

Elko Television District

Board Meeting Minutes, December 14th, 2023
6:00 p.m. at the Elko County Court House

Board Members:

Present: Steve Guitar, Kent LeBarts, Dale Lotspeich, and Charles Schaer

Absent: Rick Jimenez

Others Present: Cenni Jimenez representing Premier Wireless, Paden Hilyard representing Eagle Communications, Crystall Koppe representing Koppe Co., LLC, Matthew Petersen with the Elko County Fire District and Tyler Gunter by phone representing 5T, LLC, DBA Elko Broadcasting Company, and Marisa Reeves representing McMullen, McPhee & Co., LLC

Proceedings

Meeting called to order at 6:00 p.m. by Steve Guitar

Public Comment: None

Approval of the Minutes November 9th, 2023 Meeting

Dale Lotspeich moved to accept the minutes from the November 9th, 2023 meeting. Kent LeBarts seconded the motion; the vote was unanimous.

Approval of the Treasurer's Report and Discussion and Possible Action Regarding Potential Reduction of Ad Valorem Tax

Marisa read the Treasurer's report. She also commented that Elko County is trying to reduce the Ad Valorem for General Improvement Districts. Dale Lotspeich moved to accept the Treasurer's report as written. Kent LeBarts seconded the motion; the vote was unanimous.

Review and Approval of Audit for Fiscal Year Ended June 30, 2023

Marisa noted that the auditor did not find anything negative in the audit. Charles Schaer moved to approve the Audit for the fiscal year ended June 30, 2023. Dale Lotspeich seconded the motion; the vote was unanimous.

Approval & Ratification of Outstanding Bills for payment

Kent LeBarts read aloud the outstanding and ratified bills. Charles Schaer moved to accept the outstanding and ratified bills as read. Dale Lotspeich seconded the motion; the vote was unanimous.

Discussion and Possible Action Regarding the Fire District Moving to TV District Sites and Drafting A Letter to NSHE In Wells to Request Fiber

Matthew Petersen stated they currently have a contract with the State of Nevada that covers Elko, Mary's Mountain, Spruce and many other areas. They would have to pay the state over \$149,000 for a year for those locations but was able to get the amount down a bit. He would like to create a partnership with the TV District in exchange for services they could provide. He would need about one rack and some power supply. The County and E-11 are going to fly in for a study. Eagle Communications would do the installation. The Fire Department may be able to help build the road for NV Energy to go up to the snowbowl site. Charles Schaer moved to begin negotiations with the Elko County Fire District

regarding leasing rack and tower space at several TV District tower locations. Kent LeBarts seconded the motion; the vote was unanimous.

Discussion and Possible Action Regarding Creating a New Elko Broadcasting Company Contract and Changing the Payment Frequency from Annual to Quarterly

Tyler stated he would like to formulize a former handshake agreement regarding quarterly payments. Kent LeBarts moved that with the change in ownership of Elko Broadcasting Company lease payments would be changed from Annual to Quarterly. Dale Lotspeich seconded the motion; the vote was unanimous.

Review and Possible Approval of Updates to Contracts

Eureka County TV District MOU, CC Communications Leasing Space at Fiber Hut, Anthem Broadband Leasing Conduit Space for Fiber, Rise Broadband Adding New Equipment on Grindstone, and Skyfiber Locating to Grindstone

Tabled until next meeting.

Contract Renewals for the Following: Coach USA, Elko Broadcasting Company, Nevada Department of Information Technology, Nevada Department of Transportation, and Premier Wireless Services

Cenni noted that these contract renewals should be updated to reflect the new lease pricing, including Elko Broadcasting. Cenni stated that Maggie Creek has signed the contract and just needs Steve to sign.

Discussion, Updates and Possible Action Regarding EIP Performing Grounding Inspection and Maintenance on Grindstone

Cenni has not heard anything from EIP. The final installation was not outside the lease area. Nancy has not been able to draft a new contract yet.

