

Project Checklist



PROJECT CHECKLIST

Separator Sheet

Pre-Application Conference		CITY OF LAS VEGAS Planning & Development Department SUBMITTAL CHECKLIST		Additional Notes
Item Required				
YES	NO			
APPLICATION				
☒	☐	Signed and notarized by <i>all</i> property owners or authorized agent(s)		24 FOLDED 1 ROLLED TENT MAP
☒	☐	Grant deed and legal description		
☐	☒	<i>Detailed</i> justification letter		
☒	☐	Reduced 8.5" x 11" copy of <i>all</i> plans and elevations		
☒	☐	Full size, rolled, color copy of <i>all</i> plans and elevations		
☒	☐	Correct fee(s): \$ _____ \$ _____ \$ _____ Total = \$ <u>750.00</u>		
☐	☒	Statement of Financial Interest		
☐	☒	Development Impact Notice and Assessment (DINA)		
☐	☒	Project of Regional Significance		
SITE PLAN				
				Folded Plans: Rolled/Colored Plans:
☐	☒	11" x 17" min. to 24" x 36" max. page size		17 COPIES OF CROSS-SECTION DRAINING
☐	☒	North arrow, scale, and vicinity map		
☐	☒	<i>All</i> property lines and present dimensions labeled		
☐	☒	<i>All</i> building setbacks labeled		
☐	☒	<i>All</i> adjacent existing land uses and street names labeled		
☐	☒	<i>All</i> points of ingress and egress shown		
☐	☒	ADA accessibility requirements shown/labeled		
☐	☒	Parking standard(s) utilized: _____		
☐	☒	Parking space count and typical dimensions labeled #regular #compact #handicap Total		
☐	☒	<i>All</i> free-standing sign locations shown and heights and sizes noted		
LANDSCAPE PLAN				
				Folded Plans: Rolled/Colored Plans:
☐	☒	11" x 17" min. to 24" x 36" max. page size		
☐	☒	North arrow, scale, and vicinity map		
☐	☒	<i>All</i> property lines and present dimensions labeled		
☐	☒	<i>All</i> required perimeter landscape planters shown		
☐	☒	<i>All</i> required parking lot fingers/islands shown		
☐	☒	Quantity, size, species/variety of <i>all</i> trees, shrubs, and ground cover		
BUILDING ELEVATIONS				
				Folded Plans: Rolled/Colored Plans:
☐	☒	11" x 17" min. to 24" x 36" max. page size		
☐	☒	Scale and building dimensions labeled		
☐	☒	North, south, east, and west elevations of <i>all</i> buildings		
☐	☒	<i>All</i> building materials and colors noted		
☐	☒	8" x 10" photo of original color and material board		
☐	☒	<i>All</i> wall sign locations shown and sizes noted		
FLOOR PLANS				
				Folded Plans: Rolled Plans:
☐	☒	11" x 17" min. to 24" x 36" max. page size		
☐	☒	Scale and building dimensions labeled		
☐	☒	<i>All</i> building entrances/exits shown		
☐	☒	Use of <i>all</i> rooms noted/labeled		

THIS FORM MUST ACCOMPANY THE APPLICATION SUBMITTAL and is valid for no more than 60 days after the Pre-App date.

Applicant: VTN Application Type: AMENDED TENT MAP
 APN: 126-13-110-015 Location: GRAND TETON E. PULL
 Planner: SHM Pre-App Meeting Date: 3/5/07 Earliest PC Date: 4/26/07



PLANNING & DEVELOPMENT DEPARTMENT

TENTATIVE MAP CHECKLIST

A. TENTATIVE MAP CONTENTS

- ☒ The name of the proposed subdivision. (If applicable, this shall include proper designation as a condominium, townhouse, residential planned development or commercial subdivision.)
- ☒ Names, addresses and phone numbers of owners(s), subdivider and surveyor or engineer.
- ☒ Date, north arrow and scale.
- ☒ A location map giving sufficient legal description to describe tract boundaries and relationships to surrounding areas and existing public streets.
- ☒ Existing topography (obtained by actual survey at one (1) foot contours [based on City datum] on-site and within one hundred fifty (150) feet of the proposed subdivision [except for existing subdivisions within one hundred fifty (150) feet]. The Department of Public Works may require larger contour intervals for large tracts.
- ☒ Existing structures and other physical features. *If none exist, indicate this on the map.*
- ☒ Existing and proposed lot lines and dimensions. Each proposed lot shall be numbered in sequence and each block shall be numbered or lettered. Letters may be used to identify common lots.
- ☒ Existing and proposed street right-of-way widths, grades (with the direction of drainage indicated) and corner radii. *If non exist, indicated this on the map.*
- ☒ Existing and proposed street names. (A separate alphabetical listing must be submitted in addition to the names being shown on the map.)
- ☒ Existing and proposed utility rights-of-way and easement widths. *If none exist, indicate this on the map.*
- ☒ Existing and proposed irrigation or drainage channel rights-of-way and easement widths. *If none exist, indicate this on the map.*
- ☒ Existing and proposed storm drains. *If none exist, indicate this on the map.*
- ☒ Existing and proposed sanitary sewer systems showing direction of flow and grade, and estimated average and peak daily sewage flows to be contributed by proposed subdivision. *If none exist, indicate this on the map.*
- ☒ Existing and proposed potable water mains and a subdivision to be supplied by wells, the location, pressure and capacity of such wells shall be authorized under a State certificate, and the potential population capable of being served by such wells. *If none exist, indicate this on the map.*
- ☒ Proposed reservations or dedications for parks, schools, or other public or quasi-public uses. *If none exist, indicate this on the map.*
- ☒ Existing street names, rights-of-way and pavement widths for streets within one hundred fifty (150) feet of the proposed subdivision. *If none exist, indicate this on the map.*

B. SUPPLEMENTAL INFORMATION

The following supplemental information may be required by the Department of Public Works or the Planning and Development Department. When required, it shall be submitted on separate drawings.

- ☒ A traffic impact analysis, single subdivision access report, or master driveway and on-site circulation plan, prepared in accordance with City standards or as directed by the City Traffic Engineer.
- ☒ Any proposed deviations from City standards.
- ☒ Whenever perimeter block walls are proposed which; 1) face a public street or that adjoin property not in common ownership; 2) are within a single plane, not separated by landscaping; and 3) exceed the maximum acceptable wall heights indicated in Table "A" contained in Chapter 18.08 of LVMC, the applicant shall submit three copies of a plan showing all proposed perimeter grades which indicate such walls. This plan may be superimposed on the tentative map, but must be legible. The plan shall include cross sections of all perimeter walls which exceed the height limitations indicated in Table "A".

REVIEWED BY:

Roger Baidy

DATE:

3/5/07

Revised 2/12/02

f:\depot\Application Packet\TMChecklist.doc



PLANNING & DEVELOPMENT DEPARTMENT

TENTATIVE MAP SUBMITTAL REQUIREMENTS

A Tentative Map submittal is subject to the requirements of Title 18.08.

PRE-APPLICATION CONFERENCE: A pre-application conference with a representative from the Department of Planning & Development is required before submitting an application. This is to ensure that the proper type of application is being made and that various concerns will be addressed by the time of submittal. It is the responsibility of the applicant to schedule the pre-application conference by calling (702) 229-6301. See Meeting Schedule for pre-application conference and submittal closings dates.

PRE-APPLICATION SUBMITTAL CHECKLIST: A Submittal Checklist with an **original signature** by the planner conducting the Pre-Application Conference is required.

APPLICATION/PETITION FORM: A completed Application/Petition Form is required. The signature on this application can be either the property owner, applicant or representative and does not require notarization.

DEED & LEGAL DESCRIPTION: In order to verify ownership, a copy of the recorded deed(s) for the subject property(ies), including exhibits and attachments, is required. The deed and all attachments must be legible.

FEES: \$750

TENTATIVE MAP CHECKLIST: All items on the Checklist must be addressed on the Tentative Map. The Checklist must be signed by a Public Works Representative before submittal of the application.

DINA (SB 191) and/or PROJECT OF REGIONAL SIGNIFICANCE: If applicable, an Environmental Impact Assessment statement and ten (10) additional Site Plans will be required.

TENTATIVE MAP: (24 folded and 1 rolled)* Please refer to the Tentative Map Checklist for additional requirements.

* All site area must be on one sheet or page.

PERIMETER WALL DETAIL and ELEVATION: Provide existing and proposed perimeter wall details including the height of retaining and screen walls and step-backs. Provide elevations that indicate overall height, color, material, and texture of the walls.

CROSS SECTION DRAWING: Seven (7) copies of a Cross Section Drawing that meets the requirements of Section 18.08.110 (B-G) and 18.12.510.

LASER PRINT: A reduced, black & white 8.5x11 (high resolution) copy of the Tentative Map and Cross Section Drawing are required.

STATEMENT OF FINANCIAL INTEREST: A completed Statement of Financial Interest is required.

Action Letter



Separator Sheet



April 27, 2007

Ms. Sharianne Dotson
KB Home Nevada, Inc.
5655 Badura Avenue
Las Vegas, Nevada 89118

**RE: TMP-20526 - TENTATIVE MAP - CLIFF'S EDGE POD 201 & 203
AMENDED UNIT 4**

LAS VEGAS CITY COUNCIL

OSCAR B. GOODMAN
MAYOR

GARY REESE
MAYOR PRO TEM

LARRY BROWN
STEVE WOLFSON
LOIS TARKANIAN
STEVEN D. ROSS
WARD 5 (VACANT)

DOUGLAS A. SELBY
CITY MANAGER

Dear Ms. Dotson:

Your request for a Major Amendment to an approved Tentative Map (TMP-5290) FOR A 32-LOT SINGLE-FAMILY RESIDENTIAL SUBDIVISION on 11.72 acres at the southwest corner of Grand Teton Drive and Shaumber Road (APN 126-13-110-015), PD (Planned Development) Zone [RSL (Residential Small Lot) and ML (Medium-Low Density Residential) Cliff's Edge Special Land Use Designations], Ward 6 (Ross), was considered by the Planning Commission on April 26, 2007.

The Planning Commission voted to **APPROVE** your request, subject to the following:

Planning and Development

1. Approval of the Tentative Map shall be for no more than two (2) years. If a Final Map is not recorded on all or a portion of the area embraced by the Tentative Map within two (2) years of the approval of the Tentative Map, this action is void.
2. All development shall conform to the Conditions of Approval for Rezoning (ZON-1520), Tentative Map (TMP-5290) and the Cliff's Edge Master Development Plan and Design Guidelines Standards, except as amended herein.
3. Street names must be provided in accordance with the City's Street Naming Regulations.
4. A fully operational fire protection system, including fire apparatus roads, fire hydrants and water supply, shall be installed and shall be functioning prior to construction of any combustible structures.
5. In conjunction with creation, declaration and recordation of the subject common-interest community, and prior to recordation of the Covenants, Codes and Restrictions ("CC&R"), or conveyance of any unit within the community, the Developer is required to record a Declaration of Private Maintenance Requirements ("DPMR") as a covenant on all associated properties, and on behalf of all current and future property owners. The DPMR is to include a listing of all privately owned and/or maintained infrastructure improvements, along with assignment of maintenance responsibility for each to the common interest community or the respective individual property owners, and is to

CITY OF LAS VEGAS
400 STEWART AVENUE
LAS VEGAS, NEVADA 89101

VOICE 702.229.6011
TDD 702.386.9108
www.lasvegasnevada.gov

Ms. Sharianne Dotson
TMP-20526 - Page Two
April 27, 2007

provide a brief description of the required level of maintenance for privately maintained components. The DPMR must be reviewed and approved by the City of Las Vegas Department of Field Operations prior to recordation, and must include a statement that all properties within the community are subject to assessment for all associated costs should private maintenance obligations not be met, and the City of Las Vegas be required to provide for said maintenance. Also, the CC&R are to include a statement of obligation of compliance with the DPMR. Following recordation, the Developer is to submit copies of the recorded DPMR and CC&R documents to the City of Las Vegas Department of Field Operations.

6. All development is subject to the conditions of City Departments and State Subdivision Statutes.

Public Works

7. Dedicate or obtain dedication of the right-of-way necessary for the City's northern beltway, "Non-residential Lot A" and appropriate portions of the exterior common element "Lot A" previously granted on the Cliffs Edge Parent Map Book 118 Page 88, prior to recordation of this Final Map.
8. Site development to comply with all applicable conditions of approval for the Cliff's Edge Pod 201 and 203 Unit 4 subdivision and all other subsequent site-related actions

This action by the Planning Commission on **April 26, 2007** is final unless a written appeal is filed with the City Clerk within seven days of the date of the Planning Commission's decision or there is a review action filed by the City Council within the same time period. The Notice of Final Action was filed with the Las Vegas City Clerk on **April 27, 2007**.

