

Carolyn G. Goodman, Mayor (At-Large)  
Brian Knudsen, Mayor Pro Tem (Ward 1)  
Victoria Seaman (Ward 2)  
Olivia Diaz (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

## City Council Minutes

Council Chambers · 495 South Main Street · Phone 702-229-6011  
City of Las Vegas Internet Address: [www.lasvegasnevada.gov](http://www.lasvegasnevada.gov)

**August 16, 2023**  
**9:00 AM**

### CEREMONIAL MATTERS

1. Call to Order

Minutes:

MAYOR GOODMAN called the meeting to order at 9:00 a.m.

PRESENT: MAYOR GOODMAN and COUNCILMEMBERS KNUDSEN, CREAR (excused until 9:01 a.m.), SEAMAN, DIAZ (excused until 9:01 a.m.), ALLEN-PALENSKE (excused until 9:01 a.m.), and BRUNE

ALSO PRESENT: ACTING CITY MANAGER MIKE JANSSEN, 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 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](http://www.lasvegasnevada.gov); and the Nevada Public Notice website – [notice.nv.gov](http://notice.nv.gov).

3. Invocation - Pastor Brad Beckman, First Good Shepherd Lutheran Church

Minutes:

PASTOR BRAD BECKMAN, First Good Shepherd Lutheran Church, gave the invocation.

4. Pledge of Allegiance

Minutes:

MAYOR GOODMAN led the audience in the Pledge of Allegiance.

5. Recognition of the Employee of the Month

Minutes:

This item was not heard.

6. Recognition of the Women of Metro

Minutes:

COUNCILWOMAN SEAMAN called forward ASSISTANT SHERIFF SASHA LARKIN, CAPTAIN MICHELLE

TAVAREZ, CAPTAIN NITA SCHMIDT, RACHEL SKIDMORE, Director of Community Engagement, SERGEANT STEPHANIE WARD, retired DEPUTY CHIEF KATHY O'CONNOR, and CYNTHIA TAUANUU, Executive Assistant. The Councilwoman was honored and privileged to acknowledge the tireless efforts and impactful service these women have provided to the community through Women of Metro, a group within the Las Vegas Metropolitan Police Department. Through their countless volunteer hours, they have selflessly given their time and expertise to ensure the safety and well-being of citizens. In addition, they have supported law enforcement in their vital roles and have worked tirelessly to enhance community relationships and build bridges of trust within the city.

COUNCILWOMAN SEAMAN expressed deep gratitude and appreciation to the Women of Metro for their exceptional service and dedication, noting the community is better because of all of them. She congratulated the women for their outstanding achievements and extended gratitude for their continued service to the city. She reminded everyone that when women come together with determination and a shared vision, true and lasting change happens.

A photo presentation was shown and the Councilwoman presented a proclamation in honor of Women of Metro Day, copies of which were submitted and attached as backup. Additionally, she presented each woman with an award and flowers for their service.

ASSISTANT SHERIFF LARKIN thanked COUNCILWOMAN SEAMAN and said it is about the young women who are next, as well as about the women who have paved the way. She stated that retired DEPUTY CHIEF O'CONNOR created the Women of Metro in 2008 and encouraged the group to work together. ASSISTANT SHERIFF LARKIN noted that the board is made up of civilian and commissioned women in hopes of inspiring the next generation. They were encouraged to join the 30x30 Initiative by former Mayor JAN JONES BLACKHURST to show that women matter in these types of positions. ASSISTANT SHERIFF LARKIN thanked the Mayor and Councilwoman for the recognition.

### **BUSINESS ITEMS - 9:30 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:

Prior to public comment, MAYOR GOODMAN sent prayers to Lahaina, Maui, and stated that the City sent a Fire and Rescue support team to help.

LISA MAYO DeRISO asked if the public could speak on Item 25, to which the Mayor said she would accept comments on that item as well as this one.

### **BUSINESS ITEMS - 9:30 A.M. Session**

8. For Possible Action - Any items from the 9:30 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.

Motion made by Brian Knudsen to Hold in Abeyance Item 29 to 10/4/2023

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;

9. For possible action to approve the Final Minutes by reference of the July 19, 2023 Regular City Council Meeting

Motion made by Brian Knudsen to Approve

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;

### **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.**

### **ADMINISTRATIVE - CONSENT**

10. For possible action to approve a Master Services Agreement between the city of Las Vegas and the Mayor's Fund for Las Vegas LIFE regarding an annual Operating Grant to be used for the performance of administrative accounting and other financial activities of the Mayor's Fund (Not-to-Exceed \$523,000 annually/Total Contract Amount Not-to-Exceed \$2,615,000 - Various Funds) - All Wards

Minutes:

This item was pulled from the Consent Agenda and heard separately at the request of COUNCILWOMAN SEAMAN.

ACTING CITY MANAGER MIKE JANSSEN wished to highlight some of the elements of the Mayor's Fund (Mayor's Fund for Las Vegas LIFE) and the purpose of this agreement.

Utilizing a PowerPoint presentation, a copy of which was submitted and attached as backup, MR. JANSSEN introduced SALLIE DOEBLER, the new Chief Executive Officer (CEO) for the Mayor's Fund. He reviewed the remaining Board of Directors, which included CAROLINE CIOCCA, Interim CEO; IVETTE FERNANDEZ, Chair and Vice President of Government Affairs for Endeavor; GIAN BROSCO, Secretary and part of the Nevada Community Foundation; DR. ROY WHITMORE, Chair for the University of Phoenix, College of Business and IT (Information Technology); and JOHN TIPPINS, CFO (Chief Financial Officer) for Northcap. Currently, there is a Board vacancy due to the retirement of DR. LISA MORRIS HIBBLER.

MR. JANSSEN explained that the Mayor's Fund was launched in 2018 to provide a vehicle for corporate and philanthropic partners to support programs that improve the quality of life for all Las Vegas residents. Public, private, and non-profit sectors come together to meet some of the City's most challenging needs through supporting programs that align with the City's strategic priorities. Since its inception, the Mayor's Fund has received \$4.9 million in cash donations, which has been accomplished without a seasoned business development leader.

He noted that the idea of the Mayor's Fund came from the United States Conference of Mayors, mentioning that many peer jurisdictions have a similar fund. In June, tax designation from the IRS (Internal Revenue Service) was received, enabling the fund to accept tax-beneficial donations from individuals, foundations, and corporations, and will ensure that City staff are in compliance with all legal restrictions.

MR. JANSSEN explained a minor amendment to one of the sections of the agreement, which acknowledges that the City will enter into a three-year agreement with a provision for two, one-year renewals and includes the funding levels that will be allocated during the first three years. He noted that \$523,000 was adopted by the Council in Fiscal Year 2023 and is being carried forward into Fiscal Year 2024. After Year 1 there is a budget adjustment, which reflects the completion of MS. CIOCCA'S role.

MR. JANSSEN was aware of concerns regarding how board members are selected and noted the bylaws allow for up to 15 board members. Staff made the commitment to ensure the City has a role in appointing board members. At the moment, 65 percent of board members are appointed through the City, and 45 percent are appointed through the Nevada Community Foundation. He shared with COUNCILWOMAN BRUNE staff's commitment to work with MS. DOEBLER to address that ratio through an amendment. MR. JANSSEN also addressed concerns from COUNCILWOMAN SEAMAN, stating that the Mayor, City Manager, and MS. DOEBLER will work together to find board members who will be great additions.

