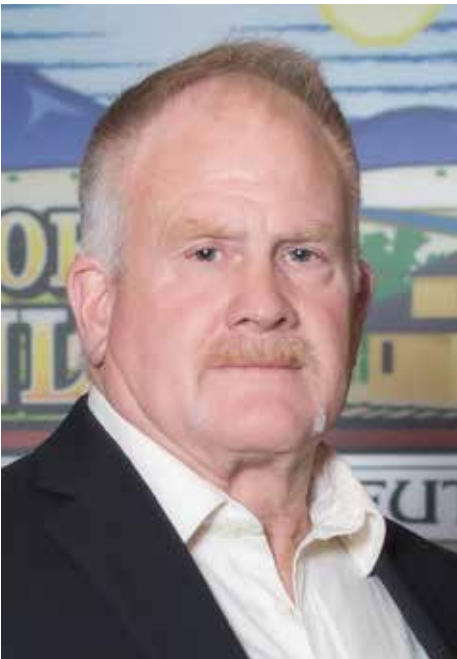


Lau’s council seat remains vacant after court ruling



Stan Lau, courtesy of the City of Fernley.

By Robert Perea

A district court judge last week denied expelled City Councilman Stan Lau’s request for a preliminary injunction but reaffirmed his earlier ruling that the city council violated the state’s Open Meeting Law when it expelled Lau on March 4, leaving the two sides split over what the decision means for Lau’s status on the council.

Third Judicial District Court Judge Leon Aberasturi issued his finding during an Aug. 11 hearing and directed attorneys for both sides to submit written orders for his review by Sept. 11.

The disagreement between the parties stems from a second vote by the city council to expel Lau on April 15.

After the City Council voted to expel Lau on March 4, Lau filed an emergency petition on March 24 seeking

declaratory and injunctive relief, along with a temporary restraining order, arguing the council could not vote to expel him because the agenda item for the March 4 meeting did not list expulsion as a possible action. The court granted that motion, saying there was enough evidence to justify immediate intervention. In that order, Aberasturi found that Lau would face “immediate and irreparable injury, loss or damage” if the city moved ahead with declaring his seat vacant and filling it before the matter could be heard.

That temporary restraining order remained in place until the preliminary-injunction hearing, which was originally set for April 10 and postponed multiple times before it was held Aug. 11.

Meanwhile, the council took action April 15 on an agenda item labeled as

“Discussion and Possible Corrective Action” which did specify expulsion as a possible action. The agenda for the April 15 meeting was posted by the City on April 9, and on April 10 Lau filed an emergency motion for a supplemental temporary restraining order to stop the council from considering the April 15 agenda item. After hearing arguments during a hearing on April 13, Aberasturi denied Lau’s request and allowed the city to proceed with the agenda item on April 15. The city council approved a motion on the corrective action item to expel Lau by a 3-1 vote.

Attorney Jeff Dickerson, representing Lau, and City Attorney Aaron Mouritsen disagree on whether expulsion of Lau under the April 15 corrective action stands.

Continued on PAGE 2 - LAU...

Power district review validates key pieces of Fernley proposal

By Rachel Dahl

An independent review commissioned by the City of Fernley validated several of the fundamental assumptions behind the project, as it raised questions about the schedule, financial projections and long-term operation of the proposed Fernley Power District.

Raftelis and GridCo Partners delivered their review of the proposed municipal electric utility to the City Aug. 5. The report examined the project’s financial projections, proposed generation facilities, natural gas supply, electric infrastructure, operating structure and governance.

The Fernley Power District is being proposed as a way to provide electricity to large industrial users within the Victory development on Fernley’s east side. Mark IV Capital has said the development could eventually require as much as 1,800 megawatts of generation, while NV Energy has indicated it may not be able to provide that level of service until approximately 2038.

Under the proposed structure, the City would create the power district, but private developers and investors would finance the generation and electric infrastructure.

While the review identified significant items that must still be resolved, it

also found several parts of the proposal credible.

Raftelis found the approximately \$630 million investment identified for the initial 324-megawatt power plant to be a reasonable estimate for the assets described in the project’s conditional use permit application. The consultants estimated that eventual construction of 1,800 megawatts of generation and associated electric infrastructure would require more than \$3 billion in total investment.

The report also independently checked the performance and fuel calculations provided for the project’s first-phase Solar Turbines generating units and reproduced the calculations within 1 percent.

Raftelis concluded that the turbine procurement and design methodology for the first phase was “credible and internally consistent.”

The review also found that the proposed 109-acre power plant site had enough room for the initial phase and said the site plans showed a properly engineered layout with efficient use of the available land.

Because the first phase would use simple-cycle natural gas turbines without a steam cycle, Raftelis said water use should be relatively small compared with a conventional combined-cycle power

plant.

The report also reviewed a noise study prepared for the project. With planned equipment enclosures, predicted noise levels across Hwy 50, just over 3.2 miles away, would remain below the federal 55-decibel guideline. The study estimated the project would increase existing sound levels there by no more than one-tenth of a decibel.

Raftelis also found that the concept of operating the Fernley Power District as a self-contained electric system is not unprecedented. The report said isolated municipal systems, campus utilities and district energy systems operate else-

where in the country.

The consultants further concluded that the industry of private companies capable of operating systems such as the proposed district is well established.

“The third-party electric system services industry is well established with multiple capable, experienced operators,” the report said, adding that contracting with a qualified company would be “the appropriate approach for FPD and should be an effective solution.”

The report did identify there are still questions about the ambitious project.

Continued on PAGE 3 - POWER DISTRICT...

Inside!!

Check out the inaugural issue of the Great Basin Sun Sports section, featuring coverage of prep sports from across northern Nevada!

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LETTER FROM THE EDITOR



Captain’s Log – It’s a Great Ride ...

I’ve said it before and I’ll say it again, just like Shirley Walker used to tell me after a long day of rural Nevada campaigning, “It’s a great ride, Rachel, if you don’t weaken.”

There’ve been a lot of growing pains around this outfit lately. Our team is expanding and contracting as people find their optimal spot on the staff, or not, and leave to seek their fortunes elsewhere. I’ve made some mistakes as we’ve expanded and then expanded and expanded again. But there appears to be a demand for local news, and we’re uniquely positioned to take advantage of that.

Apparently.
What a problem to have.

There’s some saying going around about being grateful for the problems that come with the dream you’ve had coming true.

It also helps to keep your sense of

humor.

There were a couple of times last week where I may have mentioned in passing once or twice that I was beginning to lose my mirth. Thank goodness for my dear ol’ dad who reminded me, “You’ve always been a girl of mirth, don’t lose that.”

