

COMMUNICATIONS AND REPORTS
FEBRUARY 25, 2025

The following communications and reports were received, duly noted, and ordered placed on file with the Clerk:

COMMUNICATIONS

- A. Letter from the Nevada Division of Emergency Management-Homeland Security dated January 5, 2025, regarding the compliance of governmental utilities, as reported to the State of Nevada Public Utilities Commission and the Governor of the State of Nevada.
- B. Letter from the Nevada Division of Emergency Management-Homeland Security dated January 9, 2025, to confirm that Washoe County's Emergency Response Plan meets the annual requirement.
- C. Letter from NV Energy-Public Utilities Commission of Nevada dated January 14, 2025, Joint Application Letter.

MONTHLY STATEMENTS/REPORTS

- A. Office of the Washoe County Treasurer, Monthly Financial Statement for the month ending January 31, 2025.
- B. Office of the Clerk of the Court, Monthly Statement for the month ending January 31, 2025.

ANNUAL STATEMENTS/REPORTS

- A. Office of the Washoe County District Attorney, Annual Claims Report for the month ending December 31, 2024.

Strickland, Evonne

Subject: FW: County Utilities Plans and Assessment Letter for the County Commissioners
Attachments: Transmittal Letter Utilities to Washoe County 2024.pdf

From: Ryan Davidson <r.davidson@dem.nv.gov>
Sent: Wednesday, January 29, 2025 4:08 PM
To: Managers - Commissioner Support <commissionersupport@washoecounty.gov>; Galassini, Janis L <JGalassini@washoecounty.gov>
Cc: Echeverria, Kelly <KEcheverria@washoecounty.gov>; Shari Grennan <SGrennan@dem.nv.gov>
Subject: County Utilities Plans and Assessment Letter for the County Commissioners

This Message Is From an External Sender

This message came from outside of Washoe County -- DO NOT CLICK on links or open attachments unless you are sure the content is safe.

Report Suspicious

For the County Commissioners,

I hope this message finds you all well. Per NRS 414.040 § 5., (d) Provide Notice: (4) On or before February 15 of each year to the governing body of each governmental utility described in subsection 2 of NRS 239C.050 and each provider of new electric resources of whether each such governmental utility has complied with the requirements of NRS 239C.270;

We have collected the emergency plans from County Utilities as mandated by NRS with the assistance of your staff. Attached is our final review of compliance and non-compliance for the Commissioners' review. NRS mandates that we collect the plans, notify the Governor, PUCN, and local governments of compliance and non-compliance. We do not review the plans nor do we issue any penalty for failure to comply, this is up to you as the regulator, should you wish.

Our planning supervisor, Shari Grennan, and her staff did a great job this year with the assistance of your staff. We are always open to ways to make the process better, especially with an upcoming legislative session to make changes if we see fit. We always want to ensure we are doing a good job for you and for Nevadans.

Thanks for the assistance and please let us know how we can further support.

Respectfully,

Ryan L. Davidson

Management Analyst II, State Planner



NEVADA DIVISION OF EMERGENCY MANAGEMENT | HOMELAND SECURITY
HELPING PEOPLE BEFORE, DURING, AND AFTER EMERGENCIES



2478 Fairview Drive

Carson City, NV 89701

775.687.0463 – Office

303.916.2074 – Cell

r.davidson@dem.nv.gov

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the disclosure of which is governed by applicable law. If you are not the intended recipient, or the employee or agent responsible to deliver it to the intended recipient, you are hereby notified that any disclosure, copying, or distribution of this information is Strictly Prohibited. If you have received this message by error, please notify the sender immediately to arrange for return or destruction of these documents.™.



January 5, 2025

Washoe County
County Commission
1001 E. Ninth St., Bldg. A
Reno, NV 89512

Dear County Commissioners,

The Division of Emergency Management (Division) is required under NRS 239C.270 § 2(b) to collect a Vulnerability Assessment (VA) and Emergency Response Plan (ERP) from utilities no later than December 31 of each year.

Utilities as defined in NRS 704.020 § 2(a) and NRS 239C.110 are required to conduct a vulnerability assessment in accordance with the requirements of the federal and regional agencies that regulate the utility. They must also prepare and maintain an emergency response plan in accordance with the requirements of the federal and regional agencies that regulate the utility.¹

The Division of Emergency Management pursued utilities compliance through strategic actions:

- Notified required submitters on November 25, and December 12
- Provided compliance reports on December 9, 16, 23, and 30 to utilities regulatory authorities for follow-up contact
- Requested local emergency managers follow-up with governmental utilities on December 23

These initiatives, marked by partnerships with Public Utilities Commission of Nevada, Bureaus of Safe Drinking Water and Water Pollution, and Governor’s Office of Energy, along with detailed notifications, and proactive follow-ups, underscore the Division's commitment to ensuring utilities’ compliance with NRS mandates.

The governmental utilities in your jurisdiction have been reported to the State of Nevada Public Utilities Commission (PUCN) and the Governor of the State of Nevada as follows:

In Compliance	In Non-Compliance
Truckee Meadows Water	
Incline Village GID	
Cold Springs Reclamation	
South Truckee Meadows Reclamation	
Lemmon Valley Reclamation	

¹ NRS 239C.270 § 1(a)(b).



The enforcement of compliance for any properties which did not file plans with the Division by December 31, 2024, as required by NRS 239C.270 § 2(a)(b) is solely within the purview of the PUCN.

Should you have any questions, please contact Shari Grennan, our Emergency Management Planning Supervisor at 775-687-0305 or via email at SGrennan@dem.nv.gov.

