



**CITY OF NORTH LAS VEGAS  
CITY COUNCIL  
REGULAR MEETING**

**SUMMARY MINUTES**

February 19, 2025  
4:00 p.m., Council Chambers,  
2250 Las Vegas Boulevard North,  
North Las Vegas, Nevada 89030

Website - <http://www.cityofnorthlasvegas.com>

**CALL TO ORDER**

**Mayor Goynes-Brown** called the meeting into order at 4:02 P.M.

**VERIFICATION OF COMPLIANCE WITH OPEN MEETING LAW**

**City Clerk, Jackie Rodgers** confirmed compliance with Open Meeting Law.

**ROLL CALL**

**COUNCIL PRESENT**

Mayor Goynes-Brown  
Mayor Pro Tempore Black  
Councilman Barron  
Councilman Cherchio  
Councilwoman Anderson-Garcia

## **STAFF PRESENT**

City Manager Micaela R. Moore  
City Attorney Andy Moore  
Land Development and Community Services Director Alfredo Melesio  
Public Works Director Michael Hudgeons  
City Clerk Jackie Rodgers  
Chief Deputy City Clerk Cherry Lawson  
Deputy City Clerk Isabel Rodriguez

## **INVOCATION**

Elder Arthur Ivy of Kingdom Family International Church

## **PLEDGE OF ALLEGIANCE - BY INVITATION**

Led by **Mayor ProTempore Black**

## **COUNCIL COMMENTS**

### **Councilman Barron**

- Mia Flower ribbon cutting, February 9
- Thank you to our amazing staff and Republic Services for another successful cleanup on Feb. 12
- Carson City trip with RTC, Feb. 3
- CCSD Superintendent Search

### **Councilman Cherchio**

- Valentines Bingo at the Skyview YMCA, Feb. 6
- Black History Month Business Fair at Aliante Nature Discovery Park on Saturday Feb. 22. This is a free event with entertainment, food, vendors, resources, and fun activities for you and your family!

### **Mayor Pro Tem Black**

- NRC Bike Club meets on Monday, March 3 at 3pm
- The 3<sup>rd</sup> Annual Read to Ride Challenge for all Ward 3 elementary schools starting on NV Reading Week, March 3<sup>rd</sup>
- I will be visiting and reading at all 7 elementary schools in Ward 3 for Nevada Reading Week.

### **Councilwoman Garcia-Anderson**

- Rose Creek Tour with Councilwoman Summers-Armstrong, Feb. 11
- “Bridge Between Two Continents”, a Black History Month Panel Discussion at the Alexander Library, tomorrow Feb. 20 at 5:30pm
- Festive February Pop-Up Event at Tonopah Park to provide Homeless Services, Feb. 26, 10am to 2pm
- Ward 2 Cleanup (in a specific neighborhood), March 5

### **PUBLIC FORUM**

**Mayor Goynes-Brown** opened to meeting to receive public comments. No comments offered.

### **AGENDA**

1. City Council Regular Meeting Agenda of February 19, 2025. (Citywide) (For Possible Action; Recommendation – Approve)

***MOTION: Councilman Barron moved to approve agenda as amended. Agenda Item number 13 has been withdrawn from the consent agenda.***

**ACTION: APPROVED**  
**AYES: 5**  
**NAYS: 0**  
**ABSTAIN: 0**

### **CONSENT AGENDA**

### **CITY ATTORNEY**

2. Settlement with Cherie Blackmon in the Amount of \$350,000 Funded by the Self Insurance Fund to Resolve Litigation Matter (USDC Case No. 2:23-cv-2109-APG-DGA) and Authorization for the City Manager or Her Designee to Execute Any Ancillary Documents Necessary to Effectuate the Settlement in a Form Approved by the City Attorney’s Office. (Citywide) (For Possible Action; Recommendation - Approve and Authorize)

### **CITY CLERK**

3. City Council Regular Meeting Minutes of January 15, 2025. (Citywide) (For Possible Action; Recommendation – Approve)

### **CITY MANAGER**

4. Campus for Hope Participating Municipality Shared Services Agreement Among The Campus for Hope Foundation, Clark County, and the Cities of North Las Vegas and Las Vegas. (Citywide) (For Possible Action; Recommendation – Approve and Authorize)

