

Summary - An ordinance creating the City of Las Vegas, Nevada, Special Improvement District No. 614 (Skye Summit - Phase 1), ratifying action taken by City officers toward the creation of such District, and providing other matters related thereto.

BILL NO. 2026-18

ORDINANCE NO. 6956

AN ORDINANCE CREATING THE CITY OF LAS VEGAS, NEVADA, SPECIAL IMPROVEMENT DISTRICT NO. 614 (SKYE SUMMIT - PHASE 1); ORDERING STREET PROJECTS, A STORM SEWER PROJECT, A SANITARY SEWER PROJECT, A DRAINAGE PROJECT, AND A WATER PROJECT, WITHIN THE CITY OF LAS VEGAS, NEVADA; AND PROVIDING OTHER MATTERS RELATED THERETO.

WHEREAS, the City Council (the “Council”) of the City of Las Vegas, Nevada (the “City”), deems it necessary to create the City of Las Vegas, Nevada, Special Improvement District No. 614 (Skye Summit - Phase 1) (the “District”) for the purpose of acquiring and improving street projects, a storm sewer project, a sanitary sewer project, a drainage project, and a water project (collectively, the “Project”), and to defray the entire cost and expense of the Project by special assessments, according to benefits levied against the benefited lots, tracts and parcels of land in the District; and

WHEREAS, pursuant to Chapter 271 of the Nevada Revised Statutes (“NRS”) and all laws amendatory thereof and supplemental thereto (the “Act”), there has previously been presented to the Council a written petition from Ninety Five Management, L.L.C., a Nevada limited liability company (the “Developer”), requesting the City to initiate the formation of the District and the acquisition and improvement of the Project and to issue bonds and levy assessments and requesting the City to proceed with certain actions required by the Act; and

WHEREAS, the City and the Developer have entered into a Development and Financing Agreement dated as of May 6, 2026 (the “Financing Agreement”), for the acquisition and improvement of the Project that contains the terms and conditions required by NRS 271.710 and 271.720; and

WHEREAS, the City has further entered into an Agreement with each of Canyon Walk, L.L.C., a Nevada limited liability company, BR DRH NV Skye, LLC, a Delaware limited liability company, Century Communities of Nevada, LLC, a Delaware limited liability company,

and KB Home Las Vegas Inc., a Nevada corporation (collectively, the “Land Owners”), each dated as of May 6, 2026, which contain the terms and conditions required by NRS 271.710 and 271.720; and

WHEREAS, the Land Owners are the owners of 100% of the assessable property comprising the District; and

WHEREAS, the Council and the officers of the City have done or caused to be done all things necessary and preliminary to the creation of the District, including but not limited to the filing by the City Engineer with the City Clerk of an accurate estimate of cost, full and detailed plans and specifications which comply with NRS 271.710(3)(b), an assessment plat and map and an assessment roll, and the Council now desires to authorize the Project by this ordinance.

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF LAS VEGAS, IN THE STATE OF NEVADA, DOES ORDAIN:

Section 1. This ordinance shall be known as and may be cited by the short title “District No. 614 Creation Ordinance” (this “Ordinance”).

Section 2. There shall be, and hereby is, created in the City an improvement district designated as the “City of Las Vegas, Nevada, Special Improvement District No. 614 (Skye Summit - Phase 1)” for the purpose of acquiring and improving the Project, as more particularly described below. The Council, pursuant to NRS 271.325(1), has also determined and does hereby declare as follows:

- (a) The public convenience and necessity require the creation of the District.
- (b) The creation of the District is economically sound and feasible.
- (c) The market value of each of the benefited lots, tracts and parcels of land in the District will be increased by an amount directly attributable to the Project for which the assessment is to be made.

Section 3. The Project, which is hereby ordered to be acquired and improved, shall be as shown on the full and detailed plans and specifications for the District filed with the City Clerk. The kind and location of the Project (without mentioning minor details) is as follows:

The Project consists of the acquisition and construction of certain improvements within and without the District to include, without limitation, streets, sanitary sewers, storm sewers, drainage improvements, and water mains, in, along, and adjacent to the property described in this Section 3, and all appurtenances and incidentals necessary, useful or desirable, including real and other property therefor, which is more particularly described (with all segment lengths to be current approximations subject to minor adjustment) as set forth below:

Project 1: Improvement for Skye View Ridge Parkway (Centennial Road).

This project consists of rough grading and improvements to Centennial Parkway between Station 72+65 to Station 87+00 (approximately 1,435 feet). This work includes rough grading for the pedestrian access and utility corridor areas on both sides of the roadway improvements, and roadway rough grading. There is approximately 765 linear feet of 8” sewer main; 215 linear feet of 10” sewer main; 25 linear feet of 18” RCP storm drain; 585 linear feet of 24” RCP storm drain; 330 linear feet of 36” RCP storm drain; 110 linear feet of 42” RCP storm drain; and 962 linear feet of 6x5 RCB storm drain. This project has an estimated construction cost of \$3,686,939 and a 15% soft cost of \$553,041 for a total cost of \$4,239,980, all of which is eligible for District financing.

Project 2: Improvement for Skye Edge Drive (Street A). This project consists of rough grading and improvements to Skye Edge Drive between Station 0+85 to Station 27+70 (approximately 2,685 feet). This work includes rough grading for the pedestrian access and utility corridor areas on both sides of the roadway improvements, and roadway rough grading. There is approximately 80 linear feet of 10” water main; 1,000 linear feet of 16” water main; 1,355 linear feet of 10” sewer main; 1,290 linear feet of 12” sewer main; 188 linear feet of 18” RCP storm drain; 153 linear feet of 42” RCP storm drain; and 2,694 linear feet of 8x7 storm drain. This project has an estimated construction cost of \$8,332,744 and a 15% soft cost of \$1,249,912 for a total cost of \$9,582,656, all of which is eligible for District financing.

Project 3: Improvement for SMP SS & SD (Sheep Mountain Parkway – Sewer and Storm Drain). This project consists of rough grading and improvements to the trail portion of Sheep Mountain Parkway between Station 16+50 to Station 44+20 (approximately 2,770 feet). This work includes rough grading for the pedestrian access and utility corridor areas on the west side of the future roadway improvements. There is approximately 2,340 linear feet of 8” sewer main; 35 linear feet of 24” RCP storm drain; 225 linear feet of 36” RCP storm drain; 55

linear feet of 42” RCP storm drain; 2,105 linear feet of 48” RCP storm drain; 70 linear feet of 54” RFP storm drain; and 75 linear feet of 60” RCP storm drain. This project has an estimated construction cost of \$3,529,466 and a 15% soft cost of \$529,420 for a total cost of \$4,058,886, all of which is eligible for District financing.

The boundaries of the District, including the parcels to be assessed, are legally described as follows:

SID DESCRIPTION

The land referred to herein is situated in the State of Nevada, County of Clark described as follows:

PARCEL ONE (1):

LOTS P1.3 AND P1.8 OF THE FINAL MAP OF SKYE SUMMIT PHASE 1, AS SHOWN BY MAP THEREOF ON FILE IN [BOOK 174 OF PLATS, PAGE 52](#), IN THE OFFICE OF THE COUNTY RECORDER OF CLARK COUNTY, NEVADA.

ASSESSOR PARCEL NO.: [126-26-514-001](#) (AS TO P1.3) AND [126-26-514-003](#) (AS TO P1.8)

PARCEL TWO (2):

ALL OF C.E. C OF "SKYE SUMMIT PHASE 1" AS SHOWN BY MAP THEREOF IN [BOOK 174, PAGE 52](#) OF PLATS, TOGETHER WITH PARCEL 3 OF THE "AMENDED PARCEL MAP OF BLM 500" AS SHOWN BY MAP THEREOF IN [FILE 132, PAGE 26](#) OF PARCEL MAPS IN THE CLARK COUNTY RECORDER'S OFFICE, NEVADA, LYING WITHIN THE SOUTHEAST QUARTER (SE 1/4) OF SECTION 23, TOWNSHIP 19 SOUTH, RANGE 59 EAST, M.D.M.

