



WASHOE COUNTY

Integrity Communication Service

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STAFF REPORT

BOARD MEETING DATE: December 9, 2025

DATE: November 12, 2025

TO: Board of County Commissioners

FROM: Brian Beffort, Sustainability Manager
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THROUGH: Dave Solaro, Assistant County Manager

SUBJECT: Recommendation to enter into a sub-contract with the Alliance for Sustainable Energy, LLC, as a recipient of the Community Microgrid Assistance Partnership sub-contract of [\$295,000; no county match required], retroactive for the period from November 18, 2025 until September 17, 2027 to provide technical assistance and financial support for the County to sub-contract services to conduct detailed engineering studies, perform needed resource assessments, develop financial models, and identify funding sources for potential construction of a solar energy generating station to be owned and operated by the Gerlach General Improvement District (GGID) on land owned by the GGID in Gerlach, Nevada; authorize the Manager's Office to execute the sub-contract; direct Finance to make the necessary budget amendments; funded 100% by the National Renewable Energy Laboratory. (Commission District 5) FOR POSSIBLE ACTION

SUMMARY

Pursuant to Washoe County Code 15.140(1)(f) the Washoe Board of County Commissioners has sole authority to accept grants and cash contributions from private and public sources or other financial assistance from the federal government or any agency or instrumentality thereof, and to comply with such conditions as may be necessary; and must approve amendments to the adopted fiscal year budget and direct the Finance to make the necessary budget amendments. The funds from the Alliance for Sustainable Energy, LLC, will be directed to support technical assistance and funding to further the design and construction of a solar energy generating station in Gerlach, Nevada, on 52 acres of land owned by the Gerlach General Improvement District. The GGID will reserve all rights to own and operate the microgrid, or to enter into contracts with other entities for these services.

This project will further Gerlach's goal of energy independence, improve resilience against power outages and generate significant revenue to the GID and town of Gerlach.

AGENDA ITEM # TMP-10312_____

Project partners include the National Renewable Energy Laboratory, the Gerlach General Improvement District and the Nevada Clean Energy Fund.

Washoe County Strategic Objective supported by this item:

Economic Impacts: Support a Thriving Community. NET ZERO: Implement the Greenhouse Gas Emissions Plan to achieve net-zero greenhouse gas emissions by 2050.

PREVIOUS ACTIONS

- On May 23, 2023, the Board of County Commissioners adopted the Green Recovery Plan, which includes the goal, “Reduce Greenhouse Gas Emissions.”
- On September 20, 2023, the Board of County Commissioners accepted the Department of Energy’s Energizing Rural Communities Prize of \$100,000 to incentivize the development of clean energy projects in Gerlach, Nevada.
- On March 11, 2025, the Board of County Commissioners adopted the County’s Climate Action Plan, which includes goals to reduce emissions to net-zero by 2050 and advance clean energy projects.

BACKGROUND

The goal of the National Renewable Energy Laboratory’s Community Microgrid Assistance Partnership (“C-MAP”) is to lower customers’ energy bills and improve electrical service to residents and businesses while advancing microgrid innovation as a driver of energy independence in remote and isolated parts of the country. Directed technical support and funding will empower the Gerlach General Improvement District, Washoe County and partners to improve the operational efficiency of microgrids and develop pathways to generate renewable energy and income.

This initiative aligns with the County’s strategic objective to support a thriving community by reducing greenhouse gas emissions and furthers the work already accomplished under the Department of Energy’s Energizing Rural Communities Prize awarded in 2023 to conduct an energy audit of all buildings in town and complete a feasibility study for the development of a microgrid.

SUB-CONTRACT SUMMARY

Sub-Contract Name: Community Microgrid Assistance Partnership (C-MAP)

Sub-Contract Scope of Work: Through a competitive and transparent Request For Proposal process, Washoe County will procure a contractor to complete detailed engineering studies, perform needed resource assessments, develop financial models, and identify funding sources for the potential construction of a solar microgrid in Gerlach on land owned by the Gerlach General Improvement District (GGID). The GGID will reserve all rights to own and operate the microgrid, or to enter into contracts with other entities for these services.

