

Southern Nevada Enterprise Community Board
City of Las Vegas City Hall, 495 S. Main St.
Council Chambers
City of Las Vegas Internet Address: www.lasvegasnevada.gov

MINUTES

March 8, 2021

1:00 PM

1. Call to Order and Roll Call

Minutes:

ACTING CHAIR GOYNES-BROWN called the meeting to order at 1:05 p.m.

PRESENT: ACTING CHAIR GOYNES-BROWN, CHAIR NEAL (via teleconference), and MEMBERS HORSFORD (via teleconference and excused at 2:23 p.m.), CREAR (via teleconference and excused until 1:32 p.m.), BROOKS (via teleconference), McCURDY, and LYLES

ALSO PRESENT: JEFF McGEACHY, Sr. Economic Development Specialist for the City of Las Vegas, BRYAN SCOTT, City Attorney for the City of Las Vegas, and ASHLEY FOSTER, Deputy City Clerk for the City of Las Vegas

2. Announcement Regarding: 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: Comment during this portion of the agenda must be limited to matters on the agenda for action. If you wish to be heard, come forward 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.

4. For possible action to approve the Final Minutes by reference of the Regular Meeting of January 23, 2020

Motion made by Dina Neal to Approve

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

For-Dina Neal, Chris Brooks, Pamela Goynes-Brown, Steven Horsford, William McCurdy II, Ivory Lyles; Excused-Cedric Crear;

5. Report by Jeff McGeachy, Sr. Economic Development Specialist for the City of Las Vegas, regarding the Summary Budget Status Report for the Southern Nevada Community Project Fund

Minutes:

JEFF McGEACHY, Sr. Economic Development Specialist for the City of Las Vegas, stated that the Southern Nevada Community Project Fund balance is \$6,730. There were no comments or questions from the Members.

6. Presentation by Tammy Malich, Director of Youth Development and Social Innovation, and Kathi Thomas, Director of Community Services, for the City of Las Vegas, regarding the Historic Westside HUNDRED Plan in Action Implementation Strategy

Minutes:

Through a PowerPoint presentation, a copy of which was included in the backup, TAMMY MALICH, Director of Youth Development and Social Innovation, and KATHI THOMAS, Director of Community Services, for the City of Las Vegas, shared in narrating a presentation regarding the Historic Westside HUNDRED (Historic Urban Neighborhood Design and Redevelopment) Plan. MS. THOMAS stated that former Councilman RICKI BARLOW initiated the original HUNDRED Plan, which was drafted by students from the University of Nevada, Las Vegas (UNLV) and subsequently adopted by the City Council. The team continued to work together through the COVID-19 pandemic to take the vision that was articulated by the community and create an implementation strategy. The intention of the HUNDRED Plan is to build on the area's past, respect the area's present, and plan for the area's future.

MS. THOMAS noted Phase I will focus on core areas where there are assets to support revitalization such as reworking James Gay Park, investing in Historic Jackson Avenue, and reviewing the City of Las Vegas' investments in the Historic Westside School. She explained the vision of the HUNDRED Plan which is to have a diverse and thriving district rooted in African-American culture in Las Vegas. The Historic Westside should be a unique place where the world comes together to live, work, visit, and play through the development of housing, local business, jobs, education, hospitality, and cultural pride. Staff has focused on the three key areas of housing and neighborhood stability, a celebration and lifting up of community culture while focusing on equitable development principles, and education, entrepreneurship, training, and jobs for community residents.

Specific catalytic investment areas have also been identified to focus efforts and resources in the areas staff believes will provide a catalyst for other kinds of redevelopment. These areas are Jackson Avenue, Washington Avenue and D Street, and Washington Avenue and H Street. MS. THOMAS briefly reviewed the core principles and some projects that are already underway in these specific catalytic investment areas detailed in the PowerPoint presentation. Renderings were shown of Jackson Avenue, Washington Avenue and D Street, and Washington Avenue and H Street, and MS. THOMAS noted the HUNDRED Plan is a living and breathing document so as development moves forward things may change.

