

Summary – An ordinance levying assessments in the City of Las Vegas, Nevada, Special Improvement District No. 611 (Sunstone Phase I and II), ratifying action taken by City officers toward the creation of such District, and providing other matters related thereto.

BILL NO. 2020-25

ORDINANCE NO. 6748

AN ORDINANCE CONCERNING THE CITY OF LAS VEGAS, NEVADA, SPECIAL IMPROVEMENT DISTRICT NO. 611 (SUNSTONE PHASE I AND II); ASSESSING THE COST OF LOCAL IMPROVEMENTS AGAINST THE ASSESSABLE PROPERTY BENEFITED BY THE LOCAL IMPROVEMENTS; AND PROVIDING OTHER MATTERS RELATED THERETO.

WHEREAS, the City Council (the “Council”) of the City of Las Vegas, Nevada (the “City”), has previously, pursuant to the requisite preliminary proceedings, created the City of Las Vegas, Nevada, Special Improvement District No. 611 (Sunstone Phase I and II) (the “District”) for the purpose of acquiring and improving a street project, storm sewer project, sanitary sewer project, water project and drainage project (the “Project”), and has provided that the entire cost and expense of the Project shall be paid by special assessments, according to benefits received by the benefited lots, tracts and parcels of land in the District; and

WHEREAS, pursuant to Chapter 271 of 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 Northland LLC, a Delaware 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 August 5, 2020 (the “Financing Agreement”), for the acquisition and improvement of the Project which contains the terms and conditions required by NRS 271.710 and 271.720; and

WHEREAS, the District has been created by an ordinance designated as the “District No. 611 Creation Ordinance” previously approved by the Council under the provisions of the Act; and

WHEREAS, the Council has determined that the entire cost and expense to the City of the acquisition and improvement of the Project is to be paid by special assessments levied against the benefited lots, tracts and parcels of land in the District; and

WHEREAS, such cost and expense of the Project includes the costs and expenses of the City to be incurred in connection with the issuance of the bonds by the City (including any refunding thereof, the “Bonds”) to finance the cost of the acquisition and improvement of the Project and the amount of reserve and other funds for the Bonds; and

WHEREAS, the Council has determined and does hereby declare that the net cost to the City of the Project is \$18,600,000 of which \$-0- is available from other sources and \$18,600,000 is to be assessed upon the benefited lots, tracts and parcels of land in the District; and

WHEREAS, after determination of the cost and expense of the acquisition and improvement of the Project to be paid by the property specially benefited, the Council, together with the Engineer (defined herein), made out an assessment roll for the District containing, among other things, the name and address of the last-known owner of the property to be assessed, a description of each lot, tract and parcel of land to be assessed, and the amount of the assessment thereon and has filed the assessment roll with the City Clerk; and

WHEREAS, the assessments do not exceed the benefits to the property assessed nor the total cost and expense of the acquisition and improvement of the Project payable from assessments as previously determined and do not exceed the reasonable market value of the lots, tracts and parcels of land to be assessed; and

WHEREAS, it is incumbent upon the Council to provide when said assessments shall become due and the penalties payable after any delinquency; and

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. 611 Assessment Ordinance” (this “Ordinance”).

Section 2. Unless the context otherwise requires, capitalized terms used herein shall have the following meanings:

“**Act**” means the Consolidated Local Improvements Law, being Chapter 271 of the Nevada Revised Statutes, as amended from time to time.

“Administration Fund” means the fund of that name established under the Indenture.

“Administrative Allocation” means, for any Assessment Year, the remainder of (a) the aggregate amount of Assessment Installments payable in such Assessment Year in accordance with this Ordinance (without taking into account any reduction in such Assessment Installments required to be made pursuant to Section 5C hereof), less (b) Annual Debt Service for the Bond Year commencing in such Assessment Year.

“Administrative Budget Amount” means, for any Administrative Year, the amount that the City reasonably anticipates, as of the May 15 immediately preceding the commencement of such Administrative Year, will be required to be available in the Administration Fund to pay Administrative Costs during the course of such Administrative Year or any subsequent Administrative Year; provided, however, the Administrative Budget Amount may not exceed the Administrative Allocation for such Administrative Year.

“Administrative Costs” means the actual and reasonable costs of administering the levy, collection and enforcement of the Assessments and all other actual and reasonable administrative costs and incidental expenses related to the Assessments or the Bonds, including, but not limited to, Trustee’s fees and expenses, engineer’s fees and expenses, outside legal costs, the costs and expenses of City staff and fees incurred in connection with the calculation of arbitrage rebate due to the federal government, the costs of existing or projected delinquencies in Assessment payments in current or future Administrative Years in amounts determined by the City in its sole discretion, which amounts may be used to pay Annual Debt Service in the City’s sole discretion, the costs of complying with federal securities laws, and the costs of any modification to the District.

“Administrative Year” means the twelve-month period beginning on June 2 in each year and extending to the next succeeding June 1, both dates inclusive. The first Administrative Year shall begin on June 2, 2022 and end on June 1, 2023.

“Annual Debt Service” means, with respect to any Outstanding Bonds, for each Bond Year, the sum of (a) the interest due on such Bonds in such Bond Year, assuming that such Bonds are retired as scheduled (including by reason of mandatory sinking fund redemptions), and (b) the principal amount of the such Bonds due in such Bond Year (including any mandatory sinking fund redemptions due in such Bond Year).

“**Appraised Value**” means the market value of all or any portion of the Property (assuming the completion of any portion of the Project to be acquired with the proceeds of Bonds that have been issued) as set forth in a Qualified Appraisal Report prepared by a Qualified Appraiser.

“**Assessment**” or “**Assessments**” means, with respect to the Property, or a portion thereof, the aggregate special assessments levied by the City thereon pursuant to and in accordance with the terms of this Ordinance and, with respect to an individual parcel of the Property, means the special assessment levied by the City thereon pursuant to and in accordance with the terms of this Ordinance.

“**Assessment Installments**” means the installments of principal and interest payable with respect to the Assessments.

“**Assessment Revenue Fund**” means the fund of that name established under the Indenture.

“**Assessment Roll**” means the Assessment Roll prepared by the Engineer in connection with the levy of the Assessments.

“**Assessment Year**” means the twelve-month period beginning on April 2 in each year and extending to the next succeeding April 1, both dates inclusive, except that the first Assessment Year shall begin on April 2, 2022 and end on April 1, 2023.

“**Bond Year**” means each twelve-month period beginning on June 2 in each year and extending to the next succeeding June 1, both dates inclusive, except that the first Bond Year shall begin on June 2, 2022 and end on June 1, 2023.

“**Chief Financial Officer**” means the Chief Financial Officer of the City.

“**City Treasurer**” means the Treasurer of the City, who is the officer of the City upon whom is delegated by law general responsibility for the maintenance of the moneys and other funds of the City.

“**Creation Ordinance**” means the ordinance of the City Council creating the District.

“**Construction Fund**” means the fund of that name established under the Indenture.

“**Credit Amount**” means, for any Assessment Year, an amount equal to the remainder of (a) the sum of (i) the amount on deposit in the Assessment Revenue Fund on June 3

of such Assessment Year (excluding amounts on deposit on June 3, 2021 and June 3, 2022, which shall not be used in calculating any Credit Amount) plus (ii) an amount equal to the Administrative Allocation for such Assessment Year, less (b) an amount equal to the Administrative Budget Amount for the Administrative Year commencing in such Assessment Year.

“District” means the “City of Las Vegas, Nevada Special Improvement District No. 611 (Sunstone Phase I and II)” created by the City pursuant to the Creation Ordinance.

“Engineer” means the City Engineer.

“Engineer’s Report” means the engineer’s report for the District prepared by the Engineer, as originally approved or as the same may be amended from time to time in accordance with the Act.

“Indenture” means the Trust Indenture relating to the Bonds by and between the City and the Trustee, as originally executed or as it may from time to time be amended or supplemented by any Supplemental Indenture.

“NRS” means the Nevada Revised Statutes, as amended from time to time.

“Ordinance” means this Ordinance.

“Parity Assessment” means a special assessment levied pursuant to the Act or any similar law, the lien of which is on a parity with the lien of the Assessments.

“Payment Dates” means April 1 and October 1, commencing April 1, 2021.

“Project” means the local improvements to be acquired, constructed and improved by the City with a portion of the proceeds of the Bonds, which local improvements are described in the Engineer’s Report and the Creation Ordinance.

“Property” means the real property located within the District, as described in the Creation Ordinance.

“Qualified Appraisal Report” means a real estate appraisal report which (a) has been prepared by a Qualified Appraiser, (b) uses a date of value, or was updated by a letter dated, no more than six months prior to the date of submittal to the Trustee, (c) states that it is prepared in accordance with the applicable standards of the Appraisal Institute for such reports, (d) is written in conformance with Uniform Standards of Professional Appraisal Practice (USPAP), and (e) employs a methodology and provides limiting conditions that are consistent with the Initial Appraisal Report.

“Qualified Appraiser” means BTI Appraisal, or any other real estate appraiser selected by the City that has a MAI designation from the Appraisal Institute and that is a Certified General Appraiser licensed in the State.

“Qualified Engineer” means a qualified engineer, or firm of engineers, of recognized standing in the field of assessment engineering.

“Reserve Fund” has the meaning ascribed thereto in the Indenture.

“Semiannual Credit Amount” means, for any Assessment Year, 50-percent of the Credit Amount for such Assessment Year.

“State” means the State of Nevada.

“Supplemental Indenture” means any indenture amendatory of or supplemental to the Indenture, but only if and to the extent that such Supplemental Indenture is specifically authorized under the Indenture.

“Trustee” means The Bank of New York Mellon Trust Company, N.A., as trustee under the Indenture, and any successor thereto permitted under the Indenture.

“Value to Lien Ratio” means a fraction, (a) the numerator of which is the sum of (i) the taxable value of the Property, or the portion thereof with respect to which the Value to Lien Ratio is being determined, for which a Qualified Appraisal Report has not been provided, as such value is shown on the most recently equalized property tax roll, plus (ii) the Appraised Value of the Property, or the portion thereof with respect to which the Value to Lien Ratio is being determined, for which a Qualified Appraisal Report has been provided, as such Appraised Value is shown in such Qualified Appraisal Report, and (b) the denominator of which is the sum of the principal amount of existing Assessments levied on the Property or such portion thereof, plus the principal amount of existing Parity Assessments levied on the Property or such portion thereof, plus the principal amount of any Parity Assessments proposed to be levied on the Property or such portion thereof, which proposed Parity Assessments are anticipated to be levied on or before the date of, or in connection with, the event requiring a determination of Value to Lien Ratio; the Value to Lien Ratio shall be expressed, after reducing said fraction, as a number equal to the numerator of said fraction “to” a number equal to the denominator of said fraction.

Section 3. All actions, proceedings and matters previously taken, had and done by the City and the officers thereof (not inconsistent with the provisions of this Ordinance) concerning the District, including, but not limited to, the acquisition and improvement of the

Project, the levy of Assessments for those purposes, and the validation and confirmation of the Assessment Roll and the Assessments therein, are ratified, approved and confirmed.

