

RESOLUTION NO. R-35-2020

**A RESOLUTION CONCERNING A PROPOSED SPECIAL
IMPROVEMENT DISTRICT; APPROVING THE FORM OF
AN IMPROVEMENTS REIMBURSEMENT AGREEMENT
BETWEEN THE CITY AND NORTHLAND LLC.**

WHEREAS, the City of Las Vegas, Nevada (the “City”) is organized and operating pursuant to the provisions of Chapter 517, Statutes of Nevada 1983, as amended, and the general laws of the State of Nevada; and

WHEREAS, Northland LLC, a Delaware limited liability company (the “Developer”), has informed the City that, in the future, the Developer may request that the City conduct proceedings pursuant to the provisions of Nevada Revised Statutes Chapter 271 and the City’s Developer Special Improvement District Guidelines (the “Guidelines”) to form one or more special improvement districts within the City (the “Future Districts”), to levy special assessments therein, and to issue one or more series of bonds (hereinafter called “Bonds”) to provide for the construction, acquisition, and/or furnishing of certain public improvements within the Future Districts; and

WHEREAS, the Developer has previously constructed, or will construct, certain public improvements (the “Improvements”) that will proportionally benefit the properties in the Future Districts; and

WHEREAS, the Developer intends to request that the City levy special assessments against the properties in the Future Districts to finance an allocable portion of the cost of the Improvements; and

WHEREAS, the Developer desires to dedicate the Improvements to the City or another applicable government prior to the formation of the Future Districts and the execution of a Development and Financing Agreement between the City and the Developer relating to each Future District; and

WHEREAS, the Developer has requested that the City reimburse the Developer for a portion of the costs of the Improvements from the proceeds of the Bonds; and

WHEREAS, the City desires to facilitate such reimbursement, subject to the conditions contained in an Improvements Reimbursement Agreement (the “Improvements Reimbursement Agreement”) between the City and the Developer; and

WHEREAS, the proposed form of the Improvements Reimbursement Agreement is on file with the City Clerk and the City Council has reviewed the same and has found it to be satisfactory.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF LAS VEGAS, IN THE STATE OF NEVADA:

Section 1. The Improvements Reimbursement Agreement is hereby approved in substantially the form on file with the City Clerk, with only such changes therein as are not inconsistent herewith and are approved by the officers of the City executing the same. The officers of the City are hereby authorized to enter into, execute, and deliver the Improvements Reimbursement Agreement, and the execution and delivery of the same shall constitute conclusive evidence of the City's approval thereof in accordance with the terms hereof.

Section 2. The officers of the City be, and they hereby are, authorized to take all action necessary to effectuate the provisions of this resolution.

Section 3. All bylaws, orders and resolutions, or parts thereof, in conflict with this resolution, are repealed to the extent only of such inconsistency. This repealer shall not be construed to revive any bylaw, order, or resolution, or part thereof, previously repealed.

Section 4. If any section, paragraph, clause or provision of this resolution shall be held to be invalid or unenforceable, the invalidity or unenforceability of such section, paragraph, clause or provision shall not affect any of the remaining provisions of this resolution.

Section 5. The City Council has determined and does hereby declare that this resolution shall be in effect upon its passage in accordance with law.

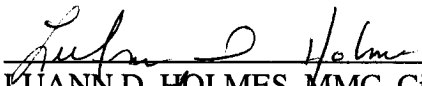
PASSED AND APPROVED August 5, 2020.

(SEAL)



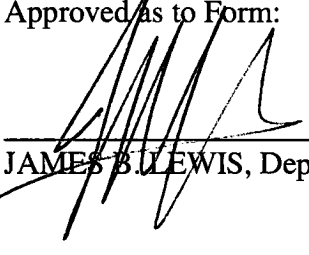
CAROLYN G. GOODMAN, Mayor

Attest:



LUANN D. HOLMES, MMC, City Clerk

Approved as to Form:



JAMES B. LEWIS, Deputy City Attorney

STATE OF NEVADA)
)
COUNTY OF CLARK) ss
)
CITY OF LAS VEGAS)

I am the duly chosen and qualified City Clerk of Las Vegas (the “City”), in the State of Nevada, do hereby certify:

1. The foregoing pages constitute a true, correct, complete and compared copy of a resolution adopted by the City Council of the City (the “City Council”) at a meeting held on August 5, 2020.

