Carolyn G. Goodman, Mayor (At-Large)
Lois Tarkanian, Mayor Pro Tem (Ward 1)
Vacant (Ward 2)
Bob Coffin (Ward 3)
Stavros S. Anthony (Ward 4)
Cedric Crear (Ward 5)
Michele Fiore (Ward 6)

City Manager Scott Adams
City Attorney Bradford R. Jerbic
City Clerk LuAnn D. Holmes

City Council Minutes

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

July 3, 2019
9:30 AM

CEREMONIAL MATTERS

1. Call to Order

Minutes:
MAYOR GOODMAN called the meeting to order at 9:35 a.m.

Present: MAYOR GOODMAN, COUNCILMEMBERS FIORE, ANTHONY and CREAR and Seated after Item 5 COUNCILMEMBERS KNUDSEN, SEAMAN and DIAZ

Also Present: CITY MANAGER SCOTT ADAMS, CITY ATTORNEY BRAD JERBIC, ASSISTANT CITY ATTORNEY BRYAN SCOTT, DEPUTY CITY ATTORNEY JEFF DOROCAK and CITY CLERK LUANN D. HOLMES

2. Announcement Regarding: 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. Invocation - Khosrow “Koz” Alighchi, Persian Church of Las Vegas

Minutes:
KHOSROW "KOZ" ALIGHCHI, Persian Church of Las Vegas, gave the invocation.

4. Pledge of Allegiance

Minutes:
MAYOR GOODMAN led the audience in the Pledge of Allegiance.

5. Oath of Office Administered to Elected Officials - Councilman Ward 1 Brian Knudsen, Councilwoman Ward 2 Victoria Seaman and Councilwoman Ward 3 Olivia Diaz

Minutes:
MAYOR GOODMAN announced the City has new Councilmembers being sworn in for Wards 1, 2, and 3. First, she invited Councilman-Elect for Ward 1, BRIAN KNUDSEN, his husband, BRIAN EAGAN, and their children,

Andrew and Kate, to the podium. She noted COUNCILMAN-ELECT KNUDSEN would be swearing upon the Torah, the Old Testament, and COUNCILWOMAN FIORE would be holding the Bible. The Mayor administered the Oath of Office and COUNCILWOMAN FIORE presented the new Councilman with a Certificate of Election and signed Oath of Office.

COUNCILMAN KNUDSEN thanked everyone and stated he is incredibly grateful because he is not the typical person that would run for office. He previously worked for the City for nine years and appreciated the opportunity to learn about the City and the talented people who work there. He said it felt to him as though he was coming home. He respects everyone who ran for office with him because it is very hard and incredibly stressful to run a campaign. He thanked his husband and children, Campaign Manager BRADLEY MAYER and everyone who worked on his team to help him get elected. He was most excited about being part of the City Council because there is a lot they can do as a city. He spent a lot of time talking about the Medical District during the campaign, and he is excited to reach out to the City's partners with Clark County, the Nevada System of Higher Education and the University of Nevada, Las Vegas, along with the relationships and connections he made over the past 10 years working in and around Las Vegas. He referenced an article written about him asking if he was a good-hearted consensus builder or a political insider, and he said he is both. He wants to leverage every skill he has to bring about a higher quality of life in this community, and he looks forward to working with those in the community to make it a better place.

MAYOR GOODMAN went on to state Ward 2 has been without a Councilmember for several months, and she invited COUNCILWOMAN-ELECT VICTORIA SEAMAN and her husband, JOHN, to the podium. MR. SEAMAN held the Bible while the Mayor administered the Oath of Office to COUNCILWOMAN-ELECT SEAMAN. She was presented with roses along with a Certificate of Election and signed Oath of Office.

COUNCILWOMAN SEAMAN thanked everyone who supported her and those who believed and trusted in her to represent Ward 2. She stated Ward 2 is a lovely area, and she is honored to represent it. She is excited to work with the Mayor along with the current and new Councilmembers. She noted she previously worked with COUNCILWOMAN FIORE and COUNCILWOMAN-ELECT DIAZ in the Legislature, making this even more special. She thanked her family along with her team who worked with her through the election process. She also acknowledged her Pastor.

Lastly, MAYOR GOODMAN invited Councilwoman-Elect for Ward 3, OLIVIA DIAZ, along with the many family members who were present to the podium. Her husband, FRANK ALEJANDRE, held the family Bible while the Mayor administered her Oath of Office.

COUNCILWOMAN DIAZ stated first and foremost she looks forward to working with MAYOR GOODMAN who has done a lot of good over her tenure and with the new team of Councilmembers. She also looks forward to reuniting with former Legislative members COUNCILWOMAN SEAMAN and soon-to-be MAYOR PRO TEM FIORE, for the benefit of the community. Additionally, she acknowledged COUNCILMEN ANTHONY, CREAR and KNUDSEN, and looks forward to this next chapter in her life. She thanked her husband and family for their support while she was in campaign mode for six months. She also thanked her team who she will always be indebted to for their hard work. Lastly, she thanked the Ward 3 constituents for voting her in. She expressed being their representative is the greatest honor of her life, and she thanked them for depositing their faith and confidence in her. She thought it exciting that the little girl that grew up on the east side of Las Vegas now gets to represent them. COUNCILWOMAN DIAZ was also presented with roses, a Certificate of Election and a signed Oath of Office.

MAYOR GOODMAN congratulated everyone and commented they are a full Council once more. She pointed out this body now consists of three Republicans, three Democrats and one non-partisan.

6. Recognition of the Values Team

Minutes:
MAYOR GOODMAN invited Municipal Court CHIEF JUDGE CYNTHIA LEUNG to the podium, who in turn invited Municipal Court JUDGES CEDRIC KERNS and CARA CAMPBELL to the podium. MAYOR GOODMAN announced the Values Team for July 2019 was HELEN McCLENDON and JAMES ESPINOSA from the Municipal Court Marshals Unit, whom she called to the podium.

The Mayor stated the Court Marshals regularly exceed their job requirements to improve the public safety in the city. During the 2018 holiday season, MARSHALS McCLENDON and ESPINOSA decided to resurrect an old program known as Shop With A Marshal to assist children at Wendell P. Williams Elementary School. The Marshals collected donations to purchase school supplies, backpacks, clothing and toys so that the holiday season would be special for each of the 16 students selected by the teachers at the school. These students displayed outstanding academic achievement in behavior and exemplified the school's motto of SOAR, which stands for Smart choices, Ownership, a positive Attitude and Respect. The Mayor thanked the Marshals for their generosity and for truly building community to make life better.

CHIEF JUDGE LEUNG invited SERGEANT BRIAN WOJTKOWIAK to the podium who is the person that nominated these individuals. CHIEF JUDGE LEUNG stated MARSHALS McCLENDON and ESPINOSA have 19 and 20 years with the City respectively. In resurrecting this project, both exemplified the core values that they advocate in the City and the Court. Even though this was a project during the holidays, these individuals bring compassion, generosity and a conscientiousness to their daily jobs, which makes a huge difference to the court system. They make a positive impact on the community, and when they do something like this, it is inspiring to everyone else. She thanked and congratulated them on behalf of Municipal Court.

MARSHAL ESPINOSA explained he had the idea but needed MARSHAL McCLENDON'S contacts, and when he brought forth his idea, she ran with it. MARSHAL McCLENDON stated she was given the opportunity to try to gather as many people as possible to help them with the project. She explained to Wendell P. Williams Assistant Principal RAJUL EDMOND what they wanted to do for the kids, and she played a huge part in selecting the children. She thanked CHIEF JUDGE LEUNG, JUDGES KERNS and CAMPBELL, Wendell P. Williams Elementary School, Department 3 staff, the Municipal Court employees and the Marshals for their generous contribution. She also thanked SERGEANT WOJTKOWIAK for believing in and supporting her.

MARSHAL ESPINOSA stated there truly is no greater reward or award than being at the elementary school and seeing the joy they were able to give those 16 children, but he thought the recognition by Council was also pretty nice. MAYOR GOODMAN presented MARSHAL McCLENDON with a rose.

The meeting was recessed at 10:11 a.m.

BUSINESS ITEMS - 9 A.M. SESSION

PUBLIC COMMENT

7. 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.

Minutes:
The meeting was reconvened at 10:26 a.m.

There was no public comment.

BUSINESS ITEMS - 9 A.M. Session

8. 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.

Minutes:
This item was heard subsequent to Item 36.

Motion made by Michele Fiore to Strike Item 32

Passed For: 7; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 0

For-Brian Knudsen, Cedric Crear, Stavros Anthony, Carolyn Goodman, Michele Fiore, Victoria Seaman, Olivia Diaz;

9. For possible action to approve the Final Minutes by reference of the May 1 and 15, 2019 Regular City Council Meetings and the May 20, 2019 Special City Council Meeting

Motion made by Michele Fiore to Approve

Passed For: 7; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 0

For-Brian Knudsen, Cedric Crear, Stavros Anthony, Carolyn Goodman, Michele Fiore, Victoria Seaman, Olivia Diaz;

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.

CITY ATTORNEY - CONSENT

10. For possible action to approve a business impact statement regarding a proposed resolution establishing an augmented quarterly franchise fee and an environmental surcharge pertaining to the collection of solid waste and residential recyclables. NOTE: The resolution to be put forward will not include the augmented franchise fee. (This item is related to a resolution on this subject that will appear on a future agenda under Resolutions-Discussion)

Minutes:
MAYOR GOODMAN made a correction to Item 23 stating it is located in Ward 3 (Councilwoman Diaz) and not in Ward 6 as printed.

Motion made by Carolyn Goodman to Approve the Consent Agenda except Item(s) None

Passed For: 7; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 0

For-Brian Knudsen, Cedric Crear, Stavros Anthony, Carolyn Goodman, Michele Fiore, Victoria Seaman, Olivia Diaz;

COMMUNICATIONS - CONSENT

11. For possible action to approve an Interlocal Agreement between the City of Las Vegas and Regional Flood Control District for television production services - All Wards

Motion made by Carolyn Goodman to Approve the Consent Agenda except Item(s) None

Passed For: 7; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 0

For-Brian Knudsen, Cedric Crear, Stavros Anthony, Carolyn Goodman, Michele Fiore, Victoria Seaman, Olivia Diaz;

FINANCE - PURCHASING AND CONTRACTS - CONSENT

12. For possible action to approve award of Bid No. 19.25814-DC, Federal Project No. S1-0159(011), Traffic Package 6B Charleston at Durango, located at Charleston Boulevard and Durango Drive to the lowest

responsive and responsible bidder and the construction conflicts and contingency reserve - Department of Public Works - Award recommended to: CMMCM LLC dba MULLER CONSTRUCTION ($1,127,369.09 - Traffic Improvements Capital Projects Fund) - Wards 1 and 2 (Tarkanian and Vacant)

Motion made by Carolyn Goodman to Approve the Consent Agenda except Item(s) None

Passed For: 7; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 0

For-Brian Knudsen, Cedric Crear, Stavros Anthony, Carolyn Goodman, Michele Fiore, Victoria Seaman, Olivia Diaz;

13. For possible action to approve award of Purchase Order No. 408589 for Replacement Chiller at Development Services Center located at 333 North Rancho Drive - Department of Operations and Maintenance - Award recommended to: JOHNSON CONTROLS, INC ($675,000 - City Facilities Capital Projects Fund) - Ward 5 (Crear)

Motion made by Carolyn Goodman to Approve the Consent Agenda except Item(s) None

Passed For: 7; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 0

For-Brian Knudsen, Cedric Crear, Stavros Anthony, Carolyn Goodman, Michele Fiore, Victoria Seaman, Olivia Diaz;

14. For possible action to approve award of Modification No. 4 to Contract No. 110128-CW, Contract for Annual Heart and Lung Physicals for Fire and Rescue - Department of Fire and Rescue - Award recommended to: GILBERT, GAETKE AND ASSOCIATED OF NEVADA MD LTD dba ARC HEALTH AND WELLNESS CENTERS, LLC (Extension of contract terms)

Motion made by Carolyn Goodman to Approve the Consent Agenda except Item(s) None

Passed For: 7; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 0

For-Brian Knudsen, Cedric Crear, Stavros Anthony, Carolyn Goodman, Michele Fiore, Victoria Seaman, Olivia Diaz;

15. For possible action to approve award of Modification No. 1 to Contract No. 150217-CB, Mutual Use Contract Occupational Health Services - Department of Human Resources - Award recommended to: GILBERT, GAETKE AND ASSOCIATED OF NEVADA MD LTD dba ARC HEALTH AND WELLNESS CENTERS, LLC (Extension of contract terms)

Motion made by Carolyn Goodman to Approve the Consent Agenda except Item(s) None

Passed For: 7; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 0

For-Brian Knudsen, Cedric Crear, Stavros Anthony, Carolyn Goodman, Michele Fiore, Victoria Seaman, Olivia Diaz;

OPERATIONS AND MAINTENANCE - CONSENT

16. For possible action to approve Las Vegas Valley Water District (LVVWD) Exclusive Easements from the City of Las Vegas to service the new Municipal Courthouse located at 100 East Clark Avenue, APN 139-34-302-011 - Ward 3 (Coffin)

Motion made by Carolyn Goodman to Approve the Consent Agenda except Item(s) None

Passed For: 7; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 0

For-Brian Knudsen, Cedric Crear, Stavros Anthony, Carolyn Goodman, Michele Fiore, Victoria Seaman, Olivia Diaz;

17. For possible action to approve a Sixth Amendment to Lease Agreement between the City of Las Vegas and James Ream to lease approximately 488 square feet of additional office space located at 333 North Rancho Drive, commonly known as the City of Las Vegas Development Services Center - Ward 5 (Crear)

Motion made by Carolyn Goodman to Approve the Consent Agenda except Item(s) None

Passed For: 7; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 0

For-Brian Knudsen, Cedric Crear, Stavros Anthony, Carolyn Goodman, Michele Fiore, Victoria Seaman, Olivia Diaz;