Respectfully,

A handwritten signature in black ink, appearing to read 'B. Compston'.

BRETT D. COMPSTON

Nevada's Emergency Manager / Homeland Security Chief

CC: Kelly Echeverria
Jessica Adams

Strickland, Evonne

Subject: FW: Jurisdiction Emergency Plan Compliance Letter for the Board of County Commissioners
Attachments: Transmittal Letter_Washoe County_2024.pdf

From: Ryan Davidson <r.davidson@dem.nv.gov>
Sent: Wednesday, January 29, 2025 4:04 PM
To: Galassini, Janis L <JGalassini@washoecounty.gov>; Managers - Commissioner Support <commissionersupport@washoecounty.gov>
Cc: Echeverria, Kelly <KEcheverria@washoecounty.gov>; Shari Grennan <SGrennan@dem.nv.gov>
Subject: Jurisdiction Emergency Plan Compliance Letter for the Board of County Commissioners

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Report Suspicious

For the Board of County Commissioners

I hope this message finds you all well. Per NRS 414.040 § 5., (d) Provide Notice: (1) On or before February 15 of each year to the governing body of each political subdivision of whether the political subdivision has complied with the requirements of NRS 239C.250;

We have collected the emergency plans from the jurisdiction as mandated by NRS with the assistance of your staff. Attached is our final review of compliance and non-compliance for the Board's review. NRS mandates that we collect the plans and notify local governments of compliance and non-compliance. We do not issue any penalty for failure to comply, this is up to you as the regulator, should you wish.

Our planning supervisor, Shari Grennan, and her staff did a great job this year with the assistance of your staff. We are always open to ways to make the process better, especially with an upcoming legislative session to make changes if we see fit. We always want to ensure we are doing a good job for you and for Nevadans.

Thanks for the assistance and please let us know how we can further support.

Respectfully,

Ryan L. Davidson

Management Analyst II, State Planner



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January 9, 2025

Washoe County
County Commission
1001 E. Ninth St., Bldg A
Reno, NV 89512

Washoe County Commission,

The Division of Emergency Management (Division) is required under NRS 239C.250 § 3 to collect an Emergency Response Plan (ERP) for jurisdictions no later than December 31 of each year.

Your jurisdiction has submitted an updated Emergency Operations Plan (EOP) or a certificate recognizing the EOP has been reviewed, deemed current, and sufficient to meet the needs of the jurisdiction during an emergency or disaster. This submission meets the annual requirement under NRS 239C.250 § 3 for 2024.

Should you have any questions, please contact Shari Grennan, the Division's Planning Program Supervisor at 775-687-0305 or via email at sgrennan@dem.nv.gov. I appreciate your coordination and partnership to help build a more resilient Nevada.

Respectfully,

A handwritten signature in black ink, appearing to read 'Brett D. Compston', written over a light blue horizontal line.

Brett D. Compston
Nevada's Emergency Manager and Homeland Security Chief

CC: Kelly Echeverria



January 14, 2025

Trisha Osborne
Assistant Commission Secretary
Public Utilities Commission of Nevada
1150 East William Street
Carson City, Nevada 89701-3109

RE: Docket No. 24-08009 - Joint Application of Nevada Power Company d/b/a NV Energy and Sierra Pacific Power Company d/b/a NV Energy, under the provisions of the Utility Environmental Protection Act, for a permit to construct certain projects within the Sierra Solar Phase I Project consisting of a 400 MW photovoltaic solar electric generating facility, a 345kV high-voltage transmission line-fold, a generation-tie line, a 400 MW battery energy storage system, and associated facilities, including new and upgraded microwave towers, to be located on approximately 2,800 acres of private land in Churchill, Washoe, Storey, and Lyon Counties, Nevada. – Compliance Filing for Phase VI

Dear Ms. Osborne:

Sierra Pacific Power Company d/b/a/ NV Energy (“Sierra”) and Nevada Power Company d/b/ NV Energy (“Nevada Power” and together with Sierra, the “Companies”) filed their Joint Application for a permit to construct certain projects within the Sierra Solar Phase I Project consisting of a 400 MW photovoltaic solar electric generating facility, a 345 kV high-voltage transmission line-fold, a generation-tie line, a 400 MW battery energy storage system (“BESS”), and associated facilities, including new and upgraded microwave towers, to be located on approximately 2,800 acres of private land in Churchill, Washoe, Storey, and Lyon Counties, Nevada (the “Project”) under the Utility Environmental Protection Act (“UEPA”) on August 7, 2024. (the “Application”).

On September 30, 2024, the Public Utilities Commission of Nevada (“Commission”) issued an Order conditionally approving the Application and created six separate phases as requested in the Application. On September 9, 2024, Sierra made a compliance filing for Phase I of the Project, and the Commission issued a UEPA permit to construct for Phase I on September 30, 2024. On October 4, 2024, the Companies made a compliance filing for Phase II of the Project and the Commission issued a UEPA permit to construct Phase II on October 11, 2024. On October 24, 2024, the Companies filed a Motion to Modify the Compliance Order, requesting certain permits/approvals be removed from the Compliance Order as they were no longer necessary to construct the Project. In addition, on November 4, 2025, the Companies made a compliance filing for Phase III of the Project. On November 12, 2024, the Commission issued a permit to construct for Phase III. On December 5, 2024, the Commission approved the Companies’ motion and issued a modified compliance order (“Modified Order”), as well as issued a permit to construct for Phase V.

