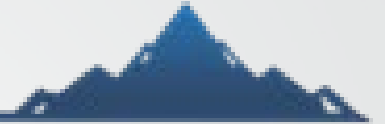




NEVADA OFFICE OF EMERGENCY MANAGEMENT | HOMELAND SECURITY
HELPING PEOPLE BEFORE, DURING, AND AFTER EMERGENCIES



Tuesday, March 10, 2026

1830 Bennett Court repetitive loss property acquisition and demolition



Tom Dallaire,

Director of Community Development

Courtney Walker,

Stormwater Program Manager

Debbie Swickard,

Grants Administrator/Title VI Coordinator

Project Location

1830 BENNETT COURT PROPERTY ACQUISITION AND DEMOLITION



Project Description

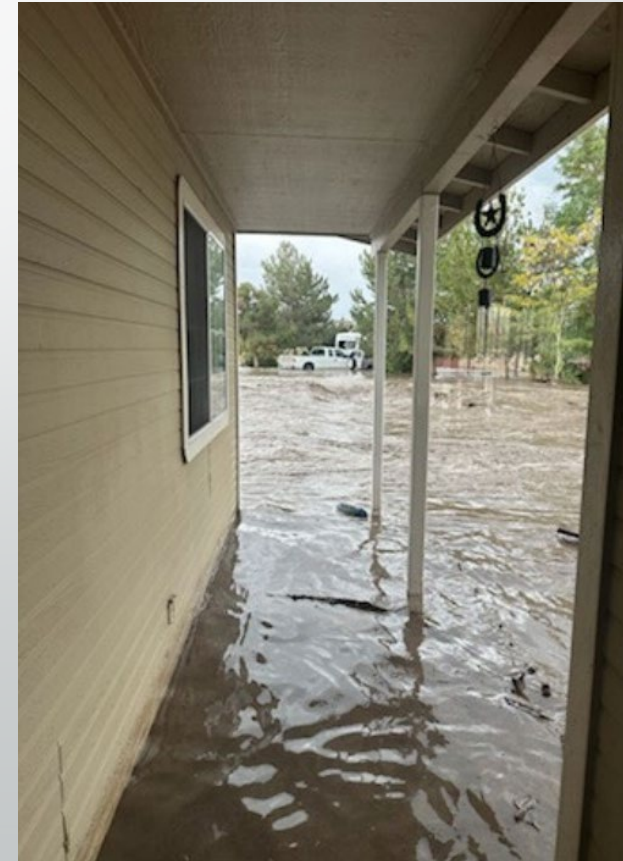
Douglas County is seeking to acquire a property that has faced repetitive losses due to flooding on Bennett Court

Where: Within the in the Ruhenstroth Community in Gardnerville, NV., Douglas County.

The acquisition and demolition of this property will permanently resolve the flooding issues at this property while contributing the to improved flood control and maintenance of the channel into the future.



September 2025 event
2 inches of water inside home



Scope of Work -

- Grant Awarded (first day). Funding Accepted (120 days).
 - Acquisition (120 days). Determine market rate prior to the September 2025 flooding event. The property includes an 1,874 SF home that was constructed in 1995.
 - Once the county owns the property – request RFP for Demolition and Land Grading/Remediation (60 days), and submit for DEMO permit, submit for utility disconnected with Southwest Gas, NV Energy, telephone, possibly cable. There is a satellite dish on the home. Submit application to BLM for access and site clean up of illegal ground disturbance.
 - Submit application to State of Nevada -Well Abandonment & Septic System Decommissioning (30 days).
 - Award contract for Structural Demolition and Debris Removal (30 days) and on site and off-site cleanup with permission obtained from BLM.
 - Complete Punch List (15 days).
 - Project Close-out (30 days). Grant Close-out (90 days)
- = Worst Case scenario 495 days.



