archival material. And so this project, most of that is

1 gone now, but this project will develop that into office  
2 space for agency uses. And so that's going to create  
3 architectural change to the building and also mechanical,  
4 electrical and plumbing changes to the building. The ask for  
5 this project is 5.9 million, and we believe we can do it in  
6 one biennium.  
7 The next project is the Department rank number  
8 12, the office renovation for the Department of Education.  
9 This, again is down on 5th Street, kind of in the middle of  
10 between Roop and Stewart. The Department of Education just  
11 underwent a thorough cabling upgrade for all of their  
12 computers. And there's one storage area in this building  
13 that they want to convert to office space, cubicles, and so  
14 this project addresses that need. The project ask is  
15 2.1 million and it will provide, I'm going on memory here,  
16 but I think it's roughly 20 cubicles in a 2,500 square-foot  
17 area.  
18 The next project is the microwave tower  
19 relocation at Grant Sawyer Building. This is Department rank  
20 13, but it's a very important project. The existing  
21 microwave sits on top of the Grant Sawyer Building, Grant  
22 Sawyer Building One. And if you think of it like a tenant,  
23 it needs to be moved so that we can do the thorough retrofit  
24 of that building.

1 And so during the design process over the last  
2 year we discovered that things needed to be moved and we  
3 found a place for it. It's going to be relocated at the NDOT  
4 yard on Washington just to the east of Grant Sawyer Building.  
5 So in order to relocate the microwave, we have to  
6 build a new tower and a new, basically a new service room,  
7 like a Conex box so that they can move all of their  
8 operations before they decommission the existing one.  
9 This tower is very important to public safety  
10 throughout the Las Vegas Valley not only do our folks need it  
11 for public safety but it's also used by Clark County, City of  
12 North Las Vegas, the five other jurisdictions in the valley.  
13 This tower needs to be removed to free up or make way for the  
14 tenant improvement. The ask on this project is 4.2 million.  
15 The next project is constructing a parking  
16 expansion at the Grant Sawyer Office Building. This is  
17 surface parking at the Grant Sawyer Office Building. On the  
18 image, on the screen there, you'll see where we intend to put  
19 that. This will free up or this will provide 240 surface  
20 parking spaces while we're building tower two and the new  
21 parking garage. So the staff can still have access to their  
22 offices at the Grant Sawyer Building Number One. The ask on  
23 this is 1.7 million. And this, again, will need to be  
24 sequenced ahead of any renovations to the Grant Sawyer One



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1 Building.

2 The next project is the demolition of the

3 cottages at the Northern Nevada Children's Home site. Now

4 we've been talking about this site quite a bit this

5 afternoon. This is the actual project to take down those old

6 houses and make that area, prepare that area to receive the

7 new projects, including the State Public Works office area

8 and Buildings and Grounds. The total request on this

9 project, 1.3 million. It will provide the design to demolish

10 all of those cottages and some of the infrastructure that's

11 around there, for example tennis courts that are dilapidated

12 and some other outbuildings.

13 Next project, this is Department rank 16, the

14 Early Childhood Center remodel or the State mail -- State

15 mailroom services building. So once the State mailroom has

16 been able to move out of the existing corridors that it's in,

17 that will free up the existing mailroom to be remodeled into

18 an early childhood center. And the reason this is important

19 is because it's on the Governor's agenda to give early

20 childhood services to State employees and the community.

21 This particular project will remodel then the old

22 mailroom so that there will be room for children's restroom

23 facilities and a playground area where there's currently a

24 parking lot. So I think it will be a good addition to -- to

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1 the campus environment. The project cost on this is 6.9

2 million dollars.

3 Next, the Department rank 17, the Marlette Dam

4 Rehabilitation and Marlette Lake Water System. Due to

5 escalating costs and the extended time to get FEMA and dam

6 safety reviews through the system, this project was

7 originally funded in 2019. And we're asking for a 10.4

8 million for additional funding to execute that project.