PUBLIC WORKS - CONSENT

18. For possible action to approve First Supplemental Interlocal Contract LAS30A13 between the City of Las Vegas and the Clark County Regional Flood Control District (CCRFCD) to extend the project completion date from June 30, 2019 to June 30, 2022 for engineering design of the Gowan - Alexander Road, Rancho Drive to Decatur Boulevard Project - Ward 5 (Crear)

Motion made by Carolyn Goodman to Approve the Consent Agenda except Item(s) None

Passed For: 7; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 0

For-Brian Knudsen, Cedric Crear, Stavros Anthony, Carolyn Goodman, Michele Fiore, Victoria Seaman, Olivia Diaz;

19. For possible action to approve Second Supplemental Interlocal Contract LAS24J15 between the City of Las Vegas and the Clark County Regional Flood Control District (CCRFCD) to extend the project completion date from June 30, 2019 to June 30, 2021 for engineering design of the Gowan North - El Capitan Branch, Lone Mountain to Ann Road project - Ward 4 (Anthony)

Motion made by Carolyn Goodman to Approve the Consent Agenda except Item(s) None

Passed For: 7; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 0

For-Brian Knudsen, Cedric Crear, Stavros Anthony, Carolyn Goodman, Michele Fiore, Victoria Seaman, Olivia Diaz;

20. For possible action to approve Third Supplemental Interlocal Contract LAS28C12 between the City of Las Vegas and the Clark County Regional Flood Control District (CCRFCD) to extend the project completion date from June 30, 2019 to June 30, 2022 for engineering design of the Las Vegas Wash, Sloan Channel to Cedar Avenue project - Ward 3 (Coffin)

Motion made by Carolyn Goodman to Approve the Consent Agenda except Item(s) None

Passed For: 7; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 0

For-Brian Knudsen, Cedric Crear, Stavros Anthony, Carolyn Goodman, Michele Fiore, Victoria Seaman, Olivia Diaz;

21. For possible action to approve Second Supplemental Interlocal Contract LAS29C16 between the City of Las Vegas and the Clark County Regional Flood Control District (CCRFCD) to extend the project completion date from June 30, 2019 to June 30, 2022 for engineering design of the Flamingo - Boulder Highway North, Charleston - Boulder Highway to Maryland Parkway and Maryland Parkway System project - Ward 3 (Coffin)

Motion made by Carolyn Goodman to Approve the Consent Agenda except Item(s) None

Passed For: 7; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 0

For-Brian Knudsen, Cedric Crear, Stavros Anthony, Carolyn Goodman, Michele Fiore, Victoria Seaman, Olivia Diaz;

22. For possible action to approve Second Supplemental Interlocal Contract LAS24I15 between the City of Las Vegas and the Clark County Regional Flood Control District (CCRFCD) to extend the project completion date from June 30, 2019 to June 30, 2021 for engineering design of the Gowan Box Canyon - Lone Mountain Road Project - Ward 4 (Anthony)

Motion made by Carolyn Goodman to Approve the Consent Agenda except Item(s) None

Passed For: 7; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 0

For-Brian Knudsen, Cedric Crear, Stavros Anthony, Carolyn Goodman, Michele Fiore, Victoria Seaman, Olivia Diaz;

23. For possible action to approve For possible action to approve Second Supplemental Interlocal Contract LAS25B13 between the City of Las Vegas and the Clark County Regional Flood Control District (CCRFCD) to extend the project completion date from June 30, 2019 to June 30, 2021 for engineering design of the Cedar Avenue Channel Improvements project - Ward 6 (Fiore)

Minutes:
See Item 10 for related discussion.

Motion made by Carolyn Goodman to Approve the Consent Agenda except Item(s) None

Passed For: 7; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 0

For-Brian Knudsen, Cedric Crear, Stavros Anthony, Carolyn Goodman, Michele Fiore, Victoria Seaman, Olivia Diaz;

24. For possible action to approve Supplemental Interlocal Contract No. 3 - 843c between the City of Las Vegas and the Regional Transportation Commission of Southern Nevada (RTC) to reallocate project funds within the contract for engineering, right-of-way and construction, and extend the contract expiration date from June 30, 2019 to June 30, 2022 for the Martin L. King Boulevard/Industrial Road Connector, Oakey Boulevard to Alta Drive project - Wards 1, 3 and 5 (Tarkanian, Coffin and Crear)

Motion made by Carolyn Goodman to Approve the Consent Agenda except Item(s) None

Passed For: 7; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 0

For-Brian Knudsen, Cedric Crear, Stavros Anthony, Carolyn Goodman, Michele Fiore, Victoria Seaman, Olivia Diaz;

25. For possible action to approve Supplemental Interlocal Contract No. 1 - 1075a between the City of Las Vegas and the Regional Transportation Commission of Southern Nevada (RTC) to increase project funding for engineering design for the Ogden Avenue, Main Street to Las Vegas Boulevard project ($150,000 - Road and Flood Capital Project Fund [CPF]) - Ward 5 (Crear)

Motion made by Carolyn Goodman to Approve the Consent Agenda except Item(s) None

Passed For: 7; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 0

For-Brian Knudsen, Cedric Crear, Stavros Anthony, Carolyn Goodman, Michele Fiore, Victoria Seaman, Olivia Diaz;

26. For possible action to approve Supplemental Interlocal Contract No. 2 - 979b between the City of Las Vegas and the Regional Transportation Commission of Southern Nevada (RTC) to increase project funding for construction of the Arterial Reconstruction Program - Package 6 project located at various locations more specifically shown in the contract exhibit ($4,000,000 - Road and Flood Capital Project Fund [CPF]) - Wards 1, 4 and 5 (Tarkanian, Anthony and Crear)

Motion made by Carolyn Goodman to Approve the Consent Agenda except Item(s) None

Passed For: 7; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 0

For-Brian Knudsen, Cedric Crear, Stavros Anthony, Carolyn Goodman, Michele Fiore, Victoria Seaman, Olivia Diaz;

27. For possible action to approve Interlocal Contract 1081 between the City of Las Vegas and the Regional Transportation Commission of Southern Nevada (RTC) to provide funding for engineering for the Lake Mead Boulevard, Simmons Street to Losee Road project ($1,175,000 - Road and Flood Capital Project Fund [CPF]) - Ward 5 (Crear) and North Las Vegas

Motion made by Carolyn Goodman to Approve the Consent Agenda except Item(s) None

Passed For: 7; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 0

For-Brian Knudsen, Cedric Crear, Stavros Anthony, Carolyn Goodman, Michele Fiore, Victoria Seaman, Olivia Diaz;

28. For possible action to approve Cooperative (Local Public Agency) Agreement P481-16-063 - Amendment No. 2 between the City of Las Vegas and the State of Nevada Department of Transportation (NDOT) to increase project funding for engineering, right-of-way and construction of the CC 215 Trail project along CC 215 Beltway from Alexander Road to Decatur Boulevard ($4,193,182 - Parks and Leisure Activity Capital Project Fund [CPF]) - Wards 4 and 6 (Anthony and Fiore)

Motion made by Carolyn Goodman to Approve the Consent Agenda except Item(s) None

Passed For: 7; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 0

For-Brian Knudsen, Cedric Crear, Stavros Anthony, Carolyn Goodman, Michele Fiore, Victoria Seaman, Olivia Diaz;

RESOLUTIONS - CONSENT

29. R-26-2019 - For possible action to approve a Resolution and Notice regarding the granting of a telecommunications service franchise to Zayo Group, LLC, setting the purpose, character, term and conditions of the proposed franchise and setting a public hearing on the advisability of granting the proposed franchise - All Wards

Motion made by Carolyn Goodman to Approve the Consent Agenda except Item(s) None

Passed For: 7; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 0

For-Brian Knudsen, Cedric Crear, Stavros Anthony, Carolyn Goodman, Michele Fiore, Victoria Seaman, Olivia Diaz;

30. R-27-2019 - For possible action to approve a Resolution concerning a proposed Special Improvement District (814) within the Summerlin area and approving the form of the authorizing the execution and delivery of a deposit agreement and improvements reimbursement agreement with The Howard Hughes Company, LLC, a Delaware limited liability company, in the amount of $350,000 for the City of Las Vegas to draw against as it incurs the expenses of creating and financing the district with The Howard Hughes Company, LLC ($350,000 - SID) - Ward 2 (Vacant)

Motion made by Carolyn Goodman to Approve the Consent Agenda except Item(s) None

Passed For: 7; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 0

For-Brian Knudsen, Cedric Crear, Stavros Anthony, Carolyn Goodman, Michele Fiore, Victoria Seaman, Olivia Diaz;

31. R-28-2019 - For possible action to approve a Resolution approving the apportionment of surplus amounts remaining in the special fund created for the City of Las Vegas, Nevada, Special Improvement District (SID) No. 707 (Summerlin Area) in the amount of $2,322,487.55 (Summerlin 707 SID Agency) - Ward 2 (Vacant)

Motion made by Carolyn Goodman to Approve the Consent Agenda except Item(s) None

Passed For: 7; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 0

For-Brian Knudsen, Cedric Crear, Stavros Anthony, Carolyn Goodman, Michele Fiore, Victoria Seaman, Olivia Diaz;

DISCUSSION/ACTION ITEMS

ADMINISTRATIVE - DISCUSSION

32. Report from Scott D. Adams, City Manager, on Emerging Issues - All Wards

Motion made by Michele Fiore to Strike Item 32

Passed For: 7; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 0

For-Brian Knudsen, Cedric Crear, Stavros Anthony, Carolyn Goodman, Michele Fiore, Victoria Seaman, Olivia Diaz;

33. Report by Bill Arent, Director, Economic and Urban Development (EUD), on economic development projects and initiatives being undertaken in the City of Las Vegas - All Wards

Minutes:
BILL ARENT, Director of Economic and Urban Development, congratulated the new Councilmembers and stated he looks forward to working with them to advance economic development in each of their wards.

Economic Development is the business arm of the city, and Economic and Urban Development is tasked with growing business throughout the city of Las Vegas in all of the wards; which is done in a variety of ways. As the City enters the start of a new fiscal year, he thought it was important to not only look forward, but to look back what they as a department and as a city accomplished over the past year.

MR. ARENT reviewed the attached PowerPoint presentation, first displaying a map of the various parts of the Las Vegas valley. He noted at times the economic development strategy is referred to as an inside out strategy whereby the focus is not only downtown but also in the suburbs in all of the wards and the opportunities for growth the city has. He reviewed the key objectives and goals which focus on attracting new real estate investment in downtown Las Vegas, trying to grow industrial business parks (particularly in west Las Vegas and northwest Las Vegas), building more parking garages to support downtown development and supporting the City's Vision for the future with Vision 2045 . Other areas of focus include hospitality, sports and entertainment, bringing residents into the city, particularly the urban core, health care in the Las Vegas Medical District and Information Technology.

MR. ARENT recognized the administrative team members in Economic and Urban Development and the business development team members who work locally, regionally, nationally and internationally to attract new business to the city, to support existing businesses and to support entrepreneurship and innovation; the Parking Services Team, noting that the City has made it easier to park with mobile apps, paying in advance and adding more parking; and the redevelopment team.

MR. ARENT reviewed some upcoming projects including the Expo Center at World Market Center Las Vegas, which he believed would be a game changer for downtown and the City. The new modern convention center is being built to host meetings and conventions from around the world. MAYOR GOODMAN asked if what was displayed was the final rendering. MR. ARENT explained it was one of the final renderings and that the elevation had been changed several times, but he did not think the rendering did it justice. He stated the facility should be completed by mid-year 2020 and that he would keep the Mayor apprised of the progress.

MR. ARENT noted that the City's partner, Blackstone, is one of the largest real estate investment firms in the world. Blackstone owns this campus as well as ones in Atlanta, Georgia and North Carolina, and they have consolidated to bring more business to Las Vegas. This project will be built as part of the campus, and the pavilion tents will be removed to provide parking.

MR. ARENT thought the most important slide was the expo occupancy performance metrics. The campus will be activated throughout the year where previously there were only two week-long conventions. Staff is working closely with their partner to make sure people from the community are being hired to help build the center. A lot of outreach has been done with regard to this, and he appreciated COUNCILMAN CREAR'S leadership in that respect.

MR. ARENT reviewed the downtown economic impacts relating to the number of room nights, direct employment and the spending impact and pointed out that staff believes this will promote the building of other projects downtown. He referenced the $32 million Fremont Street Experience canopy upgrade which will have the latest and greatest technology and will be bright enough to run 24 hours a day, 365 days a year. This will continue to attract visitation to downtown and Fremont Street.

MR. ARENT spoke about the Circa resort and casino (DEREK and GREG STEVENS), the Boyd Gaming Group's new project at the Fremont property, a new 495-room tower which is being developed by the CIM Group at The Downtown Grand and a nongaming Marriott AC Hotel in Symphony Park. Altogether, there will be more than 2,000 new hotel rooms in downtown Las Vegas which will drive more employment, activity and more spending.

With all of the hospitality at play, MR. ARENT stated there are discussions throughout the region about professional sports, and negotiations are in the early stages for a major league soccer stadium. The City has a great partner in the Renaissance Companies and an investor, The Baupost Group out of Boston, Massachusetts, that can help make professional soccer at Cashman Center a reality. He mentioned the success of The Las Vegas Lights and being in the top tier of USL (United Soccer League) teams in terms of attendance and fan and community engagement. The wave of the future is hospitality, sports and entertainment all starting to blend together, and Las Vegas is being seen nationally and internationally as a leader not only in hospitality but also in sports and other types of entertainment.

He spoke of upgrading the quality of housing downtown and reviewed the various projects downtown to include Auric at Symphony Park – Southern Land and Aspen Heights. These two projects will result in approximately 600 units of new housing, creating an instant population in downtown. He stressed the importance of not only having people working downtown, but also living downtown to grow it. Additionally, Fremont 9 opened and the 225 new units quickly filled up.

