

Summary - a resolution authorizing reimbursement of prior expenditures from bond proceeds, authorizing medium-term obligations and the forwarding of materials to the State Department of Taxation.

**RESOLUTION NO. R- 22 2024**

**A RESOLUTION AUTHORIZING MEDIUM-TERM OBLIGATIONS IN AN AMOUNT OF UP TO \$30,000,000 IN ONE SERIES OR MORE, FOR THE PURPOSES OF ACQUIRING, CONSTRUCTING, IMPROVING AND EQUIPPING STREET PROJECTS; DIRECTING THE OFFICERS OF THE CITY TO FORWARD MATERIALS TO THE DEPARTMENT OF TAXATION OF THE STATE OF NEVADA; PROVIDING CERTAIN DETAILS IN CONNECTION THEREWITH; AUTHORIZING THE SALE OF THE OBLIGATIONS; AND PROVIDING OTHER MATTERS RELATING THERETO THE EFFECTIVE DATE HEREOF.**

**WHEREAS**, the City Council of the City of Las Vegas, Nevada (the “Council,” “City,” and “State,” respectively) proposes to incur medium-term obligations of the City in an amount up to \$30,000,000 (the “Obligations”) in one series or more under Chapter 350 of Nevada Revised Statutes (“NRS”), in order to finance the cost to acquire, improve, equip, operate and maintain street projects as defined in NRS 268.722 (the “Project”); the Obligations to bear interest at a rate or rates which do not exceed by more than 3% the “Index of Twenty Bonds” most recently published in The Bond Buyer before bids are received for the Obligations or negotiated offers are accepted, and to mature within 10 years of the date of issuance thereof, in order to pay the costs of the Project (the “Proposal”); and

**WHEREAS**, the Council has determined that legally available funds of the City will at least equal the amount required in each year for the payment of interest and principal on the Obligations; and

**WHEREAS**, NRS 350.087 requires that a notice of intention to authorize medium-term obligations be published not less than 10 days prior to the consideration of a resolution authorizing medium-term obligations; and

**WHEREAS**, a notice of intention to act upon the resolution authorizing the Obligations has been duly published in a newspaper of general circulation in the City not less than 10 days prior to the date of a public hearing thereon, and such public hearing was held prior to adoption of this resolution; and

**WHEREAS**, all comments made at the public hearing have been duly considered by the Council and the minutes of such public hearing are attached hereto as Exhibit C; and

**WHEREAS**, the Council expects to incur certain expenditures relating to the Project prior to issuance of the Obligations, and the City intends to reimburse itself for such prior expenditures with proceeds of the Obligations issued in the maximum principal amount of \$30,000,000.

**NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF LAS VEGAS, NEVADA:**

Section 1. This resolution is hereby designated by the short title the “2024 Medium-Term Authorization Resolution” (the “Resolution”).

Section 2. The Council hereby finds and determines that the public interest requires medium-term obligations to finance the costs of the Project, in an amount not exceeding \$30,000,000.

Section 3. The facts upon which the finding stated in Section 2 above are:

(a) There is a need to acquire, improve and equip the Project in the City for the safety and welfare of the City's employees, residents and visitors.

(b) It is in the best interests of the City and its inhabitants, and would best serve the safety and welfare thereof, if the Project is now accomplished, thereby assisting in alleviating the needs mentioned in (a) above;

(c) It is not feasible to finance the Project from other funds of the City, among other reasons, because of restraints on the City's budget for the current fiscal year and other demands on and needs for existing funds of the City.

Section 4. The City hereby declares its intent to reimburse the costs of the Project out of the tax exempt Obligations in the maximum principal amount of \$30,000,000. This is a declaration of official intent under Section 1.150-2 of the Regulations promulgated under the Internal Revenue Code of 1986, as amended.

Section 5. The Council hereby determines and declares that:

(a) The City intends to incur expenditures with respect to the Project prior to the incurrence of the Obligations and to reimburse those expenditures from the proceeds of the Obligations; and

(b) The payment of costs related to the Project and the reimbursement of such costs from the proceeds of the Obligations is consistent with the City's budgetary and financial circumstances as of the date of this Resolution. The City does not currently have moneys which are, nor does the City reasonably expect moneys to be, allocated on a long-term basis, reserved or otherwise available pursuant to the City's budget to pay the expenditures which the City intends to reimburse.

Section 6. The City proposes to borrow a sum not to exceed \$30,000,000 at an annual effective interest rate estimated to be 4.00% to be repaid over a period of not more than 10 years. The Obligations shall be evidenced by the issuance by the City of the Obligations in one or more series evidenced by medium-term negotiable bonds or other obligations which mature not later than 10 years after the date or dates of issuance (which term does not exceed the useful life of the Project), and the interest rate on the Obligations shall not exceed by more than 3 percent the "Index of Twenty Bonds" which is most recently published in The Bond Buyer before bids are received or a negotiated offer is accepted. The weighted average term of the Obligations shall not exceed the estimated weighted average useful life of the assets being financed with the Obligations.