Updates and Possible Action Regarding Verizon Wireless Modifications on Lamoille & Grindstone, Lease Contract Changes and All Matters Related Thereto

Cenni has completed the tower foundation upgrade on Grindstone. There is not as much room to get a vehicle through there now. Verizon probably won't make their modifications until spring time. Cenni had to drill about 120 holes in the sides of the foundation, install anchors on the side and extend the foundation about 3 feet. He used about 23 yards of concrete.

Updates and Possible Action Regarding AT&T Installing a Generator at Grindstone and All Matters Related Thereto

Cenni said he still hasn't heard anything on the generator. And he won't let them go up there until they have their new lease signed.

Discussion and Possible Approval of Current and Future Capital Projects as Follows but Not Limited To:

Updates on New Peavey Generator

Cenni said the trenching is all done. The Generator and cover are in place. The transfer switch should be done next week. Propane is plumbed into the generator, just needs Cummins to schedule the start up.

New Site on Top of Elko Snowbowl

Cenni said this will be brought up in January at the City of Elko meeting. There was a slight engineering hiccup that had to be fixed before submitting it to the City of Elko.

Grindstone Grounding Issues, Building a New Tower on Grindstone, Creating a Power Policy, Link from Lamoille to Peavey for TV Channel or Security Use, Updates on IP Stream Device to Connect to Fiber, Updates on Replacing Fence at Peavey and Updates on Purchasing Sitemaster

Tabled until next meeting.

Discussion and Possible Approval of NDOT Contract to Lease Space in Peavey Building #2 Most Likely in Year 2025

Paden stated NDOT has a base contract they use for their leases. Marisa recommended adding the list of equipment to their lease. Paden said right now it's in the paperwork stage and they will have the attorney do a review before everything gets started.

Discussion and Possible Approval of Security and Network Upgrades for Peavey Building #2

Paden would like to get the network installed and get new door handles, bringing it up to standard security measures. He will have a quote by the next meeting. Paden has reached out to a manufacturer about re-pinning the locks. The key punch can be about \$2,000 to \$6,000.

Discussion and Possible Action Regarding Rise Broadband Unauthorized Equipment and Adding New Equipment on Grindstone

The board asked Marisa to send a certified letter to Rise telling them they have 30 days to pay, or their equipment will be shut down. They asked her to bill for another year for the unauthorized equipment, \$400. Paden noticed another unusual three-foot microwave dish that also hasn't been approved, but he's not 100% sure it is Rise Broadband. The Board said to lock the keys immediately until there is contact from Rise Broadband and they have paid their bill.

Repair Service Report and Site Updates

Paden did not finish November. There were some lock issues on Grindstone. There have been a couple outages in fiber, but they have been traced to Sale Lake, KSL issues.

Discussion and Possible Action Regarding the Creation of a Local Public Access Channel for Elko County

Charles uses streaming and over-the-air news. He stated most people have an app for streaming local public information. Charles thinks we could really use something like that here in Elko, especially since there is not a local TV station, and the Elko Daily Free Press isn't Elko news anymore. Lori Gilbert is now at the Elko Broadcasting Company. She does a talk show every day. Curtis Calder does a podcast. All these shows could be broadcast as a local TV station. Paden mentioned that Lamoille, Grindstone and Peavey have available channels. They could create a low power TV station. The TV District can't create their own content, but if they get a license, then you can create your own content. Kent recommended getting the Washington DC lawyers involved to make sure we do it correctly. Paden mentioned the TV District would have to do exactly what the Lovelock high school does. Since the TV District is a government agency, Paden isn't sure commercials could be broadcast. Paden personally would like to see local news, and possibly partner with school districts to broadcast local sports.

New Business: Steve asked Crystal if they could create a questionnaire about the local TV broadcast.

Old Business: Paden stated the ground rings and internal grounding were installed for NDOT. The ladder racks have not shown up yet. They will finalize the project in spring.

Public Comment: None

Being no further business, the meeting was adjourned at 6:42 p.m.

The next regular meeting will be held on January 4th, 2024.