



# CITY OF ELY

501 Mill Street Ely, Nevada 89301

City Hall (775) 289-2430

[Cityofelynv.gov](http://Cityofelynv.gov)

## ELY CITY COUNCIL REGULAR MEETING

**June 25, 2026, 5:00 p.m. – Ely Volunteer Fire Hall – 499 Mill Street – Ely, Nevada**

1. Mayor Robertson called the regular meeting of the Ely City Council to order at **5:00 P.M.**, led in the Pledge of Allegiance, and asked for Roll Call.

### Members present:

Mayor Nathan Robertson  
Councilman Terrill Trask  
Councilwoman Melody Van Camp  
Councilwoman Michelle Yeoman  
Councilman Dennis Perea  
Councilwoman Jerri Lynn Williams-Harper

### City Officials and staff present in the building or via video conference:

City Clerk Jennifer Lee  
City Treasurer Janette Trask  
Public Works Director Mike Cracraft  
City Engineer B.J. Almberg  
City Building Official Chris Flannery  
City Attorney Chris Arabia  
City Police Chief Scott Henriod  
City Administrative Assistant Patti Cobb

Also, in attendance: Members of the public in attendance at the Ely Volunteer Fire Hall signed in (appears below) and the following people attended via video conference: Geri Wopschall; Wyatt Cox, KELY; and Sean Pena.

## ELY CITY COUNCIL ATTENDANCE LIST

DATE: June 25, 2026

Print name below

MARTY WESTLAND  
Jina Perchert  
George Chachas  
Alan Kolst  
Kyle Hornuth  
Junt VanDusen  
Tommy Locke / Grevin Power  
Mark Boxer

Print name below

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## 2. PUBLIC COMMENT

County Commissioner Jose Noriega stated the last time I was before this council; I was actually representing the Forest Service. I retired about one year ago and was appointed by the Governor on March 1st as the County Commissioner in Janet Van Camp's seat. I made a commitment to attend every advisory committee, every board meeting, and every council meeting at least once during this first year. I wanted to come, introduce myself, let you know that I'm available, if anyone has any issues they need to talk about, or if you have concerns, or need my help with stuff.

Director of Tourism Kyle Horvath stated I wanted to comment on Agenda Item B-1. I just wanted to thank the Council for considering the adoption of the proclamation that IMBA made designating the City of Ely as a trail town. We were included in this proclamation with twenty-five other communities across the country and getting national or international recognition for our assets and attractions was a main goal of our destination development plan, to continue to grow the tourism industry in the City of Ely. What it really is, is it's an acknowledgement of what I understand is thirty years' worth of effort. An acknowledgement like this doesn't happen overnight, and it certainly isn't because of one organization or anything. This is a celebration starting with Dr. Don Robertson, who was building and tinkering on mountain bikes at the same time they were doing it in San Francisco and through four generations of Robertsons. This is an acknowledgement of Great Basin Trail Stewardship and their work that they've done with Fears, Tears, and Beers. It's also an acknowledgement of the cooperation between what we do with the Nevada Northern Railway, with Race the Rails, and all the trails that are being built at the end of the line to incorporate our history. It's our signage project and it's the NICA team. Really, I just wanted to say thank you to everybody who has been involved in this. It's been a true pleasure of mine since I've been here to work with the trails community, and this is something we all should be proud of. It's something that's not just going to attract visitors; it's going to help us retain quality residents, employees, and bring a lot of community pride. So, I wanted to give the signage to City Hall to hopefully display it proudly. You're going to see this signage up in our three urban trail hubs in town that were part of the connectivity plan that we did with the River Trails and Conservation Program. You're also going to see the signage go up at all the trailheads throughout the County. So, we're super proud of it, and I just wanted to say thank you all for adopting that proclamation.

City of Ely Historic Preservation Commission Chairwoman Janet Van Camp stated I would like to comment on item B-3. I would like to ask for your support in approval of the resolution to have Ely be a Certified Local Government, so we can get moving on our preservation plans. Thank you.

George Chachas stated on agenda item 7B-4, the possible approval of trackage rights between the City of Ely and the Nevada Northern Railway Foundation with the Great Basin Northern Railway, that item needs to be denied. I want to know who wrote up the proposal. City Attorney? I remind you; those entities do not operate under the Nevada Open Meeting Law. The two councilpersons that sit as city council liaison directors provide little, if any, reporting on what's going on. Councilpersons Williams-Harper and Perea, along with Mayor Robertson, have conflicts and cannot represent the City taxpayers properly, and there should be complete abstention from all three. I remind you; the City of Ely owns the railroad line from the Railroad Museum to Cobre. The Museum did not produce a dime to purchase the line, the City paid it all. The lame attorney that drew up the deed included the Railroad as co-owners, without city council knowledge or approval. If any entity should gain monetary in this endeavor, it should be the City of Ely not so-called Railroad Management Board that doesn't operate under the Nevada Open Meeting Law, spends hundreds of thousands of dollars of taxpayers' money, and refuses to provide simple public information. No one has provided a copy of the Railroad audit that the City has paid for to date. The City Council must bring the Nevada Northern Railroad Museum back under the City Council oversight. I remind you, the City owns and runs the Railroad Museum. The Railroad Museum does not run the City. If any one of you think differently, it's time for you to resign. On agenda item 7B-2, the City Council cannot retroactively approve any item that is months or years old. This is just pure incompetence and good old BS. It appears the Council is just trying to railroad the taxpayers they serve; this needs to be denied. On agenda

item 4-5, City Clerk, 4-8, Public Works Director, and 4-10, City Engineer, there's a big pork chop divider that's been installed at the T-intersection of Campton and Orson Avenue. When was that fiasco of a proposal presented to the City Council? Who drew it up? When was it on the City agenda and approved? I don't recall it. City Council needs to advertise for an engineer who's responsive to the City. What you've done to the taxpayers is a nightmare. What he has done, or they have done, is a nightmare. I want to know what the Council is thinking. That design is terrible at best.