Smaller projects are also important to upgrade the quality of housing downtown, and one trend is for investors to revamp older apartment buildings and motels. MR. ARENT showed before and after photos and renderings of the following properties - Omega Investments – 1800 New York Avenue, Kamran Foulad – 2211 South Las Vegas Boulevard, Abraham Enterprises – 811 South 6th Street and La Jolla Development – 1924 East Fremont.

MR. ARENT stated the Las Vegas Medical District is extremely important. Staff continues to work closely with the School of Medicine on the operating side. Meetings continue with stakeholders to advance healthcare and medicine in this area. The vision is to bring world-class healthcare to Las Vegas by making sure everything fits together, which requires, planning, coordination and getting the right infrastructure in place.

Economic and Urban Development has worked closely with the Department of Information Technologies (IT) on The Las Vegas Innovation District. He spoke of the autonomous shuttle and how the city is now known as a leader in smart mobility in autonomous vehicles. A slide of partners from around the world was shown who are now investing their money and technology in Las Vegas. These companies recognize Las Vegas as a great place to do business and want to set up shop here. To do that, a plan needs to be in place as well as a physical space. The City took advantage of the University of Phoenix vacating the ground floor of the Bank of America building. They left it turnkey, leaving all the desks and infrastructure behind so the City took over the 11,000 square-foot space as the new lessee. That lease was signed less than two months ago, and the space is now full, which shows the tremendous growth that is occurring.

He stated the Economic and Urban Development team and the IT team are working closely with business and industry to have them set up a presence in Las Vegas; a slide was shown of those companies that currently have a physical presence. In the IT industry, a lot of business is done at events, so consideration needs to be given how to take advantage of those visiting here. Before and after photos were shown of the rundown property at 229 Las Vegas Boulevard which Trend Nation, an e-commerce business, took over.

MR. ARENT stated there are some great assets in the northwest part of the city in Ward 6. The City is committed to developing a business park on a section of land that it has patented from the Bureau of Land Management that is situated near Creech and Nellis Air Force Base. In the past, this would have been considered to be too far out, but development is quickly catching up to it. There are great residential communities in the northwest, and great employment bases are needed.

MR. ARENT stated for the past several years, the City has been using some great new tools, one of which is new market tax credits. A slide was shown of past projects and project funding opportunities, but he emphasized a better job needs to be done of getting the word out that there is money available for new projects. The City received an allocation of $45 million in federal income tax credits a couple of months ago. This is sold to investors, which turns into cash and is made into interest-only loans for eligible projects in eligible low-income communities. The City has invested in these types of communities and projects in the past and will do more of this in the future.

COUNCILMAN ANTHONY asked what type of infrastructure was in place on the piece of property in the northwest as far as sewer, electricity, etc. MR. ARENT explained there is some power and water availability, but the rest of the infrastructure, such as the roads, gas and sewer, would have to be put in. This is not an overnight project, it is something that the City has to invest in over the future so when private industry is ready to take advantage of that site, it will be ready. He noted major employers have looked at the property for data centers and industrial complexes. The Councilman stated this was a great project, but it will involve a lot of discussion regarding who is going to pay for it.

MR. ARENT stated the East Las Vegas Library is an example of a project that was supported by the new market tax credit program where the City worked closely with the Library District and private investors. It is a generational project which will help transform the community and is a long overdue asset. This is seed investment to better position this community for new private investment and business activity.

MR. ARENT spoke of the opportunity zones that have been approved by the Governor. A large portion of the state's opportunity zones fall within the city, and staff is working closely with private investors to try to attract capital through these opportunity zones. While money does not touch or flow through the City, it is a federal tax benefit that encourages investors to invest in the community. Aspen Heights closed on an opportunity zone investment in Symphony Park, and there are other projects looking to close on investments as well. This makes it more attractive for new real estate investment and development in the community and may be a benefit for those hard-to-finance projects in the future.

COUNCILMAN CREAR asked for staff to provide information regarding how many projects have applied, the status of those and the associated dollar amount. MAYOR GOODMAN also asked that he describe what the Opportunity Zone is for the viewing public and how many there are. MR. ARENT explained Opportunity Zones is a tax-deferral incentive which was passed at the end of 2017 by Congress and is administered by the Internal Revenue Service and the United States Department of the Treasury. He explained an investor can take the sale proceeds from an investment and invest it in an eligible area, defer the capital gains tax for up to seven years and after 10 years, any future appreciation in that investment is further excluded from any capital gains tax. It is long-term money and a long term investment. As far as what is closed, Aspen Heights closed on an investment of $29 million.

MAYOR GOODMAN asked what the minimum investment was and how many Opportunity Zones were granted to the city of Las Vegas. MR. ARENT stated the City asked for 26 census tracts, and the Governor approved 22 of those. He described those areas depicted in blue on the map that are Opportunity Zones in the city of Las Vegas. He confirmed for the Mayor these areas fall in Wards 1, 3 and 5. MR. ARENT explained there is no statutory minimum or maximum needed in order to participate, but because tax and legal professionals will need to be engaged, it is believed it will be similar to new market tax credits where it is unlikely that projects smaller than $5 million will benefit from the program. The program allows for smaller businesses, but he has not seen that in Las Vegas.

COUNCILMAN CREAR stated sometimes there is a misconception that the City designated the Opportunity Zones, and he thought it important to note that the City submitted for 26 tracts and was granted 22 through the Governor's Office of Economic Development. He stated he did not agree with the zones, as some key areas of the historic west side were left out. He reiterated the City did not select the areas, and believed it was not equitable.

COUNCILMAN KNUDSEN asked about the connection between the City's economic development efforts and the State and the County since those entities are also working to develop their Opportunity Zones. MR. ARENT stated staff has been working very closely with State Department of Business and Industry as well as the Governor's Office of Economic Development. The City hosted a joint community forum last year in Council Chambers which was sponsored by the Federal Reserve and to which the community was invited. A National Expo took place in May at Mandalay Bay that his team attended, as did colleagues from the State and the County. Additionally, although not launched yet, the City is creating an on-line portal because the best thing the City can do is to be a connector between the property owner, the business looking for capital and investors. The portal will be launched soon, but they are talking to the State and other partners to see if they want to join.

To continue the current momentum, MR. ARENT stated they are looking to continue more quality housing downtown and to focus on growing IT sectors, filling vacant office space, supporting "best of class" medical operators, more garages and develop business assets in the northwest.

MAYOR GOODMAN stated it was a great report, and she requested a hard copy.

COUNCILMAN CREAR commented all the work Economic and Urban Development is doing is fantastic. He thought one area that was not discussed was inclusionary housing. There is an affordable housing crisis throughout the country, and the City needs to work with the developers to figure something out. Cities throughout the nation have some type of inclusionary program, but the city of Las Vegas does not. He thought that should come out of EUD and thought there was still time to discuss this with Aspen, etc. The goal is not to try to hurt the developers or limit profits, but they need to find a way for opportunities for those that cannot afford some of the properties coming online. He wished to have a conversation with EUD to vet the process.

COUNCILMAN KNUDSEN added as the population grows, they need to project out over the next 10-15 years what the income levels will look like at that time for incoming folks and to make sure the City is being proactive and responsive to the housing conditions new residents will come into.

MAYOR GOODMAN commented the report was full of great information, and congratulated MR. ARENT and his staff for their great work. MR. ARENT thanked the Council, as they cannot do what they do without their continued leadership and support.

34. Discussion for possible action regarding the ratification of Greg Weitzel as the Director of Parks and Recreation ($155,968.75 + $5,000 Signing Bonus + Benefits - General Fund)

Minutes:
CITY MANAGER SCOTT ADAMS congratulated the new Councilmembers and stated he and his team look forward to working with and serving them moving forward. He also congratulated new MAYOR PRO TEM FIORE, and commented it is great to see a fully-seated Council.

Relating to the next two items, MR. ADAMS stated he could not remember a time when the City presented two more-highly qualified individuals for ratification. Under this item, he recommended the ratification of GREG WEITZEL as the new Director of Parks and Recreation. MR. ADAMS stated MR. WEITZEL has a very lengthy and incredible bio. He read the highlights from that bio including his education and several of his many accomplishments. He specifically noted most recently, MR. WEITZEL was the Director of Parks and Recreation for Idaho Falls, Idaho, and prior to that, he was the Parks and Recreation Director in Allentown, Pennsylvania, an urban area located between New York and Pennsylvania. Additionally, he was designated the emerging professional of the year at Penn State. MR. WEITZEL has been married for more than 20 years and has two teenage daughters, who were present. MR. ADAMS stated MR. WEITZEL is a rising star and leader in national parks and recreation management.

On behalf of his family, MR. WEITZEL stated they are excited about moving to Las Vegas and for the opportunity to work with the Council and the community as a whole.

Subsequent to the motion, MAYOR GOODMAN asked if MR. WEITZEL if his daughters would be living in Las Vegas. MR. WEITZEL stated they are in the process of transitioning to Las Vegas, and his daughters would be going to Faith Lutheran Academy; one as a Senior and the other as a Sophomore. The Mayor welcomed them.

COUNCILMAN ANTHONY stated he represents Ward 4, but speaking on behalf of the entire Council, he stressed the importance of the parks in the city of Las Vegas. He wants to ensure they remain great, safe and are being utilized. The Councilman noted he built the first Pickleball court at Police Memorial Park, which was followed by others. It is the fastest growing sport in the nation as well as the city of Las Vegas. His vision is to have a premier International tournament in the city of Las Vegas just like the Mayor's Cup, which is the best soccer tournament in the world when it comes to cities. He stated discussions are already taking place with regard to building a complex in Police Memorial Park. He looked forward to discussing this with MR. WEITZEL and asked him to keep this on his radar as he thought it could be a game changer and create a lot of revenue for the city.

MAYOR GOODMAN stated after COUNCILMAN ANTHONY'S leadership creating the first Pickleball court, The Plaza created the first competition, which was well attended.

COUNCILMAN CREAR welcomed MR. WEITZEL and his family and reiterated COUNCILMAN ANTHONY'S statement regarding the importance of the parks. The Councilman stated he would be working with a great team and thanked MAGGIE PLASTER for doing a wonderful job as Acting Director of Parks and Recreation, as she and her entire team have been extremely responsive to him.

MAYOR GOODMAN stated the City is trying to make an impact for the physically challenged with regard to creating different facilities. She acknowledged JERRY WALKER, Director of Operations and Maintenance, and his team. She welcomed and congratulated the WEITZEL family, and applauded MS. PLASTER, who she said has been stellar.

Motion made by Michele Fiore to Approve

Passed For: 7; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 0

For-Brian Knudsen, Cedric Crear, Stavros Anthony, Carolyn Goodman, Michele Fiore, Victoria Seaman, Olivia Diaz;

35. Discussion for possible action regarding the ratification of Lisa Morris Hibbler as Chief Community Services Officer ($195,000 + Benefits - General Fund)

Minutes:
CITY MANAGER SCOTT ADAMS stated it was his distinct pleasure to present for ratification DR. LISA MORRIS HIBBLER as the new Chief of Community Services Officer. DR. MORRIS HIBBLER started with the City in 1997 and is an innovator. During her tenor at the City, she has led many successful projects, with insight and expertise in developing strategic public and private partnerships, of which he named several. MR. ADAMS shared her education and summarized her bio, naming several of her many accomplishments and awards she has received. She is married and the mother of three children.

MAYOR GOODMAN stated aside from the practical information just provided, DR. MORRIS HIBBLER works tirelessly with her professional background, dedication, common sense and expertise, but also has a heart of gold.

DR. MORRIS HIBBLER thanked the Mayor and Council and stated she looks forward to working with the new Councilmembers. It has been a privilege to serve the City of Las Vegas and its community for the past 23 years, and she thanked MR. ADAMS for recommending her for this appointment and entrusting her with this new role and KAREN DUDDLESTEN, current Chief of Community Services Officer, for passing the torch. Local government bears the responsibilities of addressing community challenges; residents look to City Hall for solutions. She noted the areas that fall under the Chief Community Services Officer include managing the homeless crisis, developing affordable housing, supporting the education systems, preparing the workforce of the future, neighborhood preservation and revitalization along with others. She intends to use the local, regional and national relationships she has developed to further efforts through public/private partnerships and collective action.

DR. MORRIS HIBBLER stated she did not get to this place by herself. She acknowledged her fellow directors, two alumni [DR. BARBARA JACKSON and CLAUDETTE (last name not provided)], staff, community partners, sisters of the Alpha Kappa Alpha Sorority and the members of The Divine Nine, her mentors (CLARK COUNTY COMMISSIONER LAWRENCE WEEKLY and NEVADA ASSEMBLYWOMAN DINA NEAL), and her friends. She also acknowledged her family as her anchor, specifically her husband, who has made sacrifices both professionally and personally so she can be in the position that she is, her parents, former COUNCILWOMAN BETTY MORRIS, Retired Air Force SENIOR MASTER SERGEANT JAMES MORRIS, her two sisters, her children and nieces, and everyone else who has helped her along the way. She is very excited about this opportunity and will do everything to further the City, which will remain iconic.

Subsequent to the motion and vote, COUNCILMAN CREAR congratulated DR. MORRIS HIBBLER stating this was well deserved. He also thanked MR. ADAMS for recognizing the City had the talent within. Since the first day he came to the City, he said DR. MORRIS HIBBLER has been nothing but exemplary. He acknowledged her professionalism, intelligence, hard work and dedication. He stated she has support both internally and externally. The Councilman also thanked MS. DUDDLESTEN, who is highly intelligent and has always been responsive, and wished her well in her future endeavors.

MAYOR GOODMAN congratulated DR. MORRIS HIBBLER and thanked MS. DUDDLESTEN for her time stating she has been a tremendous inspiration and followed through on many issues that previously had not been touched.