Section 4. For the purpose of paying the cost and expense of acquisition and improvement of the Project by the City, there are hereby levied and assessed against the lots, tracts and parcels of land in the District specially benefited by the Project and described in the Assessment Roll, the amounts and assessments shown in the Assessment Roll (as so filed and confirmed). The Council hereby finds and determines that such Assessments do not exceed the benefits to the property assessed nor the total cost and expense of the acquisition and improvement of the Project payable from assessments as previously determined and do not exceed the reasonable market value of the lots, tracts and parcels of land to be assessed.

Section 5.

A. The Developer, pursuant to Financing Agreement, has elected to pay the Assessments in installments, with interest as hereinafter provided, and the Council hereby authorizes such manner of payment. The unpaid Assessments shall be payable on April 1 and October 1 of each year, commencing on April 1, 2021, in fifty-nine (59) semi-annual substantially equal installments of principal and interest until paid in full, with interest in all cases on the unpaid and deferred installments of principal from the effective date of this Ordinance at a rate or rates, which shall not exceed by more than one percent (1%) the highest rate of interest on the Bonds issued for the District. Between the effective date of this Ordinance and the date the Bonds are issued, the unpaid Assessments shall bear interest at 0%. After the Bonds are issued, the Council hereby delegates to the City's Chief Financial Officer pursuant to NRS 271.415 the ability to fix the rate or rates of interest on the unpaid Assessments in accordance with the parameters described in this Section. The effective interest rate on the Bonds will not exceed the statutory maximum rate, i.e., will not exceed by more than 3% the "Index of Twenty Bonds," which shall have been most recently published before the time bids for the bonds are received, or at the time a negotiated offer for the sale of such bonds is accepted.

B. The City Treasurer shall, on approximately March 1 and September 1 of each calendar year, commencing March 1, 2021, mail, by United States mail, postage prepaid as first-class mail, an assessment bill to each owner of a parcel of the Property with respect to which Assessment Installments are payable on the following April 1 or October 1, respectively. The names and addresses of such property owners shall be obtained from the

records of the Clark County Assessor or from such other source or sources as the City Treasurer deems reliable. The assessment bill shall specify the amount of the Assessment Installment payable by such owner on the following April 1 or October 1, as applicable, and shall state that each such day is the last day for payment of such amount. Each assessment bill shall specify what portion of the amount payable constitutes interest and what portion constitutes principal.

C. Pursuant to the Indenture, the Trustee is required to notify the City Treasurer, no later than June 10 of each year, commencing June 10, 2023, of the amount on deposit in the Assessment Revenue Fund as of June 3 of such year. On or before June 15 of each year, commencing June 15, 2022, the City Treasurer shall calculate, or cause to be calculated, the Credit Amount for the then current Assessment Year. An amount equal to the Semiannual Credit Amount for such Assessment Year shall be credited against the aggregate Assessment Installments payable on each Payment Date in such Assessment Year. The amount of the Assessment Installment payable with respect to each parcel of the Property on each such Payment Date shall be reduced by a proportionate share of the Semiannual Credit Amount, such share to be in the same proportion to the whole of the Semiannual Credit Amount as the unpaid and non-delinquent principal of the Assessment levied on such parcel is to the whole of the unpaid and non-delinquent principal of the Assessment levied on the Property. The assessment bills shall reflect such reduction in the amount of the Assessment Installment payable on each Payment Date. Any Assessment Installment, the amount payable with respect to which on any Payment Date is reduced pursuant to this Section, shall for all purposes be deemed to have been paid on such Payment Date in an amount equal to such reduction. Notwithstanding the foregoing, amounts on deposit in the Assessment Revenue Fund on June 3, 2021 and June 3, 2022 shall by operation of this Ordinance be deemed to be Administrative Costs, shall not be used to calculate any Credit Amount, and shall be transferred by the Trustee to the City for deposit into the Administration Fund.

D. The owner of any Property assessed and not in default as to any Assessment Installment or payment may, at any time (at the option of such owner), pay the whole or any portion of the unpaid principal with interest accruing thereon to the next Payment Date, together with a prepayment premium equal to three percent (3%) of the principal amount so prepaid. If the Bonds (or any bonds issued to refund the Bonds) may then be redeemed without the payment of any premium, the City, in its sole discretion, may waive the requirement

of payment of the prepayment premium. No waiver for a particular prepayment premium shall be deemed to be a waiver for any other prepayment premium. The owner of any assessed property may, at any time, request the City to provide information as to the total amount which will be due in connection with a proposed prepayment of an Assessment by such owner and the City will promptly (but in any event within five (5) business days) provide such information to the owner. After any partial prepayment of an assessment or refunding of the Bonds pursuant to NRS 271.488, the City Treasurer shall reamortize the Assessment Installments due on the parcel on which the partial prepayment was made or, in the case of a refunding, on all parcels, so that the remaining Assessment Installments are semiannual substantially level installments of principal and interest with a final due date of April 1, 2050.

E. The Assessment against a portion of Property shall be reduced by the amount of any credits available for such Assessment that are applied as a result of the voluntary prepayment thereof in whole or part as provided in the Indenture. This section does not prevent the City from amending this Ordinance, the Financing Agreement or any other documents executed in connection with the Bonds to provide for other uses of the interest earned on Bond proceeds, any excess Bond proceeds or the reserve fund established for the Bonds (the "Reserve Fund") in connection with a refunding of the Bonds; and the owners of the property assessed in the District have no entitlement to payment of any amounts in the interest earned on Bond proceeds, any excess Bond proceeds or the Reserve Fund in the event of such an amendment.

F. The City Treasurer shall, within eight (8) City business days after the end of each calendar month in which Assessment Installments are received, transfer such Assessment Installments to the Trustee for deposit in the Assessment Revenue Fund; provided, however, that any Assessment Installments received during the period from May 1 to May 15 shall be transferred by the City Treasurer to the Trustee no later than May 31 and any Assessment Installments received during the period from November 1 to November 15 shall be transferred by the City Treasurer to the Trustee no later than November 30.

Section 6. The amounts assessed as provided in this Ordinance shall be a lien upon the lots, tracts and parcels of land from the effective date of this Ordinance until paid. Pursuant to NRS Section 271.420, such lien shall be co-equal with the latest lien upon the lots, tracts and parcels to secure the payment of general taxes, shall not be subject to extinguishment

by the sale of any property on account of the nonpayment of general taxes, and shall be prior and superior to all liens, claims, encumbrances and titles other than the lien of assessments and general taxes. The sale of any such lot, tract or parcel of land for general or other taxes shall not relieve such lot, tract or parcel of land from such assessment or the lien therefor. Such amounts shall continue to be a lien upon the lots, tracts and parcels of land assessed until paid in full (including all principal and the interest thereon, and any penalties and collection costs).

Section 7. If any parcel of Property is divided after the effective date of this Ordinance and before the collection of all of the Assessment Installments, the Council may require the City Treasurer to apportion the uncollected amounts upon the several parts of land so divided.

A. Apportionments of Assessments shall be made in accordance with the method specified in the Engineer's Report.

B. In accordance with NRS 271.425, the City Treasurer shall prepare, or cause a Qualified Engineer to prepare, a report of such apportionment which, when approved by the City Council, shall be recorded in the office of the Clark County Recorder, together with a statement that the current payment status of any of the Assessments may be obtained from the City Treasurer. Neither the failure to record the report nor any defect in the report as recorded shall affect the validity of the assessments, the lien for the payment thereof or the priority of that lien.

C. The report of such an apportionment, when approved, shall be conclusive on all the parties, and all Assessments thereafter made upon the tracts shall thereafter be according to the subdivision.

Section 8. The City may also reapportion assessments on tracts (whether currently within the District or latter added to the District) with the consent of property owners whose assessment will be increased thereby pursuant to NRS 271.425(3) or NRS 271.710(2), subject to the following restrictions:

A. The City Council shall not make a finding that a proposed combination or reapportionment of Assessments pursuant to subsection 2 or subsection 3 of NRS 271.425 will not materially or adversely impair the obligation of the City with respect to Outstanding Bonds unless the City Council first obtains a written report of a Qualified Engineer certifying that, based on a Qualified Appraisal Report, the Value to Lien Ratio (including in the

calculation thereof any increase in the Assessment on any parcel as a result of such combination or reapportionment) for each parcel of the Property, if any, on which Assessments are combined and each parcel of the Property, if any, on which Assessments are increased as a result of such reapportionment is at least three (3) to one (1). The City Council shall be entitled to rely on such written report of a Qualified Engineer in making such finding, and such written report of a Qualified Engineer shall be conclusive evidence that such proposed combination or reapportionment of Assessments pursuant to subsection 2 or subsection 3 of NRS 271.425 will not materially or adversely impair the obligation of the City with respect to Outstanding Bonds. The City Council shall not make the finding described in subsection 4(b) of NRS 271.425 unless the City Council first obtains a written report of a Qualified Engineer stating that the proposed combination or reapportionment of Assessments pursuant to subsection 2 or subsection 3 of NRS 271.425 will not increase the principal balance of any Assessment to an amount such that the aggregate amount which is assessed against a tract exceeds the minimum benefit to the tract that is estimated to result from the project which is financed by the Assessment. The City Council shall be entitled to rely on such written report of a Qualified Engineer in making such finding, and such written report of a Qualified Engineer shall be conclusive evidence that such proposed combination or reapportionment of Assessments pursuant to subsection 2 or subsection 3 of NRS 271.425 will not increase the principal balance of any Assessment to an amount such that the aggregate amount which is assessed against a tract exceeds the minimum benefit to the tract that is estimated to result from the project which is financed by the Assessment. Notwithstanding the foregoing, no combination or reapportionment of Assessments pursuant to subsection 2 or subsection 3 of NRS 271.425 shall be made unless, as of the effective date of such combination or reapportionment, there are no delinquencies in the payment of Assessment Installments on any parcel of property on which Assessments will be increased as a result of such combination or reapportionment.

Section 9. In case any such lot, tract or parcel of land so assessed is delinquent in the payment of such assessment or any installment of principal or interest, the City Treasurer promptly (but in no event later than 60 days after the installment due date) shall mark the Assessment Installment delinquent on the Assessment Roll for the District and shall notify the owner of such delinquent property, if known, in writing of such delinquency, by first class mail, postage prepaid, addressed to the addressee's last-known address.

A. Said Assessment shall be enforced by the City Treasurer and other officers of the City, as provided in NRS 271.545 to 271.630, and the Assessment Roll and certified copy of this Ordinance shall be prima facie evidence of the regularity of the proceedings.

B. Except as herein provided, failure to pay any Assessment Installment, whether of principal or interest, when due shall cause the whole amount of the unpaid principal of such Assessment to become due and payable immediately, at the option of the City, the exercise of said option shall be indicated by the commencement of foreclosure or sale proceedings by the City. The whole amount of the unpaid principal and the interest that has accrued thereon shall, commencing fifteen (15) days after the date on which the delinquent Assessment Installment became due, whether or not the option to accelerate the due date for the payment of the unpaid principal is exercised, bear a penalty at the rate of two percent (2%) (or at any higher rate authorized by statute, or any lower rate, which may be zero percent, for such period as determined by the City Treasurer) per month (not prorated for any portion of the month) on the unpaid balance of the Assessment and accrued interest, until the day of the foreclosure sale or until paid; provided that, at any time prior to the day of such sale, the owner of any such lot or parcel may pay the aggregate amount of all of the delinquent Assessment Installments originally becoming due on or before the date of said payment, with accrued interest thereon and all penalties and costs of collection accrued, and shall thereupon be restored to the right thereafter to pay in installments in the same manner as if a default had not been suffered.

