

City of Las Vegas

HISTORIC PRESERVATION COMMISSION
CITY HALL, 495 S. MAIN STREET
CITY CLERKS 2ND FLOOR CONFERENCE ROOM
CITY OF LAS VEGAS INTERNET ADDRESS: www.lasvegasnevada.gov

MINUTES

October 24, 2018
12:00 PM

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 CLERKS OFFICE AT 495 SOUTH MAIN STREET, 2ND FLOOR OR ON THE CITY'S WEBPAGE AT www.lasvegasnevada.gov.

1. [CALL TO ORDER](#)

Minutes:

CHAIR WHITE called the meeting to order at 12:00 p.m.

PRESENT: CHAIR WHITE and COMMISSIONERS STOLDAL, McMILLAN-ARNOLD (via teleconference), LeVINE, BECK (excused until 12:03 p.m.), SERFAS (excused until 12:02 p.m.), COSGROVE, LARIME and HOWE (ex-officio member)

EXCUSED: COMMISSIONERS KLENK, BELLIS and HOTCHKISS

ALSO PRESENT: ROBERT SUMMERFIELD, Director of Planning, SIDNEY NOYCE, Planner II, SETH FLOYD, Deputy City Attorney, JEFF DOROCAR, Deputy City Attorney, and DEBRA A. OUTLAND, Deputy City Clerk

2. [ANNOUNCEMENT RE: COMPLIANCE WITH OPEN MEETING LAW](#)

Minutes:

ANNOUNCEMENT MADE: This meeting has been properly noticed and posted at the following locations: City Hall, 495 South Main Street, 1st Floor; Clark County Government Center, 500 South Grand Central Parkway; Grant Sawyer Building, 555 East Washington Avenue; City of Las Vegas Development Services Center, 333 North Rancho Drive.

3. [PUBLIC COMMENT DURING THIS PORTION OF THE AGENDA MUST BE LIMITED TO MATTERS ON THE AGENDA FOR ACTION. IF YOU WISH TO BE HEARD, PLEASE COME TO THE MICROPHONE 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. THE PUBLIC IS ALSO WELCOME TO MAKE ANY COMMENTS AS EACH ITEM IS BEING HEARD BY THE BOARD.](#)

Minutes:

None.

4. [For possible action to approve the Final Minutes by reference of the Regular Meeting of September 26, 2018](#)

Motion made by SONDRAS COSGROVE to Approve

Passed For: 6; Against: 0; Abstain: 1; Did Not Vote: 1; Excused: 4

CLAYTEE WHITE, JARMILLA McMILLAN-ARNOLD, JACK LeVINE, RICHARD SERFAS, SONDRAS COSGROVE, MICHELLE LARIME; Against-(None); Abstain-BOB STOLDAL; Did Not Vote-MIKE HOWE; Excused-BOB BELLIS, PATRICK KLENK, COLLEEN BECK, DONALD L. HOTCHKISS JR

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NOTE: COMMISSIONER STOLDAL abstained from voting as he was not present at the Regular Meeting of September 26, 2018.

5. [HPC-74726 Report by the Centennial Las Vegas Genealogy Society regarding the School Project at Woodlawn Cemetery, 1500 North Las Vegas Boulevard Ward 5 \(Crear\)](#)

Minutes:

LYNNE BOGNER and BETTEANN MEYERS, Centennial Las Vegas Genealogy Society, were present. MS. BOGNER reported the grant they received covered the down payment of \$1,560 on the two memorials that were dedicated on Memorial Day. She submitted the Memorial Day program and pictures taken that day for the record which are attached.

The other portion of the grant was used for the Nevada African American Genealogy Societys Las Vegas History Program A Black History Event which the Centennial Las Vegas Genealogy Society co-sponsored. This program was held at the Family Search Library at 9th Street and Clark Avenue. MS. BOGNER mentioned the Fordyce Club noting at one time, 80 percent of the African American population was from Fordyce, Arkansas.

There were many speakers at the event who talked about the early residents, buildings and what still exists. One woman that spoke said the home she lives in was purchased by her father for \$25.00, and that mules dragged it to where it sits on the property. It has been improved over the years and is still in the family. CHAIR WHITE asked the name of that individual and what the address of the property was. MS. BOGNER stated she could find out the address and thought the woman was the sister of the individual originally scheduled to speak but who ended up in the hospital and was unable to attend the event.