ASSESSOR PARCEL NO.: [126-23-301-004](#) (AS TO PARCEL 3) AND [126-23-813-003](#) (AS TO CE 'C')

PARCEL THREE (3):

LOTS P1.1 AND P1.2 OF THE FINAL MAP OF SKYE SUMMIT PHASE 1, AS SHOWN BY MAP THEREOF ON FILE IN [BOOK 174 OF PLATS, PAGE 52](#), IN THE OFFICE OF THE COUNTY RECORDER OF CLARK COUNTY, NEVADA.

ASSESSOR PARCEL NO.: [126-26-614-001](#) (AS TO P1.1) AND [126-26-614-002](#) (AS TO P1.2)

PARCEL FOUR (4):

LOT P1.4 OF THE FINAL MAP OF SKYE SUMMIT PHASE 1, AS SHOWN BY MAP THEREOF ON FILE IN [BOOK 174 OF PLATS, PAGE 52](#), IN THE OFFICE OF THE COUNTY RECORDER OF CLARK COUNTY, NEVADA.

ASSESSOR PARCEL NO.: [126-26-514-002](#)

PARCEL FIVE (5):

LOTS P1.5 AND P1.6 OF THE FINAL MAP OF SKYE SUMMIT PHASE 1, AS SHOWN BY MAP THEREOF ON FILE IN [BOOK 174 OF PLATS, PAGE 52](#), IN THE OFFICE OF THE COUNTY RECORDER OF CLARK COUNTY, NEVADA.

ASSESSOR PARCEL NO.: [126-26-210-001](#) (AS TO P1.5) AND [126-26-210-002](#) (AS TO P1.6)

Section 4. The District shall constitute one construction unit with the projects and subprojects described in Section 3. A portion of the costs of the Project will be defrayed by assessments. The assessments, levied in the principal amount not to exceed \$11,555,000 plus interest thereon, shall be payable in semiannual installments at the office of the City Treasurer on the dates and in the amounts set forth in the assessment ordinance related to the District hereafter adopted by the Council.

Section 5. All actions, proceedings and matters previously taken, had and done by the Council and the officers of the City (not inconsistent with the provisions of this Ordinance), concerning the District and the Project, including but not limited to the performance of all prerequisites to the creation of the District, the entry into the Financing Agreement, the acquisition and improvement of the Project, the determination of the specially benefited property therein, and the levy of assessments for that purpose be, and the same hereby are, ratified, approved and confirmed.

Section 6. 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 Ordinance, including without limiting the generality of the foregoing, the preparation of all necessary documents, legal proceedings and other items necessary or desirable for the completion of the levying of the assessments for the District and the issuance of the bonds for the Project.

Section 7. Immediately upon the final adoption of this Ordinance, the Council shall, and hereby directs the City Clerk to, file in the office of the County Recorder of Clark County, Nevada, a certified copy of the list of the tracts to be assessed, as shown on the final assessment plat and map. Notwithstanding the foregoing, neither the failure to record such list nor any defect or omission in such list regarding any tract to be included in the District shall affect the validity of any assessment, the lien for the payment thereof or the priority of that lien.

Section 8. If bonds are issued for the Project, the Engineer is hereby authorized to approve all requests by the Developer for payment by the City for the acquisition of each phase of the Project, as described in the Financing Agreement, subject to and in accordance with the applicable provisions of the Financing Agreement. Upon such approval, the City Treasurer is hereby authorized to make such payments to the Developer, without the necessity of any further authorization or approval by the Council.

Section 9. All ordinances, resolutions, bylaws and orders, or parts thereof, in conflict with the provisions of this Ordinance are hereby repealed to the extent only of such inconsistency. This repealer shall not be construed to revive any ordinance, resolution, bylaw or order, or part thereof, previously repealed.

Section 10. When first proposed, this Ordinance must be read to the Council by title, after which an adequate number of copies of this Ordinance must be deposited with the City Clerk for public examination and distribution. Notice of the deposit must be published once in a newspaper published and having general circulation in the City at least 10 days before the adoption of the Ordinance, such publication to be in substantially the following form:

(Form of Publication of Notice of Deposit of an Ordinance)

BILL NO. _____

ORDINANCE NO. _____

AN ORDINANCE CREATING THE CITY OF LAS VEGAS, NEVADA, SPECIAL IMPROVEMENT DISTRICT NO. 614 (SKYE SUMMIT - PHASE 1); ORDERING STREET PROJECTS, A STORM SEWER PROJECT, A SANITARY SEWER PROJECT, A DRAINAGE PROJECT, AND A WATER PROJECT, WITHIN THE CITY OF LAS VEGAS, NEVADA; AND PROVIDING OTHER MATTERS RELATED THERETO.

PUBLIC NOTICE IS HEREBY GIVEN that an adequate number of typewritten copies of the above-numbered and entitled proposed Ordinance are available for public inspection and distribution at the office of the City Clerk of the City of Las Vegas, at her office in City Hall, 495. S. Main Street, Las Vegas, Nevada, and that such Ordinance was proposed May 6, 2026, and will be considered for adoption at the regular meeting of the City Council of the City of Las Vegas to be held on May 20, 2026.

/s/ DR. LUANN D. HOLMES, MMC,
City Clerk

(End of Form of Publication of Notice of Deposit of An Ordinance)

Section 11. After this Ordinance is signed by the Mayor and attested and sealed by the City Clerk, this Ordinance shall be published once by its title only, together with the names of the Council members voting for or against its passage, such publication to be made in the Las Vegas Review-Journal, a newspaper published and having a general circulation in the City, such publication to be in substantially the following form:

(Form of Publication of Adoption of Ordinance)

ORDINANCE NO. _____

AN ORDINANCE CREATING THE CITY OF LAS VEGAS, NEVADA, SPECIAL IMPROVEMENT DISTRICT NO. 614 (SKYE SUMMIT - PHASE 1); ORDERING STREET PROJECTS, A STORM SEWER PROJECT, A SANITARY SEWER PROJECT, A DRAINAGE PROJECT, AND A WATER PROJECT, WITHIN THE CITY OF LAS VEGAS, NEVADA; AND PROVIDING OTHER MATTERS RELATED THERETO.

PUBLIC NOTICE IS HEREBY GIVEN that such Ordinance was proposed on May 6, 2026, and was passed at the meeting held on May 20, 2026, by the following vote of the City Council:

Those Voting Aye: _____
Those Voting Nay: _____
Those Absent: _____

This Ordinance shall be in full force and effect from and after May 24, 2026, i.e., the day after the publication of such Ordinance by its title only.

IN WITNESS WHEREOF, the City Council of the City of Las Vegas, Nevada, has caused this Ordinance to be published by title only.

DATED this May 20, 2026.

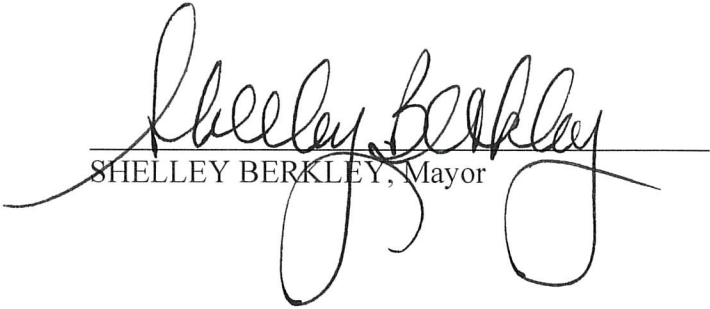
/s/ SHELLEY BERKLEY
Mayor

Attest:

/s/ DR. LUANN D. HOLMES, MMC
City Clerk


(End of Form of Publication of Adoption of Ordinance)

Section 12. If any section, paragraph, clause or other provision of this Ordinance 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 Ordinance.


