



Historic Preservation Commission Minutes

1. Call to Order and Roll Call

Minutes:

CHAIR STOLDAL called the meeting to order at 12:01 p.m. and asked for the Roll Call.

PRESENT: CHAIR STOLDAL and COMMISSIONERS LARIME (excused at 1:45 p.m.), LeVINE (via teleconference and excused from 1:12 p.m. to 1:13 p.m.), SERFAS, COSGROVE (via teleconference), PALACIOS, MOODY, PURDUE, ROBERTS (via teleconference), GILLESPIE (ex-officio member and Nevada State Museum Designee) and SIEBRANDT (ex-officio member)

EXCUSED: COMMISSIONERS BECK and HOTCHKISS

ALSO PRESENT: SETH FLOYD, Community Development Department Director, MICHAEL HOWE, Planning Project Manager; REBECCA WOLFSON, Deputy City Attorney II; and GABRIELA PORTILLO-BRENNER, Deputy City Clerk

NOTE: Ex-officio representatives are non-voting Members.

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 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:** 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:

COMMISSIONER GILLESPIE provided an update on the Exhibition for PAUL REVERE WILLIAMS, Architect, at the Nevada State Museum Las Vegas. The symposium was well attended, and the State of Nevada (State) proclaimed February 18, 2023, which would have been his 129th birthday, as Paul Revere Williams Day. CBS Sunday Morning's JANE PAULEY contacted the State regarding a feature presentation on MR. WILLIAMS' work in Nevada, which could lead to more publicity for a great architect. CHAIR STOLDAL added that it was a great event in his honor.

4. Chair's announcement relative to the Historic Preservation Commission

Minutes:

CHAIR STOLDAL announced that Item 10 would be called forward and heard after Item 5. Moreover, Helldorado Days Parade will occur on May 13, 2023, from 10:00 a.m. to noon. The Commissioners have

participated in past years, and they have been invited to participate in this year's parade. This will be a unique year because the City has taken ownership of the name Helldorado. The Commissioners may walk the route along 4th Street between Gass Avenue and Stewart Avenue. There was discussion about entering a float, which would be a great idea for 2024, given the timeline. He urged the Commissioners wishing to participate or not to notify COMMISSIONER SIEBRANDT by Monday, February 27, 2023, so she can make arrangements. The parade is a good way to promote the Historic Preservation Commission and its function.

The Chair urged the Commissioners to fill out and submit the contact information form for the Community Development Department.

5. For possible action to approve the Final Minutes by reference of the Regular Meeting of January 25, 2023

Minutes:

CHAIR STOLDAL called for a motion.

Motion made by Cheryl Purdue to Approve

Passed For: 9; Against: 0; Abstain: 0; Did Not Vote: 2; Excused: 2

For-Robert Stoldal, Jack LeVine, Richard Serfas, Michelle Larime, Sondra Cosgrove, Craig Palacios, Todd Moody, Cheryl Purdue, Daniel Roberts; Did Not Vote-Diane Siebrandt, Nevada State Museum Designee; Excused-Colleen M. Beck, Donald Hotchkiss;

6. **22-0688-HPC1** - Discussion for possible action regarding an application to designate the Mission Linen Building, located at 1001 South First Street, C-2 (General Commercial) Zone, on the City of Las Vegas Historic Property Register as a historic site - Ward 3 (Diaz)

Minutes:

This matter was heard subsequent to Item 10.

CHAIR STOLDAL said the applicant is requesting to designate the building located on the property to the City of Las Vegas Historic Property Register. The Historic Preservation Officer has reviewed the attached nomination report for the Mission Linen Building located at 1001 South First Street, (APN 139-34-401-011) General Commercial (C-2), and supports the determination of eligibility to the City of Las Vegas Historic Property Register. It is an action item that if approved, will be heard at the Planning Commission Meeting of March 14, 2023, and then at the City Council Meeting of April 19, 2023.

COMMISSIONER SIEBRANDT said staff has worked closely with J DAPPER and his team.