9 Next project, Department rank 23, this is the

10 Bradley Building demolition in Las Vegas. Again, on the East

11 Sahara site, on the corner of East Sahara and I forget that

12 other street. Anyway, can we put a cursor on that. Right on

13 the corner of that site is a three-story building that's been

14 there since 1970. And it's outlived its usefulness. Every

15 system in that building is beyond repair. So our proposal is

16 to raze that building and offer the area for additional

17 parking for the DMV. The ask on this, 1.9 million.

18 Okay. And then the next project is the Grant

19 Sawyer Office Building, Department rank 56. This is the

20 continuation of the planning project 21PO1, which the design

21 for Grant Sawyer One is being done right now. It's underway,

22 and this would include the total interior replacement of ten

23 in public spaces. I have a few interior shots here from the

24 architect's imagination on what the lobby would look like

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1 when it's done.

2 Next page. So anyone that's walked into that

3 building today, this is going to be a big upgrade for that

4 building. I think it's a great addition. And I'm really

5 excited about this project. The total ask for this project

6 is 127,000,000. And the reason it's in this CIP ask is we

7 don't want to forget about it because it's still a very

8 important project. And it's possible the legislature may

9 write a check for the rent and say let's go build it now so

10 that's why it's still in here.

11 Next project, Department rank 57. This is a

12 warehouse project and currently the Department of

13 Administration and purchasing is going to become stewards of

14 vast amounts of protective, personal protective equipment,

15 PPE, and so we got to have a place to put it. Right now it's

16 being rented in a warehouse in Las Vegas.

17 So what we have here is a placeholder really for

18 a new warehouse either built or purchased for, what's the

19 number? What's the number? We have \$44,000,000. That's the

20 worst case scenario. This warehouse will store the PPE that

21 has been sent to us by the federal government. It will also

22 accommodate agriculture and their school lunch program,

23 including walk-in freezers for -- for food storage and meal

24 programs. It will include room for State purchasing which --

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1 which carries inventory for materials that are either coming

2 or going from the State. It will include room for taxation,

3 and they have some evidence vaults that basically will go in

4 this area. This will -- this project will reduce or

5 eliminate the rented cooler space that Agriculture is

6 currently dealing with right now.

7 So I would be happy to take any questions on the

8 C projects.

9 CHAIRMAN HAND: I guess we have no questions.

10 Thank you for your presentation.

11 MR. LEFEVRE: Thank you.

12 CHAIRMAN HAND: Thank all of you for your

13 presentations. Some of your colleagues have run off on you.

14 They gave up on you.

15 MR. LEFEVRE: I probably put them to sleep.

16 We have one more thing to do before the

17 Department of Administration and that's to go through the

18 statewide programs. So I'll turn the time over to Brian

19 Wacker, chief of planning, for a short presentation on that.

20 MR. WACKER: All right. Good afternoon. For the

21 record my name is Brian Wacker. I'm chief of planning for

22 the State Public Works Division. I'm just going to present a

23 brief overview of the requested statewide programs.

24 The first program, the statewide roofing program,

1 listed as a project number 100 in your book, replaces roofs  
2 on State buildings. Water type buildings are essential to  
3 protect buildings systems from weather damage. If you go  
4 through the book, note that projects with different funding  
5 sources on this and upcoming statewide projects are separate  
6 for accounting purposes. Where projects that are just State  
7 funded have been combined to a single rollup. So for  
8 statewide roofing, project 101, for the Donovan DMV and  
9 number 102 for the Plumb Lane Readiness Center are shown  
10 separately.

11 So for statewide roofing, 39 projects have been  
12 requested within this program by State agencies. 21.2  
13 million of these projects are 100 percent State funded. One  
14 project for 191,000 is 100 percent highway funded and one  
15 project for 447,000 is 75 percent federally funded.

16 The statewide ADA program corrects ADA and  
17 accessibility deficiencies at State facilities as required to  
18 meet the needs of clientele and to decrease the State's  
19 exposure to accessibility liabilities. There are 22 projects  
20 with total of 11.5 million requested by State agencies within  
21 this program.

22 The statewide fire and life safety program  
23 installs new and provides upgrades to fire alarm and fire  
24 suppression systems within State facilities. 25 projects

1 have been requested within this program by State agencies.  
2 25.1 million of these projects are State funded with three  
3 projects totaling 3.4 million are 50 percent federally  
4 funded.

