

CLARK COUNTY BOARD OF COMMISSIONERS

AGENDA ITEM

Petitioner: Shauna Bradley, Director of Real Property Management

Recommendation:

Approve and authorize the Director of Real Property Management or her designee to sign a Lease Agreement between Clark County and Young Men's Christian Association of Southern Nevada for ± 0.26 acres of land on a portion of 2900 N Torrey Pines Drive Las Vegas, NV known as Assessor's Parcel Number 138-14-601-014 for the construction and operation of a pop-up preschool; and sign any other documents necessary for the transaction and management of the lease. (For possible action)

FISCAL IMPACT:

Fund #:	N/A	Fund Name:	N/A
Fund Center:	N/A	Funded PGM/Grant:	N/A
Amount:	N/A		
Description:	N/A		
Additional Comments:	N/A		

BACKGROUND:

Clark County (County) is the owner of 2900 N Torrey Pines which is a ± 11.22 acre campus containing three (3) buildings (Property). The Property has ± 4.2 acres of undeveloped vacant land at the southeast corner (Vacant Land). Young Men's Christian Association (YMCA), a non-profit, desires to lease ± 0.26 acres of the Vacant Land for the construction and operation of a pop-up preschool and have non-exclusive access to $\pm 14,103$ square feet within 2900 N Torrey Pines Bldg, C for office use. The Community Housing Division has or will be awarding CDBG funds to YMCA for the construction of the pop-up preschool which will include two (2) pre-fabricated buildings/trailers.

YMCA is a non-profit whose mission is to nurture youth, promote healthy living and inspire social responsibility.

This Lease will be for a period of ten (10) years with two (2) five (5) year options. All costs for construction, utility connection, maintenance, repairs, staff and equipment will be at the sole cost and expense of YMCA. The County shall be entitled to first right of refusal for up to ten percent (10%) of any available seats at the pop-up preschool. In addition, YMCA shall have non-exclusive access to a portion of 2900 N Torrey Pines, Bldg C for office use. Due to YMCA's valuable services to the community, this Lease is offered with no payment of rent.

This item was presented to the County's Long Range Planning Committee on November 26, 2025.

Cleared for Agenda

12/16/2025

File ID#

25-3226