Some days seem like slogging through quicksand from 4 a.m. to 8 p.m. There’s a very long list of things that need to get done and you feel like someone has confused motion with progress. One day last week, as I got up from my desk and waited for my legs to remember what they’re for, it dawned on me just how much fun this all is.

In spite of all the challenges and humiliating, humbling lessons, we’re all learning so much – stretching to find solutions and figure things out in ways we had no idea we could. There

is a lot of hidden talent on this team. We’re all just regular people who came together and found a project where we can, in our individual ways, flourish. Each one of these people who are a part of figuring this out with me has a specialty. A piece of them that serves the papers and the community in a way that only they can.

And I find that to be a thing of beauty.

So, while we appreciate the grace in seeing the beauty of what is happening here – the building of what we like to call “civic infrastructure” – we realize it may not always be “fun” but is always gratifying ... we’ll still be right here ...

... Keeping you Posted.

Rach

Continued from FRONT - LAU...

During an interview on Aug. 12, Dickerson said Aberasturi’s ruling that the Open Meeting Law was violated at the March 4 meeting means the vote on the resolution to expel Lau was void ab initio, which is a Latin phrase meaning “from the beginning.”

“He was never expelled, is what the legal effect of that is,” Dickerson said.

Dickerson said the purpose of the April 15 agenda item for corrective action was limited to preventing the Attorney General’s Office from prosecuting the city council, civilly or criminally, for a violation of the Open Meeting Law and does not apply to the expulsion itself.

“So, it was a prophylactic vote in order to keep the city from being attacked by the AG on another front,” Dickerson said.

Mouritsen said the city’s position is that Lau is still expelled.

“We, of course, disagree, and its our position that the April 15 vote is the corrective action, but it is also still a standing item on its own,” Mouritsen said. “The April 15 vote has not been overruled by the judge.”

The court did not rule on the April 15 corrective action during the Aug. 11 hearing.

“And the reason it wasn’t addressed is because Stan Lau’s attorney, in any of his pleadings, did not ask for it to be addressed,” Mouritsen said. “He only asked for the March meeting to be addressed. It was not in front of the court to make a ruling on the April 15 (meeting).”

Mouritsen said that he expects there to be additional litigation in regard to the April 15 meeting.

“It’s going to have to be resolved in court, I imagine,” he said.

The other part of Aberasturi’s ruling at the Aug. 11 hearing was to deny Lau’s request for an injunction. Dickerson presented a PowerPoint presentation during that hearing in which he argued that the city council does not have the authority to expel Lau.

He cited Nevada Revised Statute 266.240 which states a city council can expel a member for cause. Dickerson argued that the statute does not define cause and instead delegated the definition of cause to cities. He also cited the City’s Municipal Code stating, “The Fernley City Council may punish its members for disorderly conduct, as defined by resolution, and with the concurrence of two-thirds of the members of the city council, may expel a member for cause, as defined by resolution.”

Dickerson said the Council has adopted resolutions defining disorderly conduct but never adopted a resolution defining the “cause”.

“The council never gave itself expansionary power,” Dickerson said. “Power must exist before it can be exercised.”

In denying the motion for preliminary injunction, the court found the City of Fernley did follow its municipal code and state statutes and stated what grounds Lau was expelled for.

Aberasturi directed Dickerson to prepare an order in regard to the Open Meeting Law ruling, and Sean Lancaster,

an attorney who represented the City alongside Mouritsen, to prepare the order for the denial of the preliminary injunction and submit them to the court by Sept. 11. The judge will review and finalize the order before entering it.

“Usually the courts will have the prevailing party prepare a sample draft order, circulate to the other parties to see if there’s any disagreements, and then the judge will adjust it to be exactly what the judge wants,” Mouritsen said.

Dickerson said he and Lancaster agreed to write a joint order that would cover both aspects of the ruling in one order.

Meanwhile, Lau’s seat remains vacant at least until the judge enters the final order.

“At that point, our position is that Lau is entitled to take his seat, because he never was expelled,” Dickerson said.

If, as Mouritsen expects, Lau’s expulsion stands, Nevada Revised Statutes require the council to fill a vacant seat, but Aberasturi’s order that the seat not be filled while litigation was pending remains in effect until a final order is filed.

“We’ll see what the judge’s order says, but if the judge’s order removes that block, then we would have to fill Stan Lau’s seat,” Mouritsen said. “We probably need more clarification from the judge before we know what we’re doing with that.”

Lau’s term expires in December, and he was unable to run for reelection due to term limits.



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FEATURES

Dragonfly Energy Brings Battery Technology to Fernley

By Leanna Lehman

Among the commercial projects under construction in Fernley’s July Community Development Report is a production facility for Dragonfly Energy, a Reno-based battery technology company and maker of Battle Born Batteries. The company was named the 2025 “Battery Technology Company of the Year” by the CleanTech Breakthrough Awards for its work in lithium battery technology.

Dragonfly leased approximately 64,000 square feet at 2275 E. Newlands Road in Fernley beginning in 2024. According to filings with the U.S. Securities and Exchange Commission, the facility can be used for warehousing, assembly and light manufacturing, painting, storage, fulfillment, and distribution. Earlier company filings also identified the Fernley facility as part of plans to increase capacity for its dry-electrode process.

Dragonfly develops and manufactures lithium-ion battery systems, but its work goes beyond battery assembly. The company conducts battery-cell research and development, including a patented dry-electrode manufacturing



Dragonfly Energy CEO Denis Phares speaks at the Nevada Tech Hub announcement in Reno. Photo courtesy of Dragonfly Energy.

process and work on solid-state battery technology.

The company is partnered with Loneer, an emerging lithium-boron producer developing the Rhyolite Ridge project in Esmeralda County. Under an agreement between the companies, Loneer is expected to supply Dragonfly with Nevada-produced lithium carbonate for battery-cell manufacturing once production begins at Rhyolite Ridge. The partnership is part of an effort to mine, use, and eventually recycle lithium within Nevada.

Dragonfly has also received funding through the Nevada Tech Hub, an effort to expand Nevada’s lithium battery and critical materials industry.

The company was selected for a first-round award in 2025 of approximately \$300,000 to modernize production systems, improve manufacturing efficiency, and expand workforce development. Plans included training and hiring workers in machining, automation, and maintenance.

In May, Dragonfly announced it had been selected for a second Nevada Tech Hub award of \$527,000 for battery research and development. The funding will help purchase equipment to produce prototype cylindrical lithium battery cells and systems for testing new materials and battery performance.

