

Webb Data Center Appeal

RENO CITY COUNCIL

1.22.25

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SIERRA CLUB
TOIYABE CHAPTER

OUR MISSION

Enjoy. Explore. Protect.

The Sierra Club Toiyabe Chapter has 40,000 members and supporters across our region. We work on urban development, energy and climate justice, and land, water, and wildlife conservation. We advance our values through grassroots organizing, legislation, and legal action. We are the largest grassroots environmental organization in Nevada. We are a public interest organization that demands the highest level of transparency and adherence to ethical practices by public officials. In addition to our advocacy, we work to get people outside together through group outings, and also have a program for underserved youth called “Inspiring Connections Outdoors.”



CONCERNS

Energy

- Huge energy load associated with this project + data centers as a whole
- Impact on ratepayers

Economic Development

- Tax Abatements
- Job Availability
- Workforce Reduction

Water/ Sewage

- Water availability
- Sewage capacity in the basin

Process

- Administrative interpretation
- Reno Code + adherence to NRS

ENERGY

- IRP + load growth forecasting
- Impact of data center/ load growth to ratepayers
- Impact to climate + sustainability



The Webb Data Center's energy footprint is equivalent to about ~4,000 homes.

AI, data center load could drive 'extraordinary' rise in US electricity bills: Bain analyst

Utility revenue requirements to serve growing data center electricity demand could increase customer bills by 1% annually through 2032, according to Bain & Company.

ECONOMICS

- 75% property tax abatements, per NRS 360.754
- Jobs associated with the Webb data center
- Job growth as a result of AI
- Reno Master Plan guidelines

Tax Abatements Overview

Data Center Tax Abatement ([NRS 360.754](#)):

A partial abatement from personal property tax and sales and use tax are available to data center companies that locate or expand their business in Nevada. Abatements apply to collocated businesses of the data center.

A company and co-located tenants who intend to locate or expand a data center in Nevada and meets certain requirements may qualify for:

- Personal property tax abatement of 75% of the tax due for 10 or 20 years
- Sales and use tax abatement reducing the rate to 2% for 10 or 20 years

5.5

Unemployment Rate in Nevada (Nov, 2024)

4.1

Unemployment Rate in United States (Dec, 2024)

WATER + SEWAGE

- Overview: Water associated with data centers
- Swan Lake Basin's sewage capacity



Amid push for development, Lemmon Valley residents see flood waters and fear more growth

Daniel Rothberg September 25th, 2018 at 2:10 AM Environment Local Government SHARE



Lemmon Valley resident Tammy Holt-Still, who has pushed back against development, gives a tour of the area affected by the flooding of Swan Lake in Lemmon Valley, on Tuesday, Sept. 18, 2018. (Photo by David Calvert/The Nevada Independent)



PROCESS

- Reno staff created a new data center use category and where the use could be allowed under ALDC 18.03.205, all without public notice, hearing, or input. Staff then brought an after-the-fact code change.
- Concerns with process
 - NRS 278.250 and 278.260



FINDINGS

- The Webb Data Center is inconsistent Reno Master Plan
- Compliance issues with Title 18
- Does not provide a safe environment for residents
- Finding issues associated with the Conditional Use Permit (CUP)



OUR ASKS

- Deny the Webb Data Center CUP
- Request a briefing from the Public Utilities Commission of Nevada (PUCN) and Truckee Meadows Water Authority (TMWA)
- Hold a publicly noticed hearing focusing on whether and where data centers should be allowed
- Revise the ordinance pertaining to data centers within city limits
- Evaluate the possibility of establishing regional guidance for data centers