Ms. Osborne
January 14, 2025
Page 2 of 2

As discussed in the Application and Modified Order, Phase VI will focus on construction and installation of telecommunication towers and equipment. In addition to the Phase I, II and III permits that have already been submitted, the following permits are required for Phase VI:

- Washoe County – Special Use Permit
- Washoe County – Building Permit
- Storey County – Building Permit

In this filing, the Companies hereby submit a special use permit (Attachment A) from Washoe County, a building permit (Attachment B) from Washoe County and a building permit (Attachment C) from Storey County. As a result, the Companies have submitted all permits and approvals necessary to develop Phase VI of the Project and respectfully request the Commission issue a UEPA permit to construct Phase VI of the project.

Should you have any questions regarding this filing, please contact me at (775) 834-5678 or timothy.clausen@nvenergy.com.

Respectfully submitted,

/s/Timothy Clausen
Timothy Clausen
Deputy General Counsel

ATTACHMENT A



Board of Adjustment Action Order

Special Use Permit Case Number WSUP24-0014 (Virginia Peak Telecom Tower)

Decision: **Approval with Conditions**
Decision Date: December 5, 2024
Mailing/Filing Date: December 11, 2024
Applicant: NV Energy
Staff Planner: Eric Young, Senior Planner
Phone: 775.328.3613
E-Mail: eyoung@washoecounty.gov

Special Use Permit Case Number WSUP24-0014 (Virginia Peak Telecom Tower) – For hearing, discussion, and possible action to approve a special use permit for a commercial lattice tower antenna at Virginia Peak, an existing telecommunications site; to vary height standards from 35' to 104'; and to waive standards for parking and landscaping. The new facility will consist of a 100-foot-tall lattice microwave tower with an antenna reaching 104 feet.

- Applicant: NV Energy
- Property Owner: H&N Properties, LLC
- Location: 0 Rodero Dr
- APN: 076-580-02
- Parcel Size: 421.86 acres
- Master Plan: Rural
- Regulatory Zone: General Rural
- Area Plan: Truckee Canyon
- Development Code: Authorized in Article 810, Special Use Permit and Article 324, Communication Facilities
- Commission District: 5 – Commissioner Herman

Notice is hereby given that the Washoe County Board of Adjustment granted approval with conditions for the above referenced case number based on the findings in accordance with Washoe County Development Code Article 810, Special Use Permit and Article 324, Communication Facilities. If no appeals have been filed within 10 calendar days from the Mailing/Filing Date shown on this Action Order, the approval by the Washoe County Board of Adjustment is final. If filed, an appeal stays any further action on the decision until final resolution of the appeal. An appeal shall be filed in accordance with the provisions found in Article 912 of the Washoe County Development Code. The action was based on the following findings in accordance with Washoe County Code Section 110.810.30:

Findings required by WCC Section 110. 810.30 for a Special Use Permit:

- (a) Consistency. That the proposed use is consistent with the action programs, policies, standards and maps of the Master Plan and the East Truckee Canyon Planning Area;

To: NV Energy
Subject: WSUP24-0014
Mailing Date: December 11, 2024
Page: Page 2 of 3

- (b) Improvements. That adequate utilities, roadway improvements, sanitation, water supply, drainage, and other necessary facilities have been provided, the proposed improvements are properly related to existing and proposed roadways, and an adequate public facilities determination has been made in accordance with Division Seven of the Development Code;
- (c) Site Suitability. That the site is physically suitable a for a telecommunications facility (Lattice Tower) for the intensity of such a development;
- (d) Issuance Not Detrimental. That issuance of the permit will not be significantly detrimental to the public health, safety or welfare; injurious to the property or improvements of adjacent properties; or detrimental to the character of the surrounding area.
- (e) Effect on a Military Installation. Issuance of the permit will not have a detrimental effect on the location, purpose or mission of the military installation.
Staff Comment: There is no military installation nearby.

Findings required by Section 110.324.75, for a telecommunications facility:

- (a) That the communications facility meets all the standards of Sections 110.324.40 through 110.324.60 as determined by the Director of Community Development and/or his/her authorized representative;
- (b) That public input was considered during the public hearing review process; and
- (c) That the lattice tower will not unduly impact the adjacent neighborhoods or the vistas and ridgelines of the County.

Findings required by Section 110.324.35 for Commercial Antennas:

- (a) The proposed commercial antenna is necessary to meet the applicant's and the public's needs;
- (b) The location of the commercial antenna is compatible with existing and proposed uses in the general vicinity; and
- (c) The proposed commercial antenna is provided with adequate safety equipment and aesthetic treatments to be visually compatible with uses in the general vicinity.

This Action Order is issued subject to the attached conditions and Washoe County development standards. Please contact the planner assigned to your project at the above-referenced phone number within 7 days of receipt of this Order to review the steps necessary to satisfy the Conditions of Approval. Any business license, certificate of occupancy, or final approval shall not be issued until all of the Conditions of Approval are satisfied. Additionally, compliance shall be required with all federal, state, and local statutes, ordinances, and regulations applicable to the approved project.

This Action Order does not authorize grading or building without issuance of the necessary permits from the Washoe County Planning and Building Division.