Sincerely,



Andrew P. Reed, Planning Supervisor
Planning and Development Department
Current Planning Division

AR:clb

cc: Ms. Jessica Flores
VTN Nevada
2727 South Rainbow Boulevard
Las Vegas, Nevada 89146

Applicant Letter



Separator Sheet



LAS VEGAS CITY COUNCIL

OSCAR B. GOODMAN
MAYOR

GARY REESE
MAYOR PRO TEM

LARRY BROWN
STEVE WOLFSON
LOIS TARKANIAN
STEVEN D. ROSS
WARD 5 (VACANT)

DOUGLAS A. SELBY
CITY MANAGER

April 13, 2007

Ms. Sharianne Dotson
KB Home Nevada, Inc.
5655 Badura Avenue
Las Vegas, Nevada 89118

**RE: TMP-20526 - TENTATIVE MAP - CLIFF'S EDGE POD 201 & 203
AMENDED UNIT 4**

Dear Ms. Dotson:

Please be advised the City Planning Commission at its regular meeting on **April 26, 2007** as referred to above, will consider your request. This meeting will be held at 6:00 P. M. at the Council Chambers of City Hall, 400 Stewart Avenue, Las Vegas, Nevada.

A copy of staff's recommendations, any conditions related to your application and the **final agenda** will be mailed to you prior to the meeting. If you do not receive these documents by the day of the meeting, please call the Current Planning Division at 229-6301 or come into the Development Services Center at 731 South Fourth Street to request your copies.

The Planning Commission requires that you or your representative be present at this meeting.

Sincerely,

A handwritten signature in black ink that reads "Andrew P. Reed".

Andrew P. Reed, Planning Supervisor
Planning and Development Department
Current Planning Division

AR:clb

cc: Ms. Jessica Flores
VTN Nevada
2727 South Rainbow Boulevard
Las Vegas, Nevada 89146

CITY OF LAS VEGAS
400 STEWART AVENUE
LAS VEGAS, NEVADA 89101

VOICE 702.229.6011
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www.lasvegasnevada.gov

Route Form



Separator Sheet

CITY OF LAS VEGAS

INTER-OFFICE MEMORANDUM

REQUEST FOR COMMENT

FROM: *PLANNING AND DEVELOPMENT*

TMP-20526

HAND DELIVERED

*DEVELOPMENT COORDINATION (DPW)	GARY REID	DSC
FIRE ENGINEERING	OZZIE MIRKHAH	DSC
*FLOOD CONTROL (DPW)	RAUL CRUZ	DSC
*LAND DEVELOPMENT (DPW)	JEFF GALAMBAS	DSC
*RIGHT-OF-WAY (DPW)	CAROLYN CAVINESS	DSC
*SANITARY SEWERS (DPW)	TIM PARKS	DSC
*TRAFFIC ENGINEERING	RICK SCHROEDER	DSC

SENT VIA COURIER OR INTER-OFFICE MAIL

*TEFO (DPW)	TOM WILKING	3104 BONANZA ROAD
METRO	SGT. ROBERT ROSHACK	7 th FLOOR CITY HALL
FIRE COMMUNICATIONS		500 CASINO CENTER
*SID (DPW)	T. McDANIEL	4 th FLOOR CITY HALL
*SURVEY (DPW)	ALAN RIEKKI	WEST YARD

SENT VIA COURIER "U.S." MAIL

CLARK COUNTY HEALTH DISTRICT (SUBDIVISIONS)	WALTER ROSS
CLARK COUNTY SCHOOL DISTRICT	GUY CORRADO
CLARK COUNTY ZONING	
DIVISION OF WATER RESOURCES	
LAS VEGAS VALLEY WATER DISTRICT	GEORGE JACOBY
NEVADA POWER COMPANY	
SOUTHWEST GAS COMPANY	
EMBARQ	
UNITED STATES POSTAL SERVICE	

*** ONLY THOSE INDICATED WITH A STAR ARE TO BE ROUTED TO GARY REID, SR. ENG. ASSOC.**
ALL OTHER DIVISIONS PLEASE ROUTE YOUR COMMENTS DIRECTLY TO THE PLANNING AND DEVELOPMENT DEPARTMENT

TENTATIVE MAPS
03/14/2007

Final DRT



Separator Sheet

CITY OF LAS VEGAS

DEVELOPMENT REVIEW COMMENT FORM



Planning and Development Department

Current Planning Division

731 South Fourth Street

Las Vegas, Nevada 89101

(702) 229-6301 phone (702) 385-7268 fax

TMP-20526 - TENTATIVE MAP - CLIFFS EDGE POD 201 & 203 AMENDED UNIT 4 -
APPLICANT/OWNER: K B HOME NEVADA, INC. - Request for a Major Amendment to an approved Tentative Map (TMP-5290) FOR A 32-LOT SINGLE-FAMILY RESIDENTIAL SUBDIVISION on 11.72 acres at the southwest corner of Grand Teton Drive and Shaumber Road (APN 126-13-110-015), PD (Planned Development) Zone [RSL (Residential Small Lot) and ML (Medium-Low Density Residential) Cliff's Edge Special Land Use Designations], Ward 6 (Ross).

PLANNING COMMISSION: APRIL 26, 2007

CASE PLANNER: ANDY REED



CONSENT

Comments Due: MARCH 27, 2007

Comments not returned by the due date will not be incorporated into the staff report for this case. Comments may be submitted either on this sheet and routed via interoffice mail, U.S. mail, fax, or e-mailed to Carman Burney (cburney@lasvegasnevada.gov), the Agenda Tech responsible for this case. If you desire to meet with the case planner you may schedule an appointment by calling (702) 229-6301.

LIST COMMENTS BELOW:

Hansen Sheet



Separator Sheet

Report Date 03/14/2007 04:16 PM

Submitted By

Page 1

A/P # 20526 TENTATIVE MAP

Application Information

Stages

	Date / Time	By		Date / Time	By
Processed	03/13/2007 15:49	984727	Temp COO		
Approved			COO Issued		
Final			Expires		

Associated Information

Type of Work	# Plans	0	Declared Valuation	0.00
Dept of Commerce	# Plans	0	Calculated Valuation	0.00
Priority	☒ Auto Reviews	Bill Group	Actual Valuation	0.00

Description of Work

TMP-20526 - TENTATIVE MAP - CLIFFS EDGE POD 201 & 203 AMENDED UNIT 4 - APPLICANT /OWNER: K B HOME NEVADA INC - Request for a Major Amendment to an approved Tentative Map (TMP-5290) FOR A 32-LOT SINGLE-FAMILY RESIDENTIAL SUBDIVISION on 11.72 acres at the southwest corner of Grand Teton Drive and Shaumber Road (APN 126-13-110-015), PD (Planned Development) Zone [RSL (Residential Small Lot) and ML (Medium-Low Density Residential) Cliff's Edge Special Land Use Designations], Ward 6 (Ross).

Parent A/P # 5290
Project # 20526 Project/Phase Name CLIFFS EDGE POD 201 & 203 Phase #
Size/Area 11.72 ACRE Size Description POD 201 7.80 AC & POD 203 3.92 Subdivision Code
Proposed Start Proposed Stop % Completed 0.00
% Complete Formula

Property/Site Information

Parcel 12613110015

Location

Owner/Tenant

Contact ID AC1128324 Name KB HOME NEVADA INC
Mailing Address 5655 BADURA AVE Organization
City LAS VEGAS State/Province NV
ZIP/PC 89118-4705 Country ☐ Foreign
Day Phone()266-8358 x Evening Phone
Fax ()266-8623 Mobile #

Linked Addresses

No Addresses are linked to this Application

A/P Linked Addresses

No Addresses are linked to this Application

Linked Parcels

No Parcels are linked to this Application

A/P Linked Parcels

12613110015

Applicants/Contacts

City of Las Vegas400 Stewart Ave
Las Vegas, NV 89101-2927**TMP Application****Report Date** 03/14/2007 04:16 PM**Submitted By**

Page 2

Applicants/Contacts**Primary** N **Capacity** OTHER **Other** **REP** **Contact ID** AC428335 ☐ **Foreign**
Effective **Expire****Name** VTN NEVADA**Day Phone** (702)253-2466 x**Pager****Fax** (702)362-2597**E-Mail****Address** 2727 S RAINBOW BLVD
LAS VEGAS, NV 89146-5148**Seasonal Addr****Valid From** **To****Comments**

Jessica Flores

Primary Y **Capacity** OWNER **Contact ID** AC1128324 ☐ **Foreign**
Effective **Expire****Name** KB HOME NEVADA INC**Day Phone** ()266-8358 x**Pager****Fax** ()266-8623**E-Mail****Address** 5655 BADURA AVE
LAS VEGAS, NV 89118-4705**Seasonal Addr****Valid From** **To****Comments**

Sharianne Dotson

Contractors

No Contractors

Item Description **Item Status**

Check Fees	Fees Successful
PROCESSING FEE (\$750.00)	Paid
Check Inspections	Inspections Successful
Check Reviews	Reviews Failed
198025 DEVCO (DEVELOPMENT COORDINATION)	Incomplete
198026 FIRE COMM (FIRE COMMUNICATION)	Incomplete
198035 FIRE ENG (FIRE PROTECTION ENGINEERING)	Incomplete
198032 FLOOD (FLOOD CONTROL)	Incomplete
198031 LAND DEV (LAND DEVELOPMENT)	Incomplete
198033 ROW (RIGHT-OF-WAY)	Incomplete
198030 SEWER (COLLECTION SYSTEMS PLANNING)	Incomplete
198034 SID (SPECIAL IMPROVEMENT DISTRICT)	Incomplete
198028 SURVEY (SURVEY)	Incomplete
198027 TEFO (TRAFFIC ENG FIELD OPERATIONS)	Incomplete
198029 TRAFFIC (TRAFFIC ENGINEERING)	Incomplete
Check Conditions	Conditions Successful
Check Alert Conditions	Alert Conditions Failed
(AT-SEND TO REVIEW JOURNAL)	
(AT-SEND PUB HEARING NOTICE)	
(AT-ROUTE PLANS FOR REVIEW)	
(AT-COMPLETE DRT PROCESS)	
(ASSIGN CASE TO A PLANNER)	
(PT-NOTIFICATION MAP DATE)	

City of Las Vegas

400 Stewart Ave
Las Vegas, NV 89101-2927

TMP Application

Report Date 03/14/2007 04:16 PM

Submitted By

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Item Description

Item Status

(PT-ENTER THE # OF LABELS)

Check Licenses

Not Checked

Check Children Status

Children Successful

Check Open Cases

0

Fees

Status

Paid Date

Amount

PROCESSING FEE

P

03/13/2007 15:59

750.00

Total Unpaid

0.00

Total Paid

750.00

Inspections

There are no Inspections for this Report

Review Activities

Act #
Comp ByAct Type
Comments

Status

Waived

Issued

Started

Completed

198025 DEVCO 0 N 03/14/2007 16:16

198026 FIRE COMM 0 N 03/14/2007 16:16

198035 FIRE ENG 0 N 03/14/2007 16:16

198032 FLOOD 0 N 03/14/2007 16:16

198031 LAND DEV 0 N 03/14/2007 16:16

198033 ROW 0 N 03/14/2007 16:16

198030 SEWER 0 N 03/14/2007 16:16

198034 SID 0 N 03/14/2007 16:16

198028 SURVEY 0 N 03/14/2007 16:16

198027 TEFO 0 N 03/14/2007 16:16

198029 TRAFFIC 0 N 03/14/2007 16:16

Activity/Review Details

Detail SUBMITTAL CHECKLIST (TMP)

Modified By RGUMARANG

Modified Date/Time 03/13/2007 15:48

Comments

No Comments

Report Date 03/14/2007 04:16 PM

Submitted By

Page 4

SUBMITTAL CHECKLIST

Indicate if item is being submitted

- Y Pre-Application Conference Checklist
- Y Application/Petition Form
- Y Deed and Legal Description
- Y Tentative Map Checklist
- Y Tentative Map (24 Folded Blue Lines, 1 Rolled Colored)
- N DINA (If applicable)
- Y Cross Section Drawing (7 Copies)
- Y Laser Print Tentative Map
- Y Laser Print Cross Section
- Y Statement of Financial Interest
- Y Perimeter Wall Detail

Check Conditions	Approval	Approved By	Approved Date	Applied By	Applied Date	Assigned
------------------	----------	-------------	---------------	------------	--------------	----------

No Conditions

Project #	A/P Type	Status	Stage	Relation
-----------	----------	--------	-------	----------

No children exist for this project

Planning Condition	Description	Effective	Expire	Comments
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There is no planning condition for this project.