### **COMMUNITY SERVICES AND ENGAGEMENT**

5. Professional Services Agreement with Nevada Homeless Alliance for Street Outreach Services from Thursdays through Sundays in an Amount Not to Exceed \$135,299.98 for a Term from March 1, 2025 through June 30, 2025. (Citywide) (For Possible Action; Recommendation – Approve)
6. Professional Services Agreement with Nevada Homeless Alliance for Federal Grant-Funded Street Outreach Services Mondays through Thursdays in an Amount Not to Exceed \$141,359.16 for a Term from March 1, 2025 through September 30, 2025. (Citywide) (For Possible Action; Recommendation – Approve)

### **FIRE DEPARTMENT**

7. Portable Radio Purchase Agreement with Motorola Solutions, Inc. Pursuant to a Solicitation by a Cooperative Purchasing Organization in an Amount Not to Exceed \$62,498 Funded by the Assistance to Firefighter Grant. (Citywide) (For Possible Action; Recommendation – Approve)

### **LAND DEVELOPMENT AND COMMUNITY SERVICES**

8. Beer-Wine-Spirit-Based Products Off-Sale Business License for QuikTrip Corporation dba QuikTrip#7235 located at 5625 N. Lamb Blvd. (Ward 1 – Barron) (For Possible Action; Recommendation-Approve)

### **PUBLIC WORKS**

9. First Amendment to Professional Engineering Services Agreement for Expedited Land Development Review with Willdan Engineering to Increase the Not-to-Exceed Amount from \$500,000 to \$1,000,000. (Citywide) (For Possible Action; Recommendation – Approve)
10. Final Acceptance and Authorization to File the Notice of Completion for the Camino Al Norte Rehabilitation Project with Aggregate Industries – SWR, Inc., Bid No. 1607, CIP Project No. 10436. (Ward 3 - Black, Ward 4 - Cherchio) (For Possible Action; Recommendation - Approve and Authorize)

11. Bid No. 1745 and Construction Contract with Mesa Energy Systems, Inc. dba EMCOR Services Nevada, Inc. in the Amount of \$158,258 for the Justice Facility Chiller Replacement Project. (Ward 1-Barron) (For Possible Action; Recommendation– Award and Approve)
12. Amendment No. 1 to the On-Call Professional Coating Inspection Services Agreement with Industrial Inspection Group, Inc. to Increase the Total Not to Exceed Amount of the Agreement from \$45,000 to \$99,000 for the Provision of Supplemental Inspection Services for the Construction of the Apex Elevated Storage Reservoir Project (Bid No. 1670; CIP Project No. W0068). (Ward 1 - Barron) (For Possible Action; Recommendation - Approve)
13. Professional Engineering Services Agreement with AtkinsRéalis USA, Inc. to Provide Design Services for the Brooks Maintenance Yard Project in an Amount Not to Exceed \$480,122 (CIP Project No. 25066). (Ward 2 - Garcia-Anderson) (For Possible Action; Recommendation - Approve) **Withdrawn**
14. Final Acceptance and Authorization to File the Notice of Completion for the Lamb Boulevard – Centennial Parkway to CC-215 Project, Bid No. 1615, CIP Project No. 10453. (Ward 1 - Barron) (For Possible Action; Recommendation - Approve and Authorize)
15. First Amendment to Professional Engineering Services Agreement for Expedited Land Development Review with VTN Nevada to Increase the Not-to-Exceed Amount from \$1,000,000 to \$1,500,000. (Citywide) (For Possible Action; Recommendation - Approve)
16. Supplemental Interlocal Contract No. 1 with the Regional Transportation Commission of Southern Nevada to Extend the Contract Completion Date for the Washburn Road, Valley Drive to Willis Street Project (CIP Project No. 10511). (Ward 3 - Black) (For Possible Action; Recommendation - Approve)
17. Supplemental Interlocal Contract No. 1 with the Regional Transportation Commission of Southern Nevada to Extend the Contract Completion Date for the Washburn Road, Commerce Street to North 5th Street Project (CIP Project No. 10549). (Ward 3 - Black) (For Possible Action; Recommendation - Approve)
18. Supplemental Interlocal Contract No. 2 with the Regional Transportation Commission of Southern Nevada to Increase Design Funds by \$70,000 for the North 5th Street and Cheyenne Ave. Intersection Improvements Project (CIP Project No. 10379). (Ward 2 - Garcia- Anderson) (For Possible Action; Recommendation - Approve)

