

Shelley Berkley, Mayor (At-Large)
Brian Knudsen, Mayor Pro Tem (Ward 1)
Kara Kelley (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

November 19, 2025
8:30 AM

AGENDA

1. Call to Order

Minutes:

CHAIR BERKLEY called the meeting to order at 8:32 a.m.

PRESENT: CHAIR BERKLEY and MEMBERS KNUDSEN, DIAZ, ALLEN-PALENSKE (excused until 8:35 a.m.), BRUNE, SUMMERS-ARMSTRONG and KELLEY

ALSO PRESENT: MIKE JANSSEN, Executive Director, JEFF DOROCAK, City Attorney, and DR. 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 October 15, 2025

Motion made by Brian Knudsen to Approve

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

For-Kara Kelley, Nancy Brune, Olivia Diaz, Shelley Berkley, Brian Knudsen, Francis Allen-Palenske, Shondra Summers-Armstrong;

REDEVELOPMENT AREA 1

5. RA-26-2025 - ABEYANCE ITEM - Discussion for possible action regarding a Resolution finding the Agency Reimbursement Agreement (Agreement) between the City of Las Vegas Redevelopment Agency (RDA) and

Gonzosmadness, LLC, (Tenant) concerning the retail lease of 525 South Main Street, Suite 150 (APN 139-34-201-027), is in the best interest of the public and to be in compliance with and in furtherance of the goals and objectives of the City of Las Vegas Redevelopment Agency (\$600,000 - RDA Special Revenue Fund) - Redevelopment Area 1 - Ward 3 (Diaz) [NOTE: This item is related to Council Items 23 (R-78-2025), 26 and 27 (R-80-2025)]

Minutes:

DINA BABSKY, Economic and Urban Development Director, reported that this matter pertained to a Reimbursement Agreement (Agreement) of \$600,000 by the Redevelopment Agency (RDA) to Civic Plaza tenants for tenant improvements made before the move-in date. The Agreement would require a prevailing wage to be paid for work performed with RDA funding, pursuant to NRS (Nevada Revised Statutes) 279. The associated retail lease involves a new restaurant (Teriyaki Madness) at Civic Plaza; therefore, the subject Agreement was dependent on approval of the lease agreement by the City Council. MS. BABSKY requested approval.

MEMBER DIAZ commended MS. BABSKY and her team for their hard work to find tenants for Civic Plaza.

Motion made by Olivia Diaz to Approve

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

For-Kara Kelley, Nancy Brune, Olivia Diaz, Shelley Berkley, Brian Knudsen, Francis Allen-Palenske, Shondra Summers-Armstrong;

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:



Gabriela Portillo-Brenner, Deputy City Clerk



Dr. Luann D. Holmes, MMC, Secretary

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