C. If any such collection is not promptly enforced by the City, any Bondholder may file and prosecute a foreclosure action in the name of the City. Any Bondholder may also proceed against the City to protect and enforce the rights of the owners of the Bonds under this Ordinance and the Act by suit, action or special proceedings in equity or at law, only for either of the appointment of a receiver or for the specific performance of any provision contained herein or in the Act or in an award of execution of any power herein granted for the enforcement of any proper legal or equitable remedy as such bondholder may deem most effectual to protect and enforce the rights aforesaid. All such proceedings at law or in equity shall be instituted, had and maintained for the equal benefit of all owners of the Bonds then outstanding. The failure of the Bondholders so to foreclose upon the property which is the subject of such delinquent assessments or so to proceed against the City, or both, shall not relieve

the City or any of its officers, agents or employees of any duty so to take the actions hereinabove set forth.

Section 10. The City shall not levy Parity Assessments against the Property, or any portion thereof, unless the Value to Lien Ratio of each parcel of the Property, or the portion thereof against which such Parity Assessment is proposed to be levied, will be, immediately after such levy, no less than three (3) to one (1).

Section 11. The City Clerk is hereby directed to deliver to the County Assessor, the County Recorder and the City Treasurer, a copy of the final Assessment Roll containing a description of the lots, tracts and parcels of land being assessed, with the amount of the assessment levied upon each and the name and address of the owner against whom the assessment was made, together with a statement that the current payment status of any of the assessments may be obtained from the City Treasurer. Neither the failure to record the Assessment Roll as provided in this Section, nor any defect in the roll as recorded shall affect the validity of the assessments, the lien for the payment thereof or the priority of that lien. The City Treasurer is hereby directed to collect the amounts assessed as a tax upon the lots, tracts and parcels of land to which they were assessed.

Section 12. In accordance with NRS 271.390(2), the City Clerk shall give written notice of the levy of assessments by mailing a copy of such notice, postage prepaid, either before or promptly after the effective date of this Ordinance, to the owners of all property upon which the assessment was levied at their last-known addresses. Proof of such mailing shall be made by the affidavit of the City Clerk, provided, however, that failure to mail any such notice or notices shall not invalidate any assessment or any other proceedings concerning the District. Proof of the mailing shall be maintained in the permanent records of the office of the City Clerk until all special assessments and all Bonds shall have been paid in full, as to both principal and interest, or until any claim is barred by an appropriate statute of limitations. The Council hereby determines that the manner of giving notice herein provided by mail is reasonably calculated to inform the parties of the proceedings concerning the District and the levy of assessments which may directly and adversely affect their legally protected interests.

Section 13. The notice provided for in NRS 271.390(2) and in Section 12 of this Ordinance shall be in substantially the following form:

(Form of Notice)

**NOTICE TO PROPERTY OWNERS OF THE LEVY OF ASSESSMENTS FOR
IMPROVEMENTS IN THE CITY OF LAS VEGAS, NEVADA,
SPECIAL IMPROVEMENT DISTRICT NO. 611
(SUNSTONE PHASE I AND II)**

NOTICE IS HEREBY GIVEN to the owners of all property upon which an assessment has been levied that, by an ordinance duly passed, adopted, signed and approved on September 2, 2020 (the “Ordinance”), there were levied and assessed against the lots, tracts and parcels of land specially benefited by the local improvements in what is designated as the “City of Las Vegas, Nevada, Special Improvement District No. 611 (Sunstone Phase I and II)” (said lots, tracts and parcels of land being more specifically described in the assessment roll designated in the Ordinance), the costs and expenses of such improvements.

The assessments are payable at the times and in the amounts specified in the Ordinance. Failure to pay any installment, whether of principal or interest, when due shall cause the whole amount of the unpaid principal of such assessment to become due and payable immediately at the option of the City, the exercise of said option shall be indicated by the commencement of sale proceedings by the City. The whole amount of the unpaid principal and the interest that has accrued thereon shall, commencing fifteen (15) days after the date on which the delinquent installment became due, whether or not the option to accelerate the due date for the payment of the unpaid principal is exercised, bear a penalty at the rate of 2% (or at any higher rate authorized by statute, or any lower rate, which may be zero percent, for such period as determined by the City Treasurer) per month (not prorated for any portion of the month) on the unpaid balance of the assessment and accrued interest, until the day of the foreclosure sale or until paid; provided that, at any time prior to the day of such sale, the owner of any such lot or parcel may pay the aggregate amount of all of the delinquent installments originally becoming due on or before the date of said payment, with accrued interest thereon and all penalties and costs of collection accrued, and shall thereupon be restored to the right thereafter to pay in installments in the same manner as if a default had not been suffered.

Pursuant to NRS 271.395, within 15 days after the effective date of the Ordinance, any person who has filed a complaint, protest or objection in writing may commence an action or suit in any court of competent jurisdiction to correct or set aside such determination.

Thereafter all actions or suits attacking the regularity, validity and correctness of the proceedings, of the assessment roll, of each assessment contained in the assessment roll, and of the amount of the assessment levied on each lot, tract and parcel of land including without limiting the generality of the foregoing, the defense of confiscation, are perpetually barred.

The amounts assessed as aforesaid constitute a lien upon said lots, tracts and parcels of land from September 6, 2020, which lien shall be coequal with the latest lien thereon to secure the payment of general (ad valorem) taxes and prior and superior to all other liens, claims, encumbrances and titles (other than the liens of assessments and general (ad valorem) taxes). The sale of any such lot, tract or parcel of land for general (ad valorem) taxes shall not relieve such lot, tract or parcel of land from such assessment or the lien therefor.

DATED this September 2, 2020.

/s/ LUANN D. HOLMES
City Clerk

Amount of assessment \$ _____

Description of property assessed _____

(End of Form of Notice)

Section 14. The officers of the City 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 issuance of the Bonds.

Section 15. All ordinances, bylaws, resolutions 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, bylaw, resolution or order, or part thereof, previously repealed.

Section 16. 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 CONCERNING THE CITY OF LAS VEGAS, NEVADA, SPECIAL IMPROVEMENT DISTRICT NO. 611 (SUNSTONE PHASE I AND II); AND ASSESSING THE COST OF LOCAL IMPROVEMENTS AGAINST THE ASSESSABLE PROPERTY BENEFITED BY THE LOCAL IMPROVEMENTS; 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, Las Vegas, Nevada, and that such Ordinance was proposed August 19, 2020, and will be considered for adoption at the a regular meeting of the City Council of the City of Las Vegas held on September 2, 2020.

/s/ LUANN D. HOLMES, MMC
City Clerk

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

Section 17. 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 CONCERNING THE CITY OF LAS VEGAS, NEVADA, SPECIAL IMPROVEMENT DISTRICT NO. 611 (SUNSTONE PHASE I AND II); AND ASSESSING THE COST OF LOCAL IMPROVEMENTS AGAINST THE ASSESSABLE PROPERTY BENEFITED BY THE LOCAL IMPROVEMENTS; AND PROVIDING OTHER MATTERS RELATED THERETO.

PUBLIC NOTICE IS HEREBY GIVEN that such Ordinance was proposed on August 19, 2020, and was passed at the meeting held on September 2, 2020, 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 September 6, 2020, 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 September 2, 2020.

/s/ CAROLYN G. GOODMAN
Mayor

Attest:

/s/ LUANN D. HOLMES, MMC
City Clerk

(End of Form of Publication)

Section 18. 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.



CAROLYN G. GOODMAN, Mayor

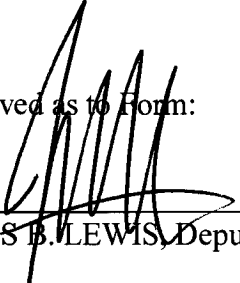
(SEAL)

Attest:



LUANN D. HOLMES, MMC,
City Clerk

Approved as to Form:



JAMES B. LEWIS, Deputy City Attorney

This Ordinance shall be in full force and effect from and after September 6, 2020, 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 August 19, 2020 and finally adopted and approved on September 2, 2020.

2. The following members of the Council were present at the August 19, 2020 Council meeting:

Mayor:	Carolyn G. Goodman
Council members:	Michele Fiore
	Stavros S. Anthony
	Cedric Crear
	Brian Knudsen
	Victoria Seaman
	Olivia Diaz

Those Voting Nay:	None
Those Absent:	None

3. The foregoing Ordinance was first proposed and read by title to the City Council on August 19, 2020, and referred to a committee for recommendation; thereafter the said committee reported favorably on said Ordinance on September 2, 2020, 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 September 2, 2020 meeting and voted upon the adoption of the Ordinance as follows:

Mayor:
Council members:

Carolyn G. Goodman
Michele Fiore
Stavros S. Anthony
Cedric Crear
Brian Knudsen
Victoria Seaman
Olivia Diaz

Those Voting Nay:
Those Absent:

None
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 Council were given due and proper notice of the meetings on August 19, 2020 and September 2, 2020. Pursuant to Nevada Revised Statutes (“NRS”) 241.020, written notice of the meetings was given not later than 9:00 a.m. on the third working days before the meetings including in the notice the time, place, location, and agenda of the meeting:

(a) By posting a copy of the notice at least three working days before the meetings on the City’s website, on the official website of the State of Nevada pursuant to NRS 232.2175, at the principal office of the Council, or if there is no principal office, at the building in which the meeting is to be held, and at least three (3) other separate, prominent places within the jurisdiction of the Council, to wit:

- (i) City Hall
495 S. Main Street
Las Vegas, Nevada
- (ii) City of Las Vegas
333 N. Rancho Drive
Las Vegas, Nevada
- (iii) Clark County Government Center
500 S. Grand Central Parkway
Las Vegas, Nevada

(iv) The City of Las Vegas website
and

(b) Prior to 9:00 a.m. at least 3 working days before such meetings, such notice was mailed to each person, if any, who has requested notices of meetings of the Council in compliance with NRS 241.020(3)(b) by United States Mail, or if feasible and agreed to by the requestor, by electronic mail.

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

7. A copy of such notice so given of the meeting of the Council on August 19, 2020 is attached to this certificate as Exhibit A and a copy of the notice so given of the meeting of the Council on September 2, 2020 is attached to this certificate as Exhibit B.

8. 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 September 2, 2020.



LUANN D. HOLMES, MMC, City Clerk

(SEAL)

EXHIBIT A

(Attach Copy of Notice of August 19, 2020 Meeting)

Carolyn G. Goodman, Mayor (At-Large)
Stavros S. Anthony, Mayor Pro Tem (Ward 4)
Brian Knudsen (Ward 1)
Victoria Seaman (Ward 2)
Olivia Diaz (Ward 3)
Cedric Crear (Ward 5)
Michele Fiore (Ward 6)



City Manager Scott Adams
City Attorney Bryan K. Scott
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.