Washoe County Community Services Department
Planning and Building Division

To: NV Energy
Subject: WSUP24-0014
Mailing Date: December 10, 2024
Page: Page 3 of 3

Trevor Lloyd

Trevor Lloyd
Secretary to the Board of Adjustment

TL/EY/AA

Attachments: Conditions of Approval

Applicant: NVEnergy; Kristine.apikian@nvenergy.com

Property Owner: H&N Properties., LLC; 225 West Moana land Reno NV 89509

Representatives: Gerald Sullivan; Gerald.sullivan@hdrinc.com

Action Order xc: Elizabeth Hickman, District Attorney's Office; Keirsten Beck, Howard Stockton, Assessor's Office;



Conditions of Approval

Special Use Permit Case Number WSUP24-0014

The project approved under Special Use Permit Case Number WSUP24-0014 shall be carried out in accordance with the conditions of approval granted by the Board of Adjustment on December 5, 2024. Conditions of approval are requirements placed on a permit or development by each reviewing agency. These conditions of approval may require submittal of documents, applications, fees, inspections, amendments to plans, and more. These conditions do not relieve the applicant of the obligation to obtain any other approvals and licenses from relevant authorities required under any other act or to abide by all other generally applicable codes.

Unless otherwise specified, all conditions related to the approval of this special use permit shall be met or financial assurance must be provided to satisfy the conditions of approval prior to issuance of a grading or building permit. The agency responsible for determining compliance with a specific condition shall determine whether the condition must be fully completed or whether the applicant shall be offered the option of providing financial assurance. All agreements, easements, or other documentation required by these conditions shall have a copy filed with the County Engineer and the Planning and Building Division of the Washoe County Community Services Department.

Compliance with the conditions of approval related to this special use permit is the responsibility of the applicant, his/her successor in interest, and all owners, assignees, and occupants of the property and their successors in interest. Failure to comply with any of the conditions imposed in the approval of the special use permit may result in the initiation of revocation procedures.

Washoe County reserves the right to review and revise the conditions of approval related to this special use permit should it be determined that a subsequent license or permit issued by Washoe County violates the intent of this approval.

For the purpose of conditions imposed by Washoe County, “may” is permissive and “shall” or “must” is mandatory.

Conditions of approval are usually complied with at different stages of the proposed project. Those stages are typically:

- Prior to permit issuance (i.e., grading permits, building permits, etc.).
- Prior to obtaining a final inspection and/or a certificate of occupancy.
- Prior to the issuance of a business license or other permits/licenses.
- Some “conditions of approval” are referred to as “operational conditions.”

These conditions must be continually complied with for the life of the project or business.

FOLLOWING ARE CONDITIONS OF APPROVAL REQUIRED BY THE REVIEWING AGENCIES. EACH CONDITION MUST BE MET TO THE SATISFACTION OF THE ISSUING AGENCY.

Washoe County Planning and Building Division

1. The following conditions are requirements of the Planning and Building Division of the Washoe County Community Services Department, which shall be responsible for determining compliance with these conditions.

**Contact Name – Eric Young, Senior Planner, 775.328.3613,
young@washoecounty.gov**

- a. The applicant shall demonstrate substantial conformance to the plans approved as part of this special use permit. The Planning and Building Division shall determine compliance with this condition.
- b. The applicant shall include a condition response memorandum with each subsequent permit application. That memorandum shall list each condition of approval, shall provide a narrative describing how each condition has been complied with, and the location of the information showing compliance with each condition within the improvement plan set that has been submitted.**
- c. The applicant shall submit construction plans, with all information necessary for comprehensive review by Washoe County, and initial building permits shall be issued within two years from the date of approval by Washoe County. The applicant shall complete construction within the time specified by the building permits. Compliance with this condition shall be determined by the Planning and Building Division.
- d. The applicant shall attach a copy of the action order approving this project to all administrative permit applications (including building permits) applied for as part of this special use permit.
- e. Construction hours are 7am to 7pm Monday through Saturday.
- f. A note shall be placed on all construction drawings and grading plans stating:

NOTE

Should any cairn or grave of a Native American be discovered during site development, work shall temporarily be halted at the specific site and the Sheriff's Office as well as the State Historic Preservation Office of the Department of Conservation and Natural Resources shall be immediately notified per NRS 383.170.

- g. Prior to the issuance of a building permit, the applicant shall provide a certification by a professional that the facility complies with Federal Communications Commission (FCC) regulations for Radio Frequency Emissions (RFE).
- h. Prior to the issuance of a building permit the applicant shall record a statement of assurance that the wireless communications facility shall be removed if the use of the facility is discontinued for a period of twelve (12) consecutive months.
- i. All security fencing associated with this site shall be put and maintained in a state of repair that ensures the safety and functionality of the site. Fencing materials shall be non-reflective.
- j. The lattice tower shall not exceed 104.00 feet in maximum height, as approved under this special use permit SUP24-0014.
- k. The telecommunications tower owner shall be responsible for maintenance of the tower structure, and related appurtenances and equipment for said site.
- l. The following **operational conditions** shall be required for the life of the project:
 - i. This special use permit shall remain in effect until or unless it is revoked or is inactive for one year.

- ii. Failure to comply with the conditions of approval shall render this approval null and void. Compliance with this condition shall be determined by the Planning and Building Division.
- iii. The applicant and any successors shall direct any potential purchaser/operator of the site and/or the special use permit to meet with the Planning and Building Division staff to review conditions of approval prior to the final sale of the site and/or the special use permit. Any subsequent purchaser/operator of the site and/or the special use permit shall notify the Planning and Building Division of the name, address, telephone number, and contact person of the new purchaser/operator within 30 days of the final sale.

Washoe County Building

2. The following condition is a requirement of Washoe County Planning and Building Division, which shall be responsible for determining compliance with this condition.

Contact Name – Fred Lustenberger, MPA, CBO, Building Official, 775.328.2000, Flustenberger@washoecounty.gov

- a. Building permit will be required.

Palomino Valley General Improvement District (PVGID)

3. The following conditions are requirements of the Palomino Valley General Improvement District, which shall be responsible for determining compliance with these conditions.