SHELLEY BERKLEY, Mayor

(SEAL)

Attest:



DR. LUANN D. HOLMES, MMC,
City Clerk

Approved as to Form:

 04/13/2026

TAMARA M. CANNELLA, Deputy City Attorney

This Ordinance shall be in full force and effect from and after May 24, 2026, i.e., the date after the publication of such ordinance by its title.

STATE OF NEVADA)
)
COUNTY OF CLARK :ss.
)
CITY OF LAS VEGAS)

I 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 an ordinance which was introduced at the meeting of the Council on May 6, 2026 and finally adopted and approved on May 20, 2026.

2. The following members of the Council were present at the May 6, 2026, Council meeting:

Mayor:	Shelley Berkley
Council members:	Brian Knudsen
	Kara Kelley
	Olivia Diaz
	Francis Allen-Palenske
	Shondra Summers-Armstrong
	Nancy E. Brune
Those Voting Nay:	None
Those Absent:	None

3. The foregoing Ordinance was first proposed and read by title to the City Council on May 6, 2026, and referred to a committee for recommendation; thereafter the said committee reported favorably on said Ordinance on May 20, 2026, which was a regular meeting of said Council; that at said regular meeting, the proposed Ordinance was again read by title to the City Council and adopted. The members of the City Council were present at the May 20, 2026 meeting and voted upon the adoption of the Ordinance as follows:

Those Voting Aye:

Mayor:

Council members:

Shelley Berkley

Brian Knudsen

Kara Kelley

Olivia Diaz

Francis Allen-Palenske

Shondra Summers-Armstrong

Nancy E. Brune

Those Voting Nay:

None

Those Absent:

None

4. The original of the Ordinance has been approved and authenticated by the signatures of the Mayor of the City and myself as the City Clerk, and sealed with the seal of the City, and has been recorded in the journal of the Council kept for that purpose in my office, which record has been duly signed by such officers and properly sealed.

5. All members of the City Council were given due and proper notice of the meeting.


6. Public notice of the May 6, 2026 and May 20, 2026 meetings of the City Council was given and such meetings were held and conducted in full compliance with the provisions of NRS 241.020. A copy of the notices of meeting and excerpt from the agendas for the meeting relating to the Ordinance, as posted at least 3 working days in advance of each meeting on the City's website, the State of Nevada's official website and at the City Council's office are attached as Exhibits A and B, respectively.

7. A copy of the notice was transmitted by mail or electronic mail to each person, if any, who has requested notice of the meetings of the City Council. Such notice, if mailed, was delivered to the postal service no later than 9:00 a.m. on the third working day prior to the meeting.

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

9. A copy of the affidavit of publication of notice of deposit of the Ordinance is attached to this certificate as Exhibit C. A copy of the affidavit of publication of adoption of the Ordinance is attached to this certificate as Exhibit D.

IN WITNESS WHEREOF, I have hereunto set my hand on this May 20, 2026.



R. LUANN D. HOLMES, MMC, City Clerk

(SEAL)

EXHIBIT A

(Attach Copy of Notice of May 6, 2026 Meeting)

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

City Council Agenda

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

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.

May 6, 2026
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.

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. 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 City Council Meeting.

CEREMONIAL MATTERS

1. Call to Order
2. Announcement Regarding: Compliance with Open Meeting Law
3. Invocation - Reverend Charlotte Parker, Centers for Spiritual Living Greater Las Vegas
4. Pledge of Allegiance

5. Recognition of the Citizens of the Month

BUSINESS ITEMS - 9:30 A.M. SESSION

PUBLIC COMMENT

6. 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

7. 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.
8. For possible action to approve the Final Minutes by reference of the April 1, 2026 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.

COMMUNITY DEVELOPMENT - CONSENT

9. For possible action to approve the ratification of the Commission for the Las Vegas Centennial funding allocation to be used for the planning and running of the 2024, 2025, and 2026 Las Vegas Days Rodeo at CORE Arena and to approve the ratification of the award of \$550,000 to the Plaza Hotel & Casino (License Plate Revenue) - Ward 5 (Summers-Armstrong)

ECONOMIC AND URBAN DEVELOPMENT - CONSENT

10. For possible action to approve a Parking Lease Agreement between the City of Las Vegas (City) and RR Properties, LLC, a Nevada Limited Liability Company where the City will continue to operate the parking lot located at the northeast corner of Hoover Avenue and 4th Street with the terms of the lease payments as described in the agreement (APNs 139-34-410-142 to -144) - Ward 3 (Diaz)

FINANCE - PURCHASING AND CONTRACTS - CONSENT

11. For possible action to approve award of Contract No. 25.MWB153.D1-SK, Prime Design Services for Bruce Street Complete Streets - Bonanza Road to Owens Avenue, Federal Project No. SI-0003-(361) - Department of Public Works - Award recommended to: WESTWOOD PROFESSIONAL SERVICES, INC. (Not-to-Exceed \$992,500 - Road and Flood Capital Projects Fund) - Wards 3 and 5 (Diaz and Summers-Armstrong)
12. For possible action to approve award of Amendment No. 1 to Contract No. 190151-DD, Prime Design Services for WPCF Site and Solar Facility Security Improvements Design, located at 6005 East Vegas Valley Drive - Department of Public Works - Award recommended to: STANTEC CONSULTING SERVICES, INC. (Increase Amount Not-To-Exceed \$914,030 - Sanitation Enterprise Fund) - Clark County
13. For possible action to approve award of Amendment No. 1 to Contract No. 210278-JH, Prime Design Services for Dewatering Building Equipment Rehabilitation, located at 6005 East Vegas Valley Drive - Department of Public Works - Award recommended to: CAROLLO ENGINEERS, INC. (Increase Amount Not-to-Exceed \$1,297,964.92 - Sanitation Enterprise Fund) - Clark County
14. For possible action to approve award of Contract No. 26.MWA383-RH, Prime Design Services WPCF Odor Control Upgrade, located at 6005 East Vegas Valley Drive - Department of Public Works - Award recommended to: CAROLLO ENGINEERS, INC. (Not-to-Exceed \$1,483,040 - Sanitation Enterprise Fund) - Clark County
15. For possible action to approve award of Contract No. 260175-DG, Blanket Services for General Engineering Services for WPCF, located at 6005 East Vegas Valley Drive - Department of Public Works - Award recommended to: STANTEC CONSULTING SERVICES, INC. (Not-to-Exceed \$500,000 - Sanitation Enterprise Fund) - Clark County

16. For possible action to approve award of Contract No. 260176-SV, Prime Design Services for Municipal Pool Assessment, located at 431 East Bonanza Road - Department of Public Works - Award recommended to: KGA, INC. (Not-to-Exceed \$266,500 - Parks and Leisure Activities Capital Projects Fund) - Ward 5 (Summers-Armstrong)
17. For possible action to approve award of Contract No. 26.MWB219.D1-JG, Prime Design Services for Bonanza Road Highway Safety Improvement Project - Las Vegas Boulevard to Lamb Boulevard - Department of Public Works - Award recommended to: C.A. Group (Not-to-Exceed \$1,995,747.90 - Road and Flood Capital Projects Fund) - Wards 3 and 5 (Diaz and Summers-Armstrong)
18. For possible action to approve award of Addendum No. 5 to Agreement No. 180399-PH, Colocation Facilities Agreement - Department of Innovation and Technology - Award recommended to: SWITCH, LTD DBA NV LAS NAP 7, LLC (Increase Amount \$13,583 - Computer Services Internal Service Fund) - All Wards
19. For possible action to approve award of Contract No. 250276-SK, Older Adults Home Modification Program - Department of Neighborhood Services - Award recommended to: SENIOR RESOURCE NEVADA (Not-to-Exceed \$88,000 - Housing Program Special Revenue Fund) - All Wards