J DAPPER was excited about this petition and he had a video shown, which can be seen by viewing the link provided in the backup documentation, of a view of the status of the interior and exterior of the building.

Sequentially, MR. DAPPER then reviewed a PowerPoint presentation, a copy of which was submitted for the record. He noted that there was not as much information to be found for the subject property as for the Huntridge Theatre. With help from the University of Nevada, Las Vegas (UNLV), COMMISSIONER SIEBRANDT and his intern, who is attending UNLV, they put some information together. The 30,000-square-foot building will house three tenants: the Evel Knievel Museum, Heavy Metal Pizza Party and Mothership Coffee Roasters. The museum is being relocated from Topeka, Kansas, and will be the primary tenant.

The research revealed that the building was important because they cleaned linens for properties on the Strip, so they were instrumental in the growth of the casino industry. He found newspaper articles dating back to 1943 mentioning the address where Mission Linen came to exist.

His goal is to keep the building consistent with the original state, although some doors will have storefront glass and serve as an entrance. The steel windows at the top will remain, except they will be blacked out to prevent light from coming into the museum. The footprint of the building will stay the same. The two front buildings are probably not up to code, so they may have to be demolished.

Project entitlements were approved and plans were submitted prior to opting to put the building on the local historic register, as he decided to go through with it after the work started on the Huntridge Theatre. He is working with PUNCH Architecture on the final plans, and he hopes to start construction after pulling permits. He anticipates a 10-12 month construction timeline, which he regards as Phase I.

The renderings do not include it, but his intent is to construct a new office building for Dapper Companies and it will match the materials and design of the rest of the project. He believes approval for entitlements will be submitted within the next three months.

When he purchased the building, he did not know much about it, but he is committed to preserving its unique characteristics and history.

Given the building is in the heart of the Arts District, he will continue to allow the parking lot to be used for First Friday events.

COMMISSIONER PURDUE asked for the story behind his LLC (Limited Liability Company) name Chicks Dig Scars, and MR. DAPPER said he did it to honor MR. KNIEVEL because it was one of his favorite quotes.

CHAIR STOLDAL confirmed with COMMISSIONER SIEBRANDT her recommendation for approval based on the Mission Linen building being surrounded by an urban setting yet maintaining its original Post-World War II era warehouse modern-international style. This style became characterized by an emphasis on volume, asymmetrical compositions and minimal ornamentation. The building is a reflection of that style, specifically the large windows, which are prominent and a distinctive feature of the modern-international style. It meets the following criteria: 1) it was built in 1950, which was a booming period for Las Vegas; 2) for its reflection of Las Vegas' economic past as one of the main linen companies operating in the city during the 1950s and 1960s; and 3) for the building's representation of an established and known feature in the neighborhood as a long-term business that provided employment opportunities for the Las Vegas community for more than five decades.

COMMISSIONER LARIME supported the application, given the history is clear that it would qualify for a nomination to the historic register. However, she expressed concerns with the design in the renderings provided. Although it is a great adaptive reuse project, she probably would not be able to support the Certificate of Appropriateness primarily on the modifications to the openings.

MR. DAPPER offered to wait until construction is finished to move forward with seeking to have the building placed on the register, but sharing the project with the Commission was important to him. The reason he purchased the building was to accommodate the museum, and the openings are there for it. He started the entitlement process before deciding to apply to add it to the register, and he made a commitment to the owner, who received criticism from the community when they found out it was being located in Las Vegas. He asserted that the project could not go forward without the openings for the museum.

COMMISSIONER LARIME asked if new openings would be created or the existing ones were being used. MR. DAPPER said one of the three large doors will be replaced with storefront glass and will be the main area before entering the museum, and he made a commitment to the owner, so he could not change it now.

