

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 Mike Janssen
City Attorney Jeff Dorocak
City Clerk LuAnn D. Holmes

Redevelopment Agency Minutes

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

March 6, 2024
8:30 AM

AGENDA

1. Call to Order

Minutes:

CHAIR GOODMAN called the meeting to order at 8:31 a.m.

PRESENT: CHAIR GOODMAN and MEMBERS KNUDSEN, CREAR, SEAMAN, DIAZ, ALLEN-PALENSKE, and BRUNE (excused until 8:32 a.m.)

ALSO PRESENT: MIKE JANSSEN, Executive Director, JEFF DOROCAK, City Attorney, and LUANN D. HOLMES, Secretary

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 during this portion of the Agenda must be limited to matters on the Agenda for action. If you wish to be heard, come to the podium and give your name for the record. The amount of discussion, as well as the amount of time any single speaker is allowed, may be limited.

Minutes:

None.

4. For possible action to approve the Final Minutes by reference of the Regular Redevelopment Agency Meeting of February 7, 2024

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;

REDEVELOPMENT AREA

5. RA-2-2024 - Discussion for possible action regarding a Resolution finding the project proposed by the Commercial Visual Improvement Program (CVIP) Agreement between the City of Las Vegas Redevelopment Agency (RDA) and Sticky VI, LLC, (Owner), and District Deli & Coffee, LLC, (Tenant) located at 1504 South Main Street (APN 162-03-210-015), to be in compliance with and in furtherance of the goals and objectives of the Redevelopment Plan and authorizing the execution of the CVIP Agreement by the RDA (Not-to-Exceed \$25,000 - RDA Special Revenue Fund) - Redevelopment Area - Ward 3 (Diaz) [NOTE: This item is related to Council Item 37 (R-12-2024)]

Minutes:

Utilizing a PowerPoint presentation, a copy of which was submitted and attached as backup, RYAN SMITH, Director of Economic and Urban Development, thanked the City staff members that worked on this item and its representatives, VAN-ALAN NGUYEN and JASON MARTIN. Located on Main Street adjacent to Able Baker Brewing, the site was previously home to a barbeque restaurant. This new coffee and deli shop will fit in with the neighborhood, and he added that the \$135,000 investment will include new signage, paint and a patio enclosure.

MR. NGUYEN said this caters to blue-collar workers and families that are being priced out of other dining options in the Arts District. To the Chair, he stated that he relocated to Nevada from California seven years ago and this will be his third restaurant endeavor. They anticipate to open on March 20th, and the hours of operation will be 7:30 a.m. to 3:00 p.m. to start.

MR. MARTIN said he retired from Nellis Air Force Base and opening this restaurant allows him to continue giving back to the community. The Chair thanked him for his service.

MEMBER DIAZ thanked MR. NGUYEN and MR. MARTIN for the investment and loved that their concept is considerate of the neighbors.

Subsequent to the motion and vote, MR. NGUYEN informed the Chair that the hardest part of this venture has been preparing for the volume. Other locations on Main Street were considered, but they did not want to cannibalize the other local coffee shops. He confirmed that the shop will accept cash and credit cards.

Motion made by Olivia Diaz 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;

CITIZENS PARTICIPATION

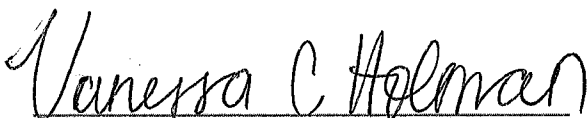
6. Citizens Participation: Public comment during this portion of the agenda must be limited to matters within the jurisdiction of the Redevelopment Agency. No subject may be acted upon by the Redevelopment Agency unless that subject is on the agenda and is scheduled for action. If you wish to be heard, come to the podium and give your name for the record. The amount of discussion on any single subject, as well as the amount of time any single speaker is allowed, may be limited.

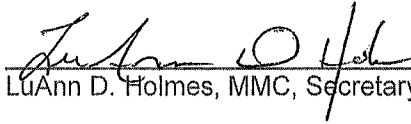
Minutes:

None.

The meeting was adjourned at 8:43 a.m.

Respectfully submitted:


Vanessa Chavez-Holman, Deputy City Clerk


LuAnn D. Holmes, MMC, Secretary

Minutes Prepared By:
Cheyenne LaRance, CMC, Assistant Deputy City Clerk

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