2. The adoption of the resolution was duly moved and seconded and the resolution was adopted by an affirmative vote of a majority of the members of City Council as follows:

Mayor:	Carolyn G. Goodman
Council members:	Michele Fiore
	Stavros S. Anthony
	Cedric Crear
	Brian Knudsen
	Victoria Seaman
	Olivia Diaz

Those Voting Nay:	None
Those Absent:	None

3. The original of the resolution has been approved and authenticated by the signatures of the Mayor of the City and myself as City Clerk and has been recorded in the regular official record of the Council kept for that purpose in my office, which record has been duly signed by the officers and properly sealed.

4. All members of the Council were given due and proper notice of the meeting. Pursuant to Nevada Revised Statutes (“NRS”) 241.020, written notice of the meeting was given not later than 9:00 a.m. on the third working days before the meeting including in the notice the time, place, location, and agenda of the meeting:

(a) By posting a copy of the notice at least three working days before the meeting on the City’s website, on the official website of the State of Nevada pursuant to NRS 232.2175, at the principal office of the Council,

or if there is no principal office, at the building in which the meeting is to be held, and at least three (3) other separate, prominent places within the jurisdiction of the Council, to wit:

- (i) City Hall
495 S. Main Street
Las Vegas, Nevada
 - (ii) City of Las Vegas
333 N. Rancho Drive
Las Vegas, Nevada
 - (iii) Clark County Government Center
500 S. Grand Central Parkway
Las Vegas, Nevada
 - (iv) The City of Las Vegas website
- and

(b) Prior to 9:00 a.m. at least 3 working days before such meeting, such notice was mailed to each person, if any, who has requested notices of meetings of the Council in compliance with NRS 241.020(3)(b) by United States Mail, or if feasible and agreed to by the requestor, by electronic mail.

5. Upon request, the Council provides at no charge, at least one copy of the agenda for its public meetings, any proposed ordinance or regulation which will be discussed at the public meeting, and any other supporting materials provided to the Council for an item on the agenda, except for certain confidential materials and materials pertaining to closed meetings, as provided by law.

6. A copy of such notice so given of the meeting of the Council on August 5, 2020 is attached to this certificate as Exhibit A.

IN WITNESS WHEREOF, I have hereunto set my hand on this August 5, 2020.

By: 
LuAnn D. Holmes, MMC, City Clerk

EXHIBIT A

(Attach Copy of Notice of Meeting)

Carolyn G. Goodman, Mayor (At-Large)
Stavros S. Anthony, Mayor Pro Tem (Ward 4)
Brian Knudsen (Ward 1)
Victoria Seaman (Ward 2)
Olivia Diaz (Ward 3)
Cedric Crear (Ward 5)
Michele Fiore (Ward 6)



City Manager Scott Adams
City Attorney Bryan K. Scott
City Clerk LuAnn D. Holmes

City Council Agenda

Council Chambers · 495 South Main Street · Phone 702-229-6011
City of Las Vegas Internet Address: www.lasvegasnevada.gov

Facilities are provided throughout City Hall for convenience of persons with disabilities. For meetings held in the Council Chambers, sound equipment is available for persons with hearing impairments. Reasonable efforts will be made to assist and accommodate persons with disabilities or impairments. If you need an accommodation to attend and participate in this meeting, please call the City Clerk's office at 702-229-6311 and advise of your need at least 48 hours in advance of the meeting. Dial 7-1-1 for Relay Nevada.

August 5, 2020

9:00 AM

A lunch break may be taken at the discretion of the Mayor.