Contact Name – Robin White, www.palominovalleygid.com

- a. The construction route for this project will be as follows: Pyramid Highway to Whiskey Springs - Whiskey Springs to Amy - Amy Rd. to Wilcox Ranch Rd- Wilcox Ranch Rd. to Quaking Aspen Rd. At no time are any trucks allowed to transport materials using Ironwood Rd.
- b. The Construction Contractor is required to contact the Operations Manager, Shawn Kelly at (775) 848-6788 regarding each step of the construction process. This is to include the dates and times for each truck, the weight of each truck including materials, as well as any deviations in route or schedule.
- c. Roads shall have a pre-construction survey with the Operations Manager prior to starting work. Roads shall be maintained in good condition while in use for construction purposes and once the project is completed, the roads shall be returned to pre-construction conditions. This is to include repair to all road surfaces, ditches, and culverts along the entire route for which the applicant is responsible for damage.

*** End of Conditions ***

ATTACHMENT B

Permit No: **WBLD24-105605**

Permit Type: Commercial New, Add or Tenant Improvement Permit

Applied: 11/20/2024

Address: 0 RODERO RD

Type: Tenant Improvement

Issued: 01/10/2025

Location:

Status: Issued

Parcel No: 076-580-02

Expire: 7/12/2026

Zoning:

Occupancy:

Use Code:

Area:

OWNER: H & N PROPERTIES LLC
225 W MOANA LN
RENO, NV 89509

Phone 1:

Phone 2:

Email:

CONTRACTOR: Michael Penrod
EPC Services
3521 Gabel Road
Billings, MT 59102
License: 0077663

Phone 1:

Phone 2:

Phone 3:

Email:

CONTACT: Aura Lindstrand

Phone 1:

Phone 2: 406-672-3382

Phone 3: 406-672-3382

Email: aura.lindstrand@eciusa.com

Permit Description: This is a Microwave Tower Addition to the Virginia Peak Substation. This Tower is being processed concurrently with SUP #WSUP24-0014 submitted in October 2024.

Valuation: \$1,618,725.00

Occupancy	Type	Factor	Sq Feet	Valuation
XX Contract Price	—	1.00	1,618,725	\$1,618,725.00
Totals:			1,618,725	\$1,618,725.00

FEES:	Building Fee: \$8,084.46	Regional Road Impact Fee: 0.00	TOTAL FEES: \$15,385.50
	Reinspection Fee: \$0.00	Violation Fee: \$0.00	PAYMENTS: \$15,385.50
	Plan Check Fee: \$5,797.90	Regional Tech Fee: \$533.00	
	Park Tax: 0.00	Other Fee: \$970.14	BALANCE DUE: \$0.00
	Renewal Fee: \$0.00		

Signature: Michael Penrod

Permission is hereby granted to do the work for the building described in this application, in accordance with the Rules, Regulations and Ordinances of the County of Washoe, along with the plans and specifications filed herewith.

Construction work hours will be limited to 7am to 7pm Monday to Saturday, unless a communication plan is approved by the Planning and Building Director.

Initial disclosures below or on the next page.

IMPORTANT TIME DEADLINES: (initial)

I UNDERSTAND THAT FINAL INSPECTION OR RENEWAL OF THIS PERMIT MUST BE MADE PRIOR TO THE EXPIRATION DATE OR NEW PLANS MUST BE SUBMITTED AND PERMIT FEES PAID PRIOR TO FINAL INSPECTION. PERMITS EXPIRE 18 MONTHS FROM THE DATE OF ISSUE, WITH NO GRACE PERIOD. IF THE DATE OF EXPIRATION FALLS ON A WEEKEND OR HOLIDAY, THE PERMIT MUST BE RENEWED ON THE LAST BUSINESS DAY PRIOR TO THE EXPIRATION. I UNDERSTAND THIS IS THE ONLY NOTICE I WILL RECEIVE FOR RENEWAL OF THE PERMIT AND KEEPING THE PERMIT RENEWED AND IN A VALID STATUS IS MY RESPONSIBILITY.

IMPORTANT WATER RIGHTS/WILL SERVE REQUIREMENTS: (initial)

I UNDERSTAND AND AGREE THAT ANY NEW OR EXPANDED EXISTING PROJECTS THAT TRIGGER THE REQUIREMENT FOR SUFFICIENT WATER RIGHTS TO BE DEDICATED OR RELINQUISHED ACCORDINGLY IN CONFORMANCE WITH WASHOE COUNTY CODE CH.110, ARTICLE 422.15, APPLICABLE LOCAL AND STATE CODES / LAWS AND THAT PROOF OF WATER RIGHTS OWNERSHIP OR RELINQUISHMENT AND A WILL SERVE LETTER MUST BE PROVIDED TO THE WASHOE COUNTY PLANNING AND BUILDING DIVISION PRIOR TO FINAL INSPECTION, CERTIFICATE OF OCCUPANCY OR THE OCCUPANCY OF THE PREMISES APPLIED FOR HEREIN. OWNER / APPLICANT AGREE TO ALL RESPONSIBILITY AND LIABILITY RELATED TO WATER RIGHTS AND WILL SERVE LETTERS, AND RELEASE WASHOE COUNTY, ITS AGENTS AND EMPLOYEE FROM ANY LIABILITY OR CLAIMS.

