

DRAFT

Clark County Stadium Authority Board

CLARK COUNTY, NEVADA

STEVE HILL
Chairman
LAWRENCE EPSTEIN
Vice Chair
KEN EVANS
LAURA FITZPATRICK
Ex-Officio
Scott Nielson
BILL HORNBUCKLE
JAN JONES BLACKHURST
MIKE NEWCOMB
J. TITO TIBERTI
TOMMY WHITE

COMMISSION CHAMBERS
GOVERNMENT CENTER
LAS VEGAS, CLARK COUNTY, NEVADA
THURSDAY, JULY 18, 2019

The Clark County Stadium Authority Board met in regular session in full conformity with law and bylaws of said Board at the regular place of meeting in the Commission Chambers, Government Center, Las Vegas, Clark County, Nevada on Thursday, the 18th day of July, 2019 at the hour of 11:30 a.m. The meeting was called to order at the hour of 11:31 a.m. by Chairman Hill and on roll call, the following members were present, constituting all of the members thereof:

Chairman and Members:

Steve Hill
Lawrence Epstein
Ken Evans
Bill Hornbuckle
Jan Jones Blackhurst
Mike Newcomb
J. Tito Tiberti
Tommy White
Scott Nielson

Absent: None

Also present:

Laura Fitzpatrick (Ex-Officio Member)
Mary-Anne Miller, Deputy District Attorney
Karen McDonnell, Deputy Clerk
Keri Miller, Deputy Clerk

ITEM NO. 1 Call to Order, Roll Call and Establish Quorum

DISCUSSION: At this time, Chairman Hill called the roll and confirmed that a quorum was present.

Chairman Hill closed Agenda Item No. 1.

ITEM NO. 2 Public Comment

At this time, Chairman Hill asked if there were any persons present in the audience wishing to be heard on any items on the agenda as posted.

SPEAKER(S): Present

The Board was addressed by an interested party who expressed the importance of the wireless network for the fans' experience, and in case of emergencies.

There being no other persons present in the audience wishing to be heard on any items listed on the agenda as posted, Chairman Hill closed the public comments.

ITEM NO. 3 Approval of Agenda with the Inclusion of Any Emergency Items and Deletion of Any Items (for possible action)

FINAL ACTION: It was moved by Member Tommy White, seconded by Member Ken Evans, and carried by unanimous vote that the agenda be approved.

Chairman Hill closed Agenda Item No. 3.

ITEM NO. 4 Chairman/Board Member Comments

DISCUSSION: Member Steve Hill advised that the stadium completion date is less than a year away; commented on the start of the NFL season, and the draft.

Chairman Hill closed Agenda Item No. 4.

ITEM NO. 5 Review and Potentially Approve the Minutes of the Las Vegas Stadium Authority Board Meeting on May 23, 2019 (for possible action)

FINAL ACTION: It was moved by Member Tommy White, seconded by Member Ken Evans, and carried by unanimous vote that the minutes be approved.

Chairman Hill closed Agenda Item No. 5.

- ITEM NO. 6 Receive a Status Update from Staff on Administrative Items Relating to the Operation of the Stadium Authority, including a Review the Monthly Project Status Report

DISCUSSION: A representative of Applied Analysis advised the Board that as of June 30, 2019 all reports provided to the Clark County Stadium Authority Board (Stadium Authority) indicated that the project was on schedule and on budget; additional funding notices were processed by the Stadium Authority; reviewed the total contributions by the Stadium Authority and LV Stadium Events Company (StadCo); Personal Seat License (PSL) proceeds exceeded expectations; the project contingency decreased; issued, pending and potential change orders; and reported that the anticipated substantial completion date of the project remains July 31, 2020, with the close-out date in late October 2020.

The Applied Analysis representative reviewed reports from StadCo, the Construction Monitor, and the Authority Construction Representative (Grand Canyon Development Partners) regarding topics which included the total construction workforce hours; Community Benefits Plan goals were met or exceeded; design agreements; permits; change orders; liens; steel erection and canopy sections; the off-site infrastructure; and further outlined the status of the stadium project funding, stadium authority finances, and the debt reserve.

The Applied Analysis representative then provided a report on the room tax revenue which met expectations and was sufficient to meet the obligations of the Stadium Authority Board.

Member Hornbuckle requested an off-site infrastructure plan.

Chairman Hill closed agenda Item No. 6.