MS. MALICH mentioned some of the projects underway along Washington Avenue and D Street. The Workforce Opportunity Center has received positive news regarding a \$6.9 million EDA (Economic Development Administration) grant. The 10,000 square-foot facility will focus on high-demand job areas in health services, technology trades, construction trades, and advanced manufacturing. Additionally, the facility will offer stackable credentials and will be a pipeline for higher education. On the Historic Westside School campus, a market hall and small business incubator project are being finalized to bring in a virtual restaurant incubator in order to support small businesses to eventually become forward-facing businesses along Jackson Avenue. The facility will have a commissary kitchen as well as a common POS (point of sale) system. Within the Historic Westside School suites will be administrative offices, and a small business support center is in the process of being built.

The Historic Westside Healthcare Center will change location in the new rendition of the HUNDRED Plan, and as an initial phase of the Historic Westside African-American Museum, there will be a design center opened on the Historic Westside School campus to collect artifacts as well as share the history and cultural richness of the Historic Westside. The City of Las Vegas has formed a partnership with Workforce Connections to open a One-Stop Career Center onsite; this building is finished and an MOU (memorandum of understanding) is being finalized. Additionally, a Strong Future Technology Training Center has opened onsite and has a full training lab with a recording studio and a full showcase and technology for eSports, coding, application design, and cybersecurity. A final funding opportunity has come by way of the State to construct a wireless connectivity system to provide connectivity for educational programming for residents. Staff worked with Marble Manor, Marble Manor Annex, Villa Capri Apartments, and Sherman Gardens Annex to provide modems to residents with school-aged children. Staff hoped to extend this opportunity for connectivity past the Corridor of Hope towards the Huntridge Theater. Eventually, a workforce platform will be built to bring connectivity, job training, infomercials on tips for interviews, virtual work fairs, job markets, and career pathways into people's homes through the free wireless network.

MS. THOMAS acknowledged the leadership and support of MEMBERS CREAR and HORSFORD on securing funding sources. She noted there will be some adjustments to the implementation from the original HUNDRED Plan as conversations begin regarding the Moulin Rouge Hotel, and the continued involvement with the

Southern Nevada Regional Housing Authority as they plan the redevelopment of the Marble Manor site. Staff committed to leveraging the partnerships across the community to invest in a neighborhood that has seen a great deal of disinvestment over the years, and conversations have begun across sectors to ensure the approach is comprehensive beginning in Phase I.

CHAIR NEAL wondered how the Workforce Opportunity Center is aligned with the Nevada Governor's Office of Economic Development's (GOED) approach. MS. MALICH confirmed there is alignment and stated that the intent is to create a pathway to higher educational opportunities for residents within the community. CHAIR NEAL mentioned the WINN (Workforce Innovations for the New Nevada) program that creates pathways between the State of Nevada and the Nevada System of Higher Education (NSHE) and thought it might be worth having a conversation regarding the State's efforts. MEMBER CREAR agreed with the Chair and stated that partnerships are being sought not only with GOED but with other state and county agencies as well.

Regarding the Historic Westside Museum, CHAIR NEAL wished to hold more discussions regarding the Walker African-American Museum and Research Center with community involvement. MEMBER CREAR agreed with the Chair.

MEMBER HORSFORD commended the City of Las Vegas, COUNCILMAN CREAR, and the partners involved and asked if a breakdown could be provided outlining the funding secured for each phase and project to determine how much more funding was needed. Additionally, he wished to know the portion of Redevelopment Agency (RDA) funds being used in support of the HUNDRED Plan. MEMBER CREAR was happy to have that information provided to the Members. MS. THOMAS added that a specific amount of RDA dollars has not been determined but the RDA set aside funds have been sought to support housing rehabilitation with Neighborhood Housing Services of Southern Nevada. She noted a number of different sources have been leveraged including Community Development Block Grant (CDBG) dollars, and staff will redeploy dollars from neighborhood stabilization program closeout. Staff will follow up with MEMBER HORSFORD with a breakdown of the projects that are in the pipeline, their total cost for development as well as the dollars that have been encumbered or identified to support those projects. MEMBER McCURDY also requested a breakdown of the RDA dollars that have already been allocated to the Westside. He also wished to leverage the relationships of the Members with the other respective boards they serve on. MS. MALICH confirmed staff would provide a detailed spreadsheet of the funding source and other funding streams trying to be secured as well as finished projects and where that funding came from.