DISCLAIMERS: INDEMNIFICATION: ACKNOWLEDGMENTS BY PERMITTEE: (initial)

I UNDERSTAND THAT THE INSPECTIONS PROVIDED BY WASHOE COUNTY ARE VERY LIMITED AND DO NOT COVER ALL OF THE WORK PERFORMED UNDER THE AUTHORITY OF THIS PERMIT. THE INSPECTIONS ARE OCCASIONAL SPOT CHECKS, MUCH LIKE AN AUDIT; THEREFORE MANY PARTS OF THE WORK ARE NOT INSPECTED. IF MORE INSPECTION IS DESIRED, A PRIVATE INSPECTOR MUST BE HIRED BY THE PERMITTEE. NEITHER THE INSPECTIONS BY THE COUNTY NOR THE CERTIFICATE OF OCCUPANCY CONSTITUTE A REPRESENTATION BY THE COUNTY THAT THE WORK WAS INSPECTED OR THAT THE WORK COMPLIES WITH COUNTY ORDINANCES.

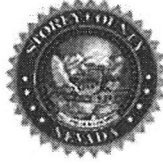
I HEREBY AGREE TO DEFEND AND TO SAVE, INDEMNIFY AND KEEP HARMLESS THE COUNTY OF WASHOE AND ITS OFFICERS, EMPLOYEES AND AGENTS AGAINST ALL LIABILITIES, JUDGEMENTS, COSTS AND EXPENSES WHICH MAY ACCRUE AGAINST THE COUNTY IN CONSEQUENCE OF GRANTING OF THIS PERMIT OR CERTIFICATE OF OCCUPANCY, IN CONSEQUENCE OF THE COUNTY'S OWN NEGLIGENCE OR ITS OTHERS ACTS OR OMISSIONS WITH RESPECT TO THIS PERMIT OR A CERTIFICATE OF OCCUPANCY, OR IN CONSEQUENCE OF THE USE OR OCCUPANCY OF ANY WORK, SIDEWALK, SUB-SIDEWALK OR STREET, OR OTHERWISE BY VIRTUE THEREOF, AND WILL IN ALL THINGS STRICTLY COMPLY WITH THE CONDITIONS OF THIS PERMIT AND PROVISIONS OF THE RULES, REGULATIONS AND ORDINANCE OF THE COUNTY OF WASHOE.

INITIAL (initial)

BY INITIALIZING THIS SECTION, YOU GRANT PERMISSION OF ENTRY TO THE STRUCTURE PERMITTED BY THIS PERMIT AND AUTHORIZE WASHOE COUNTY INSPECTORS TO ACCESS THE PROPERTY AT REASONABLE TIMES PROVIDED THAT CREDENTIALS BE PRESENTED TO THE OCCUPANT AND ENTRY REQUESTED FOR THE PURPOSES OF CONDUCTING REQUIRED INSPECTIONS ASSOCIATED WITH THIS PERMIT AND ENFORCE THE PROVISIONS OF WASHOE COUNTY CODE

ATTACHMENT C

Storey County Community Development
P O Box 526 Virginia City, Nevada 89440 ~ (775) 847-0966



110 Toll Road ~ Gold Hill Divide
P O Box 526 ~ Virginia City NV 89440

(775) 847-0966 ~ Fax (775) 847-0935
Building@storeycounty.org

Address:	800 Battery Boulevard Sparks, NV 89437	Job Number:	250106002
Occupant Name:	Sierra Pacific Power Company		
Contractor:	EPC Services EPC Services	Permit Number:	250106002
Property Owner:	None	Permit Issued On:	1/7/2025
Parcel/Tax ID#:	005-011-99	Permit Expires On:	7/6/2025
Job Description:	Microwave Tower Addition to the Comstock Meadows Substation as Part of the Lantern Solar Project for Nevada Energy		

COMMERCIAL / INDUSTRIAL PERMIT

ALL MATERIALS and EQUIPMENT PURCHASED FOR THIS PROJECT SHOULD BE RECEIVED IN STOREY COUNTY AND THE VALUE REPORTED AS 'County-of-Delivery' ON THE NEVADA DEPT. OF TAXATION FORM TPI-02.01 "Combined Sales and Use Tax Return".
If you require further information, please call (775) 847-0966

BUILDING FINAL

Signature closes permit:

OPEN CONDITIONS (if any):

PREPARED BY:

A handwritten signature in black ink, appearing to be "J. M. ...", written over a horizontal line.

Permission is hereby granted to do the work described in this application and ONLY in accordance with the Rules, Regulations and Ordinances of the County of Storey. **Inspections MUST be called for within 180 days of issuance of permit or permit is void.**
Permit may be renewed for 50% of the original "Permit Fee"

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CERTIFICATION OF SERVICE

I hereby certify that I have served the foregoing filing of **NEVADA POWER COMPANY D/B/A NV ENERGY** and **SIERRA PACIFIC POWER COMPANY D/B/A NV ENERGY** in Docket No. 24-08009 upon the persons listed below by electronic mail:

Don Lomoljo
Staff Counsel
Public Utilities Commission of Nevada
1150 E. William Street
Carson City, NV 89701-3109
dlomoljo@puc.nv.gov

Staff Counsel Division
Public Utilities Commission of Nevada
9075 West Diablo Drive Suite 250
Las Vegas, NV 89148
pucn.sc@puc.nv.gov

Jennifer Carr
Division of Environmental Protection
Nevada Department of Conservation
and Natural Resources
901 S. Stewart Street, Ste. 1003
Carson City, NV 89701
jcarr@ndep.nv.gov
jkinder@ndep.nv.gov

Attorney General's Office
Bureau of Consumer Protection
100 N. Carson St.
Carson City, NV 89701
bcpserv@ag.nv.gov

Nevada Department of Wildlife
Habitat Division – AB307
6980 Sierra Center Parkway, Suite 120
Reno, NV 89511 USA
jkleiber@ndow.org

Nevada State Clearinghouse
Dept. of Administration
901 S. Stewart Street, Ste. 5003
Carson City, NV 89701-5246
nevadaclearinghouse@lands.nv.gov

Jan Galassini
Washoe County Clerk
1001 E 9th Street, Building A
Reno, NV 89512
jgalassini@washoecounty.gov

Staci Lingberg
Lyon County Clerk
27 S. Main Street
Yerington, NV 89447
CTLyon@lyon-county.org

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Jim Hindle
Storey County Clerk
26 S. B Street
Drawer D
Virginia City, NV 89440
clerk@storeycounty.org

DATED this 14th day of January, 2025.

