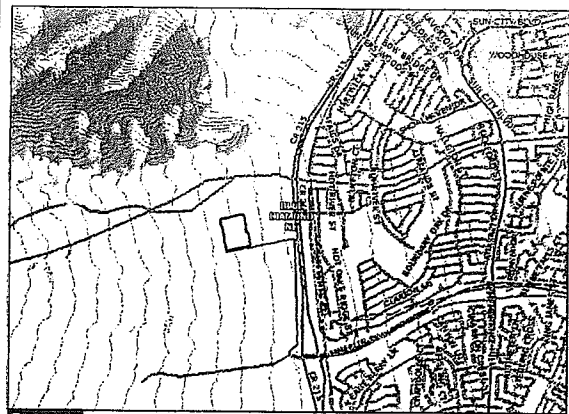




DATE: 11/10/10
 DRAWN BY: MM
 CHECKED BY: [Signature]
 SCALE: 1" = 200'

Undisturbed
 Dessert

Undisturbed
 Dessert

Haul Road - Compacted Asphalt Millings w/ Dust Treat

LEGEND

- 1 - Berm w/ Rip Rap Outfalls
 - 2 - Housekeeping & Dumpsters
 - 3 - 2ndry Containment
 - 4 - Wash Out Pit
 - 5 - Spill Inspect and Clean Up
 - 6 - Treated Haul Road / Trackout
 - 7 - Filtration BMP
 - 8 - Slump Water Pit
 - 9 - Rock Outfall/Erosion BMP
- Water Flow Direction

NOV 10 2010

Crusher & Screen Plant

Berm
 Genset and Fuel Tank
 Barrel Storage

Washout Pit
 Existing
 Stockpile

Parking
 Mixers and Employee

Stockpile Area
 Washed Sand and Rock

Concrete Slab,
 Outroad and Offroad Diesel AST

Guppy Silos
 Cement and Flyash

Concrete Slab,
 Genset
 Concrete Slab,
 Adminstrative Storage

Maint Area, Slab, Oil
 Antifreeze, Rags,
 Garbage Stored Here

Office/Control RM

13714501003
 13722000015

Slump Station
 Water Channel

Slump Station
 Collection Pit

Green Wash Totes

Truck Wash
 Collection Pit

Nat Drainage Ditch

Rip Rap Outfall

Haul Road - Compacted Asphalt Millings w/

T20S R59E Sec 22

**Bardon Materials
 Lake Mead Stockpile
 S&G Processing**

Address
 4040 Frehner Road
 N Las Vegas, NV 89030

Contact
 702.649.6250
 702.649.9275

Address
 4040 Frehner Road
 N Las Vegas, NV 89030

Contact
 702.649.6250
 702.649.9275

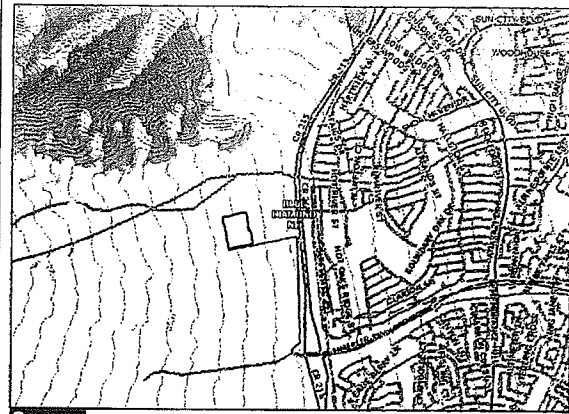
File
 LMsite

Drawn By
 MM

Date
 8.28.06

Description
 Site Plan

CRG-40262



PARSONS
Data was subject to survey.
© 2005/06/06 Twp USA 6.0
www.parsons.com

Undisturbed
Desert

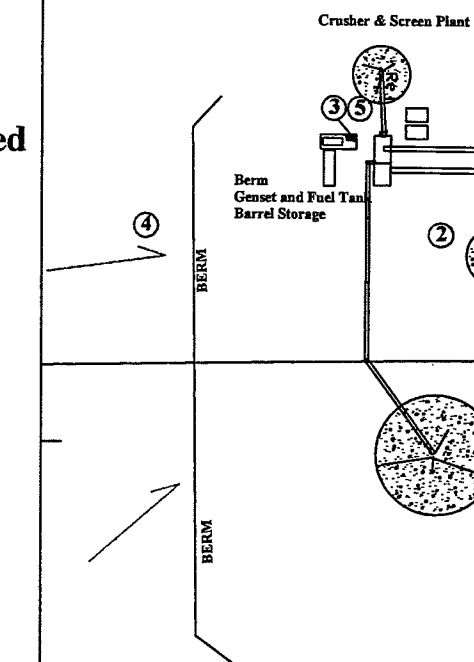
Undisturbed
Desert

Haul Road - Compacted Asphalt Millings w/ Dust Treat

LEGEND

- 1 - Berm w/ Rip Rap Outfalls
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 - 3 - 2ndry Containment
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 - 6 - Treated Haul Road / Trackout
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- Water Flow Direction

NOV 10 2010



Washout Pit
Existing
Stockpile

Parking
Mixers and Employee

Stockpile Area
Washed Sand and Rock

Concrete Slab,
Onroad and Offroad Diesel AST

Concrete Slab,
Genset

Concrete Slab,
Admixture Storage

Guppy Silo,
Cement and Flyash

Maint Area, Slab, Oil
Antifreeze, Regs,
Garbage Stored Here

Office/Control RM

Slump Station
Water Channel

Slump Station
Collection Pit

Green Wash Tubs

Truck Wash
Collection Pit

Nat Drainage Ditch

Rip Rap Outfall

Haul Road - Compacted Asphalt Millings w/

2000

1500

1000

500

CRG-40262

T20S R59E Sec 22

Bardon Materials Lake Mead Stockpile S&G Processing

Address 4040 Frehner Road N Las Vegas, NV 89030		Contact 702.649.6250 702.649.9275	
Address 4040 Frehner Road N Las Vegas, NV 89030		Contact 702.649.6250 702.649.9275	
File LMSite	Drawn By MM	Date 8.28.06	Description Site Plan

NOTES

This map is for assessment use only and does NOT represent a survey.

No liability is assumed for the accuracy of the data delineated herein. Information on roads and other non-assessed parcels may be obtained from the Road Document Listing in the Assessor's Office.

This map is compiled from official records, including surveys and deeds, but only contains the information required for assessment. See the recorded documents for more detailed legal information.

USE THIS SCALE(FEET) WHEN MAP REDUCED FROM 11X17 ORIGINAL

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600

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AVERAGE
QA VALUE
22

ASSESSOR'S PARCELS - CLARK CO., NV.
M. W. Schofield, Assessor

BOOK

T20S R59E

SEC

14

MAP

S 2 SW 4

137-14-4

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Scale:1"=200'

Rev:11/30/06

MAP LEGEND

001

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PB 25-45

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GL5

PARCEL BOUNDARY

SUBD BOUNDARY

ROAD EASEMENT

PM/LD BOUNDARY

NON-PARCEL LOT LINE

MATCH LINE / LEADER LINE

ROAD ID NUMBER

PARCEL NUMBER

ACREAGE

PARCEL SUB/SEQ NUMBER

PLAT RECORDING NUMBER

BLOCK NUMBER

LOT NUMBER

GOV. LOT NUMBER

PT 4

PT 137-14-401-002

PT 137-14-501-004

PT 2

PT 137-

PT 2

PT 137-

PT 4

PM 112-94

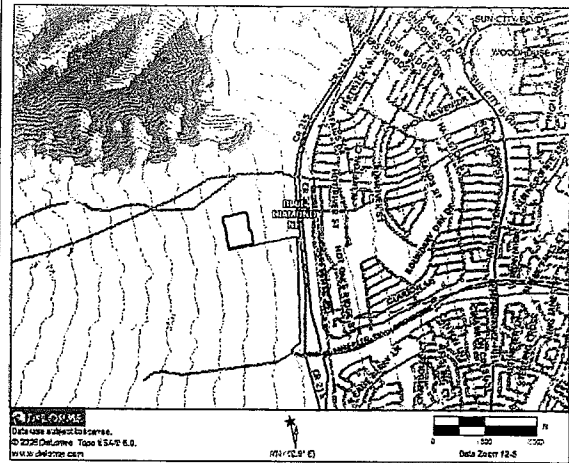
401

002
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NOV 10 2010

CRG-40262

TAX DIST 206



Undisturbed
Dessert

Undisturbed
Dessert

Haul Road - Compacted Asphalt Millings w/ Dust Treat

LEGEND

- 1 - Berm w/ Rip Rap Outfalls
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NOV 10 2010