5 The next project, statewide advance planning  
6 provides funding for studies and programming to support  
7 development of future capital improvement programs. This  
8 request notably includes a Department of Corrections camera  
9 feasibility study to evaluate corrections, communication,  
10 infrastructure in support of their request of expansive  
11 security cameras systems at major facilities throughout the  
12 state that you heard about yesterday.

13 The next project, the statewide paving program  
14 maintains pavement services at State facilities. Proper  
15 maintenance extends pavement longevity and provides safe  
16 surfaces for State employees and the public. 44 projects  
17 have been requested within this program by State agencies.  
18 8.7 million of these project are 100 percent State funded.  
19 Four projects for 1.2 million are 50 percent federally  
20 funded. And one project for 766,000 is 100 percent federally  
21 funded. Finally, ten projects within this program for 3.2  
22 million are 100 percent highway funded.

23 The next program, State indoor air quality and  
24 environmental provides mitigation of asbestos, lead, mold,

1 water quality and indoor air quality at State facilities.  
2 Two projects have been requested within this program for  
3 159,000.

4 The first project for 100,000 is funded by risk  
5 management with agency funds and addresses emergent needs in  
6 the next biennium. The second project for 59,000 will  
7 provide hazardous materials surveys at State facilities and  
8 is State funded, 100 percent State funded.

9 The final project in the statewide programs is  
10 the statewide building official program and provides  
11 authority for State Public Works to accept fees from other  
12 State agencies for plan review and construction inspection  
13 services on non CIP projects.

14 So this project request is for 4.5 million is,  
15 again, agency funded, provides authority for State Public  
16 Works to receive these fees and to provide services to other  
17 State agencies in the request.

18 MEMBER TIBERTI: Question. When you say  
19 something is highway funded, what does that mean? Where does  
20 it come from? What highway? Who is paying? How is somebody  
21 paying for that? How?

22 MR. WACKER: Brian Wacker for the record. So  
23 when we say it's 100 percent highway funded, that's typically  
24 at a DM facility or something of that nature that would be

1 coming from highway funds within the CIP.

2 MEMBER TIBERTI: Where do they get these highway  
3 funds?

4 MR. LEFEVRE: Kent LaFevre for the record. I  
5 believe these highway funds are collected every time you go  
6 to the pump.

7 MEMBER TIBERTI: That's what I was wondering, if  
8 it's part of that tax.

9 MR. LEFEVRE: Uh-huh.

10 CHAIRMAN HAND: So that would suggest that  
11 there's a lot of -- a lot of funds available today with the  
12 price of gas, if it's a percentage of the cost.

13 MEMBER BENTLEY: 18 cents a gallon.

14 CHAIRMAN HAND: It's fixed, darn.

15 MR. LEFEVRE: Mr. Chairman, Kent LaFevre for the  
16 record. That concludes the Department of Administration  
17 presentation and also concludes items on Agenda Item Number  
18 9.

19 CHAIRMAN HAND: Thank you for your presentation  
20 this afternoon and, again, for all your colleagues that were  
21 here today in support of the Department of Administration.

22 That will take us to Agenda Item Number 10. Do  
23 you need a brief recess before we go there? Agenda 10 is the  
24 Administrator's Report on the agency activities.

1 MR. LEFEVRE: Thank you. Kent LaFevre for the  
2 record. This is the Administrator's Report to the Board. I  
3 promise it's going to be brief.

4 Since we last met, almost two years ago, we've  
5 been busy. In spite of COVID -- in spite of COVID, we've  
6 managed to close, complete about 90 projects, about 45 in the  
7 last fiscal year and 45 in the previous fiscal year. And  
8 we've also completed some other projects that I would like to  
9 highlight.

10 There's roughly five -- oh, there's five projects  
11 I want to show everyone and then we'll look at one under  
12 construction. I guess that one doesn't work but we'll carry  
13 on. There's five projects I'd like to point out that we  
14 finished in the last two years. It's 17C04, which is the  
15 South Reno DMV. So the next slide is a picture of the South  
16 Reno DMV. This is a brand new project and it was completed  
17 in October of 2020. This replaces the Galetti Way project in  
18 Reno. Soon we're going to invite the Board to tour some of  
19 these projects as soon as COVID -- well, COVID is over now so  
20 we can do that. We weren't able to do anything in two years  
21 socially.