Marty Westland stated It seems like your meetings have become a contest to see how quickly you can adjourn. He then summarized the public comment below:

6/24/2026

To: Ely City Council

From: Marty Westland, Ely Resident

Re: New Business Items 2, Retroactive Approval, Item 4, Trackage Rights, Item 6, POOL Insurance

Dear Council,

Regarding New Business Item 2.. I disapprove of the practice of approving an action retroactively. In this example the Mayor is asking for the Council to approve a letter he has already written and sent to a Federal Agency. He has not disclosed that he is an employee of a CRISI grant applicant, nor that he has written on behalf of the City of Ely without Council approval. I must assume that the Mayor has written said letter with the expectation that a reciprocal endorsement will be provided by Lander County to support our CRISI grant application. The relative location of Lander County and White Pine County precludes any mutual benefit. Maybe the Mayor can explain his request

Regarding New Business Item 4.. The trackage involved in this Agreement comprises Ely's most valuable asset. In 2009 the Railroad Enterprise Board prepared a Request for Proposal to solicit bids from potential users of this track. That process was averted by entering a Lease Agreement/Joint Development Agreement with S&S Shortline. But even then, the S&S contract provided for revenue sharing with the City.

Under the proposed Agreement with GBNRY, the only source of revenue to the City is income from the assignment of 45G Tax credits - a dubious income that depends on the whims of Congress, and subject to any contest by the IRS, STB, or shippers. And to further insult the City, the Agreement states "...The City and the Foundation shall each pay one half of all legal and accounting fees associated in any way with GBNRY's 45G tax credits". Aren't you tiring of paying legal bills for a paper railroad? As Trustees of the Public funds, you owe the citizens of Ely a more thoughtful examination of such a long-term contract, and it should be put out for bids.

Regarding New Business Item 6: It is my understanding that the Nevada Northern Railway Foundation is insured as a "subentity" of the City of Ely. I cannot understand how that is possible given the current governance structure, and the Foundation's operation behind closed doors. But I can understand the language of the "POOL Property and Casualty Coverage Form" which lists: "F. Perils Excluded, specifically #4 and #5. See the attached page. The hazards of both steam and diesel equipment are excluded by these exclusions. This might be an appropriate time to review the POOL/PACT coverage of our rail operations.

If anyone has questions regarding any of these concerns, please feel free to contact me.

Thank you for your consideration.

Sincerely,   
Marty Westland

FROM POOL PACT :

POOL PROPERTY & CASUALTY COVERAGE FORM

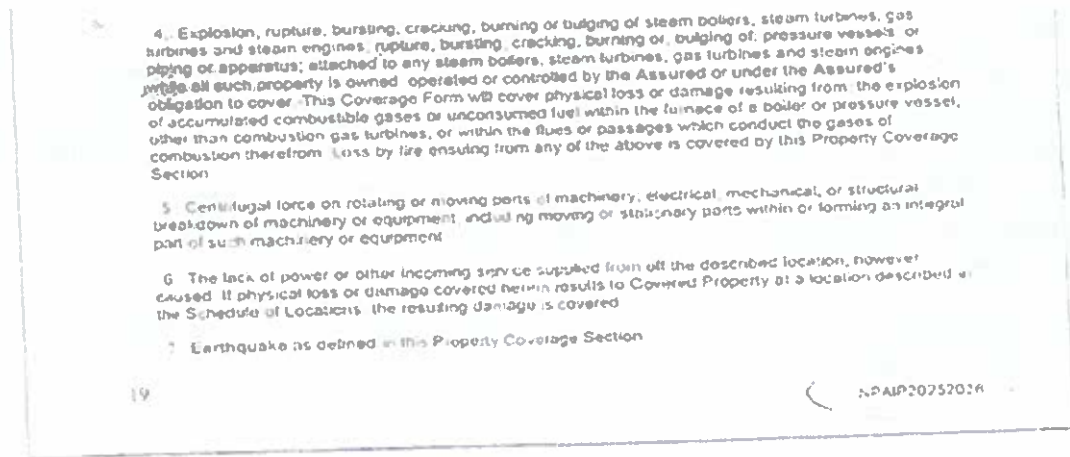
NPAID 2025 2026

1. Docks, piers, and wharves which are not a structural part of the building.
2. Furs and fur garments, jewels, jewelry, watches, pearls, precious and semi-precious stones, gold, silver, platinum and other precious metals and alloys for loss caused by theft.
3. Money, securities, accounts, bills, tickets, tokens, evidences of debt, Electronic Data Processing Media and Data.
4. Satellites, property undergoing insulation tests, aircraft, and watercraft over fifty (50) feet in length. For purposes of this exclusion, "aircraft" includes but is not limited to both manned aircraft and unmanned aerial vehicles. "Unmanned aerial vehicle" means an aircraft that is not designed, manufactured or modified to be controlled directly by a person from within or on the aircraft, including drones. This exclusion does not apply to "unmanned aerial vehicles" under 55 pounds in weight as equipped and as per the schedule agreed to and kept on file by POOL.
5. Personal property in the custody of the Assured acting as a warehouseman, bailee for hire, or carrier for hire.