MAYOR GOODMAN was thrilled MS. DOEBLER was part of the Mayor's Fund, which has provided an

opportunity for the City to fundraise. She asked MS. DOEBLER to share some of her background.

MS. DOEBLER thanked the Mayor and Council and said she was honored to be in this position, noting staff has been welcoming from the moment she stepped into City Hall. It was clear to her that everyone desires the Fund to be successful. She spent seven years with the Vegas Chamber and before that, she did business development in commercial real estate. She served in these positions to support businesses, and she felt this was her opportunity to give back to the residents. She gave kudos to MS. CIOCCA and looked forward to working with her. MS. DOEBLER mentioned that private stakeholders have expressed their excitement about different funding vehicles. She was honored to have the ability to work with the Council, as well as the community, and thanked everyone for their support.

COUNCILMAN CREAR said they have collaborated with MS. DOEBLER in the past, and he was happy to have her present. He is a fan of the Mayor's Fund and thought the avenues that allow businesses and organizations to donate, designate, and support the work that the City is doing in the community is vitally important. It cannot be done alone, and the City of Las Vegas is limited in its resources to address issues. He named several of the donations made to the Mayor's Fund that were used to help the community. He believed the Fund's ability to do more is endless. MS. DOEBLER said what the Mayor's Fund has been able to do with no professional fundraisers has been extraordinary. She noted there will be some rebranding and educational outreach, and she was most excited about collaborating with the Council. MAYOR GOODMAN said the Council receives calls all the time on ways people can help. She gave thanks to MS. DOEBLER and MR. JANSSEN.

COUNCILWOMAN DIAZ welcomed MS. DOEBLER and asserted that all six wards have projects and challenges and the need for more funds. Increasingly, there are a lot of things happening at the State level. The Councilwoman expressed the need for the Fund to have a clear vision and mission in order to provide a level of comfort and confidence for donors.

MAYOR GOODMAN mentioned that the reason it is called the Mayor's Fund is because the Mayor is the only part of the Council body that is elected at large. The Council must ensure the money is well spent and report back to donors with that information.

COUNCILMAN KNUDSEN appreciated meeting with MS. DOEBLER and said they have talked about Las Vegas being a world-class city. He reiterated that the City contains a vast array of diverse communities, and there is a need for the Councilmembers to work with MS. DOEBLER to make sure the Fund is successful and money is invested appropriately. MAYOR GOODMAN commented that Ward 1 contains the Medical District, which is in need of many things.

COUNCILWOMAN SEAMAN thanked MS. DOEBLER for spending time in her office answering questions about her vision and commitment. She also thanked MR. JANSSEN for getting back to her quickly.

COUNCILWOMAN BRUNE said there are many times that matching grants are needed and having a 501(c)(3) will help leverage more federal grants. She looked forward to working with MS. DOEBLER.

COUNCILWOMAN ALLEN-PALENSKE believed MS. DOEBLER and the Council will be successful and said the Councilmembers' doors are always open. She thanked MS. DOEBLER for her service.

When making her motion, CITY ATTORNEY JEFF DOROCAK reminded COUNCILWOMAN SEAMAN to include the amendments referenced by MR. JANSSEN, if she supported their inclusion.

Motion made by Victoria Seaman to Approve with the amendment the City Manager read into the record

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;

## **CITY ATTORNEY - CONSENT**

11. For possible action to approve a business impact statement regarding a proposed ordinance to amend the Uniform Housing Code, as adopted by the City, to require air conditioning in dwelling units, guest rooms and congregate facilities. (This item is related to Bill No. 2023-18, which appears later on this agenda under New Bills.)

Motion made by Brian Knudsen to Approve the Consent Agenda except Item(s) 10

NOTE: The video does not reflect the vote accurately, in that Mayor Goodman abstained from voting on Item 14 due to her son's involvement in the cannabis industry; however, Item 14 was misidentified as being related to cannabis, and her abstention should be corrected to reflect Item 13.

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;

Minutes:

MAYOR GOODMAN verified with COUNCILWOMAN SEAMAN that she wished to hear Item 10 separately from the Consent Agenda.

## **CITY CLERK - CONSENT**

12. For possible action to approve the Report of Declarations per NRS 279.454, which requires any officer or employee of the City who in the course of their duties participates in the formulation of or approval of plans or policies for a redevelopment area to disclose interest in property located in the existing Redevelopment Area and/or Redevelopment Area 2

Motion made by Brian Knudsen to Approve the Consent Agenda except Item(s) 10

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;

## **COMMUNITY DEVELOPMENT - BUSINESS LICENSING - CONSENT**

13. For possible action to approve a Cannabis Distributor license for DEEP ROOTS HARVEST, INC dba DEEP ROOTS HARVEST at 195 Willis Carrier Canyon - Mesquite

Motion made by Brian Knudsen to Approve the Consent Agenda except Item(s) 10

NOTE: The video does not reflect the vote accurately, in that Mayor Goodman abstained from voting on this item due to her son's involvement in the cannabis industry.

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

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

14. For possible action to approve a Restricted Gaming license for UNITED COIN MACHINE CO dba CENTURY GAMING TECHNOLOGIES db at LUCKY SPOT at 6890 North Hualapai Way - Ward 4 (Allen-Palenske)

Motion made by Brian Knudsen to Approve the Consent Agenda except Item(s) 10

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;

15. For possible action to approve a One-Day Opening for a Non-Restricted Gaming license for UNITED COIN MACHINE CO dba CENTURY GAMING TECHNOLOGIES db at ULTRA NEW TOWN TAVERN at 600 Jackson Avenue - Ward 5 (Crear)

Motion made by Brian Knudsen to Approve the Consent Agenda except Item(s) 10

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;

#### **FINANCE - PURCHASING AND CONTRACTS - CONSENT**

16. For possible action to approve award of Contract No. 240002-DG, Blanket Services For Geotechnical Engineering Services - Department of Public Works - Award recommended to: GEOTECHNICAL & ENVIRONMENTAL SERVICES, INC. (Not-to-Exceed \$200,000 - Various Funds) - All Wards

Motion made by Brian Knudsen to Approve the Consent Agenda except Item(s) 10

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;

17. For possible action to approve award of Contract No. 240004-DD, Customer Care and Billing Software Upgrade - Department of Finance - Award recommended to: BLUE HERON CONSULTING CORPORATION (Not-to-Exceed \$805,000 - Sanitation Enterprise Fund) - All Wards

Motion made by Brian Knudsen to Approve the Consent Agenda except Item(s) 10

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;

18. For possible action to approve award of Bid No. 20.01749-JH (REV), Federal Project No. STBG-0003 (260), Grand Teton Drive Overpass - Tee Pee Lane to El Capitan Way, to the lowest responsive and responsible bidder - Department of Public Works - Award recommended to: LAS VEGAS PAVING CORPORATION (\$41,000,000 - Road and Flood Capital Projects Fund) - Ward 6 (Brune)

Motion made by Brian Knudsen to Approve the Consent Agenda except Item(s) 10

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;