Section 7. The Chief Financial Officer or designee (the "CFO") is hereby authorized to arrange for the issuance and sale of the Obligations in an amount not more than \$30,000,000, and to carry out the Project, subject to ratification by Council through adoption of a bond ordinance or ordinances authorizing the Obligations (the "Ordinance"). The Obligations issued to effect the Project shall be issued on such other terms and conditions as the Council determines, all as provided in NRS 350.087 to 350.095, inclusive, NRS 350.500 to 350.720, inclusive, and as authorized by the CFO at the time of sale of such medium-term bonds or other obligations and thereafter ratified by the Council as set forth in this Resolution.

Section 8. The Obligations shall not be paid in whole or in part from a levy of a special tax which is exempt from the limitations on the levy of ad valorem tax, but shall be paid from other legally available funds of the City, including, without limitation, monies in the City's

General Fund and Transportation Special Revenue Fund estimated to be \$3,700,000 per year, for a period not to exceed 10 years.

Section 9. The officers of the City be and the same hereby are authorized and directed to take all action necessary to effectuate the provisions of this Resolution, including, without limitation, forwarding all necessary documents to the Executive Director, Department of Taxation, Carson City, Nevada, and, if necessary, amending the City's capital improvement plan to include the Project, if necessary.

Section 10. The CFO is authorized to offer for sale the Obligations in the maximum aggregate principal amount of \$30,000,000 in one or more series in such manner as such officer shall determine, and he is authorized to specify the terms and details of the Obligations, including, without limitation, the maturity date or dates, the interest rate or rates, the redemption features, if any, and the other terms and conditions thereof; all subject to ratification by the Council by adoption of the Ordinance.

Section 11. The officers of the City are hereby authorized to take all action necessary or appropriate to effectuate the provisions of this Resolution, including without limitation, assembling of financial and other information concerning the City, the Project and the Obligations, and preparing and circulating an official statement for the Obligations or negotiating the terms of sale of the Obligations, and, if deemed appropriate by the CFO, preparing and circulating a request for proposals or a preliminary official statement, a notice of sale for the Obligations, or both, in the forms specified by the CFO. The CFO is authorized to deem the official statement or preliminary official statement, if any, to be a "final" official statement on behalf of the City for the purposes of Rule 15c2-12 of the Securities and Exchange Commission.

Section 12. The CFO shall, after arranging for the sale of the Obligations and after approval of the Obligations by the Executive Director of the Department of Taxation of the State of Nevada, present the proposed terms of the Obligations to the Council for its approval by adoption of the Ordinance.

Section 13. The officers of the City be, and they hereby are, authorized and directed to take all action necessary or appropriate to effectuate the provisions of this Resolution.

Section 14. All resolutions, or parts thereof, in conflict with the provisions of this Resolution, are hereby repealed to the extent only of such inconsistency. This repealer shall not be constructed to revive any resolution, or part thereof, heretofore repealed.

Section 15. If any section, paragraph, clause or other provision of this Resolution shall for any reason be held to be invalid or unenforceable, the invalidity or unenforceability of such section, paragraph, clause or other provision shall not affect any of the remaining provisions of this Resolution.

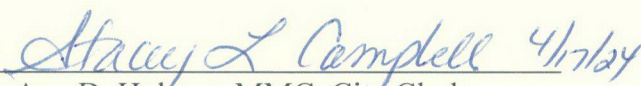
Section 16. This Resolution shall become effective upon passage and approval, except for Sections 10 and 11 of this Resolution which shall become effective upon the approval hereof by the Executive Director of the Department of Taxation of the State of Nevada as provided in NRS 350.089, which approval shall be recorded in the minutes of the Council in conjunction with the adoption of the Ordinance.

**PASSED AND ADOPTED AND APPROVED BY AN AFFIRMATIVE VOTE OF AT LEAST TWO-THIRDS OF THE MEMBERS OF THE CITY COUNCIL OF THE CITY OF LAS VEGAS, NEVADA, ON APRIL 17, 2024.**

(SEAL)

  
\_\_\_\_\_  
Carolyn G. Goodman, Mayor

Attest:

  
for LuAnn D. Holmes, MMC, City Clerk

Approved as to form:

 3-28-24  
\_\_\_\_\_  
City Attorney or Chief Deputy City Attorney

**STATE OF NEVADA        )**  
**)**  
**CITY OF LAS VEGAS     )**

I, LuAnn D. Holmes, MMC, am the duly chosen and qualified City Clerk of Las Vegas (the "City"), in the State of Nevada, do hereby certify:

1. The foregoing pages constitute a true, correct, complete and compared copy of a resolution adopted by the City Council (the "Council") at a meeting held on April 17, 2024.