F. Perils Excluded

There shall be no coverage for loss or damage caused by any of the following perils, unless coverage specifically is included in Section V, C. Coverage Extensions, or elsewhere in this Property Coverage Section; however, if loss or damage not excluded results, then that resulting loss or damage is covered.

1. Loss of market, loss of use, damage or deterioration arising from any delay, whether such delay is caused by a covered peril or otherwise, loss caused by any legal proceeding.
2. Misappropriation, conversion, infidelity or any dishonest act, whether committed alone or in collusion with others at any time, on the part of the Assured or any additional interest, employees, directors, officers, or agents of the Assured, or any person to whom the property may be entrusted (bailees for hire excepted). A willful act of destruction committed by employees of the Assured, without the knowledge of the Assured, resulting in physical damage, is covered.
3. Unexplained loss, mysterious disappearance, or loss or shortage disclosed on taking inventory, except that this exclusion will not apply to property while in the custody of any bailee. There will be no coverage for the voluntary parting with title or possession of property if induced by any fraudulent act or by false pretense.



**3. Mayor – Discussion/For Possible Action – Approval of Agenda, including removal of agenda items.**

Councilman Trask moved to approve the agenda reordering number 6 to number 1.  
Councilman Perea seconded the motion. The motion carried unanimously.

**4. CITY DEPARTMENT REPORTS**

➤ **CITY CLERK**

City Clerk Lee stated I received an email June 17th stating BLM is unable to fund our Green Up grant; I have a request in for more information why. I assisted the Railroad Foundation and FMW Solutions in submitting our CRISI grant application today. The deadline for July 9th agenda items is next Wednesday by COB.

➤ **CITY ENGINEER**

City Engineer Almborg stated we worked with the fire department on the ISO rating by getting together information as far as our hydrants and some modifications they wanted to make on the operation of one of our zones. We've been working with our Waterworks software, which is a very beneficial tool for us to project our costs, fees, and our needs in the future for all of our infrastructure that's going on. There was a storm drain clean out project by the duck pond that was a coordinated effort between the City and the County. The invitation to bid for the Trap Club building is out right now for the grant we received through NDOW. We're just waiting for materials for our Morley Project. With a lot of our infrastructure projects, requiring "Buy America, Build America" (BABA) for funding it just takes a little bit longer to get supplies sometimes. Obviously, our Aultman Street project is winding down and hopefully we'll have a clean street here in another couple weeks or so.

➤ **CITY BUILDING OFFICIAL**

City Building Official stated the County will be posting for a building inspector, it's a beginning series, so I'll be able to hopefully train them for the County jobs. We'll be able to probably get them going in about a year from now on their own. I'll meet up with, Dennis tomorrow and we will go over the contract the City has with the County.

**5. REPORTS**

➤ **COUNCILMAN PEREA**

Councilman Perea stated the only thing I have to report is that I've been getting a lot of complaints about unauthorized construction by non-contractors. It's going to be an interesting conversation, but the State did institute a new handyman-type certification that allows for more work to be done in those areas. I'm going to be talking to folks to see how we can move some of these handymen to compliance with those new rules, but it's a complex issue when you have a town with not enough contractors.

➤ **COUNCILWOMAN VAN CAMP**

Councilwoman Van Camp stated on Tuesday, June 16th, I attended the Natural Resources Advisory Committee; not much going on. There were reports on the water applications, and the only agency reporting was the National Parks stating they are

preparing for the upcoming fire season involving multi-agencies for the input on the fire issues. The Board itself had a discussion on the pump storage; there haven't been very many updates on that. Trash Troopers met last Saturday in McGill. We had thirteen people in attendance and gathered twenty-seven bags of trash and a load of debris along the highway on both ends of the community. We have 112 bags of trash to date, so we're moving along, and we've still got three more months. The best news of all is two weeks ago, I put in a grant application to Tour and Rec for the dog park, and we were awarded \$10,000. We are going to have the most beautiful Taj Mahal dog park. We're really excited and the dogs are excited. I would like to thank the Tour and Rec Board.

➤ **COUNCILWOMAN WILLIAMS-HARPER**

Councilwoman Williams-Harper stated I attended the Porter Group discussion. We work with the Porter Group to keep us at the forefront, with our legislators, and of course, if there's money, we want them to try to find that for us.

➤ **COUNCILMAN TRASK**

Councilman Trask stated I just wanted to piggyback on what Melody said, last night at the Tour and Rec Board meeting we gave out \$155,000 in different grants, and the dog park was part of it. There was a \$155,000 worth of grants between outdoor recreation facilities and capital improvement projects, which is super exciting. Kyle will be sending out award letters soon. It's always nice when we're giving money back to the community to get some much-needed projects done, watch some projects get up off the ground, and finish some projects.

**6. THE MAYOR WILL RECESS THE REGULAR CITY COUNCIL MEETING FOR A MEETING OF THE ELY LIQUOR LICENSING BOARD.**

1. Board Members – Discussion/For Possible Action – Approval of Class I Liquor License to Hometown Pizza Inc. located at 2060 Aultman Street, Ely, Nevada.

Councilman Trask moved to approve the Class I Liquor License for Hometown Pizza Inc. located at 2060 Aultman Street, Ely, Nevada. Councilwoman Van Camp seconded the motion. The motion carried unanimously.

