

STAFF REPORT

Date: February 14, 2024

To: Mayor and City Council

Thru: Doug Thornley, City Manager

Subject: Staff Report (For Possible Action): Approval of Grant of Easement to NV Energy for electric transmission distribution purposes over a portion of City-owned property known as the California Building, Assessor Parcel Number (APN) 010-480-02, located at 75 Cowan Dr.

From: Dan Tresley, Project Manager

Department: Maintenance and Operations

Summary:

Council is being asked to approve a Grant of Easement for utility facilities to Sierra Pacific Power Company d/b/a NV Energy for a section of overhead and underground electrical transmission lines as part of a heating, ventilation, and air conditioning (HVAC) upgrade project at the California Building. Staff recommends the approval of the grant of easement.

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:

Arts, Parks, and Historical Resources

Discussion:

The California Building's location is used year-round for weddings, graduations, and programming. The facility's lack of cooling makes the building very uncomfortable for youth and sensitive groups, which reduces the facility's use during the hot summer months. Portable, standalone swamp cooler equipment and air misting units are unable to sufficiently cool the facility when outside temperatures exceed 80 degrees. NV Energy currently has single-phase power to the site. The new HVAC equipment requires three-phase electrical in order to properly run. The new HVAC equipment is expected to be delivered in the Spring of 2024. In preparation for the delivery, this easement will allow NV Energy to bring the correct power to the new equipment.

Financial Implications:

None at this time.

Legal Implications:

The City is granting NV Energy the easement for the installation of the line to serve the building and HVAC equipment.

Recommendation:

Staff recommends Council approval of the Grant of Easement for Underground Utility Easement to NV Energy and authorize the Mayor to sign.

Proposed Motion:

I move to approve staff recommendation.

Attachments:

NV Energy Grant of Easement (PDF)