

Shelley Berkley, Mayor (At-Large)  
Brian Knudsen, Mayor Pro Tem (Ward 1)  
Victoria Seaman (Ward 2)  
Olivia Diaz (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 Minutes**  
Council Chambers · 495 South Main Street · Phone 702-229-6011  
City of Las Vegas Internet Address: [www.lasvegasnevada.gov](http://www.lasvegasnevada.gov)

**May 21, 2025**  
**8:30 AM**

**AGENDA**

1. Call to Order

Minutes:

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

PRESENT: CHAIR BERKLEY and MEMBERS KNUDSEN, SEAMAN (excused until 8:33 a.m.), DIAZ, ALLEN-PALENSKE, and SUMMERS-ARMSTRONG

EXCUSED: MEMBER BRUNE

ALSO PRESENT: MIKE JANSSEN, Executive Director, JEFF DOROCAC, City Attorney, and JACQUIE MILLER, Acting 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](http://www.lasvegasnevada.gov); and the Nevada Public Notice website - [notice.nv.gov](http://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 April 16, 2025

Motion made by Brian Knudsen to Approve

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

For-Shondra Summers-Armstrong, Victoria Seaman, Shelley Berkley, Brian Knudsen, Olivia Diaz, Francis Allen-Palenske; Excused-Nancy Brune;

**REDEVELOPMENT AREA 1**

5. RA-10-2025 - Discussion for possible action regarding a Resolution finding the project proposed by the Owner Participation Agreement (OPA) between the City of Las Vegas Redevelopment Agency (RDA) and TEN 15

Huntridge, LLC, located at 1110 East Charleston Boulevard (APN 162-03-516-003), to be in compliance with and in furtherance of the goals and objectives of the Redevelopment Plan and authorizing the execution of the OPA by the RDA (Not-to-Exceed \$95,000 - RDA Special Revenue Fund) - Redevelopment Area 1 - Ward 3 (Diaz) [NOTE: This item is related to Council Item 27 (R-29-2025)]

Minutes:

DINA BABSKY, Economic and Urban Development Director, appeared alongside WILL RASTETTER, J Dapper Companies, and utilized a PowerPoint presentation, a copy of which was submitted for the record, to present an Owner Participation Agreement (OPA) to support the project located at Charleston Boulevard and Maryland Parkway, known as the Huntridge Center. She stated the area was undergoing extensive commercial development. The subject site previously held a 22,000 square-foot grocery store, and the interior and exterior were being remodeled. Additionally, the applicant was investing over \$3.5 million, and the \$95,000 OPA will be contributed towards exterior and interior improvements, such as signage and painting. Conceptual designs of the interior were displayed, which will be a roller skating rink with an arcade in the center. MS. BABSKY said the expected completion was Quarter 2 of next year.

MR. RASTETTER requested approval and thanked the Members for their time.

MEMBER DIAZ expressed excitement for a roller skating rink coming into Ward 3.

Motion made by Olivia Diaz to Approve

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

For-Shondra Summers-Armstrong, Victoria Seaman, Shelley Berkley, Brian Knudsen, Olivia Diaz, Francis Allen-Palenske; Excused-Nancy Brune;

**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.

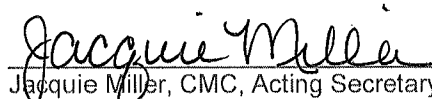
Minutes:

None.

The meeting was adjourned at 8:40 a.m.

Respectfully submitted:

  
Yvett Lozoya, Deputy City Clerk

  
Jacquie Miller, CMC, Acting Secretary

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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