TENTATIVE MAP

N Project of Regional Significance?

Y Is this a Residential Subdivision?

N DINA Required?

32

Number of Lots/Units (excluding common areas)

Y Parent Project link required?

Hearing Type

N Will this go to the City Council?

Public or Non-Public PUBLIC

Legal Subdivision Name

CLIFFS EDGE POD 201 & 203

Meeting Information

Meeting Information	Meeting Date	Meeting Type	Meeting Status	Comments	Added By	Add Date	Modified By	Modified Date	YES Votes	NO Votes	ABSTENTIONS
---------------------	--------------	--------------	----------------	----------	----------	----------	-------------	---------------	-----------	----------	-------------

04/26/2007	PC	SCHEDULED
------------	----	-----------

0	0	0
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RGUMARANG	03/13/2007
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City of Las Vegas400 Stewart Ave
Las Vegas, NV 89101-2927**TMP Application****Report Date** 03/14/2007 04:16 PM**Submitted By**

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Meeting Information

Meeting Date	Meeting Type	Meeting Status	YES Votes	NO Votes	ABSTENTIONS
Comments	Added By	Add Date	Modified By	Modified Date	

Template Type A/P #	A/P Type	Status	Stage
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No children exist for this project

Employee

Employee ID	Last	First	MI	Comments
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No Employee Entries

Log Action	Description	Entered By	Start	Stop	Hours
Comments					

PAYMNT	CK NAME.# WHO PICKED UP PERMIT	983657	03/13/2007 15:59		0.00
kb home ck 4830777 / jessica / 253-2410					

Model Home Details

No Model Home Details

Application



Separator Sheet



PLANNING & DEVELOPMENT DEPARTMENT

APPLICATION / PETITION FORM

Application/Petition For: Tentative Map - Amended
Project Address (Location) Grand Teton Dr. & Pull Rd.
Project Name Cliffs Edge Pod 201 & 203 Amended Unit 4 Proposed Use _____
Assessor's Parcel #(s) 126-13-110-015 Ward # _____
General Plan: existing _____ proposed _____ Zoning: existing _____ proposed RPD
Commercial Square Footage _____ Floor Area Ratio _____
Gross Acres Pod 201 - 7.80± Pod 203 - 3.92± Lots/Units 32 / 366 Density Pod 201 - 2.69 Pod 203 - 2.00
Additional Information _____

PROPERTY OWNER KB Home Nevada Inc. Contact Sharianne Dotson
Address 5655 Badura Ave. Phone: 266-8358 Fax: 266-8623
City Las Vegas State NV Zip 89118

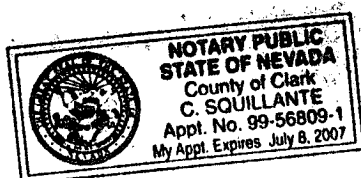
APPLICANT KB Home Contact Sharianne Dotson
Address 5655 Badura Ave. Phone: 266-8358 Fax: 266-8623
City Las Vegas State NV Zip 89118

REPRESENTATIVE VTN Nevada Contact Jessica Flores
Address 2727 S. Rainbow Blvd. Phone: 873-7550 Fax: 362-2597
City Las Vegas State NV Zip 89146

Property Owner Signature* [Signature]
* An authorized agent may sign in lieu of the property owner for Final Maps, Tentative Maps, and Parcel Maps.
Print Name Risa Kremer - VP Forward Planning

Subscribed and sworn before me
This 20th day of February, 20 07.

[Signature]
Notary Public in and for said County and State



FOR DEPARTMENT USE ONLY

Case # TMP-20526
Meeting Date: 4/26/07
Total Fee: \$750
Date Received:* 3/13/07
Received By: Pomeo

*The application will not be deemed complete until the submitted materials have been reviewed by the Planning and Development Department for consistency with applicable sections of the Zoning Ordinance.

SOFI



S O F I

Separator Sheet



PLANNING & DEVELOPMENT DEPARTMENT

STATEMENT OF FINANCIAL INTEREST

Case Number: **TMP-20526** APN: 126-13-110-015

Name of Property Owner: KB Home Nevada Inc.

Name of Applicant: KB Home

Name of Representative: VTN Nevada

To the best of your knowledge, does the Mayor or any member of the City Council or Planning Commission have any financial interest in this or any other property with the property owner, applicant, the property owner or applicant's general or limited partners, or an officer of their corporation or limited liability company?

☐ Yes

☒ No

If yes, please indicate the member of the City Council or Planning Commission who is involved and list the name(s) of the person or persons with whom the City Official holds an interest. Also list the Assessor's Parcel Number if the property in which the interest is held is different from the case parcel.

City Official: _____

Partner(s): _____

APN: _____

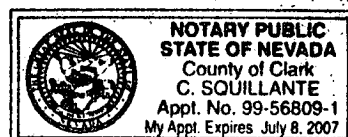
Signature of Property Owner: *Lisa Kremer*

Print Name: Lisa Kremer

Subscribed and sworn before me

This 20th day of February, 2007

C. Squillante
Notary Public in and for said County and State



Justification Letter



Separator Sheet



April 10, 2007

Department of Community Planning & Development
City of Las Vegas
731 S. Fourth Street
Las Vegas, NV 89101

SUBJECT: **TMP-20526 – CLIFF'S EDGE POD 201 & 203 AMENDED UNIT 4 (32 LOTS/UNITS)-
TENTATIVE MAP**

Gentlemen:

We have completed a review of the above map as submitted and conditionally approve it subject to the following:

1. Written verification from the Division of Environmental Protection of the State Department of Conservation and Natural Resources that the **Tentative Map** or plan has been approved with regard to water pollution and sewage disposal in accordance with the Nevada Water Pollution Control Law.

The following items must also be submitted for review and approval before the Final Map Mylar will be signed:

1. A copy of the Final Map which must contain the P.L.S. stamp, signature and date (wet stamp not required).

2. Improvement plans which must contain the P.E. stamp, signature and date (wet stamp not required). Include "Finished Floor" elevations and "Sanitary Sewer Manhole" rim elevations on all UTILITY PLANS to expedite review of the required sewer "BACK WATER VALVES" on your improvement plans. **The applicable Plan Review Fee must accompany the Improvement Plan submittal.**

3. A letter from the appropriate sewer agency stating that service from the existing system of community sewerage will be extended to the subdivision and the community facility for treatment will not be caused to exceed its capacity and the discharge permit requirements by this added service or that the facility will be expanded to provide for the added service.

4. A letter from the appropriate water utility stating that it will supply water for domestic and fire protection purposes, that the system has the necessary facilities to treat water to meet the standards of the Water Supply Regulations Part I, and that the capacity is available to meet the demands upon the system.

5. Written verification from the Division of Environmental Protection of the State Department of Conservation and Natural Resources that the **Final Map** or plan has been approved with regard to water pollution and sewage disposal in accordance with the Nevada Water Pollution Control Law.

If you have any questions, please do not hesitate to contact this office at (702) 759-0661.

Sincerely,

ENVIRONMENTAL HEALTH DIVISION


Walter B. Ross, P.E.
Environmental Health Engineer

WBR:km

xc: KB-Home-Nevada, Inc.
VTN

Deed



Separator Sheet

**KB HOME NEVADA INC.**

PRINT

Corporation Information			
Status:	Active	File Date:	7/6/1992
Type:	NRS78 - Domestic Corporation	Corp Number:	C7227-1992
Qualifying State:	NV	List of Officers Due:	7/31/2005
Managed By:		Expiration Date:	
Foreign Name:		On Admin Hold:	False

Resident Agent Information			
Name:	PRENTICE-HALL CORP. SYSTEM, NV., THE	Address 1:	502 E. JOHN STREET
Address 2:	#E	City:	CARSON CITY
State:	NV	Zip:	89706
Phone:		Fax:	
Email:		Mailing Address 1:	
Mailing Address 2:		Mailing City:	
Mailing State:		Mailing Zip:	

View all corporations under this resident agent

Financial Information			
No Par Share Count:	2,500.00	Capital Amount:	\$ 0
No stock records found for this company			

Officers			
☐ Include Inactive Office			
Treasurer - KELLY ALLRED			
Address 1:	10990 WILSHIRE BLVD 7TH FL	Address 2:	
City:	LOS ANGELES	State:	CA
Zip:	90024	Country:	
Status:	Active	Email:	

Secretary - KIMBERLY N KING			
Address 1:	10990 WILSHIRE BLVD 7TH FL	Address 2:	
City:	LOS ANGELES	State:	CA
Zip:	90024	Country:	
Status:	Active	Email:	
President - JAMES WIDNER			
Address 1:	750 PILOT RD STE F	Address 2:	
City:	LAS VEGAS	State:	NV
Zip:	89119	Country:	
Status:	Active	Email:	

Actions\Amendments[Click here to view 5 actions\amendments associated with this company](#)[New Search](#)[Printer Friendly](#)**SOS Contact Information**

You are currently not logged in

Copyright © 1996-2005



CERTIFICATE OF ASSISTANT SECRETARY

I, Tony Richelieu, do hereby certify that I am a duly elected, qualified and acting Assistant Secretary of KB HOME Nevada Inc., a Nevada corporation.

I do further certify that the resolutions attached hereto as Exhibit "A" are a true and complete representation of such resolutions which were duly adopted by the unanimous written consent of the Board of Directors of this Corporation as of September 23, 2005, and that said resolutions have not in any way been rescinded, modified or revoked, and are still in full force and effect.

WITNESS MY HAND this 7th day of November, 2005.

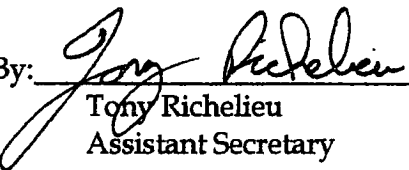
By: 
Tony Richelieu
Assistant Secretary

EXHIBIT "A"
KB HOME NEVADA INC.
RESOLUTIONS ADOPTED AS OF SEPTEMBER 23, 2005

Signing Authority

RESOLVED . . . , that the following resolutions shall, effective as of the date hereof, supersede and replace any and all resolutions previously adopted with respect to the powers and authority herein granted including, but not limited to, resolutions adopted as of May 16, 2005, and any such prior authority is hereby revoked and restated in its entirety as follows:

RESOLVED FURTHER, that the following officers and/or employees of this Corporation are authorized to act on behalf of this Corporation; provided, however, that such authority shall be limited to such authority as may be provided herein below and to other ordinary course of business transactions relating to the operations of this Corporation as indicated herein below:

Donald J. DelGiorno	President
James D. Widner	Executive Vice President and Regional General Manager
Shelly Stewart	Senior Vice President
Christopher Stephens	Senior Vice President and Legal Counsel
Randall Tarr	Senior Vice President, Forward Planning and Land Development
Vicki Town	Senior Vice President
Bruce Tripp	Senior Vice President of Land Acquisitions
Brenda Cunningham	Vice President of Customer Service
Renee Gervais	Vice President of Sales
Kathy R. Janus	Vice President of Studio and Strategic Marketing
Timothy M. Sprague	Vice President, Finance
Ryan Wells	Vice President of Operations
Nina Berry	Operations Manager
Brian Bohn	Offsite Superintendent
Gina Brown	Escrow Coordinator
Angie Cabiya	Escrow Coordinator
Trish Callahan	Escrow Coordinator
Robin Caverley	Escrow Coordinator
Adam Covert	Director of Finance
Jesse Cox	Director of Sales

Lisa Ellis
Charece Gray
Carol Hammond
Bonnie Hernandez
Michelle King
Lisa Kremer
Donna Kruder
Susan LeCavalier
David Grant Lefgen
Trisha Leonard
Suzanne Levenson
Anthony Lowrey
Natalie Ma
Robert McGibney
John McLaury
Jodi Miller
Chelby Mooers
Kasey O'Neill
Sheri Powell
Dan Rakers
Jennifer Reznichak
Angie Rosich
Rochelle Schreiner
Catheryn Shaw
Tamesha Scovell
Brad Scow
John Tuvell
Bill Vincent
Robert Williamson