Dragonfly is headquartered in Reno and has developed battery systems for recreational vehicles, commercial trucking, industrial equipment, and other applications.

Its Fernley operation puts the company’s battery technology and manufacturing work among a growing list of industrial projects moving forward in the city.

Planning Commission backs short-term rental rules, South Fernley Area Plan

By Rachel Dahl

The Fernley Planning Commission recommended approval of new regulations for short-term rentals and advanced the South Fernley Area Plan to the City Council during its Aug. 12 meeting.

Commissioners first considered Bill No. 383, a proposed code amendment establishing standards for short-term rentals such as Airbnb properties.

City staff said the ordinance is intended to create basic rules for an industry Fernley has not previously regulated. The proposal would require operators to obtain a business license and a minor conditional use permit and would limit short-term rentals to one per parcel.

Staff said Fernley currently appears to have only about 10 short-term rentals listed through Airbnb, but complaints tend to increase around Burning Man. Interim Chief Development Officer Michelle Rambo said the city has received complaints in past years about activities including tent camping in front yards and live music at rental properties.

The original ordinance proposed limiting occupancy to two people per legal bedroom and restricting parking to established parking areas on the property, such as a driveway, garage or carport.

Several commissioners questioned whether those restrictions were too limiting.

Commissioner Cody Wagner said families renting a house together could easily exceed the two-person-per-bedroom limit without creating a nuisance. He used the example of a recent family stay in Truckee where several children shared a room with bunk beds.

“I understand the idea of setting a maximum on that, but two people per legal bedroom, there’s a lot of circumstances where I think it would be reasonable to exceed that,” Wagner said.

He also questioned prohibiting guests from parking on public streets, particularly in neighborhoods where street parking is already common.

Commissioner White asked whether the city had considered limiting the overall number of short-term rentals or establishing spacing requirements between them.

Rambo said staff had discussed

both ideas but enforcement could become difficult. Instead, the proposed code would allow the city to deny or impose additional conditions on a short-term rental based on the frequency or concentration of other licensed rentals nearby.

Julianne White questioned whether that standard could be too vague and lead to inconsistent treatment.

Rambo said the provision was essentially a compromise in place of establishing a hard cap on the number of rentals.

The proposed permit would be classified as a minor conditional use permit. Staff said the fee would be approximately \$2,440 to \$2,500, in addition to the required business license.

Continued on PAGE 7 - SOUTH AREA...

Continued from FRONT - POWER DISTRICT...

Among them were whether the project can meet its planned construction schedule, whether additional land will eventually be needed for the full 1,800-megawatt buildout, how future generation would comply with Nevada’s renewable portfolio requirements and how the district would provide the redundancy necessary to meet its proposed reliability standards.

Raftelis also questioned the revenue projections supporting the estimated franchise fee payments to Fernley.

The working group’s projections estimate franchise fee revenue beginning at approximately \$1.7 million to \$1.8 million in 2029 and growing to approximately \$22 million to \$23 million annually once the system reaches 1,800 megawatts.

Raftelis said it could not independently confirm the projected price of electricity used to generate those estimates and concluded that both the assumed energy prices and resulting franchise fee revenues may be overstated by 20 to 30 percent.

Even using that lower estimate, however, the proposed franchise fee would represent a significant new revenue source for the City.

The report also concluded that because Fernley would not be financing or operating the system itself, a franchise fee toward the lower end of the national range of 1 to 6 percent would be appropriate.

The proposed ordinance sets Fernley’s franchise fee at 1 percent of the district’s gross electric revenues.

Mark IV Capital responded to the Raftelis review the following day through an 11-page memorandum prepared by Powerline Law.

The response argues that several of the concerns identified by Raftelis as-

sume the City itself would be financing or operating the electric system when the proposed ordinance expressly places those responsibilities elsewhere.

Under the proposed ordinance, private developers would bear the capital cost. The City’s general fund and taxpayers could not be required to advance money for the system, and the power district board would be prohibited from pledging the City’s credit.

The City would retain specific oversight powers, including setting the franchise fee, confirming a member of the district board, approving expansion of the service area and receiving annual financial and operating reports.

The governing documents also call for private participants in the district to indemnify the City against liabilities arising from the project.

Mark IV also pushed back on Raftelis’ concern that a number of agreements and plans have not yet been completed, including customer agreements, operating contracts, decommissioning security and renewable energy compliance plans.

Its response argues that those contracts cannot be finalized until the power district legally exists because the district itself will ultimately be a party to those agreements.

The response also challenges Raftelis’ conclusion that power prices and franchise fee revenues may be overstated by 20 to 30 percent.

Mark IV argues that Raftelis compared the proposed district with different kinds of electric systems and did not disclose the detailed model and assumptions behind its \$92.72-per-megawatt-hour cost estimate.

The response points to an apparent contradiction within the Raftelis report itself.

Raftelis independently verified the project’s initial turbine fuel calculations, including an estimated energy cost of approximately \$130 to \$138 per megawatt-hour. Mark IV argues that a total cost of service of \$92.72 per megawatt-hour cannot be reconciled with a verified fuel cost that is already higher than that amount before transmission, distribution, administration, financing and other costs are added.

Mark IV also argues that Raftelis appears to have modeled a more fuel-efficient combined-cycle plant, while the district’s initial phases are designed around simple-cycle turbines and reciprocating engines that can be obtained and installed more quickly but cost more to operate.

“The Raftelis Report identifies the same costs the Pro Forma already carries,” the response states. “The Raftelis Report explains why power in the District costs what the Pro Forma says it costs, and then concludes that the same power should cost 20 to 30 percent less.”

Mark IV also disputed portions of the report’s franchise fee analysis.

Raftelis said the most common electric franchise fees nationally range between 2 and 5 percent and noted that seven Nevada jurisdictions it reviewed charged the 5 percent statutory maximum.

Mark IV said the more relevant comparison is Storey County, home to the Tahoe Reno Industrial Center and some of Nevada’s largest industrial electric users. Storey County charges a 1 percent energy franchise fee.

According to Mark IV, that rate was a factor in negotiations with the large customers expected to locate in the Fernley district.

At full buildout, each percentage point of franchise fee would represent roughly \$22 million annually on the projected volume of electric sales. Mark IV argues that imposing a significantly higher fee could make Fernley less competitive with Storey County and other lo-

cations competing for the same industrial investment.

The response also notes that state law, rather than a voluntary policy decision, required Reno and Elko to phase increases in their franchise fees over time.