COMMISSIONER LARIME said she just wanted to raise her concerns as she sees red flags for the Certificate of Appropriateness. MR. DAPPER asked if her opinion would be different if he brought it back for the Certificate of Appropriateness after construction was completed, or if she would prefer it be left off the register. The Commissioner said her role on the Commission is to preserve as much of Las Vegas' history as possible. However, once added to the register, she has the responsibility to review the work under the Secretary of Interior standards. Although she wants the property added to the register, it does not mean she will support the renderings provided.

MR. DAPPER asked if he would have the ability to pull the nomination application off the Planning Commission and City Council agendas because if he cannot obtain confirmation, he would prefer not to add it to the register and move forward with the project. CHAIR STOLDAL interjected that at this point, simply saying that the building qualifies for the register based on the recommendations does not mean the Commission is approving the design. They are only saying that the building meets the criteria to be added to the register. He asked

COMMISSIONER SIEBRANDT for the Commission's role in the development of the project should the building be added to the register. COMMISSIONER SIEBRANDT replied that it would have to go through the Certificate of Appropriateness process and review by the Commission. Should it be denied by this body, MR. DAPPER could appeal the denial to the City Council. Should the City Council approve the appeal, MR. DAPPER could move forward with his project.

CHAIR STOLDAL confirmed with COMMISSIONER SIEBRANDT that approval at this juncture would be an acknowledgment that the building qualifies as it is for the historic register, but the Commission was not endorsing the design. COMMISSIONER SIEBRANDT asked the Commissioners to keep in mind that this is an adaptive reuse project to utilize the historic building for a more modern purpose.

COMMISSIONER SIEBRANDT informed MR. DAPPER that he could opt to pull the application and request abeyance or withdrawal without prejudice. If he would prefer to move forward and this body approves it, the application would go to the Planning Commission and then to City Council.

MR. DAPPER said he would prefer to hold this matter in abeyance to the next meeting to allow him time to provide the detailed plans to the Commissioners.

Given MR. DAPPER had the right to move forward with his project as is, CHAIR STOLDAL wondered why he was seeking approval from the Commission. MR. DAPPER said he would prefer to obtain their approval for historic buildings, especially given the location. He noted that he tried to retain as much of the historic character as possible. However, he definitely does not want to add the building to the register, and then the Commission determines that the design is not compatible.

COMMISSIONER ROBERTS discussed with MR. DAPPER that a historic preservation consultant was not hired for this project, but the architectural firm he hired has a person with some experience, as well as his intern.

CHAIR STOLDAL confirmed with COMMISSIONER SIEBRANDT that the matter could be held to the March meeting.

MICHAEL HOWE, Planning Project Manager, commented that for some projects, such as the hay barn, architectural changes had to be made and doors had to be added. In this case, the building will necessitate changes as it will be adapted to accommodate the new uses. CHAIR STOLDAL said it seemed MR. DAPPER wanted to get a sense of the Commission on the nomination application and the design for the Certificate of Appropriateness at the same time. COMMISSIONER SIEBRANDT said that would not be possible because the property would have to be on the local register before the Commission could review it.

MR. DAPPER insisted that it would be better to hold this matter so the Commission can review the plans and provide feedback. COMMISSIONER SIEBRANDT said the plans could be submitted to the Commission for review, although they could not act on them.

COMMISSIONER MOODY felt MR. DAPPER has shown through his work on the Huntridge Theatre, his creative adaptive reuse and offer to put the building on the historic register, which not many property owners would do, and he was inclined to support the design as presented.

COMMISSIONER SERFAS asked if MR. DAPPER had met the process for adaptive reuse, and MR. HOWE replied affirmatively.

COMMISSIONER ROBERTS said he would like to see the detailed renderings and added that a historic preservation consultant would generate a preservation treatment plan to address any areas of concern that might need further clarification; therefore, he strongly recommended getting a consultant.

After confirming with MR. HOWE that having entitlements means the City approved the design, CHAIR STOLDAL questioned the role of the Commission at this point. MR. HOWE said that the Commission was certifying the historic building. COMMISSIONER SIEBRANDT said that the Commission has no say until the building is on the local register for the Certificate of Appropriateness.