Assistant Escrow Manager
Escrow Coordinator
Manager of Offsite Purchasing
Director of Marketing
Escrow Manager
Director of Forward Planning
Office Manager
Assistant Project Manager
Director of Purchasing
Lead Escrow Coordinator
Director of Human Resources
Project Manager
Escrow Coordinator
Director of Land Development
Senior Director of Sales
Escrow Coordinator
Escrow Coordinator
Escrow Coordinator
Escrow Coordinator
Director of High Density/
Commercial Construction
Purchasing Manager
Escrow Coordinator
Lead Escrow Coordinator
Director of Sales
Escrow Coordinator
Project Manager
Director of Sales
Director of Sales
Project Manager

RESOLVED FURTHER, that any one of the following persons, be and they hereby are, authorized and empowered on behalf and in the name of this Corporation to execute, acknowledge and deliver any and all documents deemed by such person to be necessary or appropriate in connection with the acquisition and development of real property by this Corporation, including, but not limited to, land purchase and sale agreements, purchase and sale of residential dwellings, amendments, assignments, escrow instructions, grant deeds, promissory notes, deeds of trust, maps, agreements, municipal bond transactions and related documents:

Any one of:

Donald J. DelGiorno
James D. Widner
Shelly Stewart
Vicki Town
Jim Widner

Any two of:

Timothy Sprague
Christopher Stephens
Randall J. Tarr
Bruce Tripp

Any one of the following persons, acting alone, is authorized and empowered to sign, to execute and deliver for and on behalf of this Corporation any and all documents deemed by such person necessary or appropriate in connection with this Corporation's land improvement and development activities including but not limited to, easements, development agreements, applications for land development approvals and subdivision approvals, declarations of covenants, conditions and restrictions, subdivision and tract maps and exhibits thereto, and supporting documents:

Brenda Cunningham
Donald Del Giorno
Renee Gervais
Lisa Kremer
Timothy Sprague
Christopher Stephens
Shelly Stewart
Randall J. Tarr
Vicki Town
Bruce Tripp
Jim Widner

Any one of the following persons, is authorized and empowered to sign, execute and deliver for and on behalf of this Corporation, all contracts, deeds, notes, deeds of trust, agreements, and other documents to convey title to residential dwellings standing in the name of this Corporation:

Any one of:

Renee Gervais
Kathy R. Janus
Catheryn Shaw
Timothy Sprague
Shelly Stewart

Any two of:

Jessie Cox
Lisa Ellis
Michelle King
John McLaury
John Tuvell
Bill Vincent

Any one of the following persons, acting alone, is authorized and empowered to sign, execute and deliver for and on behalf of this Corporation all contracts and escrow instructions (including amendments, addendums and other ancillary documents forming a part of the escrow instructions and contract) and only the "Terms and Conditions Addendum" to the purchase agreement and escrow instructions, in connection with the sale of residential dwellings standing in the name of this Corporation; but specifically excluding deeds and other documents to convey title to such property and loan documents:

Gina Brown
Angie Cabiya
Trish Callahan
Robin Caverley
Charece Gray
Trisha Leonard
Natalie Ma
Jodi Miller
Chelby Mooers
Kasey O'Neil
Sheri Powell
Angie Rosich
Rochelle Schreiner
Tamesha Scovell

Any one of the following persons, acting alone, are authorized to sign, execute and deliver for and on behalf of this Corporation, any and all master subcontract agreements, and related documents with respect to the construction of improvements on real property:

Lisa Kremer
David Grant Lefgren
Dan Rakers
Timothy Sprague
Randall J. Tarr
Ryan Wells

Any one of the following persons, acting alone, is appointed and designated as an authorized agent to sign, execute and deliver material purchase agreements, subcontract work agreements, and related documents with respect to the construction of improvements on real property:

Nina Berry
Brian Bohn
Carol Hammond
Lisa Kremer
David Grant Lefgren
Anthony Lowrey
Robert McGibney
Dan Rakers
Jennifer Reznichuk
Brad Scow
Timothy Sprague
Randall J. Tarr
Ryan Wells

Any one of the following persons, acting alone, is authorized and empowered for and on behalf of this Corporation to sign, execute and deliver master service agreements and related documents with respect to the marketing, sales and management of real property:

Renee Gervais
Bonnie Hernandez
Kathy R. Janus
Timothy Sprague
Shelly Stewart

Any one of the following persons, acting alone, is authorized and empowered for and on behalf of this Corporation to sign, execute and deliver master consultant agreements, and related documents with respect to development of real property:

Lisa Kremer
Robert McGibney
Timothy Sprague
Christopher Stephens
Randall J. Tarr
Bruce Tripp

Any two of the following officers and/or employees, acting together, are authorized to sign, execute and deliver for and on behalf of this Corporation such documents to establish and to draw checks upon the bank accounts of this Corporation for contract-related disbursements only (including, but not limited to (a) subcontractors, suppliers, and vendors with a properly authorized contract with the Company, where such disbursements are authorized by work orders or purchase orders, or (b) recurring payments such as office rent or other leases with a properly executed supporting document); to receive and disburse funds, to sign vouchers and other documents with respect to construction loans of this Corporation:

Adam Covert
Brenda Cunningham
Donald DelGiorno
Renee Gervais
Bonnie Hernandez
Kathy R. Janus
Lisa Kremer
Donna Kruder
David Grant Lefgen
Suzanne Levenson
Timothy Sprague
Christopher Stephens
Shelly Stewart
Randall J. Tarr
Vicki Town
Bruce Tripp
Ryan Wells
Jim Widner

Any non-contract-related disbursements in excess of \$1,000 must be approved in writing by the then incumbent President of the Corporation.

RESOLVED FURTHER, that any one of the foregoing persons are authorized and empowered, to act on behalf of the Corporation, provided, however, that such authority shall be limited to such authority as maybe provided herein above and to other ordinary course of business transactions relating to the operations of this Corporation as Managing Member of any newly created limited liability company or as partner of any newly created partnership.

RESOLVED FURTHER, that Don DelGiorno, President and Jim Widner, Executive Vice President of this Corporation be, and they hereby are, authorized, empowered and directed, for and on behalf of this Corporation, to take such further actions and to do all such further things which they may deem necessary and appropriate to accomplish the purpose and to effectuate the intent of the foregoing resolutions.

GENERAL INFORMATION	
PARCEL NO.	126-13-110-015
OWNER AND MAILING ADDRESS	K B HOME NEVADA INC 5655 W BADURA AVE LAS VEGAS NV 89118-4705
LOCATION ADDRESS CITY/TOWNSHIP	LAS VEGAS
ASSESSOR DESCRIPTION	CLIFFS EDGE PARENT PLAT BOOK 118 PAGE 88 PT LOT 201A BLOCK 1 & PT LOT 203
RECORDED DOCUMENT NO.	* 20050114:00702
RECORDED DATE	01/14/2005
VESTING	NO STATUS

*Note: Only documents from September 15, 1999 through present are available for viewing.

ASSESSMENT INFORMATION AND SUPPLEMENTAL VALUE	
TAX DISTRICT	200
APPRAISAL YEAR	2006
FISCAL YEAR	06-07
SUPPLEMENTAL IMPROVEMENT VALUE	0
SUPPLEMENTAL IMPROVEMENT ACCOUNT NUMBER	N/A

REAL PROPERTY ASSESSED VALUE		
FISCAL YEAR	2005-06	2006-07
LAND	0	2144450
IMPROVEMENTS	0	0
PERSONAL PROPERTY	0	0
EXEMPT	0	0
GROSS ASSESSED	0	2144450
TAXABLE VALUE LAND+IMP	0	6127000
ESTIMATED LOT SIZE AND APPRAISAL INFORMATION		
ESTIMATED SIZE	11.14 Acres	
ORIGINAL CONST. YEAR	0	
LAST SALE PRICE MONTH/YEAR	0	
LAND USE	VACANT	
DWELLING UNITS	0	

126-13-101-001/002/003/004/009/010/011
APN: 126-13-201-001 (New Parcel No. 126-13-201-019)

Escrow No. 03206210-112-LMH

R.P.T.T. \$ 66,045.00
MAIL TAX STATEMENTS TO:

WHEN RECORDED, RETURN TO:

Chicago Title Agency of Nevada
3455 Cliff Shadows Parkway
Suite 110
Las Vegas, Nevada 89129
Attention: Lorraine Hill

20050114-0000702

Fee: \$20.00 RPTT: \$66,045.00
N/C Fee: \$0.00

01/14/2005 09:22:01

120050009534

Requestor:
CHICAGO TITLE

Frances Deane
Clark County Recorder

BGN
Pgs: 7

(Space above line for Recorder's use only)

GRANT BARGAIN AND SALE DEED

CLIFFS EDGE, LLC a Nevada limited liability company ("Grantor"), having an office at 3455 Cliff Shadows Parkway, Suite 220, Las Vegas, Nevada 89129, in consideration of the sum of TEN DOLLARS (\$10.00) and other good and valuable consideration, the receipt of which is hereby acknowledged, does hereby Grant, Bargain, Sell and Convey to KB HOME NEVADA INC., a Nevada corporation, its successors and assigns, all right, title and interest in, to and under the tracts, pieces or parcels of real property situated in the County of Clark, State of Nevada, more particularly described in Attachment A attached hereto and incorporated herein by reference, together with all improvements thereon and all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining;

RESERVING UNTO Grantor all mineral rights, but without right of entry on the surface of such real property nor the right to drill, mine, store, explore or operate through the surface of such real property or within five hundred feet (500') from the surface of such real property;

RESERVING UNTO Grantor an exclusive easement in, to, upon, over, under, across and through the Community Common Areas described in Attachments B-1 and B-2 hereto, to be used by Grantor, its agents and contractors, for the construction and installation of common area improvements and landscaping, which easement may be assigned by Grantor to the Providence Master Association;

Grantee:
KB Home NV Inc.
750 Pilot Rd. # F
LV, NV 89119

SUBJECT TO current taxes and assessments and all covenants, conditions, restrictions, easements, encumbrances, liens and other matters of record.

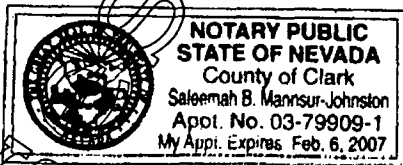
Dated as of the 5th day of January, 2005.

CLIFFS EDGE, LLC,
a Nevada limited liability company
By: Holdings Manager, LLC, a Nevada limited liability
company, its Manager

By: [Signature]
John A. Ritter, Manager

STATE OF NEVADA)
COUNTY OF CLARK)

This instrument was acknowledged before me on January 5, 2005, by John A. Ritter as Manager of Holdings Manager, LLC, Manager of Cliffs Edge, LLC, a Nevada limited liability company.



[Signature]
(Signature of notarial officer)

Attachment "A"

To GBS Deed

All that land situated in the County of Clark, State of Nevada, more particularly described as follows:

PARCEL A:

PARCELS 1, 2 and 4:

Lots 201A and 201B in Block One (1) of CLIFFS EDGE PARENT (a common interest community) as shown by map thereof on file in Book 118 of Plats, Page 88, in the Office of the County Recorder of Clark County, Nevada.

PARCEL 3:

The West Half (W ½) of the Northeast Quarter (NE ¼) of the Northwest Quarter (NW ¼) of the Northwest Quarter (NW ¼) of Section 13, Township 19 South, Range 59 East, M.D.M.

PARCEL B:

PARCELS 5, 6, 7 and 8:

Lot 203 in Block One (1) of CLIFFS EDGE PARENT (a common interest community) as shown by map thereof on file in Book 118 of Plats, Page 88, in the Office of the County Recorder of Clark County, Nevada.

PARCEL C:

Non-exclusive easements for vehicular and pedestrian traffic, as provided for and subject to the terms and conditions as set forth in that certain "Master Declaration of Covenants Conditions and Restrictions and Reservation of Easements for Cliffs Edge (a Nevada Master Planned Community)", recorded October 15, 2003, in Book 20031015 as Document No. 02964, as Amended and Restated by that instrument recorded June 22, 2004 in Book 20040622 as Document No. 03301, of Official Records.