19. For possible action to approve award of Modification No. 1 to Contract No. 210019-PH, Psychological Assessment Services - Department of Human Resources - Award recommended to: HARRISON C. STANTON, PH.D., LTD. (Annual Increase Not-to-Exceed \$90,000/Total Contract Increase Not-to-Exceed \$180,000 - Various Funds) - All Wards

Motion made by Brian Knudsen to Approve the Consent Agenda except Item(s) 10

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;

20. For possible action to approve a revision to Purchase Order No. 459499 based on Quote No. SO804 for Velocity Pumpers - Fire and Rescue Department - Award recommended to: HUGHES FIRE EQUIPMENT, INC. (Not-to-Exceed \$3,188,867 - Fire Fleet Apparatus/Equipment Replacement Capital Projects Fund) - All Wards

Motion made by Brian Knudsen to Approve the Consent Agenda except Item(s) 10

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;

### **HUMAN RESOURCES - CONSENT**

21. For possible action to approve Stipulation and Order in the Matter of the Contested Industrial Insurance Claim for Scott Sampsell, Claim No. 17F02F464569 (\$154,658.68 - Workers Compensation Self-Insurance Trust Fund and \$12,515 - Employee Benefits Fund) - All Wards

Motion made by Brian Knudsen to Approve the Consent Agenda except Item(s) 10

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;

### **PUBLIC WORKS - CONSENT**

22. For possible action to approve Third Supplemental Interlocal Contract LAS30A13 between the City of Las Vegas (CLV) and the Clark County Regional Flood Control District (CCRFCD) for design, to increase funding and change the name of the project from Gowan - Alexander Road, Rancho Drive to Decatur Boulevard to Gowan - Alexander Road, Decatur Boulevard to Torrey Pines Drive (\$1,731,938 - Road and Flood Capital Project Fund [CPF]) - Ward 5 (Crear)

Motion made by Brian Knudsen to Approve the Consent Agenda except Item(s) 10

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;

23. For possible action to approve staff to acquire various real property rights for the Centennial Parkway, Alpine Ridge Way to Durango Drive Improvements: APNs 125-19-401-003, and -007, 125-19-802-010, 125-29-101-004, 125-29-103-001, 126-24-801-002, -003, -004, -008, and -009, 126-25-501-006 and 126-25-512-057 (\$250,000 - Road and Flood Capital Project Fund [CPF]) - Ward 4 (Allen-Palenske)

Motion made by Brian Knudsen to Approve the Consent Agenda except Item(s) 10

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;

### **RESOLUTIONS - CONSENT**

24. R-34-2023 - For possible action to approve a Resolution directing the State Department of Business and Industry to transfer \$7,500,000 in 2023 State Private Activity Bond Volume Cap to Affordable Housing Program, Inc. for the construction of Duncan & Edwards Apartments, which will consist of 60 units of affordable housing located at 5901 West Duncan Drive - Ward 5 (Crear)

Motion made by Brian Knudsen to Approve the Consent Agenda except Item(s) 10

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

## DISCUSSION/ACTION ITEMS

### ECONOMIC AND URBAN DEVELOPMENT - DISCUSSION

25. Discussion for possible action regarding an authorization for the City Manager or designee to develop and execute an agreement with the Las Vegas Super Bowl Host Committee, Inc., to support economic development activities related to the 2024 Super Bowl (Not-to-Exceed \$290,000 - General Fund) - All Wards

Minutes:

RYAN SMITH, Director of Economic and Urban Development (EUD), introduced himself and deferred to legal counsel regarding a correction to this agreement. CITY ATTORNEY JEFF DOROCK said MR. SMITH and the EUD team have been working hard to track down what the entity's name is that the City may be granting money to. He stated that when a motion is made, the Las Vegas Global Economic Alliance (LVGEA) must be added if it is to approve the item. MAYOR GOODMAN confirmed with MR. DOROCK that she could open the item for public comment, and it was the Mayor's wish to hear public comment after the presentation and after the Council had an opportunity to speak.

MR. SMITH introduced JAN JONES BLACKHURST, TINA QUIGLEY, from the LVGEA, and DR. KRISTOPHER SANCHEZ, Nevada Governor's Office of Economic Development (GOED), who were present in the audience and who represented key stakeholders as part of this initiative.

MR. SMITH said this idea was developed around the notion that major events coming to Las Vegas should be programmed for economic development. Millions of people come to Las Vegas during the year, and it was queried how to take advantage of those events to showcase Las Vegas outside of the Las Vegas Strip (Strip). This initiative will create economic diversification opportunities for all of Southern Nevada.

The initiative will be developed by the Locate Committee, originally named the Super Bowl Combine Committee, led by RYAN ERWIN. The goal is to invite up to 30 companies to participate in a curated series of events before the Super Bowl, culminating with the game on Sunday. The framework will mirror what the City of Phoenix does each year for major sporting events. He explained there was an ask of \$2.25 million for the events, with \$1 million from the local governments and remaining contributions to come from private donations or sponsorships. The allocations of each municipality were based on the population per capita, which he broke down as \$440,000 from the County, \$120,000 from the City of North Las Vegas, \$150,000 from the City of Henderson, and \$290,000 from the City of Las Vegas. He noted that no public funds allocated towards this event will go towards game day events. The Committee has also committed to allowing the jurisdictions that have allocated funds to vote on how the events will be programmed and how funds will be expended. In addition, MR. SMITH explained that the funds would go to the LVGEA and then to a special fund for major events, and any expenditure over \$25,000 must be approved not only by the Locate Committee but also by the LVGEA Finance Committee. If a decision were deadlocked, it would go to the LVGEA Board, which the Mayor and CITY MANAGER JORGE CERVANTES serve on, to be resolved. Additionally, the directors of each municipality's economic development department are on an advisory committee, and MR. SMITH said he would have a personal say in which companies and industries are targeted. Additionally, the companies will hear from major stakeholders in Las Vegas currently doing business in the region.

COUNCILWOMAN ALLEN-PALENKE asked if ACTING CITY MANAGER MIKE JANSSEN would replace MR. CERVANTES on the Board, to which MR. JANSSEN confirmed and said he has been working with MS. QUIGLEY'S team on the transition.

MAYOR GOODMAN asked how the total number of companies was derived and how the Council would know there would not be additional requests for money. MR. SMITH reiterated that a lot of what is planned mirrors what the City of Phoenix has done for past events. He noted it is the goal of the body to spend as little money as possible. MS. JONES BLACKHURST asserted that they would not seek additional funds, and this was a one-time allocation for an inaugural event.

MAYOR GOODMAN said initially, the City had one seat on the Board, which was filled by COUNCILMAN KNUDSEN, and due to time constraints, she asked if the seat could be shared between the City Manager,

Mayor, and MR SMITH. She opined that City representation and participation were most important.

MR. SMITH continued his presentation and said success would be defined by the number of jobs created, the amount of capital investment, and the new taxes generated. He felt that things at the beginning would be harder to quantify; however, when the City of Phoenix hosted the Super Bowl in 2015, they invited 60 companies to participate, of which 20 expanded to Phoenix and created 18,000 jobs. He indicated the CEOs (chief executive officers) would spend a lot of time learning about the community outside of the Strip, and he believed many would share their experiences with colleagues and friends. MR. SMITH agreed that Las Vegas, as a region, has not done enough to capitalize on events and conferences held in the area. If this initiative is successful, the infrastructure that is put into place can then be used to focus on another initiative.