August 19, 2020

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.

Should you choose to attend in person, a medical screening will be administered before you can enter the building. Alternatively, any and all persons are encouraged to send comments and written objections electronically prior to the meeting via e-mail to meetingcomments@lasvegasnevada.gov, by mailing to the City Clerk, 2nd Floor, City Hall, 495 South Main Street, Las Vegas, Nevada, 89101 or fax to (702) 382-4803. Emails must contain the meeting name, date and item number in the subject. Emails received up to an hour before the meeting will be considered public record, read during the meeting where appropriate and will be included in the backup. A time limit may be imposed on the Emails read for the record.

Online comments can also be submitted via the City's website at www.lasvegasnevada.gov/councilcomment during the City Council meeting. All comments received during the meeting will be considered public record, read where appropriate and included in the backup. Comments received on a Public Hearing item after action has been taken will not be read but will be included in the backup. A time limit may be imposed on the comments read for the record.

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

These proceedings are being video recorded as well as presented live on KCLV, Cable Channel 2, and are Closed Captioned for our hearing impaired viewers, made possible through underwriting from The Howard

Hughes Corporation, developers of Summerlin. Please note customers of CenturyLink and Cox Communications can view this program in High Definition on Channel 1002 and in Standard Definition on Channel 2. You can also watch this meeting live on Apple TV, Roku and Amazon Fire TV on the Go-Vegas app. The Council Meeting, as well as all other KCLV programming, can be viewed on the internet at www.kclv.tv/live. The proceedings will be rebroadcast on KCLV Channel 2 and the web the Wednesday of the meeting at 8:00 PM, and also on Friday at 4:00 AM, Saturday at 7:00 PM, Sunday at 7:00 AM and the following Monday at 5:00 PM.

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

CEREMONIAL MATTERS

1. Call to Order
2. Announcement Regarding: Compliance with Open Meeting Law
3. Invocation - Reverend Carlton R. Fogg, Jr., Post Commander VFW Post 36, Chaplain VFW District 6
4. Pledge of Allegiance

BUSINESS ITEMS - 9 A.M. SESSION

PUBLIC COMMENT

5. 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 A.M. Session

6. For Possible Action - Any items from the 9 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.
7. For possible action to approve the Final Minutes by reference of the July 22, 2020 Regular City Council Meeting

CONSENT AGENDA

Matters listed on the Consent Agenda are considered to be routine and have been recommended for approval by the Submitting Departments. All items on the Consent Agenda may be approved in a single motion. However, if a Council Member so requests, any consent item may be moved to the discussion portion of the agenda and other action, including postponement or denial of the item, may take place.

CITY ATTORNEY - CONSENT

8. For possible action to approve a business impact statement regarding a proposed ordinance to amend various provisions of LVMC Titles 6 and 19 to update licensing and zoning provisions regarding marijuana-related businesses, including the elimination of provisions regarding compliance permits and the changing of terminology and license categories from those associated with "medical marijuana" and "retail marijuana" to those now recognized and used under State law ("medical cannabis" and "adult-use cannabis"). (This item is related to Bill No. 2020-27, which is located later on this agenda under New Bills)
9. For possible action to approve a business impact statement regarding a proposed ordinance to amend LVMC Chapter 6.08 to permit the City Council to select a contract ambulance service provider through a competitive or other process. (This item is related to Bill No. 2020-30, which is located later on this agenda under New Bills)

ECONOMIC AND URBAN DEVELOPMENT - CONSENT

10. For possible action to approve a Fifth Amendment to Disposition and Development Agreement (DDA) between City Parkway V, Inc. and Jackson-Shaw Company to extend the Close of Escrow, extend the Feasibility Review Period and to substitute a replacement Schedule of Performance for the development of a hotel on Parcel B North bounded by Symphony Park Avenue to the north, Promenade Place to the east, Robin Leach Lane to the south and Grand Central Parkway to the west (APN 139-33-610-029) at Symphony Park - Ward 5 (Crear)

11. For possible action to approve a Parking Lease Agreement between POB Las Vegas, LLC and the City of Las Vegas to manage and operate a parking lot located at the southeast corner of Stewart Avenue and North Casino Center Boulevard, with rent established at 50% of monthly gross revenues (APN 139-34-501-023) - Ward 5 (Crear)
12. For possible action to approve a Second Amendment to Reciprocal Easement Agreement between FAEC Holdings WIRRULLA, LLC (FAEC) and the City of Las Vegas (City) regarding the allocation of shared operating costs due to City by FAEC in regards to the structured parking garage beneath the retail development commonly known as Neonopolis located at 450 South Fremont Street (APN 139-34-513-003) - Ward 5 (Crear)

FINANCE - PURCHASING AND CONTRACTS - CONSENT

13. For possible action to approve award of Contract No. 210015-JH Utah Avenue - Industrial Road to 3rd Street - Department of Public Works - Award recommended to: VTN NEVADA (\$332,988 - Road and Flood Capital Projects Fund and Sanitation Enterprise Fund) - Ward 3 (Diaz)
14. For possible action to approve the ratification of the Commission for the Las Vegas Centennial funding allocation for a historic documentary film, and the award of Contract No. 200257-JH, Professional Services Contract for Historical Documentary Filmmaking Services Part III Las Vegas 1930-1940 - Department of Finance - Award recommended to: BOYD PRODUCTIONS, LLC (\$200,530 - License Plate Revenue) - All Wards
15. For possible action to approve award of Contract No. 200216-JH, Prime Design Services Contract for 8th Street, Stewart to Bridger - Department of Public Works - Award recommended to: HORROCKS ENGINEERS (\$242,927.21 - Road and Flood Capital Projects Fund) - Wards 3 and 5 (Diaz and Crear)
16. For possible action to approve award of three-year Contract No. 200029-JH Merchant Services - Department of Finance - Award recommended to: BANK OF AMERICA, N.A. and BANC OF AMERICA MERCHANT SERVICES, LLC. (Not-to-Exceed \$900,000 Annually - Various Funds) - All Wards
17. For possible action to approve award of Amendment No. 1 to Contract No. 190276-JH, Prime Design Services Contract for Ogden Avenue - Main Street to Las Vegas Boulevard - Department of Public Works - Award recommended to: ATKINS NORTH AMERICA, INC. (\$121,528.70 - Road and Flood Capital Projects Fund) - Ward 5 (Crear)
18. For possible action to approve award of Amendment No. 2 to Contract No. 160190-DC, Charleston Boulevard - Rancho Drive to Shadow Lane Medical District Pedestrian Upgrades - Department of Public Works - Award recommended to: HDR ENGINEERING, INC. (\$337,693 - Road and Flood Capital Projects Fund) - Ward 1 (Knudsen)
19. For possible action to approve award of Contract No. 20.77757-JH-B, Design Build Contract for Historic Westside Leaders Park located at Mount Mariah Drive and Martin Luther King Boulevard - Department of Public Works - Award recommended to: CORE CONSTRUCTION SERVICES OF NEVADA, INC. (\$3,123,453 - Parks and Leisure Activity Capital Projects Fund) - Ward 5 (Crear)
20. For possible action to approve award of Bid No. 20.1762.02-JH, 2021 Annual Sanitary Sewer Rehabilitation to the lowest responsive and responsible bidder - Department of Operations and Maintenance - Award recommended to: LAS VEGAS PAVING CORPORATION (Not-to-Exceed \$3,000,000 Annually - Various Funds) - All Wards
21. For possible action to approve the purchase of Motorola Radios - Fire and Rescue - Award recommended to: MOTOROLA INCORPORATED (\$2,705,520.15 - Capital Projects Fire Services Fund)
22. For possible action to approve award of Contract No. 210011-SK, Prime Design Services Contract for the City Wide Bus Turnout 30% Design Fort Apache Rd/Rampart Blvd Desert Inn Rd To Gowan Rd Project - Department of Public Works - Award recommended to: CA GROUP, INC. (Not-to-Exceed \$161,500 - Road and Flood Capital Projects Fund) - Wards 2 and 4 (Seaman and Anthony)

OPERATIONS AND MAINTENANCE - CONSENT

23. For possible action to approve a Las Vegas Valley Water District (LVVWD) Non-Exclusive Easement from the City of Las Vegas to service the Corridor of Hope located at 310 Foremaster Lane, APN 139-27-504-014 - Ward 5 (Crear)

PARKS AND RECREATION - CONSENT

24. For possible action to approve the acceptance of \$568,027.46 in CARES Act Grant monies from the State of Nevada awarded through the Las Vegas Urban League to provide affordable childcare to all community members - All Wards

25. For possible action to approve the acceptance of \$39,379.04 in CARES Act Grant monies from the State of Nevada awarded through the Las Vegas Urban League to provide affordable childcare to all community members at the Mirabelli Community Center, located at 6200 Hargrove Avenue - Ward 1 (Knudsen)

PLANNING - BUSINESS LICENSING - CONSENT

26. For possible action to approve an Urban Lounge License for HMB, LLC dba SERVEHZAH at 1301 South Commerce Street - Ward 3 (Diaz)

PUBLIC WORKS - CONSENT

27. For possible action to approve a right-of-way dedication of City owned property that was purchased as part of the Martin Luther King Boulevard/Industrial Road Connector Project, Oakey Boulevard to Alta Drive, APNs 162-04-606-002 and -006 - Ward 3 (Diaz)
28. For possible action to approve Cooperative (Local Public Agency) Agreement P415-17-063 - Amendment No. 1 between the City of Las Vegas (CLV) and the State of Nevada Department of Transportation (NDOT) to extend the expiration date from June 30, 2022 to June 30, 2023, amend the agreement to a payable/receivable agreement for accounting purposes, and decrease project funding in the amount of \$122,684 for construction for the Michael Way Pedestrian Improvements Project located at the intersections of Michael Way and Maxine Place, Seattle Slew Drive, and Smoke Ranch Road - Ward 5 (Crear)
29. For possible action to approve a right-of-way dedication from Kilgore Companies, LLC to the City of Las Vegas, located in the vicinity of Moccasin Road and Trails End Avenue, APN 126-01-502-002 - Ward 6 (Fiore)
30. For possible action to approve Interlocal Contract 1194 between the City of Las Vegas (CLV) and the Regional Transportation Commission of Southern Nevada (RTC) to provide funding for engineering for the Cheyenne Avenue Bus Turnouts, Decatur Boulevard to Hualapai Way Project (\$250,000 - Road and Flood Capital Project Fund [CPF]) - Wards 1, 4 and 5 (Knudsen, Anthony and Crear)
31. For possible action to approve Interlocal Contract 1195 between the City of Las Vegas (CLV) and the Regional Transportation Commission of Southern Nevada (RTC) to fund the Entity Non-Project Specific Expenses, Fiscal Year 2021 (\$200,000 - Road and Flood Capital Project Fund [CPF]) - All Wards
32. For possible action to approve Interlocal Agreement No. 137702-A between the City of Las Vegas (CLV) and the Las Vegas Valley Water District (LVVWD) for the construction of water facilities in the 215 Beltway Trail - Centennial to Grand Montecito - Segment "C" Project to construct drainage facilities associated with the Rome Reservoir and Pumping Station Facility in conjunction with the CLV Project - Ward 6 (Fiore)
33. For possible action to approve staff to acquire various real property rights to construct a right turn lane at the northwest corner of Nellis Boulevard and Charleston Boulevard for the Citywide Traffic Engineering Design Services Project, APNs 140-32-802-005 and -006 (\$130,000 - Traffic Improvements Capital Project Fund [CPF]) - Ward 3 (Diaz)
34. For possible action to approve staff to acquire right-of-way, easements and other property rights for the Harris Avenue - Bruce to Wardelle Project, multiple APNs (\$120,000 - Traffic Improvements Capital Project Fund [CPF]) - Ward 3 (Diaz)
35. For possible action to approve Interlocal Agreement No. 137314-A between the City of Las Vegas (CLV) and the Las Vegas Valley Water District (LVVWD) for water service at a Strong Start Academy, a community daycare and school building, to be located on Bonanza Road at Wardelle Street (\$32,621 - City Facilities Capital Project Fund [CPF] - Bonds) - Ward 3 (Diaz)

