



**CITY OF HENDERSON
REDEVELOPMENT AGENCY ADVISORY COMMISSION
AGENDA**

**Regular Meeting
Tuesday, September 28, 2010
4:00 p.m.**

**Council Chambers Conference Room
240 Water Street, First Floor
Henderson, Nevada 89015**

Notice to persons with special needs: For those requiring special assistance or accommodation at the meeting, please contact 702-267-1515 or the Relay Nevada TTY telephone 7-1-1 at least 72 hours in advance of the meeting.

The Chairman reserves the right to hear agenda items out of order. All items are action items unless otherwise noted.

CITY OF HENDERSON WEB SITE ADDRESS: <http://www.cityofhenderson.com>

- I. CALL TO ORDER**
- II. CONFIRMATION OF POSTING AND ROLL CALL**
- III. ACCEPTANCE OF AGENDA**
- IV. ITEMS OF BUSINESS**

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| 1. | MINUTES
CITY OF HENDERSON REDEVELOPMENT AGENCY ADVISORY COMMISSION
MEETING OF AUGUST 24, 2010
Approve the minutes of the City of Henderson Redevelopment Advisory Commission meeting of August 24, 2010. |
| 2. | CONTRACT FOR SERVICES – NATIONAL DEVELOPMENT COUNCIL.
Recommend approval of the professional services contract with the National Development Council in response to RFP 121-10-001 in an amount not to exceed \$48,000 for FY11. |
| 3. | RLK INVESTMENTS, LLC. LOAN EXTENSION FOR ONE ADDITIONAL YEAR.
Recommend approval of the loan extension for one additional year to RLK Investments, LLC. |
| 4. | ESTABLISH A REVOLVING FUND PER NRS 279.620.
Recommend approval to the Redevelopment Agency to adopt Resolution No. ____ to establish a Revolving Loan Fund for the Redevelopment Agency. |
| 5. | FY2010 CARRYOVER OF UNSPENT FUNDS.
Recommend approval of the carryover of unspent 2010 funds to Fiscal Year 2011. |

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6.	AUGMENTATION FOR WELLS PARK (GENERALLY LOCATED ON THE CORNER OF PRICE STREET AND HOLICK AVENUE) RENOVATIONS NOT TO EXCEED \$2,054,877.
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Recommend approval of augmentation for Wells Park (generally located on the corner of Price Street and Holick Avenue) renovations not to exceed \$2,054,877.

7.	RECEIVE A PRESENTATION ON EXISTING RESIDENTIAL AND COMMERCIAL DEVELOPMENT STANDARDS FOR THE DOWNTOWN REDEVELOPMENT AREA.
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Recommend acceptance of the presentation on existing residential and commercial development standards for the Downtown Redevelopment Area and direct staff to _____.

8.	DISCUSS AND TAKE POSSIBLE ACTION REGARDING SIGN GRANT PROGRAM ELIGIBILITY REQUIREMENTS.
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Recommend that the Sign Grant Program Guidelines be retained as written; or recommend that the Sign Grant Guidelines be revised to _____.

9.	PROJECTS UPDATE
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Discuss project updates for the following projects and accept report. Cornerstone Redevelopment Area: GSG Development/Park Heights. Downtown Redevelopment Area: Asset Central (323 Water Street); Boulder Highway Investment Strategy; Business Recruitment and Retention; City Lights Gallery (3 Army); City Tower (Southwest corner of Lake Mead Parkway and Water Street); Creating Communities Project; Crisman Building (147 Water Street); Downtown Arts & Culture; Downtown Investment Strategy; Downtown Monumentation and Signage; Downtown Power Needs; Gateway (3 S. Water Street); Lake Mead Crossing (Parcels located on the north side of Lake Mead Parkway between Water Street and Basic Road); Lake Mead/Warm Springs Retail; North Water Street Improvements; Parking Study; Pacific Ridges (Parkline Lofts - Southeast corner of Basic Road and Pacific Avenue); Pinnacle (203 S. Water Street); Prepayment to Parks; Public Art; Public Relations/Branding; Senior Center Infrastructure; Site A/Cherry Development (4.5 acres generally located at the southwest corner of Victory Road and Water Street); Shurtleff Building (38 S. Water Street); The Meridian (155 S. Water Street); Townhouse Motor Lodge; Water Street South, Phase I & II (303, 311 S. Water Street); Art Loan to Grant Program; Façade Improvement Program; Homeowners Assistance Program; Revolving Loan Fund Program; Sign Grant Program; Farmer's Market Coupon Program. Eastside Redevelopment Area: Boulder Highway Investment Strategy; Bruce/Randy Way; Eastside Funding Assistance; Landwell/Cadence; Museum Site-95/Galleria; Wells Park and Boys and Girls Club. Tuscany. Lakemoor Canyon. Administration/All Areas: Burkholder Wall; Collaborative Community/ Neighborhood Relations/ Enforcement Committee; Public Relations/ Outreach; Real Estate Management Strategy; Redevelopment Performance Objectives; LEED ND; Legislative Requests.

V. PUBLIC COMMENT

Note: Items discussed under Public Comment cannot be acted upon at this meeting, but may be referred to a future agenda for consideration (NRS 241.020).

(CONTINUED ON NEXT PAGE)

VI. DIRECTOR'S/CHAIRMAN'S BUSINESS

- August 2010 Financial Report
- Manager Updates

VII. SET NEXT MEETING

- October 26, 2010 at 4:00 p.m.

VIII. ADJOURNMENT

Agenda posted prior to 9:00 a.m. on September 21, 2010 at the following locations:

City Hall, 240 Water Street, 1st Floor Lobbies (2)
Multigenerational Center, 250 S. Green Valley Parkway
Whitney Ranch Recreational Center, 1575 Galleria Drive
Fire Station No. 86, 96 Via Antincendio