Motion made by Michele Fiore to Approve

Passed For: 7; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 0

For-Brian Knudsen, Cedric Crear, Stavros Anthony, Carolyn Goodman, Michele Fiore, Victoria Seaman, Olivia Diaz;

RECOMMENDING COMMITTEE REPORT - DISCUSSION

BOARDS AND COMMISSIONS - DISCUSSION

36. Discussion for possible action to elect Councilwoman Michele Fiore to serve as the Mayor Pro-Tem

Minutes:
This item was heard subsequent to Item 7.

Subsequent to the motion and vote, MAYOR GOODMAN congratulated MAYOR PRO TEM FIORE.

Motion made by Carolyn Goodman to Approve

Passed For: 7; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 0

For-Brian Knudsen, Cedric Crear, Stavros Anthony, Carolyn Goodman, Michele Fiore, Victoria Seaman, Olivia Diaz;

37. Discussion for possible action regarding the appointment of nominee Jeff Rogan to the Ward 1 seat of the Planning Commission

Minutes:
MAYOR GOODMAN congratulated JEFF ROGAN.

Motion made by Brian Knudsen to Approve

Passed For: 7; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 0

For-Brian Knudsen, Cedric Crear, Stavros Anthony, Carolyn Goodman, Michele Fiore, Victoria Seaman, Olivia Diaz;

38. Discussion for possible action regarding the appointment of nominee Kathleen Bienenstein to the Ward 1 seat of the Senior Citizens Advisory Board

Minutes:
COUNCILMAN KNUDSEN acknowledged KATHLEEN BIENENSTEIN in the audience. He had the opportunity to learn about her and the community she represents, and he said she will be a wonderful asset on the Senior Citizens Advisory Board.

MAYOR GOODMAN thanked MS. BIENENSTEIN for her willingness to serve.

Motion made by Brian Knudsen to Approve

Passed For: 7; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 0

For-Brian Knudsen, Cedric Crear, Stavros Anthony, Carolyn Goodman, Michele Fiore, Victoria Seaman, Olivia Diaz;

39. Discussion for possible action regarding the reappointment of James Wright to the Southern Nevada Health District Public Health Advisory Board

Motion made by Michele Fiore to Approve

Passed For: 7; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 0

For-Brian Knudsen, Cedric Crear, Stavros Anthony, Carolyn Goodman, Michele Fiore, Victoria Seaman, Olivia Diaz;

40. Discussion for possible action regarding the reappointments of Yvette Weinstein-Hall and Elizabeth Pattarettu to the Senior Citizens Advisory Board as the Mayor’s appointments

Motion made by Carolyn Goodman to Approve

Passed For: 7; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 0

For-Brian Knudsen, Cedric Crear, Stavros Anthony, Carolyn Goodman, Michele Fiore, Victoria Seaman, Olivia Diaz;

41. Discussion for possible action regarding the reappointment of Sam Cherry to the Planning Commission as the Mayor’s appointment

Minutes:
MAYOR GOODMAN stated SAM CHERRY is devoted to this position, he does a wonderful job, and she is grateful for his willingness to continue to serve. COUNCILMAN CREAR added he thought MR. CHERRY was an excellent choice and someone who is trying to do good things for the community.

Motion made by Carolyn Goodman to Approve

Passed For: 7; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 0

For-Brian Knudsen, Cedric Crear, Stavros Anthony, Carolyn Goodman, Michele Fiore, Victoria Seaman, Olivia Diaz;

BILLS ELIGIBLE FOR ADOPTION AT THIS MEETING

42. Bill No. 2019-20 - For possible action - Amends the Unified Development Code to repeal and replace Chapter 19.09 thereof, pertaining to Form-Based Code and Transect Zones. Sponsored by: Councilman Bob Coffin

Minutes:
Second reading and Bill adopted as a First Amendment as Ordinance No. 6693.

Motion made by Stavros Anthony to Approve as a First Amendment

Passed For: 7; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 0

For-Brian Knudsen, Cedric Crear, Stavros Anthony, Carolyn Goodman, Michele Fiore, Victoria Seaman, Olivia Diaz;

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.

43. Bill No. 2019-19 - Repeals LVMC 19.10.105, pertaining to the repurposing of certain golf courses and open spaces. Sponsored by: Councilwoman Michele Fiore

Minutes:
Recommendation noted.

07/17/2019 Council Agenda

44. Bill No. 2019-21 - Amends LVMC Chapter 9.38 to establish an additional City procedure for retrieving shopping carts and laundry carts that have been abandoned or used without authorization. Sponsored by: Councilman Cedric Crear

Minutes:
Recommendation noted.

07/17/2019 Council Agenda

45. Bill No. 2019-22 - Amends LVMC Chapter 10.48 to establish prohibitions regarding the attaching of certain items to trees, poles, structures, amenities, walls and fences within or near public rights-of-way, along with associated authority to remove such items. Sponsored by: Councilman Cedric Crear

Minutes:
Recommendation noted.

07/17/2019 Council Agenda

46. Bill No. 2019-23 - Amends LVMC Title 13 to add a new Chapter 60 to authorize the removal and disposition of signs and attention gaining devices that have placed on City property or in public rights-of-way illegally. Sponsored by: Councilman Cedric Crear

Minutes:
Recommendation noted.

07/17/2019 Council Agenda

NEW BILLS

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.

47. Bill No. 2019-24 - Adopts that certain document entitled “Fifth Amendment and Restatement to the Development Agreement for Skye Canyon Master Planned Community,” regarding property generally located at the northwest corner of Grand Teton Drive and Grand Canyon Drive. Proposed by: Robert Summerfield, Director of Planning

Minutes:
MAYOR GOODMAN stated she would like to speak with COUNCILMEMBERS FIORE and ANTHONY as to whether their schedules will permit them to continue to serve on the Recommending Committee; she wished to include the new Councilmembers for consideration as well.

First Reading - Referred – MAYOR GOODMAN and COUNCILMEMBERS FIORE and ANTHONY

07/15/2019 Recommending Committee
08/07/2019 Council Agenda

48. Bill No. 2019-25 - Adopts that certain document entitled “Amended and Restated Development Agreement for Sunstone Master Planned Community,” regarding property generally located at the southwest corner of North Skye Canyon Park Drive and Moccasin Road. Proposed by: Robert Summerfield, Director of Planning

Minutes:
See Item 47 for related discussion.

First Reading - Referred - MAYOR GOODMAN and COUNCILMEMBERS FIORE and ANTHONY

07/15/2019 Recommending Committee
08/07/2019 Council Agenda

49. Bill No. 2019-26 - Amends LVMC Chapter 6.39 to exempt from licensing and regulation as a nightclub any establishment with a tavern-limited license within the Downtown Entertainment Overlay District, and amends LVMC 6.50.250 to authorize conditions to be imposed on such establishments regarding outdoor patron lines and outdoor speakers. Proposed by: Bradford R. Jerbic, City Attorney

Minutes:
See Item 47 for related discussion.

First Reading - Referred - MAYOR GOODMAN and COUNCILMEMBERS FIORE and ANTHONY

07/15/2019 Recommending Committee
08/07/2019 Council Agenda

The meeting was recessed at 11:38 a.m.

NOT TO BE HEARD BEFORE 11 A.M. - 50 THROUGH 89

BUSINESS ITEMS - 11 A.M. Session

50. Any items from the 11 A.M. session that the Council, staff and/or the applicant wish to be stricken or held in abeyance to a future meeting may be brought forward and acted upon at this time.

Minutes:
The meeting was reconvened at 12:06 p.m.

COUNCILMAN KNUDSEN requested Items 54 and 57 be abeyed for 30 days to allow him time to meet with the applicants. COUNCILMAN CREAR asked if Items 54 and 57 had to be pulled from the One Motion One Vote agenda prior to taking this action; ASSISTANT CITY ATTORNEY BRYAN SCOTT advised they could be pulled and voted on simultaneously.

Motion made by Michele Fiore to Hold in Abeyance Items 54, 57 and 81 to 8/7/2019 and Item 86 to 8/21/2019

Passed For: 7; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 0

For-Brian Knudsen, Cedric Crear, Stavros Anthony, Carolyn Goodman, Michele Fiore, Victoria Seaman, Olivia Diaz;

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 - ONE MOTION/ONE VOTE

The following are items that may be considered in one motion/one vote. They are considered to routine non-public and public hearing items. All public hearing and non-public hearing items will be opened at one time. Any person representing an application or a member of the public or a member of the City Council not in agreement with the conditions and all standard conditions for the application recommended by staff, should request to have that item removed from this part of the agenda.

51. EOT-76537 - EXTENSION OF TIME - NONCONFORMING - PUBLIC HEARING - APPLICANT/OWNER: 8TEA8 HOLDINGS, LLC - For possible action on a request for a third Extension of Time FOR A NONCONFORMING LIQUOR ESTABLISHMENT (TAVERN) at 808 West Lake Mead Boulevard (APNs 139-21-612-065 through 069), C-1 (Limited Commercial) Zone, Ward 5 (Crear). Staff recommends APPROVAL.

Minutes:
MAYOR GOODMAN declared the Public Hearing open for Items 51-53, 55-56 and 58.

There being no one present to speak, MAYOR GOODMAN declared the Public Hearing closed for Items 51-53, 55-56 and 58.

Motion made by Michele Fiore to Approve the One Motion One Vote subject to condition(s) except Item(s) 54., 57.

Passed For: 7; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 0

For-Brian Knudsen, Cedric Crear, Stavros Anthony, Carolyn Goodman, Michele Fiore, Victoria Seaman, Olivia Diaz;

52. ZON-76227 - REZONING - PUBLIC HEARING - APPLICANT: ADVANCED DENTAL LABS - OWNER: WAYNE MURRAY - For possible action on a request for a Rezoning FROM: R-4 (HIGH DENSITY RESIDENTIAL) TO: C-1 (LIMITED COMMERCIAL) on 0.16 acres at 321 South Maryland Parkway (APN 139-34-811-045), Ward 3 (Coffin) [PRJ-76199]. The Planning Commission (4-0-1 vote) and Staff recommend APPROVAL.

Minutes:
See Item 51 for related discussion and Item 53 for related backup.

Motion made by Michele Fiore to Approve the One Motion One Vote subject to condition(s) except Item(s) 54., 57.

Passed For: 7; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 0

For-Brian Knudsen, Cedric Crear, Stavros Anthony, Carolyn Goodman, Michele Fiore, Victoria Seaman, Olivia Diaz;

53. SDR-76228 - SITE DEVELOPMENT PLAN REVIEW RELATED TO ZON-76227 - PUBLIC HEARING - APPLICANT: ADVANCED DENTAL LABS - OWNER: WAYNE MURRAY - For possible action on a request for a Site Development Plan Review FOR A PROPOSED TWO-STORY, 5,732 SQUARE-FOOT DENTAL LABORATORY WITH WAIVERS TO ALLOW FIVE PARKING SPACES WHERE 32 SPACES ARE REQUIRED; LOT WIDTH OF 50 FEET WHERE 100 FEET IS REQUIRED; LOT COVERAGE OF 66 PERCENT WHERE 50 PERCENT IS ALLOWED; A ZERO-FOOT SIDE YARD SETBACK ON THE NORTH AND A FIVE-FOOT SIDE YARD SETBACK ON THE SOUTH WHERE 10 FEET IS REQUIRED; A FIVE-FOOT WIDE LANDSCAPE BUFFER ALONG THE WEST PERIMETER WHERE 10 FEET IS REQUIRED AND A ZERO-FOOT WIDE LANDSCAPE BUFFER ALONG THE SOUTH PERIMETER WHERE EIGHT FEET IS REQUIRED on 0.16 acres at 321 South Maryland Parkway (APN 139-34-811-045), R-4 (High Density Residential) Zone [PROPOSED: C-1 (Limited Commercial)], Ward 3 (Coffin) [PRJ-76199]. The Planning Commission (4-0-1 vote) and Staff recommend APPROVAL.

Minutes:
See Item 51 for related discussion and Items 52 and 53 for related backup.

Motion made by Michele Fiore to Approve the One Motion One Vote subject to condition(s) except Item(s) 54., 57.

Passed For: 7; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 0

For-Brian Knudsen, Cedric Crear, Stavros Anthony, Carolyn Goodman, Michele Fiore, Victoria Seaman, Olivia Diaz;

54. VAR-76222 - VARIANCE - PUBLIC HEARING - APPLICANT/OWNER: RRA HOLDINGS, LLC - For possible action on a request for a Variance TO ALLOW TWO PROPOSED NINE SQUARE-FOOT WALL SIGNS WHERE ONE, TWO SQUARE-FOOT WALL SIGN IS ALLOWED on 2.03 acres at 1876 South Buffalo Drive (APN 163-03-301-012), R-E (Residence Estates) Zone, Ward 1 (Tarkanian) [PRJ-76168]. The Planning Commission (5-0) vote and Staff recommend APPROVAL.

Minutes:
See Item 50 for related discussion.

Motion made by Michele Fiore to Hold in Abeyance Items 54, 57 and 81 to 8/7/2019 and Item 86 to 8/21/2019

Passed For: 7; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 0

For-Brian Knudsen, Cedric Crear, Stavros Anthony, Carolyn Goodman, Michele Fiore, Victoria Seaman, Olivia Diaz;

55. SUP-76234 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT/OWNER: LADY KYLE, LLC - For possible action on a request for a Special Use Permit FOR A PROPOSED 6,000 SQUARE-FOOT LIQUOR ESTABLISHMENT (TAVERN) USE on the east side of Oso Blanca Road, approximately 660 feet north of Kyle

Canyon Road (APN 126-01-601-016), C-1 (Limited Commercial) Zone, Ward 6 (Fiore) [PRJ-76179]. The Planning Commission (5-0 vote) and Staff recommend APPROVAL.

Minutes:
See Item 51 for related discussion and Item 56 for related backup.

Motion made by Michele Fiore to Approve the One Motion One Vote subject to condition(s) except Item(s) 54., 57.