22 So the next project is the -- next completed  
23 project I would like to highlight is UNR Engineering  
24 Building, an 80 square-foot building built at a cost of about

1 Okay. The next project is the Nevada State  
2 College Education and Academic Building. This building  
3 serves K through 12 teachers or trains K through 12 teachers,  
4 and it also has an early childhood center component and an  
5 autism training component. This project was finished in May  
6 of 2021 on the Anderson campus.

7 The last one I want to point out is not really a  
8 sexy project but it is a very appreciated project by the  
9 community and that is the gym flooring replacement in  
10 Caliente. When we took this project, it was funded in I  
11 believe '19 and then it was swept by SP1 and then it was  
12 refunded in '21. So this is the first project that was  
13 finished in -- in the grouping of HHS projects for '21. And  
14 we replaced the entire floor and gave them new bleachers.

15 And what was really, you know, gratifying to me  
16 is that the whole town turned out to thank us when we went to  
17 commission that building and that -- that floor. And so, you  
18 know, even -- even small projects like this have an impact  
19 into the communities that they serve. This one was finished  
20 in April of 2022, just a few months ago.

21 Next slide. And here's a picture of Tito Tiberti  
22 at the groundbreaking of the UNLV Engineering Building in Las  
23 Vegas.

24 Next slide. This a picture of the progress,

1 \$92,000,000 was completed in August 21st of 2020. This is  
2 one of the, I would say hallmarks of the UNR campus as far as  
3 engineering goes. It's a beautiful, beautiful building and  
4 it serves so many of the engineering students on that campus.

5 The next project is the College of Southern  
6 Nevada Health Sciences project. This is called the, they  
7 renamed it the Betty Engelstad School of Medicine and it is a  
8 wonderful project that teaches students how to become nurses  
9 in a hospital setting. This project was completed in April  
10 of 2021.

11 Next slide. So here's a picture of some of the  
12 medical bays that are inside that building. They actually  
13 have mannequins and these aren't the mannequins we use to  
14 deal with in junior high. These are smart mannequins and  
15 they -- they can do almost any bodily function that humans  
16 can do, including stopping their heart or having a seizure or  
17 you name it, and so it's pretty amazing.

18 And there's a control booth just on the other  
19 side of the wall where those instructors can challenge their  
20 students by giving these mannequins problems, medical  
21 problems. And they have to diagnose the problem and react  
22 the problem and solve the problem and so it's really -- it's  
23 really amazing what -- what technology can do in terms of the  
24 medical profession.

1 construction progress for the UNLV Engineering Building.  
2 We're coming out of the ground right now. And so we're on  
3 track for an October 23 completion.

4 And with that, I just have one other thing to  
5 add. As has been mentioned over and over again through other  
6 agencies, we continue to have a challenge with staffing.  
7 We've made some strides in that in the last six months,  
8 especially in the professional services section. But overall  
9 as a division, we're running about 30 percent in vacancies  
10 and that's not because it isn't a great place to work. It's  
11 just hard to find those people that will come and do the job.

12 So that concludes my report to the Board. I

13 would be happy to answer any questions.

14 CHAIRMAN HAND: Member Hand for the record.  
15 Thank you for the presentation. And it doesn't look like we  
16 have any questions.

17 And that brings us to the next agenda item, which  
18 is Number 11 on the agenda. Do we need again a short recess  
19 or I'm looking at you. No? So that's the Board comment and  
20 discussion.

21 MR. LEFEVRE: Kent LaFevre for the record. I  
22 think this agenda item is for the Board to give us some  
23 guidance on how we should formulate a recommendation which  
24 will be due to the Board on September 14th, the next time we

1 meet, based on all of these seven billion dollar projects.  
2 MS. STEWART: For the record Susan Stewart. If I  
3 can, Mr. Chairman. With regard to timing, the next meeting  
4 is on the 14th. And, Kent, the question was if we could get  
5 the documentation to the Board the weekend before the meeting  
6 which I believe would be the 9th as far as timing goes,  
7 excuse me.