MR. DAPPER reiterated that he had no intention to add it to the local register until he started researching its history, but by then he had already started with the entitlements, plans and permits. Therefore, he would like to provide the plans to the Commissioners for review. MR. HOWE said the design was approved, but if it were added to the register, any future modifications would have to be reviewed by the Commission. He conceded that adaptive reuse has its challenges because modifications are a must so the buildings can be used.

COMMISSIONER PALACIOS emphasized that SHPO (State Historic Preservation Office) has a rigorous process, and with the hay barn project, they would not allow windows on the new building that did not match the existing building.

CHAIR STOLDAL said the Commission received a lot of valuable information and called for a motion. MR. DAPPER requested abeyance so the Commissioners can have time to review the plans. The Chair perceived support from the Commissioners.

Motion made by Todd Moody to Hold in Abeyance to 3/22/2023

NOTE: Commissioner Palacios disclosed he would abstain from voting because of his relationships with people involved with the project, but after Rebecca Wolfson, Deputy City Attorney II, verified that his independence of judgment would not be compromised and that he was not claiming he was in a financial relationship with the applicant or anyone involved, she advised him to vote.

Passed For: 9; Against: 0; Abstain: 0; Did Not Vote: 2; Excused: 2

For-Robert Stoldal, Jack LeVine, Richard Serfas, Michelle Larime, Sondra Cosgrove, Craig Palacios, Todd Moody, Cheryl Purdue, Daniel Roberts; Did Not Vote-Diane Siebrandt, Nevada State Museum Designee; Excused-Colleen M. Beck, Donald Hotchkiss;

7. **23-0076-HPC1** - Report by J Dapper, Principal of Dapper Companies, regarding the status of the Huntridge Theatre, located at 1208 East Charleston Boulevard - Ward 3 (Diaz)

Minutes:

CHAIR STOLDAL provided the purpose and background for this matter. The Huntridge Theater was purchased by Dapper Companies on March 31, 2021. A document between the State of Nevada, the former owners, and J DAPPER transferred the responsibilities of reviewing and monitoring rehabilitation of the Huntridge Theatre to the City of Las Vegas. That document was approved by the City of Las Vegas and signed by MAYOR GOODMAN. As part of the legal agreement between the City of Las Vegas and MR. DAPPER, he shall exercise reasonable diligence to cause significant progress toward rehabilitation of the Huntridge Theatre, including but not limited to the architectural elements of the Huntridge including original 1944 construction, the marquee as it existed since 1980, the monument sign and the interior configuration of the lobby and theater spaces.

Page 6 of the document indicates that MR. DAPPER will allow inspection of the Huntridge Theatre building at least twice yearly through the Historic Preservation Commission (HPC) and provide quarterly reports to the HPC advising of actions to cause rehabilitation, until such time as rehabilitation is completed in accordance with the agreement. The HPC has the responsibility to certify the rehabilitation. Lastly, he mentioned this report does not require action by the HPC.

COMMISSIONER ROBERTS requested a copy of the document the Chair read from, as he would like the official guiding document for the Huntridge Theatre. The Chair said staff could provide him a copy.

Using a PowerPoint presentation, a copy of which was submitted for the record, J DAPPER provided an update. The architect firm, Gensler, was selected since the last update, and he chose them because they have the expertise and he has worked with one of their architects and the team on other projects. They have been working on conceptual designs and the layout for the past 45 days. They continue to investigate and hone the historic details of the site, and he referred to the timeline provided for significant site events. A pre-application meeting was held with COMMISSIONER SIEBRANDT and the Public Works and Economic and Urban Development departments to review the design.

With the Community Development Department actively promoting adaptive reuse in the downtown area, he has monitored the Downtown Las Vegas 2045 Master Plan, as he considers the subject site to be the cornerstone for the Huntridge neighborhood and the edge of downtown. The map on Page 5 shows how the project fits in the area.