DISCUSSION/ACTION ITEMS

ADMINISTRATIVE - DISCUSSION

36. Discussion for possible action regarding authorizing the City Manager to issue a request for proposals, in accordance with standards established by the Las Vegas Fire and Rescue (LVFR), for the delivery of emergency medical services - All Wards

COMMUNITY SERVICES - DISCUSSION

37. Discussion for possible action regarding the Neighborhood Partners Fund (NPF) Board recommendations to allocate \$69,266.94 for 16 neighborhood projects (General Fund) - All Wards

OFFICE OF GOVERNMENT AND COMMUNITY AFFAIRS - DISCUSSION

38. Discussion for possible action on the proposed bill draft requests to be submitted to the Legislative Counsel Bureau on behalf of the City of Las Vegas for the 81st Session of the Nevada Legislature (2021 Session) - All Wards

BOARDS AND COMMISSIONS - DISCUSSION

39. Discussion for possible action regarding the reappointment of Margo Erickson to the Ward 2 seat of the Traffic and Parking Commission
40. Discussion for possible action regarding the appointment of nominees David Wadsworth, James Begley, Suzana Rutar and Bobby Tavakoli to the Board of Appeals

RECOMMENDING COMMITTEE REPORT - DISCUSSION

BILLS ELIGIBLE FOR ADOPTION AT THIS MEETING

41. Bill No. 2020-22 - For possible action - Amends LVMC 19.08.050 and 19.08.060 to update and consolidate standards pertaining to the P-O (Professional Office) and O (Office) Zoning Districts, and repeals LVMC 19.12.090 as part of that consolidation. Sponsored by: Councilwoman Olivia Diaz
42. Bill No. 2020-23 - For possible action - Repeals and replaces LVMC 6.50.352, relating to art gallery alcohol beverage permits, to establish a complimentary alcoholic beverage permit category for additional specified types of businesses, including related requirements and limitations. Sponsored by: Councilman Brian Knudsen

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.

43. Bill No. 2020-24 - Ordinance creating City of Las Vegas Special Improvement District No. 611 (Sunstone Phase I and II); 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: Mike Janssen, Director of Public Works
44. Bill No. 2020-25 - Ordinance concerning City of Las Vegas Special Improvement District No. 611 (Sunstone Phase I and II); assessing the cost of local improvements against the accessible property benefited by the local improvements; and providing other matters related thereto. Sponsored by: Mike Janssen, Director of Public Works
45. Bill No. 2020-26 - Ordinance authorizing the issuance and sale by the City of its Special Improvement District No. 611 (Sunstone Phase I and II) Local Improvement Bonds, Series 2020, 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. Sponsored by: Venetta Appleyard, Director of Finance
46. Bill No. 2020-27 - Amends various provisions of LVMC Titles 6 and 19 to update licensing and zoning provisions regarding marijuana-related businesses, including the elimination of provisions regarding compliance permits and the changing of terminology and license categories from those associated with "medical marijuana" and "retail marijuana" to those now recognized and used under State law ("medical cannabis" and "adult-use cannabis"). Sponsored by: Councilman Cedric Crear
47. Bill No. 2020-28 - Amends the Lone Mountain Master Development Plan and Design Standards, and the Lone Mountain West Master Development Plan and Design Standards to provide that the use "Beer/Wine/Cooler On-Sale Establishment" is permitted as a conditional use in the development areas to which the documents pertain. Sponsored by: Councilman Stavros S. Anthony
48. Bill No. 2020-29 - Amends LVMC 19.16.100 to expand the list of the types of amendments to an approved special use permit that can be processed administratively as a minor amendment. Proposed by: Robert Summerfield, Director of Planning
49. Bill No. 2020-30 - Amends LVMC Chapter 6.08 to permit the City Council to select a contract ambulance service provider through a competitive or other process. Proposed by: Scott D. Adams, City Manager

PLANNING

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.

PLANNING - 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. All public hearing and non-public hearing 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.

50. GPA-78392 - GENERAL PLAN AMENDMENT - PUBLIC HEARING - APPLICANT: RAJAT MINI MART AND CIGARETTES - OWNER: NICOLAS P. LISA D. DI PIETRO - For possible action on a request for a General Plan Amendment FROM: L (LOW DENSITY RESIDENTIAL) TO: SC (SERVICE COMMERCIAL) on 0.18 acres at 300 South Bruce Street (APN 139-35-413-112), Ward 3 (Diaz) [PRJ-78391]. The Planning Commission (7-0 vote) and Staff recommend APPROVAL.
51. ZON-78394 - REZONING RELATED TO GPA-78392 - PUBLIC HEARING - APPLICANT: RAJAT MINI MART AND CIGARETTES - OWNER: NICOLAS P. LISA D. DI PIETRO - For possible action on a request for a Rezoning FROM: P-R (PROFESSIONAL OFFICE AND PARKING) TO: C-1 (LIMITED COMMERCIAL) on 0.18 acres at 300 South Bruce Street (APN 139-35-413-112), Ward 3 (Diaz) [PRJ-78391]. The Planning Commission (7-0 vote) and Staff recommend APPROVAL.
52. VAR-78396 - VARIANCE RELATED TO GPA-78392 AND ZON-78394 - PUBLIC HEARING - APPLICANT: RAJAT MINI MART AND CIGARETTES - OWNER: NICOLAS P. LISA D. DI PIETRO - For possible action on a request for a Variance TO ALLOW A 60-FOOT LOT WIDTH WHERE 100 FEET IS REQUIRED AND A FIVE-FOOT SIDE YARD SETBACK WHERE 10 FEET IS REQUIRED on 0.18 acres at 300 South Bruce Street (APN 139-35-413-112), P-R (Professional Office and Parking) Zone [PROPOSED: C-1 (Limited Commercial), Ward 3 (Diaz) [PRJ-78391]. The Planning Commission (7-0 vote) and Staff recommend APPROVAL.
53. GPA-78801 - GENERAL PLAN AMENDMENT - PUBLIC HEARING - APPLICANT: PINNACLE HOMES - OWNER: MNC HOLDINGS, LLC - For possible action on a request for a General Plan Amendment FROM: DR (DESERT RURAL DENSITY RESIDENTIAL) AND RNP (RURAL NEIGHBORHOOD PRESERVATION) TO: L (LOW DENSITY RESIDENTIAL) on 3.81 acres at the southeast corner of Craig Road and Buffalo Drive (APNs 138-03-301-001 and 004), Ward 4 (Anthony) [PRJ-78791]. The Planning Commission (7-0 vote) and Staff recommend APPROVAL.
54. ZON-78802 - REZONING RELATED TO GPA-78801 - PUBLIC HEARING - APPLICANT: PINNACLE HOMES - OWNER: MNC HOLDINGS, LLC - For possible action on a request for a Rezoning FROM: U (UNDEVELOPED) [DR (DESERT RURAL DENSITY RESIDENTIAL) AND RNP (RURAL NEIGHBORHOOD PRESERVATION) GENERAL PLAN DESIGNATIONS] TO: R-1 (SINGLE FAMILY RESIDENTIAL) on 3.81 acres at the southeast corner of Craig Road and Buffalo Drive (APNs 138-03-301-001 and 004), Ward 4 (Anthony) [PRJ-78791]. The Planning Commission (7-0 vote) and Staff recommend APPROVAL.
55. TMP-78803 - TENTATIVE MAP RELATED TO GPA-78801 AND ZON-78802 - AKA ALTAIR - PUBLIC HEARING - APPLICANT: PINNACLE HOMES - OWNER: MNC HOLDINGS, LLC - For possible action on a request for a Tentative Map FOR A 17-LOT SINGLE FAMILY RESIDENTIAL SUBDIVISION on 3.81 acres at the southeast corner of Craig Road and Buffalo Drive (APNs 138-03-301-001 and 004), U (Undeveloped) Zone [DR (Desert Rural Density Residential) and RNP (Rural Neighborhood Preservation) General Plan Designations] [PROPOSED: R-1 (Single Family Residential)], Ward 4 (Anthony) [PRJ-78791]. The Planning Commission (7-0 vote) and Staff recommend APPROVAL.
56. SUP-78817 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT: CHRISTOPHER BREKSA - OWNER: MARKICH HALL BLDG CORP - For possible action on a request for a Special Use Permit FOR A TATTOO PARLOR/BODY PIERCING STUDIO USE at 923 East Ogden Avenue (APN 139-34-612-074), T5-MS (T5 - Main Street) Zone, Ward 5 (Crear) [PRJ-78816]. The Planning Commission (7-0 vote) and Staff recommend APPROVAL.

57. SUP-78818 - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT: PINE HOLLOW WINERY, LLC - OWNER: DONALD S GILDAY IRR FAMILY TRUST ET AL - For possible action on a request for a Special Use Permit FOR A PROPOSED 1,465 SQUARE-FOOT BEER/WINE/COOLER ON- AND OFF-SALE ESTABLISHMENT USE at 7018 West Charleston Boulevard Suite #1 (APN 138-34-402-001), C-1 (Limited Commercial) Zone, Ward 1 (Knudsen) [PRJ-78770]. The Planning Commission (7-0 vote) and Staff recommend APPROVAL.
58. VAC-78776 - VACATION - PUBLIC HEARING - APPLICANT/OWNER: CENTENNIAL 215 PLAZA, LLC - For possible action on a request for a Petition to Vacate public right-of-way easements generally located at the northeast corner of Centennial Center Boulevard and U.S. 95, Ward 6 (Fiore) [PRJ-78729]. The Planning Commission (7-0 vote) and Staff recommend APPROVAL.
59. VAC-78800 - VACATION - PUBLIC HEARING - APPLICANT: 190 OCTANE FT PARTNERS, LLC - OWNER: UNITED STATES OF AMERICA - For possible action on a request for a Petition to Vacate Bureau of Land Management right-of-way grants generally located east of the Sheep Mountain Parkway alignment, south of Farm Road, north of Tropical Parkway and west of the Puli Road alignment, Ward 6 (Fiore) [PRJ-78768]. The Planning Commission (6-0-1 vote) and Staff recommend APPROVAL.