2. The adoption of the resolution was duly moved and seconded and the resolution was adopted by an affirmative vote of a two-thirds majority of the members of Council as follows:

|                   |                                                                                                                                   |
|-------------------|-----------------------------------------------------------------------------------------------------------------------------------|
| Those Voting Aye: | Carolyn G. Goodman<br>Brian Knudsen<br>Cedric Crear<br>Victoria Seaman<br>Olivia Diaz<br>Francis Allen-Palenske<br>Nancy E. Brune |
| Those Voting Nay: | None                                                                                                                              |
| Those Absent:     | None                                                                                                                              |

3. The original of the resolution has been approved and authenticated by the signatures of the Mayor of the City and myself as City Clerk and has been recorded in the regular official record of the Council kept for that purpose in my office, which record has been duly signed by the officers and properly sealed.

4. All members of the Council were given due and proper notice of the meeting. Public notice of such meeting was given and such meeting was held and conducted in full compliance with the provisions of Nevada Revised Statutes ("NRS") 241.020.

5. Upon request, the Council provides at no charge, at least one copy of the agenda for its public meetings, any proposed ordinance or regulation which will be discussed at the public meeting, and any other supporting materials provided to the Council for an item on the agenda, except for certain confidential materials and materials pertaining to closed meetings, as provided by law.

6. A copy of such notice so given of the meeting of the Council on April 17, 2024, is attached to this certificate as Exhibit A. A copy of the affidavit of publication of the

Carolyn G. Goodman, Mayor (At-Large)  
Brian Knudsen, Mayor Pro Tem (Ward 1)  
Victoria Seaman (Ward 2)  
Olivia Díaz (Ward 3)  
Francis Allen-Palenske (Ward 4)  
Cedric Crear (Ward 5)  
Nancy E. Brune (Ward 6)



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

## **City Council Agenda**

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

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Facilities are provided throughout City Hall for convenience of persons with disabilities. For meetings held in the Council Chambers, sound equipment is available for persons with hearing impairments. Reasonable efforts will be made to assist and accommodate persons with disabilities or impairments. If you need an accommodation to attend and participate in this meeting, please call the City Clerk's office at 702-229-6311 and advise of your need at least 48 hours in advance of the meeting. Dial 7-1-1 for Relay Nevada.

**April 17, 2024  
9:00 AM**

**A lunch break may be taken at the discretion of the Mayor.**

Items listed on the agenda may be taken out of the order presented; two or more agenda items for consideration may be combined; and any item on the agenda may be removed or related discussion may be delayed at any time. Backup material for this agenda may be obtained from LuAnn D. Holmes, City Clerk, at the City Clerk's Office at 495 South Main Street, 2nd Floor or on the City's webpage at [www.lasvegasnevada.gov](http://www.lasvegasnevada.gov).

Online comments can be submitted via the City's website at [www.lasvegasnevada.gov/councilcomment](http://www.lasvegasnevada.gov/councilcomment) prior to the City Council meeting. The schedule for the Comments Period can be found on the above website.

The Mayor and City Council welcome your attendance, public comment related to the items on the agenda and citizen participation on items under the jurisdiction of the City Council at this meeting. If you wish to speak, we respectfully ask you to complete and submit a speaker card to the City Clerk. Cards are available online, in the Clerk's Office or at the front of the Chambers as you enter.

These proceedings are being video recorded as well as presented live on KCLV, Cable Channel 2. You can also watch this meeting live on Apple TV, Roku and Amazon Fire TV on the Go-Vegas app. The City Council Meeting, as well as all other KCLV programming, can be viewed on the internet at [www.kclv.tv/live](http://www.kclv.tv/live). The proceedings will be rebroadcast on KCLV Channel 2 and the web the Wednesday of the meeting at 8:00 PM, and also on Friday at 4:00 AM, Saturday at 7:00 PM, Sunday at 7:00 AM and the following Monday at 5:00 PM.

Note: Cellular phones are to be turned off during the City Council Meeting.

### **CEREMONIAL MATTERS**

1. Call to Order

2. Announcement Regarding: Compliance with Open Meeting Law
3. Invocation - Pastor David Dendy, Mountain View Presbyterian Church
4. Pledge of Allegiance
5. Recognition of the Employee of the Month
6. Recognition of the Forgotten Not Gone Organization

### **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.

### **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.
9. For possible action to approve the Final Minutes by reference of the March 20, 2024 Regular City Council Meeting

#### **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.**

#### **CITY CLERK - CONSENT**

10. For possible action to approve the report of primary early vote and primary election day vote center locations for the 2024 municipal elections - All Wards

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

11. For possible action to approve a Cannabis Cultivation Facility license for DUNE OPERATING HOLDINGS LLC, dba DUNE OPERATING HOLDINGS LLC at 1011 East Alexander Road - North Las Vegas, Nevada
12. For possible action to approve a Massage Establishment license for DAVID NAVARRO, dba SKT SATURNAL KISS THERAPEUTICS at 6877 West Charleston Boulevard - Ward 1 (Knudsen)

#### **COMMUNITY DEVELOPMENT - CONSENT**

13. For possible action to approve the ratification of the Commission for the Las Vegas Centennial award of \$150,000 to the City of Las Vegas acting by and through its Historic Preservation Commission for the costs associated with supporting a variety of historic preservation initiatives (License Plate Revenue) - All Wards