MS. JONES BLACKHURST said it amazed her that businesses come to Las Vegas but then choose to relocate somewhere else. She believed one of the reasons is that the region tells a wonderful story about hospitality but not about what it is like to live in Las Vegas. She believed that businesses think they will live on the Strip and not within the communities. Having major events can help target CEOs and show them and their families a different story. MS. JONES BLACKHURST asserted that the team working on this is committed, and she liked that there is one regional voice.

COUNCILWOMAN SEAMAN pointed out that the LVGEA is mostly funded by the State of Nevada and asked why the State is unwilling to commit to a specific level of funding for this project. MS. JONES BLACKHURST said GOED was not given resources for economic development. She noted that LVGEA is donating money to this initiative, and the reason money is going to the LVGEA is that it established a 501(c)(3), and having final approval of that designation could take several months; therefore, a fund was set up through the LVGEA until the 501(c)(3) designation is approved. MS. JONES BLACKHURST affirmed that the LVGEA is funded by contributions.

MR. SANCHEZ said GOED makes a point to allocate as much money as it can to the regional development authorities, noting during the legislative session, with the support of the Legislature and the Governor, there was \$700,000 available for RDAs (redevelopment areas), of which 51 percent went to the LVGEA. He said they do not retain a lot of money or marketing budget because they feel it is best to deploy those funds to the regions.

COUNCILWOMAN SEAMAN wondered who the 30 CEOs were. MS. JONES BLACKHURST said there are eight companies that are considered a high probability and 22 others that are considered an opportunity to gain more traction.

COUNCILWOMAN SEAMAN asked for an explanation on why it would take \$850,000 of taxpayers' dollars for 30 CEOs. MS. JONES BLACKHURST said a series of curated events is planned for three days and will include transportation and hospitality. At the moment, they only wished to have adequate resources, but she reiterated that not one penny would be used on game day.

MR. SMITH provided clarification for COUNCILWOMAN BRUNE regarding the 30 companies, stating that the economic development directors group along with the LVGEA and the State, as well as the private industry, are targeting groups of companies that have an interest in Las Vegas. COUNCILWOMAN BRUNE thanked MR. SMITH, who has been responsive to the Councilmembers to answer their questions. She noted that the region does not have a regional infrastructure, and she thought developing a regional framework could help instigate conversations.

COUNCILMAN KNUDSEN appreciated the presentation. He requested a focus on the industries that would be helpful for the people who live in the region, mentioning that he will always be a champion for the healthcare industry, which he thought had the greatest opportunity for economic diversification. Second, the Councilman stated that he attended a meeting with the LVGEA where JEREMY AGUERO did a presentation on the potential of sports medicine relocating into the community. The Councilman asked if individuals in the field would relocate, to which he was told no. He thought this request was a great investment of money but if the CEOs choose not to come here, he would like to catalog why and develop strategies to create an environment where those industries can flourish. MS. QUIGLEY agreed with COUNCILMAN KNUDSEN and said healthcare is one of the things they want to focus on as they curate the list of CEOs. They have also spoken about clean energy, healthcare, and the creative industry as it relates to sports and entertainment. She opined that if they

want to pursue higher wages and higher-skilled jobs, their effort must be very intentional. MAYOR GOODMAN concurred with MS. QUIGLEY and said the LVGEA was formally known as the Nevada Development Authority.

COUNCILWOMAN DIAZ said there have been many conversations about the need to diversify the economy, noting there is a need to be aggressive with solutions and to provide more job opportunities. She asked MS. QUIGLEY to share what she has in mind for curated events.

MS. QUIGLEY said the first thing a company looking to relocate asks is where they will get their employees; therefore, the region must show what the education system looks like. She noted the region's higher education system is more agile, attuned, and capable of delivering a workforce than other metropolitan areas, and the current university presidents understand the importance of their roles. The next thing a company wants to know is how hard it is to work with the local government. Lastly, she stated that some very smart CEOs do not think past the Strip so there needs to be an effort to get them out into the community. MS. JONES BLACKHURST added that the university will curate a roundtable with the president, as well as some of the key deans, and tours of various places within the Valley will be scheduled. COUNCILWOMAN DIAZ said different folks have come through her office who were impressed by the City. She thought the Council stands ready and willing to have face-to-face meetings with individuals who want to hear about the City.

COUNCILWOMAN ALLEN-PALENSKE supported the request and loved the idea of highlighting Nevada's business-friendly environment. She hoped that when the group returned to Council, they would tell them about business relocations. She appreciated that no taxpayer dollars would be used on Super Bowl Sunday. MS. JONES BLACKHURST confirmed for the Councilwoman that the money would be used to highlight and showcase Southern Nevada. COUNCILWOMAN ALLEN-PALENSKE asked the group to consider the City in their deliberations.

COUNCILMAN CREAR was a fan of what the group was looking to do and believed the story of the City must be told. He noted the County and City of North Las Vegas already approved their allocations. The Councilman thought it was important to understand that the dollars that will be allocated are coming out of the RDA budget, and the purpose of the RDA is to promote Las Vegas. He thought the collaboration among the region was important, and he desired for GOED to play a role. In addition, he hoped the group would involve the mayors, as he felt many of the CEOs would want to speak leader to leader. Lastly, the Councilman emphasized that this is a long-term strategy and results will happen many years from now. He offered the assistance of his office. MS. JONES BLACKHURST thanked the Councilman and stated that he and MAYOR GOODMAN sit on the LVCEA (Las Vegas Convention and Visitors Authority) with her, and they see many events and conventions coming to the city. There is an opportunity to coordinate with those events more strategically as part of an economic development effort.

COUNCILWOMAN SEAMAN was excited about the Super Bowl coming to Las Vegas and believed it would be a great moment in history and an opportunity for Las Vegas to shine; however, it was disheartening for her to witness a request for public funds for these types of events when pressing issues demand the Council's attention and financial resources. The community is grappling with inadequate healthcare, lack of affordable housing, rising crime rates, homelessness, and drug abuse, and animal rescues are at capacity. Additionally, there was a judgment of \$141 million against the City, and she felt that in the face of these urgent needs, spending taxpayer dollars on a party for corporate executives and tours was not only irresponsible but also violated the trust given to the Council by the voters and residents. She noted that finances cannot always come from the government, and taxpayers trust that their elected representatives will manage their hard-earned money responsibly. She stated that while these dollars may have entered the General Fund from the Redevelopment Agency, they can and should be used for vital services. While the perceived goal to create economic growth and diversity is admirable, the Councilwoman felt the Council would be funding the LVCEA and LVGEA with taxpayer dollars, adding that their primary mission is economic development and expansion. Additionally, there are also a variety of chambers and commerce dedicated to that cause. For this reason, she would not support the request.

MAYOR GOODMAN said many opportunities have been missed and noted the eyes and ears of the world are upon the City, which is what drives her. She asked the group not to point out things that the region is not proud of. She believed the City must support this initiative, which she stressed must be done well.

