



AGENDA SUMMARY PAGE

REDEVELOPMENT AGENCY MEETING OF: JULY 19, 2017

DEPARTMENT: ECONOMIC AND URBAN DEVELOPMENT

DIRECTOR: WILLIAM ARENT

SUBJECT:

RA-5-2017 Discussion for possible resolution regarding a Resolution finding the project proposed by the Commercial Visual Improvement Program (CVIP) Agreement between the City of Las Vegas Redevelopment Agency (RDA) and Lucky Sunday (Owner), located at 1121 South Main Street (APN 162-03-10-079), to be in compliance with and in furtherance of the goals and objectives of the Redevelopment Plan and authorizing the execution of the CVIP Agreement by the RDA (Not-to-Exceed \$25,000 - RDA Special Revenue Fund) - Redevelopment Area 1 Ward 3 (Coffin) [NOTE: This item is related to Council Item 75 (R-33-2017)]

Fiscal Impact

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No Impact

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Augmentation Required

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Budget Funds Available

Amount: \$25,000

Funding Source: RDA Special Revenue Fund

Dept./Division: Economic and Urban Development/RDA

PURPOSE/BACKGROUND:

Lucky Sunday will undertake improvements to the property located at 1121 South Main Street (APN 162-03-10-079) that includes painting, repairs, graffiti removal, supplying outdoor lighting, a new security system and new signage, as well as city code and ADA compliance. Murals, trellises, bike racks and an outdoor misting system will be among the amenities added. This CVIP Agreement will assist with the cost of improvements. Approval will adopt findings that the CVIP Agreement is in compliance with and furtherance of the goals and objectives of the RDA and the Redevelopment Plan.

RECOMMENDATION:

Staff recommends approval and to authorize the Chairman of the RDA to execute all related documents as required, following approval as to form by the City Attorney.

BACKUP DOCUMENTATION:

1. Resolution No. RA-5-2017
2. Public Purpose Impact Analysis
3. Site Map
4. Submitted at Meeting - PowerPoint Presentation

REDEVELOPMENT AGENCY MEETING OF: JULY 19, 2017

Motion made by BOB COFFIN to Approve

Passed For: 5; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 0

BOB COFFIN, RICKI Y. BARLOW, LOIS TARKANIAN, CAROLYN G. GOODMAN, STAVROS S. ANTHONY; (Against-None); (Abstain-None); (Did Not Vote-None); (Excused-None)

Minutes:

BILL ARENT, Director of Economic and Urban Development, stated that this item is part of the Visual Improvement Program (VIP), to renovate property located in the 18b Arts District at 1121 South Main Street. The building is approximately 2,300 square feet with seating capacity for 175, and it is being converted from a vacant auto garage to a Tavern-Limited business. The business owner will be making significant improvements including painting repairs, graffiti removal, outdoor lighting, a new security system, new signage and will be coming into compliance with City codes and ADA (Americans with Disabilities Act) requirements. The business will create 10 full-time and 15 part-time jobs and is investing over \$137,000 into the exterior and an additional \$234,000 into the interior of the building, they are seeking a VIP reimbursement grant of \$25,000.

ALLAN KATZ of Lucky Sunday introduced himself and his partner DANIELLE CROUCH. MR. KATZ explained that Jammyland is named after their favorite record store in New York and will be operated as a cocktail bar showcasing the versatility of Caribbean rum and a Reggae kitchen that explores the roots of Jamaican cuisine.

A PowerPoint presentation, which was submitted as a backup, showed photographs of the property and a rendering of what it would look like once the proposed improvements have been made.

MAYOR GOODMAN asked who the designer was, and MR. KATZ replied it was ROB GURDISON of Make Studios.

At MR. ARENT'S request, MR. KATZ announced that they hope to be open by the end of the summer. They are in the finishing stage of construction and are collaborating with renowned comic artist JIM MAHFOOD on artwork that tells a story of 50 years of Jamaican music.

MAYOR GOODMAN asked about the operating hours, and MR. KATZ indicated they would initially be open six days a week in the evenings, and hope to extend to seven days with weekend brunches.

MAYOR GOODMAN referred to a slide that showed an outdoor patio and asked if they would have music out there, and MR. KATZ replied in the affirmative. MAYOR GOODMAN asked about the curfew, and MR. ARENT stated there is a curfew for youth, but not the music; however, the business would be subject to all of the City licensing and ordinances.

REDEVELOPMENT AGENCY MEETING OF: JULY 19, 2017

MR. KATZ indicated that art is very important to them, and they have a charity called Art Beyond the Glass. They raised more \$120,000 for various arts organizations during their first eight events.

COUNCILMAN COFFIN thanked MR. KATZ and MS. CROUCH and encouraged them to be active in the Arts District.

See Item 75 under the July 19, 2017 City Council meeting for related discussion.