Ultimately, Raftelis and Mark IV appear to agree on one central point: much of the detailed work of creating and operating the utility would take place after the district is established.

Where they differ is over how much of that work must be settled before the City Council creates it.

Raftelis urged the City to secure additional protections and clarity before moving forward. Mark IV argues that the proposed ordinance already protects Fernley by separating the City from the financial and operational risk while allowing the district board and private participants to negotiate the technical and commercial agreements necessary to build the system.

Neither the Mayor nor the city attorney responded to a request for comments.

Councilman Ryan Hanan, did respond and said he believes the potential opportunity for Fernley is difficult to overstate.

“This is an opportunity that comes around once in a generation for cities like Fernley,” Hanan said. “We have an opportunity to really embrace the future and to gather much-needed revenue.”

For years, Hanan said, Fernley has struggled living with the financial consequences of decisions made over the C-Tax issue, that raise the question of whether the city can afford to let another rare opportunity to build its own revenue base pass by.

“It’s kind of a C-tax equalizer for the City of Fernley,” he said. “For so long we were not able to close that gap with C-tax, and this gives us a position of power by which we create our own money through this franchise agreement.”

ANNOUNCEMENTS

Nevada students invited to dream big in annual art contest

Staff Report

Young Nevada artists are being invited to put their future plans on paper as part of the sixth annual “What Do You Want to Be When You Grow Up?” Art Contest.

The contest, sponsored through Nevada’s college savings program, is open to students in pre-K through 12th grade. Entries will be accepted from Aug. 10 through Oct. 9.

Students are asked to use their artistic skills and imagination to illustrate what they hope to become when they grow up.

Three winners will be selected at each grade level. First-place winners will receive \$1,000 deposited into a 529 college savings account, second-place winners will receive \$500 and third-place winners will receive \$250.

Teachers have a chance to win, too. The teacher with the most eligible student submissions will receive a \$200 gift card.

Contest rules, eligibility information and entry details are available at <https://nvigate.gov/contest/>.

Meetings

Fernley City Council
1st and 3rd Wednesday of the month at 5:00 p.m.
City Hall, 595 Silver Lace Blvd.
Next meeting Sept 2

Fernley Planning Commission
2nd Wednesday of the month at 5:00 p.m.
City Hall, 595 Silver Lace Blvd.
Next meeting Sept. 9

Fernley Senior Citizen Advisory Committee
2nd Friday of even numbered months at 9:00 a.m.
City Hall, 595 Silver Lace Blvd.
Next meeting Oct. 9

Lyon County Commission
1st and 3rd Thursday of the month at 9:00 a.m.
Lyon County Administrative Complex, 27 S. Main St., Yerington
Next meeting Sept. 15

Lyon County Planning Commission
2nd Tuesday of the month at 9:00 a.m.
Lyon County Administrative Complex, 27 S. Main St., Yerington
Next meeting Sept. 8

Lyon County Library Board of Trustees
4th Tuesday of the Month at 9:30 a.m.
Locations rotate between the 5 county libraries
Next meeting Sept. 22

Lyon County School District Board of Trustees
4th Tuesday of the month at 6:30 p.m.
Locations rotate between each attendance area
Next meeting Sept. 22

North Lyon County Fire Protection District Board of Trustees
2nd Thursday of the month
195 E. Main St.
Next meeting Sept. 10

Fernley Swimming Pool General Improvement District
3rd Tuesday of the month at 5:30 p.m.
300 Cottonwood Lane
Next meeting Sept. 15

New business licenses

The Fernley City Council approved the following new business licenses at its August 7 meeting:

- Southwest Industrial Electrical dba/S I E N, Electrical contractor
- MS Construction, General contractor
- Life Outside Landscape, LLC, Residential and commercial landscape contractor
- Pinuelas Construction LLC, General contractor
- Solar Guys of Nevada, Solar installation and sales,
- WildRoots Crystal Co., Gift shop
- David Culllum LLC, Real estate sales
- Western Steel Leasing, LLC, Equipment leasing
- Fernley Equipment Rentals, LLC, Equipment and tool rentals
- Biggs and Kids Market Inc, new owner for Grocery Outlet
- Jungle Land Pets LLC, Pet supplies
- Monty Vista Consulting, Ltd., Civil engineering
- MST Surveying Inc., Professional land surveying
- LNL Handyman, LLC, Home repairs and maintenance
- Pulido & Sons Construction, general contractor

Fernley Community Events

AUG 21

OPEN MIC NIGHT (21+)
8:00 p.m.
McHoppers Brew Co.
396 US Highway 95A North

AUG 22

TABLE TENNIS
9:00 a.m. – 11:00 a.m.
Fernley Branch Library
575 Silver Lace Blvd
775-575-3366

FERNSTOCK DINNER 2026 (\$75)
4:00 p.m. - 7:00 p.m.
Fernley Community Response & Resource Center (CRRCC)/Boys & Girls Clubhouse
695 E Main St
fernleycommunityfoundation.org/fernstock

FERNSTOCK CONCERT - FREE
Vendors, music, food trucks
7:00 p.m. - 10:00 p.m.
Polaris Plaza
675 E Main St
fernleycommunityfoundation.org/fernstock

AUG 25

TRIVIA NIGHT
7:00 p.m.
Frontier Fun Center
480 W. Main St.

AUG 27

TRIVIA (21+)
7:00 p.m.
McHoppers Brew Co.
396 US Highway 95A North

AUG 28

KARAOKE (21+)
8:00 p.m.
McHoppers Brew Co.
396 US Highway 95A North

AUG 29

TABLE TENNIS
9:00 a.m. – 11:00 a.m.
Fernley Branch Library
575 Silver Lace Blvd
775-575-3366

LOW COST MIRCOCHIP CLINIC
\$15 OR donate an unopened 10-pound bag of pet food
9:00 A.M. - 2:00 P.M.
595 Silver Lace Blvd

FOOD TRUCKS, BREWS & TUNES
5:00 p.m. - 10:00 p.m.
McHoppers Brew Co.
396 US Highway 95A North



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ANNOUNCEMENTS

Lyon County asking for help to save dogs in over-capacity animal shelter

By Robert Perea

With nearly three times the number of dogs in the shelter and waiting to come in than the number of kennels, Lyon County Animal Services is asking for the community's help.

In a social media post on Aug. 16, Lyon County Animal Services said they were critically over capacity, housing 69 dogs in the Silver Springs shelter, which has 44 total kennels and more than 60 dogs waiting for a spot.

The post said the shelter has seen a

significant increase of dogs coming in, combined with a significant decrease in the number of strays being claimed, or dogs being left at the shelter and a decrease in adoptions.