13714501003
13722000015

Haul Road - Compacted Asphalt Millings w/ Dust Treat

T20S R59E Sec 22

Bardon Materials Lake Mead Stockpile S&G Processing

Address 4040 Frehner Road N Las Vegas, NV 89030		Contact 702.649.6250 702.649.9275	
Address 4040 Frehner Road N Las Vegas, NV 89030		Contact 702.649.6250 702.649.9275	
File	Drawn By	Date	Description
L.Msite	MM	8.28.06	Site Plan

CRG-40262

2000

1500

1000

500

780212

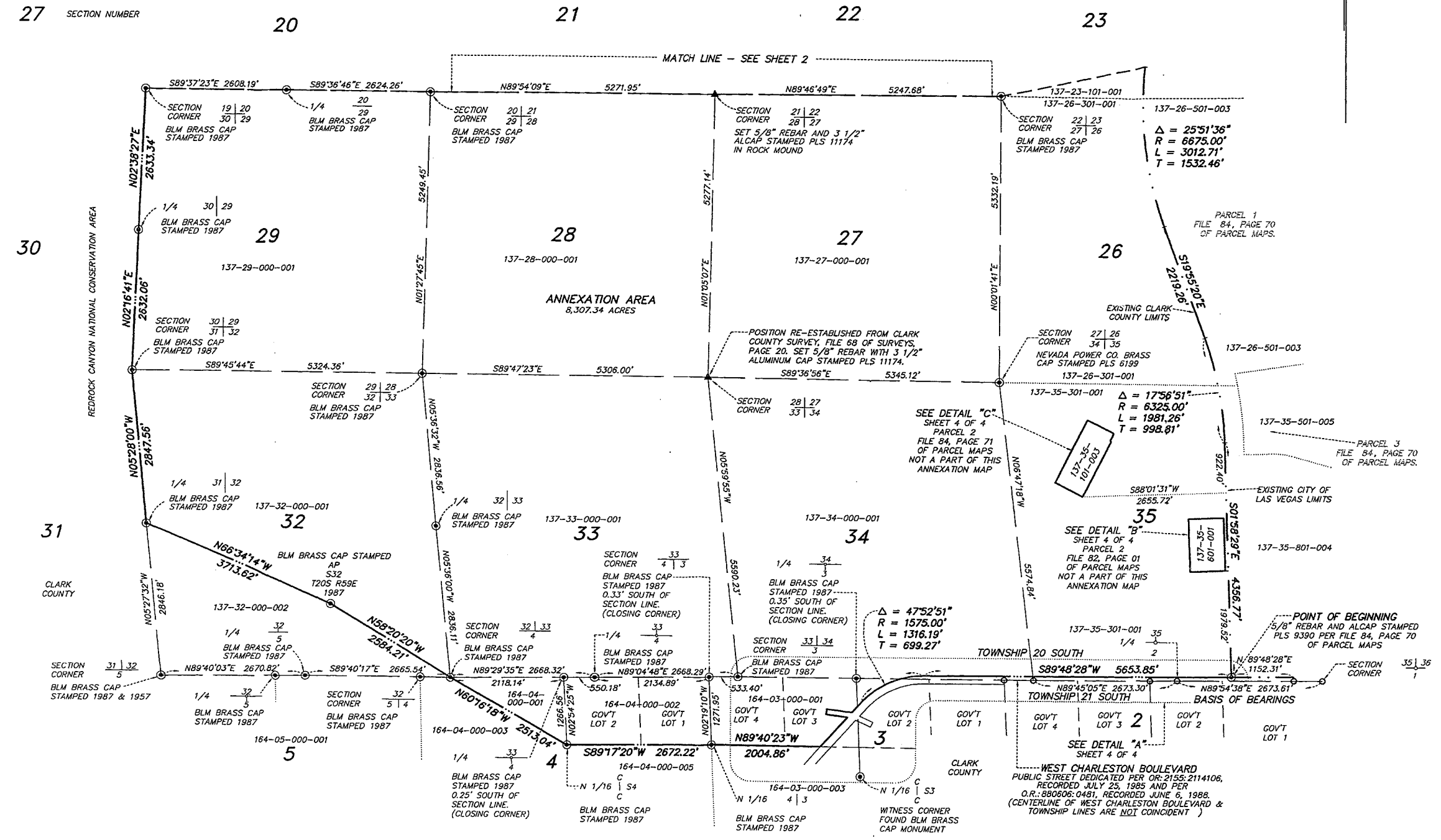
00828

ANNEXATION MAP AMENDED RECORD OF SURVEY

- LEGEND**
- FOUND MONUMENTATION AS SHOWN AND DESCRIBED
 - FOUND NEVADA DEPARTMENT OF TRANSPORTATION BRASS CAP IN WELL
 - ▲ SET 5/8" REBAR AND ALCAP STAMPED PLS 11174
 - BLM BUREAU OF LAND MANAGEMENT
 - .37-33-125-001 ASSESSORS PARCEL NUMBER
 - (R) RADIAL BEARING OR LINE
 - LIMITS OF ANNEXATION TO CITY OF LAS VEGAS
 - EXISTING CITY OF LAS VEGAS LIMITS
 - MATCH LINE
 - SECTION LINE
 - 27 SECTION NUMBER

- REFERENCE MAPS:**
- 1) BLM DEPENDENT RESURVEY - 1987
 - 2) RECORD OF SURVEY FILE 68, PAGE 20
 - 3) RECORD OF SURVEY FILE 80, PAGE 75
 - 4) RECORD OF SURVEY FILE 87, PAGE 73
 - 5) RECORD OF SURVEY FILE 88, PAGE 08
 - 6) PARCEL MAP FILE 84, PAGE 70
 - 7) PARCEL MAP FILE 84, PAGE 71

SCALE: 1" = 1000'



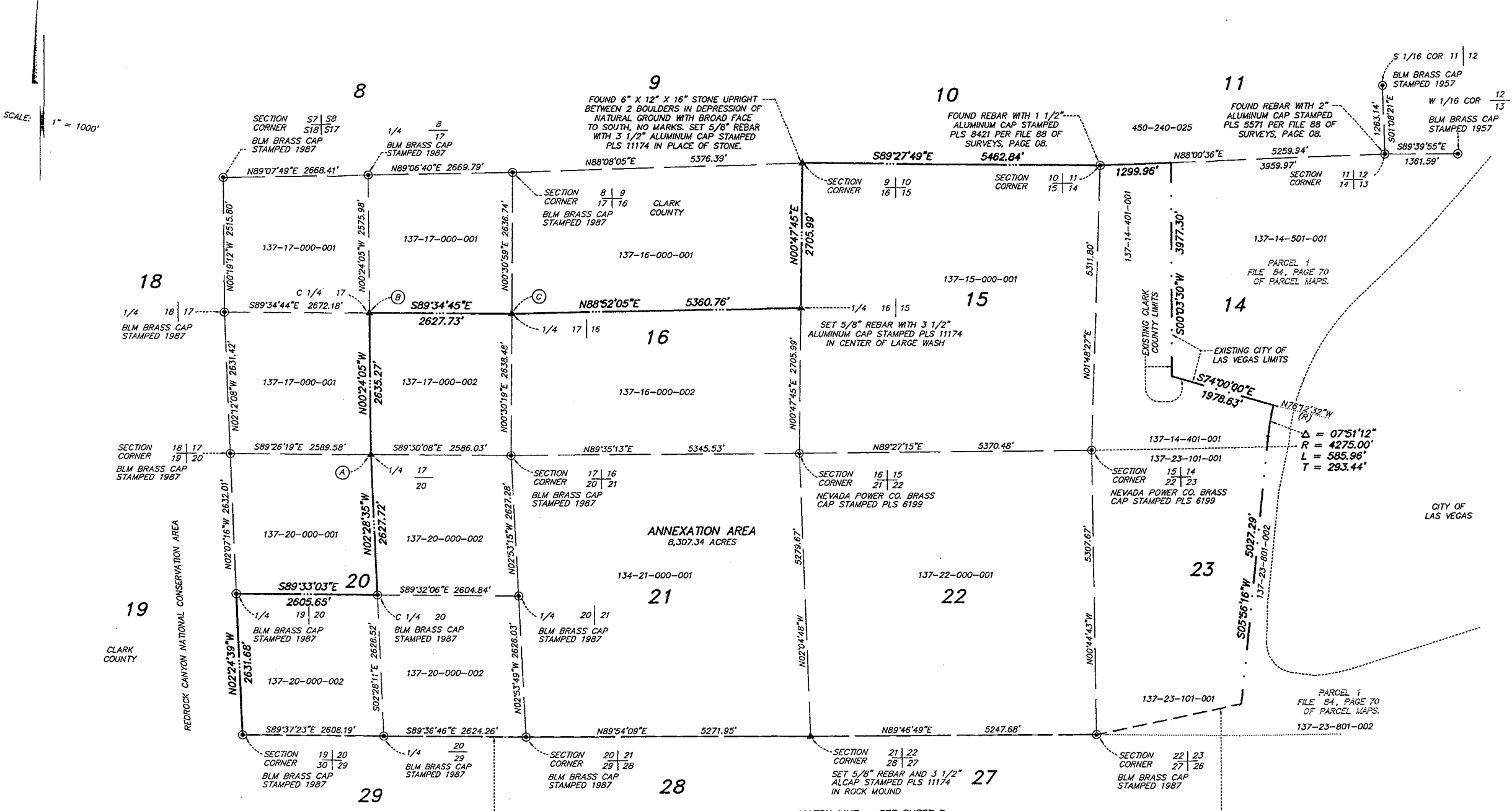
A-0020-96

Eff. 2/28/97

780212

00828

ANNEXATION MAP
AMENDED RECORD OF SURVEY



SCALE: 1" = 1000'