#### **ECONOMIC AND URBAN DEVELOPMENT - CONSENT**

14. For possible action to approve an Exclusive Negotiation Agreement (ENA) between the City of Las Vegas (City) and Tru Development, LLC, (Developer) for Cashman Center located at 850 North Las Vegas Boulevard, expiring on July 1, 2024 with an option to be extended for one ninety (90) day term if mutually agreed (APNs 139-27-709-001 and 139-26-301-004) - Ward 5 (Cear)

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

15. For possible action to approve award of Bid No. 22.MWA470-DD REV, Bonneville Pump Station Replacement, located in the southeast corner of Symphony Park bordered by the Union Pacific Rail Road, to the lowest responsive and responsible bidder - Department of Public Works - Award recommended to: HARBER COMPANY, INC. (\$16,681,413 - Sanitation Enterprise Fund) - Ward 5 (Crear)
16. For possible action to approve award of Contract No. 23.MWA378.C4-SK, Prime Design Services for Civic Center Building Commissioning, located at 525 South Main Street and 70 East Bonneville Avenue - Department of Public Works - Award recommended to: BCC MANAGEMENT, INC. (Not-to-Exceed \$629,700 - City Facilities Capital Projects Fund) - Ward 3 (Diaz)
17. For possible action to approve award of Contract No. 24.MWB047.D1-JG, Prime Design Services for Durango Hills Active Adult Center Feasibility Study, located at 3521 North Durango Drive - Department of Public Works - Award recommended to: KGA ARCHITECTURE, LLC (\$84,800 - Parks and Leisure Capital Projects Fund) - Ward 4 (Allen-Palenske)
18. For possible action to approve award of Contract No. 24.MWA971.D1-DD, Prime Design Services for Historic Westside Complete Streets, located on Washington Avenue from Martin L. King Jr. Boulevard to the I-15 Interchange and along H Street from Bonanza Road to Owens Avenue - Department of Public Works - Award recommended to: GCW, INC. (\$2,493,343 - Road and Flood Capital Projects Fund) - Ward 5 (Crear)
19. For possible action to approve award of Contract No. 23.MWA378.C3-SK, Prime Design Services Contract for Civic Center Building Envelope Commissioning, located at 525 South Main Street and 70 East Bonneville Avenue - Department of Public Works - Award recommended to: UNVC, LLC A DBA OF CMB CONSULTANTS (Not-to-Exceed \$150,500 - City Facilities Capital Projects Fund) - Ward 3 (Diaz)
20. For possible action to approve award of Purchase Order No. 483389, based on Quote No. QT1799046 for Fire-Dex FXR Turnouts - Fire and Rescue Department - Award recommended to: MUNICIPAL EMERGENCY SERVICES (\$651,394.09 - General Fund) - All Wards
21. For possible action to approve award of Contract No. 220097-PH-K, Professional Services for Public Attorney - Department Two - Las Vegas Municipal Court - Award recommended to: ANNELIESE PURSER, ESQ. (Not-to-Exceed \$102,300 Annually/Total Contract Amount Not-to-Exceed \$339,450 - General Fund) - All Wards
22. For possible action to approve ratification of the Commission for the Las Vegas Centennial funding allocation for a historic documentary film, and award of Contract No. 240197-DG, Professional Services for Historical Documentary Filmmaking Services Part VII - Part X - Department of Community Development - Award recommended to: BOYD PRODUCTIONS, LLC (Not-to-Exceed \$1,450,760.68 - License Plate Revenue) - All Wards

## **FIRE AND RESCUE - CONSENT**

23. For possible action to approve a grant award from the State of Nevada Division of Emergency Management for the receipt of funds from the Federal Emergency Management Agency (FEMA) Public Assistance, Disaster 4523, COVID-19 program in the amount of \$927,169.59 to reimburse expenses incurred during the City of Las Vegas – Las Vegas Fire & Rescue (LVFR) vaccination Point of Distribution (POD) activation program - All Wards

## **OFFICE OF GOVERNMENT AND COMMUNITY AFFAIRS - CONSENT**

24. For possible action to approve the ratification of Samantha Burgess in a Council support position as a Special Assistant to Council in the Ward 2 office (\$66,526 + Benefits - General Fund) - Ward 2 (Seaman)

## **PUBLIC WORKS - CONSENT**

25. For possible action to approve Supplemental No. 2 to Interlocal Contract 1053 between the City of Las Vegas and the Regional Transportation Commission of Southern Nevada (RTC) to increase funding for right-of-way and extend the project completion date to December 31, 2027, for the Complete Streets Wyoming Avenue, Las Vegas Boulevard to Industrial Road Project (\$100,000 - Road and Flood Capital Project Fund [CPF]) - Ward 3 (Diaz)

