

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



City Manager Jorge Cervantes
City Attorney Bryan K. Scott
City Clerk LuAnn D. Holmes

Redevelopment Agency Minutes

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

March 3, 2021

8:30 AM

AGENDA

1. Call to Order

Minutes:

CHAIR GOODMAN called the meeting to order at 8:35 a.m.

PRESENT: CHAIR GOODMAN and MEMBERS ANTHONY, FIORE, CREAR, KNUDSEN, SEAMAN and DIAZ

ALSO PRESENT: JORGE CERVANTES, Executive Director, JEFF DOROCAR, Deputy City Attorney, and STACEY CAMPBELL, Acting Secretary

2. Announcement Re: Compliance with Open Meeting Law

Minutes:

ANNOUNCEMENT MADE: This meeting has been properly noticed and posted at the following locations in accordance with the State of Nevada Executive Department Declaration of Emergency Directive 006: The City of Las Vegas website – www.lasvegasnevada.gov and The Nevada Public Notice Website – notice.nv.gov.

3. Public comment during this portion of the agenda must be limited to matters on the agenda for action. If you wish to be heard, 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:

None.

REDEVELOPMENT AREA

4. RA-5-2021 - Discussion for possible action regarding a Resolution finding the project proposed by the Multifamily Residential Unit Incentive Program (MFR-UIP) Agreement between the City of Las Vegas Redevelopment Agency (RDA) and LMNOP Properties, LLC for improvements to a 20-unit residential property including new framing, insulation, drywall, flooring, paint, cabinets, vanities, countertops, plumbing and electrical located at 828 F Street (APN 139-27-310-008), to be in compliance with and in furtherance of the goals and objectives of the Redevelopment Plan and authorizing the execution of the MFR-UIP Agreement by the RDA (Not-to-Exceed \$50,000 - RDA Special Revenue Fund) - Redevelopment Area - Ward 5 (Crear) [Note: This item is related to Council Item 26 (R-13-2021)]

Minutes:

Items 4 and 5 were heard together.

Using a PowerPoint presentation, a copy of which was submitted and attached as backup, BILL ARENT, Deputy Director of Economic and Urban Development, explained the Multifamily Residential Unit Incentive Program (MFR-UIP) and the Visual Incentive Program (VIP) are meant to help properties that are in need of exterior and interior improvements. The MFR-UIP provides up to a \$50,000 grant, and the VIP provides up to \$25,000. The partner in this project, JASON ELLEMAN, was not able to attend and sent his regrets. MR. ARENT said MR. ELLEMAN has invested heavily in the property at 828 F Street, which is in the Historic Westside. The property is very blighted, and the property owner plans to make several improvements that include: a new roof, framing, electrical upgrades, vanities, countertops, stucco repairs, mechanical repairs, new paint, landscaping and new doors and windows. MR. ELLEMAN is investing over a million dollars, and the project will be completed as soon as May. In closing, MR. ARENT said the property owner is eligible for the full \$50,000 grant for the interior and \$25,000 for the exterior, and staff recommended approval.

MEMBER CREAR thanked MR. ARENT for working with MR. ELLEMAN. He drives by the area every day and nothing has taken place in that facility other than fires, squatters and other unwanted activity. He said this investment in the Historic Westside is a blessing, and he looked forward to further improvements in the corridor.

CHAIR GOODMAN inquired about a timeline, and MEMBER CREAR said work has already commenced. He appreciated that MR. ELLEMAN is already taking action rather than only discussing the plans. MEMBER CREAR said the property will be occupied soon, and he thanked MR. ELLEMAN again.

Motion made by Cedric Crear to Approve

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

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

5. RA-6-2021 - Discussion for possible action regarding a Resolution finding the project proposed by the Multifamily Residential Visual Incentive Program (MFR-VIP) Agreement between the City of Las Vegas Redevelopment Agency (RDA) and LMNOP Properties, LLC for exterior improvements including a new roof, HVAC, mechanical repairs, stucco repair, paint, windows, landscaping, and doors located at 828 F Street (APN 139-27-310-008), to be in compliance with and in furtherance of the goals and objectives of the Redevelopment Plan and authorizing the execution of the MFR-VIP Agreement by the RDA (Not-to-Exceed \$25,000 - RDA Special Revenue Fund) - Redevelopment Area - Ward 5 (Crear) [NOTE: This item is related to Council Item 27 (R-14-2021)]

Minutes:

See Item 4 for related discussion.

Motion made by Cedric Crear to Approve

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

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

CITIZENS PARTICIPATION

6. Citizens Participation: Public comment during this portion of the agenda must be limited to matters within the jurisdiction of the Redevelopment Agency. No subject may be acted upon by the Redevelopment Agency 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:

None.

The meeting was adjourned at 8:48 a.m.

Respectfully submitted:

Cheyenne LaRance, Deputy City Clerk

Stacey Campbell, MMC, Acting Secretary

THIS MEETING WAS PROPERLY NOTICED AND POSTED AT THE FOLLOWING LOCATIONS
IN ACCORDANCE WITH THE STATE OF NEVADA EXECUTIVE DEPARTMENT
DECLARATION OF EMERGENCY DIRECTIVE 006
The City of Las Vegas website – www.lasvegasnevada.gov
and
The Nevada Public Notice Website – notice.nv.gov