LEGEND

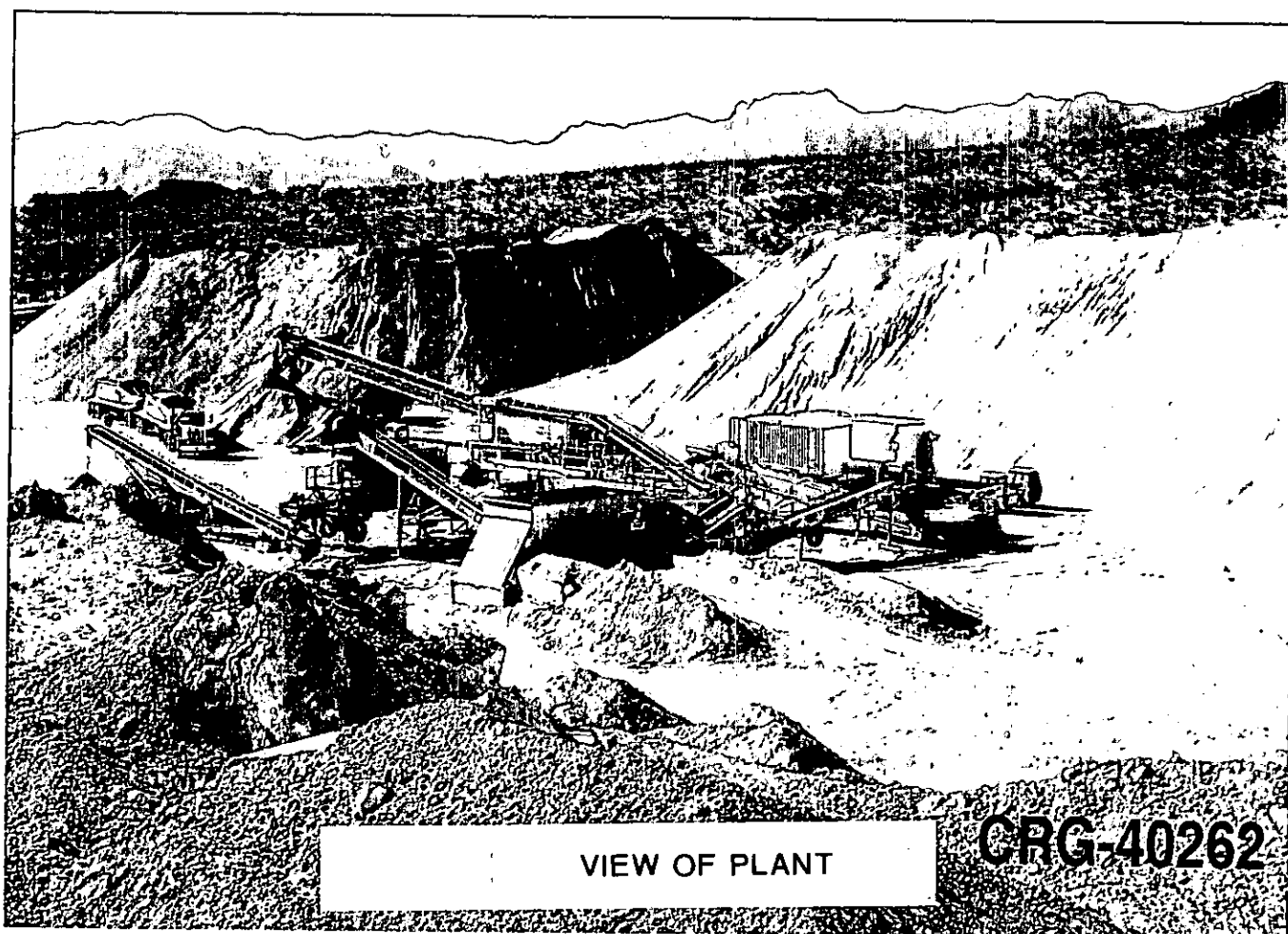
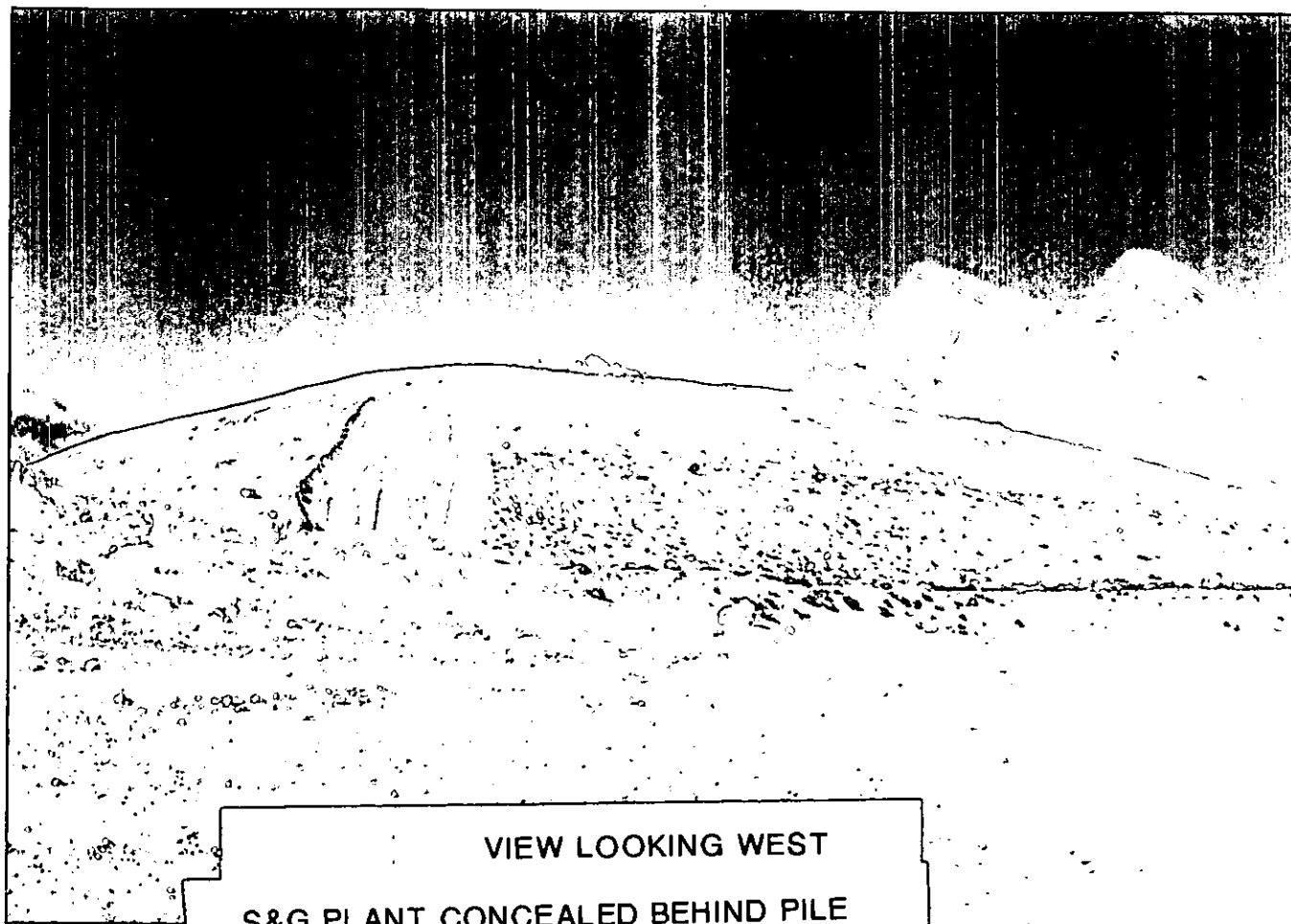
- FOUND MONUMENTATION AS SHOWN AND DESCRIBED
- ▲ SET 5/8" REBAR AND ALCAP STAMPED PLS 11174
- BLM BUREAU OF LAND MANAGEMENT
- 137-20-104-002 ASSESSORS PARCEL NUMBER (TYPICAL)
- (R) RADIAL BEARING OR LINE
- LIMITS OF ANNEXATION TO CITY OF LAS VEGAS
- - - EXISTING CITY OF LAS VEGAS LIMITS
- - - MATCH LINE
- SECTION LINE
- 27 SECTION NUMBER

MONUMENT DESCRIPTIONS:

- (A) FOUND ROCK MOUND WITH DEPRESSIONED CENTER. SET 5/8" REBAR WITH 3 1/2" ALUMINUM CAP STAMPED PLS 11174 IN CENTER OF MOUND.
- (B) FOUND EVIDENCE OF BLM MONUMENT REMOVAL. SET 5/8" REBAR WITH 3 1/2" ALUMINUM CAP STAMPED PLS 11174 IN CENTER OF HOLE IN ROCK CASE.
- (C) FOUND EVIDENCE OF BLM MONUMENT REMOVAL. SET 5/8" REBAR WITH 3 1/2" ALUMINUM CAP STAMPED PLS 11174 IN CENTER OF HOLE SURROUNDED BY ROCK MOUND.