**THE MAYOR WILL RECESS THE ELY LIQUOR LICENSING BOARD AND RECONVENE THE REGULAR CITY COUNCIL MEETING.**

**7. ITEMS FOR DISCUSSION/POSSIBLE ACTION ONLY OF THE ELY CITY COUNCIL.**

**A. CONSENT AGENDA**

Councilwoman Van Camp stated I would like to disclose my granddaughter is an employee of the City of Ely Fire Department.

**MOTION:** Move to approve the Consent Agenda item 7A-1 Minutes and 7A-2 Bills.

Moved by: Councilwoman Van Camp Second by: Councilman Trask Vote: Unanimous

1. Discussion/For Possible Action – Minutes.
  - June 11, 2026
2. Discussion/For Possible Action – Bills.
  - June 11, 2026
  - June 17, 2026

**B. NEW BUSINESS**

6. Council Members – City Clerk Lee – LP Insurance Services Principal Tina Perchetti – NPAIP Representative – Discussion/For Possible Action – Acceptance of renewal proposal from Nevada Public Agency Insurance Pool (POOL), with a \$500.00

Maintenance Deductible, and approval for payment in the amount of \$344,293.06 from fiscal year 2026-2027 funds.

The following presentation was reviewed by POOL/PACT Chief Financial Officer Alan Kalt and LP Insurance Services Principal Tina Perchetti:

PROACTIVE - ACCOUNTABILITY - RESPONSIBILITY - STRENGTH - STABILITY - SAFETY - SERVICE



POOL Renewal Presentation for Fiscal Year 2026 - 2027

**POOL/PACT Opportunity Coin**

Proactive

Accountability

Responsibility

Service

Stability

Strength

Safety

**WE ARE POOL/PACT**

**POOL Exec. Committee**

Joan Felt (City) – Chair

Don Murphy (Pershing School) – Vice Chair

Wesley Hayes (Humboldt) – Fiscal Off.

Aracelia Osuna (Elko)

Ann Cox (Carson City Schools)

Bruce French (Toiyabe Douglas Fair)

Kerry Todd (Eureka)

Carolee Hughes (Gardnerville)

**Enterprise Risk Management Committee**

Don Murphy (Pershing School) – Chair

Ann Cox (Carson City Schools)

Aracelia Osuna (Elko)

Wesley Hayes (Humboldt)

Carolee Hughes (Gardnerville)

Ann Cox (Carson City Schools)

Don Murphy (Pershing School)

Wesley Hayes (Humboldt)

Carolee Hughes (Gardnerville)

**PACT Exec. Committee**

Paul Miska (Bozeman City) – Chair

Barry Kline (Laramie School) – Vice Chair

Scott Felt (City) – Fiscal Off.

Allyce Miska (Lincoln School)

Allyce Miska (Lincoln School)

Allyce Miska (Lincoln School)

Allyce Miska (Lincoln School)

Allyce Miska (Lincoln School)

**PRI Oversight Committee**

Robert Clark (Denver) – Chair

Frank Felt (City)

Sharon Miska (Bozeman City)

Allyce Miska (Lincoln School)

Allyce Miska (Lincoln School)

Allyce Miska (Lincoln School)

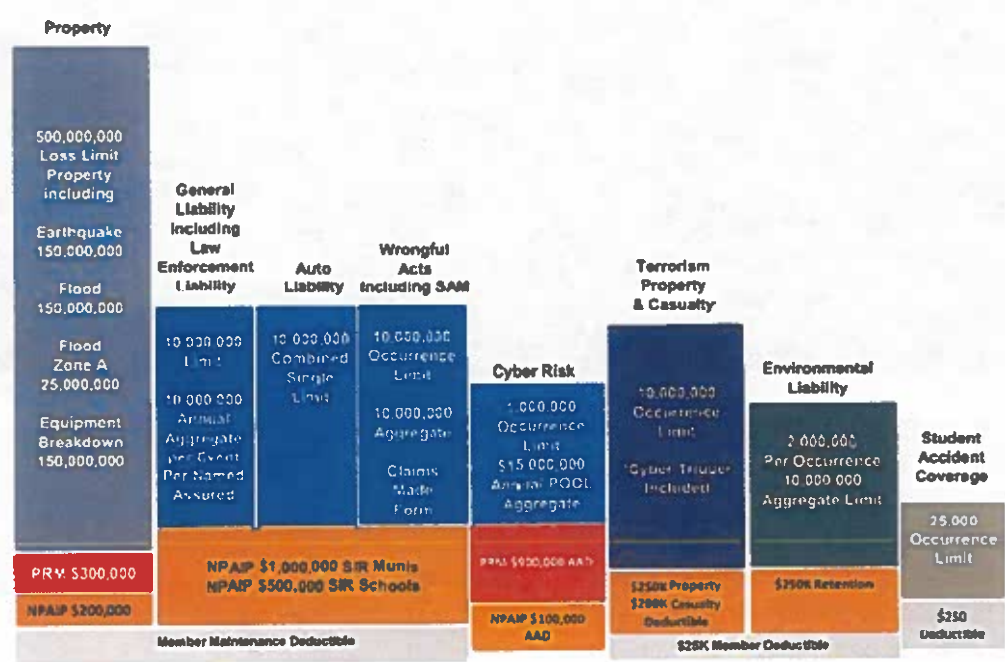
Allyce Miska (Lincoln School)

Allyce Miska (Lincoln School)