MS. BOGNER noted there were exhibits of family histories and a gentleman speaker whose ancestor was in the Negro Civil War troops. She expressed how interesting it was to hear how differently the troops were treated.

MS. BOGNER stated all in all, it was a great day. She noted everything was recorded, and as soon as she receives the final edited version of filming from STAN ARMSTRONG, Desert Rose Productions, a copy would be provided to the Commission. MS. BOGNER confirmed for CHAIR WHITE that MR. ARMSTRONG was producing a video which is supposed to also include the dedication at the cemetery. COMMISSIONER STOLDAL asked if MR. ARMSTRONG gave any indication of when the documentary would be completed; MS. BOGNER indicated he did not, he simply said they were still working on it. She confirmed for the Commissioner that the \$8,000 grant was received from the Commission for the Las Vegas Centennial, not from this body.

COMMISSIONER LARIME asked if any of the documents distributed were available online. MS. BOGNER indicated they were not, but she submitted them for the record, and they are attached as backup.

CHAIR WHITE thanked the Genealogy Society for all their work.

6. [HPC-74727 Discussion for possible action regarding the Historic Preservation Officer position and funding](#)

Motion made by BOB STOLDAL to Approve passing a resolution supporting the Planning Departments efforts to hire a full-time Historic Preservation Officer either through the General Fund or the Commission for the Las Vegas Centennial

Passed For: 8; Against: 0; Abstain: 0; Did Not Vote: 1; Excused: 3

CLAYTEE WHITE, BOB STOLDAL, JARMILLA McMILLAN-ARNOLD, JACK LeVINE, COLLEEN BECK, RICHARD SERFAS, SONDRAS COSGROVE, MICHELLE LARIME; Against-(None); Abstain-(None); Did Not Vote-MIKE HOWE; Excused-BOB BELLIS, PATRICK KLENK, DONALD L. HOTCHKISS JR

Minutes:

ROBERT SUMMERFIELD, Planning Director, reported he presented a funding request to the Commission for the Las Vegas Centennial on October 22nd. He explained funding for the Historic Preservation Officer (HPO) activities in the past were done via the Centennial Commission reimbursing the City for the time the staff member assigned the HPO duties coded on their timecard. A portion of the Centennial funds are for administration of historic and Centennial Commission activities. As such, a portion of the salaries of former employees COURTNEY MOONEY and then PAUL

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BENGTSON was covered in this reimbursement-type fashion. The individual in the Finance Department who manages the Centennial funds would periodically pull the time allocated towards these historic and Centennial-related activities and would charge the Centennial fund.

In reviewing those records, MR. SUMMERFIELD reported it was determined the Centennial Commission was paying an average of \$46,000 per year towards the salary of the person handling the HPO duties. When MS. MOONEY left, the Planning Department was fortunate that MR. BENGTSON, who was already on staff, had the proper credentials to serve as the HPO within the scope of his work assignment. With the departure of MR. BENGTSON, no one other than MICHAEL HOWE, Planning Section Manager and who is currently serving as the HPO, meets all of the criteria for serving in that capacity.

MR. SUMMERFIELD noted this has never been a position that has been directly recruited for in the past because staff had the proper credentials and was able to take on the added responsibility. Currently, there are no open positions in the Planning Department that would allow for the recruitment of someone with the required expertise. The request to the Centennial Commission is a stop-gap measure to allow the City to do a Request For Proposal (RFP) for a qualified professional with a \$45,000 contract. This would be in lieu of the reimbursement situation currently done.

The Centennial Commission approved that request with the condition that staff look at a staff position; either a part-time employee whose only responsibility is HPO or a full time HPO, instead of utilizing a consultant. Additionally, the Centennial Commission requested the contract with the consultant be for less than one year. As such, MR. SUMMERFIELD asked his team to revise the RFP to a six-month contract with a six-month possible extension to include a 30-day out clause in the event a solution to fund the staffing position was found prior to then.

Another idea that came out of the Centennial Commission meeting was the possibility of a grant-funded position for three years in order to get someone on board as City staff. This would not create an ongoing obligation to the City's General Fund and would provide more time to figure out a long-term funding solution.

MR. SUMMERFIELD stated staff is currently working on an informal RFP which means it will be sent to those firms that provide the services being requested versus a full-blown published RFP which has dollars attached to it. Given the dollar amount, the City is not required by statute or policy to do an informal RFP, but staff felt it was necessary because there are three or four firms that have been identified that they have worked with in the past that provide these services. If the members knew of any others, they would be included in the RFP process as well.