REFERENCE MAPS:

- 1) BLM DEPENDENT RESURVEY - 1987
- 2) RECORD OF SURVEY FILE 68, PAGE 20
- 3) RECORD OF SURVEY FILE 80, PAGE 75
- 4) RECORD OF SURVEY FILE 87, PAGE 73
- 5) RECORD OF SURVEY FILE 88, PAGE 08
- 6) PARCEL MAP FILE 84, PAGE 70
- 7) PARCEL MAP FILE 84, PAGE 71



Search

Display Options

Tools

Points of Interest

Resources

Tools

Search

Select Property

Drawing / Measure

Export Map

Buffer

Information

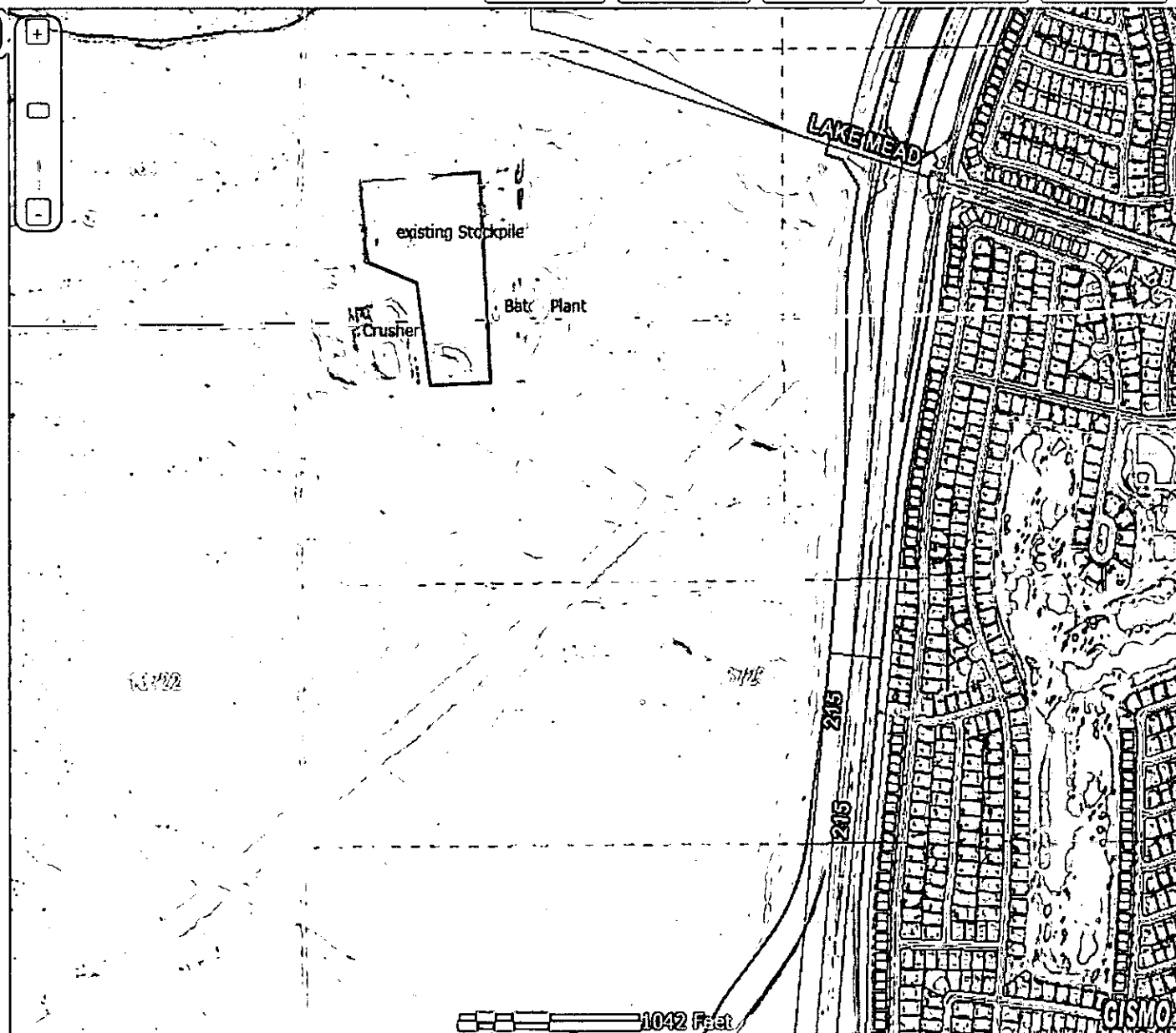
Current Tool: Pan

Coordinates in State Plane ft

X: 723009 Y: 26776325

Flight Date: Most Current Flight

Current View: Assessor Map



NOV 10 2010

CRG-40262

11/8/2010

[illegible]



DEVELOPMENT SERVICES CENTER

731 S. Fourth Street
Las Vegas, NV 89101

Voice: 702-229-6301
Fax: 702-474-0352
TTY: 702-386-9108

www.lasvegasnevada.gov

February 23, 2011

Mr. Glen Lowrimore
Howard Hughes Company, LLC
10000 West Charleston Boulevard
Las Vegas, Nevada 89145

Re: CRG-40262 - CITY REFERRAL GROUP

Dear Mr. Lowrimore:

Your request for a Summerlin Site Development Plan Review Request for an Extension of Time of a previously approved Summerlin Site Development Plan Review (CRG-16616) FOR A PROPOSED AGGREGATE PROCESSING BATCH PLANT on 20.00 acres located approximately one-quarter mile west of the 215 Beltway and 800 feet south of Lake Mead Boulevard (portions of APNs 137-14-401-002 and 137-22-000-015), PC (Planned Community) Zone, Ward 2 (Wolfson), was considered by the City Referral Group on December 15, 2010.

The City Referral Group **APPROVED** your request subject to the following:

Planning and Development

1. Conformance to the Conditions of Approval for Summerlin Site Development Plan Review (CRG-16616).
2. Conformance to the requirements and conditions of the Summerlin Non-Residential Design Review Committee (SNRDRC) addressed in a letter dated stamped 02/23/2011.
3. This Extension of Time will expire and the existing use shall cease on 12/19/12, unless an Extension of Time is granted by the City Referral Group.
4. All development shall be in conformance with the site plan date stamped 11/19/10, except as amended by conditions herein.
5. All City Code requirements and design standards of all City Departments must be satisfied, except as modified herein.

Mayor
Oscar B. Goodman

City Council
Gary Reese
(Mayor Pro Tem)
Steve Wolfson
Lois Tarkanian
Steven D. Ross
Ricki Y. Barlow
Stavros S. Anthony
City Manager
Elizabeth N. Fretwell



Mr. Glen Lowrimore
CRG-40262 - Page Two
February 23, 2011

This action by the City Referral Group on December 15, 2010 is final unless a written appeal is filed with the Director of the Department of Planning within ten (10) days of the date of this letter.

Sincerely,

A handwritten signature in black ink, appearing to read "Swanton".

Steve Swanton, AICP
Senior Planner
Department of Planning
Case Planning Division

SS:clb

cc: Mr. Mark Miller
Aggregate Industries SWR
3101 East Craig Road
North Las Vegas, Nevada 89030

The Howard Hughes Corporation
Summerlin
10000 W. Charleston Boulevard
Suite 200
Las Vegas, Nevada 89135

T 702.791.4000
F 702.791.4486
Kevin.orrock@howardhughes.com

Kevin T. Orrock
President - Summerlin
EVP, Master Planned
Communities

Steve Swanton, AICP
Senior Planner
City of Las Vegas Development Services
731 South Fourth Street
Las Vegas, NV 89101

Subject: Aggregate Industries S&G and Batch Plant
Lake Mead Stockpile CRG 38368

Dear Mr. Swanton:

Howard Hughes Corporation has reviewed the draft conditions of the above referenced CRG approval letter. The Summerlin Design Review Committee is in agreement with the conditions as written. Further, Howard Hughes Corporation approves the extension of time of this land use application for an additional two (2) years.

Please contact the undersigned if there are any questions.