- ITEM NO. 7 Receive a Status Report from Staff on the Activities of the Community Benefits Plan Benefits Oversight Committee

DISCUSSION: The Board received an update from an Applied Analysis representative regarding the Community Benefits Oversight Committee and the Community Benefits Plan Report including that StadCo is meeting or exceeding all goals; discussed small business enterprise firms; Nevada based firms; workforce participation; communicate business opportunities to workforce and business groups; community engagement and outreach; and participation in job fairs and the Small Business Expo.

Chairman Hill closed Agenda Item No. 7.

ITEM NO. 8 Receive a Status Update from LV Stadium Events Company on the Progress of the NFL Stadium Project

DISCUSSION: A representative from LV Stadium Events Company, LLC advised of progress made on the development of the Las Vegas Stadium including the completion date; reviewed the construction schedule and progress; the workforce; budget; expenditures; funding; contracts awarded; Small Business contracting goal; workforce diversity; and building enhancements.

Chairman Hill closed Agenda Item No. 8.

ITEM NO. 9 Receive a Presentation from Anschutz Entertainment Group (AEG), StadCo's Selected Stadium Manager, Relative to Its General Role, Responsibility, Timeline and Process

DISCUSSION: Representatives from Anschutz Entertainment Group (AEG) advised the Board of AEG's roles and responsibilities including booking and programming to maximize use of the stadium; marketing to expand Las Vegas' exposure; and activities to involve the underserved throughout the community; the AEG representatives further reported that booking has commenced through 2022 and the model for the stadium is an achievable goal.

Members Hornbuckle and Epstein disclosed previous experience with AEG through the company's partnership with T-Mobile Arena.

Chairman Hill closed Agenda Item No. 9.

ITEM NO. 10 Review and Potentially Approve a Revised Project Budget for the Las Vegas Stadium Project (for possible action)

DISCUSSION: A representative from Applied Analysis advised the Board regarding the revised project budget which included a list of enhancements and correspondence from Bank of America.

FINAL ACTION: It was moved by Member Ken Evans, seconded, and carried by unanimous vote that the recommendation be approved.

Chairman Hill closed Agenda Item No. 10.

ITEM NO. 11 Review and Potentially Approve the Addition of WA Richardson Builders LLC to the Stadium Development Agreement Project Team (for possible action)

FINAL ACTION: It was moved by Member Scott Nielson, seconded by Member Ken Evans, and carried by unanimous vote that the recommendation be approved.

Chairman Hill closed Agenda Item No. 11.

ITEM NO. 12 Consider for Approval the Proposed Amendment to the Applied Analysis Professional Services Agreement with the Stadium Authority, and Authorize the Chairman to Sign the Amendment (for possible action)

DISCUSSION: A representative from Applied Analysis advised the Board that this is the third proposed amendment to the Applied Analysis Professional Services Agreement.

Member Steve Hill advised of working with staff from Applied Analysis to establish the most equitable agreement for all parties; and agreed upon an annual cap.

FINAL ACTION: It was moved by Member Ken Evans, seconded by Member Jan Jones Blackhurst, and carried by unanimous vote that the recommendation be approved.

Chairman Hill closed Agenda Item No. 12.

ITEM NO. 13 Consider for Approval and Adoption of the Stadium Authority's Five-Year Capital Improvement Program for Fiscal Years 2020-2024, and Direct Staff to Request that Clark County Transmit the Approved Document to the State Department of Taxation on the Authority's Behalf, as Prescribed by Law (for possible action)

DISCUSSION: A representative from Applied Analysis advised the Board that the Stadium Authority's five-year Capital Improvement Program be transmitted to the State Department of Taxation as required by law.

FINAL ACTION: It was moved by Member Jan Jones Blackhurst, seconded by Member Bill Hornbuckle, and carried by unanimous vote that the recommendation be approved.

Chairman Hill closed Agenda Item No. 13.

ITEM NO. 14 Public Comment

At this time, Chairman Hill asked if there were any persons present in the audience wishing to be heard on any items not listed on the posted agenda.

SPEAKER(S): Present

An interested party commented on opportunities for small businesses; and expressed the opinion that expectations determined during legislation were met, and a culture of inclusion has been established.

There being no other persons present in the audience wishing to be heard on any items listed on the agenda as posted, Chairman Hill closed public comments.

ITEM NO. 15 Adjournment (For possible action)

FINAL ACTION: It was moved by Member Jan Jones Blackhurst, seconded by Member Ken Evans, and carried by unanimous vote that the meeting be adjourned.

The meeting was adjourned at the hour of 12:35 p.m.