Items listed on the agenda may be taken out of the order presented; two or more agenda items for consideration may be combined; and any item on the agenda may be removed or related discussion may be delayed at any time. Backup material for this agenda may be obtained from LuAnn D. Holmes, City Clerk, at the City Clerk's Office at 495 South Main Street, 2nd Floor or on the City's webpage at www.lasvegasnevada.gov.

Should you choose to attend in person, a medical screening will be administered before you can enter the building. Alternatively, any and all persons are encouraged to send comments and written objections electronically prior to the meeting via e-mail to meetingcomments@lasvegasnevada.gov, by mailing to the City Clerk, 2nd Floor, City Hall, 495 South Main Street, Las Vegas, Nevada, 89101 or fax to (702) 382-4803. Emails must contain the meeting name, date and item number in the subject. Emails received up to an hour before the meeting will be considered public record, read during the meeting where appropriate and will be included in the backup. A time limit may be imposed on the Emails read for the record.

Online comments can also be submitted via the City's website at www.lasvegasnevada.gov/councilcomment during the City Council meeting. All comments received during the meeting will be considered public record, read where appropriate and included in the backup. Comments received on a Public Hearing item after action has been taken will not be read but will be included in the backup. A time limit may be imposed on the comments read for the record.

The Mayor and City Council welcome your attendance, public comment related to the items on the agenda and citizen participation on items under the jurisdiction of the City Council at this meeting. If you wish to speak, we respectfully ask you to complete and submit a speaker card to the City Clerk. Cards are available online, in the Clerk's Office or at the front of the Chambers as you enter.

These proceedings are being video recorded as well as presented live on KCLV, Cable Channel 2, and are Closed Captioned for our hearing impaired viewers, made possible through underwriting from The Howard Hughes Corporation, developers of Summerlin. Please note customers of CenturyLink and Cox Communications can view this program in High Definition on Channel 1002 and in Standard Definition on Channel 2. You can also watch this meeting live on Apple TV, Roku and Amazon Fire TV on the Go-Vegas app. The Council Meeting, as well as all other KCLV programming, can be viewed on the internet at www.kclv.tv/live. The proceedings will be rebroadcast on KCLV Channel 2 and the web the Wednesday of the meeting at 8:00 PM, and also on Friday at 4:00 AM, Saturday at 7:00 PM, Sunday at 7:00 AM and the following Monday at 5:00 PM.

Note: Cellular phones are to be turned off during the Council Meeting.

CEREMONIAL MATTERS

1. Call to Order
2. Announcement Regarding: Compliance with Open Meeting Law
3. Invocation - Reverend Charlotte Parker, Community Spiritual Center
4. Pledge of Allegiance

BUSINESS ITEMS - 9 A.M. SESSION **PUBLIC COMMENT**

5. Public comment during this portion of the Agenda must be limited to matters on the Agenda for action. If you wish to be heard, come to the podium and give your name for the record. The amount of discussion, as well as the amount of time any single speaker is allowed, may be limited.

BUSINESS ITEMS - 9 A.M. Session

6. For Possible Action - Any items from the 9 a.m. session that the Council, staff and/or the applicant wish to be stricken, tabled, withdrawn or held in abeyance to a future meeting may be brought forward and acted upon at this time.
7. For possible action to approve the Final Minutes by reference of the July 8, 2020 Regular City Council Meeting
8. Discussion for possible action regarding annual review of City Manager Scott D. Adams
9. Discussion for possible action regarding annual review of City Auditor Radford K. Snelding (NOTE: To be trailed to follow the Closed Session)

CONSENT AGENDA

Matters listed on the Consent Agenda are considered to be routine and have been recommended for approval by the Submitting Departments. All items on the Consent Agenda may be approved in a single motion. However, if a Council Member so requests, any consent item may be moved to the discussion portion of the agenda and other action, including postponement or denial of the item, may take place.