ATTACHMENT "B-1"
TO GBS DEED
COMMUNITY COMMON AREA EASEMENT
LS POD 201

BEING A PORTION OF THE NORTHWEST QUARTER (NW 1/4) OF THE NORTHWEST QUARTER (NW 1/4) OF SECTION 13, TOWNSHIP 19 SOUTH, RANGE 59 EAST, M.D.M., CITY OF LAS VEGAS, CLARK COUNTY, NEVADA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SECTION CORNER COMMON TO SECTION 11, 12, 13, AND SECTION 14, SAID TOWNSHIP AND RANGE, ALSO BEING THE CENTERLINE INTERSECTION OF GRAND TETON DRIVE AND PULI ROAD; THENCE SOUTH 00°54'05" EAST, ALONG THE WEST LINE OF SAID SECTION 13, AND ALONG THE CENTERLINE OF PULI ROAD, 107.17 FEET; THENCE NORTH 89°05'55" EAST, DEPARTING SAID WEST LINE AND SAID CENTERLINE, 55.00 FEET, RADIALLY, TO THE EASTERLY RIGHT-OF-WAY OF SAID PULI ROAD, SAME BEING THE BEGINNING OF A NON-TANGENT CURVE CONCAVE SOUTHEASTERLY HAVING A RADIUS OF 54.00 FEET, ALSO BEING THE **POINT OF BEGINNING**;

THENCE NORTHEASTERLY, 92.55 FEET ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 98°12'14" TO THE SOUTHERLY RIGHT-OF-WAY OF GRAND TETON DRIVE; THENCE CONTINUING ALONG SAID SOUTHERLY RIGHT-OF-WAY THROUGH THE FOLLOWING VARIOUS CURVES AND COURSES: THENCE SOUTH 82°42'01" EAST, 50.59 FEET TO THE BEGINNING OF A CURVE CONCAVE NORTHERLY HAVING A RADIUS OF 30.00 FEET; THENCE EASTERLY, 4.95 FEET ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 09°27'44"; THENCE NORTH 87°50'15" EAST, 74.85 FEET TO THE BEGINNING OF A CURVE CONCAVE NORTHERLY HAVING A RADIUS OF 30.00 FEET;

THENCE EASTERLY, 7.35 FEET ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 14°02'11"; THENCE NORTH 73°48'04" EAST, 35.08 FEET TO THE BEGINNING OF A CURVE CONCAVE SOUTHERLY HAVING A RADIUS OF 20.00 FEET; THENCE EASTERLY, 4.90 FEET ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 14°02'11"; THENCE NORTH 87°50'15" EAST, 86.98 FEET; THENCE NORTH 86°33'52" EAST, 225.11 FEET; THENCE NORTH 87°50'15" EAST, 642.99 FEET TO THE BEGINNING OF A CURVE CONCAVE SOUTHWESTERLY HAVING A RADIUS OF 54.00 FEET; THENCE SOUTHEASTERLY, DEPARTING SAID SOUTHERLY RIGHT-OF-WAY, 86.14 FEET ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 91°23'50" TO THE WESTERLY RIGHT-OF-WAY OF SHAUMBER ROAD; THENCE NORTH 89°14'05" EAST, ALONG SAID WESTERLY RIGHT-OF-WAY, 5.00 FEET; THENCE SOUTH 00°45'55" EAST, CONTINUING ALONG SAID WESTERLY RIGHT-OF-WAY, 555.14 FEET; THENCE SOUTH 87°56'49" WEST, DEPARTING SAID WESTERLY RIGHT-OF-WAY, 15.00 FEET; THENCE NORTH 00°45'55" WEST, 542.45 FEET TO THE BEGINNING OF A NON-TANGENT CURVE CONCAVE NORTHEASTERLY HAVING A RADIUS OF 75.00 FEET, A RADIAL LINE TO SAID BEGINNING BEARS SOUTH 10°46'18" WEST; THENCE NORTHWESTERLY, 80.63 FEET ALONG SAID CURVE THROUGH A CENTRAL ANGLE

OF 61°35'59"; THENCE SOUTH 87°50'15" WEST, 631.05 FEET; THENCE SOUTH 86°33'52" WEST, 225.06 FEET; THENCE SOUTH 87°50'15" WEST, 87.14 FEET TO THE BEGINNING OF A CURVE CONCAVE SOUTHERLY HAVING A RADIUS OF 5.00 FEET; THENCE WESTERLY, 1.22 FEET ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 14°02'11"; THENCE SOUTH 73°48'04" WEST, 35.08 FEET TO THE BEGINNING OF A CURVE CONCAVE NORTHERLY HAVING A RADIUS OF 45.00 FEET; THENCE WESTERLY, 11.02 FEET ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 14°02'11"; THENCE SOUTH 87°50'15" WEST, 74.85 FEET TO THE BEGINNING OF A CURVE CONCAVE NORTHERLY HAVING A RADIUS OF 45.00 FEET; THENCE WESTERLY, 7.43 FEET ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 09°27'44"; THENCE NORTH 82°42'01" WEST, 43.00 FEET TO THE BEGINNING OF A NON-TANGENT CURVE CONCAVE NORTHWESTERLY HAVING A RADIUS OF 75.00 FEET, A RADIAL LINE TO SAID BEGINNING BEARS SOUTH 74°51'01" EAST; THENCE SOUTHWESTERLY, 86.77 FEET ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 66°17'12"; THENCE SOUTH 00°54'05" EAST, 105.02 FEET TO THE BEGINNING OF A CURVE CONCAVE WESTERLY HAVING A RADIUS OF 110.00 FEET; THENCE SOUTHERLY, 34.93 FEET ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 18°11'42" TO THE BEGINNING OF A REVERSE CURVE CONCAVE EASTERLY HAVING A RADIUS OF 90.00 FEET, A RADIAL LINE TO SAID BEGINNING BEARS NORTH 72°42'23" WEST; THENCE SOUTHERLY, 28.58 FEET ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 18°11'42"; THENCE SOUTH 00°54'05" EAST, 87.66 FEET; THENCE SOUTH 00°22'18" WEST, 225.06 FEET; THENCE SOUTH 00°54'05" EAST, 53.80 FEET;

THENCE SOUTH 87°56'49" WEST, 5.00 FEET TO THE EASTERLY RIGHT-OF-WAY OF PULI ROAD; THENCE NORTH 00°54'05" WEST, ALONG SAID EASTERLY RIGHT-OF-WAY, 53.96 FEET; THENCE NORTH 00°22'18" EAST, CONTINUING ALONG SAID EASTERLY RIGHT-OF-WAY, 225.06 FEET; THENCE NORTH 00°54'05" WEST, CONTINUING ALONG SAID EASTERLY RIGHT-OF-WAY, 87.61 FEET TO THE BEGINNING OF A CURVE CONCAVE EASTERLY HAVING A RADIUS OF 95.00 FEET; THENCE NORTHERLY, 30.17 FEET ALONG SAID CURVE AND ALONG SAID EASTERLY RIGHT-OF-WAY THROUGH A CENTRAL ANGLE OF 18°11'42" TO THE BEGINNING OF A REVERSE CURVE CONCAVE WESTERLY HAVING A RADIUS OF 105.00 FEET, A RADIAL LINE TO SAID BEGINNING BEARS SOUTH 72°42'23" EAST; THENCE NORTHERLY, 33.34 FEET ALONG SAID EASTERLY RIGHT-OF-WAY AND ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 18°11'42"; THENCE NORTH 00°54'05" WEST, CONTINUING ALONG SAID EASTERLY RIGHT-OF-WAY, 121.09 FEET TO THE POINT OF BEGINNING.

ATTACHMENT "B-2"
TO GBS DEED
COMMUNITY COMMON AREA EASEMENT

LS POD 203

BEING THE EAST 5.00 FEET OF THE WEST 45.00 FEET OF THE WEST HALF (W 1/2) OF THE SOUTHWEST QUARTER (SW 1/4) OF THE NORTHWEST QUARTER (NW 1/4) OF THE NORTHWEST QUARTER (NW 1/4) OF SECTION 13, TOWNSHIP 19 SOUTH, RANGE 59 EAST, M.D.M., CITY OF LAS VEGAS, CLARK COUNTY, NEVADA.

TOGETHER WITH THE FOLLOWING DESCRIBED PARCEL OF LAND:

BEING THE WEST 15.00 FEET OF THE EAST 81.88 FEET OF THE EAST HALF (E 1/2) OF THE SOUTHEAST QUARTER (SE 1/4) OF THE NORTHWEST QUARTER (NW 1/4) OF THE NORTHWEST QUARTER (NW 1/4) OF SECTION 13, TOWNSHIP 19 SOUTH, RANGE 59 EAST, M.D.M., CITY OF LAS VEGAS, CLARK COUNTY, NEVADA.

State of Nevada Declaration of Value

1. Assessor's Parcel Number(s)

- a) 126-13-101-001/002/003/004
- b) 126-13-101-009/010/011
- c) 126-13-201-019
- d)

2. Type of Property:

- a) ☒ Vacant Land
- c) ☐ Condo/Twnhse
- e) ☐ Apt. Bldg.
- g) ☐ Agricultural
- i) ☐ Other _____
- b) ☐ Single Fam. Resi
- d) ☐ 2-4 Plex
- f) ☐ Comm'l/Ind'l
- h) ☐ Mobile Home

FOR RECORDER'S OPTIONAL USE ONLY

Documentation/Instrument #: _____
Book: _____ Page: _____
Date of Recording: _____
Notes: _____

3. Total Value/Sales Price of Property:

Deed in Lieu of Foreclosure Only (value of property):
Transfer Tax Value: **\$12,949,550.00**
Real Property Transfer Tax Due: **\$66,045.00**

4. If Exemption Claimed:

- a. Transfer Tax Exemption, per NRS 375.090, Section: _____
- b. Explain Reason for Exemption: _____

5. Partial Interest: Percentage being transferred: _____%

The undersigned declares and acknowledges, under penalty of perjury, pursuant to NRS 375.060 and NRS 375.110, that the information provided is correct to the best of their information and belief, and can be supported by documentation if called upon to substantiate the information provided herein. Furthermore, the parties agree that disallowance of any claimed exemption, or other determination of additional tax due, may result in a penalty of 10% of the tax due plus interest at 1% per month. Pursuant to NRS 375.030, the Buyer and Seller shall be jointly and severally liable for any additional amount owed.

Signature _____
Signature _____

Capacity Seller
Capacity _____

SELLER (GRANTOR) INFORMATION (REQUIRED)

Print Name: Cliffs Edge, LLC
Address: 3455 Cliff Shadows Pkwy #220
City: Las Vegas
State: NV Zip: 89129

BUYER (GRANTEE) INFORMATION (REQUIRED)

Print Name: KB HOME Nevada, Inc.
Address: 750 Pilot Road, #F
City: Las Vegas
State: NV Zip: 89119

COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)

Print Name: Chicago Title
Address: P.O. Box 70480
City/State/Zip: Las Vegas, Nevada 89170-0480

Escrow #: 03206210-112

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/ MICROFILMED)

702

Comments



Separator Sheet



PROVIDENCE

Master Planned Community

3455 Cliff Shadows Parkway, Suite 220, Las Vegas, Nevada 89129
(702) 242-4949 ~ FAX: 568-2044

November 8, 2006

Temple Mullen
KB Home
5655 Badura Avenue
Las Vegas, NV 89118

RE: Cliffs Edge Master Plan Community
Project Plan Amended Tentative Map Submittal – Unit 4
POD 201/203 Cambridge Villas/Cambridge Commons
Plan Date: revised 09/2006

Dear Temple:

The Cliff's Edge Design Review Committee (DRC) is in receipt of your Amended Tentative Map Unit 4 submittal for POD 201/203 Cambridge Villas/Cambridge Commons.

Upon review the DRC **"approves"** your Amended Tentative Map Unit 4 for POD 201/203 Cambridge Villas/Cambridge Commons. **The following comments do not affect our review, but should be considered by the engineer and builder:**

- The Project Benchmark needs to be updated to reflect the City of Las Vegas benchmark and the conversion to the project datum.
- Per the listing on the info web mapper, the A.P.N. for this area is 126-13-101-009. Please verify which A.P.N. is correct.
- On Shaumber Road, the existing 42" water transmission main is mislabeled as a storm drain.
- The parcel to the north of Grand Teton is owned by Kyle Acquisition Group, LLC, it is no longer owned by the U.S.A.
- General note number 17 states that there are no existing structures on the site. There are model homes located on the pods, but not in unit 4. Please insure the note is correct.
- Telephone service is listed as being provided by Sprint Central-Nevada. It is now provided by Embarq.
- The text stating "Existing infrastructure improvements by Focus Development, LLC" read "Existing infrastructure improvements by Cliff's Edge, LLC".