Given his commitment for the HPC to oversee rehabilitation and to community engagement, he includes the public throughout the redevelopment process.

Additionally, he continues to provide safety and has a security company monitoring all his properties, as well as maintaining proper lighting to deter crime, given his recent experience with one of his properties almost catching fire due to a homeless individual lighting a fire on the lot. Fortunately, the fire department got there in time.

The marquee and the sign at the top will be renovated eventually, but in celebration of the SoHo Playhouse signing a long-term lease, they planned a sign lighting event on April 7, 2023. In addition, MIKE HILL, a well-known photographer who used to go to the Huntridge Theatre as a child, will have a month-long exhibition in April in conjunction with The Neon Museum. He hopes to get the City to put the photograph exhibition on display at the City Hall Gallery. They will host open house tours every Saturday and Sunday in April for the public. YESCO is the sign company, and they started working on the lighting. He wanted to keep it a surprise, but it was too difficult with the large crane on the lot.

COMMISSIONER PURDUE questioned the capacity and parking, and MR. DAPPER replied that information will be available in about four months and he will share that. However, a copy of the initial massing study was given to COMMISSIONER SIEBRANDT.

MR. DAPPER continued with a second PowerPoint presentation, a copy of which was submitted for the record, to provide a preview of the design, although it is not final. His team is working on establishing a timeline for the significant events that occurred at the Huntridge Theatre since it was constructed.

The current building resembles the Nevada Savings and Loan building, which they used in the late 1970s, with retail in front. He would like to restore the design to the early 1950s. Therefore, the first Perspective slide depicts the design with glass windows as in the original construction. The second Perspective slide depicts a lower façade for a better view of the Huntridge marquee. The post office building will remain for the most part and undergo necessary repairs.

COMMISSIONER PURDUE commented that she used to walk to the Huntridge Theatre in the 1940s and she always loved it.

COMMISSIONER ROBERTS questioned the name of the firm the historic preservation consultant works for and if the consultant had generated a preservation treatment plan for the project. MR. DAPPER said the consultant is out of Dallas, Texas, and works for Gensler. Although the theatre is on the local, state and national historic registers, the two adjacent buildings are not. Regarding the report, he has never heard of such a report, but offered to ask about it and present during a future report. The Commissioner said that the preservation treatment plan should be the guide for any work on the property, and MR. DAPPER indicated that the only work thus far has been cleanup and now the lighting of the sign for the planned event in April.

COMMISSIONER SERFAS congratulated MR. DAPPER on the selected architect and said he looks forward to seeing the progress.

CHAIR STOLDAL asked that MR. DAPPER include a timeline in his next report, as he has done in the past.

8. **23-0077-HPC1** - Report by the Community Development Department regarding the City of Las Vegas Eleven Most Endangered Historic Places

Minutes:

CHAIR STOLDAL said that at a meeting on March 24, 2021, they discussed putting a list of endangered historic places in the city of Las Vegas, and potentially creating a priority list for the Historic Preservation Commission

(HPC). Unfortunately, a few sites on the list are no longer standing, such as Reed Whipple Cultural Center and the Fremont Theater. He would like to update the list by having the Commissioners submit ideas, such as his request to add the Vegas Vic sign, and there is no limit on the number. He would like to vote on the list at the meeting in April.

COMMISSIONER SIEBRANDT advised that TERESA SMITH, Administrative Support Assistant, would share the voting sheet and the vote will determine the number of places.

The Chair commented that the National Trust changes its list yearly and the State of Nevada, through Preserve Nevada, puts out a mixed list of 11 existing and new places yearly. The City has no restrictions and could create a new list of locations.

COMMISSIONER SIEBRANDT stated that the HPC created the list of 11 locations on April 28, 2021, and she reviewed those.

Huntridge Theatre - On September 1, 2021, it was added to the Las Vegas Historic Property Register.

Fremont Street Motor Courts Motels – The Fremont Motel at 1208 Fremont Street was demolished on January 3, 2023, but the others are still standing.