ED UEHLING noted a difference in how the Council and County deliberated on this item. He mentioned the

history of Las Vegas, which had dusty roads and a railroad. Out of that, grew one of the most incredible industries. He noted that the people who started the hotels did not ask for money; however, now wealthy individuals are asking the public to fund their projects. He requested that public funds not be used for this initiative.

LISA MAYO DeRISO said she testified at the County and was now more confused. She believed it is not one visit that makes someone want to come to Las Vegas and felt that while they are here, they will read the Review-Journal, as well as about the crime rate and headlines about the schools. MS. MAYO DeRISO stressed that she is not against economic development, but a one-time event is not enough. Additionally, she felt the \$290,000 request should be a one-time thing. She referenced a budget, which she submitted for the record, and broke down the amounts being spent for the three-day event. She asked that if there is an excess of economic development money, it be put into Wards 1, 3, and 5, as well as areas that need economic development.

DANIEL BRAISTED said before spending money, the City needs to clean its sidewalks. He also felt the parking garage at the Paris (Paris Las Vegas) was ugly, and he worried about international reporters reporting on cleanliness during Formula 1. He thought it was great to hear the Council talk about tradeshows, noting DEF CON was just held, and he wondered how many City employees attended. MAYOR GOODMAN informed MR. BRAISTED that the Paris and Formula 1 are located in the County.

MAYOR GOODMAN felt it would be embarrassing for the City of Las Vegas to not participate in this request.

See Item 7 for related discussion.

Motion made by Carolyn Goodman to Approve with the change that the agreement will be with the LVGEA (Las Vegas Global Economic Alliance)

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

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

## **HUMAN RESOURCES - DISCUSSION**

26. Discussion for possible action to designate Municipal Court Marshal as a critical labor shortage position for a two-year period beginning August 16, 2023 through August 15, 2025 - All Wards

Minutes:

VINCE ZAMORA, Director of Human Resources, was present with JACK ESLINGER, Court Administrator, and said this item will designate the Municipal Court Marshals as a critical labor shortage position for a two-year period beginning August 16, 2023, through August 15, 2025. As defined by NRS (Nevada Revised Statutes) 286.523, the State allows the re-employment of retired employees to fill positions deemed critical without jeopardizing their PERS (Public Employees' Retirement System of Nevada) benefit. In order for PERS to affirm the designation, the City is required to discuss the reason for the designation in an open meeting and to gain approval prior to submitting a request to PERS.

He explained that the Marshal unit's responsibilities include judicial protection, courthouse security, warrant services, prisoner transport, and specialty court duties. The unit consists of 21 Marshals, three Sergeants, and one Lieutenant. Since it is a post-certified Category I law enforcement position, per NRS, candidates must complete a full background investigation and medical examination, as well as other pre-employment screenings such as physical agility testing, polygraph and drug tests, and psychological suitability assessments. On average, a full recruitment cycle takes approximately six to eight months to complete. Once hired, new recruits are also required to complete a six-month academy, as well as 27 weeks of field training. Currently, there is one vacant Marshal position, and they expect three additional vacancies by January 2024. He informed the Mayor that this item was to address those positions, as well as the amount of time it takes to fill those positions.

MAYOR GOODMAN asked for more clarity and whether the City is adding another position. MR. ESLINGER said no additional positions are being added to the budget, and this item will allow the City to utilize retired Municipal Court Marshals to fill the vacant positions without having to wait through the recruitment process,

academy, and field training.

MR. ZAMORA said the Municipal Court Marshal unit is small; therefore, anytime someone leaves, it has a significant impact on the Court's services. He stated that staff seeks a motion designating Municipal Court Marshal as a critical labor shortage position for a two-year period, which will then be submitted to PERS for their approval.

COUNCILMAN CREAR asked if there was a statute that requires staff to come before Council and wondered if it would be more efficient if that power was designated to the City Manager. MR. ZAMORA stated that NRS 286.523 requires that an open meeting be held to discuss the matter before a request is submitted to PERS. MAYOR GOODMAN asked legal counsel if there was any background to preclude putting in a request to change that requirement. CITY ATTORNEY JEFF DOROCK said the designating authority is the Council, and a statutory change would be needed.

COUNCILWOMAN ALLEN-PALENSKE appreciated everything MR. ESLINGER and the Marshals do, noting they are a small but mighty team. She indicated the Fire Department has the same workforce difficulties and asked if this process could be replicated in other areas. MR. ZAMORA believed the distinction was that the fire services have larger academies than the Municipal Court, and over the last several years, there have been two academies with approximately 50 individuals in both; however, staff can recommend to the Council to designate any position that can be substantiated to PERS as a critical labor shortage position. The Clark County School District and other judicial entities have used this designation to backfill positions when needed. MAYOR GOODMAN asked if this was a union issue, to which MR. ZAMORA replied it was not.

Motion made by Brian Knudsen to Approve

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;

## **BOARDS AND COMMISSIONS - DISCUSSION**

27. Discussion for possible action regarding the appointment of nominees David Rowe and Howard Arata and the reappointment of Brian Pool and Carlos Zuluaga to the Board of Appeals

Motion made by Carolyn Goodman to Approve the appointments and reappointments

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;

Minutes:

MAYOR GOODMAN thanked BRENT WRIGHT and HOWARD ARATA for their service.

28. Discussion for possible action regarding the reappointment of Cheryl Purdue to the Historic Preservation Commission

Minutes:

COUNCILMAN CREAR was happy to have CHERYL PURDUE serving on the Historic Preservation Commission, who he thought was a wealth of knowledge for the City of Las Vegas and is a wonderful person.

Motion made by Cedric Crear to Approve the reappointment

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;

29. Discussion for possible action regarding the appointment of a member of the community to serve as the City of Las Vegas representative, a non-voting member, on the Clark County School District Board of Trustees as required by AB175, passed during the 82nd (2023) Legislature from the following nominees: Elena Fabunan, Adam Johnson and Eric Preiss

Motion made by Brian Knudsen to Hold in Abeyance Item 29 to 10/4/2023

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;

## **RECOMMENDING COMMITTEE REPORT - DISCUSSION**

### **BILLS ELIGIBLE FOR ADOPTION AT THIS MEETING**

30. Bill No. 2023-17 - For possible action - Amends various provisions of LVMC Chapters 14.10 and 14.11 to update water conservation measures to be consistent with regulations of the Las Vegas Valley Water District; makes related changes to LVMC Title 19; and amends LVMC Chapter 16.28 to prohibit the use of evaporative cooling in new structures. Sponsored by: Councilwoman Olivia Diaz

Minutes:

Second reading and bill adopted as a First Amendment as Ordinance No. 6843.

Motion made by Brian Knudsen to Approve as a First Amendment

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;

### **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.**

31. Bill No. 2023-18 - Amends the Uniform Housing Code, as adopted by the City, to require air conditioning in dwelling units, guest rooms and congregate facilities Sponsored by: Councilwoman Nancy Brune

Minutes:

First Reading – Referred – COUNCILMEMBERS KNUDSEN, SEAMAN, and ALLEN-PALENSKE

9/5/2023 Recommending Committee

9/6/2023 Council Agenda

### **COMMUNITY DEVELOPMENT**

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.

### **COMMUNITY DEVELOPMENT - ONE MOTION/ONE VOTE**

The following are items that may be considered in one motion/one vote. They are considered to be routine non-public and public hearing items with a Planning Commission and/or Staff recommendation of approval. All public hearings and non-public hearings 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.