Passed For: 7; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 0

For-Brian Knudsen, Cedric Crear, Stavros Anthony, Carolyn Goodman, Michele Fiore, Victoria Seaman, Olivia Diaz;

56. SDR-76235 - SITE DEVELOPMENT PLAN REVIEW RELATED SUP-76234 - PUBLIC HEARING - APPLICANT/OWNER: LADY KYLE, LLC - For possible action on a request for a Site Development Plan Review FOR A PROPOSED COMMERCIAL CENTER CONSISTING OF A 6,000 SQUARE-FOOT TAVERN, A 5,100 SQUARE-FOOT RETAIL BUILDING AND AN 80-FOOT TALL FREESTANDING SIGN [WIRELESS COMMUNICATION FACILITY, STEALTH DESIGN] WITH WAIVERS TO ALLOW A FIVE-FOOT WIDE LANDSCAPE BUFFER ADJACENT TO A PORTION OF SOUTH PROPERTY LINE WHERE EIGHT FEET IS REQUIRED AND A 10-FOOT WIDE LANDSCAPE BUFFER ADJACENT TO THE EAST PROPERTY LINE WHERE 15 FEET IS REQUIRED on 1.66 acres on the east side of Oso Blanca Road, approximately 660 feet north of Kyle Canyon Road (APN 126-01-601-016), C-1 (Limited Commercial) Zone, Ward 6 (Fiore) [PRJ-76179]. The Planning Commission (5-0 vote) and Staff recommend APPROVAL.

Minutes:
See Item 51 for related discussion and Items 55 and 56 for related backup.

Motion made by Michele Fiore to Approve the One Motion One Vote subject to condition(s) except Item(s) 54., 57.

Passed For: 7; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 0

For-Brian Knudsen, Cedric Crear, Stavros Anthony, Carolyn Goodman, Michele Fiore, Victoria Seaman, Olivia Diaz;

57. SUP-76233 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT/OWNER: JUAN PULIDO - For possible action on a request for a Special Use Permit FOR AN EXISTING ACCESSORY STRUCTURE (CLASS I) [CASITA] USE at 804 Lacy Lane (APN 139-32-401-002), R-E (Residence Estates) Zone, Ward 1 (Tarkanian) [PRJ-76215]. The Planning Commission (5-0 vote) and Staff recommend APPROVAL.

Minutes:
See Item 50 for related discussion.

Motion made by Michele Fiore to Hold in Abeyance Items 54, 57 and 81 to 8/7/2019 and Item 86 to 8/21/2019

Passed For: 7; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 0

For-Brian Knudsen, Cedric Crear, Stavros Anthony, Carolyn Goodman, Michele Fiore, Victoria Seaman, Olivia Diaz;

58. VAC-76149 - VACATION - PUBLIC HEARING - APPLICANT/OWNER: AMD UNITED HOLDINGS, LLC - For possible action on a request for a Petition to Vacate U.S. Government Patent Easements generally located on the north side of Charleston Boulevard, east of Brush Street (APNs 138-36-804-002 and 003), Ward 1 (Tarkanian) [PRJ-76126]. The Planning Commission (5-0 vote) and Staff recommend APPROVAL.

Minutes:
See Item 51 for related discussion.

Motion made by Michele Fiore to Approve the One Motion One Vote subject to condition(s) except Item(s) 54., 57.

Passed For: 7; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 0

For-Brian Knudsen, Cedric Crear, Stavros Anthony, Carolyn Goodman, Michele Fiore, Victoria Seaman, Olivia Diaz;

PLANNING - DISCUSSION

59. VAR-75869 - ABEYANCE ITEM - VARIANCE - PUBLIC HEARING - APPLICANT/OWNER: JEANNINE LEE, ET AL - For possible action on a request for a Variance TO ALLOW FIVE PARKING SPACES WHERE 12 ARE REQUIRED on 0.16 acres at 2517 Valley Street (APN 139-36-410-015), R-3 (Medium Density Residential) Zone, Ward 3 (Coffin) [PRJ-75270]. The Planning Commission (6-0 vote) and Staff recommend DENIAL.

Minutes:
MAYOR GOODMAN declared the Public Hearing open for Items 59 and 60.

BRUCE YU appeared representing the property owner. He stated he met with the Planning Department, and the original request submitted for six units was denied, so the project was redesigned to meet parking and landscaping buffer requirements.

PETER LOWENSTEIN, Deputy Planning Director, stated the applicant revised the scope of the project since the June 5th City Council meeting by reducing the number of units from six to four. In doing so, the associated parking demand was reduced and the proposed Variance application was no longer necessary. Staff found the requested waivers from required landscape buffers to be justified due to the narrowness of the subject lot and the proposed pedestrian pathway from the sidewalk provided along the west property line. Additionally, there are existing structures and walls on adjacent properties located along the east and west property lines. As such, staff recommended striking the Variance application and approval of the Site Development Plan Review (SDR).

COUNCILWOMAN DIAZ asked for confirmation that the revised plan meets the City's expectations. MR. LOWENSTEIN confirmed the application was revised from six units down to four units, which is reflected on the plan in the backup material. Staff is comfortable with the requested Waivers and finds they are justified in relation to the pedestrian path as well as other variables associated with the site.

COUNCILMAN CREAR asked if a landscape buffer was still needed after reducing the number of units from six down to four. MR. LOWENSTEIN explained the applicant is accommodating the required number of parking spaces because the intensity of their request was reduced. The associated Waivers are considered to be justified because of the pedestrian path running along one of the property lines and the fact that the adjacent property has some structures that are fairly close to the property line. The landscape buffer Waiver relates to the SDR. He confirmed for the Councilman the applicant is providing some plant material, but a deficiency in the depth of the side buffer remains. MR. YU agreed.

ASSISTANT CITY ATTORNEY BRYAN SCOTT informed COUNCILWOMAN DIAZ that if she was in agreement with what staff was recommending, she would make one motion to strike Item 59 and a separate motion to approve Item 60.

See Item 60 for related backup.

MAYOR GOODMAN declared the Public Hearing closed for Items 59 and 60.

Motion made by Olivia Diaz to Strike

Passed For: 7; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 0

For-Brian Knudsen, Cedric Crear, Stavros Anthony, Carolyn Goodman, Michele Fiore, Victoria Seaman, Olivia Diaz;

60. SDR-75870 - ABEYANCE ITEM - SITE DEVELOPMENT PLAN REVIEW RELATED TO VAR-75869 - PUBLIC HEARING - APPLICANT/OWNER: JEANNINE LEE, ET AL - For possible action on a request for a Site Development Plan Review FOR A PROPOSED SIX-UNIT MULTI-FAMILY RESIDENTIAL DEVELOPMENT WITH WAIVERS TO ALLOW A THREE-FOOT LANDSCAPE BUFFER WIDTH ALONG THE EAST AND WEST PROPERTY LINES WHERE SIX FEET IS REQUIRED AND A FOUR-FOOT LANDSCAPE BUFFER WIDTH ALONG THE SOUTH PROPERTY LINE WHERE 10 FEET IS REQUIRED on 0.16 acres at 2517 Valley Street (APN 139-36-410-015), R-3 (Medium Density Residential) Zone, Ward 3 (Coffin) [PRJ-75270]. The Planning Commission (6-0 vote) and Staff recommend DENIAL.

Minutes:
See Item 59 for related discussion and Items 59 and 60 for related backup.

Motion made by Olivia Diaz to Approve subject to condition(s)

Passed For: 7; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 0

For-Brian Knudsen, Cedric Crear, Stavros Anthony, Carolyn Goodman, Michele Fiore, Victoria Seaman, Olivia Diaz;

61. GPA-75219 - ABEYANCE ITEM - GENERAL PLAN AMENDMENT - PUBLIC HEARING - APPLICANT: DR HORTON, INC. - OWNER: ALEKSANDRA BARBIER LIVING TRUST - For possible action on a request for a General Plan Amendment FROM: RNP (RURAL NEIGHBORHOOD PRESERVATION) TO: L (LOW DENSITY RESIDENTIAL) on 5.00 acres at the southwest corner of Centennial Parkway and Jensen Street (APN 125-30-101-006), Ward 6 (Fiore) [PRJ-75024]. The Planning Commission (6-0 vote) and Staff recommend APPROVAL. NOTE: THE REQUEST WAS AMENDED AT PLANNING COMMISSION FROM: RNP (RURAL NEIGHBORHOOD PRESERVATION) TO: R (RURAL)

Minutes:
MAYOR GOODMAN declared the Public Hearing open for Items 61-65.

ATTORNEY TONY CELESTE appeared on behalf of DR Horton. He displayed an aerial and described the subject property as well as the surrounding property and zoning, specifically pointing out the Lennar project to the west of the property. He stated the General Plan Amendment (GPA) request was amended at the Planning Commission from L (Low Density Residential) to R (Rural). The corresponding zoning requested is R-1 (Single Family Residential), which is compatible in this area.

With respect to the design, they are proposing a 14-lot cul-de-sac that would exit out onto Centennial Parkway. There are also two minimum 18,000 square-foot lots that front out onto Regena Avenue. This is a private street, and because the applicant is not proposing any gates, it triggers the necessity for a Variance. He noted the most important issue relates to the Lennar development on the west property line. He explained that 10-acre property was initially in the County and entitled about six years as R-1 zoning by the Clark County Commission. At that time, the Clark County Commission did not wish to see Waivers or Variances related to wall height. As such, this resulted in tiered walls with a five-foot swath; no tiering would have resulted in a 14-foot tall wall. The applicant is proposing a wall adjacent to the property line. He noted COUNCILWOMAN FIORE was concerned this would create a 400-foot by five-foot dead space, which would be the property and responsibility of the homeowners in the Lennar development.

A meeting with the neighbors was held at the request of COUNCILWOMAN FIORE, and DR Horton believes the best way to resolve the situation would be to purchase a use easement which would allow DR Horton exclusive use of the property owners' yards, but would alleviate the need to build another wall. However, after a lot of negotiation, an agreement could not be reached with the neighbors. One of the Lennar property owners indicated she would like to use her five feet, which is her prerogative. He displayed signed plot plans to indicate that the Lennar property owners should have had knowledge that their property line did not end at the first screen wall, but rather the retaining wall to the east. DR Horton was trying to resolve that issue by entering into use agreements with the property owners, but an agreement could not be reached, and the applicant is at the point where they would like to try to move forward. He displayed the wall plan that was permitted by the City and further described the various retaining walls, property line, and five-foot swath.

MR. CELESTE stated initially there was some concern that the Lennar development may not have been developed per entitlements, but in their research, they found that the Lennar Development was entitled in the County and subsequently annexed into the City and is developed per approved plans and per the permits approved by the City. The applicant is proposing to build a wall along DR Horton's property line and install a gate that would only allow access by the HOA (Homeowners Association) and the property owners in order to maintain it so that it does not become a nuisance.

MR. CELESTE noted that DR Horton's last offer in the negotiations to enter into the use agreements will remain on the table until such time as construction commences. He noted the applicant committed to these being single-story products as well.

PETER LOWENSTEIN, Deputy Planning Director, stated the proposed amendment to the General Plan, as revised by the applicant and approved by the Planning Commission, would allow a density of 3.59 dwelling units per acre adjacent to some properties that are limited to 3.59 units and also limited to 2.0 units per acre; therefore staff recommended approval of the GPA. The proposed Rezoning would allow for minimum lot sizes of 6,500 square feet and therefore, would be in violation of the 2016 Interlocal Agreement between the City of Las Vegas and Clark County, which limits development within Planning Area B within the City boundaries to maintain a minimum buildable lot of 10,000 square feet. As such, staff recommended denial of the Rezoning.

The applicant also requested a Variance and Waivers to not gate a private street or meet public street standards; to not provide required street connectivity; to provide no street lights where required; to defer offsite improvements; and to not provide the minimal external intersection offset distance. Staff found the applicant's hardships to be self-imposed and that the requested Variance and Waivers reinforce the unsuitability of the site design with that of the surrounding residential developments. Therefore, staff recommended denial of the Variance and associated Tentative Map. Staff had no objection to the Vacation request and recommended approval of that application. If the Tentative Map was approved, staff proposed an added condition relating to the single-story homes, which MR. LOWENSTEIN read into the record.

MAYOR GOODMAN asked if it is documented somewhere that it would be the responsibility of the developer if it was decided at a later time that sidewalks and lights were wanted. BART ANDERSON, Engineering Project Manager, stated Condition 10 on the Tentative Map relates to the construction of the improvements, including the streetlights. In accordance with the recently passed Title 19.02.025(f), the applicant will contribute monies for any improvements not constructed at this time so that those monies can be called upon in the future if those improvements needed to be constructed.

MELISSA SKINNER appeared representing DARRIN RUDICIL, owner of 6390 Goldstrike Canyon Street, relating to Items 61-65. She stated they met with MR. CELESTE and DAN BURDISH, Special Assistant to Council, regarding the five-foot swath. She explained what they saw was standing inventory with one wall and disagreed that what the property owners signed showed the two walls. The homeowners did not realize they had an additional five feet until DR Horton came along with their plans, and at this point, she is trying to determine what her options are with regard to the five feet. She wants to be able to use it, not grant an easement so whoever purchases the DR Horton homes has access to it. The Mayor confirmed for MS. SKINNER that the County approved the wall. MS. SKINNER noted that DR Horton is also building homes off of Alpine Ridge Way, and those walls exceed 15 feet. The Mayor asked staff if that was a City location. MR. LOWENSTEIN indicated he would need the exact location to make that determination, but the combination of retaining and screen walls can vary depending on the natural slope of the property, as some warrant a larger height requirement per the development standards. In this case, the walls are stepped versus one wall because the one-wall combination would have required a Variance per the City's development standards.

MS. SKINNER restated she just recently learned that she has an additional five feet and asked the Council for more time. She wants to be able to use that five feet, and it would be irresponsible for her to grant an easement where she could no longer use it. It would also be irresponsible to allow a five-foot dead space and would not be cohesive to what is currently being developed. DR Horton is working with them to resolve this, and she is trying to mitigate the associated expense and accommodate a singe-story development behind her.