Old Las Vegas High School – On January 5, 2022, the entire campus was added to the National Register of Historic Places.

Wedding Chapels along Las Vegas Boulevard – Site visits were made recently and they are all standing.

Jackson Avenue (between H and B Streets) – The street improvements are in progress.

McWilliams Townsite – There is no change but there is not much left to survey. In 2020, there was a historic context survey completed by the Community Services Department. She proposed a mapping project on what is left or to review individual properties for historic relevance.

Reed Whipple Cultural Center – JERRY WALKER, former Operations and Maintenance Department Director provided an update, and said the Center could not be salvaged due to the hazardous materials found. It was demolished on October 20, 2022.

There are no changes for the Bridger Building, the Moulin Rouge or the Goggie Commercial Buildings. She added that a group from the University of Virginia contacted her regarding a Green Book project to gather information on Green Book properties, which were made available for African Americans during segregation. Las Vegas had five properties, and the only one standing is the Harrison House. Hotel Jackson, Shaw Apartments and the West Motel near the Moulin Rouge are no longer standing.

El Portal Theater – CRAIG PALACIOS stepped down as Commissioner to report. He said the project bidding process was narrowed down to one company, with which he has worked on other projects. Unfortunately, they found a false floor for the movie theater and is not sound enough to support the use intended for the second floor. Consequently, they contracted a company to perform a study using ground penetrating radar and x-ray to determine the materials inside the columns and beams. The report should be completed by the following week, and then they can discuss a solution to make the second floor usable.

To the Chair, MR. PALACIOS said the intended use is for an arcade similar to Dave & Buster's; they will have an adult-size claw machine with designer items, and they would use the second floor for private parties. This is the third store of its kind in the country.

CHAIR STOLDAL asked if the stairs on the east side are original, and MR. PALACIOS did not know because only the framing is left. The Chair acknowledged the property is not on a historical register but wondered if there is anything left to attribute to the original theatre. MR. PALACIOS said that all materials can be removed in the future and the original architecture, which includes the balcony windows and the mechanisms for the drapery, will remain. He also believes the air condition units may be on the roof, but they cannot access them yet.

COMMISSIONER SIEBRANDT added that the new nominations will be forwarded, but reminded the Commissioners that putting properties on the list does not mean they can be preserved if they are not on a historic register, and that can be pursued if desired but not guaranteed.

CHAIR STOLDAL said the HPC has the authority to educate people about historic preservation and sites.

COMMISSIONER ROBERTS asked for a search of the air conditioners. MR. PALACIOS said they have not found them and the second floor is not structurally sound to have someone search the area for them. He will report on them if they are found.

COMMISSIONER PURDUE confirmed with MR. PALACIOS that the ceiling inside the theater will be exposed.

9. **23-0078-HPC1** - Report by the Community Development Department regarding Historic Preservation Month

Minutes:

CHAIR STOLDAL said that one of the aspects of Historic Preservation Month is the historic preservation award program. He urged nominations to be submitted by March 22, 2023.

COMMISSIONER SIEBRANDT reviewed a PowerPoint presentation, a copy of which was submitted for the record, and said she needed nominations for Historic Preservation Month in May for the various categories, and offered to send an explanation of what qualifies for one of these awards. She mentioned the backup documentation included past winners and their projects, and that does not mean they cannot be nominated for other projects. The nominations would be voted on April 12, 2023, which is the meeting date for the month because Chambers was reserved for an event on the regular meeting date of April 26, 2023.

The following activities were planned in celebration of Historic Preservation Month: Historic district neighborhood clean-up on May 6, 2023, for John S. Park Neighborhood; the Commissioners participate in the 2023 Helldorado Days Parade on May 13, 2023, and they can walk or ride in a vehicle; the City of Las Vegas 1950s film premiere on May 13, 2023, at The Beverly Theater; a Historic Preservation Passport Hunt will be held the entire month in coordination with the Office of Communications and people will be asked to take selfies at historic sites to raise awareness; and an awards luncheon will be held at City Hall in the Now Café on May 24, 2023, at 2:00 p.m.