NEIGHBORHOOD SERVICES - CONSENT

20. For possible action to approve the 2026-2027 Composite Interlocal Agreement related to regional homeless coordination and emergency shelter activities, Homeless Management Information System (HMIS) initiatives, homeless census participation and evaluation efforts (\$265,177.72 - Emergency Solutions Grant [ESG]) - All Wards

PUBLIC WORKS - CONSENT

21. For possible action to approve Amendment No. 3 to Cooperative Local Public Agency Agreement No. PR097-22-063 between the City of Las Vegas (CLV) and the Nevada Department of Transportation (NDOT) to extend the project completion date from June 30, 2026, to June 30, 2028, for the CLV Pavement Rehab Project - All Wards
22. For possible action to approve Supplemental No. 3 to Interlocal Contract 1053 between the City of Las Vegas (CLV) and the Regional Transportation Commission of Southern Nevada (RTC) to increase engineering funding in the amount of \$175,000 for the Complete Streets - Wyoming Avenue, Las Vegas Boulevard to Industrial Road Project (\$175,000 - RTC funded through the Road and Flood Capital Project Fund [CPF]) - Ward 3 (Diaz)
23. For possible action to approve a Communications Site License Agreement between the City of Las Vegas (CLV) and Bell Atlantic Mobile Systems, LLC, doing business as Verizon Wireless (Verizon), for an existing cell tower located at 7151 Oso Blanca Road (APN 125-20-501-007) more commonly known as Mountain Ridge Park - Ward 4 (Allen-Palenske)
24. For possible action to authorize staff to acquire real property and improvements located at 441 North 23rd Street (APN 139-35-511-035), 1805 Poplar Avenue (APN 139-35-610-042), 238 South 17th Street (APN 139-35-413-044), 321 North 16th Street (APN 139-35-212-085), and 407 Madison Avenue (APN 139-27-210-022) at the Clark County Treasurer Trustee Auction (Not-to-Exceed \$1,700,000 - Neighborhood Stabilization Fund) - Wards 3 and 5 (Diaz and Summers-Armstrong)
25. For possible action to approve the Sewer Over-Sizing Refunding Agreement between the City of Las Vegas (CLV) and Michael Layne (Developer) for an over-sized sewer generally located in Tina Lane (\$136,006.89 - Sanitation Enterprise Fund [SEF]) - Ward 6 (Brune)
26. For possible action to approve Amendment No. 8 to Cooperative Local Public Agency Agreement No. PR571-13-063 between the City of Las Vegas (CLV) and the Nevada Department of Transportation (NDOT) to extend the project completion date from June 30, 2026, to June 30, 2028, for the Intersection Right Turn Lane Improvements Project - All Wards
27. For possible action to approve Supplemental No. 5 to Interlocal Contract 1320 between the Cities of Las Vegas (CLV), North Las Vegas, Henderson, Boulder City and Mesquite, Clark County, and the Regional Transportation Commission of Southern Nevada (RTC) in which the RTC will oversee and decrease construction funding in the amount of \$2,000,000 for the Intelligent Transportation System (ITS) Master Plan Project - All Wards

28. For possible action to approve Interlocal Contract 3261 between the City of Las Vegas (CLV) and the Regional Transportation Commission of Southern Nevada (RTC) to provide construction funding in the amount of \$2,100,000 for the CLV Safety Upgrades Program (\$2,100,000 - RTC funded through the Traffic Improvements Capital Project Fund [CPF]) - All Wards
29. For possible action to approve Supplemental No. 1 to Interlocal Contract 3012 between the City of Las Vegas (CLV) and the Regional Transportation Commission of Southern Nevada (RTC) to provide right-of-way funding in the amount of \$1,600,000 for the Rampart Boulevard, Charleston Boulevard to Vegas Drive Project (\$1,600,000 - RTC funded through the Road and Flood Capital Project Fund [CPF]) - Ward 2 (Kelley)

RESOLUTIONS - CONSENT

30. R-30-2026 - For possible action to approve a Resolution approving the form of an agreement between the City and the owner of all assessable property in a proposed Special Improvement District (SID No. 614, Skye Summit - Phase 1) - Ward 4 (Allen-Palenske)
31. R-31-2026 - For possible action to approve a Resolution consenting to certain undertakings of the City of Las Vegas Redevelopment Agency (Agency) in connection with bidding on the purchase of any or all of certain real properties located at 304 Jackson Avenue (APN 139-27-111-041), 308 Jackson Avenue (APN 139-27-111-040, and 833 F Street (APN 139-27-310-007), Las Vegas, Nevada at the Clark County Treasurer Trustee Auction by the City of Las Vegas (City) Real Estate Manager, and approving and authorizing the City's Real Estate Manager to execute any reasonable and necessary documents, as approved as to form by the City's City Attorney Office, related to the acquisition of the properties by the Agency - Ward 5 (Summers-Armstrong) [NOTE: This item is related to Redevelopment Agency Item 4 (RA-15-2026)]

DISCUSSION/ACTION ITEMS

BOARDS AND COMMISSIONS - DISCUSSION

32. Discussion for possible action regarding the reappointment of Todd Moody to the Historic Preservation Commission
33. Discussion for possible action regarding the reappointment of Larry Schultz to the Regional Flood Control District Citizens Advisory Committee

RECOMMENDING COMMITTEE REPORT - DISCUSSION

BILLS ELIGIBLE FOR ADOPTION AT THIS MEETING

34. Bill No. Z-2026-1 - For possible action - Amends the City's Official Zoning Map by changing the zoning designations of certain parcels of land to reflect and formalize rezoning applications previously approved by the City Council. Proposed by: Seth T. Floyd, Executive Director of Community Development
35. Bill No. 2026-12 - For possible action - Amends the Unified Development Code to establish parameters for cottage cosmetics operations to be conducted as a home occupation. Proposed by: Seth T. Floyd, Executive Director of Community Development
36. Bill No. 2026-13 - For possible action - Amends various provisions of LVMC Title 19 to establish the Transit Oriented Development Overlay District and make parallel adjustments. Sponsored by: Councilman Brian Knudsen

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.

37. Bill No. 2026-14 - Ordinance concerning the City of Las Vegas, Nevada, Special Improvement District No. 1485 - Alta Drive (Landscape Maintenance FY2027); 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: Michael Cunningham, Acting Director of Public Works

38. Bill No. 2026-15 - Ordinance concerning the City of Las Vegas, Nevada, Special Improvement District No. 1516 - Fremont Street Maintenance District FY2027 (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: Michael Cunningham, Acting Director of Public Works
39. Bill No. 2026-16 - Authorizes multifamily and mixed-use development that includes a residential component as a conditional use on property zoned for commercial use, in accordance with State law. Proposed by: Seth T. Floyd, Executive Director of Community Development
40. Bill No. 2026-17 - Amends LVMC 19.17 and 19.18 to revise the term "affordable housing" to "attainable housing", update attainable housing tier descriptions in accordance with State law, and revise criteria related to attainable housing bonuses and incentives. Proposed by: Seth T. Floyd, Executive Director of Community Development

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.

