


POWER SYSTEM

FEB 10 2016

EXECUTIVE OFFICE

TRANSMITTAL			0150-10590-0000
TO Marcie L. Edwards, General Manager Department of Water and Power	DATE FEB 10 2016	COUNCIL FILE NO.	
FROM The Mayor		COUNCIL DISTRICT	
<p style="text-align: center;">AUTHORIZATION OF AN EASEMENT TO ELECTRIC LIGHTWAVE, LLC FOR COMMUNICATION PURPOSES</p> <p>Approved and transmitted for further processing including Council consideration. See the City Administrative Officer report attached.</p> <div style="text-align: center;"> MAYOR</div> <div style="text-align: right;">Ana Guerrero</div>			
MAS:JJJ:10160056T CAO 649-d			

REPORT FROM

OFFICE OF THE CITY ADMINISTRATIVE OFFICER

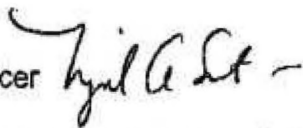
Date: February 8, 2016

CAO File No.: 0150-10590-0000

Council File No.:

Council District:

To: The Mayor

From: Miguel A. Santana, City Administrative Officer 

Reference: Communication from the Department of Water and Power dated December 14, 2015; referred by the Mayor for report on December 29, 2015

Subject: **AUTHORIZATION OF AN EASEMENT TO ELECTRIC LIGHTWAVE, LLC FOR COMMUNICATION PURPOSES**

SUMMARY

The Department of Water and Power (DWP; Department) requests approval of a proposed resolution authorizing an easement for communication purposes to Electric Lightwave, LLC, for 1.39 acres of land at the decommissioned Mohave Steam Generating Station (MSGs) property located in the City of Laughlin, Clark County, Nevada. The MSGs property is co-owned by four utilities consisting of Southern California Edison (56 percent), Salt River Project (20 percent), Nevada Power Company (14 percent), and DWP (10 percent).

The MSGs coal-fired power plant was removed from service in 2005 and subsequently shutdown in 2007. The Department reports the power plant was fully demolished in 2012 and the plant site was returned to brownfield conditions with only one building and a perimeter fence remaining. The co-owners continue to own approximately 2,500 acres of project land.

Approval of the proposed easement will allow expansion of communication services to support the growth of the City of Laughlin. Electric Lightwave, LLC dba Integra Telecom has a non-exclusive Telecommunications Utility Franchise Agreement with Clark County until April 7, 2019.

The agreed upon price of the easement is \$52,000, which is based on a fair market appraisal of the proposed easement rights performed by a licensed appraiser and verified by Southern California Edison. DWP will receive \$5,200 as its share of the consideration, which is equivalent to 10 percent of the total price.

DWP has determined that the proposed easement presents no adverse operational impacts or maintenance expenses associated with the current or anticipated operational needs for the MSGs property.

Charter Section 675(d)(2) requires Council approval to sell, lease, or otherwise dispose of, or in any manner withdraw from the control of the Board of Water and Power Commissioners real property. The City Attorney has approved the proposed resolution as to form and legality.

RECOMMENDATIONS

That the Mayor:

1. Approve the proposed resolution which authorizes the Department of Water and Power to execute an easement for communication purposes to Electric Lightwave, LLC, for 1.39 acres of land co-owned by the City of Los Angeles located in the City of Laughlin, Clark County, California; and
2. Return the proposed resolution to the Department for further processing, including Council consideration.

FISCAL IMPACT STATEMENT

Approval of the proposed resolution will result in \$5,200 in revenue for the Power Revenue Fund. The proposed resolution complies with the Department's adopted Financial Policies. Approval of the proposed resolution will have no impact on the City General Fund.

TIME LIMIT FOR COUNCIL ACTION

Pursuant to Charter Section 675(d)(2), "Powers and Duties of the Board – Real Estate Interests," subject to the water rights of the City, there is no time limit for Council action on agreements for real property or any rights in real property held by DWP that will be sold, leased or withdrawn from the Department's control.

MAS:JJ:10160056