

STAFF REPORT

Date: December 11, 2024

To: Mayor and City Council

Through: Jackie Bryant, Interim City Manager

Subject: Resolution No. ____ (For Possible Action): Resolution of the City of Reno that it is in the best interest of the City to transfer, without compensation, the City-owned property located at 455 Pompe Way (APN 086-303-18), Reno, Nevada, to Washoe County to be used for a public purpose to establish a permanent open space to mitigate flood impacts within the East Lemmon Valley hydrobasins pursuant to Nevada Revised Statutes 277.053; together with other matters properly relating thereto.

From: John Flansberg, Regional Infrastructure Administrator

Department: Regional Infrastructure

Summary:

For Council approval is a resolution authorizing conveyance, without consideration, of a portion of City owned property located at 455 Pompe Way (APN 086-303-18) to Washoe County to be used for a public purpose to establish a permanent open space to mitigate flood impacts within the East Lemmon Valley hydrobasins. Conveyance will be through quitclaim deed subject to a deed restriction to a public purpose.

Consent Review	Yes	No
1. Is this item an annual or standard item that comes before Council for regular approval?		X
2. Is this item an agreement required based on an item previously approved by Council?		X
3. Is this item included in the current budget approved and adopted by Council?		X
Other Considerations		
What percent of the total City budget does this item represent?		0%

Alignment with Strategic Plan:

Infrastructure, Climate Change, and Environmental Sustainability

Previous Council Action:

There is no recent Council action relevant to this item.

Background:

The subject property was part of the 2017 Lemmon Valley Flood Settlement Agreement, where the City as part of the settlement, acquired the property to prevent future development. The property is a one-acre parcel of land, adjacent to Swan Lake and contains an uninhabitable mobile home, garage, and storage-like structures. The City has not found a funding source to clear the property currently.

Discussion:

Washoe County has recently acquired parcels in the surrounding area, including the adjacent parcel, and deed restricted those parcels against future development. Washoe County has obtained a FEMA grant which will help fund a portion of the work necessary to clear the existing improvements and establish a permanent open space area to mitigate flood impacts within the East Lemmon Valley hydrobasins with Washoe County contributing the balance of the funding. Washoe County intends to do the same for this property but to do so the property must be owned by the County. This approach allows the County to perform the work at no cost to the City.

NRS 277.053 provides that “A governing body of a political subdivision may convey real property to the State, any agency of the State, another political subdivision or an Indian tribe without charge if the property is to be used for a public purpose.” Since the proposed property is not needed by the City and the use will be for a public purpose, staff believes that transferring the property at no charge with the deed restriction for a public purpose is appropriate.

Financial Implications:

None for the City. All costs to clear the improvements from the property will be borne by Washoe County.

Legal Implications:

Legal review completed for compliance with City procedures and Nevada law.

Recommendation:

Staff recommends Council adopt the attached Resolution with the findings that it is in the best interest of the City to transfer the subject property known as 455 Pompe Way (APN 086-303-18) without charge and authorize the Mayor to sign any all documents pertaining to the transfer.

Proposed Motion:

I move to adopt the Resolution.

Attachments:

Request for Property Transfer

Aerial Map

Proposed Resolution