Benefit to Washoe County Residents:

- Reduced emissions to meet the County's goal of net-zero greenhouse gas emissions by 2050.
- Improved energy independence and resilience against power outages for Gerlach citizens and businesses.
- Lower long-term energy costs.
- Potential income generated by the solar array to support the GGID, its operations and Gerlach's community needs.
- Deployment of innovative, clean energy technology that can be applied elsewhere in the County and region to further energy independence, resilience and lower emissions goals.

On-Going Program Support: This is a one-time project that will not continue beyond the performance period. If additional work is needed, additional funds will be sought.

Sub-Contract Amount: \$295,000; no county match required

Period of Performance: Retroactive for the period from November 18, 2025 until September 17, 2027.

Funding Source: United States Department of Energy, National Renewable Energy Laboratory, Alliance for Sustainable Energy, LLC

Contracts:

This is a sub-contract with the County. The Sustainability and Purchasing divisions will develop a Request for Proposals to contract with a third party to complete the scope of work. In the event there are no respondents to the Request for Proposal, the Purchasing Division will pursue a sole source contract.

FISCAL IMPACT

Should the board accept this sub-contract and approve these amendments, the FY26 Sustainability Division adopted budget will be increased by \$295,000 in both revenues and expenditures in the following accounts:

Cost Object & Description	G/L Account & Description	Amount
Community Microgrid Develop. Partnership – Contract Revenue	12588 - 491215	\$295,000
Community Microgrid Develop. Partnership - Professional Services	12588 - 710200	\$295,000

These funds will pay contractors to complete the scope of work through the County's RFP process. Beyond staff support from the Sustainability Division in partnership for this

project, no additional County funds will be used for this project, and no additional staff positions will be requested to pursue these outcomes. This will not impact the County's General Fund.

For the town of Gerlach and the GGID, the long-term ownership and operation of solar microgrids will potentially generate significant revenue from the sale of excess energy, while protecting against rising energy costs, and improving return on investment by accessing incentives like tax credits and rebates. This project may also support workforce development in Gerlach by creating a need for local skilled jobs to construct, operate and maintain the microgrid. These jobs could be supported by microgrid revenue.

RECOMMENDATION

It is recommended that the Board of County Commissioners execute the sub-contract with the Alliance for Sustainable Energy, LLC, as a recipient of the Community Microgrid Assistance Partnership sub-contract of [\$295,000; no county match required], retroactive for the period from November 18, 2025 until September 17, 2027 to provide technical assistance and financial support for the County to sub-contract services to conduct detailed engineering studies, perform needed resource assessments, develop financial models, and identify funding sources for potential construction of a solar energy generating station to be owned and operated by the Gerlach General Improvement District (GGID) on land owned by the GGID in Gerlach, Nevada; authorize the Manager's Office to execute the sub-contract; direct Finance to make the necessary budget amendments; funded 100% by the National Renewable Energy Laboratory. (Commission District 5)

POSSIBLE MOTION

Should the Board agree with staff's recommendation, a possible motion would be: "*move to* execute the sub-contract with the Alliance for Sustainable Energy, LLC, as a recipient of the Community Microgrid Assistance Partnership sub-contract of [\$295,000; no county match required], retroactive for the period from November 18, 2025 until September 17, 2027 to provide technical assistance and financial support for the County to sub-contract services to conduct detailed engineering studies, perform needed resource assessments, develop financial models, and identify funding sources for potential construction of a solar energy generating station to be owned and operated by the Gerlach General Improvement District (GGID) on land owned by the GGID in Gerlach, Nevada; authorize the Manager's Office to execute the sub-contract; direct Finance to make the necessary budget amendments; funded 100% by the National Renewable Energy Laboratory. (Commission District 5)"

The following documents are attached:

1. CMAP_Purchase_Order_SUB-2026-10014. (Award will be finalized via DocuSign).
2. Appendix A – Statement of Work