**MOTION:** *Mayor Pro Tempore moved to approve the Consent Agenda.*

**ACTION:** **APPROVED**

AYES: 5

NAYS: 0

ABSTAIN: 0

### **PUBLIC HEARINGS**

19. **AMP-09-2024 (Centennial Losee):** Greystone Nevada, LLC's Application for an Amendment to the Comprehensive Master Plan to Change the Land Use from Single-Family Medium to Multi-Family for Property Located at the Northwest Corner of Losee Road and Azure Avenue. (Ward 2 - Garcia-Anderson) (For Possible Action; Recommendation - Approve)

**Lexa Green, 1980 Festival Plaza Drive, Las Vegas, 89135,** presented a request for a townhome and condominium development, located on a 17.97-acre site south of Centennial Parkway, between Loose to the east and Lawrence Street to the west. The applicant is seeking a master plan amendment from Single Family Medium to Multi-Family, with a proposed 288-unit development, split by a flood channel. The development will include 96 duplex units on the west side and 192 multi-unit structures (four-plex to eight-plex) on the east. The project features amenities such as parking, open space, a tot lot, and direct access to a nearby park. The applicant plans to return for a zoning change request on March 19.

[4:23 P.M.] **Mayor Goynes-Brown** opened the public hearing for testimony. No testimony provided.

[4:23 P.M.] **Mayor Goynes Brown** closed the public hearing.

**Councilwoman Garcia-Anderson** thanked Lexa Green and the commissioners for working together.

**MOTION:** *Councilwoman Garcia-Anderson moved to approve Greystone Nevada, LLC's application for an amendment to the Comprehensive Master Plan to change the land use from single-family medium to multi-family for property located at the northwest corner of Losee road and Azure avenue.*

**ACTION:** **APPROVED**

AYES: 5

NAYS: 0

ABSTAIN: 0

20. **VAC-17-2024:** Kimley-Horn & Associates, Inc.'s Application to Vacate Three Drainage Easements on a Parcel Located at the Northwest Corner of Mt. Hood St. and Howdy Wells Ave. (APN 123-34-101-017). (Ward 1 – Barron) (For Possible Action; Recommendation - Approve)

**Treasea Wolf, 6671 Las Vegas Blvd Suite 320**, presented a request to vacate several drainage easements no longer needed due to the construction of an underground detention basin and new storm drain systems. These easements were originally created to direct surface water into the public storm drain system. The relocated detention basin now has its own easement, granted with the recorded parcel map.

[4:26 P.M.] **Mayor Goynes-Brown** opened the public hearing for testimony. No testimony provided.

[4:26 P.M.] **Mayor Goynes Brown** closed the public hearing.

**Councilman Barron** thanked **Ms. Wolf** for coming down and providing a concise presentation.

**MOTION:** *Councilman Barron moved to approve Kimley-Horn & Associates, Inc.'s Application to Vacate Three Drainage Easements on a Parcel Located at the Northwest Corner of Mt. Hood St. and Howdy Wells Ave. (APN 123-34-101-017).*

**ACTION: APPROVED**

AYES: 5

NAYS: 0

ABSTAIN: 0

21. **ZN-09-2024 and Ordinance No. 3214:** An Ordinance Related to Zoning; Reclassifying Approximately 9.58 Acres from RZ10 MPC (Residential Zone up to 10 DU/AC Master Plan Community District) to R-CL PCD (Medium Density-Residential Planned Community District) (ZN-09-2024, VTS Village 2 Parcel 2.11) for Property Located East of North 5th St. Approximately 1,800 Feet North of the Intersection of Clark County 215 and North 5th St. and Providing for Other Matters Properly Related Thereto. (Ward 4 - Cherchio) (For Possible Action; Recommendation – Approve; Pass and Adopt)

**Bob Gronauer, 1980 Festival Plaza Dr., Las Vegas 89135**, representing KB Home presented a request for zoning changes in the area, starting with Item 21, located on parcel 2.11. The zoning is being updated to comply with the current land plan, replacing the previous RFP-10 zoning from 2004, which was a higher density category. This zoning change is part of a series of six applications to align with the updated plan.