41. Bill No. 2026-18 - Ordinance creating the City of Las Vegas, Nevada Special Improvement District No. 614 (Skye Summit - Phase 1); ordering a street project, storm sewer project, sanitary sewer project, drainage project, and water project, within the City of Las Vegas, Nevada and providing other matters related thereto. Proposed by: Michael Cunningham, Acting Director of Public Works
42. Bill No. 2026-19 - Ordinance concerning City of Las Vegas, Nevada Special Improvement District No. 614 (Skye Summit - Phase 1); assessing the cost of local improvements against the assessable property benefitted by the local improvements; and providing other matters related thereto. Proposed by: Michael Cunningham, Acting Director of Public Works
43. Bill No. 2026-20 - Ordinance authorizing the issuance and sale by the City of its Special Improvement District No. 614 (Skye Summit - Phase 1) Local Improvement Bonds, Series 2026, approving the form of certain documents with respect to such bonds, ratifying action taken by City officers toward the issuance of such bonds; and providing other matters related thereto. Proposed by: Gayle Lloyd-Leakos, Director of Finance
44. Bill No. 2026-21 - Annexation No. 26-0110-ANX1 - Property location: North side of Alexander Road, east of Juliano Road; Petitioned by: Blackstone Land Development, LLC; Acreage: 2.6 acres; Zoned: RS20 (County Zoning), R-E (City equivalent). Sponsored by: Councilwoman Francis Allen-Palenske

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 - CONSENT

All items listed on the Consent Agenda are considered to be routine and have been recommended "for approval". 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.

45. 26-0151-EOT1 - FIRST EXTENSION OF TIME - SITE DEVELOPMENT PLAN REVIEW (23-0201-SDR1) - APPLICANT: CITY OF LAS VEGAS - OWNER: CORNER OF MAIN ST, LLC - For possible action on a Land Use Entitlement project request FOR EXTENSION OF TIME OF THE APPROVAL FOR A PROPOSED TEMPORARY PARKING LOT ON 0.30 acres at the southeast corner of Utah Avenue and Main Street (APN 162-03-210-027), C-M (Commercial/Industrial) Zone, Ward 3 (Diaz). Staff recommends APPROVAL.

COMMUNITY DEVELOPMENT - DISCUSSION

46. 26-0156 - APPLICANT/OWNER: SR DECATUR APTS, LLC - For possible action on the following Land Use Entitlement project requests on 5.33 acres on the south side of Smoke Ranch Road, approximately 175 feet east of Decatur Boulevard (APN 139-19-101-002), C-1 (Limited Commercial) Zone, Ward 5 (Summers-Armstrong). Staff recommends DENIAL on the entire Land Use Entitlement project.
- 46a. 26-0156-EOT1 - FOURTH EXTENSION OF TIME - VARIANCE (VAR-75324) - TO ALLOW A 17-FOOT RESIDENTIAL ADJACENCY SETBACK WHERE 72 FEET IS THE MINIMUM REQUIRED AND TO ALLOW A 76-FOOT RESIDENTIAL ADJACENCY SETBACK WHERE 155 FEET IS THE MINIMUM REQUIRED
- 46b. 26-0156-EOT2 - FOURTH EXTENSION OF TIME - SPECIAL USE PERMIT (SUP-75325) - FOR A PROPOSED 191-UNIT SENIOR CITIZEN APARTMENTS USE
- 46c. 26-0156-EOT3 - FOURTH EXTENSION OF TIME - SPECIAL USE PERMIT (SUP-75326) - FOR A 53-FOOT TALL BUILDING WHERE THE AIRPORT OVERLAY DISTRICT LIMITS THE HEIGHT TO 35 FEET
- 46d. 26-0156-EOT4 - FOURTH EXTENSION OF TIME - SITE DEVELOPMENT PLAN REVIEW (SDR-75327) - FOR A PROPOSED 191-UNIT SENIOR CITIZEN APARTMENTS DEVELOPMENT WITH WAIVERS TO ALLOW A ZERO-FOOT LANDSCAPE BUFFER ON THE NORTH AND WEST PROPERTY LINES WHERE 15 FEET IS THE MINIMUM REQUIRED AND A ZERO-FOOT LANDSCAPE BUFFER ALONG A PORTION OF THE EAST PROPERTY LINE WHERE EIGHT FEET IS THE MINIMUM REQUIRED; ALSO TO ALLOW A ZERO-FOOT LANDSCAPE BUFFER ALONG A PORTION OF THE NORTH AND WEST PROPERTY LINE WHERE EIGHT FEET IS REQUIRED ADJACENT TO THE CONVENIENCE STORE

REPORTS AND PRESENTATIONS

47. 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

48. 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

49. 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.

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

COUNCIL MEMBER RECOGNITION

51. 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.

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

EXHIBIT B

(Attach Copy of Notice of May 20, 2026 Meeting)

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



City Council Agenda

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

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.

May 20, 2026

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.

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. 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 City Council Meeting.

CEREMONIAL MATTERS

1. Call to Order
2. Announcement Regarding: Compliance with Open Meeting Law
3. Invocation - Pastor Jason Adams, Good Samaritan Lutheran Church at the Lakes
4. Pledge of Allegiance

5. Recognition of the Employee of the Month
6. Recognition of Spread the Word Nevada

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 April 15, 2026 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.

COMMUNITY DEVELOPMENT - BUSINESS LICENSING - CONSENT

10. For possible action to approve a Restricted Gaming License for NEVADA RESTAURANT SERVICES, INC dba BOURBON STREET SPORTS BAR #228 at 4570 West Sahara Avenue - Ward 1 (Knudsen)
11. For possible action to extend a new Temporary Massage Establishment license for WARM MASSAGE LLC dba WARM MASSAGE at 6340 West Charleston Boulevard Suite 130 [Yin Han, Managing Member] - Ward 1 (Knudsen)

COMMUNITY DEVELOPMENT - CONSENT

12. For possible action to approve the Amended and Restated Bylaws of the Commission for the Las Vegas Centennial

ECONOMIC AND URBAN DEVELOPMENT - CONSENT

13. For possible action to approve the First Amendment to the Disposition and Development Agreement (DDA) between the City of Las Vegas (City) and RW Advance LLC (Developer) which provides an extension of time concerning the development and proposed sale of 1611 West Lake Mead Boulevard and 1600 Mount Mariah Drive (portions of APNs 139-21-313-021 and -025), and 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 - Ward 5 (Summers-Armstrong)

FINANCE - PURCHASING AND CONTRACTS - CONSENT

14. For possible action to approve award of Bid No. 25.MWB008-DG, CLV Freedom Park Remodel located at 3151 East Washington Avenue, to the lowest responsive and responsible bidder - Department of Public Works - Award recommended to: MONUMENT CONSTRUCTION (\$3,221,700 - Parks and Leisure Activities Capital Projects Fund) - Ward 3 (Diaz)
15. For possible action to approve award of Contract No. 260190-MC, Professional Services for Advanced Traffic Safety Analytics - Department of Public Works - Award recommended to: LUDIAN LLC (Not-to-Exceed \$402,080 - Traffic Improvements Capital Projects Fund) - All Wards
16. For possible action to approve award of Contract No. 260200-FF, Blanket Services for Public Outreach Services - Department of Public Works - Award recommended to: JACOBS ENGINEERING GROUP, INC. (Not-to-Exceed \$200,000 - Various Funds) - All Wards

17. For possible action to approve award of Contract No. 220097-PH-R, Professional Services for Public Attorney - Department Twenty - Municipal Court - Award recommended to: BLUEBIRD INJURY LAW, LLC (Total Contract Amount Not-to-Exceed \$87,500 - General Fund) - All Wards

FIRE AND RESCUE - CONSENT

18. For possible action to approve an agreement between the City of Las Vegas and Vocational Training Institutes, Inc. dba PIMA Medical Institute for personnel training and paramedic certification, with the terms outlined in the agreement (Not-to-Exceed \$1,700,000 Annually - Fire Service Public Education Special Revenue Fund) - All Wards