CHAIR STOLDAL asked the Commissioners to please think about this opportunity to recognize people for their projects and submit their nominations.

10. **23-0079-HPC1** - Report by the Community Development Department regarding Director's updates

Minutes:

This item was called forward to be heard after Item 5.

SETH FLOYD, Community Development Department Director, reported that all Councilmembers were briefed, and COMMISSIONER SIEBRANDT was going to start working on the draft demolition bill, which will be presented to the Commission as soon as it is ready for feedback. The bill will officially require that demolition permit applications for buildings 50 years or older will trigger a review by the Historic Preservation Officer (HPO). It will allow a 10-day window to get involved and take photos to preserve the history of the resource and to reach out to the owner about opportunities for redevelopment or grant options for preservation. Including the HPO in the process does not mean demolition prevention, but at least the City will become aware before demolition occurs, which has been concerning to the Commission.

CHAIR STOLDAL asked who else would be alerted during that 10-day window, and MR. FLOYD replied that the intent is to give staff the opportunity to review the property, as if a building is not on the local register, and the Commission has no jurisdiction. There is no public hearing process, if that is what the Chair was referring to, for demolition permits; it is a process between the property owner and the City. He said that a future bill could be drafted to allow public comment. The Chair was not sure if an administrative process should be included in the bill for after the HPO is notified, noting that nobody was alerted when the Reed Whipple Cultural Center was

demolished. MR. FLOYD explained that the only way a public hearing is held for any project is if it is scheduled on an agenda for action, whether that be a Certificate of Appropriateness by this Commission or an entitlement before the Planning Commission or the City Council. He was open to discussing it further, but moving forward with a demotion bill is progress.

Additionally, MR. FLOYD said he looked into the historic neighborhood signs COMMISSIONER LeVINE mentioned at the last meeting. He explained that the most prominent sign is at Rancho Drive and Alta Drive, and the former Councilwoman LOIS TARKANIAN led the project to calm traffic for the Scotch Eighties and McNeil Estates neighborhoods, and then others adopted the same sign design. They use the same language about being a historic neighborhood because they are eligible for nomination as a historic neighborhood under state law.

The positive aspect of this issue is that COMMISSIONER SIEBRANDT has been working with the Public Works Department on creating an official City authorized sign for these types of neighborhoods, such as John S. Park, Beverly Green, etc. The design will be presented to the Commission for review. Moreover, staff is prioritizing surveying those neighborhoods that may be eligible by age for designation to the local, state or national register, and staff will probably seek funds from the Commission for the Las Vegas Centennial to hire a consultant for it.

COMMISSIONER PURDUE asked if they are City-sponsored signs and have nothing to do with this Commission. MR. FLOYD replied there are six neighborhoods with these signs did not seek approval from this body, noting that the Huntridge neighborhood sign was done via a grant and through the Neighborhood Services Department. The Commissioner said there is also a sign at Rancho Bonita, and COMMISSIONER SIEBRANDT added there are other neighborhoods that recently installed signs – McNeil Estates, Scotch Eighties, Glen Heather, Rancho Sereno and Rancho Manor. There is also a sign for Equestrian Estates that was not sponsored or paid for by the City, as many neighborhoods and associations install their own signs. COMMISSIONER PURDUE said that Wesley Park also has a sign, and MR. FLOYD said it would be looked into, and added that most of the signs were installed as a traffic-calming effort.

CHAIR STOLDAL was very disappointed for the City to bypass this Commission and provide funding for signs, and he wondered if there is any criteria for this. MR. FLOYD was not aware of any, but clearly this body will be in the process going forward. The Chair wondered if any requests for this type of sign will come to the HPO or this body for consideration as part of the process. MR. FLOYD explained that if neighborhoods do it on their own, certainly staff will not know unless they see it. Going forward, signs for designated neighborhoods will be presented to this Commission for review and consideration, and all departments involved were coordinated to ensure this.