"We are absolutely devastated and heartbroken because, for the first time in over 12 years, we may have to start euthanizing for space and no longer be a no kill (90% or higher save rate) shelter," the Aug. 16 post said.

LCAS said residents can help by adopting or fostering a dog.

The shelter does not have a foster program, but rescue groups Res-Que

and WARF - Wylie Animal Rescue Foundation - Northern Nevada, have offered a foster program for the shelter's dogs.

Residents who would like to help but are unable to adopt or foster a dog can volunteer to help keep dogs exercised or keep kennels clean.

Information about dogs available for foster or adoption is available at: <https://www.adoptapet.com/shelter/89022-lyon-county-animal-services-silver-springs-nevada>.

For more information on adoptable pets or to volunteer, contact the shel-

ter at 775-577-5005. The Lyon County Animal Shelter is located at 3705 Highway 50 West in Silver Springs. Hours are from 10 a.m. to 4 p.m. Monday through Saturday.

For pet owners who already have dogs, LCAS recommends having some sort of ID tag or microchip so the owners can be contacted if the dog is found. Lyon County Animal Services sells ID tags for \$7 and microchips for \$15. Or, they suggest writing your phone number with a permanent marker on a collar or a piece of duct tape wrapped around the collar.



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COMMUNITY

Former Fernley, Division I college swimmer forming new USA Swimming club team

By Robert Perea

As a student at Fernley High School, Morgan Miller-Charles helped establish the school's first swim team during the 2008-09 school year and competed for the team for three years.

As a college swimmer at San Jose State University, she became a Western Athletic Conference champion, earned multiple Academic All-American honors and earned a place on the university's all-time top-10 list.

Now she's creating a new program aimed at giving local swimmers access to quality competitive swimming while also serving recreational swimmers.

Miller-Charles has started the Desert Surge Swim Club, which will be affiliated with USA Swimming and will provide athletes with opportunities to compete in USA Swimming-sanctioned meets.

"For newer competitive swimmers, the goal is to introduce competition in a positive and developmentally appropriate way," Miller-Charles said. "More experienced athletes will have opportunities to pursue higher levels of competition as they progress."

Miller-Charles is currently building a list of interested swimmers, with plans to begin practice in either late August or early September, after the Fernley

Swimming Pool reopens following its roof repairs.

She said Desert Surge will serve swimmers ages 5–18 and will welcome athletes across a range of experience levels, from recreational swimmers to more advanced competitive athletes.

The program's mission is to develop confident, resilient and well-rounded athletes through quality coaching, competitive swimming and a culture rooted in four pillars: mental toughness, complete athletic development, competitive confidence and strength of character.

The team will initially have three training groups. The Blue Group will be for swimmers who are developing their foundational skills, generally ages 10 and under. Swimmers joining this group will need to be able to swim one length of the pool, 25 yards, with their face in the water.

The White Group will be for intermediate swimmers, generally ages 9-12, and the Gold Group will be for advanced and competitive swimmers, generally ages 13 and up. The White and Gold groups will focus increasingly on competitive development, training, race skills, conditioning and preparing athletes to compete at USA Swimming-sanctioned meets.

Practices will take place in the afternoons and evenings at the Fern-

ley Swimming Pool, Monday through Thursday. Miller-Charles said she is still working with the pool to finalize practice times.

In addition to in-water training, Desert Surge will incorporate dryland athletic development into the program. Nathaniel Charles is a National Academy of Sports Medicine-certified personal trainer who will serve as an assistant and dryland coach and will lead a weekly dryland session for the White and Gold groups.

"The goal is to develop the entire athlete, not simply improve swimming times," Morgan Miller-Charles said. "Dryland will complement the swimming program through strength, movement, mobility, and general athletic development."

Miller-Charles has more than six years of coaching experience, working with swimmers ranging from beginners to national-level competitors.

"I have had the opportunity to train and coach under Olympic-level coaches, which has helped develop my athlete-centered coaching philosophy," she said. "I believe competitive swimming can teach kids much more than how to swim faster. It can develop discipline, resilience, confidence, accountability, and the ability to work toward something that is difficult."

Miller-Charles said she grew up swimming in Fernley. She swam on the Northern Nevada Aquatics team owned and coached by Eric Scalise, an NCAA All-American at UNLV who qualified for four separate U.S. Olympic Team Trials.

After graduating from Fernley High School in 2011, she swam for one season at Sierra College, where she was a 2012 Community College All-American in seven events. She transferred to San Jose State in 2013 and competed for three seasons for the Spartans.

"I grew up swimming here, so I want to give back to the community that shaped my athletic journey by creating a program that gives local families access to competitive swimming without requiring them to travel long distances for regular practices," Miller-Charles said. "I want it to become a community where young athletes can grow, compete, and develop skills that will serve them well both in and out of the pool."

Miller-Charles said the club will hold its first team evaluations after the pool reopens to assess the skill level of each swimmer who joins.

Families with an interested swimmer may submit a form online at www.desertsurgeswimclub.com or email Miller-Charles at info@desertsurgeswimclub.com.

Fernley pool moves closer to reopening

By Rachel Dahl

The Fernley Swimming Pool is moving closer to reopening, with several major pieces of the renovation project now complete and final inspections underway.

Fernley Swimming Pool District Board Chairman Suzanne Prouty said Monday the project received sign-off from the fire marshal, one of the key remaining approvals needed before the facility can reopen.

Prouty said the pool was about two-thirds full when she visited Friday, and crews were finishing work

associated with bringing large equipment into the building.

A window that had been removed to allow equipment access was being replaced, and heavy equipment was expected to be out of the facility by Monday. SB Builders, the project's general contractor, is continuing with smaller final projects this week.

The district is also waiting for City of Fernley approval of the remaining permit, which Prouty said was hoped for Tuesday.

Once those approvals are in place, Pool Director Patrick Daniel will also need to call for an inspection by the

Nevada health department.

In addition to the construction and inspections, pool staff will need time to prepare for reopening. That includes working with lifeguards and completing repairs to a pool slide that had been delayed until the roof and code-related work was finished.

Prouty said contractors and pool staff have indicated reopening could be no more than about two weeks away, depending on final inspections, permits and staff preparation.

The pool district board is scheduled to meet Tuesday evening, Aug. 18, after this edition goes to press.

Contractors, project staff and the pool manager are expected to provide additional updates at the meeting, including information on the new pump.

The Fernley Reporter will follow up next week with details from the meeting and any updated reopening timeline.

