



WASHOE COUNTY

Integrity Communication Service

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HR N/A

Comptroller _____

STAFF REPORT

BOARD MEETING DATE: March 13, 2018

DATE: January 31, 2018

TO: Board of County Commissioners

FROM: Vahid Behmaram, Water Management Planner Coordinator, Community Services Department, 954-4647, vbehmaram@washoecounty.us

THROUGH: Mojra Hauenstein, Arch., Planner, Division Director, Planning & Building Community Services Dept., 328-3619, mhauenstein@washoecounty.us

SUBJECT: Approve a Water Rights Deed transferring 2.50 acre-feet of ground water rights from Washoe County to the Gannett Family Trust. (Commission District 5.)

SUMMARY

Washoe County is conveying a portion of permit 68709, being 2.50 acre-feet of Warm Springs ground water rights to the Gannett Family Trust. These water rights were dedicated to Washoe County in 2005 in anticipation of future land development and parceling in Warm Springs. Due to the economic downturn, the Gannett Family Trust did not complete their land development projects.

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

PREVIOUS ACTION

April 25, 2017, the Board of County Commissioners (Board) approved a water rights deed conveying 17.5 acre-feet of the same water right permit to Gannett Family Trust.

BACKGROUND

The subject water rights were dedicated to Washoe County in 2005 for future parceling of a 40 acre parcel of land in Warm Springs identified as APN 077-140-03 owned by the Gannett Family Trust. The Gannett Trust twice filed three sets of parcel maps, once in 2004 and again in 2006, to subdivide this 40 acre parcel into eight (8) five (5) acre-parcels. These parcel maps reached various stages of approval, but never were completely finished or recorded as required by law. Washoe County re-conveyed 17.5 acre-feet of these water rights back to the Gannett Family Trust in 2017, based on a erroneous notation that the remaining 2.5 acre-feet was committed to one of these maps, which was nearly completed. However, the notation in the County files was incorrect,

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and no maps were ever recorded. The current deed before the Board will correct the records and re-convey the 2.5 acre-feet retained by Washoe County in error.

FISCAL IMPACT

There is no fiscal impact associated with execution of these Water Rights Deeds.

RECOMMENDATION

It is recommended the Board of County Commissioners approve a Water Rights Deed transferring 2.50 acre-feet of ground water rights from Washoe County to the Gannett Family Trust.

POSSIBLE MOTION

Should the Board agree with staff's recommendation, a possible motion would be:
"Move to approve a Water Rights Deed transferring 2.50 acre-feet of ground water rights from Washoe County to the Gannett Family Trust."