ADMINISTRATIVE - CONSENT

10. For possible action to approve a grant award from the State of Nevada Division of Emergency Management for the receipt and appropriation of funds from the Department of Homeland Security (DHS) Grant, Federal Fiscal Year 2020 Emergency Management Performance Grant (EMPG) Supplemental in the amount of \$229,092 to support the City of Las Vegas Emergency Management Program - All Wards
11. For possible action to approve the ratification and approval of an interlocal agreement between the City of Las Vegas and Clark County for the use of Cashman Center, located at 850 Las Vegas Boulevard, through December 31, 2020 as a testing location for COVID-19 due to the pandemic emergency (\$250,000 - CARES Act Special Revenue Fund) - Ward 5 (Crear)

FINANCE - PURCHASING AND CONTRACTS - CONSENT

12. For possible action to approve award of Bid No. 20.75537-JL, Strong Start Academy @ Wardelle, located at 2950 East Bonanza Road, to the lowest responsive and responsible bidder, and the construction conflicts and contingency reserve - Department of Public Works - Award recommended to: MONUMENT CONSTRUCTION (\$7,622,459.76 - Various Funds) - Ward 3 (Diaz)

13. For possible action to approve award of Bid No. 19.71033-JH Moccasin Road Clark County Regional Flood Control District Facility (CCRFCF) Flood Control Facility - Moccasin Road to Clark County Regional Flood Control District Facility LVUP 1076/1077, to the lowest responsive and responsible bidder - Department of Public Works - Award recommended to: WILLIAM CHARLES, INC. (\$16,989,000 - Road and Flood Capital Project Fund) - Ward 6 (Fiore) and County
14. For possible action to approve award of Modification No. 1 to Contract No. 200116-JL, Historic Westside Revitalization Consultant, in the Historic Westside Area - Office of Community Services - Award recommended to: CENTRO INC (\$49,500 - General Fund) - Ward 5 (Crear)

OPERATIONS AND MAINTENANCE - CONSENT

15. For possible action to approve Las Vegas Valley Water District (LVVWD) Non-Exclusive Easements from the City of Las Vegas to service the Harris-Marion Park Project located at 4755 Harris Avenue, APN 140-29-801-001 - Ward 3 (Diaz)
16. For possible action to approve a Grant of Easement to Nevada Power Company, d/b/a NV Energy, to provide services to the Corridor of Hope Project located at 314 Foremaster Lane, APN 139-27-504-004 - Ward 5 (Crear)
17. For possible action to approve a Grant of Easement for Underground Electrical Service and an Access to Equipment Easement Agreement between the City of Las Vegas and Nevada Power Company, d/b/a NV Energy, to provide services to the Corridor of Hope Project located at 310 Foremaster Lane, APN 139-27-504-014 - Ward 5 (Crear)
18. For possible action to approve the First Amendment to Interlocal Agreement for the Lease of Space between the City of Las Vegas and Las Vegas Redevelopment Agency (RDA) for the property located at 833 North Las Vegas Boulevard, commonly known as the former Las Vegas Library - Ward 5 (Crear) [NOTE: This item is related to RDA Item 5]