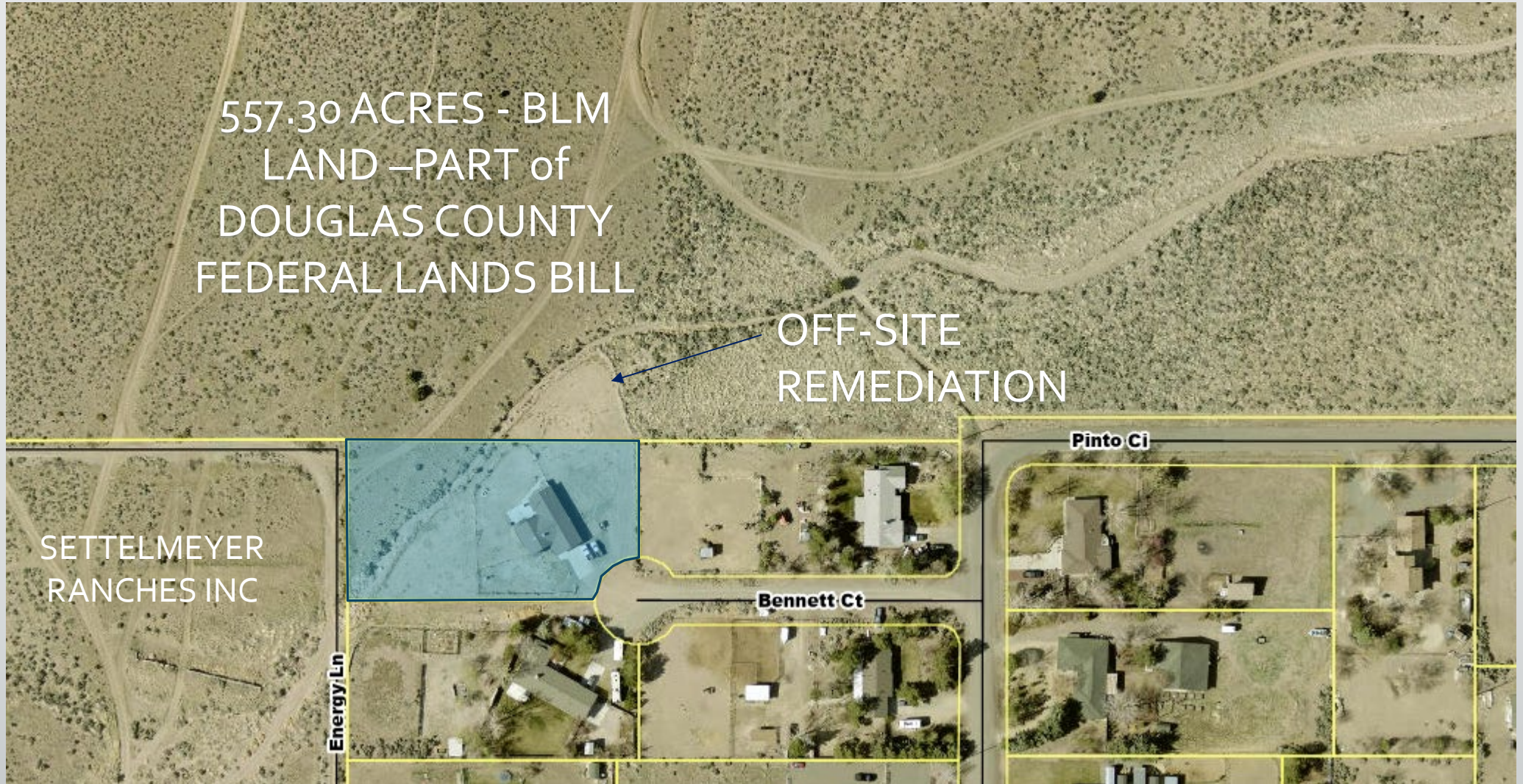
September 2025 event
2 inches of water inside home



SW Gas, power, telephone, Cable are all located on the front east side of garage

557.30 ACRES - BLM
LAND - PART of
DOUGLAS COUNTY
FEDERAL LANDS BILL

OFF-SITE
REMEDIATION



SETTELMAYER
RANCHES INC

Energy Ln

Bennett Ct

Pinto Ci

Project Budget: \$799,778

25% County Match: \$199,944.50

75% HMGP Grant: 599,833.50

(Acquisition: \$740,000 Demo & Permitting: \$59,778)

Legislation ▼ Examples: hr5, sres9, "health care"

MORE OPTIONS ▼

[Home](#) > [Legislation](#) > [116th Congress](#) > S.2890

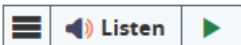
S.2890 - Douglas County Economic Development and Conservation Act

116th Congress (2019-2020)