[4:29 P.M.] **Mayor Goynes-Brown** opened the public hearing for testimony.

**Ms. Rodgers** stated that one comment card in opposition had been received.

[4:29 P.M.] **Mayor Goynes Brown** closed the public hearing.

**MOTION:** *Councilman Cherchio moved to approve ZN-09-2024 and Ordinance No. 3214.*

**ACTION:** **APPROVED**

AYES: 5

NAYS: 0

ABSTAIN: 0

**22. ZN-10-2024 and Ordinance No. 3215:** An Ordinance Related to Zoning; Reclassifying Approximately 14.17 Acres from RZ10 MPC (Residential Zone up to 10 DU/AC Master Plan Community District) to R-CL PCD (Medium Density-Residential Planned Community District) (ZN-10-2024 VTS Village 2 Parcel 2.12) for Property Located East of North 5th St. Approximately 1,800 Feet North of the Intersection of Clark County 215 and North 5th St. and Providing for Other Matters Properly Related Thereto. (Ward 4 - Cherchio) (For Possible Action; Recommendation – Approve; Pass and Adopt)

**Mr. Gronauer** presented Items 21, 22, 23, 24, 25, 26, and 27 together as they were related.

[4:32 P.M.] **Mayor Goynes-Brown** opened the public hearing for testimony.

**Ms. Rodgers** stated that one comment card in opposition had been received.

[4:32 P.M.] **Mayor Goynes Brown** closed the public hearing.

**MOTION:** *Councilman Cherchio moved to approve ZN-10-2024 and Ordinance No. 3215.*

**ACTION:** **APPROVED**

AYES: 5

NAYS: 0

ABSTAIN: 0



23. **ZN-11-2024 and Ordinance No. 3216:** An Ordinance Related to Zoning; Reclassifying Approximately 35.19 Acres from RZ10 MPC (Residential Zone up to 10 DU/AC Master Plan Community District) to R-CL PCD (Medium Density-Residential Planned Community District) (ZN-11-2024 VTS Village 2 Parcel 2.13/2.14) for Property Located East of North 5th St. Approximately 1,800 Feet North of the Intersection of Clark County 215 and North 5th St. and Providing for Other Matters Properly Related Thereto. (Ward 4 - Cherchio) (For Possible Action; Recommendation – Approve; Pass and Adopt)

**Mr. Gronauer** presented Items 21, 22, 23, 24, 25, 26, and 27 together as they were related.

[4:32 P.M.] **Mayor Goynes-Brown** opened the public hearing for testimony.

**Ms. Rodgers** stated that one comment card in opposition had been received.

[4: 32 P.M.] **Mayor Goynes Brown** closed the public hearing.

**MOTION:** *Councilman Cherchio moved to approve ZN-11-2024 and Ordinance No. 3216.*

**ACTION:** **APPROVED**

AYES: 5

NAYS: 0

ABSTAIN: 0

24. **ZN-12-2024 and Ordinance No. 3217:** An Ordinance Related to Zoning; Reclassifying Approximately 35.32 Acres from RZ10 MPC (Residential Zone up to 10 DU/AC Master Plan Community District) to R-2 PCD (Medium-High Density Residential Planned Community District) (ZN-12-2024 VTS Village 2 Parcel 2.15/2.16), for Property Located East of North 5th St. Approximately 1,800 Feet North of the Intersection of Clark County 215 and North 5th St. and Providing for Other Matters Properly Related Thereto. (Ward 4 - Cherchio) (For Possible Action; Recommendation – Approve; Pass and Adopt)

**Mr. Gronauer** presented Items 21, 22, 23, 24, 25, 26, and 27 together as they were related.

[4:35 P.M.] **Mayor Goynes-Brown** opened the public hearing for testimony.

