



**CITY OF FALLON**  
**REQUEST FOR COUNCIL ACTION**

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DATE SUBMITTED: February 10, 2025  
AGENDA DATE: February 18, 2025  
TO: The Honorable City Council  
FROM: Trent deBraga, Deputy City Attorney  
AGENDA ITEM TITLE: Consideration and possible action to determine the fair market value of the real property located at 1050 W. Williams Ave., Fallon, Nevada, further identified by Churchill County Assessor’s Parcel No. 001-191-07, at \$40,000. **(For possible action)**

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**TYPE OF ACTION REQUESTED:**

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| <input type="checkbox"/> Resolution                      | <input type="checkbox"/> Ordinance               |
| <input checked="" type="checkbox"/> Formal Action/Motion | <input type="checkbox"/> Other – Discussion Only |
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**RECOMMENDED COUNCIL ACTION:** Motion to establish the fair market value of the real property located at 1050 W. Williams Ave., Fallon, Nevada, further identified by Churchill County Assessor’s Parcel No. 001-191-07, at \$40,000.

**DISCUSSION:** The City of Fallon owns the real property located at 1050 W. Williams Ave., further identified by Churchill County Assessor’s Parcel No. 001-191-07. Pursuant to NRS 268.059(1.) (a), if the governing body holds a public hearing on the matter of the fair market value of the real property, one independent appraisal of the real property is sufficient before selling it.

Cindy Fogel with JOHNSON|PERKINS|GRIFFIN conducted an appraisal of 1050 W. Williams Ave. and determined the fair market value as of January 22, 2025, to be \$40,000.

Ms. Fogel’s qualifications, disclosure statement, as well as the appraisal is attached to this agenda item. JOHNSON|PERKINS|GRIFFIN was chosen as the qualified appraiser because it previously conducted the appraisal of 1050 W. Williams Avenue in November 2022 prior to the City purchasing it.

PREPARED BY: Trent deBraga, Deputy City Attorney