26. For possible action to approve Supplemental No. 3 to Interlocal Contract 1064 between the City of Las Vegas and the Regional Transportation Commission of Southern Nevada (RTC) to increase funding for right-of-way for the Pedestrian Bridge at the Intersection of Sahara Avenue and Las Vegas Boulevard Project (\$5,000,000 - Road and Flood Capital Project Fund [CPF]) - Ward 3 (Diaz)
27. For possible action to approve Supplemental No. 1 to Interlocal Contract 3070 between the City of Las Vegas and the Regional Transportation Commission of Southern Nevada (RTC) to increase funding for construction for the Arterial Reconstruction Program Federal Match Citywide Arterials Project (\$500,000 - Road and Flood Capital Project Fund [CPF]) - All Wards

### **RESOLUTIONS - CONSENT**

28. R-18-2024 - For possible action to approve a Resolution concerning the City of Las Vegas, Nevada, Special Improvement District No. 1485 - Alta Drive (Landscape Maintenance FY2025); overruling complaints, protests, and objections made to the assessments at the hearing of said assessment roll; and confirming the assessment roll - Ward 1 (Knudsen)
29. R-19-2024 - For possible action to approve a Resolution concerning the City of Las Vegas, Nevada, Special Improvement District No. 1516 - Fremont Street Maintenance District FY2025 (Las Vegas Boulevard to 8th Street); overruling complaints, protests, and objections made to the assessments at the hearing of said assessment roll; and confirming the assessment roll - Ward 3 (Diaz)
30. R-20-2024 - For possible action to approve a Resolution to amend Schedule 25-II to remove the 35 MPH speed limit on Wyoming Avenue between Industrial Road and Main Street and change the posted speed limit from 35 MPH to 25 MPH (\$1,500 - Traffic Improvements Capital Project Fund [CPF] - Ward 3 (Diaz)
31. R-21-2024 - For possible action to approve a Resolution relating to General Obligation (Limited Tax) Sewer Refunding Bonds (Additionally Secured by Pledged Revenues) Series 2024B for the purpose of refinancing certain outstanding Sewer Bonds (Series 2014A) of the City of Las Vegas (City) and authorizing the Chief Financial Officer of the City to arrange for the sale of such bonds in order to achieve interest savings (\$45,000,000 Sanitation Enterprise Fund) - All Wards

### **DISCUSSION/ACTION ITEMS**

#### **ADMINISTRATIVE - DISCUSSION**

32. Discussion for possible action regarding the ratification of Arcelia Barajas as Director of Neighborhood Services (\$163,000 + Benefits - General Fund)

#### **COMMUNITY DEVELOPMENT - BUSINESS LICENSING - DISCUSSION**

33. Discussion for possible action on an Appeal of Conditions for a Full Alcohol On-Premise license for SHADY FREMONT LLC, dba DISCOPUSSY at 512 Fremont Street - Ward 3 (Diaz)
34. Discussion for possible action on an Appeal of Conditions for a Full Alcohol On-Premise license for SUBSTANCE NIGHTLIFE LLC dba SUBSTANCE at 450 Fremont Street, Suite 270 - Ward 5 (Crear)

### **RESOLUTIONS - DISCUSSION**

35. R-22-2024 - Public hearing and discussion for possible action regarding a Resolution authorizing the issuance of Medium-Term General Obligation (Limited Tax) Bonds, Series 2024A for the purposes of acquiring, constructing, improving and equipping street projects in an amount not-to-exceed \$30,000,000 (General Fund and Transportation Programs Special Revenue Fund) - All Wards

### **BOARDS AND COMMISSIONS - DISCUSSION**

36. Discussion for possible action regarding the appointment of nominees David McGowan (Ward 2) and Blanca Lenzi (Ward 6) as Staff Designees to the Neighborhood Partners Fund Board
37. Discussion for possible action regarding the reappointment of Dachresha Harris and Alee Moore (Mayor's Designees) to the Board of Directors of CLV Strong Start Academy Elementary School, Inc.

## **RECOMMENDING COMMITTEE REPORT - DISCUSSION**

### **BILLS ELIGIBLE FOR ADOPTION AT A LATER MEETING**

**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.**

38. Bill No. 2023-28 - Amends LVMC Title 6 to add a new chapter pertaining to the licensing and regulation of sidewalk vendors, as authorized and directed by State law. Sponsored by: Councilwoman Olivia Díaz

### **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.**

39. Bill No. 2024-9 - Ordinance concerning the City of Las Vegas, Nevada, Special Improvement District No. 1485 - Alta Drive (Landscape Maintenance FY2025); providing for the payment of the costs and expenses of maintaining street beautification improvements; assessing the cost of maintenance against the assessable lots, tracts, and parcels of land benefitted by said maintenance. Proposed by: Joey Paskey, Director of Public Works
40. Bill No. 2024-10 - Ordinance concerning the City of Las Vegas, Nevada, Special Improvement District No. 1516 - Fremont Street Maintenance District FY2025 (Las Vegas Boulevard to 8th Street); providing for the payment of the costs and expenses of a Neighborhood Improvement Project, assessing the cost of the project against the assessable lots, tracts, and parcels of land benefitted by said improvements. Proposed by: Joey Paskey, Director of Public Works

