

Carolyn G. Goodman, Mayor (At-Large)
Brian Knudsen, Mayor Pro Tem (Ward 1)
Victoria Seaman (Ward 2)
Olivia Díaz (Ward 3)
Francis Allen-Palenske (Ward 4)
Cedric Crear (Ward 5)
Nancy E. Brune (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

February 15, 2023
8:30 AM

AGENDA

1. Call to Order

Minutes:

CHAIR GOODMAN called the meeting to order at 8:30 a.m.

PRESENT: CHAIR GOODMAN and MEMBERS KNUDSEN, CREAR, SEAMAN, DIAZ, ALLEN-PALENSKE (excused until 8:35 a.m.), and BRUNE (excused until 8:39 a.m.)

ALSO PRESENT: JORGE CERVANTES, Executive Director, JEFF DOROCAK, Assistant City Attorney, and LUANN D. HOLMES, 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 noticing standards as outlined in NRS 241.020: City Hall, 495 South Main Street, 1st Floor; 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:

MARGARET COLEMAN advised that she previously ran for mayor and continuously attends Board of Commissioners meetings. She mentioned items on the agenda concerning community development and business licensing, and CHAIR GOODMAN believed that comments made were more relevant to the City Council meeting. MS. COLEMAN said she would come back then.

4. For possible action to approve the Final Minutes by reference of the regular Redevelopment Agency Meeting of January 18, 2023

Motion made by Brian Knudsen to Approve

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

For-Victoria Seaman, Cedric Crear, Carolyn Goodman, Brian Knudsen, Olivia Diaz, Francis Allen-Palenske; Did Not Vote-Nancy Brune;

5. Discussion for possible action to accept the audit report and the City of Las Vegas Redevelopment Agency (component unit) Annual Financial Report (AFR) for Fiscal Year Ending June 30, 2022

Minutes:

SUSAN HELTSLEY, Director of Finance, introduced KATHY LAI, Partner with Crowe, LLC, and thanked several City staff members within EUD (Economic and Urban Development Department), CITY MANAGER JORGE CERVANTES, CHIEF FINANCIAL OFFICER GARY AMELING, and ARIANNA RODRIGUEZ-MORA, Accounting Manager, and her team. MS. LAI utilized a PowerPoint presentation, a copy of which was submitted for the record, to report that an unmodified opinion was issued for the financial audit, which means that the financial statements were in accordance with generally accepted accounting principles and is considered a clean audit. A clean opinion was also issued for the report on internal control over financial reporting and on compliance and other matters in accordance with government auditing standards. She explained that GASB (Governmental Accounting Standards Board) issues accounting pronouncements that governments are required to follow, and they released GASB Statement 87 this year that affects leases. She stated that management put together accounting policies that were included in the report, and there were no management judgments and accounting estimates contained within the report. Further, MS. LAI advised that there were no material corrected or uncorrected misstatements. She listed items from the presentation that were not noted in the report, and she stated that they worked very well with management. Lastly, she noted that Crowe, LLC is independent of the City of Las Vegas, and that is important to accounting and auditing standards.

MEMBER KNUDSEN thanked MS. LAI and her team for their work.

Motion made by Brian Knudsen to Accept the report

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

For-Nancy Brune, Victoria Seaman, Cedric Crear, Carolyn Goodman, Brian Knudsen, Olivia Diaz, Francis Allen-Palenske;

REDEVELOPMENT AREA

6. RA-4-2023 - Discussion for possible action regarding a Resolution finding the project proposed by a Commercial Visual Improvement Participation Agreement (CVIP) between the RDA and Park on Fremont, LLC (Tenant), located at 506 East Fremont Street (APN 139-34-601-006), to be in compliance with and in furtherance of the goals and objectives of the Redevelopment Plan and authorizing the execution of the CVIP Agreement by the RDA (Not-to-Exceed \$25,000 - RDA Special Revenue Fund) - Redevelopment Area - Ward 3 (Diaz) [NOTE: This item is related to Council Item 28 (R-7-2023)]

Minutes:

RYAN SMITH, Director of the Economic and Urban Development Department, was excited to bring forward this Visual Improvement Program incentive, and he introduced RYAN DOHERTY. MR. SMITH thanked JOHNATHAN KING, Sr. Economic Development Specialist, the City Attorney's Office, and MR. DOHERTY and his team. He utilized a PowerPoint presentation, a copy of which was submitted for the record, to show the site location within the Fremont East District, and he noted MR. DOHERTY owns multiple businesses in the area. He displayed renderings that showed how the property currently looks and how it would look with new signage. MR. DOHERTY explained that there are gnomes in their back garden, and they decided to make the gnome sign to attract attention. He advised that a new green space will be installed in the front of the property. CHAIR GOODMAN confirmed with MR. DOHERTY that the sign would be installed in three to four weeks, and the project would be opened in mid-March.

MEMBER CREAR loved the project, and MEMBER DIAZ appreciated MR. DOHERTY'S leadership and investment in Fremont East.

Motion made by Olivia Diaz to Approve

NOTE: Due to technical difficulties, the video did not display the vote for this item.

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

For-Nancy Brune, Victoria Seaman, Cedric Crear, Carolyn Goodman, Brian Knudsen, Olivia Diaz, Francis Allen-Palenske;

CITIZENS PARTICIPATION

- 7. 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 8:46 a.m.

Respectfully submitted:



Brian Carroll, Deputy City Clerk



Luann D. Holmes, MMC, Secretary

THIS MEETING WAS PROPERLY NOTICED AND POSTED AT THE FOLLOWING LOCATIONS
IN ACCORDANCE WITH THE NOTICING STANDARDS AS OUTLINED IN NRS 241.020:

The City of Las Vegas website – www.lasvegasnevada.gov
The Nevada Public Notice website – notice.nv.gov
City Hall, 495 South Main Street, 1st Floor