32. 23-0305 - APPLICANT: NIGRO CONSTRUCTION, INC. - OWNER: LIG KYLE, LLC - For possible action on the following Land Use Entitlement project requests 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 (Brune). Staff recommends APPROVAL on the entire Land Use Entitlement project.

Minutes:

MAYOR GOODMAN declared the Public Hearing open for Items 32-38b.

At the request of COUNCILWOMAN BRUNE, PETER LOWENSTEIN, Deputy Planning Director, read an added condition into the record for Item 32b (23-0305-EOT2). The Councilwoman said she confirmed Nigro Construction, Inc., the applicant, agreed to the condition. She thanked them for working with her and for recognizing the beauty of the Kyle Canyon corridor.

See Items 32a and 32b for related backup.

MAYOR GOODMAN declared the Public Hearing closed for Items 32-38b.

- 32a. 23-0305-EOT1 - EXTENSION OF TIME - SPECIAL USE PERMIT - FOR THE SECOND EXTENSION OF TIME OF AN APPROVED SPECIAL USE PERMIT (SUP-76234) FOR A PROPOSED 6,000 SQUARE-FOOT LIQUOR ESTABLISHMENT (TAVERN) USE

Minutes:

See Item 32 for related discussion and Items 32-32b for related backup.

Motion made by Brian Knudsen to Approve the One Motion One Vote Agenda subject to condition(s) except Item(s) None with amended conditions for Item 32b

NOTE: Due to technical difficulties, the video did not display the vote for Items 32a-38b.

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;

- 32b. 23-0305-EOT2 - EXTENSION OF TIME - SITE DEVELOPMENT PLAN REVIEW - FOR THE SECOND EXTENSION OF TIME OF AN APPROVED SITE DEVELOPMENT PLAN REVIEW (SDR-76235) 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 10-FOOT WIDE LANDSCAPE BUFFER ADJACENT TO THE EAST PROPERTY LINE WHERE 15 FEET IS REQUIRED AND A FIVE-FOOT WIDE LANDSCAPE BUFFER ADJACENT TO A PORTION OF THE SOUTH PROPERTY LINE WHERE EIGHT FEET IS REQUIRED

Minutes:

See Item 32 for related discussion and Items 32-32b for related backup.

Motion made by Brian Knudsen to Approve the One Motion One Vote Agenda subject to condition(s) except Item(s) None and adding the following condition as read for the record:

A. The 80-foot tall freestanding sign [Wireless Communication Facility, Stealth Design] shall be amended to a concealment box that includes a Kyle Canyon District logo on each face. The amended Wireless Communication Facility, Stealth Design shall be subject to review and approval by the Department of Community Development Planning Division prior to the issuance of a building permit for the Wireless Communication Facility, Stealth Design.

NOTE: Due to technical difficulties, the video did not display the vote for Items 32a-38b.

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;

33. 23-0112 - PUBLIC HEARING - APPLICANT: AMBLESIDE PROPERTIES, LLLP AND CITY OF LAS VEGAS - OWNER: MOGEN HOLDINGS COMPANY, LLC - For possible action on the following Land Use Entitlement project requests on 2.33 acres at the northwest corner of Alpine Place and Appian Way (APNs 138-36-811-000 through 034), Ward 1 (Knudsen). The Planning Commission (5-0-0) vote and Staff recommend APPROVAL on the entire Land Use Entitlement project.

Minutes:

See Item 32 for related discussion and Items 33a-33c for related backup.

- 33a. 23-0112-GPA1 - GENERAL PLAN AMENDMENT - FROM: TOD-1 (TRANSIT ORIENTED DEVELOPMENT - HIGH) TO: M (MEDIUM DENSITY RESIDENTIAL)

Minutes:

See Item 32 for related discussion and Items 33a-33c for related backup.

Motion made by Brian Knudsen to Approve the One Motion One Vote Agenda subject to condition(s) except Item(s) None with amended conditions for Item 32b

NOTE: Due to technical difficulties, the video did not display the vote for Items 32a-38b.

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;

- 33b. 23-0112-ZON1 - REZONING - FROM: C-1 (LIMITED COMMERCIAL) TO: R-TH (SINGLE FAMILY ATTACHED)

Minutes:

See Item 32 for related discussion and Items 33a-33c for related backup.

Motion made by Brian Knudsen to Approve the One Motion One Vote Agenda subject to condition(s) except Item(s) None with amended conditions for Item 32b

NOTE: Due to technical difficulties, the video did not display the vote for Items 32a-38b.

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;

- 33c. 23-0112-TMP1 - TENTATIVE MAP - ALPINE & APPIAN - FOR A PROPOSED 31-LOT SINGLE-FAMILY ATTACHED RESIDENTIAL SUBDIVISION

Minutes:

See Item 32 for related discussion and Items 33a-33c for related backup.

Motion made by Brian Knudsen to Approve the One Motion One Vote Agenda subject to condition(s) except Item(s) None with amended conditions for Item 32b

NOTE: Due to technical difficulties, the video did not display the vote for Items 32a-38b.

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;

34. 23-0187-SDR1 - SITE DEVELOPMENT PLAN REVIEW - PUBLIC HEARING - APPLICANT/OWNER: J M LEE INVESTMENTS, LLC - For possible action on a Land Use Entitlement project request FOR A PROPOSED TWO-STORY, FOUR-UNIT MULTI-FAMILY RESIDENTIAL DEVELOPMENT WITH WAIVERS OF THE PERIMETER LANDSCAPE BUFFER REQUIREMENTS on 0.16 acres at 2517 Valley Street (APN 139-36-410-015), R-3 (Medium Density Residential) Zone, Ward 3 (Diaz). The Planning Commission (5-0-0) vote and Staff recommend APPROVAL.

Minutes:

See Item 32 for related discussion.

Motion made by Brian Knudsen to Approve the One Motion One Vote Agenda subject to condition(s) except Item(s) None with amended conditions for Item 32b

NOTE: Due to technical difficulties, the video did not display the vote for Items 32a-38b.

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;

35. 23-0190-SUP1 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT: GOOMBA, LLC - OWNER: GARY CREAGH SR. AND GARY CREAGH, JR. - For possible action on a Land Use Entitlement project request FOR A PROPOSED 6,317 SQUARE-FOOT ALCOHOL, ON-PREMISE FULL USE at 1412 South Main Street (APN 162-03-210-019), C-M (Commercial/Industrial) Zone, Ward 3 (Diaz). The Planning Commission (4-0-1) vote and Staff recommend APPROVAL.

Minutes:

See Item 32 for related discussion.

Motion made by Brian Knudsen to Approve the One Motion One Vote Agenda subject to condition(s) except Item(s) None with amended conditions for Item 32b

NOTE: Due to technical difficulties, the video did not display the vote for Items 32a-38b.

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;

36. 23-0202-VAC1 - VACATION - PUBLIC HEARING - APPLICANT/OWNER: CITY OF LAS VEGAS - For possible action on a Land Use Entitlement project request for a Petition to Vacate a portion of Cimarron Road and a portion of a Bureau of Land Management right-of-way grant generally located between Westcliff Drive and Summerlin Parkway, Ward 1 (Knudsen). The Planning Commission (5-0-0) vote and Staff recommend APPROVAL.