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TMP-20526
04/26/07 PC



PROVIDENCE

Master Planned Community

November 9, 2006

Page 2 of 2

- The lots being eliminated by this amended tentative map have already been graded. This amended map indicates the retaining walls that were planned for the lots being eliminated will not be built. In order for Cliff's Edge, LLC to complete the improvements adjacent to these areas, grading will be required to match the design elevation adjacent to the parcel boundary on Grand Teton.

If you have any questions, please do not hesitate to contact our office.

Sincerely,

CLIFF'S EDGE, LLC

Carmen Shukis
Design Review Manager

cc via email Amber Abel - Focus

Enclosures (Amended Tentative Map Unit 4)

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TMP-20526
04/26/07 PC

Amended Tentative Map Street Names:

Cliffs Edge Pod 201 & 203 Amended Unit 4

Bayview House
Beach House
Brodie Castle
Broxden Junction
Bull Moose
Chalet Belhaven
Granite City
Iona Island
Lindores Loch
Loch Diabaig
Old Ironsides
Shingle Beach
Tarberts Cottage
Tay River
Tigh Brachen

**TMP-20526
04/26/07 PC**

March 22, 2007

State of Nevada
Division of Water Resources
400 Shadow Lane, Suite 201
Las Vegas, Nevada 89106

Gentlemen:

SUBJECT: WATER AVAILABILITY – TMP-20526 CLIFFS EDGE PODS 201
AND 203 UNIT 4 (AMENDED); A.P.N. 126-13-110-015

The Las Vegas Valley Water District (District) has reviewed the subject subdivision map and has been unable to confirm any existing commitment for water service. The subject project will not be provided water service from the District's system without a water commitment.

A water commitment may be provided to the subdivision when all requirements of the District's Service Rules are met. The total projected water usage of the subdivision is 24.5 acre-feet/year.

If you have any questions, please contact Karen Jensen at 258-3276.

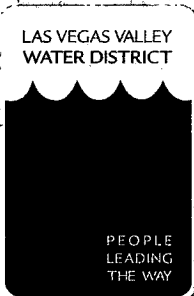
Sincerely,

Original signed by:
GEORGE A. JACOBY

George A. Jacoby, Manager
Engineering Services Division

GAJ/kj

cc: Clark County Health District
City of Las Vegas Planning Department ✓
VTN Nevada



1001 SOUTH VALLEY VIEW BLVD.
LAS VEGAS, NV 89153
TELEPHONE, 702/870-2011

Board of Directors
Chip Maxfield
PRESIDENT

Rory Reid
VICE PRESIDENT

Susan Brager

Tom Collins

Chris Giunchigliani

Lawrence Weekly

Bruce Woodbury

Patricia Mulroy
GENERAL MANAGER

R-U

U(TND)

U(TND)

GRAND TETON DR

P-F

CITY LIMITS

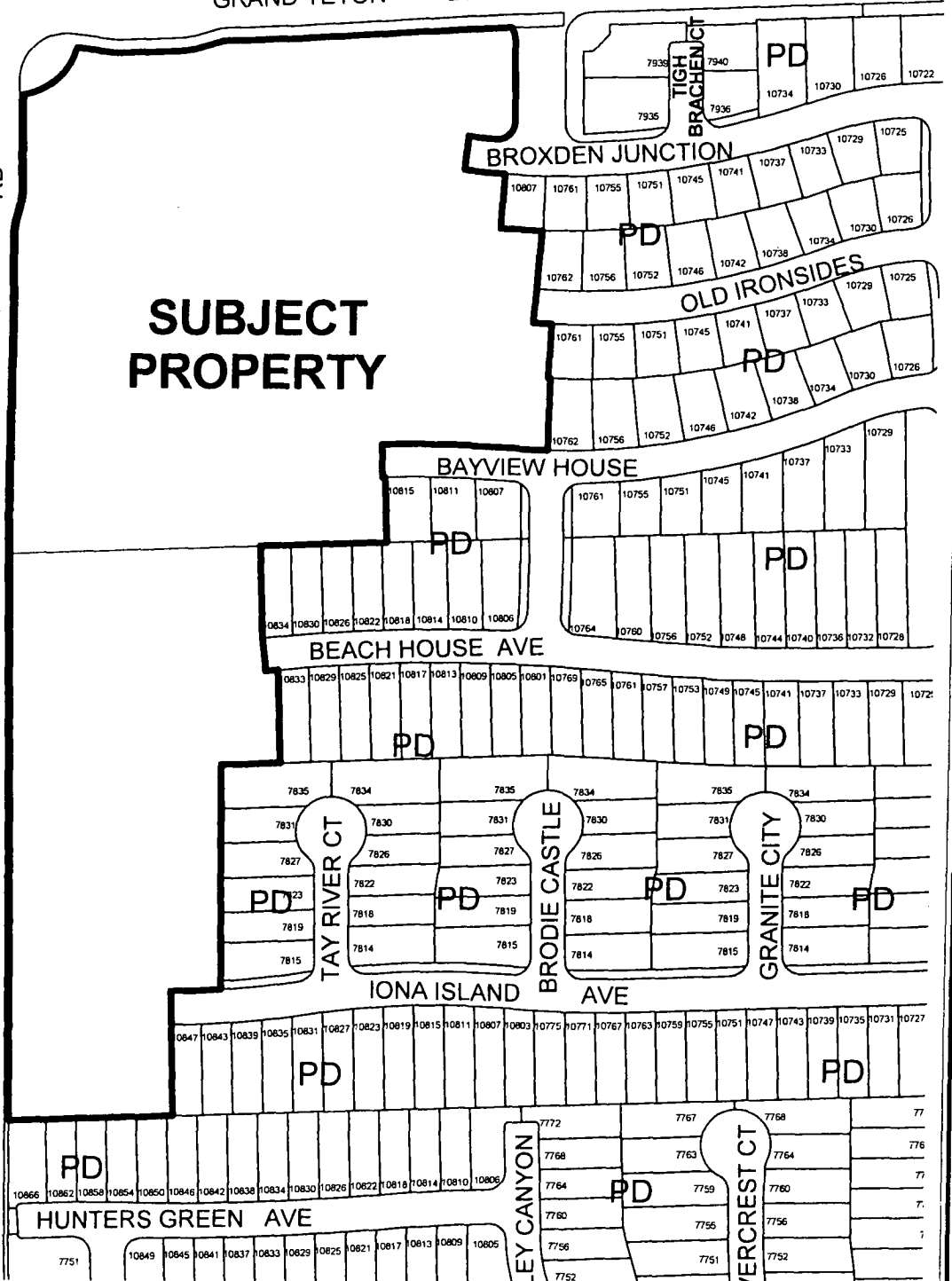
RD
PULI

**SUBJECT
PROPERTY**

P-F

CITY LIMITS

P-F



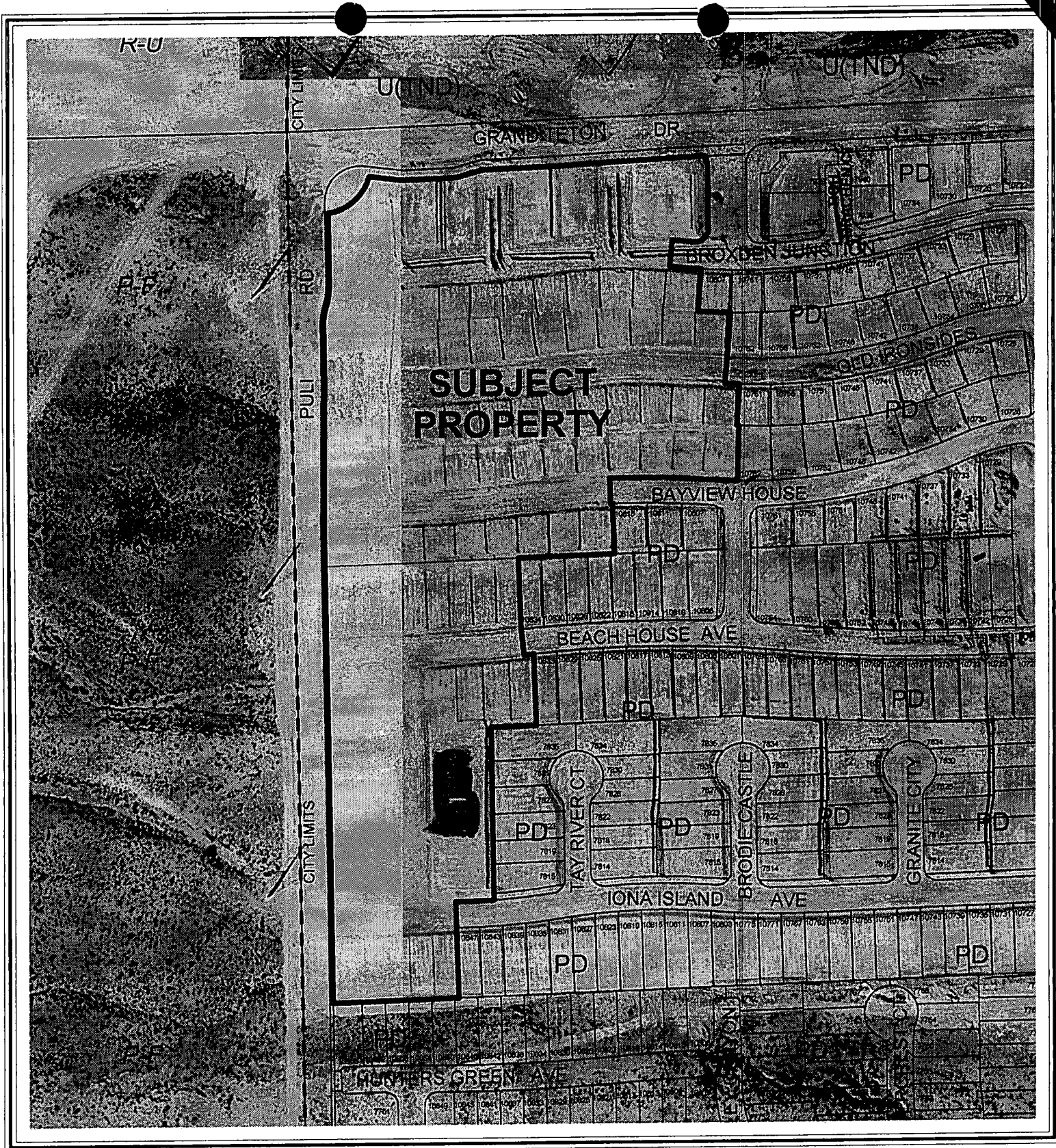
0 200 400 Fe

CASE: TMP-20526

ZONING OF SUBJECT PROPERTY:

PD (PLANNED DEVELOPMENT) ZONE [RSL (RESIDENTIAL SMALL LOT) AND ML (MEDIUM LOW DENSITY RESIDENTIAL) CLIFF'S EDGE SPECIAL LAND USE DESIGNATION]





CASE: TMP-20526

ZONING OF SUBJECT PROPERTY:

PD (PLANNED DEVELOPMENT) ZONE [RSL (RESIDENTIAL SMALL LOT) AND ML (MEDIUM LOW DENSITY RESIDENTIAL) CLIFF'S EDGE SPECIAL LAND USE DESIGNATION]



MEMORANDUM

City of Las Vegas Planning & Development Department

To: Land Development
From: Steve Gebeke
Phone: (702) 229-5410 **Fax:** (702) 385-7268
CC: Land Development Civil Plan Ref. # 21295
Date: 05/02/07 1st Review
Re: Cliff's Edge Pods 201 and 203

The Planning Department has reviewed the aforementioned plans and has the following comments:

1. The signature line on the cover sheet should state "Doug Rankin, AICP, Planning Manager" and "This plan meets the applicable standards of the Planning and Development Department."
2. Please place a general note within the Utility Plan stating "All above ground utility appurtenances shall conform to the requirements of Title 19.12.040."
3. Civil plan redlines must be returned with mylars for planning signature.

NOTE: Please be aware that it is the applicant's responsibility to ensure that all plans submitted for permits; including, civil improvement plans, building permit submittals and final maps, must be identical in terms of site design.