PROACTIVE, ACCOUNTABILITY, RESPONSIBILITY, STRENGTH, STABILITY, SAFETY, SERVICE



**NPAIP 2026-2027 Current Program Structure**



### NPAIP COVERAGE SUMMARY

#### Property Coverage

| Coverage | Limit per Loss | Per Schedule of Locations |
|----------|----------------|---------------------------|
| Property | \$500,000,000  | Per Schedule of Locations |

The following sub-limits apply to Section V, C. Extension of Property Coverage:

|                                    |                                       |
|------------------------------------|---------------------------------------|
| Accounts Receivable                | \$5,000,000 per loss                  |
| Arson Reward                       | 10% up to \$25,000 per loss           |
| Debris Removal - Mold/Asbestos     | \$100,000                             |
| Earthquake                         | \$150,000,000 aggregate               |
| Flood                              | \$150,000,000 aggregate               |
| Equipment Breakdowns               | \$25,000,000 aggregate - Flood Zone A |
| Equipment Breakdowns               | \$150,000,000 per loss                |
| Loss of Income & Extra Expenses    | included                              |
| Hazardous Substance Coverage       | \$250,000 per loss                    |
| Spillage Coverage                  | \$250,000 per loss                    |
| Data Restoration                   | \$100,000 per loss                    |
| Electrical Risk Improvements       | \$10,000                              |
| Expediting Expenses                | \$25,000 per loss                     |
| Unintentional Errors and Omissions | \$5,000,000 per loss                  |
| Money and Securities               | \$500,000 per loss                    |
| Ordinance or Law - LEED Building   | \$500,000                             |
| Agreed Value Vehicles              | Per Attachment D, if applicable       |

#### Cyber Risk Coverage:

| COVERAGE PERIOD                                    | NAMED ASSURED    | MAINTENANCE DEDUCTIBLE |
|----------------------------------------------------|------------------|------------------------|
| 07/01/2025 - 06/30/2026<br>1201 A.M. Standard Time | Per Attachment A | 10% up to \$25,000     |

| CYBER SECURITY RISK COVERAGE            |                                                       |                                                                    |
|-----------------------------------------|-------------------------------------------------------|--------------------------------------------------------------------|
| CYBER SECURITY RISK COVERAGE LIMITS     | Limit per Named Assured Per Privacy or Security Event | Annual Aggregate Limit Per All Named Assured                       |
| Coverage Limits - First and Third Party | \$1,000,000                                           | \$1,000,000 up to \$15,000,000 aggregate all POOL Members combined |

The following sublimits are a part of and not in addition to the Limits of Liability:

|                      |           |
|----------------------|-----------|
| Cyber Crime Coverage | \$500,000 |
|----------------------|-----------|

Effective Date: July 1, 2013

\* Applies for failure to timely implement and comply with vulnerability assessment recommendations.

### POOL RENEWAL

#### NEVADA PUBLIC AGENCY INSURANCE POOL COVERAGE SUMMARY

Changes within the 2026-2027 Coverage:

- Property Per Loss Limit Increased to \$500,000,000
- Equipment Breakdown Limit Increased to \$150,000,000
- Cyber Liability Changes
  - \$1,000,000 Limit/Aggregate Per Member for First- and Third-Party Liability
  - \$ 500,000 Sub-Limit for Cyber Crime Coverage
- Exclusion that is specific to PFAS has been added
- Definition for Agreed Value has been updated for Clarification
- Added Requirements for retaining "Salvage" after a loss

Change to the Interlocal Cooperation Agreement:

- Amended Article 22 to state that a Member giving 120-day Notice of Withdrawal Waives the two-thirds Board vote requirement under Article 23.A

#### Member Contribution:

|                                                 |              |
|-------------------------------------------------|--------------|
| Total Cost:                                     | \$321,776.13 |
| Agent Compensation:                             | \$22,516.93  |
| Total Program Cost Including All POOL Services: | \$344,293.06 |

| Coverage:    | 2025         | 2026         | Percentage Change |
|--------------|--------------|--------------|-------------------|
| Program Cost | \$337,237.01 | \$344,293.06 | +2.09%            |
| Compensation |              |              |                   |

#### Key Expenses:

|                               | 2025         | 2026          | Percentage Change |
|-------------------------------|--------------|---------------|-------------------|
| Payroll                       | \$2,617,316  | \$2,754,403   | +5.24%            |
| Total Insured Property Value: | \$98,161,746 | \$103,147,681 | +5.21%            |
| Auto Count                    | 66           | 68            | 3.03%             |
| Law Enforcement               | 0            | 0             | 0.00%             |
| Employees                     | 31           | 38.5          | 24.19%            |
| Student ADA                   | 0            | 0             | 0.00%             |
| Teachers                      | 0            | 0             | 0.00%             |