PLANNING - DISCUSSION

60. VAR-78439 - ABEYANCE ITEM - VARIANCE - PUBLIC HEARING - APPLICANT: CALIDA RESIDENTIAL, LLC - OWNER: DC RAMPART OWNER, LLC - For possible action on a City Council Review of the Approval by the Planning Commission on a request for a Variance TO ALLOW TWO WALL SIGNS WHICH ARE 54 AND 74 SQUARE FEET WHERE 50 SQUARE FEET IS THE MAXIMUM AREA ALLOWED; TO ALLOW THREE WALL SIGNS THAT DO NOT FACE A STREET FRONTAGE WHERE ONE SIGN FACING THE STREET FRONTAGE IS ALLOWED AND TO ALLOW A 12-FOOT TALL, 193 SQUARE-FOOT MONUMENT SIGN WHERE EIGHT FEET AND 60 SQUARE FEET ARE THE MAXIMUM ALLOWED on 15.60 acres at 8791 Alta Drive (APN 138-32-723-003), PD (Planned Development) Zone, Ward 2 (Seaman) [PRJ-78397]. Staff recommends DENIAL. The Planning Commission (7-0 vote) recommends APPROVAL.
61. MSP-78440 - ABEYANCE ITEM - MASTER SIGN PLAN RELATED TO VAR-78439 - PUBLIC HEARING - APPLICANT: CALIDA RESIDENTIAL, LLC - OWNER: DC RAMPART OWNER, LLC - For possible action on a City Council Review of the Approval by the Planning Commission on a request for a Master Sign Plan FOR AN APPROVED MULTI-FAMILY RESIDENTIAL DEVELOPMENT on 15.60 acres at 8791 Alta Drive (APN 138-32-723-003), PD (Planned Development) Zone, Ward 2 (Seaman) [PRJ-78397]. Staff recommends DENIAL. The Planning Commission (7-0 vote) recommends APPROVAL.
62. SUP-78301 - ABEYANCE ITEM - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT: DEEP ROOTS MEDICAL, LLC - OWNER: CLK HOLDINGS BRUCE, LLC - For possible action on a request for a Special Use Permit FOR A PROPOSED 8,391 SQUARE-FOOT MARIJUANA DISPENSARY USE at 5991 West Cheyenne Avenue (APN 138-13-101-005), C-1 (Limited Commercial) Zone, Ward 5 (Crear) [PRJ-78300]. The Planning Commission (4-2-1 vote) and Staff recommend APPROVAL.
63. GPA-78796 - GENERAL PLAN AMENDMENT - PUBLIC HEARING - APPLICANT: FAITH IND AND FAMILY COUNSELING - OWNER: RDJ SONS LIVING TRUST - For possible action on a request for a General Plan Amendment FROM: L (LOW DENSITY RESIDENTIAL) TO: O (OFFICE) on 0.14 acres at 1016 Monticello Drive (APN 138-35-815-003), Ward 1 (Knudsen) [PRJ-78730]. Staff recommends DENIAL. The Planning Commission (7-0 vote) recommends APPROVAL.
64. ZON-78797 - REZONING RELATED TO GPA-78796 - PUBLIC HEARING - APPLICANT: FAITH IND AND FAMILY COUNSELING - OWNER: RDJ SONS LIVING TRUST - For possible action on a request for a Rezoning FROM: R-1 (SINGLE FAMILY RESIDENTIAL) TO: P-O (PROFESSIONAL OFFICE) on 0.14 acres at 1016 Monticello Drive (APN 138-35-815-003), Ward 1 (Knudsen) [PRJ-78730]. Staff recommends DENIAL. The Planning Commission (7-0 vote) recommends APPROVAL.
65. VAR-78798 - VARIANCE RELATED TO GPA-78796 AND ZON-78797 - PUBLIC HEARING - APPLICANT: FAITH IND AND FAMILY COUNSELING - OWNER: RDJ SONS LIVING TRUST - For possible action on a request for a Variance TO ALLOW ZERO PARKING SPACES WHERE NINE ARE REQUIRED on 0.14 acres at 1016 Monticello Drive (APN 138-35-815-003), R-1 (Single Family Residential) Zone [PROPOSED: P-O (Professional Office)], Ward 1 (Knudsen) [PRJ-78730]. Staff recommends DENIAL. The Planning Commission (7-0 vote) recommends APPROVAL.

66. SDR-78799 - SITE DEVELOPMENT PLAN REVIEW RELATED TO GPA-78796, ZON-78797 AND VAR-78798 - PUBLIC HEARING - APPLICANT: FAITH IND AND FAMILY COUNSELING - OWNER: RDJ SONS LIVING TRUST - For possible action on a request for a Site Development Plan Review FOR THE CONVERSION OF AN EXISTING SINGLE FAMILY DWELLING INTO AN OFFICE BUILDING WITH WAIVERS OF PERIMETER LANDSCAPE BUFFER REQUIREMENTS on 0.14 acres at 1016 Monticello Drive (APN 138-35-815-003), R-1 (Single Family Residential) [PROPOSED: P-O (Professional Office) Zone], Ward 1 (Knudsen) [PRJ-78730]. Staff recommends DENIAL. The Planning Commission (7-0 vote) recommends APPROVAL.
67. ZON-78819 - REZONING - PUBLIC HEARING - APPLICANT/OWNER: 1200 S LAS VEGAS BLVD, LLC - For possible action on a request for a Rezoning FROM: R-3 (MEDIUM DENSITY RESIDENTIAL) and R-4 (HIGH DENSITY RESIDENTIAL) TO: C-2 (GENERAL COMMERCIAL) on 0.89 acres at 1217, 1215, 1207, 1201, and 1155 South 4th Street (APNs Multiple), Ward 3 (Diaz) [PRJ-78790]. The Planning Commission (6-0-1 vote) and Staff recommend APPROVAL.
68. SDR-78820 - SITE DEVELOPMENT PLAN REVIEW RELATED TO ZON-78819 - PUBLIC HEARING - APPLICANT/OWNER: 1200 S LAS VEGAS BLVD, LLC - For possible action on a request for a Site Development Plan Review FOR A PROPOSED SIX-STORY, 70-FOOT TALL MIXED USE DEVELOPMENT, INCLUDING 270 RESIDENTIAL UNITS AND 4,000 SQUARE FEET OF COMMERCIAL SPACE WITH WAIVERS OF APPENDIX F INTERIM DOWNTOWN LAS VEGAS AREA 1 DEVELOPMENT STANDARDS on 1.70 acres located adjacent to the west side of Las Vegas Boulevard, approximately 640 feet south of Charleston Boulevard (APNs Multiple), R-3 (Medium Density Residential), R-4 (High Density Residential) and C-2 (General Commercial) Zones [PROPOSED: C-2 (General Commercial)], Ward 3 (Diaz) [PRJ-78790]. The Planning Commission (5-1-1 vote) and Staff recommend DENIAL.
69. VAR-78588 - VARIANCE - PUBLIC HEARING - APPLICANT/OWNER: STERLING COLLISION CENTERS, LLC - For possible action on a request for a Variance TO ALLOW A 10-FOOT TALL FENCE WHERE EIGHT FEET IS ALLOWED on 2.06 acres at 3343 North Rancho Drive (APN 138-12-801-007), C-2 (General Commercial) Zone, Ward 5 (Crear) [PRJ-78585]. The Planning Commission (6-1 vote) and Staff recommend DENIAL.
70. VAR-78590 - VARIANCE - PUBLIC HEARING - APPLICANT/OWNER: DIAMOND CREEK HOLDINGS, LLC, ET AL - For possible action on a request for a Variance TO ALLOW A 10-FOOT TALL FENCE WHERE EIGHT FEET IS ALLOWED on 1.94 acres at 6905 West Charleston Boulevard (APN 163-03-512-003), C-2 (General Commercial) Zone, Ward 1 (Knudsen) [PRJ-78586]. The Planning Commission (6-1 vote) and Staff recommend DENIAL.
71. VAR-78681 - VARIANCE - PUBLIC HEARING - APPLICANT: CALIDA RESIDENTIAL, LLC - OWNER: CENTENNIAL OWNER SOUTH, LLC - For possible action on a request for a Variance TO ALLOW A 50-FOOT TALL FREESTANDING SIGN WHERE 12 FEET IS THE MAXIMUM ALLOWED AND TO ALLOW A 294 SQUARE-FOOT SIGN AREA WHERE 48 SQUARE FEET IS THE MAXIMUM AREA ALLOWED on 16.04 acres at 5850 Sky Pointe Drive (APN 125-27-302-012), R-PD18 (Residential Planned Development - 18 Units per Acre) Zone, Ward 6 (Fiore) [PRJ-78567]. The Planning Commission (7-0 vote) and Staff recommend DENIAL.

REPORTS AND PRESENTATIONS

72. Report from Scott D. Adams, City Manager, on Emerging Issues - All Wards
73. Presentation by Robert Summerfield, Director of Planning, and discussion for possible action regarding the status of the Compliance Ambassador Program - All Wards

SET DATE

74. 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

75. 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 MEMBER RECOGNITION

76. 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 HAS BEEN PROPERLY NOTICED AND POSTED AT THE FOLLOWING LOCATIONS
IN ACCORDANCE WITH THE STATE OF NEVADA EXECUTIVE DEPARTMENT
DECLARATION OF EMERGENCY DIRECTIVE 006
The City of Las Vegas website – www.lasvegasnevada.gov
and
The Nevada Public Notice Website – notice.nv.gov

EXHIBIT B

(Attach Copy of Notice of September 2, 2020 Meeting)

Carolyn G. Goodman, Mayor (At-Large)
Stavros S. Anthony, Mayor Pro Tem (Ward 4)
Brian Knudsen (Ward 1)
Victoria Seaman (Ward 2)
Olivia Diaz (Ward 3)
Cedric Crear (Ward 5)
Michele Fiore (Ward 6)



City Manager Scott Adams
City Attorney Bryan K. Scott
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.

**September 2, 2020
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.

Should you choose to attend in person, a medical screening will be administered before you can enter the building. Alternatively, any and all persons are encouraged to send comments and written objections electronically prior to the meeting via e-mail to meetingcomments@lasvegasnevada.gov, by mailing to the City Clerk, 2nd Floor, City Hall, 495 South Main Street, Las Vegas, Nevada, 89101 or fax to (702) 382-4803. E-mails must contain the meeting name, date and item number in the subject. E-mails received up to an hour before the meeting will be considered public record, read during the meeting where appropriate and will be included in the backup. A time limit may be imposed on the e-mails read for the record.

Online comments can also be submitted via the City's website at www.lasvegasnevada.gov/councilcomment during the City Council meeting. All comments received during the meeting will be considered public record, read where appropriate and included in the backup. Comments received on a Public Hearing item after action has been taken will not be read but will be included in the backup. A time limit may be imposed on the comments read for the record.

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

These proceedings are being video recorded as well as presented live on KCLV, Cable Channel 2, and are Closed Captioned for our hearing impaired viewers, made possible through underwriting from The Molasky Group of Companies. Please note customers of CenturyLink and Cox Communications can view this program in High Definition on Channel 1002 and in Standard Definition on Channel 2. You can also watch this meeting live on Apple TV, Roku and Amazon Fire TV on the Go-Vegas app. The City Council Meeting, as well as all other KCLV programming, can be viewed on the internet at www.kclv.tv/live. These proceedings will be rebroadcast on KCLV Channel 2 and the web the Wednesday of the meeting at 8:00 PM, and also on Friday at 4:00 AM, Saturday at 7:00 PM, Sunday at 7:00 AM and the following Monday at 5:00 PM.