8 And then also several of the Members had asked  
9 for if the minutes would be available so that they could have  
10 that to review their notes and the projects. And the court  
11 reporter could by the 9th get what's considered a rough draft  
12 but you would certainly be able to utilize that as a tool in  
13 going over what the Administrator's recommendation is.

14 MEMBER BENTLEY: Clint Bentley for the record. I  
15 would just like to reiterate what Susan just went over as far  
16 as the 9th. I would really like to receive it by the 9th,  
17 not ship it on the 9th. We're going to need a few days  
18 ourselves to do a good review of what the recommendations are  
19 and what our feelings are. So we would appreciate it if we  
20 could receive it by the 9th, not ship it on the 9th.

21 MR. LEFEVRE: Kent LaFevre for the record. Thank  
22 you. Noted.

23 MEMBER BENTLEY: I have one other item that I  
24 think we ought to address for the future agenda and that is

1 work on things, and we haven't done any of that in a while.  
2 So I think COVID is over and it's time for us to  
3 get active as a Board again and looking forward to the  
4 opportunity for that.

5 MS. STEWART: Susan Stewart for the record. I'm  
6 very excited to hear that you're looking forward to more  
7 work.

8 MEMBER BENTLEY: Member Bentley for the record.  
9 I was just curious. I -- I actually heard through the  
10 grapevine, I don't even know what the situation is, is what  
11 is the situation as far as a permanent administrator is  
12 concerned and what is the status or how is it addressed and  
13 picked?

14 MEMBER FREED: This is Laura Freed for the  
15 record. I feel like that's one for me. Statutorily, the  
16 administrator is chosen by myself, and we have had it open  
17 for recruitment for some weeks, and we do have a slate of  
18 candidates. With the building of the budget, we have not,  
19 and when I say we I mean myself as well in consultation with  
20 the deputy director, who works more closely with Public Works  
21 on a day-to-day basis, haven't felt like the time was right  
22 to conduct interviews.

23 But as soon as the budget is turned in on  
24 September 1st, I have some time in my schedule to return to

1 now that we have no vice chair, we should put it on the  
2 agenda to accommodate that and elect a vice chairman.

3 MS. STEWART: This is Susan Stewart for the  
4 record. And we will do that at the next meeting. Member  
5 Bentley, did you want to follow-up on the discussion as far  
6 as the appointment of Board Members because it does put us in  
7 a fairly vulnerable position to have two vacancies. And I  
8 wondered if you wanted to address that in the meeting.

9 MEMBER BENTLEY: I would definitely like to  
10 address that in the meeting. But between now and then, I  
11 think anybody that come up with any potential Board Members  
12 should be hopeful. If they have any suggestions or persons  
13 that are possibly interested we should be notifying,  
14 contacting them and giving names to the Governor's Office  
15 because, yes, we're in a very vulnerable position in the  
16 situation that we're in right now. Thank you.

17 CHAIRMAN HAND: Member Hand for the record.  
18 There's some -- we had some discussion, a little bit of  
19 discussion about we had a big lapse in time, right. It seems  
20 like we didn't have a meeting for a year or two. And I think  
21 the, from my perspective, I think it would be good for us to  
22 be I guess better integrated or we meet frequently enough  
23 that we feel connected and -- and you know what's going on  
24 and, you know, we've put committees together in the past to

1 that. And I think you should probably take it as a show of  
2 faith in the interim Administrator or show of our faith in  
3 the interim Administrator that we haven't moved very fast.

4 MEMBER BENTLEY: That was in no way saying we had  
5 a problem with the interim.

6 MEMBER FREED: I didn't take it that way.

7 MEMBER BENTLEY: I just wanted to know what the  
8 situation was and what was -- and how it was taken care of  
9 and if there was a time frame. I was just curious, wanted to  
10 know what was happening.

11 CHAIRMAN HAND: So in follow-up with that, on  
12 that, it's Member Hand for the record. I was going to ask  
13 that question of Laura and not in front of Kent because, you  
14 know what I mean. Again, so it wasn't misinterpreted. But  
15 will the Board Members have any engagement in the process,  
16 interview process or your process of selecting a -- you're  
17 ready to talk. I'll stop.