### CONTACT INFORMATION & SUPPORT SERVICES

Wayne Carlson, Executive Director

Alan Kalt, Chief Financial Officer

Stephen Romero, Member Relations

Marshall Smith, Risk Manager

Jarrod Hickman, Risk Management

Mike Van Houten, E-Learning Master

Stacy Norbeck, General Manager HR Support

201 South Rupp Street  
Carson City, Nevada 89702  
(775) 885-7475  
PoolPact.com

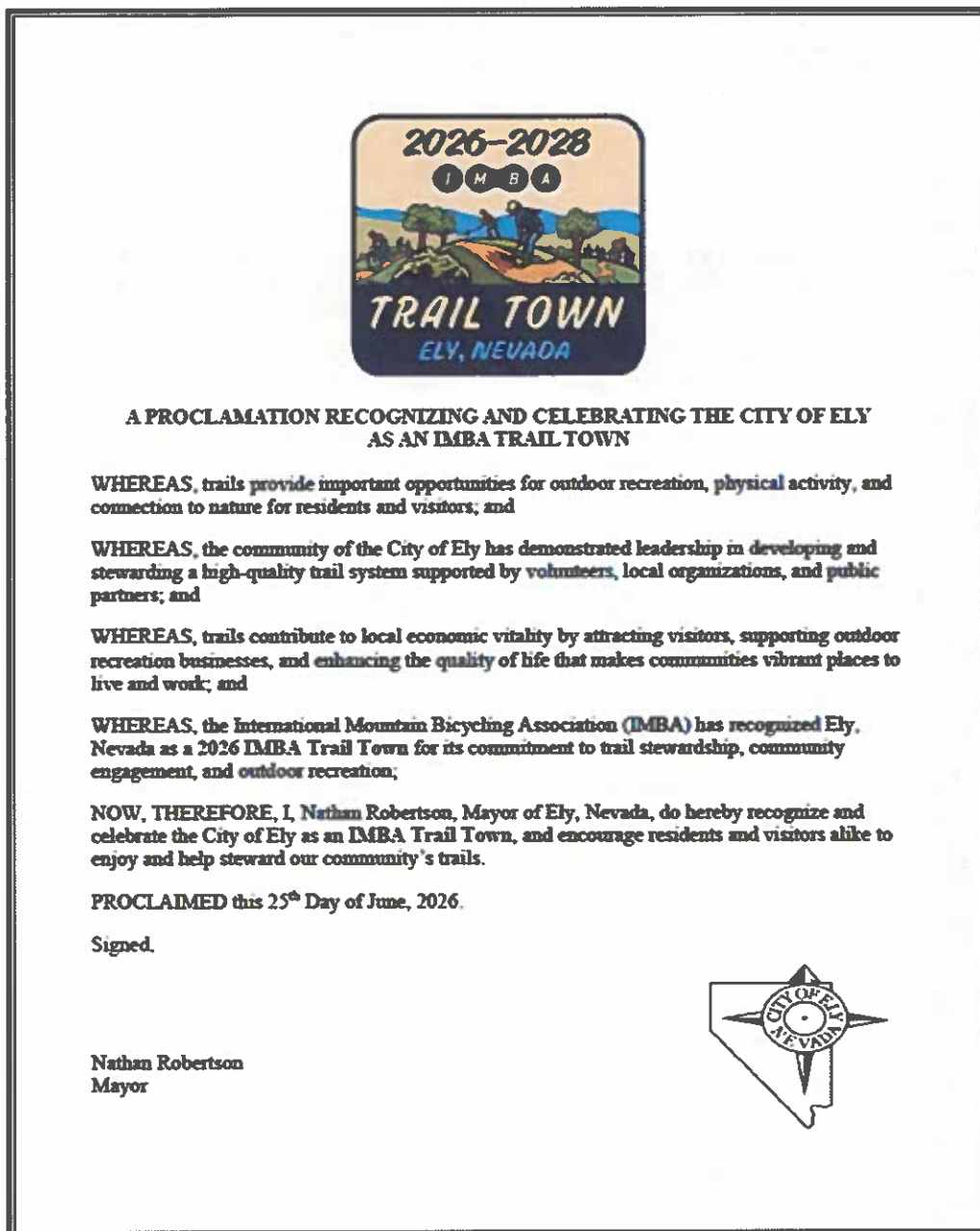
*Working Together  
We Achieve More*

Partnership – Accountability – Responsibility – Strength – Stability – Safety – Security

LP Insurance Services Principal Tina Perchetti stated the important thing as a member of the POOL/PACT and an insured is that every single one of your exposures grew as homeowners, members of the community, and part of the political community. The most important thing to think about is, not very often in today's financial and economic situation do we increase all of our exposures and our costs go down. I know this is an exorbitant amount of money, we are not minimizing that, but the fact that it went down and the exposures all went up in today's markets and economic situation is such a welcome surprise.

Councilman Trask moved to accept the renewal proposal from Nevada Public Agency Insurance Pool (POOL), with a \$500.00 Maintenance Deductible, and approval for payment in the amount of \$344,293.06 from fiscal year 2026-2027 funds. Councilman Perea seconded the motion. The motion carried unanimously.

- I. Mayor Robertson – Discussion/For Possible Action – Approval of Proclamation Recognizing and Celebrating the City of Ely as an International Mountain Bicycling Association (IMBA) Trail Town.



Councilman Trask moved to approve Proclamation Recognizing and Celebrating the City of Ely as an International Mountain Bicycling Association (IMBA) Trail Town. Councilwoman Yeoman seconded the motion. The motion carried unanimously.

2. Mayor Robertson – Discussion/For Possible Action – Retroactive approval of Letter of Support for Lander County Industrial Rail Park's CRISI grant application to expand rail-served freight capacity.

Councilman Trask asked I am just curious how this works in conjunction with our CRISI grant?

City Clerk Lee stated Porter Group is also assisting Lander County and so they approached Lander County about doing a letter of support for our application, which they did and requested that we do a letter to support their application. It was due today, so there was a time constraint.