ASHLEY FOSTER, Deputy City Clerk for the City of Las Vegas, read several e-comments, copies of which were submitted for the record.

CHAIR NEAL pointed out the number of healthcare centers in the area and wondered what the plan was regarding the Historic Westside Health Care Center. MS. THOMAS said staff studied saturation and absorption rates, and the existing mix of healthcare centers have less than a 10 percent penetration rate, which means they are serving only 10 percent of the residents who are eligible for their services. With this particular site, specific health disparities are being addressed. There will be standard primary care available as well as culturally responsive care. MEMBER CREAR appreciated the questions of CHAIR NEAL and noted that the healthcare centers in the area are facilities where one goes when they have an ailment. The premise of the Historic Westside Health Care Center is to assist patients before the ailment progresses and to address pre-existing conditions. He believed this project could serve as a beta for other places throughout the community as it is outreach-driven. MS. MALICH mentioned that the Members could reach out to MEMBER CREAR for a tour.

KATIE DUNCAN made several points about the HUNDRED Plan, which she stated should not be implemented by the City of Las Vegas but should be implemented through community development corporations (CDC). She also did not believe the officers should be voted upon until Community members are appointed to the Southern Nevada Enterprise Community (SNEC) Board. MS. DUNCAN was excited that the City of Las Vegas carved out the Historic Westside but thought North Las Vegas should be included in the discussion, and there must be support to establish the Historic Westside as a historic district. Lastly, MS. DUNCAN expressed concerns about duplicating services and wondered what demographic of individuals will be reached. She recommended the Board help create a Westside improvement fund particularly focused on projects within the Opportunity Zone.

MS. DUNCAN was happy to see the Board meeting again and noted she submitted her application to serve on the Board but has not received a response back on her application. She encouraged the Members to review the purpose of the Board, why it was established, and who is supposed to serve on it.

MS. THOMAS indicated that the City of Las Vegas is actively engaged in the West Las Vegas Promise Neighborhood initiative, which covers Las Vegas and North Las Vegas and is coterminous with the SNEC. She mentioned that she serves as the Chair of the Affordable Housing and Wealth Creation pillar, and MS. MALICH serves on The Future of Work pillar of the West Las Vegas Promise Neighborhood; therefore, there is active collaboration and engagement across jurisdictions. Secondly, she noted the City of Las Vegas has worked with embryonic CDCs, most of whom are churches. A series of workshops has begun, and she acknowledged MS. DUNCAN'S attendance at the most recent workshop. MS. MALICH added that the City of Las Vegas is working with the City of North Las Vegas on a wireless connectivity system. Additionally, the City of North Las Vegas and its Chief Technology Officer have been included in all discussions from the start.

MEMBER McCURDY asked what collaboration has occurred between the City of Las Vegas and Clark County. MS. MALICH stated that the City of Las Vegas has collaborated with Clark County on several of the initiatives within the HUNDRED Plan and continues to do so. The focus of staff is on collaboration across municipalities. MEMBER McCURDY asked staff to reach out to Clark County as it continues to improve the Clark County Code. MEMBER CREAR added that substantial conversations have occurred since MEMBER McCURDY has served on the SNEC Board, and he thanked him for this.

MEMBER HORSFORD thanked MS. DUNCAN for speaking and recognized her comments but was hopeful and confident with the Members' engagement. He thought it might be helpful to have a list of resources that are available and mentioned updating the State statute regarding the Board.

MS. DUNCAN reiterated her comments regarding the HUNDRED Plan being community-driven, and MEMBER CREAR responded that the HUNDRED Plan has been around for years, and the community has been involved in its development through meetings and outreach. He briefly named the various ways in which the community has been involved and input received, and he complimented staff on their work.

MICHAEL HOLMES asked if there was anything provided online regarding the HUNDRED Plan, meetings, and outreach that took place as referenced by MEMBER CREAR. CITY ATTORNEY BRYAN SCOTT offered to provide his contact information to MR. HOLMES.