Prouty credited project manager Jon Burhans of Winnemucca and SB Builders for coordinating the work, including demolition, construction, subcontractors, electrical work, fire and security systems, roofing and suppliers.

LAW & ORDER

Arrest report

All information for the arrest report is provided by the Lyon County Sheriff's Office and is considered by law to be public information.
All subjects are innocent until proven guilty in a court of law.

Aug. 10-16, 2026

REBECCA RENO — Area: LYSO, Bail: \$1,880, Charges: Failure to appear on traffic citation (2 counts)
JEREMY HOOVER —Area: LYSO, Bail: \$1,225, Charges: Failure to appear on traffic citation; Failure to appear after bail, misdemeanor crime
TODD DROZE —Area: Fernley, Bail: \$1,895, Charges: DUI (1st); Non surrender suspended/revoked/canceled registration card/license plate; Driving with suspended driver's license
ANTHONY LUCA — Area: Dayton, Bail: \$3,640, Charges: Use/possession of drug paraphernalia; Possession of Schedule I–II controlled substance less than 14 grams, (1st or 2nd offense)
DION LEE —Area: Dayton, Bail: \$174,340, Charges: Possession of firearm by prohibited person; Possession/manufacture/disposal of short barreled rifle or shotgun; Possession of Schedule III–V controlled substance less than 28 grams, (1st or 2nd offense); Manufacture or assembly of firearm without issued serial number (1st); Use/

possession of drug paraphernalia
CODY RODGERS — Area: Silver Springs, Bail: \$3,140, Charges: Domestic battery, (1st offense)
DWANE THOMPSON —Area: Fernley, Bail: \$3,140, Charges: Domestic battery, (1st offense)
CHAD MILLER — Area: Dayton, Bail: \$3,140, Charges: Domestic battery, (1st offense)
JUVENAL CONTRERAS — Area: Fernley, Bail: \$26,255, Charges: Possession to sell Schedule I/II flunitrazepam/GHB, (1st offense); Attempt to carry/possess firearm during commission of drug offense; Use/possession of drug paraphernalia; Windshield/window obstructed
BRANDY MARIN — Area: Fernley, Bail: \$5,000, Charges: Domestic battery, (2nd offense)
SHYANNE CERVANTES — Area: LYSO, Bail: \$3,140, Charges: Domestic battery, (1st offense)
PAUL CHERGHEZAN — Area: LYSO, Bail: \$8,140, Charges: Assist other agency — hold; Failure to appear after bail, misdemeanor crime
REYNA GALLARDO — Area: Silver Springs, Bail: \$2,280, Charges: Battery; False

statement to obstruct public officer
JOSEPH STAUFFER — Area: LYSO, Bail: \$32,280, Charges: Battery by prisoner/probationer/parolee on emergency responder, (1st offense); Resisting a public officer
RICHARD OLIVAS — Area: LYSO, Bail: \$0, Charges: Court commitment
JUAN GALLARDO —Area: Silver Springs, Bail: \$1,140, Charges: Assist other agency — hold
CRYSTAL AMES — Area: Dayton, Bail: \$7,280, Charges: Possession of Schedule I–II controlled substance less than 14 grams, (1st or 2nd offense) (2 counts); Use/possession of drug paraphernalia (2 counts)
MARIA IZQUIERDO CAMARENA — Area: LYSO, Bail: \$0, Charges: Court commitment
MICHAEL ROBINSON —Area: Mound House, Bail: \$3,000, Charges: Assist other agency — hold
PIPER COLBURN —Area: Dayton, Bail: \$1,140, Charges: Resisting a public officer
GUADALUPE WILBUR —Area:

Mason Valley, Bail: \$4,280, Charges: Criminal contempt — failure to obey court order (2 counts)
DIANA BARRIENTOS VICEN — Area: LYSO, Bail: \$1,795, Charges: Failure to appear after bail, misdemeanor crime
MARLON BECKER —Area: Dayton, Bail: \$1,255, Charges: DUI (1st); Open alcohol container in vehicle
JOSHUA SMITH — Area: Dayton, Bail: \$3,140, Charges: Domestic battery, (1st offense)
ANYSSA BACA — Area: Dayton, Bail: \$3,140, Charges: Domestic battery, (1st offense)
KYLE JENKINS — Area: Fernley, Bail: \$755, Charges: Non resident driving when privilege suspended/revoked/canceled; Operating vehicle with expired registration/plates
MARTIN DEANDA — Area: Fernley, Bail: \$3,090, Charges: DUI (2nd); Driving without driver's license; Basic speed — 11–15 MPH over posted limit

LOCAL GOVERNMENT

Continued on PAGE 3 - SOUTH AREA...

Commissioners also asked about collection of transient lodging taxes. Rambo said a separate ordinance addressing business licensing and related requirements is being developed outside the planning code amendment.

The commission initially rejected a motion to recommend the ordinance as written, with Commissioner Robert Flores casting the only vote in favor.

Wagner then proposed approving the ordinance with two changes: increasing the occupancy allowance to three people per bedroom plus two additional occupants in common areas, and allowing guests to park on the street along the frontage of the property they are renting.

That motion passed.

The recommendation will now go to the City Council for consideration.

The commission also voted 6-0, with Chairwoman Tessa Garvin abstaining because she owns property within the planning area, to recommend City Council adoption of the South Fernley Area Plan.

The roughly 10,000-acre planning area is located south of the Truckee Canal and east of U.S. Highway 95A and is commonly referred to as the Highlands.

Consultants working on the plan said transportation and infrastructure were among the biggest constraints facing future development. Roads in much of the area remain unpaved, canal crossings are limited, and upgrades would be needed to improve emergency access.

The planning process began with an analysis of existing conditions and included an online survey that received 222 responses, two public open houses attended by about 60 people each, and workshops with property owners, stakeholders, Planning Commission members and the City Council.

Consultants said one message came through consistently from residents: preserve the rural character of the area.

Residents also identified improved roads and emergency access, parks and trails, health care facilities and small neighborhood-serving businesses as priorities. Concerns included

large-scale housing and industrial development and the need to ensure infrastructure improvements occur before major development.

The resulting plan is centered around five themes: maintaining rural character, improving roadway infrastructure, providing outdoor recreation, allowing small-scale neighborhood commercial development and creating limited new residential opportunities.

Most of the area would remain rural residential, open space or existing heavy industrial uses.

The plan also identifies a possible future roadway network with two improved bridge crossings over the canal. Consultants said the goal is to preserve rural roads near existing homes while creating paved routes that would improve emergency access and broader connectivity.