Councilman Perea moved to retroactively approve the Letter of Support for Lander County Industrial Rail Park's CRISI grant application to expand rail-served freight capacity. Councilwoman Van Camp seconded the motion. The motion carried unanimously.

3. Mayor Robertson – Discussion/For Possible Action – Approval of Resolution 2026-07, a Resolution Authorizing Mayor to Sign the Agreement Regarding the Historic Preservation Certified Local Government Program.



Councilwoman Van Camp stated on this issue, I'll disclose that my sister, Janet Van Camp, is the Chairwoman of the Historic Preservation Board.

Councilman Trask moved to approve Resolution 2026-07, a Resolution Authorizing Mayor to Sign the Agreement Regarding the Historic Preservation Certified Local Government Program. Councilwoman Yeoman seconded the motion. The motion carried unanimously.

4. Councilwoman Williams-Harper – NNRy President Mark Bassett - Discussion/For Possible Action – Approval of trackage rights agreement between the City of Ely and the Nevada Northern Railway Foundation (NNRF) with the Great Basin and Northern Ry, a wholly owned subsidiary of the NNRF from Cobre, Nevada (MP 0) to Keystone, Nevada (MP 146.5) and the HiLine Branch (MP 0 to MP 8) and the McGill Branch from (MP 0 to MP 2.3) to supersede the existing agreements.

NNRY President Bassett stated this was on the last agenda, and it was tabled because there were some issues that were brought up. The City Attorney spoke with the attorney that created this agreement, and I believe we've addressed all of the issues.

Councilman Trask stated Chris, it looks like you have had a chance to look at it as there are some significant changes.

City Attorney Arabia stated yes, just so everyone knows there were some things in the agreement that I thought needed to be changed, and those have been changed, so I'm happy about that. There's a difference between approval for form, and the job that you guys have. The specific things that I pointed out were, I think addressed, but that's only, like I said, in the sense of the attorney approving it for form. In other words, the way the agreement now is, I think the City can do it, but I don't get to vote, so I just want to make sure that you all understand that. I think the major concerns we had last time were the twenty years, and that's down to a five-year with what looks like an automatic renewal. We would have to give notice ninety days or more, before the expiration of the five-year term that we were not going to continue, and if we don't, then it automatically renews. The other main thing was the issue with insurance and there is a provision in there that tries to address if there's an increase in the City's POOL bill that's attributable to this, that we would get that money back, that would be the hope, anyway.

Councilman Perea stated so, when we went over the agreement, we were no longer going to insure the for-profit side. They were going out and getting their own insurance, and they would name us as a co-insurer. Has that changed?

City Attorney Arabia stated no, that hasn't changed. This is more of a catch-all. Those were the two main things discussed during discussions and they did make the changes.

Mayor Pro Tempore Williams-Harper asked are you comfortable with this Chris?

City Attorney Arabia stated from a legal standpoint, sure.

Councilwoman Van Camp stated I only have one question. What about the utility corridor up that line, does that have anything to do with this?

NNRY President Bassett stated no, it does not.

Councilwoman Yeoman stated Mark, in the last meeting, you mentioned the funding that this trackage agreement was tied to. Can you remind us what that was.

NNRY President Bassett stated yes, The Great Basin and Northern Railway is what the FRA considers a Class 3 railroad. The Union Pacific is a Class 1. Congress passed a law called the 45G Tax Credit, and Class 2 and Class 3 Railroads can use the 45G Tax Credit. So, the Great Basin Northern Railway has Surface Transportation Board authority to operate on this track. To operate on this track, since it's co-owned with the City of Ely, we need the City of Ely's permission to operate on this track, and that's what this agreement does. The City of Ely is a government entity, and the foundation is a non-profit so what this agreement being signed allows us to do is assign the 45G tax credit to another railroad and so that other railroad pays us a partial payment on the tax credit so they can use the tax credit. The City of Ely, and Janette correct me if I am wrong, but I want to say it's \$120,000 twice a year the City of Ely receives from the tax credit and the next payment of the tax credit will be next month so that's the other urgency here.

Councilman Perea stated Mark my big concern with the Foundation in these meetings and whatnot is this is a cash-intensive business on the foundation side. So you're going to set up this for-profit, and it's going to help with another funding stream to help the Foundation and the Railroad that is a City asset?

NNRY President Bassett stated absolutely, that is a correct assessment.

Councilman Perea stated we have in our agreements that we can cancel this, but the idea is that this is actually helping an asset that's half-owned by the City, and it will continue to give. It's the cash that worries me, so it is just solving a problem with a very cash-intensive business.

NNRY President Bassett stated correct.

Councilwoman Yeoman stated I believe there was some discussion of the termination clause last time, and I know we all feel more comfortable going from the twenty years to the five years, but do we all feel comfortable with the termination clause as it's written?

Councilman Trask and Councilman Perea stated, "It's there."

Councilwoman Van Camp asked if you are not successful with the CRISI grant, what will happen then?

NNRY President Bassett stated nothing. this agreement actually started years ago, the railroad was divided into two sections, what we call the historic section from McGill Junction south to the industrial section from McGill Junction north and each of those sections had two different trackage rights agreements. The Northern Trackage Rights Agreement had expired, but the southern one was still in effect and so what this new agreement does is it puts the entire railroad under one trackage rights agreement. The other thing is, we don't have to move a car to get the 45G tax credit. So, even if we don't open up the railroad, and even if we don't move a train, the City and the Foundation still receive the 45G tax credit because we are joint owners of the Railroad.