Plans (PMT)



Separator Sheet

TMP-20526

DEC 13 2007

Call Dig before you Overhead
 1-800-227-2829
 1-702-227-2829

Call Dig before you Overhead
 1-800-227-2829
 1-702-227-2829

[illegible]

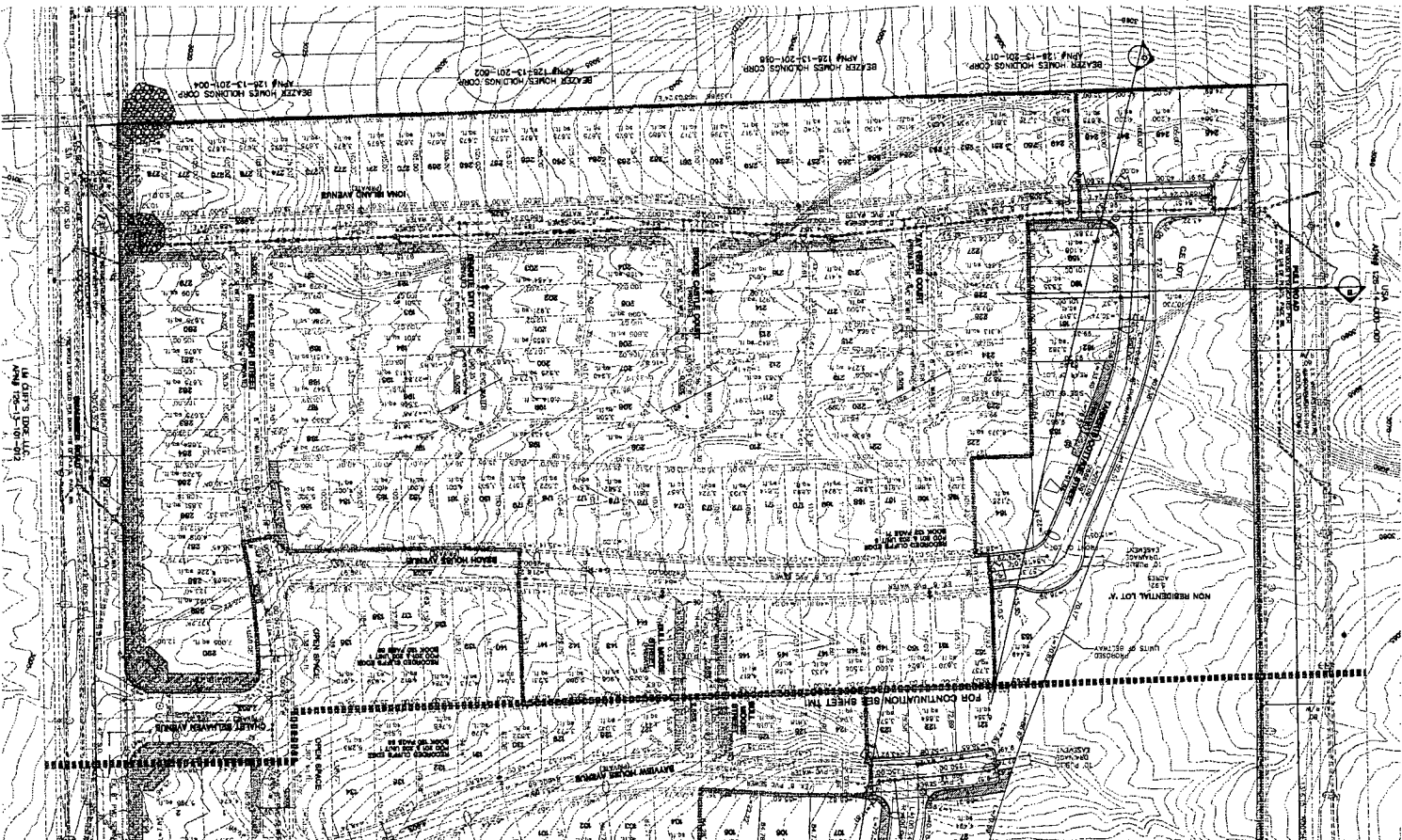
Call before you dig

Underground

CALL BEFORE YOU DIG
TOLL FREE
800-4-A-DIGIT
OR
1-702-455-7511

DALLAS COUNTY HEALTH DEPARTMENT
1-702-262-9611

FOR A LIST OF PARTICIPATING CONTRACTORS VISIT OUR WEBSITE AT:
WWW.DALLASCOUNTYTX.GOV

[illegible]

KEY MAP

THIS SHEET

TENTATIVE MAP

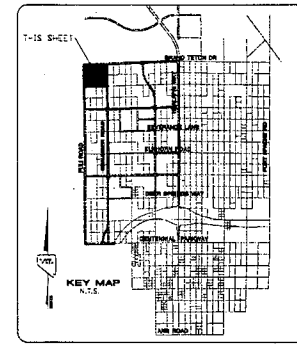
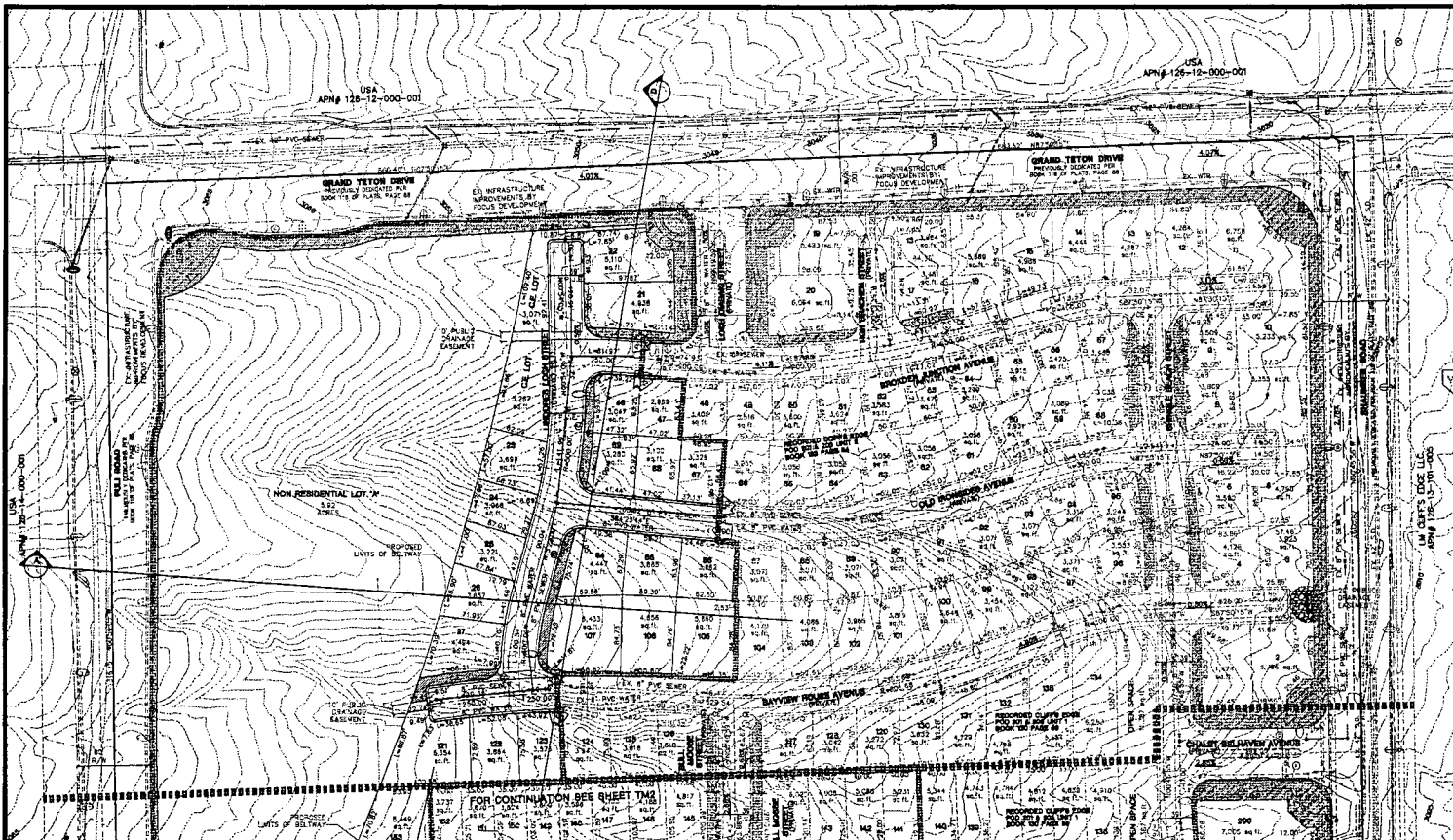
CLIFF'S EDGE
POD 201 & 203
AMENDED UNIT 4

KB HOME NEVADA Inc.

CITY OF LAS VEGAS

WtM
2727 SOUTH RAINBOW BOULEVARD LAS VEGAS, NEVADA 89146-5146
FHL (702) 873-7500 FAX (702) 367-7597
RECRUITING CONSULTING ENGINEERS • PLANNERS • LAND SURVEYORS

REV	DATE	BY	REVISION
7			
6			
5			
4			
3			
2			
1			



NOTE
SEE SHEET TWO FOR
TYPICAL SECTIONS

DEVELOPER
K&B ONE
7500 PLEASANT RD. SUITE F
LAS VEGAS, NV 89118
(702) 614-2000

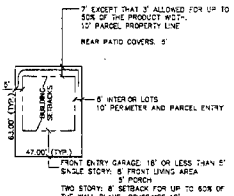
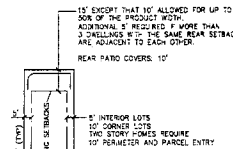
LEGEND

PROPOSED	EXISTING	DESCRIPTION
---	---	STREET CENTRALINE
---	---	BACK OF CURB LINE
---	---	LOT LINE
---	---	PARCEL BOUNDARY
---	---	SETRACK LINE
---	---	SEWER LINE AND MANHOLE
---	---	WATER LINE
---	---	LOT NUMBER
---	---	BLOCK NUMBER
---	---	COMMON ELEMENT LOT
---	---	POINT OF CONNECTION TO EXIST. UTILITIES
---	---	RAIL OF GRADE AND DIRECTION OF SLOPE
---	---	(APPLIES TO BOTH STREET AND SEWER UNLESS OTHERWISE INDICATED)
---	---	EXISTING GROUND CONTOUR LINE
---	---	PROPOSED / EXISTING STREET LIGHT
---	---	PROPOSED / EXISTING FIRE HYDRANT
---	---	SEWER MAIN
---	---	WATER MAIN

- ALL IMPROVEMENTS SHALL CONFORM TO THE UNIFORM STANDARDS AND SPECIFICATIONS OF CLARK COUNTY, NEVADA.
- UTILITY SERVICES PROVIDED AS FOLLOWS:
WATER: LAS VEGAS VALLEY WATER DISTRICT
SEWER: SOUTHWEST GAS CORPORATION
GAS: CITY OF LAS VEGAS
SOLID WASTE DISPOSAL: SOUTHWEST GAS CORPORATION
TELEPHONE: SOUTHWEST GAS CORPORATION
- UTILITY EASEMENTS TO BE DEDICATED TO RESPECTIVE AGENCIES
- SEWER CONTRIBUTION: (BASED ON 28 LOTS) 0.007 MG/L
AVERAGE DAILY FLOW: 0.0043 MG/L
- BUILDING SETBACKS TO COMPLY WITH CLIFFS EDGE DESIGN GUIDELINES
- STORM WATER TO SURFACE DRAIN ON STREETS
- THIS DEVELOPMENT IS A PORTION OF A MASTER PLAN SHOWN BY CLIFFS EDGE PLANNED AREA
- THIS DEVELOPMENT DOES NOT BE WITHIN A SPECIAL FLOOD HAZARD ZONE AS DESIGNATED BY FEMA, FIRM NO. 17004C1250 E
- ALL INTERIOR SEWER AND WATER MAINS ARE 8" UNLESS OTHERWISE SHOWN
- ALL INTERIOR STREETS ARE PRIVATE 22' WIDE UNLESS OTHERWISE SHOWN
- ALL INTERIOR PROPERTY LINE RADIUS = 20' AT INTERSECTIONS AND 10' EXTERIOR PROPERTY LINE RADIUS
- THIS SUBDIVISION WILL HAVE CORNERS & TO MAINTAIN LANDSCAPING IN PERPETUITY BY THE HOME OWNER'S ASSOCIATION
- COMMON ELEMENTS AND LANDSCAPING WITH CLIFFS EDGE DESIGN GUIDELINES
- THERE ARE NO OBSERVABLE FAULTS OR FISSURES ON OR NEAR THIS SITE
- SEWER, SPRINKLER, OR OTHER INDICATIONS OF HIGH GROUND WATER LEVELS WERE NOT NOTED ON THE SUBJECT PROPERTY
- THE BOUNDARY FOR THIS PROJECT IS FROM SURVEY BOUNDARY
- ALL LOT DIMENSIONS ARE PRELIMINARY AND WILL VARY FROM FINAL MAP
- NO EXISTING STRUCTURES ON SITE LOCATION