Sincerely,



Kevin T. Orrock
Executive Vice President
Howard Hughes Corporation

RECEIVED
FEB 23 2011

CITY OF LAS VEGAS

CITY REFERRAL GROUP COMMENT FORM

Roger Bailey	DEVCO – Public Works
Mary Wulff	Right-of-Way – Public Works
Albert Sung	Flood Control – Public Works
Rick Schroder	Traffic Engineering – Public Works
Tim Parks	Sanitary Sewers – Public Works
Ozzie Mirkhah	Fire Protection Engineering
David Guerra	Land Development
Rod Clark	Plans Check
Krystell Klinger	Council Liaison

DRAFT



Planning and Development Department

Current Planning Division

731 South Fourth Street

Las Vegas, Nevada 89101

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

CRG-40262 - CITY REFERRAL GROUP - NON-PUBLIC HEARING - APPLICANT:
AGGREGATE INDUSTRIES SWR - OWNER: HOWARD HUGHES CORPORATION -

Request for an Extension of Time of a previously approved Summerlin Site Development Plan Review (CRG-16616) FOR A PROPOSED AGGREGATE PROCESSING BATCH PLANT on 20.00 acres located approximately one-quarter mile west of the 215 Beltway and 800 feet south of Lake Mead Boulevard (portions of APNs 137-14-401-002 and 137-22-000-015), PC (Planned Community) Zone, Ward 2 (Wolfson).

CITY REFERRAL GROUP: DECEMBER 15, 2010

CASE PLANNER: STEVE SWANTON



ADMINISTRATIVE

Comments Due:

DECEMBER 6, 2010

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 Steve Swanton (sswanton@lasvegasnevadaa.gov), the person 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:

December 8, 2010

CORRECTED LETTER

Mr. Glen Lowrimore
Howard Hughes Company, LLC
10000 West Charleston Boulevard
Las Vegas, Nevada 89145

73490

Re: CRG-40262 - CITY REFERRAL GROUP

Dear Mr. Lowrimore:

Your request for a Summerlin Site Development Plan Review Request for an Extension of Time of a previously approved Summerlin Site Development Plan Review (CRG-16616) FOR A PROPOSED AGGREGATE PROCESSING BATCH PLANT on 20.00 acres located approximately one-quarter mile west of the 215 Beltway and 800 feet south of Lake Mead Boulevard (portions of APNs 137-14-401-002 and 137-22-000-015), PC (Planned Community) Zone, Ward 2 (Wolfson), will be considered by the City Referral Group on ***Wednesday, December 15, 2010*** at 2:00 p.m. at the Development Services Center, 731 South Fourth Street, Conference Room 2C.

Please plan to attend. If you have any questions or cannot attend the meeting please call me at 702.229.4717.

Sincerely,

Steve Swanton, AICP
Senior Planner
Planning and Development Department
Case Planning Division

SS:clb

cc: Mr. Mark Miller
Aggregate Industries SWR
3101 East Craig Road
North Las Vegas, Nevada 89030

November 22, 2010

Mr. Glen Lowrimore
Howard Hughes Company, LLC
10000 West Charleston Boulevard
Las Vegas, Nevada 89145

Re: CRG-38368 - CITY REFERRAL GROUP

Dear Mr. Lowrimore:

Your request for a Summerlin Site Development Plan Review Request for an Extension of Time of a previously approved Summerlin Site Development Plan Review (CRG-16616) FOR A PROPOSED AGGREGATE PROCESSING BATCH PLANT on 20.00 acres located approximately one-quarter mile west of the 215 Beltway and 800 feet south of Lake Mead Boulevard (portions of APNs 137-14-401-002 and 137-22-000-015), PC (Planned Community) Zone, Ward 2 (Wolfson), will be considered by the City Referral Group on ***Wednesday, December 15, 2010*** at 2:00 p.m. at the Development Services Center, 731 South Fourth Street, Conference Room 2C.

Please plan to attend. If you have any questions or cannot attend the meeting please call me at 702.229.4717.

Sincerely,

Steve Swanton, AICP
Senior Planner
Planning and Development Department
Case Planning Division

SS:clb

cc: Mr. Mark Miller
Aggregate Industries SWR
3101 East Craig Road
North Las Vegas, Nevada 89030

City of Las Vegas

AGENDA MEMO

CITY REFERRAL GROUP MEETING DATE: DECEMBER 15, 2010

DEPARTMENT: PLANNING AND DEVELOPMENT

ITEM DESCRIPTION: APPLICANT: AGGREGATE INDUSTRIES SWR - OWNER:
HOWARD HUGHES CORPORATION

** STAFF RECOMMENDATION(S) **

CASE NUMBER	RECOMMENDATION	REQUIRED FOR APPROVAL
CRG-40262	Staff recommends APPROVAL, subject to conditions:	

** CONDITIONS **

CRG-40262 CONDITIONS

Planning and Development

1. Conformance to the Conditions of Approval for Summerlin Site Development Plan Review (CRG-16616).
2. Conformance to the requirements and conditions of the Summerlin Non-Residential Design Review Committee (SNRDRC) addressed in a letter dated XX/XX/10.
3. This Extension of Time will expire and the existing use shall cease on 12/15/12, unless an Extension of Time is granted by the City Referral Group.
4. All development shall be in conformance with the site plan date stamped 11/19/10, except as amended by conditions herein.
5. All City Code requirements and design standards of all City Departments must be satisfied, except as modified herein.

Staff Report Page One
December 15, 2010 - City Referral Group

**** STAFF REPORT ****

APPLICANT:	Aggregate Industries SWR
LOCATION:	Summerlin West, Village 22, approximately one quarter mile west of Clark County Highway 215 and 800 feet south of Lake Mead Boulevard.

PROJECT DESCRIPTION

The subject 20-acre site includes an existing Aggregate Processing Batch Plant used for stockpiling of sand and gravel for ongoing construction in Summerlin. The site has been in operation since 2008. There are no buildings or structures on the site associated with this use; however, the site does contain portable processing and storage equipment. A crusher and screening plant is located west of the stockpile and is screened from views to the west of Clark County 215. An Extension of Time (EOT-31236) was granted for operation of the use until November 19, 2010; however, the applicant requests that two additional years be allowed due to slowdown in the pace of material exportation to other sites resulting from a reduced demand in the construction market. No complaints have been filed regarding the operation, and the applicant has complied with all previous conditions of approval. Staff therefore recommends approval. If denied by the City Referral Group, the use shall cease operations immediately.

ISSUES

- This is the applicant's second Extension of Time request for the existing Aggregate Processing Batch Plant.
- Operations would have expired 11/19/10 without the Extension of Time request, which was filed 11/19/10.

BACKGROUND INFORMATION

<i>Related Relevant City Actions by P&D, Fire, Bldg., etc</i>	
01/27/97	The City Council approved the Annexation (A-0020-96) of 8,318 acres generally located west of Clark County 215 between Charleston Boulevard and Cheyenne Avenue, containing a portion of the subject site. The Planning Commission and staff recommended approval. The effective date was 02/28/97.
	The City Council approved a Development Agreement (DA-0001-96) for Summerlin West, generally located west of Clark County 215 between Charleston Boulevard and Cheyenne Avenue. The Planning Commission and staff recommended approval. The Development Agreement and related documents were recorded 11/21/97.

	The City Council approved a General Plan Amendment (GPA-0052-96) to amend the Southwest Sector of the General Plan to add property generally located west of Clark County 215 between Charleston Boulevard and Cheyenne Avenue and designate it R (Rural Density Residential), ML (Medium-Low Density Residential), SC (Service Commercial), GC (General Commercial), P (Parks/Recreation/Open Space), S (School) and PF (Public Facilities). The Planning Commission and staff recommended approval. The City Council approved a Rezoning (Z-0119-96) from N-U (Non-Urban) to P-C (Planned Community) on 8,318 acres generally located west of Clark County 215 between Charleston Boulevard and Cheyenne Avenue. The Planning Commission and staff recommended approval.
09/15/04	The City Council adopted the revised Summerlin Development Standards Manual (DIR-3934). The Planning Commission recommended approval; staff had no recommendation.
11/09/05	The City Referral Group (CRG) approved a request for a Summerlin Site Development Plan Review (CRG-9964) for a proposed temporary Aggregate Processing Batch Plant located approximately 0.3 miles south of the intersection of Clark County 215 and Cheyenne Avenue. Staff recommended approval.
06/21/06	The CRG approved a request for a Review of Condition (ROC-14019) to amend the approval of a temporary Aggregate Processing Batch Plant (CRG-9964) to extend hours of operation. Staff recommended approval.
10/06/06	The CRG approved a request for a Summerlin Site Development Plan Review (CRG-16616) for a proposed Aggregate Processing Batch Plant on 20.00 acres located approximately one-quarter mile west of Clark County 215 and 800 feet south of Lake Mead Boulevard. Staff recommended approval.
11/19/08	The CRG approved a request for a two-year Extension of Time (CRG-31236) for an existing Aggregate Processing Batch Plant on 20.00 acres located approximately one-quarter mile west of Clark County 215 and 800 feet south of Lake Mead Boulevard.