/s/ Caitlin Katzenbach
Caitlin Katzenbach
Sr. Legal Administrative Assistant
Nevada Power Company d/b/a NV Energy
Sierra Pacific Power Company d/b/a NV Energy



OFFICE OF THE WASHOE COUNTY TREASURER

MONTHLY STATEMENT OF WASHOE COUNTY TREASURER FOR
MONTH ENDING JANUARY 31, 2025

BOARD OF COUNTY COMMISSIONERS
WASHOE COUNTY
RENO, NEVADA

RE: NRS 354.280

Honorable Commissioners:

I hereby submit this summary record of the source and amount of all receipts, apportionments to, payments from and balances in all funds and separate accounts as required by referenced statute. Detailed information is available in my office.

CASH ON DEPOSIT	OUTSTANDING	BOOK BALANCE
\$46,638,569.42	\$3,532,735.38	\$43,105,834.04

INVESTMENTS (Reported at Market – All Groups)
\$1,010,465,281.81

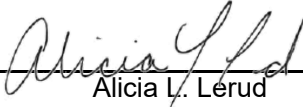
Unapportioned Funds (Secured & Unsecured)			
Washoe County	Restricted Funds	Other Agencies	Total
\$1,139,133.22	\$379,350.28	\$1,828,333.33	\$3,346,816.83

Brenda Mathers, Chief Deputy Treasurer

CLERK OF THE COURT
MONTHLY FINANCIAL STATEMENT
STATE OF NEVADA, COUNTY OF WASHOE
Month Ending January 31, 2025

Alicia L. Lerud, Clerk of the Court, in compliance with NRS 19.090, and being first duly sworn, and under penalty of perjury, deposes and says that the following is a full and correct statement of all fees, percentages or compensation received in my official capacity during the preceding month:

Clerk of the Court	Law Library Fund	\$	7,020.00
	Additional Divorce Filing Fee	\$	90.00
	*County General Fund	\$	124,030.00
	eFile Fee (General Fund)	\$	31,800.00
	State Civil Fee	\$	21,419.00
	Legal Aid Filing Fee	\$	26,793.00
	TOTAL		<u>\$211,152.00</u>



Alicia L. Lerud
District Court Administrator/Clerk of Court

* Included in County General Fund are the following fees: balance of civil action, certified copies of all miscellaneous.

CASH REGISTER READOUT	
T.R. Rec.No. (Doc. No)	

UNIT ID. CLERK - JUDICIAL
Date: February 3, 2025

FOR AUDIT AND CONTROL PURPOSES PLEASE INDICATE THE REASON FOR THIS COLLECTION.
(Attach any additional document if this would help to clarify the collection.)

DISTRICT COURT FEES COLLECTED FOR Jan 2025

ACCOUNTS TO BE CREDITED					AMOUNT	
CR/GF/OP	ACCOUNT DESCRIPTION	ACCOUNTING CODE NUMBERS				
		ORDER	COST CENTER	ACCOUNT		
OP	Legal Aid (Washoe Legal Services) (01)		990023	441007	14,158.00	legalaid \$ 26,793.00
OP	Legal Aid (Elderly Indigent) Sr. Center (02)		250411	460720	4,995.00	
OP	State Civil (03)		990019	441022	14,784.00	state civil \$ 21,419.00
GF	Law Library (04)		123100	460222	7,020.00	law library \$ 7,020.00
GF	Clerk Fees (05,6,7)		120101	460210	30,985.00	general \$ 155,830.00
CR	DC Technology SB106 (06)	20038	120105	460210	504.00	
OP	Legal Aid (Washoe Legal Services) (08)		990023	441078	7,640.00	
GF	Additional Divorce Answer Fee (09)		120231	460220	90.00	add'l div \$ 90.00
GF	Mediation (10)		120331	471205	3,020.00	
OP	Neighborhood Justice Center (10J)		270710	460225	3,020.00	
GF	Arbitration (11)		120111	471215	-	
OP	Displaced Homemakers (12)		990019	441021	4,140.00	
GF	Divorce Training (13)		120231	460223	700.00	
GF	Family Mediation Fee (14)		120331	471210	650.00	
GF	CD Recording/Record on CD (15,17)		120311	485300	675.00	
OP	Vital Statistics (State of NV) (18)		990019	441004	1,400.00	
OP	State of NV (OAC / Tech) (19)		990019	441020	630.00	
OP	State of NV (OAC / Judges) (20)		990019	441019	315.00	
CR	Court Expansion Fees AB65 (21)	20326		460211	70,300.00	
CR	Court Security Fees AB65 (22)	20335		460213	12,080.00	
CR	Mtn to Modify Div SB388	20408		460214	1,232.00	
CR	Opp Mtn to Mod Div SB388	20409		460215	164.00	
GF	eFile Subscription		120106	460212	31,800.00	
GF	Attorney ID Badge Fee		120101	485320	100.00	
GF	Attorney ID Badge Fee PW		160100	485100	-	
GF	Law Library Fine/Fee		123100	485100	-	
OP	Foreclosure Mediation State (34)		990019	460121	150.00	
GF	Foreclosure Mediator (35)	20444		460220	600.00	
GF	Over/Short (Filing Office)		120231	711300	-	
TOTAL					\$ 211,152.00	