CHAIR WHITE asked if the informal RFP was going to be for the \$35,000 part-time position. MR. SUMMERFIELD clarified it would be for a not-to-exceed \$45,000 contract with an initial term of six months and the possibility for a six-month extension. The \$45,000 is based on an annual award so it will be broken down into a monthly stipend based on specific things that have to occur on a monthly basis.

CHAIR WHITE asked if the Historic Preservation Commission (HPC) will have any say in who is awarded the contract. MR. SUMMERFIELD responded there was no formal process for the HPC to participate, but the Chair or designee may be requested to participate in the selection committee if they have multiple respondents.

Noting that the HPC has existed a lot longer than the Centennial Commission, COMMISSIONER STOLDAL wondered how the HPO position was funded prior to the creation of the Centennial Commission. MR. SUMMERFIELD indicated he asked for those records and was able to go back as far as 2009 to find budget allocations or reimbursements from the Centennial Commission. Prior to that, he assumed whatever support the HPC received from the City was funded completely through the General Fund. With the creation of the Centennial Commission, came provisions under its structure for a certain amount of the revenue generated to go towards administrative costs for that type of programming. ESTHER REINCKE, Senior Management Analyst and Executive Director of the Commission for the Las Vegas Centennial, and the HPO are the two functions that are paid in part out of that administrative fund. Prior to that, he could not say how much support the Planning Department provided the HPC as he was not with the City at that time.

COMMISSIONER STOLDAL stated he served on the first HPC, and there was support staff present along with the City Clerks Office taking minutes. He thought that information might be found in the minutes and those records could be

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provided by the City Clerks Office. MR. SUMMERFIELD informed the Commissioner a budget records check was done but not a Clerks minutes check to see if discussion took place in the early years regarding funding of any HPC activities, including staff support, and stated he would follow up with the Clerks Office.

Noting there is a backlog of work, COMMISSIONER STOLDAL stated he would fully support the Centennial Commission funding a full-time position for three years. His preference would be that the City sees the HPO position important enough to be funded by the General Fund, and he sensed some of the members of the Centennial Commission would support finding opportunities to fill that position.

Subsequent to the motion and vote, COMMISSIONER BECK asked how many hours the \$45,000 would be for. MR. SUMMERFIELD explained his analyst did the budget tracking and provided the number for the request. As such, he would have to go back and look at the data that analyst pulled. The HPO duties have never been the full-time responsibility of anyone who has held that position. May is Historic Preservation Month so leading up to that month consumes a lot more of the HPOs time than the month of November when the HPC meeting is vacated and the workload is less, but he estimated it was somewhere in the range of a .5 FTE to a .75 FTE depending on what was being worked on. He noted it also varies depending on permitting activities for the Certificate of Appropriateness reviews.

COMMISSIONER BECK stated she and COMMISSIONER LARIME attended the National Association of Preservation Commissions, and in some of the sessions she attended, there were HPOs from cities much smaller than Las Vegas along with staff. She thought there was a good argument to be made across the country to fund the position out of the General Fund. COMMISSIONER HOWE added a good HPO is like a good Urban Design Coordinator; having a really good HPO tends to pay for itself and then some.

MR. SUMMERFIELD confirmed for COMMISSIONER STOLDAL that per Title 19, they are required to have a designated person as an HPO to remain eligible under the Certified Local Governments. Ideally, he would like someone like MS. MOONEY or MR. BENGTON who not only demonstrated an interest in taking on the responsibilities of the HPO, but through course work and other activities, saw historic preservation not just as something valuable but was a passion they had that translated into the work they did. He fully supported the idea of recruiting someone specifically for that position, but he wanted to be clear that there were many other staff members that supported the HPC, not just the HPO.

COMMISSIONER STOLDAL requested that a copy of the resolution be given to the Centennial Commission; MR. SUMMERFIELD indicated he would be reporting back to that body in January and would ensure it was submitted to them as a part of his presentation.

COMMISSIONER LeVINE asked if MR. HOWE would remain as the HPO in the interim; MR. SUMMERFIELD confirmed. He clarified that that responsibility cannot be assigned outside the City. The consultant would be contracted to provide historic advisory services so technically, either MR. HOWE or himself would still be the HPO.