## **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.

41. 23-0616 - PUBLIC HEARING - APPLICANT/OWNER: HAREL PLUMBING & HEATING, INC. - For possible action on the following Land Use Entitlement project requests on 0.08 acres located on the east side of 13th Street, approximately 358 feet south of Mesquite Avenue and 13th Street (APN 139-35-212-015), R-3 (Medium Density Residential) Zone, Ward 5 (Crear). The Planning Commission (7-0 vote) and Staff recommend APPROVAL on the entire Land Use Entitlement project.
- 41a. 23-0616-VAR1 - VARIANCE - TO ALLOW ZERO PARKING SPACES WHERE SEVEN ARE REQUIRED
- 41b. 23-0616-VAR2 - VARIANCE - TO ALLOW A 15-FOOT REAR YARD SETBACK WHERE 20 FEET IS REQUIRED AND TO ALLOW A TWO-FOOT DISTANCE BETWEEN BUILDINGS WHERE 10 FEET IS REQUIRED
- 41c. 23-0616-SDR1 - SITE DEVELOPMENT PLAN REVIEW - FOR A PROPOSED TWO-STORY, THREE-UNIT MULTI-FAMILY RESIDENTIAL DEVELOPMENT WITH WAIVERS OF THE PERIMETER LANDSCAPE BUFFER REQUIREMENTS

42. 23-0675-DIR1 - DIRECTOR'S BUSINESS - PUBLIC HEARING - APPLICANT/OWNER: CENTURY COMMUNITIES OF NEVADA, LLC - For possible action on a Land Use Entitlement project request FOR THE SECOND AMENDMENT OF THE FIFTH AMENDMENT AND RESTATEMENT OF THE SKYE CANYON DEVELOPMENT AGREEMENT TO AMEND EXHIBIT L (VILLAGE STREET AND TRAIL SECTIONS), Ward 6 (Brune). The Planning Commission (7-0 vote) and Staff recommend APPROVAL.
43. 23-0676-DIR1 - DIRECTOR'S BUSINESS - PUBLIC HEARING - APPLICANT/OWNER: CENTURY COMMUNITIES OF NEVADA, LLC - For possible action on a Land Use Entitlement project request FOR THE FIRST AMENDMENT OF THE SECOND AMENDED AND RESTATED SKYE CANYON PARKS AGREEMENT, Ward 6 (Brune). The Planning Commission (7-0 vote) and Staff recommend APPROVAL.

#### **COMMUNITY DEVELOPMENT - DISCUSSION**

44. 23-0629 - ABEYANCE ITEM - PUBLIC HEARING - APPLICANT/OWNER: IHC HEALTH SERVICES, INC. - For possible action on an Appeal of the Denial by the Planning Commission of a portion of the following Land Use Entitlement project requests on 7.66 acres at 510 South Rampart Boulevard (APN 138-32-314-001), PD (Planned Development) Zone, Ward 2 (Seaman). The Planning Commission (6-1 vote) recommends DENIAL on 23-0629-SDR1. Staff recommends DENIAL on the Land Use Entitlement project.
- 44a. 23-0629-SUP1 - ABEYANCE ITEM - This Special Use Permit was approved (6-1 vote) at the February 13, 2024 Planning Commission meeting and is not part of this Appeal
- 44b. 23-0629-SDR1 - ABEYANCE ITEM - SITE DEVELOPMENT PLAN REVIEW - FOR A PROPOSED 66,720 SQUARE-FOOT GARDEN SUPPLY/PLANT NURSERY DEVELOPMENT WITH A WAIVER OF BUILDING ORIENTATION REQUIREMENTS
45. 23-0645 - ABEYANCE ITEM - PUBLIC HEARING - APPLICANT/OWNER: DOWNTOWN SANCHEZ, LLC - For possible action on the following Land Use Entitlement project requests on 0.16 acres at 623 South 4th Street (APN 139-34-311-138), C-1 (Limited Commercial) Zone, Ward 3 (Diaz). The Planning Commission (7-0 vote) and Staff recommend APPROVAL on the entire Land Use Entitlement project.
- 45a. 23-0645-SUP1 - ABEYANCE ITEM - SPECIAL USE PERMIT - FOR A PROPOSED 1,235 SQUARE-FOOT ALCOHOL, ON-PREMISE FULL USE WITH A 4,980 SQUARE-FOOT OUTDOOR PATIO AREA
- 45b. 23-0645-SUP2 - ABEYANCE ITEM - SPECIAL USE PERMIT - FOR A PROPOSED OPEN AIR VENDING/TRANSIENT SALES LOT USE
46. 23-0656-SUP1 - ABEYANCE ITEM - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT: UNITED COIN MACHINE CO. - OWNER: ELKHORN HUALAPAI, LLC - For possible action on a Land Use Entitlement project request FOR A PROPOSED GAMING (INCIDENTAL GAMING MACHINES ONLY) USE at 7161 North Hualapai Way, Suite #110 (APN 126-24-517-004), PD (Planned Development) Zone [VC (Village Commercial) Cliffs Edge Special Land Use Designation], Ward 4 (Allen-Palenske). The Planning Commission (7-0 vote) and Staff recommend APPROVAL.
47. 23-0382 - PUBLIC HEARING - APPLICANT: CITY OF LAS VEGAS - OWNER: UNITED STATES OF AMERICA AND CITY OF LAS VEGAS - For possible action on an Appeal of the Approval by the Planning Commission on the following Land Use Entitlement project requests on 5.43 acres at 7351 West Alexander Road (APNs 138-10-101-019, 138-10-101-006, 138-10-196-002, and 138-10-101-015), U (Undeveloped [R (Rural Density Residential) General Plan Designation] and C-V (Civic) Zones, Ward 4 (Allen-Palenske). NOTE: This item was remanded back to the Planning Commission for consideration TO ADDRESS A SOUND STUDY AND ASSOCIATED RECOMMENDATIONS. The Planning Commission (7-0 vote) and Staff recommend APPROVAL on the entire Land Use Entitlement project.
- 47a. 23-0382-VAR1 - VARIANCE - TO ALLOW A 13-FOOT TALL SOLID FRONT YARD WALL WHERE A FIVE-FOOT TALL FRONT YARD WALL/FENCE WITH A TWO-FOOT SOLID BASE IS THE MAXIMUM ALLOWED AND TO ALLOW A 10-FOOT TALL PERIMETER WALL WHERE EIGHT FEET IS THE MAXIMUM ALLOWED

