



Clark County Government Center
500 S. Grand Central Pkwy, 6th Floor
Las Vegas, NV 89155
(702) 455-0600
BusinessInClarkCounty.com

Board

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Michael Naft
District A

Executive Director

Kevin Schiller

Dear Commercial Center Business Owner,

Commissioner Tick Segerblom, on behalf of the Clark County Redevelopment Agency, is happy to present a program to assist with construction costs associated with real property improvements for spaces located within the Historic Commercial Center District. The aim for this program is to provide economic stability for the district.

This new program will provide reimbursement up to \$50,000.00 for business and/or property owners seeking to improve their space or bring their business to code.

Selection and funding for this program will be provided by the Clark County Redevelopment Agency and the Clark County Office of Community & Economic Development.

We welcome you to apply today!

Please review the program details and requirements and let us know if you have any questions.

Clark County Office of Community & Economic Development
www.businessinclarkcounty.com

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Program Details

Objectives

- Designed to promote economic stability within the Historic Commercial Center District.
- Serves as a catalyst for revitalization and redevelopment.
- Assists business owners without other reasonable means of financing improvements.
- Encourages increased levels of human activity within the Commercial Center District.
- Funding available on a first come, first served basis.
- Funding for this program is provided by the Clark County Redevelopment Agency (“CCRDA”).
- Applications to be approved at the discretion of the Clark County Office of Community & Economic Development (“OCED”).

Time Frame

- Application and reimbursement process can take up to 60 calendar days once all necessary documents and materials are received from the applicant.
- All projects receiving funds must be completed within 180 calendar days.
- Unless otherwise approved at the sole discretion of the CCRDA, Projects not completed within the specified 180 calendar days forfeit all approved and allocated funds.

Property/Business Requirements

- Building must be located within the Historic Commercial Center district. This includes the following APN's:
 - 162-10-510-002 through 162-10-510-017.
 - 162-10-510-020 through 162-10-510-026.
 - 162-10-510-029 through 162-10-510-030.
 - 162-10-510-034.
 - 162-10-510-035 through 162-10-510-038.
 - 162-10-512-072.

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- Building must be located within Tax District 411.
- Property must have commercial zoning.
- Property must be free of all mechanic's liens and may not have any unresolved code enforcement issues.
- Funds may only be used for real property improvements. Real property improvements include upgrades to any building or fixture attached to the land or the building that is not movable.
 - This can include improvements to the exterior, or the interior of the building. Tenant improvements may be eligible.
 - "Movable property" is defined as property which can be moved from one place to another without being destroyed or altered.
 - Chattels, including inventory or vehicles, are not eligible for this program.
 - Expenses not eligible for reimbursement include permits and fees required to complete the improvements, construction drawings, and conceptual design costs.
- If you have any questions if your location or project qualifies, please email CCEconDev@ClarkCountyNV.gov.

Applicant Requirements

- Include detailed project proposal, diagram showing the installation or improvement location, and at least three bids for all work.
 - If three bids are not provided, then justification for why fewer bids were submitted is required.
- No corporate or personal bankruptcy proceedings within the past five years. No past-due federal, state, or county tax bills.
- A current Clark County Business License if improvements are to be made within an existing business, or a pending Clark County Business License if improvements are to be made within a business under construction.
- Notarized authorization from property owner to complete the work (if applicant is a lessee.)
- All work must be completed with an applicable Clark County building permit.
- Applicant must receive approval from the OCED before beginning work.

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- Applicant must submit all paid invoices and proof of payment when work is complete.
- Applicant must satisfactorily maintain and sustain improvements throughout its economic life.
- Any improvements must remain installed or improved in the event of any change of ownership or tenancy.

Approval Policies

- Complete applications will be reviewed and considered in the order they are received.
- Complete applications meeting all requirements will move to a final review phase for funding consideration.
- Applications may be awarded an amount less than the full amount of the improvements.
- Funding amounts are at the sole discretion of the OCED and the CCRDA.
- The CCRDA shall be obligated to commit funds only after the approval of the application and an agreement with the applicant has been executed.
- Any action taken by the OCED and the CCRDA is final. There shall be no appeal process for applications not approved.

Application Checklist

- ☐ Completed and signed application (attached.)
- ☐ Project cost form (attached – page 8.)
- ☐ Signed and notarized owner authorization (if applicable – page 9.)
- ☐ Three project bids for all work, or justification for why fewer bids are being submitted.
- ☐ High quality diagram showing the installation or improvement location.

Please email application and all materials to
CCEconDev@ClarkCountyNV.gov

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Applicant Information

Commercial Center Business Owner

Applicant Name	
Project/Property Address	
Business Name	
Assessor's Parcel Number (list all that apply)	
Applicant's Mailing Address (if different from above)	
Phone Number	Cell Phone
Email Address	
Clark County Business License Number (if applicable)	
Do you own or lease the building? <input type="radio"/> Own <input type="radio"/> Lease (if so, application must include signed owner authorization form - page 10)	
Registered Property Owner's Name / Phone Number (if different from applicant)	

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Application Questions

1. Please describe your business and your business' history within in the Historic Commercial Center district.

2. Please describe the current condition of your business' building and structure, including any recent major repairs you have made, as well as the current state of the building's interior.

3. Please describe your recent or proposed real property improvement and the impact you believe it will have on your business operations.

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4. Please describe your long term (3+ years) plans at Commercial Center, including any desires for expansion, hiring, products or services, or further interior or exterior remodeling.

5. Please describe how your proposed real property improvement helps increase economic activity within your space and within Commercial Center.

6. Please describe how you intend to maintain all improvements throughout their useful life.

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Project Cost Form

Use of Funds (Activity)	Source of Funds	Actual or Estimated Cost
Total Budget Requested		\$

Project to be funded by:

- ☐ Owner Equity
☐ Bank Financing
☐ Investors
☐ Other _____

In addition to this application, you must also submit the following:

- Three project bids, or justification why fewer were provided.
- Detailed diagram showing the location of the improvement.

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(Complete only if applicant is not the building owner)

To: *Clark County Redevelopment Agency*
Clark County Office of Community & Economic Development

I, _____, owner and/or authorized representative of the
(print name)
property located at, _____, hereby consent
(address or APN)
to the improvements and/or upgrades afforded by this grant on the property
listed above

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which is to be undertaken by _____, the tenant
(applicant/tenant)
and/or business owner.

Further, I am authorizing this with the express understanding that:

- This installation may involve significant construction and may modify the property.
- This program is limited to only work within this applicants' space.
- I will maintain any improvements made throughout their useful life in the event of a vacancy.

Dated this _____ day of _____, 2025.

Authorized Signature _____ Title _____

SIGNED AND SWORN TO before me

this _____ day of _____, 2025, by _____

NOTARY PUBLIC

My Commission Expires:

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**Please ensure you are submitting this application
along with the other required documentation noted on
Page 4.**

Execution of Application

The applicant acknowledges that the Clark County Redevelopment Agency will not pay for work begun prior to approval of this grant application and corresponding agreement by Clark County. Furthermore, applicant acknowledges that the identified project must be complete within 180 calendar days of the original approval date; if said project is not completed within 180 calendar days, all funds approved and allocated for said project will be forfeited by applicant and the corresponding agreement terminated.

Signature _____ Date _____

Print name _____

Title _____