NEIGHBORHOOD SERVICES - CONSENT

19. For possible action to approve the First Amendment to HOME Investment Partnerships Program American Rescue Plan (HOME-ARP) Program Agreement between the City of Las Vegas and There is No Hero in Heroin Foundation, Inc. to provide additional funding in the amount of \$100,000 - All Wards
20. For possible action to approve the First Amendment to Housing Opportunities for persons with AIDS (HOPWA) Program Agreement between City of Las Vegas and Golden Rainbow of Nevada to provide additional funding in the amount of \$150,000 - All Wards
21. For possible action to approve the Assignment and Assumption of Loan Documents and the Subordination and Intercreditor Agreement related to the Westcliff Pines 4 Senior Apartments located at 8220 Silver Sky Drive (APN 138-28-401-016) - Ward 1 (Knudsen)

PUBLIC SAFETY - CONSENT

22. For possible action to approve an Interlocal Agreement between the City of Las Vegas, acting by and through the Department of Public Safety, and the City of North Las Vegas to provide mutual assistance in the emergency evacuation of detention facilities (Potential Impact Exceeding \$25,000 Annually - General Fund) - All Wards

PUBLIC WORKS - CONSENT

23. For possible action to approve Supplemental No. 7 to Interlocal Contract 1350 between the Cities of Las Vegas (CLV), North Las Vegas, Henderson, Boulder City and Mesquite, Clark County, and the Regional Transportation Commission of Southern Nevada (RTC) in which the RTC will oversee and increase engineering funding in the amount of \$2,500,000 for the Traffic Signal System Software Project - All Wards
24. For possible action to approve Amendment No. 2 to Cooperative Local Public Agency Agreement No. PR548-17-063 between the City of Las Vegas (CLV) and the Nevada Department of Transportation (NDOT) to extend the project completion date from June 30, 2027, to June 30, 2032, for the Cheyenne Bus Turnouts Project - Wards 1, 4 and 5 (Knudsen, Allen-Palenske and Summers-Armstrong)
25. For possible action to approve Interlocal Contract 3247 between the City of Las Vegas (CLV) and the Regional Transportation Commission of Southern Nevada (RTC) in which the RTC will provide construction funding in the amount of \$215,000 for the Farm Road Storm Drain, Tee Pee Lane to Hualapai Way Project (\$215,000 - RTC funded through the Road and Flood Capital Project Fund [CPF]) - Wards 4 and 6 (Allen-Palenske and Brune)
26. For possible action to approve Second Supplemental Interlocal Contract LAS23J21 between the City of Las Vegas (CLV) and the Clark County Regional Flood Control District (CCRFCD) to extend the project completion date from May 31, 2026, to May 31, 2027 for design of the Centennial Parkway Channel West - Farm Road, Oso Blanca to Tee Pee Project - Wards 4 and 6 (Allen-Palenske and Brune)
27. For possible action to approve staff to acquire, dedicate, and convey various real property rights for the 215 Beltway Trail Pedestrian Bridges at Summerlin Parkway Project located in the vicinity of Sunset Run Drive and Sky Vista Drive (multiple APNs) - Ward 2 (Kelley)
28. For possible action to approve the Amended and Restated Communications Site License Agreement between the City of Las Vegas (CLV) and SBA 2012 TC Assets, LLC (SBA), a Delaware Limited Liability Company, for an existing cell tower located at 150 South Rampart Boulevard (APN 138-29-801-002), more commonly known as Angel Park - Ward 2 (Kelley)

RESOLUTIONS - CONSENT

29. R-33-2026 - For possible action to approve a Resolution and Notice regarding the granting to Light Source Communications, LLC, of a franchise for communications services, including broadband internet service and/or telecommunications service, setting the purpose, character, term and conditions of the proposed franchise and setting a public hearing on the advisability of granting the proposed franchise - All Wards
30. R-34-2026 - For possible action to approve a Resolution consenting to the undertakings of the City of Las Vegas Redevelopment Agency (RDA) in connection with the Tenant Owner Participation Agreement (TOPA) between the RDA and Charleston OZB, LLC, (Owner) and JSG, OZB, LLC, (Tenant) for the project located at 1551 South Commerce Street (APN 162-03-210-008), to be in compliance with and in furtherance of the goals and objectives of the RDA - Redevelopment Area 1 - Ward 3 (Diaz) [NOTE: This item is related to RDA Item 5 (RA-16-2026)]
31. R-35-2026 - For possible action to approve a Resolution authorizing execution of a Purchase and Sale Agreement between Cox Communications Las Vegas, Inc. and the City of Las Vegas Redevelopment Agency (RDA) for the purchase of land located at the northeast corner of Rancho Drive and West Bonanza Road (APN 139-29-715-005) and 709-811 Dike Lane (APNs 139-29-704-007 through -014) - Redevelopment Area 1 - Ward 5 (Summers-Armstrong) [NOTE: This item is related to Redevelopment Agency Item 6 (RA-17-2026)]

DISCUSSION/ACTION ITEMS

NEIGHBORHOOD SERVICES - DISCUSSION

32. Discussion for possible action regarding an allocation of \$5,255,867 in FY 2026-2027 Community Development Block Grant (CDBG) funds to the City of Las Vegas by the United States Department of Housing and Urban Development (HUD) for projects, programs and services that benefit individuals and families - All Wards
33. Discussion for possible action regarding an allocation of \$469,481 in FY 2026-2027 Emergency Solutions Grant (ESG) funds to the City of Las Vegas by the United States Department of Housing and Urban Development (HUD) for homeless prevention and emergency services - All Wards
34. Discussion for possible action regarding an allocation of \$4,083,947 in FY 2026-2027 Housing Opportunities for Persons with AIDS (HOPWA) funds to the City of Las Vegas by the United States Department of Housing and Urban Development (HUD) to benefit low-income persons living with HIV/AIDS and their families - All Wards
35. Discussion for possible action to approve an allocation of \$2,218,893.15 in federal HOME Investment Partnerships Program (HOME) funds awarded by the United States Department of Housing and Urban Development (HUD), an estimated allocation of \$365,638 in State HOME funds, and an estimated allocation of \$1,015,813 in State Account for Affordable Housing (AAH) funds to the City of Las Vegas for FY 2026-2027 to build or rehabilitate affordable housing - All Wards
36. Discussion for possible action to approve the submittal of the City of Las Vegas' FY 2026-2027 HUD Annual Action Plan that secures \$12,028,188.15 in United States Department of Housing and Urban Development (HUD) funding and an estimated \$1,381,451 in State of Nevada Home Investment Partnership Funds and Account for Affordable Housing (AAH) totaling \$13,409,639.15 for housing, homeless, and community development activities - All Wards

BOARDS AND COMMISSIONS - DISCUSSION

37. Discussion for possible action regarding the appointment of nominee A'Viah Day-Spell to a Ward 5 seat on the Youth Leadership Advisory Council

RECOMMENDING COMMITTEE REPORT - DISCUSSION

BILLS ELIGIBLE FOR ADOPTION AT THIS MEETING

38. Bill No. 2026-14 - For possible action - Ordinance concerning the City of Las Vegas, Nevada, Special Improvement District No. 1485 - Alta Drive (Landscape Maintenance FY2027); 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: Michael Cunningham, Acting Director of Public Works