Small commercial areas are proposed in several locations, but consultants emphasized they are intended for neighborhood-scale businesses rather than large retail developments.

The plan also includes several areas designated for medium-density residential development, allowing up to approximately 13 dwelling units per acre. Consultants said some of those areas were added after requests from property owners and could provide future housing opportunities associated with growth at Naval Air Station Fallon.

Other areas would allow low-density residential development of up to six units per acre.

The plan identifies a possible school site, a civic utility site, open-space areas and a central park that could eventually include sports fields, playgrounds and courts.

Consultants estimated development envisioned under the plan could eventually generate approximately \$8.2 million annually in tax revenue at full buildout, although they emphasized that the document represents a long-range vision that could take approximately 20 years to develop.

The plan also includes a water capacity analysis identifying potential future needs for wells, transmission lines, treated-water storage and distribution improvements.

Commissioner Wagner said the South Fernley plan was the strongest of the three area plans the city has completed.

He said one of its most important elements is the potential for improved transportation connections between Farm District Road and U.S. 95A, while still preserving the character that attracted many Highlands residents in the first place.

"I certainly recognize that Highlands residents move up there to kind of be left alone and off the grid," Wagner said.

His concern, he said, is whether future developers and city officials

will continue to follow the plan rather than repeatedly seeking land-use changes as development pressures increase.

"I hope developers can kind of stick to this plan and not try to rezone everything to other uses, and that future planning commissions and city councils would adhere to that as well," Wagner said.

The South Fernley Area Plan will next go before the City Council for certification and adoption.

LEGAL NOTICES

Case No.: 26-PT-0056, Dept. No.: 2

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SBW LAW GROUP
3600 Mayberry Dr., Reno, NV 89509, 775-299-4051
Attorneys for Petitioners

IN THE THIRD JUDICIAL DISTRICT COURT OF THE STATE OF NEVADA
IN AND FOR THE COUNTY OF LYON

IN THE MATTER OF THE ESTATE OF JIMMIE GENE ALLEN, DECEASED.
NOTICE OF PRIVATE SALE OF REAL PROPERTY

AMENDED NOTICE OF PRIVATE SALE OF REAL PROPERTY

NOTICE IS HEREBY GIVEN that Dawn Pippo and Christine O'Brien, personal representatives of the Estate of JIMMIE GENE ALLEN, Deceased, will sell at a private sale, subject to Court confirmation as required by law, the following real property of the Estate:

DESCRIPTION OF REAL PROPERTY APN No. 019-383-27

The real property commonly known as 6305 Crumlish, Stagecoach, Nevada, 89429, the legal description as follows:

All that certain real property situate in the County of Lyon, State of Nevada, and being a portion of Lot 24, of RANCHO SUBDIVISION NO. 2, recorded on March 31, 1961, as Document No. 80293, described as follows:

Parcel 4, as shown on the Parcel Map for Eugene R. Saccone, recorded in the Official Records of Lyon County, Nevada on July 22, 1996, as Document No. 195564.

TOGETHER WITH all singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining.

Confirmation of the sale is set for hearing on September 14, 2026, at 9:00 a.m., in Department 2 of the Third Judicial District Court, Lyon County Courthouse, 911 Harvey Way, Yerington, NV 89447. The hearing date is at least fourteen (14) days after the first publication of this Notice, and not later than one (1) year thereafter. Escrow shall close thirty (30) days after Court confirmation of the sale. Written bids or offers for the purchase of the property must be submitted to:

Jackie Mead, Global Real Estate Advisor
Sierra Sotheby's
5301 Kietzke Lane, Suite 200, Reno, Nevada 89511
NV S.0197806, Jmeadrealestate@gmail.com

Written bids may be left at the above address or delivered personally to Hannah E. Winston, Esq. at SBW Law Group at any time after the first publication of this Notice and before the sale is made. The Estate reserves the right to reject any and all bids and to accept the bid deemed to be in the best interest of the Estate, subject to any required Court approval.

The undersigned does hereby affirm that this document does not contain the social security number of any person.

DATED this 7th day of August, 2026.
SBW LAW GROUP
3600 Mayberry Drive, Reno, Nevada 89509
/s/ Hannah E. Winston
HANNAH E. WINSTON, ESQ.
ALISON R. KERTIS, ESQ.
Attorneys for Petitioners

Published in
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August 14, 21, and 28, 2026
Ad #7664

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Cardin Realty, acting as authorized agent for 3C Storage, located at 1775 Hwy 50 E, Fernley, NV 89408, will conduct a PUBLIC SALE OF PERSONAL PROPERTY ON: AUGUST 27, 2026

The following storage units are in default and will be sold to satisfy the owner's lien for unpaid rent and associated charges, pursuant to NRS 108.475–108.500:

Unit 4 - Stephanie Nethers
Unit 15 - Tracey Jadie
Unit 91 - Pearl Ravnell
Unit 115 - James Gresham

The sale will consist of the contents of each unit, sold as-is, where-is, and with no warranties expressed or implied. Cardin Realty and 3C Storage reserve the right to withdraw any unit from the sale or cancel the sale at any time.

Published by: Cardin Realty

Published in
The Fernley Reporter
August 21, 2026
Ad #7699

THE INSIDE VEER

Billable hours always win

By Robert Perea

I’ve spent enough time through the years covering court cases to say it’s not often that I’ve seen opposing parties come away from a hearing both believing they won.

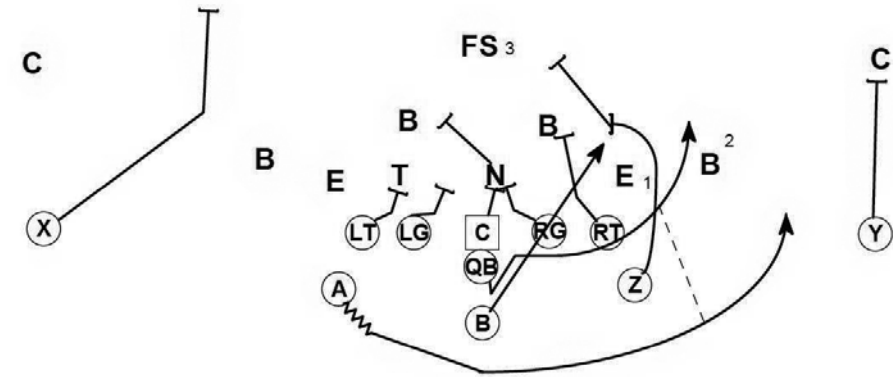
But that’s the sense I got after talking to attorneys on both sides of Fernley City Councilman Stan Lau’s petition for an injunction against the City of Fernley to overturn his expulsion from the council last March.