COUNCILWOMAN FIORE stated in listening to MS. SKINNER, she agreed that she should be able to use her five feet and for the other neighbors to do the same. Additionally, it would be irresponsible if the City did not install a gate. Property rights are near and dear to her heart, and five feet is a lot of footage. She proposed leaving the five feet alone and for DR Horton to construct a wall so the proposed project does not encroach on that space. She also asked DR Horton to put a gate up at their expense so the homeowners have full access to it.

MS. SKINNER asked if there would only be one gate on Centennial Parkway, stating that would result in a lengthy five-foot wide alleyway. COUNCILWOMAN FIORE explained the space is four feet by 400 feet so MS. SKINNER would have a four-foot gate on her property. She does not want to create an empty alleyway that could create a homeless issue. MS. SKINNER was not sure that was a solution that suited everyone because a gate would cause a problem if she extended her yard and put up a boundary wall.

The Councilwoman suggested giving the neighbors 12 months to decide whether they wanted a gate installed at DR Horton's expense. MS. SKINNER thought that was fair but asked for clarification as to where DR Horton would place their back wall. COUNCILWOMAN FIORE confirmed it would not go on MS. SKINNER'S property. Further discussion took place between MS. SKINNER and COUNCILWOMAN FIORE with regard to the possibility of there being two walls within an inch of each other and raising the height of her wall.

ATTORNEY BOB GRONAUER stated he is assisting MR. CELESTE and together they represent Lennar Homes and DR Horton. He noted he has represented a lot of developers in the northwest and in the County and when these five-foot spaces are created, the developers install a gate between the two subdivisions. The Mayor suggested the item may need to be abeyed so this discussion could continue. MR. GRONAUER thought that was not necessary, and the solution was to put a gate up if the neighbors wanted one. The applicant does not want to take the property if the homeowners do not want to sell it, but if they want to sell it, they have already been offered more than double the current market rate. The developer is fine to move forward as it stands.

COUNCILWOMAN FIORE proposed abeying the items to the July 17, 2019 meeting and for the four affected homeowners along with MR. CELESTE and MR. GRONAUER to meet with her to discuss it further.

COUNCILMAN CREAR asked for staff to explain to him prior to the July 17, 2019 meeting what the impetus was for going from RNP to Rural.

See Items 62-65 for related backup.

MAYOR GOODMAN declared the Public Hearing closed for Items 61-65.

Motion made by Michele Fiore to Hold in Abeyance Items 61-65 to 7/17/2019

Passed For: 7; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 0

For-Brian Knudsen, Cedric Crear, Stavros Anthony, Carolyn Goodman, Michele Fiore, Victoria Seaman, Olivia Diaz;

62. ZON-75220 - ABEYANCE ITEM - REZONING RELATED TO GPA-75219 - PUBLIC HEARING - APPLICANT: DR HORTON, INC. - OWNER: ALEKSANDRA BARBIER LIVING TRUST - For possible action on a request for a Rezoning FROM: R-E (RESIDENCE ESTATES) TO: R-1 (SINGLE FAMILY RESIDENTIAL) on 5.00 acres at the southwest corner of Centennial Parkway and Jensen Street (APN 125-30-101-006), Ward 6 (Fiore) [PRJ-75024]. Staff recommends DENIAL. The Planning Commission (6-0 vote) recommends APPROVAL.

Minutes:
See Item 61 for related discussion and Items 61-65 for related backup.

Motion made by Michele Fiore to Hold in Abeyance Items 61-65 to 7/17/2019

Passed For: 7; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 0

For-Brian Knudsen, Cedric Crear, Stavros Anthony, Carolyn Goodman, Michele Fiore, Victoria Seaman, Olivia Diaz;

63. VAR-75221 - ABEYANCE ITEM - VARIANCE RELATED TO GPA-75219 AND ZON-75220 - PUBLIC HEARING - APPLICANT: DR HORTON, INC. - OWNER: ALEKSANDRA BARBIER LIVING TRUST - For possible action on a request for a Variance TO ALLOW A 43-FOOT WIDE PRIVATE STREET WITHOUT A GATE, SIDEWALK ON ONE SIDE WHERE A 47-FOOT WIDE STREET WITH SIDEWALK ON BOTH SIDES IS REQUIRED, AND A CONNECTIVITY RATIO OF 1.0 WHERE 1.30 IS REQUIRED on 5.00 acres at the southwest corner of Centennial Parkway and Jensen Street (APN 125-30-101-006), R-E (Residence Estates) Zone [PROPOSED: R-1 (Single Family Residential)], Ward 6 (Fiore) [PRJ-75024]. Staff recommends DENIAL. The Planning Commission (6-0 vote) recommends APPROVAL.

Minutes:
See Item 61 for related discussion and Items 61-65 for related backup.

Motion made by Michele Fiore to Hold in Abeyance Items 61-65 to 7/17/2019

Passed For: 7; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 0

For-Brian Knudsen, Cedric Crear, Stavros Anthony, Carolyn Goodman, Michele Fiore, Victoria Seaman, Olivia Diaz;

64. VAC-75222 - ABEYANCE ITEM - VACATION RELATED TO GPA-75219, ZON-75220 AND VAR-75221 - PUBLIC HEARING - APPLICANT: DR HORTON, INC. - OWNER: ALEKSANDRA BARBIER LIVING TRUST - For possible action on a request for a Petition to Vacate U.S. Government Patent Easements generally located at the southwest corner of Centennial Parkway and Jensen Street (APN 125-30-101-006), Ward 6 (Fiore) [PRJ-75024]. The Planning Commission (6-0 vote) and Staff recommend APPROVAL.

Minutes:
See Item 61 for related discussion and Items 61-65 for related backup.

Motion made by Michele Fiore to Hold in Abeyance Items 61-65 to 7/17/2019

Passed For: 7; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 0

For-Brian Knudsen, Cedric Crear, Stavros Anthony, Carolyn Goodman, Michele Fiore, Victoria Seaman, Olivia Diaz;

65. TMP-75223 - ABEYANCE ITEM - TENTATIVE MAP RELATED TO GPA-75219, ZON-75220, VAR-75221 AND VAC-75222 - CENTENNIAL JENSEN 5 - PUBLIC HEARING - APPLICANT: DR HORTON, INC. - OWNER: ALEKSANDRA BARBIER LIVING TRUST - For possible action on a request for a Tentative Map FOR AN 18-LOT SINGLE FAMILY RESIDENTIAL SUBDIVISION WITH WAIVERS TO ALLOW NO INTERIOR OR EXTERIOR STREETLIGHTS WHERE SUCH IS REQUIRED, DEFERRAL OF OFFSITE IMPROVEMENTS ON REGENA AVENUE AND JENSEN STREET AND A 184-FOOT EXTERNAL INTERSECTION OFFSET WHERE 220 FEET IS REQUIRED on 5.00 acres at the southwest corner of Centennial Parkway and Jensen Street (APN 125-30-101-006), R-E (Residence Estates) Zone [PROPOSED: R-1 (Single Family Residential)], Ward 6 (Fiore) [PRJ-75024]. Staff recommends DENIAL. The Planning Commission (6-0 vote) recommends APPROVAL.

Minutes:
See Item 61 for related discussion and Items 61-65 for related backup.

Motion made by Michele Fiore to Hold in Abeyance Items 61-65 to 7/17/2019

Passed For: 7; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 0

For-Brian Knudsen, Cedric Crear, Stavros Anthony, Carolyn Goodman, Michele Fiore, Victoria Seaman, Olivia Diaz;

66. VAR-76120 - ABEYANCE ITEM - VARIANCE - PUBLIC HEARING - APPLICANT/OWNER: BEST AMIGOS, LLC - For possible action on a request for a Variance TO ALLOW A ZERO-FOOT REAR YARD SETBACK WHERE 20 FEET IS REQUIRED on 0.59 acres at 2401 North Rancho Drive (APN 139-18-403-002), C-2 (General Commercial) Zone, Ward 5 (Crear) [PRJ-76097]. The Planning Commission (5-0 vote) and Staff recommend DENIAL.

Minutes:
MAYOR GOODMAN declared the Public Hearing open for Items 66-68.

MIGUEL GUTIERREZ, GVS Construction, appeared representing the applicant. MR. GUTIERREZ thanked COUNCILMAN CREAR for meeting with them. He also thanked and congratulated COUNCILWOMAN DIAZ. He loved the philosophy that through education they can progress and move forward. He noted they had positive meetings with the Planning Department, Fire and Rescue, the Department of Building and Safety and Traffic Engineering. He stated he attended the Planning Commission meeting where their initial presentation was denied. They were unaware of the Code Enforcement issues, which they are trying to correct with the proposed project. The day after the Planning Commission meeting, they met with the Code Enforcement Officer and asked what was needed to correct the Code Enforcement issues. The Officer stated the issue would be taken care of by way of them moving forward with their project. He displayed photos of the existing conditions and described the various issues. He also displayed a photo of a project they built for the same client four years ago, noting how clean and well presented it looked. He commented people take pride when they have a beautiful place and feel good about keeping it that way.

STEVE KING, Director of Design for GVS Construction, showed a working site map of what they are trying to do. He explained this is a beautification project. Properties, whether commercial or residential, that become tired and unsightly lessen the appeal of the entire area for the community and their visitors. Cleaning up properties and giving them a fresh look not only makes the area more appealing, it brings hope and shows things are happening in the area. Oftentimes, cleaning up one property promotes a chain reaction where others follow. The structures on the property were constructed in 1965, and the property needs to be transformed. He described the plan for this project as very basic. The site will be cleaned up; the tires will be under a program where they are hauled off twice weekly, eliminating the stacked tires. There will be a staging area in the back where the trucks enter and load the tires. This will also eliminate the safety concerns expressed by the Fire Department. Additionally, eight-foot tall block perimeter walls will be added for screening purposes, the new building will be equipped with an automatic fire sprinkler system, the landscaping will be enhanced, and the entire parking lot will be resealed and restriped. There will be a maintenance contract for a minimum of four years to maintain the property and ensure there are no Code Enforcement issues.

Using the site plan, MR. KING pointed out the existing and proposed structures, and described the wall, gate, landscaping, curb cut openings, the handicapped accessible ramp, fire truck access and travel route. He noted they propose to install a new roof and eliminate part of the existing overhang. They are also proposing 15 parking spaces. The nature of the business is such that one drives up, gets their tires fixed/changed and then drives off. Currently, there is one handicapped parking space, but one more will probably be added. They will also make the restrooms ADA (Americans with Disabilities Act) compliant. Because of the nature of the business and so as not to interrupt the flow of fire trucks coming onto the property in the case of a fire, they did not want to do any island striping or island parking in the middle.

PETER LOWENSTEIN, Deputy Planning Director, stated this is a request to expand an existing auto repair shop. There has been an open Code Enforcement case regarding weeds and outdoor tire storage on the site since September of 2018. Due to the associated Variances and Waivers, staff found that the proposed building expansion as configured is not harmonious and compatible with the surrounding area. Therefore, staff recommended denial of all requested entitlements.

COUNCILMAN CREAR thanked the presenters for explaining the project. This area is a high-traffic community corner. He thought the enhancement of the facility as described would take care of the Code Enforcement issues, and he did not think the buffer on the back or parking would be an issue.

COUNCILWOMAN DIAZ commented there are many tire shops in her ward, and sometimes she is uneasy due to safety concerns because there are no bays, and the parking is haphazard. She thought the proposed plans were a significant improvement compared to what currently exists, and she commended the applicant.

MR. GUTIERREZ stated it has taken many years of trial and error. He stressed the importance of having the bays and setting work zone boundaries for increased safety.

See Items 67 and 68 for related backup.

MAYOR GOODMAN declared the Public Hearing closed for Items 66-68.

Motion made by Cedric Crear to Approve subject to condition(s)

Passed For: 7; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 0

For-Brian Knudsen, Cedric Crear, Stavros Anthony, Carolyn Goodman, Michele Fiore, Victoria Seaman, Olivia Diaz;

67. VAR-76267 - ABEYANCE ITEM - VARIANCE RELATED TO VAR-76120 - PUBLIC HEARING - APPLICANT/OWNER: BEST AMIGOS, LLC - For possible action on a request for a Variance TO ALLOW 15 PARKING SPACES WHERE 27 SPACES ARE REQUIRED on 0.59 acres at 2401 North Rancho Drive (APN 139-18-403-002), C-2 (General Commercial) Zone, Ward 5 (Crear) [PRJ-76097]. The Planning Commission (5-0 vote) and Staff recommend DENIAL.

Minutes:
See Item 66 for related discussion and Items 66-68 for related backup.

Motion made by Cedric Crear to Approve subject to condition(s)

Passed For: 7; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 0

For-Brian Knudsen, Cedric Crear, Stavros Anthony, Carolyn Goodman, Michele Fiore, Victoria Seaman, Olivia Diaz;

68. SDR-76121 - ABEYANCE ITEM - SITE DEVELOPMENT PLAN REVIEW RELATED TO VAR-76120 AND VAR-76267 - PUBLIC HEARING - APPLICANT/OWNER: BEST AMIGOS, LLC - For possible action on a request for a Site Development Plan Review FOR A PROPOSED 2,078 SQUARE-FOOT EXPANSION OF AN EXISTING AUTO REPAIR GARAGE, MINOR BUILDING WITH WAIVERS TO ALLOW SERVICE BAY DOORS TO FACE THE RIGHT-OF-WAY AND ZERO-FOOT WIDE LANDSCAPE BUFFERS ADJACENT TO THE NORTH AND WEST PROPERTY LINES WHERE EIGHT FEET IS REQUIRED on 0.59 acres at 2401 North Rancho Drive (APN 139-18-403-002), C-2 (General Commercial) Zone, Ward 5 (Crear) [PRJ-76097]. The Planning Commission (5-0 vote) and Staff recommend DENIAL.