PUBLIC WORKS - CONSENT

19. For possible action to approve Interlocal Contract LAS05L20 between the City of Las Vegas and the Clark County Regional Flood Control District (CCRFCF) for design of the Meadows - Charleston Storm Drain, Essex to Lindell Project (\$817,308 - Road and Flood Capital Project Fund [CPF]) - Ward 1 (Knudsen)
20. For possible action to approve an interlocal agreement between the City of Las Vegas and the Clark County School District (CCSD) for the construction and maintenance of improvements within CCSD's property for Segment C of the future 215 Beltway Trail - Centennial to Decatur Project, APN 126-24-701-021 - Ward 6 (Fiore)
21. For possible action to approve Third Supplemental Interlocal Contract LAS23E13 between the City of Las Vegas and the Clark County Regional Flood Control District (CCRFCF) to extend the contract expiration date to June 30, 2021 and reduce project funding for engineering design of the Centennial Parkway Channel West - CC215, Pioneer Way to US95 Project - Ward 6 (Fiore)
22. For possible action to approve Interlocal Contract CLV MWP FY 2020-21 between the City of Las Vegas (CLV) and the Clark County Regional Flood Control District (CCRFCF) for the Annual Maintenance Work Program for Fiscal Year 2021 to maintain CCRFCF's facilities within the CLV (\$3,200,000 - Road and Flood Capital Project Fund [CPF]) - All Wards
23. For possible action to approve Fourth Supplemental Interlocal Contract LAS23F14 between the City of Las Vegas and the Clark County Regional Flood Control District (CCRFCF) to extend the contract expiration date from June 30, 2020 to June 30, 2021 and reduce project funding for engineering design of the Centennial Parkway Channel West - CC215, Pioneer Way to US95 Project - Ward 6 (Fiore)
24. For possible action to approve staff to acquire right-of-way, easements and other property rights for the Harris Avenue - Bruce to Wardelle Project, multiple APNs (\$120,000 - Traffic Improvements Capital Project Fund [CPF]) - Ward 3 (Diaz)
25. For possible action to approve an interlocal agreement between the City of Las Vegas (CLV) and Clark County (County) to provide the adjustment of two (2) sewer siphon vaults located near the Las Vegas Wash and Sloan Lane as part of the Sandhill-Owens Relief Sewer Project - Ward 3 (Diaz)
26. For possible action to approve Interlocal Contract LAS05M20 between the City of Las Vegas and the Clark County Regional Flood Control District (CCRFCF) for design of the Meadows Detention Basin Upgrade (\$154,000 - Road and Flood Capital Project Fund [CPF]) - Ward 1 (Knudsen)

27. For possible action to approve Interlocal Contract LAS19E20 between the City of Las Vegas and the Clark County Regional Flood Control District (CCRFCD) for design of the Owens Avenue System - Vegas Storm Drain, Shadow Mountain Place to Jones Boulevard (\$347,952 - Road and Flood Capital Project Fund [CPF]) - Ward 5 (Crear)
28. For possible action to approve First Supplemental Interlocal Contract LAS31B18 between the City of Las Vegas (CLV) and the Clark County Regional Flood Control District (CCRFCD) to increase funding for the Las Vegas Wash (LVW) - Moccasin, Skye Canyon Park to Upper LVW Project (\$2,602,475 - Road and Flood Capital Project Fund [CPF]) - Ward 6 (Fiore)

YOUTH DEVELOPMENT AND SOCIAL INNOVATION - CONSENT

29. For possible action to approve a CARES Act Grant Award in the amount of \$284,180.68 from the Las Vegas Urban League to the City of Las Vegas (City) for reimbursement of costs associated with the City providing free full day childcare under the Employee Youth Care Program during the Coronavirus pandemic - All Wards

RESOLUTIONS - CONSENT

30. R-34-2020 - For possible action to approve a Resolution directing the City Treasurer to give notice of the sale of properties subject to the lien of a delinquent assessment in the Special Improvement Districts 607, 609, 610, 808, 809, 810, 812, 813 and in certain other districts and providing other matters properly relating thereto - Wards 2, 4 and 6 (Seaman, Anthony and Fiore)
31. R-35-2020 - For possible action to approve a Resolution concerning a proposed Special Improvement District and approving the form of an Improvements Reimbursement Agreement between the City and Northland, LLC - Ward 6 (Fiore)
32. R-36-2020 - For possible action to approve a Resolution approving the form of a Development and Financing Agreement between the City and the owner of all assessable property in a proposed Special Improvement District (SID No. 611, Sunstone Phase I and II) - Ward 6 (Fiore)

DISCUSSION/ACTION ITEMS

RESOLUTIONS - DISCUSSION

33. R-37-2020 - Discussion for possible action regarding a Resolution adopting a temporary trade-in/exchange program for certain alcoholic beverage licenses - All Wards

BOARDS AND COMMISSIONS - DISCUSSION

34. Discussion for possible action regarding the ratification of Councilman Cedric Crear as an appointed member of the Nevada League of Cities representing the City of Las Vegas
35. Discussion for possible action regarding the appointment of nominee Rhonda Long to the Historic Preservation Commission

