



# WASHOE COUNTY

Integrity Communication Service

[www.washoecounty.gov](http://www.washoecounty.gov)

## STAFF REPORT

BOARD MEETING DATE: June 28, 2022

**DATE:** June 1, 2022

**TO:** Board of County Commissioners

**FROM:** Stephen Hein, P.E., Licensed Engineer,  
Community Services Department, 328-2319, [shein@washoecounty.gov](mailto:shein@washoecounty.gov)

**THROUGH:** Dwayne Smith, P.E., Division Director, Engineering & Capital Projects,  
Community Services Department, 328-2043, [desmith@washoecounty.gov](mailto:desmith@washoecounty.gov)

**SUBJECT:** Recommendation to adopt three resolutions accepting real property for use as public streets, which pertain to portions of the plats as listed below totaling 13.99 acres and 1.79 linear miles; and if approved, direct the Clerk's Office to record the resolutions to accept:

(R22-75) A portion of the Official Plat of Blackstone Estates Unit 1, Tract Map 5327, recorded on May 24, 2019, as document number 4913462, being: Uxbridge Drive and a portion of Slater Mill Drive, Millville Drive, Chestnut Vine Drive, and Calle De La Plata; Assessor's Parcel Numbers (APNs) 534-713-08 & 534-723-07; approximately 3.49 acres and 0.58 linear miles; and

(R22-76) A portion of the Official Plat of Eagle Canyon Ranch – Unit 8, Subdivision Tract Map 5410, recorded on February 19, 2021, as document number 5143617, being Arc Dome Court and a portion of Iron King Drive; APNs 532-333-12 and 532-351-22; approximately 1.39 acres and 0.22 linear miles; and,

(R22-77) A portion of APN 066-030-65, offered for dedication under recorded document number 5307202, being a portion of County Route 34; approximately 9.10 acres and 1.00 linear miles. (Commission Districts 4 & 5.)

---

### **SUMMARY**

This item recommends adoption of the three resolutions accepting real property for use as public street right-of-way consisting of the plats listed above totaling 13.99 acres and 1.79 linear miles; and if approved, directs the Clerk's Office to record the three resolutions for the property located in Washoe County, Nevada.

Washoe County Strategic Objective supported by this item: Fiscal Sustainability. Long-term Sustainability.

### **PREVIOUS ACTION**

None.

### **BACKGROUND**

The roadways listed above represent an extension of the adjacent previously approved and accepted subdivisions or an acceptance of roadways currently maintained by Washoe County.

AGENDA ITEM # \_\_\_\_\_

These roadways are necessary to serve the public. The rights-of-way for the listed roadways were offered for dedication on their respective Official Plats or through an Irrevocable Offer of Dedication but the subject portions of the roadways were not accepted by Washoe County at that time because the road improvements were not constructed to County standards. Newly constructed public roadways listed above have an approximate total length of 0.79 linear miles. Portions of County Route 34 offered for dedication have an approximate length of 1.00 miles and are currently maintained by Washoe County.

As verified by Washoe County Engineering staff these public roadway improvements have been completed and meet the minimum requirements, it is recommended that the 1.79 miles of roadway through three resolutions listed above now be accepted for ownership and or continued maintenance by Washoe County.

### **FISCAL IMPACT**

The new rights-of-way and roadway improvements will be maintained and funded through the Roads Fund (216), Roads Maintenance (216002) . The cost for maintaining an additional 0.79 miles of roadway in the form of pavement management (overlay, slurry sealing) and routine maintenance (ditch cleaning, snow and ice removal, striping, signage repair, etc.) has been estimated at \$15,800 per year.

### **RECOMMENDATION**

It is recommended that the Board of County Commissioners adopt three Resolutions Accepting Real Property for Use as Public Streets, which pertain to portions of the plats as listed below totaling 13.99 acres and 1.79 linear miles; and if approved, direct the Clerk's Office to record the resolutions to accept:

(R22-75) A portion of the Official Plat of Blackstone Estates Unit 1, Tract Map 5327, recorded on May 24, 2019, as document number 4913462, being: Uxbridge Drive and a portion of Slater Mill Drive, Millville Drive, Chestnut Vine Drive, and Calle De La Plata; Assessor's Parcel Numbers (APNs) 534-713-08 & 534-723-07; approximately 3.49 acres and 0.58 linear miles; and

(R22-76) A portion of the Official Plat of Eagle Canyon Ranch – Unit 8, Subdivision Tract Map 5410, recorded on February 19, 2021, as document number 5143617, being Arc Dome Court and a portion of Iron King Drive; APNs 532-333-12 and 532-351-22; approximately 1.39 acres and 0.22 linear miles; and,

(R22-77) A portion of APN 066-030-65, offered for dedication under recorded document number 5307202, being a portion of County Route 34; approximately 9.10 acres and 1.00 linear miles.

### **POSSIBLE MOTION**

Should the Board agree with staff's recommendation, a possible motion would be: "Move to adopt three Resolutions Accepting Real Property for use as Public Streets, which pertain to portions of the plats as listed below totaling 13.99 acres and 1.79 linear miles; and direct the Clerk's Office to record the resolutions to accept:

(R22-75) A portion of the Official Plat of Blackstone Estates Unit 1, Tract Map 5327, recorded on May 24, 2019, as document number 4913462, being: Uxbridge Drive and a portion of Slater Mill

Drive, Millville Drive, Chestnut Vine Drive, and Calle De La Plata; Assessor's Parcel Numbers (APNs) 534-713-08 & 534-723-07; approximately 3.49 acres and 0.58 linear miles; and

(R22-76) A portion of the Official Plat of Eagle Canyon Ranch – Unit 8, Subdivision Tract Map 5410, recorded on February 19, 2021, as document number 5143617, being Arc Dome Court and a portion of Iron King Drive; APNs 532-333-12 and 532-351-22; approximately 1.39 acres and 0.22 linear miles; and,

(R22-77) A portion of APN 066-030-65, offered for dedication under recorded document number 5307202, being a portion of County Route 34; approximately 9.10 acres and 1.00 linear miles.”