Most Recent Change of Ownership

12/18/97	A deed was recorded for a change in ownership.
----------	--

Related Building Permits/Business Licenses

There are no related building permits or licenses on file for the subject site.

Pre-Application Meeting

11/17/10	A pre-application meeting was conducted via phone with the applicant to discuss submittal requirements for a City Referral Group review.
----------	--

Details of Application Request

Site Area	
Gross Acres	20.00

<i>Surrounding Property</i>	<i>Existing Land Use Per SDS</i>	<i>Planned or Special Land Use Designation</i>	<i>Existing Zoning District</i>
Subject Property	Aggregate Processing Batch Plant	Non-designated (Village 22)	P-C (Planned Community)
North	Undeveloped	SF3 (Single Family Detached) (Village 26)	P-C (Planned Community)
South	Undeveloped	Non-designated (Village 22)	P-C (Planned Community)
East	Clark County 215	ROW (Right-of-Way)	ROW (Right-of-Way)
West	Undeveloped	Undeveloped (Village 27)	P-C (Planned Community)

<i>Master Plan Areas</i>	<i>Yes</i>	<i>No</i>	<i>Compliance</i>
Master Plan Area			
Summerlin West	X		Y
Special Purpose and Overlay Districts	<i>Yes</i>	<i>No</i>	<i>Compliance</i>
Special Purpose and Overlay Districts			
P-C (Planned Community) District	X		Y
Trails		X	N/A
Development Impact Notification Assessment		X	N/A
Project of Regional Significance		X	N/A

DEVELOPMENT STANDARDS

Development standards for the subject site were determined through a previously approved Summerlin Site Development Review (CRG-16616) with the approval of the Summerlin Design Review Committee.

Pursuant to the Summerlin Development Standards Manual Subsection 3, parking requirements for the Aggregate Processing Batch Plant shall be determined by the Director of Planning and Development based on the requirements for the closest comparable use and on the particular parking demand and trip generation characteristics of the use. The subject site provides 28 parking spaces for employees and mixers, which is adequate to serve the demands of this use.

ANALYSIS

The existing Aggregate Processing Batch Plant is permitted anywhere within the P-C (Planned Community) District without a Special Use Permit subject to conformance to the standards set forth in the Summerlin Development Standards Manual, Subsection 2.

The Summerlin Design Review Committee has indicated that it has no objection to the extension of this project.

The applicant has indicated that similar measures to mitigate noise, visual intrusion and surface disturbance will continue to be implemented during operation of the batch plant. The hours of operation will remain as stipulated by Condition #2 of CRG-16616. The applicant complies with current permits for dust control, stormwater, air quality and control of hazardous materials. No complaints have been filed by citizens or agencies in connection with the batch plant. Additionally, no future development is proposed for the surrounding area at this time.

FINDINGS

Staff recommends approval of the two-year Extension of Time, as long as all previously imposed conditions of approval for CRG-16616 are adhered to. The use will expire two years from approval unless another Extension of Time is granted by the City Referral Group.

APPROVALS 0

PROTESTS 0

City of Las Vegas

AGENDA MEMO

DRAFT

CITY REFERRAL GROUP MEETING DATE: DECEMBER 15, 2010

DEPARTMENT: PLANNING AND DEVELOPMENT

**ITEM DESCRIPTION: APPLICANT: AGGREGATE INDUSTRIES SWR - OWNER:
HOWARD HUGHES CORPORATION**

**** STAFF RECOMMENDATION(S) ****

<i>CASE NUMBER</i>	<i>RECOMMENDATION</i>	<i>REQUIRED FOR APPROVAL</i>
CRG-40262	Staff recommends APPROVAL, subject to conditions:	

**** CONDITIONS ****

CRG-40262 CONDITIONS

Planning and Development

1. Conformance to the Conditions of Approval for Summerlin Site Development Plan Review (CRG-16616).
2. This Extension of Time will expire and the existing use shall cease on 12/15/12, unless an Extension of Time is granted by the City Referral Group.
3. All development shall be in conformance with the site plan date stamped 11/19/10, except as amended by conditions herein.
4. All City Code requirements and design standards of all City Departments must be satisfied, except as modified herein.

TRAFFIC

**** STAFF REPORT ****

APPLICANT:	Aggregate Industries SWR
LOCATION:	Summerlin West, Village 22, approximately one quarter mile west of Clark County Highway 215 and 800 feet south of Lake Mead Boulevard.

PROJECT DESCRIPTION

The subject 20-acre site includes an existing Aggregate Processing Batch Plant used for stockpiling of sand and gravel for ongoing construction in Summerlin. The site has been in operation since 2008. There are no buildings or structures on the site associated with this use; however, the site does contain portable processing and storage equipment. A crusher and screening plant is located west of the stockpile and is screened from views to the west of Clark County 215. An Extension of Time (EOT-31236) was granted for operation of the use until November 19, 2010; however, the applicant requests that two additional years be allowed due to slowdown in the pace of material exportation to other sites resulting from a reduced demand in the construction market. No complaints have been filed regarding the operation, and the applicant has complied with all previous conditions of approval. Staff therefore recommends approval. If denied by the City Referral Group, the use shall cease operations immediately.

ISSUES

- This is the applicant's second Extension of Time request for the existing Aggregate Processing Batch Plant.
- Operations would have expired 11/19/10 without the Extension of Time request, which was filed 11/19/10.

BACKGROUND INFORMATION

<i>Related Relevant City Actions by P&D, Fire, Bldg., etc</i>	
01/27/97	The City Council approved the Annexation (A-0020-96) of 8,318 acres generally located west of Clark County 215 between Charleston Boulevard and Cheyenne Avenue, containing a portion of the subject site. The Planning Commission and staff recommended approval. The effective date was 02/28/97.
	The City Council approved a Development Agreement (DA-0001-96) for Summerlin West, generally located west of Clark County 215 between Charleston Boulevard and Cheyenne Avenue. The Planning Commission and staff recommended approval. The Development Agreement and related documents were recorded 11/21/97.

<i>Surrounding Property</i>	<i>Existing Land Use Per SDS</i>	<i>Planned or Special Land Use Designation</i>	<i>Existing Zoning District</i>
Subject Property	Aggregate Processing Batch Plant	Non-designated (Village 22)	P-C (Planned Community)
North	Undeveloped	SF3 (Single Family Detached) (Village 26)	P-C (Planned Community)
South	Undeveloped	Non-designated (Village 22)	P-C (Planned Community)
East	Clark County 215	ROW (Right-of-Way)	ROW (Right-of-Way)
West	Undeveloped	Undeveloped (Village 27)	P-C (Planned Community)

<i>Master Plan Areas</i>	<i>Yes</i>	<i>No</i>	<i>Compliance</i>
Master Plan Area			
Summerlin West	X		Y
Special Purpose and Overlay Districts	<i>Yes</i>	<i>No</i>	<i>Compliance</i>
Special Purpose and Overlay Districts			
P-C (Planned Community) District	X		Y
Trails		X	N/A
Development Impact Notification Assessment		X	N/A
Project of Regional Significance		X	N/A

DEVELOPMENT STANDARDS

Development standards for the subject site were determined through a previously approved Summerlin Site Development Review (CRG-16616) with the approval of the Summerlin Design Review Committee.

Pursuant to the Summerlin Development Standards Manual Subsection 3, parking requirements for the Aggregate Processing Batch Plant shall be determined by the Director of Planning and Development based on the requirements for the closest comparable use and on the particular parking demand and trip generation characteristics of the use. The subject site provides 28 parking spaces for employees and mixers, which is adequate to serve the demands of this use.

ANALYSIS

The existing Aggregate Processing Batch Plant is permitted anywhere within the P-C (Planned Community) District without a Special Use Permit subject to conformance to the standards set forth in the Summerlin Development Standards Manual, Subsection 2.

The Summerlin Design Review Committee has indicated that it has no objection to the extension of this project.