**Ms. Rodgers** stated that one comment card in opposition had been received.

[4:35 P.M.] **Mayor Goynes Brown** closed the public hearing.

**MOTION:** *Councilman Cherchio moved to approve ZN-12-2024 and Ordinance No. 3217.*

**ACTION:** **APPROVED**

AYES: 5

NAYS: 0

ABSTAIN: 0

**25. ZN-13-2024 and Ordinance No. 3218:** An Ordinance Related to Zoning; Reclassifying Approximately 15.05 Acres from RZ10 MPC (Residential Zone up to 10 DU/AC Master Plan Community District) to R-2 PCD (Medium-High Density Residential Planned Community District) (ZN-13-2024 VTS Village 2 Parcel 2.18) for Property Located East of North 5th St. Approximately 1,800 Feet North of the Intersection of Clark County 215 and North 5th St. and Providing for Other Matters Properly Related Thereto. (Ward 4 - Cherchio) (For Possible Action; Recommendation – Approve; Pass and Adopt)

**Mr. Gronauer** presented Items 21, 22, 23, 24, 25, 26, and 27 together as they were related.

[4:37 P.M.] **Mayor Goynes-Brown** opened the public hearing for testimony.

**Ms. Rodgers** stated that one comment card in opposition had been received.

[4:37 P.M.] **Mayor Goynes Brown** closed the public hearing.

**MOTION:** *Councilman Cherchio moved to approve ZN-13-2024 and Ordinance No. 3218.*

**ACTION:** **APPROVED**

AYES: 5

NAYS: 0

ABSTAIN: 0

**26. ZN-14-2024 and Ordinance No. 3219:** An Ordinance Related to Zoning; Reclassifying Approximately 21.33 Acres from RZ10 MPC (Residential Zone up to 10 DU/AC Master Plan Community District) to R-CL PCD (Medium Density-Residential Planned Community District) (ZN-14-2024 VTS Village 2 Parcel 2.09/2.10) for Property Located East of North 5th St. Approximately 1,800 Feet North of the Intersection of Clark County 215 and North 5th St. and Providing for Other Matters Properly Related Thereto. (Ward 4 - Cherchio) (For Possible Action; Recommendation – Approve; Pass and Adopt)

**Mr. Gronauer** presented Items 21, 22, 23, 24, 25, 26, and 27 together as they were related.

[4:39 P.M.] **Mayor Goynes-Brown** opened the public hearing for testimony.

**Ms. Rodgers** stated that one comment card in opposition had been received.

[4:39 P.M.] **Mayor Goynes Brown** closed the public hearing.

**MOTION:** *Councilman Cherchio moved to approve ZN-14-2024 and Ordinance No. 3219*

**ACTION:** **APPROVED**

AYES: 5

NAYS: 0

ABSTAIN: 0

27. **ZN-15-2024 and Ordinance No. 3220:** An Ordinance Related to Zoning; Reclassifying Approximately 20.87 Acres from RZ10 MPC (Residential Zone up to 10 DU/AC Master Plan Community District) and PSP MPC (Public / Semi-Public Master Plan Community District) to PSP-PCD (Public Facility Planned Community District) (ZN-15-2024 VTS Village 2 Ap 2.07, Np 2.06, Th 2.01 and Phase One Trail Corridors) for Property Located East of North 5th St. Approximately 1,400 Feet North of the Intersection of Clark County 215 and North 5th St. and Providing for Other Matters Properly Related Thereto. (Ward 4 - Cherchio) (For Possible Action; Recommendation – Approve; Pass and Adopt)

**Mr. Gronauer** presented Items 21, 22, 23, 24, 25, 26, and 27 together as they were related.

[4:40 P.M.] **Mayor Goynes-Brown** opened the public hearing for testimony.

**Ms. Rodgers** stated that one comment card in opposition had been received.

[4:40 P.M.] **Mayor Goynes Brown** closed the public hearing.