COMMISSIONER LARIME added when making recommendations to the City Council and pursuing funding, staff could potentially talk about Las Vegas being a young city and aging into historic significance. She believed an argument could be made that the need for a full-time staff member was more important now than it was 10 to 15 years ago. MR. SUMMERFIELD commented that was an excellent point.

7. [HPC-74728 Discussion for possible action regarding the proposed amendments to the Las Vegas Boulevard Scenic Byway Overlay District signage standards](#)

Motion made by COLLEEN BECK to Approve adhering to the recommendations already presented to the Recommending Committee and to present those recommendations again at the next Recommending Committee meeting

Passed For: 8; Against: 0; Abstain: 0; Did Not Vote: 1; Excused: 3

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CLAYTEE WHITE, BOB STOLDAL, JARMILLA McMILLAN-ARNOLD, JACK LeVINE, COLLEEN BECK, RICHARD SERFAS, SONDRAS COSGROVE, MICHELLE LARIME; Against-(None); Abstain-(None); Did Not Vote- MIKE HOWE; Excused-BOB BELLIS, PATRICK KLENK, DONALD L. HOTCHKISS JR

NOTE: COMMISSIONER LARIME disclosed she has been working on this from an advocacy standpoint with her employer, but she did not believe that presented a conflict of interest.

Minutes:

COMMISSIONER HOWE summarized Bill 2018-39 is the text amendment to allow active video signage on the animated electronic signage in the Las Vegas Boulevard Scenic Byway Overlay District. Past discussions included possibly recommending consolidating those signs at key intersections. A representative from the Historic Preservation Commission (HPC) could bring this recommendation to the November 5th Recommending Committee meeting if that was the direction the Commission wanted to go.

CHAIR WHITE asked if this was the same proposal to preserve as much neon as possible that they took to the last Recommending Committee; COMMISSIONER HOWE confirmed. To clarify, COMMISSIONER HOWE stated the box cabinets they are recommending be attached to the structure would still have the requirement for 75 percent neon and animated light signage. The key exception is to allow video signage where typically the remainder of the city has static signage.

ROBERT SUMMERFIELD, Planning Director, added just prior to this meeting, he received an email from the City Attorneys Office regarding some language that was crafted based on testimony from the last Recommending Committee meeting and that he would be meeting with the bill sponsor for review prior to the next Recommending Committee meeting on November 5th. He read the exception regarding animated signs into the record along with the conditions. The conditions include that the sign must be mounted on a wall and not freestanding. That of the 75 percent requirement, at least 50 percent of the total sign surface area for the development must consist of neon signage or neon-similar LED signage. Currently, an LED sign that has static images can contribute as much as the sign contributes. With animated signage, 50 percent of the 75 percent requirement has to be something other than the LED surface. This is an improvement on the current requirement regarding illumination. MR. SUMMERFIELD also referenced Fremont Street, Charleston Boulevard and Sahara Avenue as being the three key intersections identified. MR. SUMMERFIELD reread the condition regarding neon or neon-similar signage for CHAIR WHITE.

COMMISSIONER LeVINE pointed out he saw a massive animated LED screen playing movies on the Stratosphere and asked how that came to be. MR. SUMMERFIELD responded per code currently only static images are allowed, and staff would follow up with Code Enforcement. He also informed COMMISSIONER LeVINE that lobbying of the proposed bill did not come from the Stratosphere.

COMMISSIONER STOLDAL stated there is a section of Las Vegas Boulevard by Flamingo Road and the MGM where every square foot has a sign on it, and he found it to be ugly. He asked if there were rules limiting the number of signs per block. Noting the location of the example provided was in Clark County, MR. SUMMERFIELD stated the City has standards in place that limit the number of signs and the types of signs per property, but not per block. COMMISSIONER STOLDAL stated he is not advocating what has occurred in that area or on Rainbow Boulevard between U.S. Highway 95 and Charleston Boulevard and asked to hear what COMMISSIONER LARIMES thoughts were.

COMMISSIONER LARIME commented much of what the Nevada Preservation Foundation (NPF) has advocated is in line with the HPCs opinion. The NPF has been working with COUNCILMAN COFFIN'S Office to try to find a compromise and changing some of the language in the ordinance which she thought staff might have. They have been looking at a way to allow some video signage moving forward so that property owners can take advantage of the new technology, but only allowing it in combination with neon signage or only allowing it on the building itself and not as a freestanding sign. COMMISSIONER STOLDAL asked if the proposal was to allow what is on the Stratosphere all along the Scenic Byway. MR. SUMMERFIELD stated due to its size, 20 percent of the Stratosphere makes for a large sign. There are signs there that could not be replicated elsewhere along the Boulevard because nothing else has that elevation. The idea is to take a current allowance where businesses can already have static signs, and allow for those within the Scenic Byway, because of its nature and speed, to also show video.