Minutes:

See Item 32 for related discussion.

Motion made by Brian Knudsen to Approve the One Motion One Vote Agenda subject to condition(s) except Item(s) None with amended conditions for Item 32b

NOTE: Due to technical difficulties, the video did not display the vote for Items 32a-38b.

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;

37. 23-0209-SNC1 - STREET NAME CHANGE - PUBLIC HEARING - APPLICANT/OWNER: THE HOWARD HUGHES CORPORATION, LLC - For possible action on a Land Use Entitlement project request FOR A PROPOSED STREET NAME CHANGE FROM: KETTLE BEND ROAD TO: ORROCK STREET generally located west of Clark County 215 between Sunset Run Drive and Kestrel Creek Avenue, Ward 2 (Seaman). The Planning Commission (5-0-0) vote and Staff recommend APPROVAL.

Minutes:

See Item 32 for related discussion.

Motion made by Brian Knudsen to Approve the One Motion One Vote Agenda subject to condition(s) except Item(s) None with amended conditions for Item 32b

NOTE: Due to technical difficulties, the video did not display the vote for Items 32a-38b.

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;

38. 23-0252 - PUBLIC HEARING - APPLICANT/OWNER: WESTON VYACHESLAV - For possible action on the following Land Use Entitlement project requests on 0.20 acres generally located at the northwest corner of Vegas Drive and Michael Way (APN 138-24-403-032), Ward 5 (Crear). The Planning Commission (5-0-0) vote and Staff recommend APPROVAL on the entire Land Use Entitlement project.

Minutes:

See Item 32 for related discussion and Items 38a and 38b for related backup.

- 38a. 23-0252-GPA1 - GENERAL PLAN AMENDMENT - FROM: L (LOW DENSITY RESIDENTIAL) TO: M (MEDIUM DENSITY RESIDENTIAL)

Minutes:

See Item 32 for related discussion and Items 38-38b for related backup.

Motion made by Brian Knudsen to Approve the One Motion One Vote Agenda subject to condition(s) except Item(s) None with amended conditions for Item 32b

NOTE: Due to technical difficulties, the video did not display the vote for Items 32a-38b.

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;

- 38b. 23-0252-ZON1 - REZONING - FROM: R-E (RESIDENCE ESTATES) TO: R-3 (MEDIUM DENSITY RESIDENTIAL)

Minutes:

See Item 32 for related discussion and Items 38-38b for related backup.

Motion made by Brian Knudsen to Approve the One Motion One Vote Agenda subject to condition(s) except Item(s) None with amended conditions for Item 32b

NOTE: Due to technical difficulties, the video did not display the vote for Items 32a-38b.

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;

## **COMMUNITY DEVELOPMENT - DISCUSSION**

39. 23-0109 - PUBLIC HEARING - APPLICANT: ARTS DISTRICT FOOD PARK, LLC - OWNER: GERBY INVESTMENTS II, LLC - For possible action on the following Land Use Entitlement project requests on 0.80 acres at 105 West Wyoming Avenue (APNs 162-04-609-007 and 008), M (Industrial) Zone, Ward 3 (Diaz). The Planning Commission (5-0-0) vote recommends APPROVAL on the entire Land Use Entitlement project. Staff recommends DENIAL on the entire Land Use Entitlement project.

Minutes:

MAYOR GOODMAN declared the Public Hearing open for Items 39-39b.

MIKE PANCIROV, SPARC Design Group, identified himself as the architect representing the project and said his client, DORON GERBY, is a property owner in the area. MR. GERBY saw an opportunity to redevelop this property, which used to be an auto body shop, and he would like a building for food trucks to park inside the facility. The proper fire suppression, restrooms, amenities, and an outdoor seating area will be provided. Some site work will also be completed to enable a fully functional fire access lane, and the applicant will install a grease interceptor. MR. PANCIROV expressed excitement for this project, which he believed would bring quick eating options to the Arts District.

MAYOR GOODMAN asked if the subject site was to the west and adjacent to the nearby floral shop, to which MR. PANCIROV affirmed and said the landlord also owns that building. Nearby is a property owned by the Culinary Union and one that had apartments.

SETH FLOYD, Director of Community Development, reported that the applicant was proposing a food court that would house up to 15 different varieties of food and provide seating for 162 people. Since the expectation is for people to stay and eat, staff found the proposed parking for 37 vehicles insufficient for the business model where the Form-Based Code gives allowances to provide a minimum of 110 parking spaces, which is 40 percent of the required parking; therefore, staff recommended denial of both the Special Use Permit and Site Development Plan Review.

BECKY MILLER, President of the Arts District, had concerns about parking but thought the project itself sounded wonderful. She also had concerns about businesses claiming they are located within the Arts District when they are not. MS. MILLER would like there to be consideration of the name and branding of the Arts District. Additionally, she did not receive a notification card and asked if the Arts District board could receive the notification cards that only stakeholders receive.

CITY ATTORNEY JEFF DOROCAM said the Community Development team sends out notices to legally required recipients but deferred to MR. FLOYD to determine if there were adequate resources to add individuals to that list. MR. FLOYD confirmed that legal notices are sent to surrounding property owners, as well as to HOAs (homeowner associations) and neighborhood association presidents. MS. MILLER informed MR. FLOYD that the Arts District is a 501(c)(4) and 501(c)(3). CITY CLERK LUANN D. HOLMES offered to add MS. MILLER to the meeting agenda mailing list. It is not as specified as the notification cards, but MS. MILLER would know about all of the items coming forward to determine if any apply to the Arts District. MS. MILLER accepted this.

MAYOR GOODMAN suggested MS. MILLER follow up with ACTING CITY MANAGER MIKE JANSSEN about the expansion of the Arts District. MS. MILLER wished the applicant success in their project.

MAYOR GOODMAN asked if the building would be a two-story building, to which MR. PANCIROV replied it would be single story.

COUNCILMAN CREAR said parking is a major issue and wondered if there was a plan to address it. MR. PANCIROV said the applicant is working with the Culinary Union, which is a wonderful neighbor. He noted Tap N Ash Social Club and The Wine Garden will be involved with this project. The applicant would like to hold special events at this facility and has a working relationship with the Culinary Union for parking. In addition, the area is walkable, and the project will have an online concierge service to allow for food pickup. COUNCILMAN CREAR asked MR. PANCIROV if there was an agreement in place with the Culinary Union for parking, to which MR. PANCIROV said not currently, but he believed they were interested in one.

MAYOR GOODMAN said the City Manager explored an agreement with the Culinary Union for the use of the

C-2 (General Commercial) site; however, the offer was not accepted. ACTING CITY MANAGER JANSSEN confirmed the City worked with the Culinary Union to put a public City parking lot on the site; however, the Culinary Union declined. He noted that the City tried to add angled parking along the streets within the area and indicated that usually for projects like this, the developer will work with adjacent property owners on an off-site parking agreement. MR. JANSSEN confirmed the City has been doing everything it can to make the Arts District walkable. He noted the City secured a property two blocks north of the subject site to build a new parking garage and offered to work with the developer to find additional parking wherever available.