CHAIR STOLDAL asked if there is criteria, and COMMISSIONER SIEBRANDT said there is criteria similar to the national criteria in Title 19, but the City can nominate resources that are 40 years old. She added that if a neighborhood approached the City about a sign, they would be advised of the process.

COMMISSIONER LeVINE appreciated including this Commission in the process, and CHAIR STOLDAL agreed.

The Chair asked when the draft demolition ordinance would be ready, and MR. FLOYD said the process would be lengthy because it requires a text amendment, so they have to look at areas of the code for revisions. COMMISSIONER SIEBRANDT will work on the draft and submit it to the City Attorney's Office for review and final drafting, and then to the Commission for review. He assured the Commission that it is a priority, and he anticipates presenting it in May or June.

COMMISSIONER ROBERTS asked if the demolition ordinance will include fines to ensure the new process is followed. MR. FLOYD replied that he would have to review that. The Commissioner said an additional layer of protection would prevent moving forward without a permit.

See Item 4 for related discussion.

11. **23-0080-HPC1** - Report by the Community Development Department regarding Project Update List

Minutes:

COMMISSIONER SIEBRANDT reviewed the project updates using a PowerPoint presentation, a copy of which was submitted for the record. The surveys for Westside, Charleston Heights and Rafael Rivera are in progress, and the Twin Lakes RFP (Request for Proposal) is in progress. The Neon Museum Boneyard Panels project was completed and a final report is to be made at the meeting in March. The Design Review Guidelines are in progress and the neighborhood meeting has been scheduled for March 8, 2023, at the Mesquite Club at 6:00 p.m. for the John S. Park and Beverly Green neighborhoods.

The Neon Museum held the Lido de Paris sign lighting and MAYOR GOODMAN and COUNCILMAN CREAR were in attendance.

She reminded the Commissioners that the regular meeting in April will be held on the 12th.

CHAIR STOLDAL said the Design Guidelines Neighborhood meeting in March is very important and asked the Commissioners to notify COMMISSIONER SIEBRANDT if they would be attending.

12. **23-0081-HPC1** - Report by the Community Development Department regarding historic and archaeological resources in local media

Minutes:

CHAIR STOLDAL said there were several 'first' large hotels in Las Vegas.

13. **23-0082-HPC1 - Discussion regarding topics for future agenda items by the Historic Preservation Commission.** Comments made during this portion of the agenda by individual Commission Members shall refer solely to proposals for future agenda items and any discussion shall be limited to whether or not any such proposed item(s) is/are within the purview of the Commission and/or whether such proposed item(s) shall be placed on a future agenda. No discussion regarding the substance of any such proposed topic shall occur and no action shall be taken regarding the proposal.

Minutes:

CHAIR STOLDAL asked the Commissioners if they had any suggestions for future items.

COMMISSIONER MOODY felt the Commissioners' names should be added to the agenda, such as it is done for the City Council agenda, and COMMISSIONER SIEBRANDT said she would have to check with the City Clerk's Office. CHAIR STOLDAL liked the idea.

COMMISSIONER ROBERTS suggested using the technology used for Council meetings for all board meetings because he could not see any of the presentations for this meeting, which made it difficult to follow. CHAIR STOLDAL said that would be another question for the City Clerk's Office and asked COMMISSIONER SIEBRANDT to inquire.

COMMISSIONER ROBERTS also proposed having Huntridge Circle Park added to the local register, noting there was discussion about it in 2017.

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

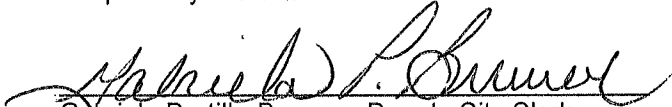
None.

15. **Adjournment**

Minutes:

The meeting was adjourned at 2:28 p.m.

Respectfully submitted:



Gabriela Portillo-Brenner, Deputy City Clerk



Diane Siebrandt, Historic Preservation Officer

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