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COMMISSIONER LARIME stated the screen on the Stratosphere is currently allowed to have static images, and she personally did not feel that if it changed to video, it would present a huge problem as long as the neon-like elements remained and were not allowed to go away. These are the types of discussions they have been having, and the NPF believes it is in line with preserving the existing neon.

CHAIR WHITE wished to clarify that the ordinance was asking to add those types of displays only at Sahara Avenue, Charleston Boulevard and Fremont Street. MR. SUMMERFIELD emphasized that language was not currently in the bill. However, if that is the direction the sponsor of the bill and the Recommending Committee wished to go, staff drew up such language based on what they heard, and if considered, it would be as a First Amendment. He expressed the importance of someone from the HPC attending the Recommending Committee meeting to continue to advocate for those changes to the bill if that was still of interest to them. COMMISSIONER STOLDAL asked if there were any guidelines as to the content of the sign, whether animated or not. MR. SUMMERFIELD believed there was an understanding that certain things do not go on signs, but other than what has been prohibited (i.e., obscene images and advertising cigarettes and alcohol), content is not regulated; only time, place and manner are.

COMMISSIONER STOLDAL asked what provide visual improvement funding meant. MR. SUMMERFIELD explained the City through its Department of Economic and Urban Development has a Visual Improvement Program which allows for exterior improvements to a building with a match up to a certain dollar amount. The property owner does the work and then is reimbursed by the City up to the authorized amount. COMMISSIONER STOLDAL asked if there was some sort of a review associated with this grant regarding what the property owner intends to do. MR. SUMMERFIELD stated there is not an aesthetic review. Depending on the work, it may qualify for a design review of the signage by the Downtown Design Review Committee, but not whether the grant is appropriate or not. He did note that the funds are allocated by the City Council though.

CHAIR WHITE asked if what they were recommending at the Recommending Committee needed to be updated or were they going with what was already stated. DEPUTY CITY ATTORNEY SETH FLOYD stated it was up to the Commission. What MR. SUMMERFIELD read was a proposed new draft based on comments from the original Recommending Committee meeting. He thought it probably made sense to retain their existing position but could indicate their support of the new draft at the meeting if they chose to. He confirmed for COMMISSIONER STOLDAL that the Chair would be the HPCs representative at the meeting.

CHAIR WHITE asked what the wishes of the Commission were. COMMISSIONER BECK was pleased to hear it was this far along and reflects what was previously discussed. COMMISSIONER LeVINE did not know that the proximity to the three intersections rule would accomplish anything and was not sure he supported that rule. He noted his comment regarding the video playing on the Stratosphere was just an observation that it was huge, and it did not seem out of context or scope compared to the size of the entire Stratosphere property.

After COMMISSIONER LARIME commented she was better working with print and asked that MR. SUMMERFIELD re-read the draft, CHAIR WHITE asked if the Commission could have a copy of the draft. MR. SUMMERFIELD noted it is still a working document in draft form. He simply read it to the Commission as a way of making them understand they were being heard. MR. FLOYD indicated that was the reason he suggested the Commission go with the comments already discussed and recommended. COMMISSIONER LARIME specifically asked if the draft included the video signage as part of the 75 percent illumination requirement. MR. SUMMERFIELD stated based on the new paragraph that was introduced, a sign that is going to have video can contribute up to no more than 25 percent. Currently a sign that does not show video could qualify as the entire 75 percent of the sign. Fifty percent has to be neon or neon-like which bolsters more neon.

Knowing this, COMMISSIONER LARIME stated she supports what was read; COMMISSIONER LeVINE agreed. COMMISSIONER STOLDAL supported what has been done but would like a representative at the meeting to have some flexibility to support what they just heard. He did not know if that would require an additional resolution. MR. FLOYD did not believe so because the original motion was to present suggestions, one of which was preserving neon. As there are parts of what was read that do that, he thought the Chair had the flexibility to go ahead and say it accomplishes what they wanted. He advised the motion would be to make the same recommendations to the Recommending Committee.