**MOTION:** *Councilman Cherchio moved to approve ZN-15-2024 and Ordinance No. 3220.*

**ACTION:** **APPROVED**

AYES: 5

NAYS: 0

ABSTAIN: 0

## **BUSINESS**

### **28. SET FUTURE PUBLIC HEARING DATES**

Set Date on Any Appeals Filed or Required Public Hearings:

VAC 14-2024 (North Belt Road)	Public Hearing Set for March 5, 2025
VAC 19-2024 (VTS Village 1 Phase 4 Parcel 1.25)	Public Hearing Set for March 5, 2025
VAC 21-2024 (Old Rose Gardens)	Public Hearing Set for March 5, 2025

**Mayor Goynes-Brown** directed **Ms. Rodgers** to take the necessary steps to set public hearings for those items.

29. **Resolution No. 2736:** A Resolution Concerning a Proposed Special Improvement District and Approving the Form of a Deposit and Reimbursement Agreement with Moonwater West, LLC. (Citywide) (For Possible Action; Recommendation - Pass and Adopt)

**Scott Shaver, 3960 Howard Hughes Parkway**, presented a proposal for the creation of a SID in the Apex area by Moonwater West LLC, covering about 250 acres. The SID will finance public improvements like water and street work. The developer will deposit \$250,000 with the city to cover costs for setting up the district, including engineering and legal fees. The deposit will be replenished monthly as needed, ensuring no cost to the city.

**Mayor Pro Tem Black** asked **Mr. Shaver** about the source of the \$250,000 front-loaded fund that needs to be maintained. **Mr. Shaver** explained that this amount was determined through consultations with **Will Harty** and outside consultants. **Mayor Pro Tem Black** then inquired if there were any fiscal implications for the city. **Mr. Shaver** responded that the city is merely facilitating the financing and the bonds, but there is no financial obligation on the part of the city but there is a city or a taxpayer cost to facilitate.

**Councilman Barron** asked whether there are any financial risks to taxpayers concerning the replacement of these funds. **Mr. Shaver** responded by clarifying that the deposit is entirely the developer's money, so there is no risk to taxpayers. He further explained that the assessments will be used to repay the bonds, and taxpayers in North Las Vegas are not responsible for repaying them. The bondholders, **Mr. Shaver** noted, are aware that they will only be repaid through these assessments.

**Councilwoman Garcia-Anderson** asked about the timeline of this SID Project and **Mr. Shaver** answered stating that this process will take 4 to 6 months depending on how responsive the developer is and because another SID project will be proposed that will add another 10 to 12 months

**MOTION:** *Councilman Barron moved to approve Resolution No. 2736.*

**ACTION:** **PASSED AND ADOPTED**

AYES: 5

NAYS: 0

ABSTAIN: 0

### **ORDINANCES - INTRODUCTION ONLY**

30. **Ordinance No. 3229:** An Ordinance Related to Zoning; Reclassifying Approximately 7.65 Acres from a PUD (Planned Unit Development District) to a New PUD (Planned Unit Development District) (ZN-18-2024, Ann & San Mateo-Bella Copia) to Allow an Eighty-Four (84) Lot, Single Family Residential Subdivision for Property Located at the Northwest Corner of Ann Rd. and San Mateo St. and Providing for Other Matters Properly Related Thereto. (Ward 3 - Black) (Set Final Action for March 5, 2025)

**City Manager Moore** introduced Ordinance No. 3229 by its short title and stated this is set for Final Action for March 5, 2025.

### **CITY MANAGER'S REPORT**

**City Manager Moore** highlighted the city's Tree Canopy Initiative, which has received media attention, including a Channel 13 feature. The focus on planting drought-tolerant trees aims to reduce water consumption while improving urban cooling, soil health and air quality. The Aliante Library recently hosted Wendell Blaylock, who shared the story of the Airmen, and the AMP viewing party for the big game was a success.

**Mayor Goynes-Brown** opened to meeting to receive public comments. No comments offered.

### **ADJOURNMENT**

**Mayor Goynes-Brown** adjourned the meeting. Meeting adjourned at 4:53 P.M.

### **CERTIFICATION**

I certify that the foregoing are true and correct minutes of the City of North Las Vegas City Council Regular Meeting held on February 19, 2025. I further certify that a quorum was present.

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Jackie Rodgers, City Clerk