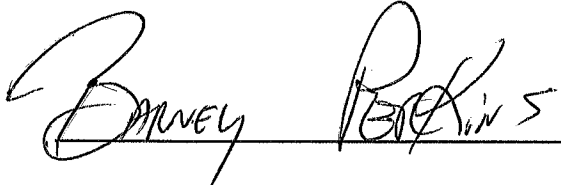


**CERTIFICATE OF POSTING**

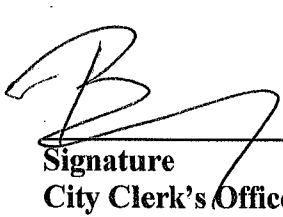
(Posting required under the provisions of NRS Chapter 241)



, an employee of the City of Las Vegas, Nevada,

says that on the **8th day of January, 2025**, at the hour of **5:00 p.m.**, there was posted a NOTICE, the attached of which is a true and correct copy of a **Las Vegas Redevelopment Agency Meeting Agenda**, said meeting to be held on the **15th day of January, 2025**, at **8:30 a.m.**, in Las Vegas, Nevada, at the following location(s) in accordance with the noticing standards as outlined in NRS 241.020:

1. City Hall, 495 South Main Street, 1st Floor

  
Signature  
City Clerk's Office



Title



**CERTIFICATE OF POSTING**

(Posting required under the provisions of NRS Chapter 241)

**Cheyenne LaRance**, an employee of the City of Las Vegas, Nevada, says that on the **8th day of January, 2025**, at the hour of **5:00 p.m.**, there was posted a NOTICE, the attached of which is a true and correct copy of a **Las Vegas Redevelopment Agency Meeting Agenda**, said meeting to be held on the **15th day of January, 2025**, at **8:30 a.m.**, in Las Vegas, Nevada, at the following locations in accordance with the noticing standards as outlined in NRS 241.020:

1. The City of Las Vegas website – [www.lasvegasnevada.gov](http://www.lasvegasnevada.gov)
2. The Nevada Public Notice website – [notice.nv.gov](http://notice.nv.gov)



---

**Signature**

**Cheyenne LaRance**

**Assistant Deputy City Clerk**

**City Clerk's Office**

**CERTIFICATE OF ELECTRONIC MAILING**  
(Posting required under the provisions of NRS Chapter 241)

**Cheyenne LaRance**, an employee of the City of Las Vegas, Nevada, says that on the **8th day of January, 2025**, a copy of NOTICE, the attached of which is a true and correct copy of a **Las Vegas Redevelopment Agency Meeting Agenda**, said meeting to be held on the **15th day of January, 2025, at 8:30 a.m.** in Las Vegas, Nevada, was electronically mailed (emailed) to each person and/or organization whose name appears on the list maintained in the Office of the City Clerk.



---

**Signature**  
**Cheyenne LaRance**  
**Assistant Deputy City Clerk**  
**City Clerk's Office**

## **Cheyenne LaRance**

---

**Contact Group Name:** - CC & RDA Agenda "In"

1/15/2025 RDA-Council

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Ydoleena Yturralde  
Zachary Brocker  
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zgomez@LasVegasNevada.GOV

## Cheyenne LaRance

---

**Contact Group Name:** - CC & RDA Agenda "Out"

1/15/2025 RDA-Council

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**CERTIFICATE OF MAILING**

(Posting required under the provisions of NRS Chapter 241)

**Cheyenne LaRance**, an employee of the City of Las Vegas, Nevada, says that on the **8th day of January, 2025**, a copy of NOTICE, the attached of which is a true and correct copy of a **Las Vegas Redevelopment Agency Meeting Agenda**, said meeting to be held on the **15th day of January, 2025**, at **8:30 a.m.** in Las Vegas, Nevada, was deposited in the United States Mail, Postage prepaid, First Class Mail, to each person and/or organization whose name appears on the list maintained in the Office of the City Clerk.



