



WASHOE COUNTY

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STAFF REPORT

BOARD MEETING DATE: May 28, 2019

DATE: May 8, 2019
TO: Board of County Commissioners
FROM: Linda Jacobs, Deputy Treasurer
328-2515, ljacobs@washoecounty.us
THROUGH: Tammi Davis, Washoe County Treasurer
SUBJECT: Recommendation to approve and execute Resolution directing County Treasurer to give notice of the sale of properties subject to the lien of a delinquent special assessment in the following district: WCAD 32 – Spanish Springs Valley Ranch Rd and WCAD 37 – Spanish Springs Sewer Phase 1A, (additional description of affected parcels contained in exhibit A of attached Resolution) (No Fiscal Impact to the General Fund) (Commission District 4)

SUMMARY

Approval of the attached Resolution will direct the Treasurer to move forward in the collections process for delinquent special assessment payment, as prescribed in the bond ordinances and in statute. Anticipated sale date is July 23, 2019 at 11:00 a.m. There are currently 9 parcels delinquent, split among the districts as follows: WCAD 32 – 6 and WCAD 37 – 3.

Washoe County Strategic Objective supported by this item Stewardship of our community.

Timely collection of special assessments ensures the necessary funds to make bond payments for these districts.

PREVIOUS ACTION

On May 23, 2017, the Board approved a similar resolution, with the sale scheduled for July 18, 2017. Two parcels were sold and three were stricken off to Washoe County.

BACKGROUND

The Board of Commissioners has created various County improvement districts, and by their respective ordinances has levied assessments against parcels in those districts. Those ordinances provide that delinquent assessments may be collected pursuant to NRS 271.545 to NRS 271.630, by authorizing the sale of the affected properties after proper

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notice, and subject to a redemption period following the sale.

Nevada Law and the individual bond covenants require collection proceedings against delinquent assessments. This Resolution authorizes the notice of the sale of properties in compliance with these requirements.

FISCAL IMPACT

Delinquent assessment amounts will be collected in a timely manner, assuring the necessary funds to make bond payments for these districts. The revenue and expenditures for the sale are posted through each assessment district's debt service fund. All costs for the sale are recovered through a foreclosure fee that is added to each delinquent parcel. There is no impact to the General Fund.

RECOMMENDATION

It is recommended that pursuant to NRS 271.545, the Board of County Commissioners Approve and execute Resolution directing County Treasurer to give notice of the sale of properties subject to the lien of a delinquent special assessment in the following district: WCAD 32 – Spanish Springs Valley Ranch Rd and WCAD 37 – Spanish Springs Sewer Phase 1A, (additional description of affected parcel contained in exhibit A of attached Resolution). (No Fiscal Impact to the General Fund)

POSSIBLE MOTION

Should the Board agree with the staff's recommendation, a possible motion would be: Approve and execute Resolution directing County Treasurer to give notice of the sale of properties subject to the lien of a delinquent special assessment in the following district: WCAD 32 – Spanish Springs Valley Ranch Rd and WCAD 37 – Spanish Springs Sewer Phase 1A, (additional description of affected parcels contained in exhibit A of attached Resolution). (No Fiscal Impact to the General Fund)