



# WASHOE COUNTY

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## STAFF REPORT

BOARD MEETING DATE: April 8, 2025

**DATE:** March 6, 2025

**TO:** Board of County Commissioners

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

**THROUGH:** Eric Crump, Director,  
Community Services Dept., 775-328-3625,  
[ecrump@washoecounty.gov](mailto:ecrump@washoecounty.gov)

**SUBJECT:** Recommendation to approve Resolution R25-32 calling a public hearing (to be set for May 13, 2025) on the amendment of the Service Area and Contaminant Boundaries (Program Boundaries) of District No. 24 (Remediation Program/Central Truckee Meadows Remediation District) in Washoe County, Nevada; providing for notice of hearing and for other matters properly related thereto. The Remediation Program manages and remediates existing tetrachloroethene (PCE) contamination of groundwater in the central Truckee Meadows area, which requires the Program Boundaries to be updated annually. Community Services. (All Commission Districts.) FOR POSSIBLE ACTION

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### SUMMARY

In accordance with NRS 540A.250-285 and Washoe County Ordinance 1000, the Board of County Commissioners (Board) administers the Central Truckee Meadows Remediation District program (Remediation Program) through the Community Services Department (CSD), Engineering and Capital Projects Division. In continued support of the Remediation Program, annually staff reviews and amends the Remediation Program boundaries. The two boundaries that are reviewed and amended are the Service Area Boundary and the Contaminant Boundary. Modifications to the Service Area boundary occur because the Truckee Meadows Water Authority (TMWA) service area changes annually due to development changes and subsequent changes to potable water use. The Contaminant Boundary also changes annually and is appropriately updated to reflect changes to the extent and location of groundwater contamination, resulting in certain parcels being subject to increased or decreased remediation fees.

Modifications to the Service Area and Contaminant Boundaries are made annually and require Board action including a resolution to establish the date for a public hearing and a

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first and second readings to amend the governing ordinance. Therefore, in accordance with NRS540A, staff recommends to the Board the approval of Resolution R25-32 (Attachment 1) to set a public hearing for May 13, 2025, to properly amend the Remediation Program boundaries.

**Washoe County Strategic Objective supported by this item:** Fiscal Sustainability

### **PREVIOUS ACTION**

Resolutions by the Board to hold public hearings to consider changes to the Remediation Program boundaries have occurred annually since those boundaries were first created in 1997.

### **BACKGROUND**

In 1997, in accordance with NRS 540A.250(1), the Board created, through the adoption of Ordinance 1000, District No. 24 (Groundwater Remediation), a project within Washoe County providing for the collection of the costs for remediation of the quality of groundwater upon certification that a condition existed within the area. With the subsequent certification by the District Health Officer and the NDEP administrator, District No. 24 Remediation Program was created to address PCE contamination of groundwater in the central Truckee Meadows.

As required, the Groundwater Remediation Program identified two boundaries. The Contaminant Boundary defines the areas within the Truckee Meadows where PCE contamination exists and that can be effectively remediated. The Service Area boundary includes wholesale and retail service areas where the Truckee Meadows Water Authority owns municipal water supply wells located within the Contaminant Boundary. In addition, TMWA also provides wholesale water to Sun Valley General Improvement District and Parr-Reno Water Company and those areas are subject to the Remediation Program fees. TMWA is the only municipal water purveyor that has water supply wells within the Contaminant Boundary.

Each year the Contaminant and Service Area boundaries are amended to reflect any parcels added to or removed. These changes could include:

- 1) Service Area Boundary - Parcels added into or removed from the wholesale and retail service area of effected water purveyors and to exclude properties that are federally owned, properties that are undeveloped, and properties that receive water service wholly independent from those purveyors; and
- 2) Contaminant Boundary - Parcels added into or removed from the area where the condition requiring remediation has been determined by the Board to be present, including any area to which the condition is expected to migrate unless remediation is carried out.

As performed each year, the following items will be filed with the Washoe County Clerk prior to the publication of a notice of hearing as hereinafter described:

- 1) a list of the properties proposed to be excluded from the 2025 Service Area Boundary with respect to the fees collected in 2024,

- 2) a description of the areas proposed to be added to the 2025 Service Area Boundary; and
- 3) a list of the properties proposed to be excluded with respect to the fee to be imposed in 2025

Annually TMWA provides Washoe County with the dollar amount billed for water service during the previous calendar year, by parcel, to each of the parcels within their water service areas. The amount billed for water use provides the basis for determining the Remediation Program cost recovery and further excludes those properties from remediation fee assessment that did not use water during the previous year.

Attachment 2, Preliminary Fee and Parcel Boundaries will be included on April 8, 2025, public hearing, identifies those parcels added into or removed from the Service Area Boundary during calendar year 2024 and identifies those parcels that are excluded since they did not receive potable water from TMWA during 2024.

### **FISCAL IMPACT**

The annual costs associated with the amendment of the Service Area and Contaminant Boundaries are accounted for in the Remediation Program annual operation and maintenance programs budget in the Remediation District Fund (266). These boundary amendments provide accurate identification and enable subsequent collection of fees that supports the Remediation Program.

### **RECOMMENDATION**

It is recommended that the Board of County Commissioners approve Resolution R25-32 calling a public hearing (to be set for May 13, 2025) on the amendment of the Service Area and Contaminant Boundaries (Program Boundaries) of District No. 24 (Remediation Program/Central Truckee Meadows Remediation District) in Washoe County, Nevada; providing for notice of hearing and for other matters properly related thereto. The Remediation Program manages and remediates existing tetrachloroethene (PCE) contamination of groundwater in the central Truckee Meadows area, which requires the Program Boundaries to be updated annually.

### **POSSIBLE MOTION**

Should the Board agree with the staff recommendation, a possible motion would be: “Move to approve Resolution R25-32 calling a public hearing (to be set for May 13, 2025) on the amendment of the Service Area and Contaminant Boundaries (Program Boundaries) of District No. 24 (Remediation Program/Central Truckee Meadows Remediation District) in Washoe County, Nevada; providing for notice of hearing and for other matters properly related thereto. The Remediation Program manages and remediates existing tetrachloroethene (PCE) contamination of groundwater in the central Truckee Meadows area, which requires the Program Boundaries to be updated annually.”

Attachment 1 Public Hearing Resolution

Attachment 2 Map showing the proposed amended 2025 Service Area boundary including areas annexed into or removed from the service area during calendar year 2024.