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8. [HPC-74729 Discussion for possible action regarding the 2019 Historic Preservation Commission meeting schedule](#)

Motion made by BOB STOLDAL to Approve

Passed For: 8; Against: 0; Abstain: 0; Did Not Vote: 1; Excused: 3

CLAYTEE WHITE, BOB STOLDAL, JARMILLA McMILLAN-ARNOLD, JACK LeVINE, COLLEEN BECK, RICHARD SERFAS, SONDRAS COSGROVE, MICHELLE LARIME; Against-(None); Abstain-(None); Did Not Vote-MIKE HOWE; Excused-BOB BELLIS, PATRICK KLENK, DONALD L. HOTCHKISS JR

Minutes:

CHAIR WHITE noted the 2019 Historic Preservation Commission Meeting Schedule was in the backup.

In response to a question from COMMISSIONER STOLDAL regarding the deadline for getting an item on the agenda, COMMISSIONER HOWE and ROBERT SUMMERFIELD, Planning Director, explained the Submittal Closing Date is the last date to submit an application which is different than the date the agenda is finalized and then subsequently posted. As an example, MR. SUMMERFIELD noted an application for a Certificate of Appropriateness would be due approximately one month prior to the meeting date which allows staff time to do any necessary research and gather backup material. Staff tries to remain flexible on a Commissioner request, but it depends on how much work is involved. Ideally, if staff needs to complete a report, then it should be received by the closing date listed on the schedule.

9. [HPC-74730 Report by Department of Planning regarding Project Update lists, project maps, and the Local, State and National Register inventory](#)

Minutes:

COMMISSIONER HOWE reported there are four key projects coming up on the November 13th Planning Commission meeting.

PRJ-722355 This is the Variance and Special Use Permit (SUP) related to the off-premise billboard at the Historic Westside School. Renderings were shown at previous meetings changing the surround from something reflective of the school to a fleur-de-lis which is more reflective of a Moulin Rouge. Staff is recommending denial based on the Variance; however, due to its proximity to Interstate 15 and the fact it is a 90-foot sign, the impact locally is minimal, and the surround provides the benefit of an awareness of the Historic Westside from the freeway.

CHAIR WHITE asked if the sign would be used as a Public Service Announcement. ROBERT SUMMERFIELD, Planning Director, replied partly. He explained these are signs where the City works with a third party, Lamar in this case, where for a portion of the revenue and the ability to program the sign, the City gets a certain number of messages on all of the signs, and the rest of the sign messaging is done by the advertiser. The Chair asked if something such as an adult bookstore could advertise. MR. SUMMERFIELD stated technically yes, but the private entity doing the advertising has their own corporate policies regarding what they will and will not advertise, and it would not benefit anyone for the operator to permit signage that would negatively impact the City of Las Vegas. Additionally, he noted this has never been a concern at any of the other locations. COMMISSIONER McMILLAN-ARNOLD expressed her only concern would be with the messaging because it is an historic building and should be used for positive messages.

COMMISSIONER HOWE confirmed for COMMISSIONER LARIME this would be heard at the November 13th Planning Commission meeting. With regard to the content, COMMISSIONER LARIME asked if it would be possible to invite Lamar to make a short presentation to the Historic Preservation Commission or at least to listen to the Commissioners concerns with it being located near an historic resource and in an historic neighborhood. COMMISSIONER HOWE thought having Lamar do a presentation describing the program would be a greater benefit because there are some of these signs at other locations that tend to be in proximity to historically significant properties.

DEPUTY CITY ATTORNEY SETH FLOYD asked who is responsible for the City's piece of the program. MR. SUMMERFIELD stated the Office of Communications. Staff will need to verify what Lamars obligation is under the contract, but they can reach out to them to see if they would like to present to this body about content selection. MR. FLOYD suggested this be placed as a future agenda item and to include the Office of Communications as it would present an opportunity to speak about what could be included in the announcement space the City gets. In discussions regarding the contract with Lamar, he knows they like to target content to things going on in the area of the sign. This one is a little

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different, however, due to its proximity to the freeway. CHAIR WHITE stated this would be added when they reach agenda Item 11.

COMMISSIONER LARIME asked if this would be final action at the Planning Commission or go forward to the City Council. MR. SUMMERFIELD explained whether or not it would go forward to the City Council was at the discretion of the ward representative, and that would not be known until the day of the meeting.