39. Bill No. 2026-15 - For possible action - Ordinance concerning the City of Las Vegas, Nevada, Special Improvement District No. 1516 - Fremont Street Maintenance District FY2027 (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: Michael Cunningham, Acting Director of Public Works
40. Bill No. 2026-16 - For possible action - Authorizes multifamily and mixed-use development that includes a residential component as a conditional use on property zoned for commercial use, in accordance with State law. Proposed by: Seth T. Floyd, Executive Director of Community Development
41. Bill No. 2026-17 - For possible action - Amends LVMC 19.17 and 19.18 to revise the term "affordable housing" to "attainable housing", update attainable housing tier descriptions in accordance with State law, and revise criteria related to attainable housing bonuses and incentives. Proposed by: Seth T. Floyd, Executive Director of Community Development
42. Bill No. 2026-18 - For possible action - Ordinance creating the City of Las Vegas, Nevada Special Improvement District No. 614 (Skye Summit - Phase 1); ordering a street project, storm sewer project, sanitary sewer project, drainage project, and water project, within the City of Las Vegas, Nevada and providing other matters related thereto. Proposed by: Michael Cunningham, Acting Director of Public Works
43. Bill No. 2026-19 - For possible action - Ordinance concerning City of Las Vegas, Nevada Special Improvement District No. 614 (Skye Summit - Phase 1); assessing the cost of local improvements against the assessable property benefitted by the local improvements; and providing other matters related thereto. Proposed by: Michael Cunningham, Acting Director of Public Works
44. Bill No. 2026-20 - For possible action - Ordinance authorizing the issuance and sale by the City of its Special Improvement District No. 614 (Skye Summit - Phase 1) Local Improvement Bonds, Series 2026, approving the form of certain documents with respect to such bonds, ratifying action taken by City officers toward the issuance of such bonds; and providing other matters related thereto. Proposed by: Gayle Lloyd-Leakos, Director of Finance
45. Bill No. 2026-21 - For possible action - Annexation No. 26-0110-ANX1 - Property location: North side of Alexander Road, east of Juliano Road; Petitioned by: Blackstone Land Development, LLC; Acreage: 2.6 acres; Zoned: RS20 (County Zoning), R-E (City equivalent). Sponsored by: Councilwoman Francis Allen-Palenske

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.

46. 26-0042-MOD1 - SUMMERLIN MAJOR MODIFICATION - PUBLIC HEARING - APPLICANT/OWNER: THE HOWARD HUGHES COMPANY, LLC - For possible action on a Land Use Entitlement project request FOR THE PROPOSED MODIFICATION OF THE SUMMERLIN WEST VILLAGE 22 DEVELOPMENT PLAN TO AMEND THE SPECIAL LAND USE DESIGNATION OF PARCEL "X" AND "II" FROM: EC-MF3 (EMPLOYMENT CENTER - HIGH DENSITY MULTI-FAMILY) TO: VC (VILLAGE COMMERCIAL) on 35.31 acres at the northeast corner of Summerlin Parkway and Orrock Street (APN 137-23-211-010), Ward 2 (Kelley). The Planning Commission (7-0 vote) and Staff recommend APPROVAL.

47. 26-0058-SUP1 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT: AMERICAN MULTI-CINEMA, INC. - OWNER: RAINBOW PLAZA ENTERPRISES, LLC - For possible action on a Land Use Entitlement project request FOR A PROPOSED ALCOHOL, ON-PREMISE FULL USE at 2321 North Rainbow Boulevard (APN 138-22-514-006), C-1 (Limited Commercial) Zone, Ward 5 (Summers-Armstrong). The Planning Commission (7-0 vote) and Staff recommend APPROVAL.

COMMUNITY DEVELOPMENT - DISCUSSION

48. 25-0459 - ABEYANCE ITEM - PUBLIC HEARING - APPLICANT/OWNER: CARE ACCESS NV I, LLC - For possible action on the following Land Use Entitlement project requests on 0.19 acres at 5617 Grand Guinness Court (APN 125-26-810-025), R-1 (Single Family Residential) Zone, Ward 1 (Knudsen). The Planning Commission (5-1-0 vote) recommends APPROVAL on the entire Land Use Entitlement project. Staff recommends DENIAL on the entire Land Use Entitlement project. [NOTE: THE WARD WAS AMENDED AT PLANNING COMMISSION FROM: WARD 1 (KNUDSEN) TO WARD 6 (BRUNE)]
- 48a. 25-0459-VAR1 - ABEYANCE ITEM - VARIANCE - TO ALLOW TWO PARKING SPACES WHERE FOUR ARE REQUIRED
- 48b. 25-0459-SUP1 - ABEYANCE ITEM - SPECIAL USE PERMIT - FOR A PROPOSED INDIVIDUAL CARE - GROUP HOME USE
49. 26-0024 - PUBLIC HEARING - APPLICANT: TUNNEL TO TOWERS FOUNDATION - OWNER: RAINY DAY INVESTMENTS, LLC, ET AL - For possible action on the following Land Use Entitlement project requests on 5.28 acres at the northwest corner of Rancho Drive and Jones Boulevard (APNs 138-11-502-003 and 138-12-110-049), C-2 (General Commercial) Zone, Ward 5 (Summers-Armstrong). The Planning Commission (7-0 vote) and Staff recommend APPROVAL on the entire Land Use Entitlement project.
- 49a. 26-0024-SUP1 - SPECIAL USE PERMIT - FOR A PROPOSED RESIDENTIAL, MULTI-FAMILY USE
- 49b. 26-0024-SUP2 - SPECIAL USE PERMIT - FOR A PROPOSED ALTERNATIVE PARKING STANDARD TO ALLOW 120 PARKING SPACES WHERE 168 ARE REQUIRED
- 49c. 26-0024-VAC1 - VACATION - PETITION TO VACATE A PORTION OF PUBLIC DRAINAGE EASEMENT
- 49d. 26-0024-SDR1 - SITE DEVELOPMENT PLAN REVIEW - FOR A PROPOSED THREE-STORY, 118-UNIT RESIDENTIAL MULTI-FAMILY DEVELOPMENT WITH WAIVERS OF PERIMETER LANDSCAPE BUFFER REQUIREMENTS
50. 26-0039 - PUBLIC HEARING - APPLICANT: A4 BUILDERS, LLC - OWNER: AG CONSTRUCTION, INC. - For possible action on the following Land Use Entitlement project requests on 0.16 acres at the southeast corner of Wilson Avenue and 10th Street (APN 139-26-410-051), R-3 (Medium Density Residential) Zone, Ward 5 (Summers-Armstrong). The Planning Commission (7-0 vote) recommends APPROVAL on the entire Land Use Entitlement project. Staff recommends DENIAL on the entire Land Use Entitlement project.
- 50a. 26-0039-VAC1 - VACATION - PETITION TO VACATE A PORTION OF RIGHT-OF-WAY (WILSON AVENUE)
- 50b. 26-0039-SDR1 - SITE DEVELOPMENT PLAN REVIEW - FOR A PROPOSED ONE-STORY, FOUR-UNIT MULTI-FAMILY RESIDENTIAL DEVELOPMENT WITH WAIVERS OF APPENDIX F INTERIM DOWNTOWN LAS VEGAS DEVELOPMENT STANDARDS [AREA 2]
51. 26-0075 - PUBLIC HEARING - APPLICANT: CONTOUR HOMES - OWNER: KYLE PARTNERS, LLC - For possible action of the following Land Use Entitlement project requests on 10.37 acres at the northwest corner of Trails End Avenue and Alpine Ridge Way (APNs 126-01-101-008 and 009), Ward 6 (Brune). The Planning Commission (7-0 vote) recommends APPROVAL on 26-0075 [GPA1, ZON1, VAR1, VAC1 AND TMP1]. The Planning Commission (7-0 vote) recommends DENIAL on 26-0075-VAR3. Staff recommends APPROVAL on 26-0075 [GPA1 AND ZON1]. Staff recommends DENIAL on 26-0075 [VAR1, VAR3, VAC1, AND TMP1].
- 51a. 26-0075-GPA1 - GENERAL PLAN AMENDMENT - FROM: PCD (PLANNED COMMUNITY DEVELOPMENT) TO: MLA (MEDIUM LOW ATTACHED DENSITY RESIDENTIAL)