18 MEMBER FREED: This is Laura Freed for the  
19 record. Are you inviting to put yourself on the interview  
20 panel because I'm happy to have any of you. Who is  
21 volunteering? Let me get your names now.

22 CHAIRMAN HAND: Well, I -- it really was -- it's  
23 a sincere question as to I don't know what the process is.  
24 And I know in the past there was some engagement and I didn't

1 know if that was -- was, you know, something that was in the  
2 statutes or something that was just done because, you know,  
3 how it happened, why it happened and if it was going to  
4 happen in the future. It's really not a stab. It's just  
5 trying to understand.  
6 MEMBER FREED: I understand.  
7 CHAIRMAN HAND: And help us understand where we  
8 sit in the process or don't.  
9 MEMBER FREED: Right. The statute does not  
10 specify that the Board Members have a say. I mean, the  
11 statute merely says that the administrator serves at the  
12 director. However, and the hiring of administrators of the  
13 Division and preceding 2011, directors of the State Public  
14 Works Board, I can't speak to. But I am more than happy to  
15 have Members of the Board join for the interviews.  
16 MS. STEWART: Mr. Chairman, if I might. Susan  
17 Stewart for the record. Director Freed, just FYI, I believe  
18 when Kent's predecessor was selected, the former Chair of the  
19 Board did sit on interview committee so there is some  
20 precedent for that and recognizing that role in the past. So  
21 it's perfect that you've volunteered.  
22 CHAIRMAN HAND: Well, again, I was just trying to  
23 understand where -- you know, what the process was and where  
24 we as Board Members fit or didn't fit into it. So thank you

1 in the room. Any public comment?  
2 Okay, great. Okay, good. With that, we'll --  
3 we'll uphold a motion to adjourn.  
4 MEMBER BENTLEY: Member Bentley. I would like to  
5 make a motion that we adjourn this meeting.  
6 MEMBER TIBERTI: Tito Tiberti. I'll second that.  
7 CHAIRMAN HAND: Any discussion? If not, all in  
8 favor aye.  
9 (The vote was unanimously in favor of the  
10 motion.)  
11 CHAIRMAN HAND: Any opposed following the ayes?  
12 Motion carries then. We're adjourned. Thank you.

1 for that clarification.  
2 I guess we don't have any other questions. I  
3 don't know if Kevin provided any input.  
4 MS. STEWART: Susan Stewart for the record. He  
5 just asked that I -- his books were here. And I'm assuming  
6 he took notes. So we'll make sure that he gets those. And,  
7 of course, he's -- he'll be on all subsequent communication  
8 regarding the meeting on the 14th.  
9 And just as a point of clarification, we were  
10 planning on having that meeting kind of back to pre-COVID  
11 where we would video conference between our office here and  
12 then State Public Works on McLeod in Las Vegas. So that  
13 would be the plan for the meeting on the 14th, so no car  
14 travel but not plane travel.  
15 MEMBER BENTLEY: Very good.  
16 CHAIRMAN HAND: Yeah, thank you.  
17 If nothing else, before we go to public comment,  
18 I would like to thank you all for the work that you did in  
19 preparing for this. You know, we know it's a huge lift and,  
20 you know, no small task, huge lift. And we appreciate the  
21 work you do and want to thank you for all your hard work in  
22 the process.  
23 With that, I guess we'll go to Item Number 12 on  
24 the agenda and that's public comment. And I see some folks

1 STATE OF NEVADA,        )  
2 CARSON CITY.            ) ss.  
3  
4 I, KATHY JACKSON, Official Court Reporter for the  
5 State of Nevada Public Works Board, do hereby certify:  
6 That on Thursday, the 25th day of August, 2022, I was  
7 present in Carson City, Nevada, for the purpose of reporting  
8 in verbatim stenotype notes the within-entitled public  
9 meeting to the best of my ability;  
10 That the foregoing transcript, consisting of pages 178  
11 through 353, is a full, true and correct transcription of my  
12 stenotype notes of said public meeting.  
13  
14 Dated at Carson City, Nevada, this 4th day  
15 of September, 2022.

KATHY JACKSON, CCR  
Nevada CCR #402