Minutes:
See Item 66 for related discussion and Items 66-68 for related backup.

Motion made by Cedric Crear to Approve subject to condition(s)

Passed For: 7; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 0

For-Brian Knudsen, Cedric Crear, Stavros Anthony, Carolyn Goodman, Michele Fiore, Victoria Seaman, Olivia Diaz;

69. GPA-75931 - GENERAL PLAN AMENDMENT - PUBLIC HEARING - APPLICANT/OWNER: JOHN J SARAPUCHIELLO TRUST - For possible action on a request for a General Plan Amendment FROM: PCD (PLANNED COMMUNITY DEVELOPMENT) TO: R (RURAL DENSITY RESIDENTIAL) on 1.25 acres on the west side of El Capitan Way, approximately 340 feet north of O'Hare Road (APN 125-05-302-012), Ward 6 (Fiore) [PRJ-75902]. Staff recommends DENIAL. The Planning Commission (5-0 vote) recommends APPROVAL.

Minutes:
MAYOR GOODMAN declared the Public Hearing open for Items 69 and 70.

JOHN VORNSAND appeared representing the applicant. He stated this 1.25 acres has existed as a separate lot since the early 1960s. When the property to the north, south and west was developed in 2002 into a PUD (planned unit development), the original owner of the subject property did not wish to sell, resulting in the property being isolated on three sides, fronting on El Capitan Way. The present owner is requesting a change in the General Plan to Rural and a Zone change to R-E (Residence Estates) to permit two 21,000 square-foot lots, which are similar in size to the lots to the north and south adjacent to El Capitan Way. He respectfully requested the Council follow the recommendation of staff and the Planning Commission.

ROBERT SUMMERFIELD, Planning Director, stated the General Plan Amendment and Rezoning request were heard by the Planning Commission on May 28, 2019. At the Planning Commission, the applicant modified the Rezoning request from R-D (Single Family Residential-Restricted) to R-E. With the proposed change to R-E, staff is in agreement with the Planning Commission and recommended approval of the applications.

See Item 70 for related backup.

MAYOR GOODMAN declared the Public Hearing closed for Items 69 and 70.

Motion made by Michele Fiore to Approve

Passed For: 7; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 0

For-Brian Knudsen, Cedric Crear, Stavros Anthony, Carolyn Goodman, Michele Fiore, Victoria Seaman, Olivia Diaz;

70. ZON-75932 - REZONING - RELATED TO GPA-75931 - PUBLIC HEARING - APPLICANT/OWNER: JOHN J SARAPUCHIELLO TRUST - For possible action on a request for a Rezoning FROM: U (UNDEVELOPED) ZONE [PCD (PLANNED COMMUNITY DEVELOPMENT) GENERAL PLAN DESIGNATION] TO: R-D (SINGLE FAMILY RESIDENTIAL-RESTRICTED) on 1.25 acres on the west side of El Capitan Way, approximately 340 feet north of O'Hare Road (APN 125-05-302-012), Ward 6 (Fiore) [PRJ-75902]. Staff recommends DENIAL. The Planning Commission (5-0 vote) recommends APPROVAL. NOTE: THE REQUEST WAS AMENDED AT PLANNING COMMISSION FROM: R-D (SINGLE FAMILY RESIDENTIAL-RESTRICTED) TO: R-E (RESIDENCE ESTATES)

Minutes:
See Item 69 for related discussion and Items 69 and 70 for related backup.

Motion made by Michele Fiore to Approve

Passed For: 7; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 0

For-Brian Knudsen, Cedric Crear, Stavros Anthony, Carolyn Goodman, Michele Fiore, Victoria Seaman, Olivia Diaz;

71. GPA-75969 - GENERAL PLAN AMENDMENT - PUBLIC HEARING - APPLICANT: DR HORTON - OWNER: SCOTT FAMILY TRUST, ET AL - For possible action on a request for a General Plan Amendment FROM: R (RURAL DENSITY RESIDENTIAL) TO: L (LOW DENSITY RESIDENTIAL) on 2.11 acres on the north side of Alexander Road, approximately 960 feet west of Durango Drive (APN 138-05-801-027), Ward 4 (Anthony) [PRJ-75904]. Staff recommends DENIAL. The Planning Commission (5-0 vote) recommends APPROVAL.

Minutes:
Although not technically related, Items 71-80 were heard together since the developments were similar and represented by the same individual.

MAYOR GOODMAN declared the Public Hearing open for Items 71-80.

ATTORNEY TONY CELESTE appeared on behalf of DR Horton for Items 71-80. MR. CELESTE described the two subject properties stating the applications are similar. They are requesting a General Plan Amendment (GPA) to L (Low Density Residential) and a zone change to R-1 (Single Family Residential) on both sites.

With respect to the site plan, they are proposing two different cul-de-sac communities, with lots ranging from 8,000 square feet to 12,000 square feet, with the larger lots placed adjacent to the RNP (Rural Neighborhood Preservation). He explained the various associated applications relating to vacation abandonment of the patent easement and other easements no longer required for the property and the Variance triggered because both are private streets, and they are not proposing a gate. With regard to the Variance related to the connectivity ratio, he explained these are small properties that are essentially landlocked with regard to providing alternate access. He stated they met with the neighbors and will honor the commitment made to them that the homes on Lots 4 and 5 will be single-story.

ROBERT SUMMERFIELD, Planning Director, stated the proposed General Plan Amendments and Rezoning requested for these two projects would allow a density of 5.49 dwelling units per acre and a minimum buildable lot size of 6,500 square feet. The subject parcels are within Planning Area B of the Northwest Interlocal Agreement which requires a minimum buildable lot size of 10,000 square feet. As such, staff did not support the General Plan Amendment and Rezoning requests and recommended denial of those applications, but supported the Vacation requests and recommended approval of those applications. Based on the applicant's presentation, if the Council voted to approve Item 80, staff had an added condition.

Since there is no development adjacent to Lots 4 and 5 for one of the projects, MAYOR GOODMAN asked if the applicant committed to single-story homes on those lots for that development as well. MR. CELESTE stated that was not something the neighbors asked for, so the applicant would like the flexibility to offer one- and two-story homes except on those lots previously mentioned and committed to. He confirmed for the Mayor that the developments would be built simultaneously because they are both small and will have a common Homeowners Association.

MR. CELESTE informed COUNCILWOMAN FIORE the black areas on the map displayed were dedicated sewer easements, and no building would occur on that portion.

With regard to Items 75 and 80, MR. SUMMERFIELD pointed out staff did not have drawings with the cul-de-sac design as shown by MR. CELESTE, so the map the Council was considering for approval was the hammerhead design. COUNCILMAN ANTHONY wished to approve the cul-de-sac design. MR. SUMMERFIELD stated a condition would need to be added stating revised Tentative Maps depicting the proper cul-de-sac must be submitted to the Planning Department for final review prior to submission of the final map.

See Items 72-75 for related backup.

MAYOR GOODMAN declared the Public Hearing closed for Items 71-80.

Motion made by Stavros Anthony to Approve

Passed For: 7; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 0

For-Brian Knudsen, Cedric Crear, Stavros Anthony, Carolyn Goodman, Michele Fiore, Victoria Seaman, Olivia Diaz;

72. ZON-75972 - REZONING RELATED TO GPA-75969 - PUBLIC HEARING - APPLICANT: DR HORTON - OWNER: SCOTT FAMILY TRUST, ET AL - For possible action on a request for a Rezoning FROM: R-E (RESIDENCE ESTATES) TO: R-1 (SINGLE FAMILY RESIDENTIAL) on 2.11 acres on the north side of Alexander Road, approximately 960 feet west of Durango Drive (APN 138-05-801-027), Ward 4 (Anthony) [PRJ-75904]. Staff recommends DENIAL. The Planning Commission (5-0 vote) recommends APPROVAL.

Minutes:
See Item 71 for related discussion and Items 71-75 for related backup.

Motion made by Stavros Anthony to Approve

Passed For: 7; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 0

For-Brian Knudsen, Cedric Crear, Stavros Anthony, Carolyn Goodman, Michele Fiore, Victoria Seaman, Olivia Diaz;

73. VAR-75973 - VARIANCE RELATED TO GPA-75969 AND ZON-75972 - PUBLIC HEARING - APPLICANT: DR HORTON - OWNER: SCOTT FAMILY TRUST, ET AL - For possible action on a request for a Variance TO ALLOW A 1.00 CONNECTIVITY RATIO WHERE 1.30 IS THE MINIMUM REQUIRED; PRIVATE STREETS WITHOUT A GATE TO NOT BE CONSTRUCTED TO PUBLIC STREET STANDARDS; AND A NON-GATED MODIFIED STREET TERMINUS WHERE A CUL-DE-SAC IS REQUIRED on 2.11 acres on the north side of Alexander Road, approximately 960 feet west of Durango Drive (APN 138-05-801-027), R-E (Residence Estates) Zone [PROPOSED: R-1 (Single Family Residential)], Ward 4 (Anthony) [PRJ-75904]. Staff recommends DENIAL. The Planning Commission (5-0 vote) recommends APPROVAL.

Minutes:
See Item 71 for related discussion and Items 71-75 for related backup.

Motion made by Stavros Anthony to Approve subject to condition(s)

Passed For: 7; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 0

For-Brian Knudsen, Cedric Crear, Stavros Anthony, Carolyn Goodman, Michele Fiore, Victoria Seaman, Olivia Diaz;

74. VAC-75974 - VACATION RELATED TO GPA-75969, ZON-75972 AND VAR-75973 - PUBLIC HEARING - APPLICANT: DR HORTON - OWNER: SCOTT FAMILY TRUST, ET AL - For possible action on a request for a Petition to Vacate U.S. Government Patent Easements and portions of a public sewer easement generally located on the north side of Alexander Road, west of Durango Drive (APN 138-05-801-027), Ward 4 (Anthony) [PRJ-75904]. The Planning Commission (5-0 vote) and Staff recommend APPROVAL.

Minutes:
See Item 71 for related discussion and Items 71-75 for related backup.

Motion made by Stavros Anthony to Approve subject to condition(s)

Passed For: 7; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 0

For-Brian Knudsen, Cedric Crear, Stavros Anthony, Carolyn Goodman, Michele Fiore, Victoria Seaman, Olivia Diaz;

75. TMP-75975 - TENTATIVE MAP RELATED TO GPA-75969, ZON-75972, VAR-75973 AND VAC-75974 - ALEXANDER JULIANO EAST - PUBLIC HEARING - APPLICANT: DR HORTON - OWNER: SCOTT FAMILY TRUST, ET AL - For possible action on a request for a Tentative Map FOR A PROPOSED EIGHT-LOT SINGLE FAMILY RESIDENTIAL SUBDIVISION on 2.11 acres on the north side of Alexander Road, approximately 960 feet west of Durango Drive (APN 138-05-801-027), R-E (Residence Estates) Zone [PROPOSED: R-1 (Single Family Residential)], Ward 4 (Anthony) [PRJ-75904]. Staff recommends DENIAL. The Planning Commission (5-0 vote) recommends APPROVAL.

Minutes:
See Item 71 for related discussion and Items 71-75 for related backup.

Motion made by Stavros Anthony to Approve subject to condition(s) and adding the following condition as read for the record:

A. A revised Tentative Map shall be submitted to the Department of Planning prior to the submittal of a Final Map depicting a cul-de-sac terminus.

Passed For: 7; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 0

For-Brian Knudsen, Cedric Crear, Stavros Anthony, Carolyn Goodman, Michele Fiore, Victoria Seaman, Olivia Diaz;

76. GPA-75971 - GENERAL PLAN AMENDMENT - PUBLIC HEARING - APPLICANT: DR HORTON - OWNER: JOHNSON TRUST - For possible action on a request for a General Plan Amendment FROM: R (RURAL DENSITY RESIDENTIAL) TO: L (LOW DENSITY RESIDENTIAL) on 2.09 acres on the north side of Alexander Road, approximately 1,640 feet west of Durango Drive (APN 138-05-801-025), Ward 4 (Anthony) [PRJ-75903]. Staff recommends DENIAL. The Planning Commission (5-0 vote) recommends APPROVAL.

Minutes:
See Item 71 for related discussion and Items 77-80 for related backup.

Motion made by Stavros Anthony to Approve

Passed For: 7; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 0

For-Brian Knudsen, Cedric Crear, Stavros Anthony, Carolyn Goodman, Michele Fiore, Victoria Seaman, Olivia Diaz;

77. ZON-75976 - REZONING RELATED TO GPA-75971 - PUBLIC HEARING - APPLICANT: DR HORTON - OWNER: JOHNSON TRUST - For possible action on a request for a Rezoning FROM: R-E (RESIDENCE ESTATES) TO: R-1 (SINGLE FAMILY RESIDENTIAL) on 2.09 acres on the north side of Alexander Road, approximately 1,640 feet west of Durango Drive (APN 138-05-801-025), Ward 4 (Anthony) [PRJ-75903]. Staff recommends DENIAL. The Planning Commission (5-0 vote) recommends APPROVAL.

Minutes:
See Item 71 for related discussion and Items 76-80 for related backup.

Motion made by Stavros Anthony to Approve

Passed For: 7; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 0

For-Brian Knudsen, Cedric Crear, Stavros Anthony, Carolyn Goodman, Michele Fiore, Victoria Seaman, Olivia Diaz;

78. VAR-75977 - VARIANCE RELATED TO GPA-75971 AND ZON-75976 - PUBLIC HEARING - APPLICANT: DR HORTON - OWNER: JOHNSON TRUST - For possible action on a request for a Variance TO ALLOW A 1.00 CONNECTIVITY RATIO WHERE 1.30 IS THE MINIMUM REQUIRED; PRIVATE STREETS NOT CONSTRUCTED TO PUBLIC STREET STANDARDS AND WITHOUT AN ACCESS GATE WHERE SUCH IS REQUIRED; AND A MODIFIED STREET TERMINUS WHERE A CUL-DE-SAC OR HAMMERHEAD IS REQUIRED on 2.09 acres on the north side of Alexander Road, approximately 1,640 feet west of Durango Drive (APN 138-05-801-025), R-E (Residence Estates) Zone [PROPOSED: R-1 (Single Family Residential)], Ward 4 (Anthony) [PRJ-75903]. Staff recommends DENIAL. The Planning Commission (5-0 vote) recommends APPROVAL.

