



Las Vegas Convention Center District
Committee Meeting
November 28, 2018
Minutes

The Las Vegas Convention Center District (LVCCD) Committee of the Board of Directors of the Las Vegas Convention and Visitors Authority (LVCVA) was held on November 28, 2018, at the Las Vegas Convention Center, 3150 Paradise Road, Las Vegas, Nevada 89109. This meeting was properly noticed and posted in compliance with the Nevada Open Meeting Law.

Las Vegas Convention Center District Committee Members:

Present unless otherwise noted.

- Mr. Chuck Bowling, Chair**
- Commissioner Larry Brown, Vice Chair**
- Mayor Carolyn Goodman
- Mr. Tom Jenkin.....absent
- Mayor John Lee.....absent
- Councilman John Marz

LVCVA Executive Staff in Attendance

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- Steve Hill, CEO/President
 - Luke Puschnig, Esq., CEM, Legal Counsel
 - Ed Finger, Chief Financial Officer
 - Jacqueline Peterson, Chief Communications & Public Affairs Officer
 - Cathy Tull, Chief Marketing Officer
 - Barbara Bolender, Chief People Officer
 - Terry Jicinsky, Senior Vice President of Operations
 - Terry Miller, LVCVA Owner’s Representative
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OPENING CEREMONIES – CALL TO ORDER

Chair Chuck Bowling called the meeting to order at 2:03 p.m.

FLAG SALUTE The Pledge of Allegiance was performed.

COMMENTS FROM THE FLOOR BY THE PUBLIC

There were no comments from the floor by the public.

APPROVAL OF AGENDA AND MINUTES

APPROVAL OF THE AGENDA AND MINUTES Vice Chair Larry Brown moved and it was carried by unanimous vote of the voting members present, to approve the November 28, 2018, LVCCD Committee Meeting agenda and the October 31, 2018, LVCCD Committee Meeting minutes.

STAFF REPORTS – DISCUSSION AND POSSIBLE ACTION

Steve Hill, CEO/President, welcomed the LVCCD Committee, expressed staff’s excitement for the progression of the LVCCD expansion project, and introduced Ed, Finger, Chief Financial Officer.

ITEM A. **Report on Compliance with Senate Bill 1 of the 2017 Nevada Legislative Session**
Mr. Finger provided the Independent Auditor's Report on compliance with Senate Bill 1 (SB1) of the 2017 Nevada Legislative Session for the fiscal year ending June 30, 2018.

Member Carolyn Goodman disclosed that the Independent Auditing Firm, Piercy Bowler Taylor and Kern, provides services for her campaigns, to which Luke Puschnig, Legal Counsel, stated Member Goodman had no conflict and agenda item A was an informational item only.

Chair Chuck Bowling thanked Mr. Finger for the report.

This was an information item. Not an action item.

Mr. Hill gave an overview of the project budget for the Phase Two Expansion as well as the Phase Three Renovation projects.

ITEM B. **Las Vegas Convention Center District Phase Three Renovation Project – Proposed Process for Design and Construction**

Terry Jicinsky, Senior Vice President of Operations, gave a background of the Phase Three Renovation proposed process for design and construction, and introduced Terry Miller, LVCVA Owner's Representative.

Mr. Miller delivered a PowerPoint presentation on the proposed process and schedule for the design and construction of the Phase Three Renovation project.

Member John Marz asked Mr. Miller what the disadvantage of not having the same design consultants in Phase Two continue the process in Phase Three. Mr. Miller explained that the Phase Two Expansion project and the Phase Three Renovation project are two separate projects and outlined their differences. Member Marz inquired if the current local architectural firms for Phase Two were not capable of completing the Phase Three Renovation project, to which Mr. Miller clarified that the current local architectural firms that create the design team for Phase Two are capable of completing the Phase Three Renovation, and reiterated that the Phase Three Renovation is a different specialty skill set from Phase Two.