---

**Signature**

**Cheyenne LaRance**  
**Assistant Deputy City Clerk**  
**City Clerk's Office**

MAYOR SHELLEY BERKLEY  
MAYOR'S OFFICE

KIMBERLY REID  
MAYOR'S OFFICE

SHANNON BENTHAM  
MAYOR'S OFFICE

GERRI SCHRODER  
MAYOR'S OFFICE

MAYOR PRO TEM BRIAN KNUDSEN  
CITY COUNCIL OFFICE

DAVID NELDBERG  
CITY COUNCIL OFFICE

MARIA ESPINOSA  
CITY COUNCIL OFFICE

ALEXANDER FULLER  
CITY COUNCIL OFFICE

COUNCILWOMAN VICTORIA SEAMAN  
CITY COUNCIL OFFICE

DAVID MCGOWAN  
CITY COUNCIL OFFICE

IOANA TEHAHE  
CITY COUNCIL OFFICE

SAMANTHA BURGESS  
CITY COUNCIL OFFICE

COUNCILWOMAN OLIVIA DIAZ  
CITY COUNCIL OFFICE

YDOLEENA YTURREALDE  
CITY COUNCIL OFFICE

ANASTACIO DEL REAL  
CITY COUNCIL OFFICE

ARLENE ALVAREZ  
CITY COUNCIL OFFICE

COUNCILWOMAN ALLEN-PALENSKE  
CITY COUNCIL OFFICE

BRENDA FLANK  
CITY COUNCIL OFFICE

SAMANTHA BIVINS  
CITY COUNCIL OFFICE

SARA BURIC  
CITY COUNCIL OFFICE

COUNCILWOMAN SHONDRA SUMMERS-  
ARMSTRONG  
CITY COUNCIL OFFICE

KELLY WOODS  
CITY COUNCIL OFFICE

JULIUS LIGHTFOOT  
CITY COUNCIL OFFICE

NORA LARES  
CITY COUNCIL OFFICE

COUNCILWOMAN NANCY BRUNE  
CITY COUNCIL OFFICE

BLANCA LENZI  
CITY COUNCIL OFFICE

MADISON WEINGARDT  
CITY COUNCIL OFFICE

MIKE JANSSEN  
CITY MANAGER

TIM HACKER  
DEPUTY CITY MANAGER

STEVE FORD  
DEPUTY CITY MANAGER

SABRA NEWBY  
DEPUTY CITY MANAGER

SUSAN HELTSLEY  
CHIEF FINANCIAL OFFICER

DAVID RIGGLEMAN  
DIRECTOR, COMMUNICATIONS

DIANA PAUL  
DEPUTY DIRECTOR, COMMUNICATIONS

JACE RADKE  
COMMUNICATIONS OFFICE

MICHAEL SHERWOOD  
DIRECTOR, INNOVATION AND  
TECHNOLOGY

ERYN SEBELIUS  
COMMUNICATIONS OFFICE

RECEPTIONIST - (10)  
CITY MANAGER'S OFFICE

ZURI GOMEZ - (10)  
CITY COUNCIL OFFICE

JEFF DOROCAK - (7)  
CITY ATTORNEY

CINDY GRUBER - (7)  
PLANNING DEPARTMENT

FERNANDO GRAY  
DIRECTOR, FIRE AND RESCUE

JASON POTTS  
DIRECTOR, PUBLIC SAFETY

JACQUIE MILLER  
CITY CLERK'S OFFICE

CHEYENNE LARANCE  
CITY CLERK'S OFFICE

RECORDS  
CITY CLERK'S OFFICE

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DE ANDRE CARUTHERS  
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LAS VEGAS, NV 89103

AL LOPEZ  
2560 MARCO STREET  
LAS VEGAS, NV 89115

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Brian Knudsen, Mayor Pro Tem (Ward 1)  
Victoria Seaman (Ward 2)  
Olivia Díaz (Ward 3)  
Francis Allen-Palenske (Ward 4)  
Shondra Summers-Armstrong (Ward 5)  
Nancy E. Brune (Ward 6)



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

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

**January 15, 2025**  
**8:30 AM**

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).

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 and can be viewed live on city of Las Vegas TV on COX Cable Channel 2. You can also watch the meeting live online, and access other city content, by visiting [lasvegasnevada.gov/connect](http://lasvegasnevada.gov/connect). The proceedings will be rebroadcast on city of Las Vegas TV 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 Redevelopment Agency Meeting.

**AGENDA**

1. Call to Order
2. Announcement Regarding: Compliance with Open Meeting Law
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.
4. For possible action to approve the Final Minutes by reference of the Regular Redevelopment Agency Meeting of December 18, 2024
5. Discussion for possible action to accept the audit report and the City of Las Vegas Redevelopment Agency (component unit) Annual Financial Report (AFR) for Fiscal Year Ending June 30, 2024
6. Discussion for possible action regarding the creation of an Electrical Utility Incentive Program (EUIP) to encourage property owners to underground electrical lines in conjunction with development projects (Not-to-Exceed \$2,000,000 - RDA Special Revenue Fund) - Redevelopment Areas 1 and 2 - Wards 1, 3 and 5 (Knudsen, Diaz, and Summers-Armstrong)

**REDEVELOPMENT AREA**

- 7. RA-18-2024 - ABEYANCE ITEM - 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 EAE Property, LLC, (Owner) and Able Baker Brewing Company (Tenant) located at 1510 South Main Street #120 (APN 162-03-210-014), 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 39 (R-74-2024)]
  
- 8. RA-1-2025 - 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 Arts District Development LLC, (Owner) and The Doberman LLC (Tenant) located at 1025 South First Street #100 (APN 139-33-811-029), 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 1 - Ward 3 (Diaz) [NOTE: This item is related to Council Item 41 (R-2-2025)]
  
- 9. RA-2-2025 - Discussion for possible action regarding a Resolution consenting to the undertakings of the City of Las Vegas Redevelopment Agency (Agency) to be in compliance with and in furtherance of the goals and objectives of the Redevelopment Plan and authorizing the execution of the First Amendment to Master Lease Agreement (Lease) between the Agency and Arthaus IV, LLC, (Developer) for the tenant improvements of a Market Hall located at the northwest corner of D Street and Jefferson Avenue (APN 139-27-201-007) (Not-to-Exceed \$1,000,000 - RDA Special Revenue Fund) - Redevelopment Area 1 - Ward 5 (Summers-Armstrong) [NOTE: This item is related to Council Item 42 (R-3-2025)]

**CITIZENS PARTICIPATION**

- 10. 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.

Facilities are provided throughout City Hall for the convenience of persons with disabilities. 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.

\*\*\*\*\*

THIS MEETING HAS BEEN 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