

Exhibit A - Community Development Department Timeline

Storey County Community Development Department Planning Division

Austin Osborne, Senior Planner
110 Toll Road ~ Gold Hill Divide
P. O. Box 526 ~ Virginia City, NV 89440



Dean Haymore, Director
planning@storeycounty.org
(775) 847-0966 ~ Fax (775) 847-0935

DATE	EXHIBIT	EVENT	OUTCOME
5/1997	n/a	Taormina purchased residence at Highland Ranches	
10/1997	n/a	Taormina installed first tower at 70'	Currently Labeled Tower #1 in SUP Application No. 2011-010.
6/1998	n/a	Taormina installed second tower at 50'	Currently Labeled Tower #2 in SUP Application 2011-010.
6/1999	n/a	Title 17 of Storey County Code adopted by Board of Commissioners including special use permit requirement for towers exceeding 45'	
7/1999	A	Taormina installed third tower at 32'	Building Permit No. 8416 issued
11/2000	A-1	Taormina submitted letter to Storey County Building Department providing FCC PRB1 ruling. Asked if there was any further action necessary.	Never received a response to this letter.
9/2003	B	Taormina installed tower at 40'	Building Permit #8317 issued
7/2007	C	Taormina installed tower number 6 at 110'	Currently Labeled Tower #3 in SUP Application No. 2011-010
9/2007	C	Taormina installed tower number 8 at 140'	Currently Labeled Tower #4 in SUP Application No. 2011-010
9/2007	C	Taormina raised tower from 50' to 85'	Currently Labeled Tower #2 in SUP Application No. 2011-010
5/2008	n/a	Two monopoles purchased and offloaded at bottom of driveway in view of Panamint Road	Remained at location until moved to location near residence
6/2008	C	Wet-stamped PE from Artisan Engineering submitted	Building Permit No. 8354 issued
6/2008	C	Taormina began foundation work for both monopole structures	Building Permit No. 8354 issued
6/2008	D	Received letter from Howard Depew of HROPA stating they had no jurisdiction over size or quantity of towers on parcels	Forwarded to SCBD
7/2008	E	Memorandum from DDA Laura Grant to Dean Haymore stating that Title 17 restricts height of towers to 45'	
7/2008	n/a	Taormina received permission from Inspector Shannon Gardner to pour new bases and guy anchors for existing towers that had been encroaching	Continued foundation construction for monopole tower structures
7/2008	E	Dean Haymore received letter from DDA Laura Grant stating that Storey County Code 17.12.044 is "waived" by issuance of Building Permits	Based on opinion from the DA's Office, Haymore allowed Taormina to move forward with installation of project.
7/2008	F	Dean Haymore inspected foundation work for monopole structures	Signed off inspection report but added "variance required" for towers exceeding 45'
((2008))	n/a	Dean Haymore requested legal opinion from District Attorney Harold Swafford.	Direction given to Haymore to allow tower construction
7/2008	G	Stop-Work-Order issued by Dean Haymore for both monopole towers by Dean Haymore	Ordered to apply for "variance" for towers to exceed 45' height limitation

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7/2008	n/a	Taormina raised tower #1 from 70' to 140'	Completed before Stop-Work-Order
7/2008	H	Inspection performed by PE Larry Prater for conforming 32' and 40' towers	Letter submitted to SCBD
7/2008	I	Taormina applied for building permits for the two conforming towers below 45'	Date Stamped at SCBD
8/2008	J	Applied to SCBD for post-construction permit for Tower No. 1 (140')	Application not acted upon due to pending litigation
8/2008	J	Applied to SCBD for post-construction permit for Tower No. 2 (85')	Application not acted upon due to pending litigation
8/2008	J	Applied to SCBD for post-construction permit for Tower No. 4 (110')	Application not acted upon due to pending litigation
8/2008	J	Applied to SCBD for post-construction permit for Tower No. 6 (140')	Application not acted upon due to pending litigation
8/2008	K	Series of letters back and forth between Taormina attorneys and DDA Grant	Special Use Permit Required
9/2008	A	Building Permit No. 8416 Granted on Tower #3 at 32'	Towers in Compliance
9/2008	B	Building Permit No. 8417 Granted to Tower #5 at 40'	Towers in compliance
9/2008	L	Completion signed off by SCBD on Tower #3 at 32'	Passed, no more inspections needed
9/2008	M	Completion signed off by SCBD on Tower #3 at 40'	Passed, no more inspections needed
9/2008	E	Letter from DDA Grant requiring SUP for structures over 60' in length.	Stop work Order Issued
11/2008	N	Highlands Ranches resident Buddy Morton sends Dean Haymore and County Manager Pat Whitten Nuisance Complaint Stop-Work-Order	All work since Stop-Work-Order allowed by SCBD
1/2009	O	Taormina informed by Pat Whitten of upcoming nuisance hearing requested by Buddy Morton	
10/2010	See <i>Taormina v. Storey County</i> on file with SC.	Taormina filed suit against Storey County in Federal District Court	
6/2010	<i>Taormina v. Storey County</i>	Decision of Federal District Court	Taormina to return to county and allow it to administrate SUP provisions under Title 17 for towers exceeding 45'
6/2010	<i>Taormina v. Storey County</i>	Decision of Federal District Court	County ordinance are not preempted by FCC PRB-1 Ruling if provisions exist in county code for allowing towers over 45' per granting of SUP
12/2010	See SUP Application 2011-010	Special Use Permit Application No. 2011-010 submitted to Community Development, Planning Division	Application accepted
1/2011	n/a	Austin Osborne requested clarification of issues for final staff report	Letter submitted Storey County Planning Division

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3/2011	See minutes of 3/2/11 PC meeting	SUP Application No. 2011-010 heard by Storey County Planning Commission	Commissioners voted to recommend approval of four existing lattice towers
4/2011	See Staff Report No. 2011-010 to Commission	Submitted supplemental report to Planning Division following the Planning Commission Meeting Minutes being ratified	Acknowledged our input
5/2011	See Staff Report No. 2011-010 to Commission	Staff Report for County Commissioners Published	Supplied addenda to Planning Division
5/2011	See minutes of 5/20/11 commission meeting	Questions from Board of Commissioners about issued building permits, pending building permits, and legal matters pertaining to amateur radio towers and systems	Haymore states that all permits applied for, but not granted pending the SUP outcome, but he has all data required to act
5/2011	See minutes of 5/20/11 commission meeting	Board of County Commissioners continue agenda item until county staff provide timeline of events and related documents	
5/2011	See minutes of 5/20/11 commission meeting	Requested timeline of events and related documents submitted to Storey County Clerk's and Commissioner's Office for commissioners' packets.	
5/29/2011	This report	Timeline developed with corresponding documents and submitted to Board of Commissioners	

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