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

CEREMONIAL MATTERS

1. Call to Order
2. Announcement Regarding: Compliance with Open Meeting Law
3. Invocation - Pastor John Teis, Southern Hills Baptist Church
4. Pledge of Allegiance

BUSINESS ITEMS - 9 A.M. SESSION

PUBLIC COMMENT

5. 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 A.M. Session

6. For Possible Action - Any items from the 9 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.
7. For possible action to approve the Final Minutes by reference of the August 5, 2020 Regular City Council Meeting

CONSENT AGENDA

Matters listed on the Consent Agenda are considered to be routine and have been recommended for approval by the Submitting Departments. All items on the Consent Agenda may be approved in a single motion. However, if a Council Member so requests, any consent item may be moved to the discussion portion of the agenda and other action, including postponement or denial of the item, may take place.

CITY ATTORNEY - CONSENT

8. For possible action to approve additional funding for Shute, Mihaly & Weinberger LLP to represent the City of Las Vegas in the following actions: 180 Land Company, LLC v. City of Las Vegas, 8JDC Case No. A-17-758528-J, NSC Case Nos. 77771, 78792, USDC Case No. 2:19-cv-1467-KJD-DJA; 180 Land Company, LLC, et al. v. City of Las Vegas, 8JDC Case No. A-18-780184-C, USDC Case No. 2:19-cv-1471-JCM-EJY; Fore Stars, Ltd., et al. v. City of Las Vegas, et al., 8JDC Case No. A-18-773268-C, USDC Case No. 2:19-cv-1469-JAD-NJK; and 180 Land Company, LLC v. City of Las Vegas, 8JDC Case No. A-18-775804-J, USDC Case No. 2:19-cv-1470-RFB-BNW, relating to the development of a portion of the former Badlands Golf Course for an amount not-to-exceed \$100,000 (General Fund) - Ward 2 (Seaman)

CITY CLERK - CONSENT

9. For possible action to approve the Report of Declarations per NRS 279.454, which requires any officer or employee of the City who in the course of their duties participates in the formulation of or approval of plans or policies for a redevelopment area to disclose interest in property located in the existing Redevelopment Area and/or Redevelopment Area 2

CULTURAL AFFAIRS - CONSENT

10. For possible action to approve an Interlocal Agreement between Clark County and the City of Las Vegas for an Edward Byrne Memorial Justice Assistance Grant in the amount of \$31,038 to the City of Las Vegas Office of Cultural Affairs for the Performing and Visual Arts Summer Camp for Kids Program at the West Las Vegas Arts Center, located at 947 West Lake Mead Boulevard - Ward 5 (Crear)

FINANCE - CONSENT

11. For possible action to approve the City of Las Vegas Investment Policy in accordance with changes set forth recently by the Nevada State Legislature (Nevada Revised Statute 355) - All Wards

FINANCE - PURCHASING AND CONTRACTS - CONSENT

12. For possible action to approve award of Bid No. 200256-MC, Healthcare Staffing Services, for the Respite Care Facility located at the Corridor of Hope (also known as the Courtyard), 1581 North Main Street, to the lowest responsive and responsible bidder - Department of Community Services - Award recommended to: VARSOBIA HOME CARE SERVICES, LLC (Not-to-Exceed \$1,422,720 Annually - H.U.D. E.S.G. Emergency Funding Special Revenue Fund) - Ward 5 (Crear)
13. For possible action to approve award of Contract No. 200254-PH, Mutual Use Contract for Public Safety Promotional Assessments - Department of Human Resources - Award recommended to: INDUSTRIAL/ORGANIZATIONAL SOLUTIONS, INC. (Not-to-Exceed \$88,000 Annually/Total Contract Amount Not-to-Exceed \$352,000 - General Fund)
14. For possible action to ratify and approve award of Contract No. 210000-JL, Professional Services Contract for Health Services for Respite Care and Modification No.1 thereto, for the Respite Care Facility located at the Corridor of Hope (also known as the Courtyard), 1581 North Main Street - Department of Community Services - Award recommended to: NURSECORE MANAGEMENT SERVICES DBA NURSECORE LAS VEGAS (\$159,216 - H.U.D. Emergency Shelter Program Special Revenue Fund) - Ward 5 (Crear)
15. For possible action to approve award of Contract No. 210014-DD, Prime Design Services Contract for WPCF Dewatering Building Improvements Study located at 6005 East Vegas Valley Drive - Public Works - Award recommended to: CAROLLO ENGINEERING INC. (\$73,550 - Sanitation Enterprise Fund) - Clark County
16. For possible action to approve award of Addendum 1 to Contract No. 190270-PH-A, Administrative Services Agreements for the Governmental 401(a) Plan of the City of Las Vegas and No. 190270-PH-B, Administrative Services Agreement for the Governmental 457(b) Deferred Compensation Plan of the City of Las Vegas - Department of Human Resources - Award recommended to: NATIONWIDE RETIREMENT SOLUTIONS, INC.
17. For possible action to approve award of Modification No. 3 to Contract No. 140129-CB, Third-Party Worker's Compensation Administrative Service - Department of Human Resources - Award recommended to: CANNON COCHRAN MANAGEMENT SERVICES, INCORPORATED DBA CCMSI - All Wards

OPERATIONS AND MAINTENANCE - CONSENT

18. For possible action to approve a Grant of Easement to Nevada Power Company, d/b/a NV Energy, to provide services to the Neon Museum Reed Whipple Expansion Project located at 821 North Las Vegas Boulevard, APN 139-27-708-019 - Ward 5 (Crear)

19. For possible action to approve a Residential Purchase Agreement and Counter Offer between the City of Las Vegas and Guillermo Guerrero Mujica for the City to sell vacant land located at 5663 Calverts Street, APN 125-25-410-030 - Ward 6 (Fiore)
20. For possible action to approve a Real Property Purchase Contract between the City of Las Vegas and Kilgore Companies, LLC for the sale of vacant land located at 10051 Moccasin Road, APN 126-01-502-003 - Ward 6 (Fiore)
21. For possible action to approve a First Amendment to Facility Shared Use Agreement between the City of Las Vegas and Acelero Learning Clark County (Acelero) for occupied space at the Stupak Community Center, located at 251 West Boston Avenue - Ward 3 (Diaz)

PLANNING - BUSINESS LICENSING - CONSENT

22. For possible action to approve a Beer Wine Room License for NSK ENTERPRISE dba NITTAYA'S LITTLE KITCHEN at 7575 Norman Rockwell Lane, Suite #140 [Nittaya Parawong, President, Secretary, Treasurer, Director, Shareholder] - Ward 6 (Fiore)
23. For possible action to approve a Restricted Gaming License SARTINI GAMING, LLC dba SARTINI GAMING, LLC db at KICKERS at 931 North Las Vegas Boulevard - Ward 5 (Crear)
24. For possible action to approve a Restricted Gaming License SARTINI GAMING, LLC dba SARTINI GAMING, LLC db at WINCO FOODS at 7501 West Washington Avenue - Ward 1 (Knudsen)
25. For possible action to approve a Restricted Gaming License UNITED COIN MACHINE CO dba CENTURY GAMING TECHNOLOGIES db at 7-ELEVEN STORE #15974D at 6950 West Charleston Boulevard - Ward 1 (Knudsen)
26. For possible action to approve a Temporary Massage Establishment License ROBERTO LEPE dba JESSICA HAIR & MAKEUP STUDIO at 3100 East Charleston Boulevard, Suite #119 [Roberto Lepe Jr., Owner] - Ward 3 (Diaz)

RESOLUTIONS - CONSENT

27. R-38-2020 - For possible action to approve a Resolution concerning a proposed Special Improvement District (612) within the Skye Hills area; approving the form of and authorizing the execution and delivery of a deposit agreement with Ninety Five Management, LLC, a Nevada limited liability company, in the amount of \$150,000 for the City of Las Vegas to draw against as it incurs the expenses of creating and financing the district with Ninety Five Management, LLC (\$150,000 - SID Construction Fund) - Ward 6 (Fiore)
28. R-39-2020 - For possible action to approve a Resolution consenting to the undertakings of the City of Las Vegas Redevelopment Agency (RDA) in connection with the Medical District Targeted Industry Program (MDTIP) Agreement between the RDA and ALG Corporation (Owner/Tenant) located at 601 South Rancho Drive #D30 (APN 139-32-711-030) to be in compliance with and in furtherance of the goals and objectives of the RDA - Ward 1 (Knudsen) [Note: This item is related to RDA Item 6 (RA-8-2020)]
29. R-40-2020 - For possible action to approve a Resolution authorizing the Director of the Department of Planning to extend administratively a temporary business license of any licensee who has exhausted all applicable temporary-license extensions under Title 6 of the Las Vegas Municipal Code prior to the cessation of the COVID-19 emergency - All Wards

DISCUSSION/ACTION ITEMS

COMMUNITY SERVICES - DISCUSSION

30. RESCIND - Discussion for possible action regarding the Neighborhood Partners Fund (NPF) Board recommendations to allocate \$69,266.94 for 16 neighborhood projects (General Fund) - All Wards

31. Discussion for possible action on the Neighborhood Partners Fund (NPF) Board recommendations to allocate funds not-to-exceed \$80,000 (General Fund) for neighborhood projects - All Wards

ECONOMIC AND URBAN DEVELOPMENT - DISCUSSION

32. Discussion for possible action regarding a Second Amendment to Sublease Agreement between the City of Las Vegas (City) and Economic Opportunity Board of Clark County (EOB) to amend the term of the Agreement to run coterminous with the KCEP Radio Station Sublease for the property located at 330 West Washington Avenue and 350 West Washington Avenue - Redevelopment Area - Ward 5 (Crear)

HUMAN RESOURCES - DISCUSSION

33. Discussion for possible action regarding the selection of a new City Manager and to direct staff accordingly regarding an employment contract - All Wards

BOARDS AND COMMISSIONS - DISCUSSION

34. Discussion for possible action regarding the reappointments of Audrey Asselin and Briceida Castro to the Regional Transportation Commission of Southern Nevada (RTC) Advisory Committee on Bus Bench/Shelter Construction and Maintenance

RECOMMENDING COMMITTEE REPORT - DISCUSSION

BILLS ELIGIBLE FOR ADOPTION AT THIS MEETING

35. Bill No. 2020-24 - For possible action - Ordinance creating City of Las Vegas Special Improvement District No. 611 (Sunstone Phase I and II); 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: Mike Janssen, Director of Public Works
36. Bill No. 2020-25 - For possible action - Ordinance concerning City of Las Vegas Special Improvement District No. 611 (Sunstone Phase I and II); assessing the cost of local improvements against the accessible property benefited by the local improvements; and providing other matters related thereto. Sponsored by: Mike Janssen, Director of Public Works
37. Bill No. 2020-26 - For possible action - Ordinance authorizing the issuance and sale by the City of its Special Improvement District No. 611 (Sunstone Phase I and II) Local Improvement Bonds, Series 2020, 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. Sponsored by: Venetta Appleyard, Director of Finance

BILLS ELIGIBLE FOR ADOPTION AT A LATER MEETING

There is no public comment on these items and no action will be taken by the Council at this meeting, except those items which may be stricken or tabled. Public testimony takes place at the Recommending Committee Meeting held for that purpose.