Minutes:
See Item 71 for related discussion and Items 76-80 for related backup.

Motion made by Stavros Anthony to Approve subject to condition(s)

Passed For: 7; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 0

For-Brian Knudsen, Cedric Crear, Stavros Anthony, Carolyn Goodman, Michele Fiore, Victoria Seaman, Olivia Diaz;

79. VAC-75978 - VACATION RELATED TO GPA-75971, ZON-75976, AND VAR-75977 - PUBLIC HEARING - APPLICANT: DR HORTON - OWNER: JOHNSON TRUST - For possible action on a request for a Petition to Vacate U.S. Government Patent Easements generally located on the north side of Alexander Road, west of Durango Drive (APN 138-05-801-025), Ward 4 (Anthony) [PRJ-75903]. The Planning Commission (5-0 vote) and Staff recommend APPROVAL.

Minutes:
See Item 71 for related discussion and Items 76-80 for related backup.

Motion made by Stavros Anthony to Approve subject to condition(s)

Passed For: 7; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 0

For-Brian Knudsen, Cedric Crear, Stavros Anthony, Carolyn Goodman, Michele Fiore, Victoria Seaman, Olivia Diaz;

80. TMP-75979 - TENTATIVE MAP RELATED TO GPA-75971, ZON-75976, VAR-75977 AND VAC-75978 - ALEXANDER JULIANO WEST - PUBLIC HEARING - APPLICANT: DR HORTON - OWNER: JOHNSON TRUST - For possible action on a request for a Tentative Map FOR A PROPOSED EIGHT-LOT SINGLE FAMILY RESIDENTIAL SUBDIVISION on 2.09 acres on the north side of Alexander Road, approximately 1,640 feet west of Durango Drive (APN 138-05-801-025), R-E (Residence Estates) Zone [PROPOSED: R-1 (Single Family Residential)], Ward 4 (Anthony) [PRJ-75903]. Staff recommends DENIAL. The Planning Commission (5-0 vote) recommends APPROVAL.

Minutes:
See Item 71 for related discussion and Items 76-80 for related backup.

Motion made by Stavros Anthony to Approve subject to condition(s) and adding the following conditions as read for the record:

A. A revised Tentative Map shall be submitted to the Department of Planning prior to the submittal of a Final Map depicting a cul-de-sac terminus.

B. Lot Numbers 4 and 5 shall be single-story homes.

Passed For: 7; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 0

For-Brian Knudsen, Cedric Crear, Stavros Anthony, Carolyn Goodman, Michele Fiore, Victoria Seaman, Olivia Diaz;

81. VAR-76198 - VARIANCE - PUBLIC HEARING - APPLICANT/OWNER: STEPHANIE PANG - For possible action on a request for a Variance TO ALLOW A FOUR-FOOT SEPARATION FROM THE MAIN BUILDING WHERE SIX FEET IS REQUIRED FOR AN EXISTING ACCESSORY STRUCTURE (CLASS II) [SHED] on 0.19 acres at 2109 Linda Vista Street (APN 162-06-810-031), R-1 (Single Family Residential) Zone, Ward 1 (Tarkanian) [PRJ-76197]. The Planning Commission (5-0 vote) and Staff recommend DENIAL.

Minutes:
See Items 50 and 88 for related discussion.

Motion made by Michele Fiore to Hold in Abeyance Items 54, 57 and 81 to 8/7/2019 and Item 86 to 8/21/2019

Passed For: 7; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 0

For-Brian Knudsen, Cedric Crear, Stavros Anthony, Carolyn Goodman, Michele Fiore, Victoria Seaman, Olivia Diaz;

82. SUP-76219 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT/OWNER: T-UPR II, LLC - For possible action on a request for a Special Use Permit FOR A PROPOSED HORSE CORRAL OR STABLE (COMMERCIAL) USE at 222, 310, 324 and 432 South Main Street (APNs 139-34-201-003, 007 and 016; 139-

34-101-009), C-M (Commercial/Industrial) and M (Industrial) Zones, Ward 5 (Crear) [PRJ-76138]. The Planning Commission (4-0-1 vote) and Staff recommend APPROVAL.

Minutes:
MAYOR GOODMAN declared the Public Hearing open for Items 82 and 83.

LORA DREJA, Brown, Brown & Premsrirut, and GRANT GARCIA, The Plaza Hotel, were present. MS. DREJA stated for the past couple of years, The Plaza Hotel has been hosting a variety of outdoor events on the undeveloped lot adjacent to their resort. The site is directly across from City Hall on Main Street, and up to this point, a temporary use permit was obtained for each event. To reduce the administrative processing, staff asked that they apply for a more permanent designation, which is why they are before the Council. She noted this item was on the One Motion One Vote portion of the Planning Commission, and they are asking for the Council's approval and feedback.

PETER LOWENSTEIN, Deputy Planning Director, stated staff recommended approval of the Special Use Permit to allow the arenas, staging areas, corrals and stables to be positioned as needed during each individual event that involves livestock. Additionally, staff supports and recommended approval with conditions of the associated Site Development Plan Review waiver requests as the variety of outdoor events requires flexibility in order to accommodate each event appropriately.

MAYOR GOODMAN complimented The Plaza as she thought the events have been beautiful, well run and brought a lot of income to the city. She stated they also had the full support of those involved with the rodeo throughout the community.

COUNCILMAN CREAR commented that the corral was never supposed to be a permanent facility; he is fine with the outdoor event center. He thought they did a great job figuring out ways to bring more awareness to the property with the constraints involved. The thought was to have some flexibility to address any problems, but he has not heard of a lot of issues. Because of this, he supported the request, but added a conditional one-year review. MS. DREJA accepted that condition which was read into the record by MR. LOWENSTEIN.

See Item 83 for related backup.

MAYOR GOODMAN declared the Public Hearing closed for Items 82 and 83.

NOTE: COUNCILMAN ANTHONY disclosed the applicant is The Plaza and his wife works for The Plaza, but the City Attorney had advised he could still vote.

Motion made by Cedric Crear to Approve subject to condition(s) and adding the following condition as read for the record:

A. Required Review at public hearing before the City Council shall be held one year from the date of final approval.

Passed For: 7; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 0

For-Brian Knudsen, Cedric Crear, Stavros Anthony, Carolyn Goodman, Michele Fiore, Victoria Seaman, Olivia Diaz;

83. SDR-76220 - SITE DEVELOPMENT PLAN REVIEW RELATED TO SUP-76219 - PUBLIC HEARING - APPLICANT/OWNER: T-UPR II, LLC - For possible action on a request for a Site Development Plan Review FOR A PROPOSED COMMERCIAL RECREATION/AMUSEMENT (OUTDOOR) [EVENT CENTER] WITH WAIVERS OF THE INTERIM DOWNTOWN LAS VEGAS DEVELOPMENT STANDARDS on 5.99 acres at 222, 310, 324 and 432 South Main Street (APNs 139-34-201-003, 007 and 016; 139-34-101-009), C-M (Commercial/Industrial) and M (Industrial) Zones, Ward 5 (Crear) [PRJ-76138]. The Planning Commission (4-0-1 vote) and Staff recommend APPROVAL.

Minutes:
See Item 82 for related discussion and Items 82 and 83 for related backup.

Motion made by Cedric Crear to Approve subject to condition(s)

Passed For: 7; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 0

For-Brian Knudsen, Cedric Crear, Stavros Anthony, Carolyn Goodman, Michele Fiore, Victoria Seaman, Olivia Diaz;

84. SUP-76224 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT: TASTE OF AFRICA - OWNER: FAEC HOLDINGS WIRRULLA, LLC - For possible action on a request for a Special Use Permit FOR A PROPOSED 12,741 SQUARE-FOOT TAVERN-LIMITED ESTABLISHMENT USE WITH A 1,245 SQUARE-FOOT OUTDOOR PATIO at 450 Fremont Street, Suite #295 (APN 139-34-513-002), C-2 (General Commercial) Zone, Ward 5 (Crear) [PRJ-75602]. The Planning Commission (5-0 vote) and Staff recommend APPROVAL.

Minutes:
MAYOR GOODMAN declared the Public Hearing open.

Neither the applicant nor a representative was present. COUNCILMAN CREAR stated he was not inclined to approve something when the applicant was not present, but he wished to give them the opportunity to appear so he requested the item be abeyed.

MAYOR GOODMAN declared the Public Hearing closed.

Motion made by Cedric Crear to Hold in Abeyance to 7/17/2019

NOTE: The video does not reflect the vote accurately in that COUNCILWOMAN SEAMAN requested her vote be reflected in the affirmative.

Passed For: 7; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 0

For-Brian Knudsen, Cedric Crear, Stavros Anthony, Carolyn Goodman, Michele Fiore, Victoria Seaman, Olivia Diaz;

85. SUP-76163 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT: CANNASTARZ - OWNER: PINE MOUNTAIN HOLDINGS, LLC - For possible action on a request for a Special Use Permit FOR A PROPOSED 5,000 SQUARE-FOOT MARIJUANA DISPENSARY USE at 631 South Las Vegas Boulevard (APN 139-34-410-181), C-2 (General Commercial) Zone, Ward 3 (Coffin) [PRJ-76044]. The Planning Commission (4-0-1 vote) and Staff recommend APPROVAL.

Minutes:
MAYOR PRO TEM FIORE declared the Public Hearing open.

LUCY STEWART, LAS Consulting, appeared representing the applicant. BRENDA GONZALEZ, owner/operator of the facility, was also present. MS. STEWART explained the subject site is located next to Pawn Stars, and the proposed facility would replace the adult use at the location. Both staff and the Planning Commission recommended approval, and they respectfully requested approval from the Council.

PETER LOWENSTEIN, Deputy Planning Director, stated the proposed use complies with all minimum distance requirements as set forth by Title 19.12, and, therefore, can be conducted in a compatible and harmonious manner with the surrounding existing uses. As such, staff recommended approval of the proposed use subject to conditions.

COUNCILWOMAN DIAZ stated she visited the applicant's current dispensary off of Sahara Avenue. She was very impressed by that operation, the security and the level of compassion with which they operate. She thought this to be a good thing for Ward 3 and something that will bring in more jobs and more security, which is needed in the downtown area.

MAYOR PRO TEM FIORE declared the Public Hearing closed.

NOTE: MAYOR GOODMAN abstained from voting, as her son is in the marijuana industry.

Motion made by Olivia Diaz to Approve subject to condition(s)

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

For-Brian Knudsen, Cedric Crear, Stavros Anthony, Michele Fiore, Victoria Seaman, Olivia Diaz; Abstain-Carolyn Goodman;

86. SUP-76230 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT/OWNER: MAIN STREET INVESTMENTS III, LLC - For possible action on a request for a Special Use Permit FOR A PROPOSED 3,720 SQUARE-FOOT MARIJUANA DISPENSARY USE at 1319 South Main Street (APN 162-03-110-131), C-M (Commercial/Industrial) Zone, Ward 3 (Coffin) [PRJ-76081]. The Planning Commission (4-0-1 vote) and Staff recommend APPROVAL.

Minutes:
See Item 50 for related discussion.

Motion made by Michele Fiore to Hold in Abeyance Items 54, 57 and 81 to 8/7/2019 and Item 86 to 8/21/2019

Passed For: 7; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 0

For-Brian Knudsen, Cedric Crear, Stavros Anthony, Carolyn Goodman, Michele Fiore, Victoria Seaman, Olivia Diaz;

SET DATE

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

Minutes:
MAYOR GOODMAN advised the City Clerk, LUANN D. HOLMES, to set the date for all applicable items.

Waiver and Reduction – 1617 Yellow Rose Street - 7/17/2019 Agenda
Waiver and Reduction – 4995 Irene Avenue - 7/17/2019 Agenda
Waiver and Reduction – 5805 Carl Avenue - 7/17/2019 Agenda

CITIZENS PARTICIPATION

88. 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.

Minutes:
MORDECHAI SHEM TOV spoke on Item 81. He explained a few years ago the applicant decided to build a casita 3.5 feet from the shared wall in his backyard. About a year later, she extended that casita, which made it easy for her to view the pool in his backyard. A couple of months ago, she decided to build another casita. He stressed how everything is 3.5 feet from the wall and not six feet as required by code. He said the casitas were not permitted, he thought they looked bad and that the Council should not approve the request.

MAYOR GOODMAN informed MR. SHEM TOV that Item 81 was abeyed to August 7, 2019, but his speaker card and comments will be made part of the record.

ROBERT SUMMERFIELD, Planning Director, added Item 81 was on the agenda as the result of a Code Enforcement violation. In order to remedy that violation, the applicant is attempting to get a Variance to allow a decreased distance separation between the structure and her home. He confirmed for the Mayor a Public Hearing will take place on that item at the August 7, 2019 meeting.

COUNCIL MEMBER RECOGNITION

89. 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.

Minutes:
MAYOR GOODMAN and COUNCILMEMBERS FIORE, CREAR and ANTHONY announced the various events taking place in their wards on various dates throughout the months of July and August. Some of the Councilmembers submitted flyers, which are attached as backup, regarding their events and points of interest.

The meeting was recessed at 10:11 a.m., reconvened at 10:26 a.m., recessed again at 11:38 a.m., reconvened at 12:06 p.m. and was adjourned at 1:54 p.m.

Respectfully submitted:

____
Debra A. Outland, Deputy City Clerk

____
LuAnn D. Holmes, MMC, City Clerk

THIS MEETING WAS 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