NOTE DATA (UNIT: 1 CHAIN)

PROPOSED ZONING	RMD
PUD 203	
GROSS AREA:	7.804 ACRES
NUMBER OF LOTS:	31
PROPOSED DENSITY (CAP=10.0 DU/AC)	2.59 DU/AC
NUMBER OF COMMON ELEMENTS:	2
OPEN SPACE REQUIRED: (21 LOTS x 25 SF)	525 SF
APN#S: 126-13-110-015	
PUD 203	
GROSS AREA:	3.922 ACRES
NUMBER OF LOTS:	11
PROPOSED DENSITY (CAP=10.0 DU/AC)	2.60 DU/AC
NUMBER OF COMMON ELEMENTS:	2
OPEN SPACE REQUIRED: (11 LOTS x 25 SF)	275 SF
APN#S: 126-13-110-015	
TOTAL NUMBER OF COMMON ELEMENTS:	3
TOTAL OPEN SPACE REQUIRED:	800 SF
TOTAL OPEN SPACE PROVIDED:	19,068 SF
TOTAL NUMBER OF LOTS:	32



Call before you Dig
1-800-227-2600
1-702-227-2629

Call before you Underground
1-702-455-7511
1-702-229-5811
LAS VEGAS AREA - CONSTRUCTION TRAFFIC ENTER

BASE OF BEARING
THE BASE OF BEARING FOR THIS PROJECT IS NORTH 09°58'08" EAST BEING THE EAST LINE OF THE NORTHWEST QUARTER (NE 1/4) OF THE SECTION 24, TOWNSHIP 18 SOUTH, RANGE 30 EAST, MERIDIAN, CLARK COUNTY, NEVADA, AS SHOWN ON A RECORD OF SURVEY ON FILE IN THE CLARK COUNTY, NEVADA, RECORDER'S OFFICE IN FILE 123 AT PAGE 32.

PROJECT BENCHMARK
PROJECT DATUM: NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD83)
CLARK COUNTY VERTICAL CONTROL: 1000406
NAVD83 ELEVATION: 785.294 METERS (2578.432 FEET)
RIVET AND SQUARE ALUMINUM PLATE IN A CONCRETE CEMENTER LOCATED 25' SOUTH & 30' EAST OF GRAND CANYON DRIVE AND RED SIGN ABOVE, 1' WEST OF ELECTRICAL MAST.

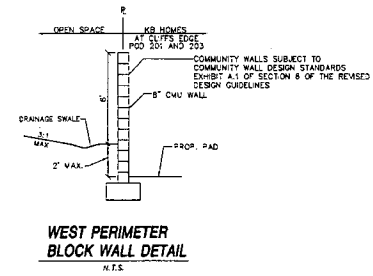
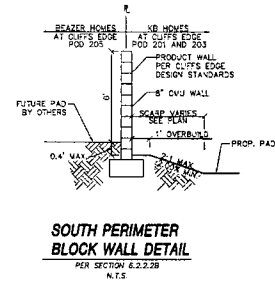
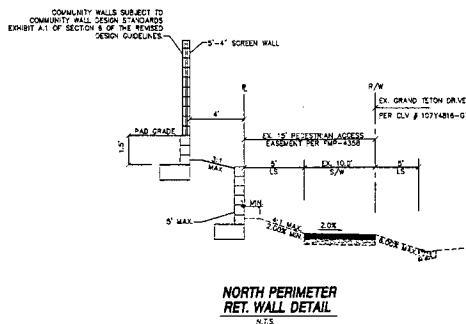
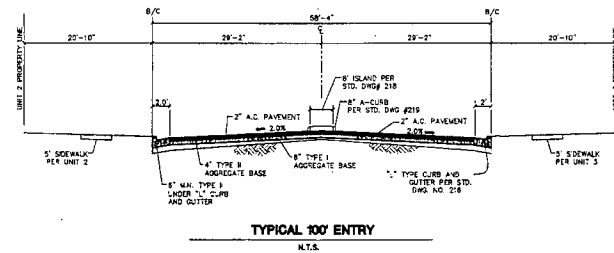
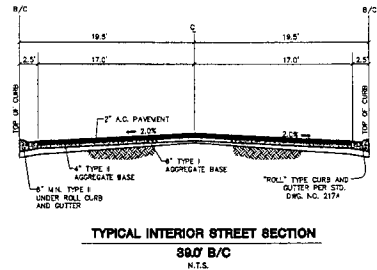
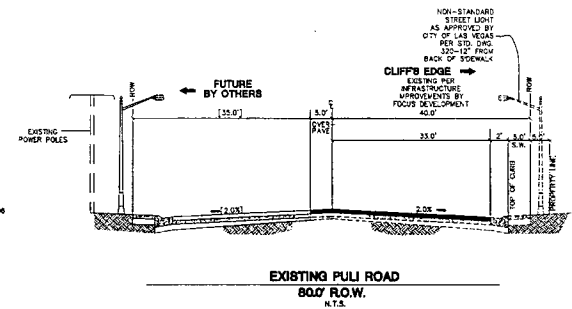
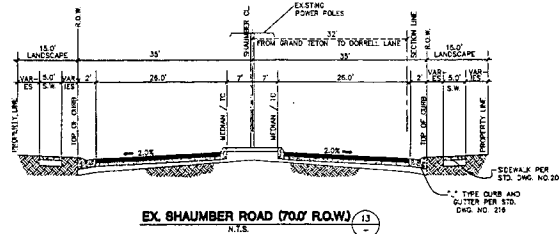
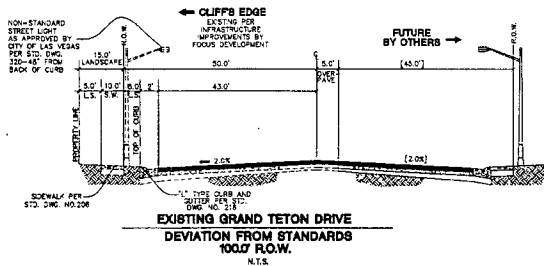
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KB HOME NEVADA Inc.
CITY OF LAS VEGAS
2727 SOUTH PAVILION DRIVE, SUITE 140, LAS VEGAS, NV 89146-1404
PH: (702) 731-2000 FAX: (702) 731-2007
E-MAIL: INFO@KBHOME.COM

TENTATIVE MAP
CLIFFS EDGE
POD 201 & 203
AMENDED UNIT 4

DESIGNED BY: [Signature]
DRAWN BY: [Signature]
CHECKED BY: [Signature]
PROJECT NO.: 126-13-110-015
SCALE: 1"=40' HORIZ. 1"=10' VERT.
DATE: 03/23/07
EXPIRES: 12-31-07
SHEET: TM1
1 OF 6 SHEETS
DRAWING NO.: 126-13-110-015

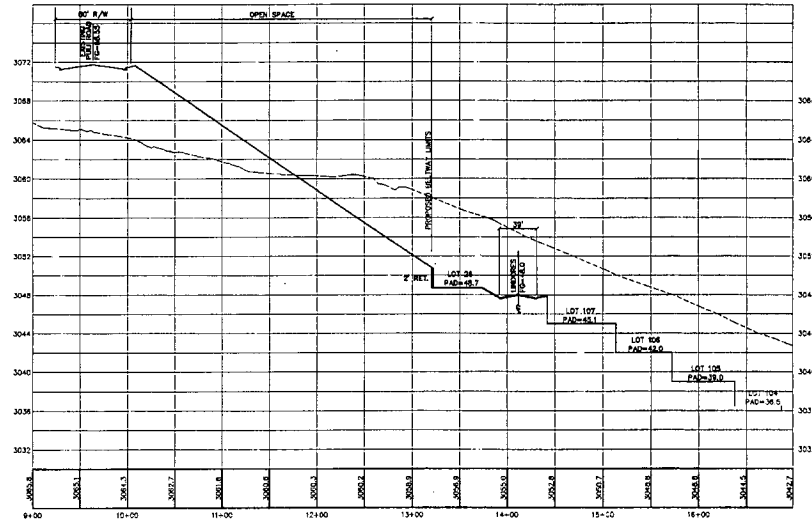


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KB HOME NEVADA INC. 3000 BARRICADE AVE. LAS VEGAS, NV 89118 (702) 298-4400		CITY OF LAS VEGAS 277 SOUTH HARRISON AVENUE LAS VEGAS, NV 89101 PH: (702) 833-1000 FAX: (702) 862-2507
TENTATIVE MAP DETAILS		CLIFFS EDGE POD 201 & 203 AMENDED UNIT 4
DRAWN BY: [] DESIGNED BY: [] CHECKED BY: [] DATE: []	SCALE: 1"=40' HORIZ. 1"=10' VERT.	SHEET: [] OF: 6 DRAWING NO. []

CROSS SECTION A



PROFILE SCALER
HORIZ. = 1"=60'
VERT. = 1"=5'

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TMP-20526
04/26/07 PC

KB HOME NEVADA Inc. 4005 BAKER AVE. LAS VEGAS, NV 89103 (702) 798-8400		CITY OF LAS VEGAS 2777 SOUTH RANCHO BLVD LAS VEGAS, NEVADA 89146 PH: (702) 673-7000 FAX: (702) 387-2587	
TENTATIVE MAP CROSS SECTION A		CLIFF'S EDGE POD 201 & 203 AMENDED UNIT 4	
DESIGNED BY: CHECKED BY: DATE:	EST. NO. EST. NO. EST. NO.	SCALE: 1"=40' HORIZ. 1"=5' VERT.	SHEET TMA 4 OF 6 SHEETS DRAWING NO.
PROJECT NO.			

PROFILE SCALES:
HORIZ. = 1"=60'
VERT. = 1"=6'

REC
MAR 13 2007

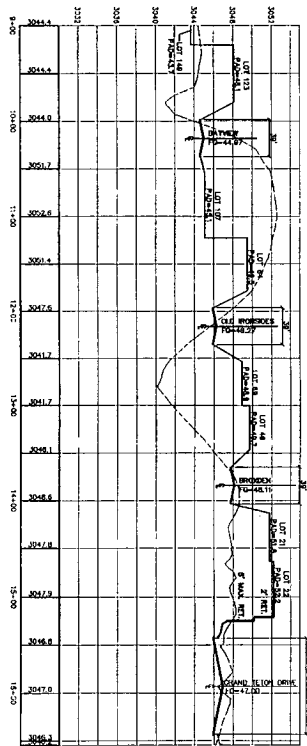
TMP-20526
04/26/07 PC

DRAWN BY: _____		SEP. '98	7
DESIGNED BY: _____		SEP. '98	8
CHECKED BY: _____		SEP. '98	9
IN CHARGE: _____		SEP. '98	10
PROJECT NO. _____		SCALE: _____	11
KIND _____		DATE _____	12

PROFESSIONAL ENGINEER
KENNETH HENSON
 CIVIL
 No. 10639
 EXPIRES 12-31-07

Sheet
5 of 6 SHEETS
 DRAWING NO.

CROSS SECTION D



PROFILE SCALES
HORIZ. = 1"=50'
VERT. = 1"=5'

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TMP-20526

04/26/07 PC

	DRAWN BY: MKG DESIGNED BY: MKG CHECKED BY: RPH PROJECT NO: 8339	DATE: SEP. '08 SCALE: 1"=60' HORIZ. 1"=5' VERT.	TENTATIVE MAP CROSS SECTION D CLIFF'S EDGE POD 201 & 203 AMENDED UNIT 4	KB HOME NEVADA Inc. 5655 SANDURA AVE. LAS VEGAS, NV 89118 (702) 286-8400 CITY OF LAS VEGAS 7777 SOUTH RAINBOW BOULEVARD LAS VEGAS, NEVADA 89148-5148 PH. (702) 873-7500 FAX (702) 382-2587 vtn nevada CONSULTING ENGINEERS • PLANNERS • LAND SURVEYORS	7 6 5 4 3 2 1 REV. DATE BY REVISION
	SHEET 6 OF 16 SHEETS DRAWING TITLE				