38. Bill No. 2020-27 - Amends various provisions of LVMC Titles 6 and 19 to update licensing and zoning provisions regarding marijuana-related businesses, including the elimination of provisions regarding compliance permits and the changing of terminology and license categories from those associated with "medical marijuana" and "retail marijuana" to those now recognized and used under State law ("medical cannabis" and "adult-use cannabis"). Sponsored by: Councilman Cedric Crear
39. Bill No. 2020-28 - Amends the Lone Mountain Master Development Plan and Design Standards, and the Lone Mountain West Master Development Plan and Design Standards to provide that the use "Beer/Wine/Cooler On-Sale Establishment" is permitted as a conditional use in the development areas to which the documents pertain. Sponsored by: Councilman Stavros S. Anthony

40. Bill No. 2020-29 - Amends LVMC 19.16.100 to expand the list of the types of amendments to an approved special use permit that can be processed administratively as a minor amendment. Proposed by: Robert Summerfield, Director of Planning

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. Z-2020-1 - 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: Robert Summerfield, Director of Planning

PLANNING

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.

PLANNING - CONSENT

PM Session – 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.

42. EOT-78774 - ABEYANCE ITEM - EXTENSION OF TIME - SITE DEVELOPMENT PLAN REVIEW - APPLICANT/OWNER: RANCHO VILLAGE PARTNERS, LLC - For possible action on a request for the first Extension of Time of an approved Site Development Plan Review (SDR-73295) FOR A PROPOSED 738-UNIT MULTI-FAMILY RESIDENTIAL DEVELOPMENT on 33.47 acres on the west side of Rancho Drive, 230 feet north of Smoke Ranch Road (APN 139-18-410-012), R-3 (Medium Density Residential) Zone, Ward 5 (Crear) [PRJ-78773]. Staff recommends APPROVAL.
43. 20-0053-EOT1 - EXTENSION OF TIME - SPECIAL USE PERMIT - APPLICANT/OWNER: 1600 MLK, LLC - For possible action on a Land Use Entitlement project request for a First Extension of Time of an approved Special Use Permit (SUP-74225) FOR A PROPOSED 4,442 SQUARE-FOOT BEER/WINE/COOLER OFF-SALE ESTABLISHMENT USE WITH A WAIVER TO ALLOW A 260-FOOT DISTANCE SEPARATION FROM A CHURCH/HOUSE OF WORSHIP WHERE 400 FEET IS REQUIRED at 1600 North Martin Luther King Boulevard (APN 139-21-804-006), C-1 (Limited Commercial) Zone, Ward 5 (Crear). Staff recommends APPROVAL.

PLANNING - DISCUSSION

44. VAR-78439 - ABEYANCE ITEM - VARIANCE - PUBLIC HEARING - APPLICANT: CALIDA RESIDENTIAL, LLC - OWNER: DC RAMPART OWNER, LLC - For possible action on a City Council Review of the Approval by the Planning Commission on a request for a Variance TO ALLOW TWO WALL SIGNS WHICH ARE 54 AND 74 SQUARE FEET WHERE 50 SQUARE FEET IS THE MAXIMUM AREA ALLOWED; TO ALLOW THREE WALL SIGNS THAT DO NOT FACE A STREET FRONTAGE WHERE ONE SIGN FACING THE STREET FRONTAGE IS ALLOWED AND TO ALLOW A 12-FOOT TALL, 193 SQUARE-FOOT MONUMENT SIGN WHERE EIGHT FEET AND 60 SQUARE FEET ARE THE MAXIMUM ALLOWED on 15.60 acres at 8791 Alta Drive (APN 138-32-723-003), PD (Planned Development) Zone, Ward 2 (Seaman) [PRJ-78397]. Staff recommends DENIAL. The Planning Commission (7-0 vote) recommends APPROVAL.

- 45. MSP-78440 - ABEYANCE ITEM - MASTER SIGN PLAN RELATED TO VAR-78439 - PUBLIC HEARING - APPLICANT: CALIDA RESIDENTIAL, LLC - OWNER: DC RAMPART OWNER, LLC - For possible action on a City Council Review of the Approval by the Planning Commission on a request for a Master Sign Plan FOR AN APPROVED MULTI-FAMILY RESIDENTIAL DEVELOPMENT on 15.60 acres at 8791 Alta Drive (APN 138-32-723-003), PD (Planned Development) Zone, Ward 2 (Seaman) [PRJ-78397]. Staff recommends DENIAL. The Planning Commission (7-0 vote) recommends APPROVAL.
- 46. SUP-78301 - ABEYANCE ITEM - SPECIAL USE PERMIT - PUBLIC HEARING - APPLICANT: DEEP ROOTS MEDICAL, LLC - OWNER: CLK HOLDINGS BRUCE, LLC - For possible action on a request for a Special Use Permit FOR A PROPOSED 8,391 SQUARE-FOOT MARIJUANA DISPENSARY USE at 5991 West Cheyenne Avenue (APN 138-13-101-005), C-1 (Limited Commercial) Zone, Ward 5 (Crear) [PRJ-78300]. The Planning Commission (4-2-1 vote) and Staff recommend APPROVAL.
- 47. RQR-78174 - REQUIRED REVIEW - PUBLIC HEARING - APPLICANT/OWNER: CHETAK DEVELOPMENT CORPORATION - For possible action on a Required Review of an approved Special Use Permit (SUP-71350) FOR AN EXISTING 55-FOOT TALL, 14-FOOT BY 48-FOOT OFF-PREMISE SIGN at 2252 Paradise Road (APN 162-03-411-011), C-2 (General Commercial) Zone, Ward 3 (Diaz). Staff recommends APPROVAL.
- 48. 20-0109-DIR1 - DIRECTOR'S BUSINESS - PUBLIC HEARING - APPLICANT: CITY OF LAS VEGAS - OWNER: JUAN PULIDO - For possible action to REVOKE AN APPROVED SPECIAL USE PERMIT (SUP-76233) FOR AN ACCESSORY STRUCTURE (CLASS I) at 804 Lacy Lane (APN 139-32-401-002), R-E (Residence Estates) Zone, Ward 1 (Knudsen). Staff recommends APPROVAL.

REPORTS AND PRESENTATIONS

- 49. Report from Scott D. Adams, City Manager, on Emerging Issues - All Wards

SET DATE

- 50. 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

- 51. 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 MEMBER RECOGNITION

- 52. 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 HAS BEEN PROPERLY NOTICED AND POSTED AT THE FOLLOWING LOCATIONS
 IN ACCORDANCE WITH THE STATE OF NEVADA EXECUTIVE DEPARTMENT
 DECLARATION OF EMERGENCY DIRECTIVE 006
 The City of Las Vegas website – www.lasvegasnevada.gov
 and
 The Nevada Public Notice Website – notice.nv.gov

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
495 S MAIN ST
LAS VEGAS NV 89101

Account # 22515
Ad Number 0001114371

Leslie McCormick, being 1st duly sworn, deposes and says: That she is the Legal Clerk for the Las Vegas Review-Journal and the Las Vegas Sun, daily newspapers regularly issued, published and circulated in the City of Las Vegas, County of Clark, State of Nevada, and that the advertisement, a true copy attached for, was continuously published in said Las Vegas Review-Journal and / or Las Vegas Sun in 1 edition(s) of said newspaper issued from 08/20/2020 to 08/20/2020, on the following days:

08 / 20 / 20

BILL NO. 2020-25

AN ORDINANCE CONCERNING THE CITY OF LAS VEGAS, NEVADA, SPECIAL IMPROVEMENT DISTRICT NO. 611 (SUNSTONE PHASE I AND II); AND ASSESSING THE COST OF LOCAL IMPROVEMENTS AGAINST THE ASSESSABLE PROPERTY BENEFITTED BY THE LOCAL IMPROVEMENTS; 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 August 19, 2020, and will be considered for adoption at a regular meeting of the City Council of the City of Las Vegas held on September 2, 2020.

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

PUB: August 20, 2020
LV Review-Journal



LEGAL ADVERTISEMENT REPRESENTATIVE

Subscribed and sworn to before me on this 20th day of August, 2020

Notary 

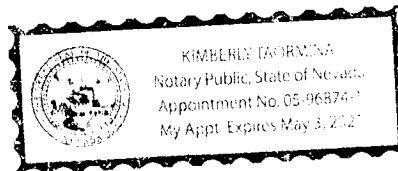


EXHIBIT D

(Attach Affidavit of Publication of Adoption of Ordinance)

AFFIDAVIT OF PUBLICATION

STATE OF NEVADA)
COUNTY OF CLARK) SS:

LV CITY CLERK
495 S MAIN ST
LAS VEGAS NV 89101

Account # 22515
Ad Number 0001117087

RECEIVED
CITY CLERK

2020 SEP 16 A 11: 02

Leslie McCormick, being 1st duly sworn, deposes and says: That she is the Legal Clerk for the Las Vegas Review-Journal and the Las Vegas Sun, daily newspapers regularly issued, published and circulated in the City of Las Vegas, County of Clark, State of Nevada, and that the advertisement, a true copy attached for, was continuously published in said Las Vegas Review-Journal and / or Las Vegas Sun in 1 edition(s) of said newspaper issued from 09/05/2020 to 09/05/2020, on the following days:

09 / 05 / 20

**BILL NO. 2020-25
ORDINANCE NO. 6748**

AN ORDINANCE CONCERNING THE CITY OF LAS VEGAS, NEVADA, SPECIAL IMPROVEMENT DISTRICT NO. 611 (SUNSTONE PHASE I AND II); AND ASSESSING THE COST OF LOCAL IMPROVEMENTS AGAINST THE ASSESSABLE PROPERTY BENEFITED BY THE LOCAL IMPROVEMENTS; AND PROVIDING OTHER MATTERS RELATED THERETO.

PUBLIC NOTICE IS HEREBY GIVEN that the above Ordinance was proposed on August 19, 2020, and was passed at a regular meeting held on September 2, 2020, by the following vote of the City Council of the City of Las Vegas, Nevada:

Those Voting Aye:
Carolyn G. Goodman
Stavros S. Anthony
Michele Fiore
Cedric Crear
Brian Knudsen
Victoria Seaman
Olivia Diaz

Those Voting Nay: None
Those Absent: None

This Ordinance shall be in full force and effect from and after September 6, 2020, i.e., the day after its publication by 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.

This 2nd day of September, 2020.

/s/ CAROLYN G. GOODMAN
Mayor
City of Las Vegas, Nevada
(SEAL)

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

PUB: September 5, 2020
LV Review-Journal

[Signature]
/s/ _____
LEGAL ADVERTISEMENT REPRESENTATIVE

Subscribed and sworn to before me on this 8th day of September, 2020

Notary *[Signature]*