Vice Chair Larry Brown asked if in the original plan for Phases Two and Three if there had been a plan to separate the design consultant and the architect of record, to which Mr. Miller confirmed. Vice Chair Brown asked if the architect of record is to ensure that there is consistency between the exterior of Phase Two and the interior of Phase Three, to which Mr. Miller clarified that the design consultant will be the guidance for the architect of record in completing Phase Three. Vice Chair Brown also inquired about the concept programming component in the original plan and inquired if in Phase Three if there were options to implode the existing facility. Mr. Miller answered that there are no plans to implode the existing facility and discussed the budgeting process for Phase Three.

Member Marz asked if any of the architectural firms in the design team had the ability to be the lead design firm for Phase Three. Mr. Miller answered in the affirmative and that staff's recommendation as stated in agenda item C that TVS Design would be brought to Phase Three as the design consultant due to the design integrity.

Member Carolyn Goodman asked where the extra funding aside from the contingency in the budget would be allocated in the event of unknown circumstances in Phase Three to stay on schedule, to which Mr. Miller outlined the budgeting sequences for Phase Three and explained that in the event there are unknown circumstances, the scope of work would be adjusted accordingly for the project to stay on schedule. Mr. Hill explained that staff and the design team will conduct a thorough investigation of the whole current facility prior to the design and start of the first five phases of the renovation. Member Goodman asked Mr. Hill that after a thorough investigation is conducted, if it would still be possible for a delay in scope to complete the renovation, to which Mr. Hill answered that "it is possible, but remote". Member Goodman also inquired about the process if in the event there is a potential delay in the completion of Phase Three. Mr. Hill discussed that if there is a potential delay in the completion of Phase Three, the plan would need to be brought back for the Board of Directors for major changes.

Member Marz clarified that the design of the Phase Two expansion was a collaborative design of the four architectural firms in the design team and not solely TVS Design's design, and stated that other local firms should have the opportunity to bid to compete on the renovation.

Chair Chuck Bowling clarified the selection process of TVS Design, applauded the efforts of TVS and the other architectural firms in their efforts of work in Phase Two, clarified the reasoning of the separation of the design consultant and the architect of record for Phase Three, and discussed the contingency allocated in the budget for Phase three, and emphasized the importance of if in the event there is a potential delay in the completion of Phase Three for staff to conduct conversations with building customers to ensure their priorities are met.

Mr. Miller continued to deliver a PowerPoint presentation on the proposed process and schedule for the design and construction of the Phase Three Renovation project.

Member Goodman inquired about the overlay and coordination of conventions that have been booked prior to the renovation and conventions that are being booked after the completion of the renovation in 2023. Cathy Tull, Chief Marketing Officer, outlined the overlay and coordination of the conventions that are currently booked between the present and 2023. Member Goodman inquired about the use of other convention space to be utilized during the renovation, to which Ms. Tull confirmed that the sales team is currently working with the other large convention spaces within the destination such as the Sands Expo and the Mandalay Bay Convention Center, and other spaces within the destination. Member Goodman inquired about the process of a convention reserving space within the destination, to which Ms. Tull outlined.

Vice Chair Brown inquired if there is a selection process for a Construction Manager at Risk for Phase Three, to which Mr. Miller answered there is not.

Chair Bowling reiterated the importance of expanding the current building before renovating to ensure the building customers are needs are met, and applauded staff's efforts. Mr. Hill elaborated on Ms. Tull's comments and outlined the phases of the construction in Phase Three.

This was an information item. Not an action item.

ITEM C. **Las Vegas Convention Center District TVS Design Professional Services Agreement Amendment #1 Contract No. 18-4483**

Mr. Jicinsky recommended that the LVCCD Committee consider recommending to the Board of Directors: 1) Approval of Amendment #1 to the Professional Services Agreement with TVS Design for professional services as the Design Consultant for the Phase Three Renovation project; 2) Approval of funding in the amount of \$8,025,000; 3) Authorization of the LVCVA Chief Executive Officer (CEO)/President to execute the contract documents; and 4) Authorization of any residual unexpended balances from the agreement to revert to available capital funds.

Fiscal Impact

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|---------|-------------|-----------------------|
| FY 2019 | \$3,000,000 | Estimated expenditure |
| FY 2020 | \$4,900,000 | Estimated expenditure |
| FY 2021 | \$ 125,000 | Estimated expenditure |

Mr. Miller delivered a PowerPoint presentation on the LVCCD TVS Design Professional Services Agreement Amendment #1.

