



WASHOE COUNTY

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CM/ACM ___
Finance DW
DA ✓
Risk Mgt. DE
HR N/A
Other N/A

STAFF REPORT BOARD MEETING DATE: July 14, 2015

DATE: June 19, 2015
TO: Board of County Commissioners
FROM: Vahid Behmaram, Water Management Planner Coordinator,
Community Services Department, 954-4647, vbehmaram@washoecounty.us
THROUGH: Dwayne Smith, P.E., Division Director, Engineering & Capital Projects,
Community Services Department, 328-2043, desmith@washoecounty.us
SUBJECT: Approve a Water Rights Deed transferring 1.15 acre-feet of water rights
from Washoe County to the Truckee Meadows Water Authority in support
of expanded water service to Washoe County's South Truckee Meadows
Water Reclamation Facility. (Commission District 2.)

SUMMARY

A new utility operations building is being planned to support Washoe County's sanitary sewer operations group and will be located at the South Truckee Meadows Water Reclamation Facility (STMWRF). The new building requires the dedication of additional water rights. Truckee Meadows Water Authority (TMWA) is the water purveyor to this facility, and TMWA's Rules and Regulations for provision of new or expanded water service require dedication of sufficient water rights.

Washoe County is conveying by way of the subject Water Rights Deed, 1.15 acre feet of ground water rights, a portion of permit number 61999, to TMWA in support of the STMWRF project.

Washoe County Strategic Objective supported by this item: Sustainability of our financial, social and natural resources.

PREVIOUS ACTION

There is no previous action since Washoe County was the prior water purveyor to this facility.

BACKGROUND

Washoe County Community Services Department is making certain improvements at STMWRF, which include construction of a new building with additional water demand. In the years past, Washoe County, as the water purveyor to this site, would address internally the water rights needs for such an expansion. However, since the merger of the County's water utility operations with TMWA, TMWA has become the water purveyor to this site. TMWA's Rules and Regulations for provision of new or expanded water service requires dedication of sufficient water rights to support new projects. This

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dedication of water rights is a necessary step to obtain a building permit and a water service commitment from TMWA for this new building.

FISCAL IMPACT

Washoe County is dedicating 1.15 acre feet of water rights to TMWA in lieu of purchasing water rights. The 1.15 acre feet of water rights are a portion of permit number 61999. This has no fiscal impact to Washoe County's financials.

RECOMMENDATION

It is recommended that the Board of County Commissioners approve a Water Rights Deed transferring 1.15 acre-feet of water rights from Washoe County to the Truckee Meadows Water Authority in support of expanded water service to Washoe County's South Truckee Meadows Water Reclamation Facility.

POSSIBLE MOTION

Should the Board agree with staff's recommendation, a possible motion would be:
"Move to approve a Water Rights Deed transferring 1.15 acre-feet of water rights from Washoe County to the Truckee Meadows Water Authority in support of expanded water service to Washoe County's South Truckee Meadows Water Reclamation Facility."

APN: N/A

When recorded, mail to Grantee

Truckee Meadows Water Authority
Attn: Water Resources Dept.
P.O. Box 30013
Reno, NV 89520-3013

WATER RIGHTS DEED

THIS INDENTURE, made and entered into this 14th day of July, 2015, by and between WASHOE COUNTY, a political subdivision of the State of Nevada (“**Grantor**”) and the TRUCKEE MEADOWS WATER AUTHORITY, a Joint Powers Authority entity created pursuant to a cooperative agreement among the cities of Reno, Nevada and Sparks, Nevada and Washoe County, Nevada, pursuant to N.R.S. Chapter 277 (“**Grantee**”).

W I T N E S S E T H

That said Grantor for and in consideration of the sum of TEN DOLLARS (\$10.00), lawful money of the United States of America, to them in hand paid by Grantee, and other good and valuable consideration, the receipt whereof is hereby acknowledged, by these presents do grant, bargain and sell unto said Grantee and their heirs, executors, administrators, successors and assigns forever, all its right, title and interest in and to the water and water rights situated in the County of Washoe, State of Nevada, and those certain ground water permits and well permits, all as more particularly described as follows:

0.00323 cfs but not to exceed **1.15 acre feet** annually from underground **Permit No. 61999**, issued by the State Engineer on January 20, 1999, on file in the office of the Nevada Division of Water Resources.

TOGETHER WITH ALL AND SINGULAR, the tenements, hereditaments and appurtenances thereunto belonging and in anywise appertaining, any wells, well permits or other permits appertaining thereto and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

Grantee does hereby agree to assume the payment of all water fees and charges that may hereafter become due and payable in respect to said water rights and does hereby further agree to pay all administrative and operative charges that may hereinafter be payable with respect to said water rights.

IN WITNESS WHEREOF, the said Grantor has caused this Water Rights Deed to be executed the day and year first above written.

<p>GRANTOR: WASHOE COUNTY, a political subdivision of the State of Nevada</p> <p>By: _____</p> <p>Name: Marsha Berkbigler, Chair Board of County Commissioners</p>	<p>GRANTEE: TRUCKEE MEADOWS WATER AUTHORITY, a joint powers authority</p> <p>By: _____</p> <p>Name: Elizabeth Crook Water Rights Administrator</p>
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STATE OF NEVADA)
) ss.
COUNTY OF WASHOE)

On this _____ day of _____, 2015, before me, a Notary Public, personally appeared **Marsha Berkbigler**, personally known to me to be the **Chair of the Washoe County Board of County Commissioners**, who acknowledged to me that she executed the foregoing document on behalf of said political subdivision of the State of Nevada.

Notary Public
My Commission expires: _____

STATE OF NEVADA)
) ss.
COUNTY OF WASHOE)

This instrument was acknowledged before me on this _____ day of _____, 2015, by **Elizabeth Crook** as **Water Rights Administrator of Truckee Meadows Water Authority**, on behalf of said Joint Powers Authority therein named.

Notary Public
My Commission expires: _____