



**Las Vegas Convention Center District  
Committee Meeting  
March 1, 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 March 1, 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
- Commissioner Larry Brown
- Mayor Carolyn Goodman
- Mr. Tom Jenkin.....absent
- Mayor John Lee
- Mr. John Marz

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LVCVA Executive Staff in Attendance

- Rossi Ralenkotter, CEO..... via telephone
  - Steve Hill, President/COO
  - Luke Puschnig, Esq., CEM, Legal Counsel
  - Ed Finger, Chief Financial Officer
  - Jacqueline Peterson, Chief Communications & Public Affairs 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**

Former Chair Chuck Bowling called the meeting to order at 1:31 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** **Member Carolyn Goodman moved, seconded by Member Larry Brown, and it was carried by unanimous vote of the voting members present, to approve the March 1, 2018, LVCCD Committee Meeting agenda and the December 12, 2017, LVCCD Committee Meeting minutes.**

**STAFF REPORTS – DISCUSSION AND POSSIBLE ACTION**

ITEM A. **LVCCD Committee Officers and Charter**  
 Luke Puschnig, Legal Counsel, recommended that the LVCVA LVCCD Committee nominate and elect a Committee Chair and Vice Chair and adopt the LVCCD Committee Charter as presented.

Member John Lee nominated Member Chuck Bowling for the position of LVCCD Committee Chair and Member Larry Brown for the position of LVCCD Committee Vice Chair.

Former Chair Chuck Bowling emphasized the importance of the LVCCD Expansion Project for the State of Nevada and Southern Nevada, and thanked the Members of the LVCCD Committee for re-nominating him as Chair of the LVCCD Committee.

**Member John Lee moved, seconded by Member Carolyn Goodman, and it was carried by unanimous vote of the voting members present, to elect Member Chuck Bowling as LVCCD Committee Chair, and elect Member Larry Brown as LVCCD Committee Vice Chair.**

**Member Carolyn Goodman moved, seconded by Member John Marz, and it was carried by unanimous vote of the voting members present, to adopt the LVCCD Committee Charter as presented.**

ITEM B. **Las Vegas Convention Center District Phase Two Turner Construction/Martin-Harris Construction Manager at Risk Contract**

Terry Jicinsky, Senior Vice President of Operations, requested that the LVCCD Committee recommend to the Board of Directors to: 1) Approve the expenditure of a fixed fee amount of \$2,673,349 for Construction Manager at Risk (CMAR) pre-construction services and approve the Turner Martin-Harris Joint Venture CMAR Contract for the LVCC District Phase Two Expansion project; 2) Authorize the LVCVA Chief Executive Officer (CEO), or his designee, to execute the contract documents; and 3) Authorize any residual unexpended balances to revert to available LVCCD funds.

**Fiscal Impact**

FY 2018: \$1,340,000 Estimated expenditure  
FY 2019: \$1,333,349 Estimated expenditure

Mr. Jicinsky and Terry Miller, LVCVA Owner's Representative, delivered a PowerPoint presentation outlining the process of the recommended CMAR.

Member John Lee asked Guy Martin, Managing Principal of Turner Martin-Harris, to explain how the joint venture process worked, to which Mr. Martin outlined. Member Lee also inquired about the financial process that the contractors would go through while working in a joint venture, to which Mr. Martin explained that the joint venture was a single project entity.

Member John Marz inquired about the difference between an Owner Controlled Insurance Program (OCIP) and a Contractor Controlled Insurance Program (CCIP) under Nevada Revised Statute (NRS) 616B.710, to which Mr. Miller explained. Member Marz then asked how a determination is made between an owner controlled company and a contractor controlled company that have the same level of experience. Mr. Miller and Mr. Puschnig explained the difference between a CCIP and OCIP.

Vice Chair Larry Brown asked if the Request for Proposal (RFP) specified the need for a CCIP, to which Mr. Miller confirmed that it did. Member Marz reiterated that the NRS language did not differentiate between OCIP and CCIP.