COMMISSIONER HOWE reported the next project, PRJ-73463, involved the Vacation of an alley and the associated Variance. The area is behind The Back Door and Universal Tax Services between 14th Street and 15th Street. He has not seen any development proposal, but basically, this is an alley that does not function as an alley but rather as a parking lot.

COMMISSIONER LeVINE asked if this is a situation where the land is already owned by those two businesses, there is an easement for the alley, and this is abandonment of the easement. COMMISSIONER HOWE stated generally speaking, yes. The alley is an existing right-of-way, but because it is in practice a surface parking lot, they are vacating the easement between the parking lot and the building. COMMISSIONER LeVINE asked if the City was responsible for maintaining the right-of-way; COMMISSIONER HOWE confirmed and stated the request came from the property owner. Staff is recommending denial due to the Variance associated with terminating the alley. He thought it would make more sense once they see the development plans, but at this point it is just a parking lot with an easement. COMMISSIONER LeVINE asked why this was significant to the HPC. COMMISSIONER HOWE explained the entitlement proposal is approximately two blocks from the Huntridge Theater. MR. SUMMERFIELD added it is within the notification area of an historic property.

Reporting on PRJ-74200, COMMISSIONER HOWE indicated this was discussed at the last HPC meeting. The structure will come down at 1141 South Las Vegas Boulevard, and a small 2,900 square-foot drive through facility is being proposed. Staff is recommending denial based on the design and that it is a drive-through on the scenic byway and in close proximity to the John S. Park neighborhood.

PRJ-74351 COMMISSIONER HOWE stated this is for a Variance requesting a 42-foot front yard setback where 50 feet is required for a proposed addition to a house in a neighborhood that backs the Las Vegas Springs Preserve. Staff is recommending denial based on the Variance, but the impact to the Springs Preserve is negligible since the property cannot be seen from the Springs Preserve.

COMMISSIONER HOWE stated staff has been working with the Ward 6 office on going through a feasibility study of utilizing the hay barn at Floyd Lamb Park as a general events center. They are trying to navigate the quickest way to get the structure suitably renovated meeting State Historic Preservation Office (SHPO) standards and to the level where it can be utilized for more than what Operations and Maintenance is using it for currently.

COMMISSIONER LARIME stated she has spoken to Ward 6 about this project, and they stated they had hired the North Wind Group as a preservation consultant and wondered if that was still the case. COMMISSIONER HOWE stated North Wind is the lead consultant to get the project through SHPO for review but not to do the design. Initially, some architectural companies and contractors volunteered their services, but ultimately, that did not meet the level of standards the City would expect so North Wind was brought in to help. Staff believes there is a navigable path to get the facility renovated in a timely and affordable way but still meet SHPO standards. SHPO has reviewing authority and the City wanted to make sure they were starting off with the right companies. COMMISSIONER LARIME was glad to hear North Wind is still involved.

COMMISSIONER STOLDAL noted the temporary fencing was no longer in place at the Moulin Rouge site and mentioned the columns that were saved. COMMISSIONER HOWE stated he drove by the location on October 23rd; the fencing was down and the columns with the glass mosaic were piled up. COMMISSIONER STOLDAL asked what they could do to preserve the columns. MR. SUMMERFIELD stated it is an historic asset, and as part of the demolition of the site, the City did what it could do in that the columns could not be disturbed and must be retained, but unfortunately the City does not have the authority to remove them even to protect them. He indicated he wanted to follow up on the fence matter due to issues with homeless encampments, and securing the lot may help to continue to protect the columns to some degree.

COMMISSIONER STOLDAL stated they found a way to protect and remove the neon sign and wondered if there was a way to go through the bankruptcy judge to protect the columns as they are the last remaining element beyond the neon

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signs that represent the Moulin Rouge. MR. SUMMERFIELD stated the situation with the sign was more convoluted than described; however, staff could reach out to the receiver to see if they would allow the City to remove the columns. If so, they would have to figure out funding to remove them and a plan from there.

COMMISSIONER STOLDAL asked if there was an update regarding the funding of the project to update and resubmit the nomination of the Reed Whipple building. The Downtown Design Center made a proposal that was turned down by the Centennial Commission, but it was their understanding that the City would pick up that fee. MR. SUMMERFIELD stated staff would have to follow up because the last he heard, the Centennial Commission denied the funding and that project may not be moving forward.