Councilman Perea moved to approve the trackage rights agreement between the City of Ely and the Nevada Northern Railway Foundation (NNRF) with the Great Basin and Northern Ry, a wholly owned subsidiary of the NNRF from Cobre, Nevada (MP 0) to Keystone, Nevada (MP 146.5) and the HiLine Branch (MP 0 to MP 8) and the McGill Branch from (MP 0 to MP 2.3) to supersede the existing agreements. Councilwoman Yeoman seconded the motion. The motion carried unanimously.

- 5. Councilwoman Williams-Harper – Discussion/For Possible Action – Approval of Proclamation Honoring White Pine County School District Superintendent Adam Young for Twenty-Four Years of Distinguished Service.

Mayor Pro Tempore Williams-Harper read the following Proclamation into the record:



**A PROCLAMATION HONORING  
WPCSD SUPERINTENDENT ADAM YOUNG  
FOR TWENTY-FOUR YEARS OF DISTINGUISHED SERVICE**

WHEREAS, Adam Young has been a dedicated employee of the White Pine School District for twenty-four (24) years, serving as Superintendent since 2016; and

WHEREAS, throughout his tenure, Adam Young has demonstrated unwavering commitment, leadership, and expertise, contributing significantly to the success of the White Pine County School District; and

WHEREAS, Adam Young has been a mentor to colleagues, embodying the spirit of excellence and fostering a positive, collaborative work environment; and

WHEREAS, his efforts have left a lasting impact on our School District and City, helping to build culture and creativity in meeting student needs; and

WHEREAS, he led initiatives for new school construction in White Pine County with success in upgrading century-old school facilities; and

WHEREAS, he was named the 2025 Nevada Superintendent of the Year for the 2025-2026 school year by the Nevada Association of School Superintendents; and

WHEREAS, his legacy is felt in every project, every person he has helped, and every goal reached;

NOW, THEREFORE, I, Nathan Robertson, Mayor of the City of Ely, do hereby proclaim our appreciation for the twenty-four (24) years of service to the White Pine County School District and the City of Ely by being an instrumental leader and encourage all members of the City of Ely to recognize Adam for his years of outstanding service and dedication.

PROCLAIMED this 25th Day of June, 2026.

Signed,

Nathan Robertson  
Mayor

Councilman Trask moved to approve the Proclamation Honoring White Pine County School District Superintendent Adam Young for Twenty-Four Years of Distinguished Service. Councilman Perea seconded the motion. The motion carried unanimously.

6. Council Members – City Clerk Lee – Discussion/For Possible Action – Acceptance of the Nevada Community Development Block Grant (CDBG) Award for the Wastewater Treatment Plant Upgrade Project in the amount \$603,750.00, with an Environmental Protection Agency (EPA) grant and the City providing the remaining funding balance.

City Clerk Lee stated we haven't received our agreement yet so we will need to table this item until July 9<sup>th</sup>.

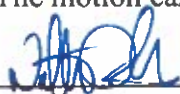
Councilman Trask moved to table acceptance of the Nevada Community Development Block Grant (CDBG) Award for the Wastewater Treatment Plant Upgrade Project in the amount \$603,750.00, with an Environmental Protection Agency (EPA) grant and the City providing the remaining funding balance. Councilman Perea seconded the motion. The motion carried unanimously.

## 8. PUBLIC COMMENT

George Chachas stated I'm very disappointed in you folks. I want to remind you again the City owns the Railroad; there is no halves. Go back to the 1991 minutes; I became mayor, I believe it was in June. The Railroad was purchased from LA by the City of Ely. The Railroad has cost you and the taxpayer heartache and millions in litigation. You have got to do better than that, folks. Several meetings now I've asked who owns Avenue A. I want to know who the person or persons are that gave testimony that I, George Chachas, as a former mayor, gave away the Red Barn and the depot without council approval. I don't like liars. I don't care who in the hell they are. When I said, "Who owns Avenue A," I wanted to show you a picture of encroachment of fifteen feet or more. Now it's paved. Who paid for the paving? Was it the City? Who approved it? Next to the Railroad we have a ship surrounded by weeds. You guys wrote me up. This is not the Good Ship Lollipop and selective enforcement's got to stop. You want to talk about a tourist attraction; you better get busy. Also, in that same area on Avenue A, we restrict parking. Again, who owns that road? Who's paying for the paving? Who approved it? To date, I want to remind you folks that I gave about twelve different pieces of information in regard to Avenue A. I was litigated against and sued for trespassing on City property after I was given permission to put in curb, gutter, and sidewalk. I want you to compare the two different scenarios. I don't like discrimination. To date, I have not seen any update in regard to the six-foot fence. My family members were cited for fence height, and yet you guys are intentionally looking the other way. I've seen nothing to address the old White Pine Mobile Home Park. It is still not fenced and an attractive nuisance, yet you come after me. I have yet to see anything in regard to the request for information on how many RVs you've allowed to park on City lots and City streets while living in them. Again, are you collecting the proper utility fees? I don't like discrimination, and I'm not going to stand for it. I need some answers.

## 9. ADJOURNMENT: THE MEETING MAY BE ADJOURNED BY APPROPRIATE MOTION OF THE CITY COUNCIL.

Councilwoman Yeoman moved to adjourn the regular meeting of the Ely City Council at 6:05 p.m. Councilwoman Van Camp seconded the motion. The motion carried unanimously.

  
\_\_\_\_\_  
MAYOR

  
\_\_\_\_\_  
ATTEST