BILL Show Overview ▼

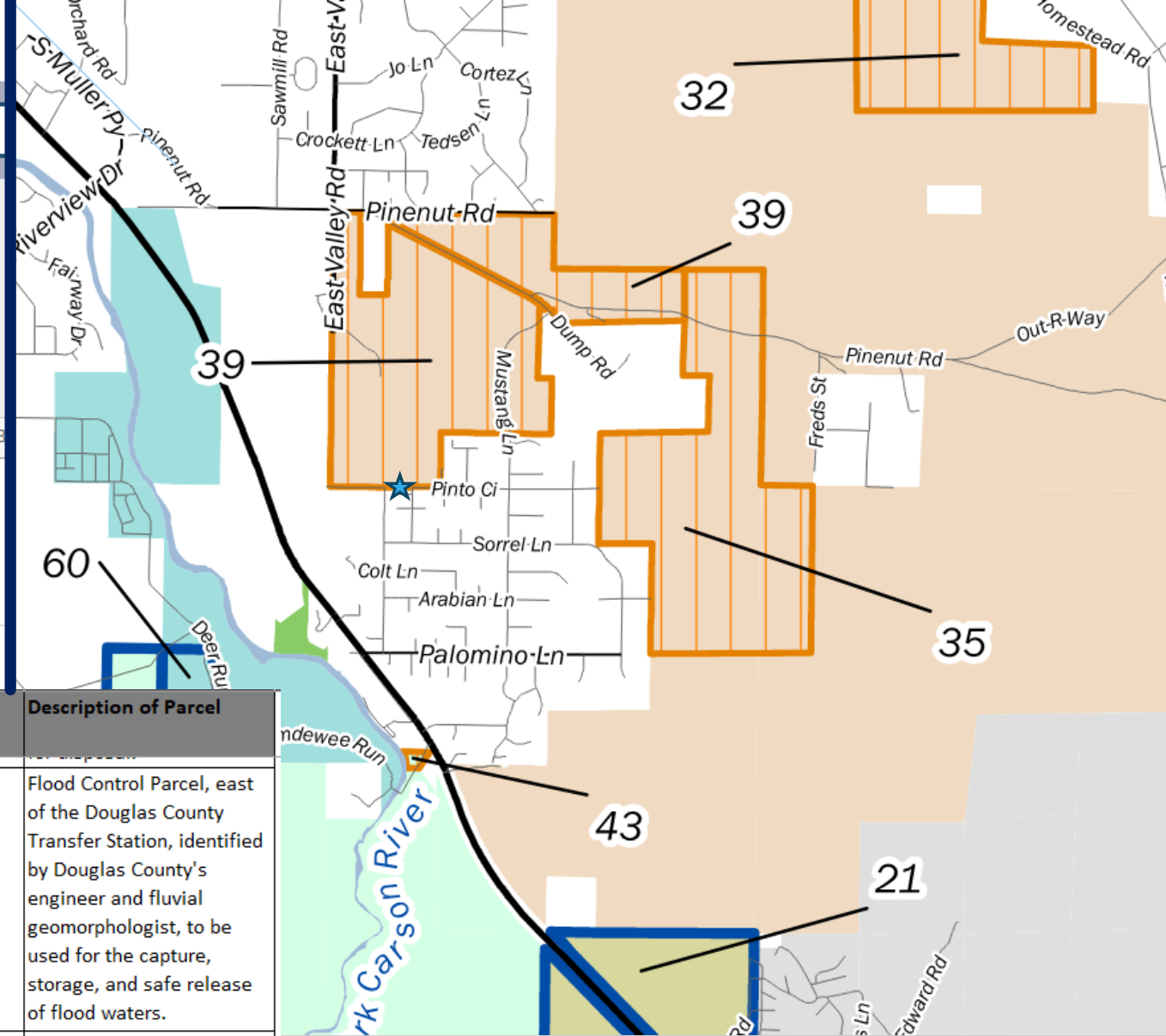
Summary (1) | Text (1) | Actions (2) | Titles (2) | Amendments (0) | Cosponsors (1) | Committees (1) | Related Bills

Summary: S.2890 — 116th Congress (2019-2020)



There is one summary for S.2890. [Bill summaries](#) are authored by [CRS](#).

Original Parcel #	Map Legend	Agency	Township/Range	Acreage	Bill Citation	Description of Parcel
35	Douglas County Conveyances	BLM	T. 12 N., R. 21 E.	657	Sec. 103	Flood Control Parcel, east of the Douglas County Transfer Station, identified by Douglas County's engineer and fluvial geomorphologist, to be used for the capture, storage, and safe release of flood waters.
39	Douglas County Conveyances	BLM	T. 12 N., R. 20 E.; T. 12 N., R. 21 E.	757	Sec. 103	Fairgrounds Parcel, to be transferred to Douglas County for public purposes including a future school site, bus barn, recreation, and other public purposes.

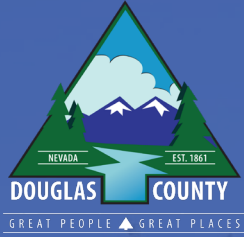


★ Project Site



QUESTIONS?





THANK YOU