Member Marz expressed his concern with the selection of the out of state companies and inquired about the uniqueness of building a convention facility. Mr. Jicinsky explained that the exhibit hall within the convention facility was unique within itself and stated that experience in building exhibit halls in convention facilities was very important in the scoring and evaluation processes. Mr. Miller expressed the importance of having an experienced contractor to build a convention facility due to the logistics and size of the exhibit halls. Chair Chuck Bowling commented on the national experience level of Turner Construction, as well as the local experience of Martin-Harris and emphasized the benefits of having the expertise of both companies together in a joint venture, to which Mr. Jicinsky agreed.

Member Carolyn Goodman stated that there would potentially be a 25 percent increase on the price of steel and asked how that would impact the overall price and budget of the project. Mr. Miller explained that when the budgeting process occurred it was required that there be contingencies set in relation to material price increases. Member Goodman then asked if the CMAR's insurance absorbed the price increase. Mr. Miller said that the price increase would be absorbed by the contingency and would be a priority of the first phase of work completed by the CMAR. Mr. Miller added that the CMAR would quickly move forward in ordering the steel to ensure the lowest price. Member Goodman asked Mr. Miller what the contingency percentage was, to which Mr. Miller explained the contingency process and the approach of entering into the steel market. Member Goodman inquired about the determination of the allocation of steel, to which Mr. Martin outlined.

Chair Chuck Bowling introduced Bill Ham, Chairman of the Oversight Panel for Convention Facilities in Clark County.

Mr. Ham explained the evaluation process in determining the recommended CMAR, and the efforts taken by the Evaluation Team. He also discussed the importance of the level of experience Turner Martin-Harris has on a national and local level for the project.

**Member Carolyn Goodman moved and it was carried by unanimous vote of the voting members present, to recommend to the Board of Directors to: 1) Approve the expenditure of a fixed fee amount of \$2,673,349 for Construction Manager at Risk (CMAR) pre-construction services and approve the Turner Martin-Harris Joint Venture CMAR Contract for the LVCC District Phase Two Expansion project; 2) Authorize the LVCVA Chief Executive Officer (CEO), or his designee, to execute the contract documents; and 3) Authorize any residual unexpended balances to revert to available LVCCD funds.**

ITEM C. **Las Vegas Convention Center District Phase Two Sub-Surface Soil Investigation Services**

Mr. Jicinsky requested that the LVCCD Committee recommend to the Board of Directors to: 1) Approve the Geotechnical & Environmental Services, Inc. Amendment No. 1 to the LVCVA Professional Services Agreement Contract No. 4472 for an amount not to exceed \$1,975,000 to provide geotechnical services for the design of the LVCC District Phase Two Expansion project; 2) Authorize the LVCVA Chief Executive Officer (CEO), or his designee, to execute the contract documents; and 3) Authorize any residual unexpended balances from the Agreement to revert to available LVCCD funds.

Fiscal Impact

FY 2018: \$ 1,100,000	Estimated expenditure
FY 2019: \$ 875,000	Estimated expenditure

Member Carolyn Goodman asked what would happen if a contaminated boring is found, to which Mr. Jicinsky explained. Member Goodman then inquired if there was a budget for a possible remediation service in the case of a contaminated boring, to which Mr. Miller answered that there is budget for remediation. Member Goodman asked how the timeline of the project would be impacted if remediation service needed to be conducted for a contaminated boring, to which Mr. Miller explained how the scheduling would be impacted.

Chair Chuck Bowling clarified that in the remediation for the contaminated soil in the Riviera project that it was a reimbursable item and put back in the project budget, to which Mr. Jicinsky said it was.

Member John Marz asked if the initial drilling site would be done on stable soil, to which Mr. Jicinsky explained.

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**Member John Marz moved, seconded by Member Carolyn Goodman, and it was carried by unanimous vote of the voting members present, to recommend to the Board of Directors to: 1) Approve the Geotechnical & Environmental Services, Inc. Amendment No. 1 to the LVCVA Professional Services Agreement Contract No. 4472 for an amount not to exceed \$1,975,000 to provide geotechnical services for the design of the LVCC District Phase Two Expansion project; 2) Authorize the LVCVA Chief Executive Officer (CEO), or his designee, to execute the contract documents; and 3) Authorize any residual unexpended balances from the Agreement to revert to available LVCCD 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 Chuck Bowling adjourned the meeting at 2:26 p.m.

Respectfully submitted,

Date Approved: April 9, 2018

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Christal Harrison  
Assistant to the Board of Directors

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Chuck Bowling  
LVCCD Committee Chair