7. Discussion regarding Assembly Bill No. 385, developing the economy, projects within the community, and incentives for economic development

Minutes:

MEMBER McCURDY thought it would be appropriate for the new Chair and Vice Chair to provide information regarding the direction of the Southern Nevada Enterprise Community (SNEC) Board's work.

8. Discussion for possible action regarding the election of officers to serve on the Southern Nevada Enterprise Community (SNEC) Board through August 1, 2021

Minutes:

NOTE: No action was taken on this item.

This item was pulled forward and heard after Item 5.

JEFF McGEACHY, Sr. Economic Development Specialist for the City of Las Vegas, confirmed that MEMBER McCURDY has taken the place of former Member LAWRENCE WEEKLY on the Southern Nevada Enterprise Community (SNEC) Board and was appointed by the Clark County Commission. MEMBER LYLES was appointed to the Board by the Urban Chamber of Commerce to backfill the position MEMBER McCURDY previously held. CHAIR NEAL inquired with MR. McGEACHY about her seat as well as MEMBER BROOKS'. MR. McGEACHY indicated he has not had contact with the Legislative Counsel Bureau and stated that, typically, the appointments come to staff after the end of each legislative session. In a normal situation, this information is usually received around August; however, he offered to follow up with the Legislative Counsel

Bureau on what they desire with regard to CHAIR NEAL and MEMBER BROOKS' seats. CHAIR NEAL asked CITY ATTORNEY BRYAN SCOTT if there was any rule against accelerating the process. MR. SCOTT was not aware of any rule to accelerate the process and concurred with MR. McGEACHY'S offer to contact the Legislative Counsel Bureau.

Discussion ensued regarding the appointments of Chair and Vice Chair; however, it was agreed upon to wait until matters with the Legislative Counsel Bureau are worked out. MR. McGEACHY mentioned the leadership positions are effective through August 1st of each year and are effective for one year.

Subsequent to the meeting, the City Attorney's Office confirmed action taken under this item was not necessary or agendaized; therefore, the minutes do not reflect the motions and votes taken to ratify the appointments of MEMBERS McCURDY and LYLES.

See Item 6 for related discussion.

9. ABEYANCE ITEM – Discussion for possible action regarding acceptance of Letters of Interest to appoint two representatives of the Community to the Southern Nevada Enterprise Community (SNEC) Board

Minutes:

NOTE: No action was taken on this item.

JEFF McGEACHY, Sr. Economic Development Specialist for the City of Las Vegas, said the Southern Nevada Enterprise Community (SNEC) Board has received five applications for the two open representatives of the Community positions; however, none of the applicants live within the SNEC boundary as defined by the SNEC Infrastructure Improvement Act. Currently, the application is posted online and at the City of Las Vegas City Hall, Clark County Government Center, City of North Las Vegas City Hall, and is open until the positions are filled. CITY ATTORNEY BRYAN SCOTT mentioned discussing with MR. McGEACHY the need for a change in the state law with regard to the SNEC boundary, which MR. McGEACHY noted is comprised of nine census tracts. Further, he explained that those census tracts include a lot of industrial land and believed this creates a challenge in finding someone who would like to serve on the Board and lives within the SNEC boundary. He agreed with MR. SCOTT in reconsidering this restriction within the SNEC Infrastructure Improvement Act, which limits the ability of potential Board members.

MEMBER McCURDY wished to allow more time for applications and made it a personal charge of his to identify some residents within the area. ACTING CHAIR GOYNES-BROWN agreed. MR. McGEACHY asserted that he would redistribute the application, which includes the district boundary map, to the Members after the meeting.

10. **Citizens Participation:** Public comment during this portion of the agenda must be limited to matters within the jurisdiction of the Board. No subject may be acted upon by the Board unless that subject is on the agenda and is scheduled for action. If you wish to be heard, come forward 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.

11. **Adjournment**

Minutes:

The meeting was adjourned at 2:25 p.m.

Respectfully submitted:

Ashley Foster, Deputy City Clerk
City of Las Vegas

Dina Neal, Chair

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