Prepared By: Valerie Moser

ACCEPTED BY: Justin Taylor
Washoe County Treasurer



One South Sierra Street
Reno, Nevada 89501

775.328.3200
washoecounty.gov/da

Christopher J. Hicks
District Attorney

January 30, 2025

Janis Galassini
Washoe County Clerk
1001 E. Ninth Street
Reno, NV 89512

Re: NRS 41.0385

Dear Ms. Galassini:

Pursuant to NRS 41.0385:

2. On or before February 1 of each year, for the preceding calendar year, the district attorney, city attorney or other attorney on behalf of each local government shall compile and file with the clerk of its governing body a summary of all claims made against that government for tortious conduct. The summary is a public record open to inspection.

The Washoe County District Attorney's Office represents Washoe County and hereby provides notice of the attached report that summarizes all new claims for tortious conduct, claims paid, and judgments entered for the time period from January 1 to December 31, 2024.

If you have any questions, please let me know.

Sincerely,

CHRISTOPHER J. HICKS
Washoe County District Attorney

By Michael W. Large
MICHAEL W. LARGE
Deputy District Attorney

Justice First, People Always

2024 Summary of Claims Against Washoe County

Per NRS 41.0385

Category of Alleged Wrong	Claims Pending	Claims Paid	Judgment Entered No Payment	Claims Closed No Payment	Number of Claims
Automobile	1	7	0	1	9
Assault/Battery	0	0	0	0	0
Bodily Injury	1	0	0	11	12
False Arrest/Imprisonment	1	0	0	0	0
Personal Injury	6	0	0	1	7
Property Damage	2	10	0	7	19
Wrongful Death	0	0	0	0	0
TOTAL	11	17	0	20	47

Report Submitted to the County Clerk in compliance with NRS 41.0385 (reporting of tort claims against the government). This report is prepared under the direction of State Law. Washoe County does not admit liability for any claim listed herein, or the amount requested in the claim.

Personal Injury includes negligent and/or intentional infliction of mental distress, defamation and interference with economic advantage.

Automobile includes anything related to an accident involving a motor vehicle, including bodily injury and property damage.

2024 Detail of Auto Claims Filed Against Washoe County

Per NRS 41.0385

Name of Claimant	Amount Claimed	Judgment Amount	Amount Paid
Rodrigo Leal	\$ 16,928.80	\$ -	\$ 16,928.80
Thomas Ryan	\$ -	\$ -	\$ -
Hannah Martinez	\$ 1,056.29	\$ -	\$ 1,056.29
Aleksey Lodzhanskiy	\$ 1,226.93	\$ -	\$ 1,226.93
Erica Wilsey	\$ 602.02	\$ -	\$ 602.02
Herbert Kaplan	\$ 992.26	\$ -	\$ 992.26
Whitney Digesti	\$ 584.70	\$ -	\$ 584.70
Asa Aninao	\$ 3,215.63	\$ -	\$ 3,215.63
Fred Watson	\$ 2,594.54	\$ -	\$ -
Deborah Dominguez	\$ -	\$ -	\$ -
Aaron Christiansen	\$ -	\$ -	\$ -
TOTAL	\$ 27,201.17	\$ -	\$ 24,606.63

2024 Detail of Assault and Battery Claims Filed Against Washoe County

Per NRS 41.0385

Name of Claimant	Amount Claimed	Judgment Amount	Amount Paid
N/A		\$ -	\$ -
TOTAL		\$ -	\$ -

2024 Detail of Bodily Injury Claims Filed Against Washoe County

Per NRS 41.0385

Name of Claimant	Amount Claimed	Judgment Amount	Amount Paid
Amanda Yeager	\$ 100,000.00	\$ -	\$ -
Richard Lawrence	\$ 20,000.00	\$ -	\$ -
Susan Rucielz	\$ -	\$ -	\$ -
TOTAL	\$ 120,000.00	\$ -	\$ -

2024 Detail of False Arrest and Imprisonment Claims Filed Against Washoe County

Per NRS 41.0385

Name of Claimant	Amount Claimed	Judgment Amount	Amount Paid
Kalli Prendergast	\$ -	\$ -	\$ -
TOTAL		\$ -	\$ -

2024 Detail of Personal Injury Claims Filed Against Washoe County

Per NRS 41.0385

Name of Claimant	Amount Claimed	Judgment Amount	Amount Paid
John Leonard	\$0.00	\$ -	\$0.00
Amber Howell	\$400,000.00	\$ -	\$0.00
Johnathan Belfort	\$0.00	\$ -	\$0.00
Kerry Turner	\$800,000.00	\$ -	\$0.00
Jelena Hatfield	\$0.00	\$ -	\$0.00
Drew Ribar	\$0.00	\$ -	\$0.00
April Nieto	\$0.00	\$ -	\$0.00
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TOTAL	\$1,200,000.00	\$ -	\$0.00

2024 Detail of Wrongful Death Claims Filed Against Washoe County

Per NRS 41.0385

Name of Claimant	Amount Claimed	Judgment Amount	Amount Paid
N/A	\$ -	\$ -	\$ -
TOTAL	\$ -	\$ -	\$ -