	The City Council approved a General Plan Amendment (GPA-0052-96) to amend the Southwest Sector of the General Plan to add property generally located west of Clark County 215 between Charleston Boulevard and Cheyenne Avenue and designate it R (Rural Density Residential), ML (Medium-Low Density Residential), SC (Service Commercial), GC (General Commercial), P (Parks/Recreation/Open Space), S (School) and PF (Public Facilities). The Planning Commission and staff recommended approval. The City Council approved a Rezoning (Z-0119-96) from N-U (Non-Urban) to P-C (Planned Community) on 8,318 acres generally located west of Clark County 215 between Charleston Boulevard and Cheyenne Avenue. The Planning Commission and staff recommended approval.
09/15/04	The City Council adopted the revised Summerlin Development Standards Manual (DIR-3934). The Planning Commission recommended approval; staff had no recommendation.
11/09/05	The City Referral Group (CRG) approved a request for a Summerlin Site Development Plan Review (CRG-9964) for a proposed temporary Aggregate Processing Batch Plant located approximately 0.3 miles south of the intersection of Clark County 215 and Cheyenne Avenue. Staff recommended approval.
06/21/06	The CRG approved a request for a Review of Condition (ROC-14019) to amend the approval of a temporary Aggregate Processing Batch Plant (CRG-9964) to extend hours of operation. Staff recommended approval.
10/06/06	The CRG approved a request for a Summerlin Site Development Plan Review (CRG-16616) for a proposed Aggregate Processing Batch Plant on 20.00 acres located approximately one-quarter mile west of Clark County 215 and 800 feet south of Lake Mead Boulevard. Staff recommended approval.
11/19/08	The CRG approved a request for a two-year Extension of Time (CRG-31236) for an existing Aggregate Processing Batch Plant on 20.00 acres located approximately one-quarter mile west of Clark County 215 and 800 feet south of Lake Mead Boulevard.

Most Recent Change of Ownership

12/18/97	A deed was recorded for a change in ownership.
----------	--

Related Building Permits/Business Licenses

There are no related building permits or licenses on file for the subject site.

Pre-Application Meeting

11/16/09	A pre-application meeting was not necessary for this application, nor was one held.
----------	---

A pre-application was conducted via phone with the applicant to discuss submittal requirements for a CRG review.

Details of Application Request

Site Area	
Gross Acres	20.00

The applicant has indicated that similar measures to mitigate noise, visual intrusion and surface disturbance will continue to be implemented during operation of the batch plant. The hours of operation will remain as stipulated by Condition #2 of CRG-16616. The applicant complies with current permits for dust control, stormwater, air quality and control of hazardous materials. No complaints have been filed by citizens or agencies in connection with the batch plant. Additionally, no future development is proposed for the surrounding area at this time.

FINDINGS

Staff recommends approval of the two-year Extension of Time, as long as all previously imposed conditions of approval for CRG-16616 are adhered to. The use will expire two years from approval unless another Extension of Time is granted by the City Referral Group.

APPROVALS 0

PROTESTS 0

Memorandum

City of Las Vegas
Department of Public Works
Development Coordination

To: Department of Planning and Development
From: Bart Anderson, Manager, Development Coordination, Department of Public Works *BA*
CC: Nancy Almanzan, Right-of-Way; Tom Hayes, Land Development; O. C. White, Traffic Engineering; Alan Riekkilä, Survey (FM, PM, & A's only)
Date: November 29, 2010
Re: **CRG-40262** Aggregate Industries SWR S. and W. of Lake Mead Blvd. & 215 Beltway
Request for an Extension of Time of a previously approved Summerlin Site Development Plan Review (CRG-16616)

COMMENTS:

We have no objection to the request for a Summerlin Site Development Plan Review for an Extension of Time for an existing aggregate processing batch plant on 20 acres of property located approximately one-quarter mile west of the 215 Beltway and 800 feet south of Lake Mead Boulevard, as long as all previously imposed conditions of approval for Summerlin Site Development Plan Review CRG-16616 and all subsequent site-related conditions of approval are ultimately complied with.



December 8, 2010

CORRECTED LETTER

Mr. Glen Lowrimore
Howard Hughes Company, LLC
10000 West Charleston Boulevard
Las Vegas, Nevada 89145

Re: CRG-40262 - CITY REFERRAL GROUP

Dear Mr. Lowrimore:

Your request for a Summerlin Site Development Plan Review Request for an Extension of Time of a previously approved Summerlin Site Development Plan Review (CRG-16616) FOR A PROPOSED AGGREGATE PROCESSING BATCH PLANT on 20.00 acres located approximately one-quarter mile west of the 215 Beltway and 800 feet south of Lake Mead Boulevard (portions of APNs 137-14-401-002 and 137-22-000-015), PC (Planned Community) Zone, Ward 2 (Wolfson), will be considered by the City Referral Group on ***Wednesday, December 15, 2010*** at 2:00 p.m. at the Development Services Center, 731 South Fourth Street, Conference Room 2C.

Please plan to attend. If you have any questions or cannot attend the meeting please call me at 702.229.4717.

Sincerely,

Steve Swanton, AICP
Senior Planner
Planning and Development Department
Case Planning Division

SS:clb

cc: Mr. Mark Miller
Aggregate Industries SWR
3101 East Craig Road
North Las Vegas, Nevada 89030

Mayor
Oscar B. Goodman

City Council
Gary Reese
(Mayor Pro Tem)
Steve Wolfson
Lois Tarkanian
Steven D. Ross
Ricki Y. Barlow
Stavros S. Anthony

City Manager
Elizabeth N. Fretwell



PLANNING & DEVELOPMENT



DEVELOPMENT SERVICES CENTER

731 S. Fourth Street
Las Vegas, NV 89101

Voice: 702-229-6301
Fax: 702-474-0352
TTY: 702-386-9108

www.lasvegasnevada.gov

November 22, 2010

Mr. Glen Lowrimore
Howard Hughes Company, LLC
10000 West Charleston Boulevard
Las Vegas, Nevada 89145

Re: CRG-38368 - CITY REFERRAL GROUP

Dear Mr. Lowrimore:

Your request for a Summerlin Site Development Plan Review Request for an Extension of Time of a previously approved Summerlin Site Development Plan Review (CRG-16616) FOR A PROPOSED AGGREGATE PROCESSING BATCH PLANT on 20.00 acres located approximately one-quarter mile west of the 215 Beltway and 800 feet south of Lake Mead Boulevard (portions of APNs 137-14-401-002 and 137-22-000-015), PC (Planned Community) Zone, Ward 2 (Wolfson), will be considered by the City Referral Group on *Wednesday, December 15, 2010* at 2:00 p.m. at the Development Services Center, 731 South Fourth Street, Conference Room 2C.

Please plan to attend. If you have any questions or cannot attend the meeting please call me at 702.229.4717.

Sincerely,

Steve Swanton, AICP
Senior Planner
Planning and Development Department
Case Planning Division

SS:clb

cc: Mr. Mark Miller
Aggregate Industries SWR
3101 East Craig Road
North Las Vegas, Nevada 89030

Mayor
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Steve Wolfson
Luis Tarkanian
Steven D. Rass
Ricki Y. Barlow
Stavros S. Anthony

City Manager
Elizabeth N. Fretwell



CITY OF LAS VEGAS

CITY REFERRAL GROUP COMMENT FORM

Roger Bailey	DEVCO – Public Works
Mary Wulff	Right-of-Way – Public Works
Albert Sung	Flood Control – Public Works
Rick Schroder	Traffic Engineering – Public Works
Tim Parks	Sanitary Sewers – Public Works
Ozzie Mirkhah	Fire Protection Engineering
David Guerra	Land Development
Rod Clark	Plans Check
Krystell Klinger	Council Liaison



Planning and Development Department

Current Planning Division

731 South Fourth Street

Las Vegas, Nevada 89101

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

CRG-40262 - CITY REFERRAL GROUP - NON-PUBLIC HEARING - APPLICANT:
AGGREGATE INDUSTRIES SWR - OWNER: HOWARD HUGHES CORPORATION -

Request for an Extension of Time of a previously approved Summerlin Site Development Plan Review (CRG-16616) FOR A PROPOSED AGGREGATE PROCESSING BATCH PLANT on 20.00 acres located approximately one-quarter mile west of the 215 Beltway and 800 feet south of Lake Mead Boulevard (portions of APNs 137-14-401-002 and 137-22-000-015), PC (Planned Community) Zone, Ward 2 (Wolfson).

CITY REFERRAL GROUP: DECEMBER 15, 2010

CASE PLANNER: STEVE SWANTON



ADMINISTRATIVE

Comments Due:

DECEMBER 6, 2010

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 Steve Swanton (sswanton@lasvegasnevadaa.gov), the person 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:

Report Date 11/22/2010 10:53 AM

Submitted By

Page 1

A/P # 40262 CRG SITE DEVELOPMENT PLAN REV

Application Information

Stages

	Date / Time	By		Date / Time	By
Processed	11/19/2010 11:33	982998	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

CRG-40262 - CITY REFERRAL GROUP - NON-PUBLIC HEARING - APPLICANT: AGGREGATE INDUSTRIES SWR - OWNER: HOWARD HUGHES CORPORATION - Request for an Extension of Time of a previously approved Summerlin Site Development Plan Review (CRG-16616) FOR A PROPOSED AGGREGATE PROCESSING BATCH PLANT on 20.00 acres located approximately one-quarter mile west of the 215 Beltway and 800 feet south of Lake Mead Boulevard (portions of APNs 137-14-401-002 and 137-22-000-015), PC (Planned Community) Zone, Ward 2 (Wolfson).