RECOMMENDING COMMITTEE REPORT - DISCUSSION

BILLS ELIGIBLE FOR ADOPTION AT THIS MEETING

36. Bill No. 2020-21 - For possible action - Amends various provisions of the Unified Development Code to establish the circumstances under which on-premise signs with off-premise messaging are permitted in connection with certain non-restricted gaming establishments, commercial recreation/amusement establishments (indoor or outdoor), and convention facilities. Proposed by: Scott D. Adams, City Manager

BILLS ELIGIBLE FOR ADOPTION AT A LATER MEETING

There is no public comment on these items and no action will be taken by the Council at this meeting, except those items which may be stricken or tabled. Public testimony takes place at the Recommending Committee Meeting held for that purpose.

37. Bill No. 2020-22 - Amends LVMC 19.08.050 and 19.08.060 to update and consolidate standards pertaining to the P-O (Professional Office) and O (Office) Zoning Districts, and repeals LVMC 19.12.090 as part of that consolidation. Sponsored by: Councilwoman Olivia Diaz
38. Bill No. 2020-23 - Repeals and replaces LVMC 6.50.352, relating to art gallery alcohol beverage permits, to establish a complimentary alcoholic beverage permit category for additional specified types of businesses, including related requirements and limitations. Sponsored by: Councilman Brian Knudsen

CLOSED SESSION

39. Closed Session - Upon a duly carried motion, a closed meeting is called in accordance with NRS 241.030 to discuss the City Auditor's Annual Performance Review

PLANNING

The items listed below, where appropriate, have been reviewed by the various City departments relative to the requirements for storm drainage and flood control, connection to sanitary sewer, traffic circulation, and Building and Fire regulations. Their comments and/or requirements have been incorporated into the action.

PLANNING - CONSENT

PM Session – All items listed on the Consent Agenda are considered to be routine and have been recommended “for approval”. All items on the consent agenda may be approved in a single motion. However, if a Council Member so requests, any consent item may be moved to the Discussion portion of the agenda and other action, including postponement or denial of the item, may take place.

40. EOT-78774 - EXTENSION OF TIME - SITE DEVELOPMENT PLAN REVIEW - APPLICANT/OWNER: RANCHO VILLAGE PARTNERS, LLC - For possible action on a request for the first Extension of Time of an approved Site Development Plan Review (SDR-73295) FOR A PROPOSED 738-UNIT MULTI-FAMILY RESIDENTIAL DEVELOPMENT on 33.47 acres on the west side of Rancho Drive, 230 feet north of Smoke Ranch Road (APN 139-18-410-012), R-3 (Medium Density Residential) Zone, Ward 5 (Cear) [PRJ-78773]. Staff recommends APPROVAL.

REPORTS AND PRESENTATIONS

41. Report from Scott D. Adams, City Manager, on Emerging Issues - All Wards
42. Report from Scott D. Adams, City Manager, and discussion for possible action regarding the City Council's new strategic priorities for the City of Las Vegas - All Wards

SET DATE

43. Set date on any appeals filed or required public hearings from the City Planning Commission Meetings and Dangerous Building or Nuisance/Litter Abatements.

CITIZENS PARTICIPATION

44. Citizens Participation: Public comment during this portion of the agenda must be limited to matters within the jurisdiction of the City Council. No subject may be acted upon by the City Council unless that subject is on the agenda and is scheduled for action. If you wish to be heard, come to the podium and give your name for the record. The amount of discussion on any single subject, as well as the amount of time any single speaker is allowed, may be limited.

COUNCIL MEMBER RECOGNITION

45. Council Member Recognition: Comments made by individual City Council Members during this portion of the agenda will not be acted upon by the City Council unless that subject is on the agenda and scheduled for action.

THIS MEETING HAS BEEN PROPERLY NOTICED AND POSTED AT THE FOLLOWING LOCATIONS
IN ACCORDANCE WITH THE STATE OF NEVADA EXECUTIVE DEPARTMENT

DECLARATION OF EMERGENCY DIRECTIVE 006

The City of Las Vegas website – www.lasvegasnevada.gov

and

The Nevada Public Notice Website – notice.nv.gov

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