The two most important projects for COMMISSIONER STOLDAL were the Motor Court Survey and the Las Vegas High School Nomination Update. The thought was that these would be taken care of by the latter part of this year. He understands with former employee PAUL BENGTON gone, but these are two very important projects. Assuming they hire someone with the \$45,000 funding, he asked when these two projects would move forward. MR. SUMMERFIELD commented staffing changes have resulted in these projects being pushed back. He committed to making these a priority for the consultant and to assist Planning Department staff in moving these items forward. He commented the procurement process through Purchasing and Contracts can take some time, and he did not know how quickly they could get the contract executed as it still has to go through the informal RFP process. Optimistically, he thought it would be the first of the year before they would have a contract in place and someone could start work.

COMMISSIONER STOLDAL stated they all understand, but these two projects were approved by this Commission the better part of a year ago. He thought there had to be a way to get something done. With no HPC meeting during the month of November, MR. SUMMERFIELD stated he would ask his staff to utilize the time they would normally spend preparing for an HPC meeting to move forward what they can and report back with a more definitive timetable. COMMISSIONER STOLDAL hoped the Las Vegas High School project would move forward.

With regard to the update and resubmittal of the Reed Whipple nomination, COMMISSIONER LARIME asked if a quote was ever received from North Wind, the consultant who did the original nomination. COMMISSIONER HOWE stated he has been in contact with COURTNEY MOONEY, but she is currently out of town, and they have been unable to meet. He hoped to have an answer by the end of next week. COMMISSIONER LARIME thought they had funding, and if the University of Nevada, Las Vegas project is not going to move forward or if the ask needs to be reduced, the HPC could fund the nomination and they could delete that out of the project they are proposing. She thought both options should be explored, and if one is feasible right now, they could move forward with that at a later meeting.

10. [HPC-74731 Report by Department of Planning regarding historic and archaeological resources in local media](#)

Minutes:

No discussion took place.

11. [HPC-74732 Discussion regarding topics for future agenda items by the Historic Preservation Commission. Comments made during this portion of the agenda by individual Commission Members shall refer solely to proposals for future agenda items and any discussion shall be limited to whether or not any such proposed item\(s\) is/are within the purview of the Commission and/or whether such proposed item\(s\) shall be placed on a future agenda. No discussion regarding the substance of any such proposed topic shall occur and no action shall be taken regarding the proposal.](#)

Minutes:

COMMISSIONER LARIME reminded CHAIR WHITE inviting the Lamar signage group to give a presentation to the Commission regarding sign content and to learn from the Commission the historic context of where the new sign is going was proposed under an earlier item.

CHAIR WHITE requested DEREK STEVENS be invited to an upcoming meeting to talk about his plans and what they can do as a Historic Preservation Commission to make sure there is signage to identify the historical significance of the buildings that are being torn down and replaced.

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COMMISSIONER LARIME noted at a previous meeting they had discussed tentative approval for former employee PAUL BENGTON to explore Certified Local Governments (CLG) funding to revisit the Historic Westside nomination to see if the neighborhood would qualify under different criteria other than architecture. She requested an update as to the deadline for the CLG grant and what their options are if still open.

12. [CITIZENS PARTICIPATION: PUBLIC COMMENT DURING THIS PORTION OF THE AGENDA MUST BE LIMITED TO MATTERS WITHIN THE JURISDICTION OF THE COMMISSION. NO SUBJECT MAY BE ACTED UPON BY THE COMMISSION UNLESS THAT SUBJECT IS ON THE AGENDA AND IS SCHEDULED FOR ACTION. IF YOU WISH TO BE HEARD, 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.](#)

Minutes:

ROBERT SUMMERFIELD, Planning Director, reminded everyone the next meeting would be held on December 12, 2018 and asked that the members note their calendars accordingly.

COMMISSIONER BECK mentioned obtaining a copy of the photograph of the Commission that was taken with MAYOR GOODMAN.

13. [ADJOURNMENT](#)

Minutes:

The meeting was adjourned at 1:31 p.m.

Respectfully submitted:

Debra A. Outland, Deputy City Clerk

Michael Howe, Planning Section Manager

Facilities are provided throughout City Hall for the convenience of persons with disabilities. 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 Clerks 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.

THIS MEETING HAS BEEN PROPERLY NOTICED AND POSTED AT THE FOLLOWING LOCATIONS:

City Hall, 495 South Main Street, 1st Floor
Clark County Government Center, 500 South Grand Central Parkway
Grant Sawyer Building, 555 East Washington Avenue
City of Las Vegas Development Services Center, 333 North Rancho Drive