- 51b. 26-0075-ZON1 - REZONING - FROM: U (UNDEVELOPED) [PCD (PLANNED COMMUNITY DEVELOPMENT) GENERAL PLAN DESIGNATION] TO: R-TH (SINGLE FAMILY ATTACHED)
 - 51c. 26-0075-VAR1 - VARIANCE - TO ALLOW PRIVATE, GATED STREETS THAT DO NOT CONFORM TO TITLE 19.04 COMPLETE STREETS STANDARDS FOR STREET TERMINI AND CONNECTIVITY RATIO
 - 51d. 26-0075-VAR3 - VARIANCE - TO ALLOW NO HALF-STREET IMPROVEMENTS ON ALPINE RIDGE WAY BETWEEN THE NORTHERN END OF THE USABLE AREA TO MOCASSIN ROAD
 - 51e. 26-0075-VAC1 - VACATION - PETITION TO VACATE U.S. GOVERNMENT PATENT EASEMENTS
 - 51f. 26-0075-TMP1 - TENTATIVE MAP - ALPINE RIDGE AND TRAILS END - FOR A PROPOSED 77-LOT SINGLE-FAMILY ATTACHED RESIDENTIAL SUBDIVISION
52. 26-0090 - PUBLIC HEARING - APPLICANT: KLA CONSTRUCTION & DEVELOPMENT, INC. - OWNER: PROVIEW SERIES, LLC SERIES 38 - For possible action on the following Land Use Entitlement project requests on 0.16 acres on the west side of Casino Center Boulevard, approximately 215 feet north of Utah Avenue (APN 162-03-210-043), Ward 3 (Diaz). The Planning Commission (7-0 vote) recommends APPROVAL on the entire Land Use Entitlement project. Staff recommends DENIAL on the entire Land Use Entitlement project.
- 52a. 26-0090-VAR1 - VARIANCE - TO ALLOW A 50-FOOT LOT WIDTH WHERE 100 FEET IS REQUIRED
 - 52b. 26-0090-ZON1 - REZONING - FROM: R-4 (HIGH DENSITY RESIDENTIAL) TO: C-1 (LIMITED COMMERCIAL)
 - 52c. 26-0090-SDR1 - SITE DEVELOPMENT PLAN REVIEW - FOR A PROPOSED ONE-STORY, 6,324 SQUARE-FOOT COMMERCIAL DEVELOPMENT WITH WAIVERS OF APPENDIX F INTERIM DOWNTOWN LAS VEGAS DEVELOPMENT STANDARDS [AREA 1] AND TITLE 19.08 SCREENING STANDARDS FOR COLLECTION AREAS AND DUMPSTERS
53. 26-0129-SDR1 - SITE DEVELOPMENT PLAN REVIEW - PUBLIC HEARING - APPLICANT/OWNER: DIAMOND ZING, LLC - For possible action on a Land Use Entitlement project request FOR A PROPOSED ADDITION OF FOUR UNITS TO AN EXISTING ONE-STORY, THREE-UNIT MULTI-FAMILY RESIDENTIAL DEVELOPMENT WITH WAIVERS OF APPENDIX F INTERIM DOWNTOWN LAS VEGAS DEVELOPMENT STANDARDS [AREA 2] on 0.22 acres at 401 South 11th Street (APN 139-34-801-019), R-4 (High Density Residential) Zone, Ward 3 (Diaz). The Planning Commission (7-0 vote) recommends APPROVAL. Staff recommends DENIAL.

SET DATE

- 54. 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

- 55. 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.

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

COUNCIL MEMBER RECOGNITION

57. 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.

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

EXHIBIT C

**(Attach Affidavit of Publication of
Notice of Deposit of the Ordinance)**

AFFIDAVIT OF PUBLICATION

STATE OF NEVADA)
COUNTY OF CLARK) SS:

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

Account #
Order ID

104115
353842

Leslie McCormick, being 1st duty sworn, deposes and says: That she is the Legal Clerk for the Las Vegas Review-Journal, 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, in 1 edition(s) of said newspaper issued from 05/07/2026 to 05/07/2026, on the following day(s):

05/07/2026

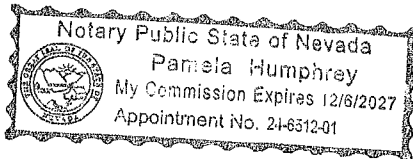
Leslie McCormick

LEGAL ADVERTISEMENT REPRESENTATIVE

Subscribed and sworn to before me on this May 7, 2026

Notary

Pamela Humphrey
5-7-26



BILL NO. 2026-18

AN ORDINANCE CREATING THE CITY OF LAS VEGAS, NEVADA, SPECIAL IMPROVEMENT DISTRICT NO. 614 (SKYE SUMMIT - PHASE 1); ORDERING STREET PROJECTS, A STORM SEWER PROJECT, A SANITARY SEWER PROJECT, A DRAINAGE PROJECT, AND A WATER PROJECT, WITHIN THE CITY OF LAS VEGAS, NEVADA; AND PROVIDING OTHER MATTERS RELATED THERETO.

PUBLIC NOTICE IS HEREBY GIVEN that an adequate number of typewritten copies of the above-numbered and entitled proposed Ordinance are available for public inspection and distribution at the office of the City Clerk of the City of Las Vegas, at her office in City Hall, 495 S. Main Street, Las Vegas, Nevada, and that such Ordinance was proposed on May 6, 2026, and will be considered for adoption at the regular meeting of the City Council of the City of Las Vegas to be held on May 20, 2026.

/s/ LUANN D. HOLMES, MMC
City Clerk

PUB: May 7, 2026
Lv Review-Journal



EXHIBIT D

(Attach Affidavit of Publication of Adoption of Ordinance)

AFFIDAVIT OF PUBLICATION

STATE OF NEVADA)
COUNTY OF CLARK) SS:

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

Account #
Order ID

104115
354774

Leslie McCormick, being 1st duty sworn, deposes and says: That she is the Legal Clerk for the Las Vegas Review-Journal, 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, in 1 edition(s) of said newspaper issued from 05/23/2026 to 05/23/2026, on the following day(s):

05/23/2026

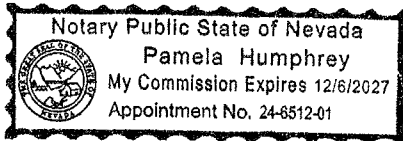
Leslie McCormick

LEGAL ADVERTISEMENT REPRESENTATIVE

Subscribed and sworn to before me on this May 23, 2026

Notary

Pamela Humphrey 5-23-26



**BILL NO. 2026-18
ORDINANCE NO. 6956**

AN ORDINANCE CREATING THE CITY OF LAS VEGAS, NEVADA, SPECIAL IMPROVEMENT DISTRICT NO. 614 (SKYE SUMMIT - PHASE 1); ORDERING STREET PROJECTS, A STORM SEWER PROJECT, A SANITARY SEWER PROJECT, A DRAINAGE PROJECT, AND A WATER PROJECT, WITHIN THE CITY OF LAS VEGAS, NEVADA; AND PROVIDING OTHER MATTERS RELATED THERETO.

PUBLIC NOTICE IS HEREBY GIVEN that such Ordinance was proposed on May 6, 2026, and was passed at the City Council meeting held on May 20, 2026, by the following vote of the City Council:

Those Voting Aye:
Shelley Berkley
Brian Knudsen
Olivia Diaz
Francis Allen-Palenske
Nancy E. Brune
Shondra Summers-Armstrong
Kara J. Kelley

Those Voting Nay: None
Those Absent: None

This Ordinance shall be in full force and effect from and after May 24, 2026, i.e., the day after the publication of such Ordinance by its title only.

IN WITNESS WHEREOF, the City Council of the City of Las Vegas, Nevada, has caused this Ordinance to be published by title only.

DATED this May 20, 2026.

/s/ SHELLEY BERKLEY
Mayor

Attest:
/s/ DR. LUANN D. HOLMES, MMC
City Clerk

PUB: May 23, 2026
Lv Review-Journal