Chair Chuck Bowling clarified if the report presented was also presented to the Oversight Panel for Convention Facilities in Clark County (Oversight Panel) at their November 26, 2018, Regular Meeting, to which Mr. Miller answered that the specific report in agenda item C was not presented at their meeting and Chair Bill Ham and the Panel Members are aware of the process and concurs with item C.

Vice Chair Larry Brown moved and it was carried by the vote of the voting member, with Member John Marz voting against, to recommend to the Board of Directors: 1) Approval of Amendment #1 to the Professional Services Agreement with TVS Design for professional services as the Design Consultant for the Phase Three Renovation project; 2) Approval of funding in the amount of \$8,025,000; 3) Authorization of the LVCVA Chief Executive Officer (CEO)/President to execute the contract documents; and 4) Authorization of any residual unexpended balances from the agreement to revert to available capital funds

ITEM D. **Las Vegas Convention Center District Phase Two Expansion – CMAR Contract Amendment #3 for Site Improvements on Former Kishner and Siegel Properties and Clark County Conditions for Approval of Project Design and Use Permit**

Mr. Jicinsky requested that the LVCCD Committee consider recommending to the Board of Directors: 1) Approval of Amendment #3 to the Turner Martin Harris Joint Venture Construction Manager at Risk (CMAR) Contract for the additional scope of work associated with site development of recent land acquisitions and the additional scope of work associated with the Clark County conditions for approval of the Phase Two Expansion project; 2) Approval of funding in the amount of \$20,000,000; 3) Authorization for the LVCVA Chief Executive Officer (CEO)/President to execute the contract documents; and 4) Authorization of any residual unexpended balances from the agreement to revert to available capital funds.

Fiscal Impact

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|---------|--------------|-----------------------|
| FY 2019 | \$ 5,000,000 | Estimated expenditure |
| FY 2020 | \$14,000,000 | Estimated expenditure |
| FY 2021 | \$ 1,000,000 | Estimated expenditure |

Mr. Miller echoed Mr. Hill's comments regarding the overview of the budget and delivered a PowerPoint presentation on the LVCCD Phase Two Expansion CMAR Contract Amendment #3 for Site Improvements on Former Kishner and Siegel Properties and Clark County Conditions for Approval of Project Design and Use Permit.

Member Carolyn Goodman inquired if the trees surrounding the perimeter of the facility would be deciduous or evergreen, to which Mr. Miller answered that the trees would be consistent with what is already surrounding the campus and most would be deciduous. Mr. Jicinsky clarified that the trees are mostly evergreen all year long and the shrubs and the bushes would have dormancy at the ground level.

Chair Chuck Bowling clarified that the acquisition of the former Kishner and Siegel properties were part of a separate bond allocation, to which Mr. Hill confirmed.

Mr. Hill thanked the Kishners' and Siegels', the Clark County Commission, and Clark County Commissioner Chris Giunchigliani for their efforts in the land acquisition.

Vice Chair Larry Brown moved and it was carried by unanimous vote of the voting members present to recommend to the Board of Directors: 1) Approval of Amendment #3 to the Turner Martin Harris Joint Venture Construction Manager at Risk (CMAR) Contract for the additional scope of work associated with site development of recent land acquisitions and the additional scope of work associated with the Clark County conditions for approval of the Phase Two Expansion project; 2) Approval of funding in the amount of \$20,000,000; 3) Authorization for the LVCVA Chief Executive Officer (CEO)/President to execute the contract documents; and 4) Authorization of any residual unexpended balances from the agreement to revert to available capital funds.

SET NEXT MEETING DATE

The next LVCCD Committee Meeting will be at the call of the Chair.

DIRECTORS' RECOGNITION

There were no comments from the Directors.

COMMENTS FROM THE FLOOR BY THE PUBLIC

There were no comments from the floor by the public.

ADJOURNMENT

Chair Bowling adjourned the meeting at 3:12 p.m.

Respectfully submitted,

Date Approved: February 26, 2019

Christal Harrison
Assistant to the Board of Directors

Chuck Bowling
LVCCD Committee Chair