- 47b. 23-0382-SDR1 - SITE DEVELOPMENT PLAN REVIEW - FOR A MAJOR AMENDMENT TO A PREVIOUSLY APPROVED DEVELOPMENT PLAN [Z-0022-88(1)] FOR THE PROPOSED EXPANSION OF WAYNE BUNKER PARK TO ESTABLISH AN OUTDOOR PICKLEBALL COMPLEX
48. 24-0006-VAR1 - VARIANCE - PUBLIC HEARING - APPLICANT: JUANA VIZCARRA - OWNER: JUANA VIZCARRA AND GUADALUPE VIZCARRA - For possible action on a Land Use Entitlement project request TO ALLOW A THREE-FOOT SIDE YARD SETBACK WHERE FIVE FEET IS REQUIRED FOR AN EXISTING RESIDENTIAL ACCESSORY STRUCTURE [DETACHED PATIO COVER] AND A FOUR-FOOT SIDE YARD SETBACK WHERE FIVE FEET IS REQUIRED FOR AN EXISTING RESIDENTIAL ACCESSORY STRUCTURE [SHED] on 0.46 acres at 5309 West Gowan Road (APN 138-12-710-003), R-E (Residence Estates) Zone, Ward 5 (Crear). The Planning Commission (7-0 vote) recommends APPROVAL. Staff recommends DENIAL.
49. 24-0026-SUP1 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT: LUIS FLORES - OWNER: LUKE AND LINDA CHOI FAMILY TRUST - For possible action on a Land Use Entitlement project request FOR A PROPOSED AUTO REPAIR GARAGE, MINOR USE at 2301 North Decatur Boulevard, Suite #150 (APN 138-24-511-036), C-1 (Limited Commercial) Zone, Ward 5 (Crear). The Planning Commission (6-0-1 vote) and Staff recommend APPROVAL.
50. 24-0036-DIR1 - DIRECTOR'S BUSINESS - PUBLIC HEARING - APPLICANT: CITY OF LAS VEGAS - OWNER: SOUTHERN NEVADA REGIONAL HOUSING AUTHORITY - For possible action on a Land Use Entitlement project request FOR A DECLARATION OF SPECIAL LAND USE RESTRICTIONS AGREEMENT FOR AFFORDABLE HOUSING INCENTIVES at 1818 Balzar Avenue (APN 139-21-102-008), R-3 (Medium Density Residential), Ward 5 (Crear). Staff recommends APPROVAL.
51. 24-0027-DIR1 - DIRECTOR'S BUSINESS - PUBLIC HEARING - APPLICANT: CITY OF LAS VEGAS - OWNER: GARY CAVALIER - For possible action on a Land Use Entitlement project request to designate the property known as Leroy and Carrie Christensen House as a Historic Site on the City of Las Vegas Historic Property Register as approved by the Historic Preservation Commission (23-0027-HPC1) at 500 West Van Buren Avenue (APN 139-27-110-044), T4-N (T4 Neighborhood) Zone, Ward 5 (Crear). The Planning Commission (7-0 vote) and The Historic Preservation Commission (HPC) and Staff recommend APPROVAL

## **REPORTS AND PRESENTATIONS**

52. Report by Kelvin Watson, Executive Director, Las Vegas-Clark County Library District, regarding an update on current and upcoming initiatives as part of National Library Week - All Wards

## **SET DATE**

53. Set date on any appeals filed or required public hearings from the City Planning Commission Meetings and Dangerous Building or Nuisance/Litter Abatements.