MAYOR GOODMAN wondered what would be developed on nearby vacant lots. COUNCILWOMAN DIAZ recalled a forthcoming residential project close in proximity to the proposed food hall. She noted that the concerns about the name of the establishment and parking were articulated to her at this meeting, and she has not had an opportunity to vet those concerns. She suggested abeyance to September 20th, and MR. PANCIROV agreed.

Subsequent to the motion and vote, MAYOR GOODMAN asked the Councilwoman to also research the vacant lots to see what will be developed. MR. PANCIROV offered to speak with adjacent property owners about parking.

See Items 39a and 39b for related backup.

MAYOR GOODMAN declared the Public Hearing closed for Items 39-39b.

- 39a. 23-0109-SUP1 - SPECIAL USE PERMIT - FOR A PROPOSED 5,885 SQUARE-FOOT ALCOHOL ON-PREMISE FULL USE WITH A 6,694 SQUARE-FOOT OUTDOOR PLAZA AREA

Minutes:

See Item 39 for related discussion and Items 39-39b for related backup.

Motion made by Olivia Diaz to Hold in Abeyance Items 39a and 39b to 9/20/2023

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;

- 39b. 23-0109-SDR1 - SITE DEVELOPMENT PLAN REVIEW - FOR THE PROPOSED CONVERSION OF AN EXISTING 5,885 SQUARE-FOOT MAJOR AUTO REPAIR GARAGE INTO A RESTAURANT DEVELOPMENT WITH A PROPOSED 6,694 SQUARE-FOOT OUTDOOR PLAZA

Minutes:

See Item 39 for related discussion and Items 39-39b for related backup.

Motion made by Olivia Diaz to Hold in Abeyance Items 39a and 39b to 9/20/2023

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;

40. 23-0228 - PUBLIC HEARING - APPLICANT: BBC IMPORTS, LLC - OWNER: SAHARA MOHAWK, LLC - For possible action on the following Land Use Entitlement project requests on 0.65 acres at 5320 West Sahara Avenue, Suite #1 (APN 163-01-804-005), C-1 (Limited Commercial) Zone, Ward 1 (Knudsen). The Planning Commission (5-0-0) vote recommends APPROVAL on the entire Land Use Entitlement project. Staff recommends DENIAL on the entire Land Use Entitlement project.

Minutes:

MAYOR GOODMAN declared the Public Hearing open for Items 40-40b.

CHRISTINE DO NASCIMENTO stated that she is the owner of a small business, BBC Imports, LLC, and indicated the subject site is The Babe Lair Med Spa located at 5320 West Sahara Avenue, Suite No. 1, Las

Vegas, Nevada 89146. Currently, she is an advanced esthetician and PMU (permanent makeup) artist. Her salon/med spa is a space where she is able to offer services from individuals in cosmetology, esthetics, PMU, and massage. Her goal is to make a one-stop shop for clients. She noted the building has three units, two of which are utilized by doctors of Sahara Mohawk, LLC, and are her landlords. All of the businesses are appointment-based, and she believed that parking is not an issue, as three businesses in the building share 30 private parking spaces as well as on-street parking. MS. DO NASCIMENTO requested approval, as she wished for a maximum of three massage technicians.

PETER LOWENSTEIN, Deputy Planning Director, reported that the subject site was not designed to accommodate such uses as a massage establishment and is insufficient in the parking needed for the proposed use. In addition, within the distance separation requirement area, there is another massage establishment in the adjacent parcel and a childcare facility located within the Health Club to the east; therefore, staff recommended denial of the requested parking Variance and Special Use Permit.

COUNCILMAN KNUDSEN thanked MS. DO NASCIMENTO for her time, said he reviewed the application and suggested added conditions for operating hours between 7:00 a.m. and 10:00 p.m., as well as a six-month administrative review. He confirmed with MS. DO NASCIMENTO and MR. LOWENSTEIN that they agreed with these conditions. MR. LOWENSTEIN read the added conditions into the record for Item 40b.

See Items 40a and 40b for related backup.

MAYOR GOODMAN declared the Public Hearing closed for Items 40-40b.

40a. 23-0228-VAR1 - VARIANCE - TO ALLOW ZERO ADDITIONAL PARKING SPACES WHERE 27 ARE REQUIRED FOR A PARKING IMPAIRED DEVELOPMENT

Minutes:

See Item 40 for related discussion and Items 40-40b for related backup.

Motion made by Brian Knudsen to Approve Items 40a and 40b subject to condition(s) with amended conditions for Item 40b

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;

40b. 23-0228-SUP1 - SPECIAL USE PERMIT - FOR A PROPOSED 715 SQUARE-FOOT MASSAGE ESTABLISHMENT USE WITH WAIVERS TO ALLOW A ZERO-FOOT DISTANCE SEPARATION FROM AN EXISTING MASSAGE ESTABLISHMENT USE WHERE 1,000 FEET IS REQUIRED AND A 217-FOOT DISTANCE SEPARATION FROM AN INDIVIDUAL CARE CENTER [DAYCARE] USE WHERE 400 FEET IS REQUIRED

Minutes:

See Item 40 for related discussion and Items 40-40b for related backup.

Motion made by Brian Knudsen to Approve Items 40a and 40b subject to condition(s) and adding the following conditions as read for the record:

A. An administrative required review shall be conducted six (6) months from the date of business license issuance.

B. The hours of operation shall be limited to 10AM to 7PM daily.

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;

## SET DATE

41. Set Date: 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.

## CITIZENS PARTICIPATION

42. 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:

None.

## COUNCIL EMERGING ISSUES

**Comments made by Council members during this portion of the agenda must refer solely to proposals for future agenda item topics to be brought before the Council for consideration and action at a later date. Any discussion must be limited to whether or not such proposed items shall be placed on a future agenda and no discussion regarding the substance of any such proposed topic shall occur. No action shall be taken.**

43. Discussion regarding potential items for future City Council agendas - All Wards

Minutes:

COUNCILMAN KNUDSEN requested CITY ATTORNEY JEFF DOROCAC to provide an overview of the people on his team and their responsibilities, to which MR. DOROCAC said he anticipated doing so at the first meeting in October.

## COUNCIL MEMBER RECOGNITION

44. 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:

COUNCILMEMBERS KNUDSEN, DIAZ, ALLEN-PALENSKE, CREAR, SEAMAN, and BRUNE announced the various events taking place during the months of August through December. Some of the Councilmembers submitted flyers, which are attached as backup, regarding their events and points of interest.

MAYOR GOODMAN wished for prayers for Lahaina, Maui. She thanked staff in Chambers and welcomed the new City Manager. The Mayor stated that while she is the only Councilmember elected at large, each Councilperson represents their ward and asked for the public to reach out to them to inquire about how they can be helpful. Lastly, she announced that the next meeting of the City Council would be on September 6, 2023, and asserted that everything begins with one's self and asked the public to join the City in being a positive force in the community.

The meeting was adjourned at 12:13 p.m.

Respectfully submitted:



Ashley Foster, CMC, Deputy City Clerk

  
LuAnn D. Holmes, MMC, City Clerk

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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](http://www.lasvegasnevada.gov)

The Nevada Public Notice website – [notice.nv.gov](http://notice.nv.gov)

City Hall, 495 South Main Street, 1st Floor