Partly because the judge ruled in favor of one of Lau’s claims in his petition and denied the other, both sides expressed opposing views of what the ruling actually means.

Not that either one expressly used these words, but after talking to both of them, my sense was that each believes they won.

On Lau’s side, attorney Jeff Dickerson said their position is that Third Judicial District Court Judge Leon Aberasturi’s ruling means Lau is entitled to take his seat back on the City Council.

Dickerson said because the judge ruled that the city violated the Nevada Open Meeting Law when it expelled Lau in March, the expulsion



never happened, even though the council approved a second resolution to expel Lau on April 15.

Dickerson’s argument is that the second resolution served only as a preemptive move to keep the Nevada Attorney General’s Office from sanctioning the City Council for violating the Open Meeting Law and therefore does not apply to the expulsion itself.

Fernley City Attorney Aaron Mouritsen disagreed, saying the City’s position is that the April 15 vote stands on its own, in addition to serving as the corrective action for the March 4

vote by the council, which the judge said violated the Open Meeting Law because the agenda did not specify that Lau could be expelled.

The disagreement is only possible because the judge did not specifically rule on whether the April 15 vote was merely corrective action or also applies to Lau’s expulsion. Mouritsen said the judge did not rule on that issue because the argument was not part of the pleadings in the case filed by Lau’s attorney, and a judge cannot rule on an issue that is not brought before him.

In this case, that question matters because of the judge’s other ruling: that the City Council does have the authority under Nevada Revised Statutes and the Fernley Municipal Code to expel a councilmember for cause. The judge ruled that the City Council followed its municipal code and state statutes.

Because the specific issue of the April 15 meeting was not heard, it’s likely there will be more motions filed and more arguments before it’s decided once and for all whether Lau gets his City Council seat back or his expulsion stands.

No matter how it ultimately ends up, there is one thing about this case that is certain to remain true.

No matter who is the victor in any court case, billable hours always win.

Robert Perea has covered news and sports in Northern Nevada since 1993. He has published The Fernley Reporter online since 2016, loves music, is a sucker for the pets who have adopted him, and is thrilled to be printing the Reporter.

Senior Sense by Sonia Hedrick

Meet Your Neighbors - The Racing Goetz

By Sonia Hedrick

In the summer, Fallon welcomes people from all over northern Nevada to Rattlesnake Raceway. The oval dirt track has been in operation for generations. Drivers are often cheered on by family members retired from the sport or young ones getting ready to make their debut. No question about it, in Lyon County, racing is a family activity. During intermissions, children as young as 5 years old can be found spinning around the track buoyed by exuberant parents. In the case of the Royce and Rachael Goetz family, both dad and mom know the adrenaline rush brought on by the competition and the roar of a cheering crowd.

Rachael began racing while dating her soon-to-be husband, Royce Goetz. She had been a life-long race fan but only in her dreams had she toyed with the notion of taking up the sport herself. Royce, dashing and persuasive, inspired Rachael to give it a go. Between 2015 and 2017, she raced hobby stocks at Rattlesnake Raceway in Fallon. Rachael took a break from racing when expecting their first child. Although she loved the excitement, in 2019 she opted to postpone her racing career until her kids were self-sufficient. While every precaution is taken, there are risks in racing.

Royce’s passion for the sport is generational. In the 1980s, his dad RD Goetz made a name for himself racing at T-car in Carson City. His fans were many, especially Chris, the gal working at the concession stand. Chris, undoubtedly RD’s biggest fan, eventually became his wife. The couple all but raised the three Goetz boys at the track.

It wasn’t long before Ronny, Rocky and Royce Goetz struck out on their own as drivers. Royce was the first brother, and arguably the most motivated, to take up racing. In 2005, fueled by longing and vision, young Royce bicycled back and forth from his part-time job just so he could fund the build of his first race car.

Royce’s enthusiasm for cars translated into a profession. He earned elite status in his field by achieving the title of World Class GM Technician, a prestigious accomplishment attained by less than 7% of GM service technicians nationally. When he isn’t perfecting other people’s rides, he is expanding his own fleet of race cars. Presently Royce owns five cars that are driven by a regular crew of local racers. With many wins to their credit, Royce and his crew aren’t about to slow down any time soon. And the next generation is counting on that.

Like Royce, the couple’s two children were raised in the race pits. They are already carrying on the family tradition. Cheyenne, age 8, and Johnathan, age 6, attend just about every race with their folks. They are not only there as spectators; the pair are racers too. Young John is highly competitive and when asked what he likes best about racing he is quick to reply, “Winning!” Last year at the tender young age of 5, John was track champion for karts. So far this year, Johnathan Goetz has won 3 out of 5 kart races.

Cheyene has won her share of races too. This season, she holds second place in every race. Enjoying a friendly rivalry, Cheyene is determined to pass her fiercest competitor, a 12-year-old girl, before the end of the season. Racing aside, Cheyenne has her mother’s

entrepreneurial flare. She is happiest helping Rachael sell beverages at Easy Squeezy, the family’s lemonade stand, which operates at Rattlesnake all summer long.

Life as a race family is action packed, fast paced and exciting. But according to the Goetz, the best part is the connections formed with the exceptional people who share their love of the sport. The kids have tons of “aunts” and “uncles” while Royce

and Rachael have the strong and loving support of like-minded adults who have become more than friends. They are their Rattlesnake Raceway family.

Sonia Hedrick is interested in YOU! Like to share your unusual story with our neighbors? Or do you have an interesting topic you would like to explore in Senior Sense? Send Sonia an email at: shedrickfernley@gmail.com



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Inside!!



Check out the inaugural issue of the **Great Basin Sun Sports** section, featuring coverage of prep sports from across northern Nevada!

REGIONAL NEWS

The Victory Project: Investing in Fernley’s Future



Register Now:
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at Victory Logistics District

Western Nevada College is providing new opportunities for individuals looking to gain hands-on skills and launch or advance their careers with short term classes. Join WNC for an in-person Basic Electrical (ELM 110) course this fall. This low-cost, hands-on electrical training class is designed to support training for careers in advanced manufacturing and related technical fields. This program is supported in whole and/or in part with federal and/or state funds provided by Nevada DETR.

- Learn basic electrical principles and safety
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ELM 110: Basic Electricity
8/24 - 10/17 Monday & Wednesday, 5:30-8:15p
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For More Information:
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Coordinator, at april.holman@wnc.edu
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