## **CITIZENS PARTICIPATION**

54. 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.

## **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.**

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

## **COUNCIL MEMBER RECOGNITION**

56. 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.

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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

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AFFIDAVIT OF PUBLICATION

STATE OF NEVADA)  
COUNTY OF CLARK) SS:

LV CITY CLERK  
ATTN: ARLENE  
495 S MAIN ST  
LAS VEGAS NV 89101

Account #  
Order ID

104115  
311912

IMAGE ON NEXT PAGE(S)

Leslie McCormick, being 1st duty sworn, deposes and says: That she is the Legal Clerk for the Las Vegas Review-Journal/Las Vegas Sun, daily newspaper regularly issued, published and circulated in the Clark County, Las Vegas, Nevada and that the advertisement, a true copy attached for, was continuously published in said Las Vegas Review-Journal/Las Vegas Sun, in 1 edition(s) of said newspaper issued from 04/04/2024 to 04/04/2024, on the following day(s):

04/04/2024

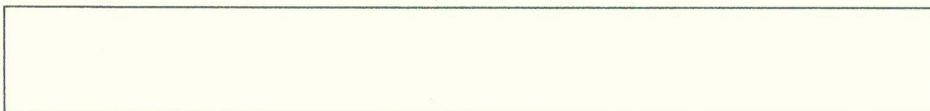
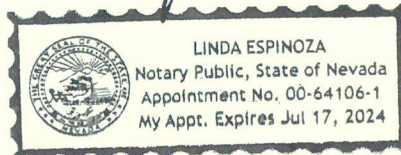
*Leslie McCormick*

LEGAL ADVERTISEMENT REPRESENTATIVE

Subscribed and sworn to before me on this April 4, 2024

Notary

*Linda Espinoza*



**NOTICE OF HEARING AND OF  
INTENTION TO AUTHORIZE  
MEDIUM TERM OBLIGATIONS  
BY THE CITY OF LAS VEGAS,  
NEVADA.**

NOTICE is hereby given that the City Council of the City of Las Vegas, Nevada (the "Council" and "City," respectively) will hold a public hearing at a regular meeting to be held on Wednesday, April 17, 2024, at the hour of 9:00 a.m. in the Council Chambers, Las Vegas City Hall Complex, 495 S. Main Street, Las Vegas, Nevada to act upon a resolution authorizing medium-term obligations of the City in the maximum principal amount of \$30,000,000 to finance wholly or in part the cost to acquire, improve and equip street projects as defined in NRS 268.722, including off-street parking facilities by the issuance of the City's medium-term obligations, in one or more series.

The medium-term obligations are not proposed to be repaid in whole or in part by the levy of a tax which is exempt from the limitations on taxes ad valorem, but are to be repaid from legally available funds of the City, including, without limitation, monies in the City's General Fund and the Transportation Special Revenue Fund estimated to be \$3,700,000 per year, for a period not to exceed 10 years.

The form of the resolution authorizing such medium-term obligations, to be considered by the Council after such hearing and other information concerning such medium-term obligations and the purpose for which they are proposed to be used, may be examined in the office of the City Clerk, City Hall Complex, 495 S. Main Street, Las Vegas, Nevada. All persons are invited to attend and to be heard regarding the proposed action. Prior to the hearing, written comments may be filed with the City Clerk at the aforementioned address.

/s/ LuAnn D. Holmes, MMC  
City Clerk

PUB: April 4, 2024  
LV Review-Journal

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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

## City Council Agenda

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

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**April 17, 2024**  
**9:00 AM**

35. R-22-2024 - Public hearing and discussion for possible action regarding a Resolution authorizing the issuance of Medium-Term General Obligation (Limited Tax) Bonds, Series 2024A for the purposes of acquiring, constructing, improving and equipping street projects in an amount not-to-exceed \$30,000,000 (General Fund and Transportation Programs Special Revenue Fund) - All Wards

**Minutes:**

SUSAN HELTSLEY, Director of Finance, introduced herself and advised she was available to answer any questions. MAYOR GOODMAN asked CITY MANAGER MIKE JANSSEN if he had any comments, and he explained this is an effort identified last fiscal year in anticipation of federal funding opportunities that may have grant match requirements. This bond issuance will help leverage the City's dollars with such grants. MR. JANSSEN noted there are limitations on funds available from the Regional Transportation Commission (RTC), and this bond issuance would take advantage of room tax dollars that can only be used for transportation improvements.

COUNCILWOMAN DIAZ applauded staff for looking ahead and making sure the City was doing its due diligence in maintaining and improving infrastructure. She thought this would help with Vision Zero, which is to keep all road users safe and was grateful to have the City equipped with better infrastructure. COUNCILWOMAN DIAZ opined this would provide additional jobs for local workers as well.

After declaring the Public Hearing open and seeing and hearing no one wishing to speak, the Mayor closed the Public Hearing.

Motion made by Carolyn Goodman 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;