Parent A/P # 16616
Project # 40262 Project/Phase Name LAKE MEAD STOCKPILE Phase #
Size/Area 20.00 ACRE Size Description Subdivision Code
Proposed Start Proposed Stop % Completed 0.00
% Complete Formula

Property/Site Information

Parcel 13714401002

Location

Owner/Tenant

Contact ID AC1270987 Name HUGHES HOWARD CORPORATION
Mailing Address 10000 W. CHARLESTON Organization
City LAS VEGAS State/Province NV
ZIP/PC Country ☐ Foreign
Day Phone (702)791-4000 x Evening Phone
Fax (702)791-4536 Mobile #

A/P Linked Addresses

No Addresses are linked to this Application

Linked Addresses

11351 W LAKE MEAD BLVD
LAS VEGAS, 89138-

11350 W LAKE MEAD BLVD
LAS VEGAS, 89138-

A/P Addresses

No Other Addresses are associated to this Application

City of Las Vegas400 Stewart Ave
Las Vegas, NV 89101-2927**CRG Application****Report Date** 11/22/2010 10:53 AM**Submitted By**

Page 2

Linked Parcels

No Parcels are linked to this Application

A/P Linked Parcels13714401002
13722000015**Applicants/Contacts**

Primary	N	Capacity	OWNER	Contact ID	AC1270987 ☐ Foreign
Effective		Expire			
Name	HUGHES HOWARD CORPORATION				
Day Phone	(702)791-4000 x	Eve Phone		Organization	
Pager		PIN #		Position	
Fax	(702)791-4536	Mobile		Profession	
E-Mail					
Address	10000 W. CHARLESTON LAS VEGAS, NV				
Seasonal Addr					
Valid From		To			
Comments	Glen Lowrimore				

Primary	Y	Capacity	APPL	Contact ID	AC1838003 ☐ Foreign
Effective		Expire			
Name	AGGREGATE INDUSTRIES SWR				
Day Phone	(702)649-6250 x	Eve Phone		Organization	
Pager		PIN #		Position	
Fax	(702)649-9275	Mobile		Profession	
E-Mail					
Address	3101 E. CRAIG NORTH LAS VEGAS, NV 89030				
Seasonal Addr					
Valid From		To			
Comments	Mark Miller				

Contractors

No Contractors

Item Description**Item Status**

Check Fees	Fees Successful
PROCESSING FEE (\$300.00)	Paid
RECORDING OF NOTICE OF ZONING ACTION (\$30.00)	Paid
Check Inspections	Inspections Successful
Check Reviews	Reviews Failed
419792 B&S PLAN #1 (BUILDING&SAFETY PLAN REVIEW)	Incomplete
419793 CURRENT PL #1 (CURRENT PLANNING)	Incomplete
419794 DEVCO #1 (DEVELOPMENT COORDINATION)	Incomplete
419795 FIRE ENG #1 (FIRE PROTECTION ENGINEERING)	Incomplete
419800 FLOOD #1 (FLOOD CONTROL)	Incomplete
419796 LAND DEV #1 (LAND DEVELOPMENT)	Incomplete
419799 ROW #1 (RIGHT-OF-WAY)	Incomplete
419797 SEWER #1 (COLLECTION SYSTEMS PLANNING)	Incomplete

Report Date 11/22/2010 10:53 AM

Submitted By

Page 3

Item Description

Item Status

419798 TRAFFIC #1 (TRAFFIC ENGINEERING)

Incomplete

Check Conditions

Conditions Successful

Z-LEGAL (LEGAL DONE?)

No affect on stage

Check Alert Conditions

Alert Conditions Failed

(AT-ROUTE PLANS FOR REVIEW)

(STAFF RECOMMENDATION)

Check Licenses

Not Checked

Check Children Status

Children Successful

Check Open Cases

0

Activity Review Details

Detail SUBMITTAL CHECKLIST (CRG)

Modified By JMARSHALL

Modified Date/Time 11/19/2010 11:30

Comments

No Comments

SUBMITTAL CHECKLIST

Indicate if item is being submitted

Y Pre-Application Conference Checklist

Y Site Plans (12 Folded)

Y Application/Petition Form

Y Landscape Plan (1 Folded) (if applicable)

Y Deed and Legal Description

Y Building Elevations (1 Folded)

Y Justification Letter

N Floor Plan (1 Folded) (if applicable)

Y Summerlin Design Approval letter

Y Laser Print Site Plan

Y Assessors Parcel map

N Laser Print Floor Plan (if applicable)

Y Statement of Financial Interest

Y Laser Print Elevation

Y Business Licensing Requirements Met

N Business License Exempt

Detail LINKED PROJECTS

Modified By JMARSHALL

Modified Date/Time 11/19/2010 11:38

Comments

No Comments

LINKED PROJECT

Grid Template Type	Project Number	APKEY	COMMENTS	Proj Type
PRJ	31236	255384	CRG SITE DEVELOPMENT PLAN REV	CRG
PRJ	16616	157408	CRG SITE DEVELOPMENT PLAN REV	CRG

Planning Condition Description Effective Expire Comments

There is no planning condition for this project.

Report Date 11/22/2010 10:53 AM

Submitted By

Page 4

CRG SITE DEV PLAN RV

Y Parent Project link required?

N Project of Regional Significance?

22 Summerlin Village

Staff Recommendation

Meeting Information

MEETING INFORMATION

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

12/15/2010	CRG	SCHEDULED			
------------	-----	-----------	--	--	--

0	0	0
---	---	---

JMARSHALL	11/19/2010	
-----------	------------	--

Template Type A/P #	A/P Type	Status	Stage
---------------------	----------	--------	-------

No children exist for this project

Employee ID	Last	First	MI	Comments
-------------	------	-------	----	----------

982110	SWANTON	STEPHEN	L	Planning x4714
--------	---------	---------	---	----------------

Log Action	Description	Entered By	Start	Stop	Hours
------------	-------------	------------	-------	------	-------

PAYMNT	CO NAME WHO PICKED UP CONTACT#	890381	11/19/2010 11:37		0.00
MARK MILLER; FREHNER CONST; MC CC; 702-649-6250;					

Report Date 11/22/2010 10:53 AM

Submitted By

Page 1

A/P # 40262 Type CRG Issued Date Issued By

Parcel 13714401002

Location

Owner HUGHES HOWARD CORPORATION

Phone (702)791-4000 x

Address 10000 W. CHARLESTON
LAS VEGAS NV

Country ☐ Foreign

Applicant's Full Name AGGREGATE INDUSTRIES SWR

Day Phone (702)649-6250 x

Fax (702)649-9275

Address 3101 E. CRAIG
NORTH LAS VEGAS NV
89030

Pager

Fees

RECORDING OF NOTICE OF ZONING ACTION
PROCESSING FEE

30.00

300.00

Total Paid

330.00

Declared Value 0.00

Type of Work

Calculated Value 0.00

Square Footage 20.00 ACRE

Actual Value 0.00

Comments

CRG-40262 - CITY REFERRAL GROUP - NON-PUBLIC HEARING - APPLICANT: AGGREGATE INDUSTRIES SWR - OWNER: HOWARD HUGHES CORPORATION - Request for an Extension of Time of a previously approved Summerlin Site Development Plan Review (CRG-16616) FOR A PROPOSED AGGREGATE PROCESSING BATCH PLANT on 20.00 acres located approximately one-quarter mile west of the 215 Beltway and 800 feet south of Lake Mead Boulevard (portions of APNs 137-14-401-002 and 137-22-000-015), PC (Planned Community) Zone, Ward 2 (Wolfson).



PLANNING & DEVELOPMENT DEPARTMENT

APPLICATION / PETITION FORM

Application/Petition For: Extension of Time CRG 31236
Project Address (Location) 1/4 mi SW of Lake Mead and CC215
Project Name Lake Mead Stockpile Sand & Gravel /Batch Plan Proposed Use Temp.
Assessor's Parcel #(s) 13714401002, 13722000015 Ward # _____
General Plan: existing _____ proposed _____ Zoning: existing _____ proposed _____
Commercial Square Footage _____ Floor Area Ratio _____
Gross Acres _____ Lots/Units _____ Density _____
Additional Information _____

PROPERTY OWNER Howard Hughes Comp. LLC Contact Glen Lowrimore
Address 10000 W Charleston Phone: 791-4000 Fax: 791-4536
City Las Vegas State NV Zip _____
E-mail Address _____

APPLICANT Aggregate Industries SWR Contact Mark Miller
Address 3101 E Craig Rd Phone: 649-6250 Fax: 649-9275
City N Las Vegas State NV Zip 89030
E-mail Address _____

REPRESENTATIVE NA Contact _____
Address _____ Phone: _____ Fax: _____
City _____ State _____ Zip _____
E-mail Address _____

Property Owner Signature _____

* An authorized agent may sign in lieu of the property owner for Final Maps, Tentative Maps, and Parcel Maps.

Print Name KEVIN T. ORRICK

Subscribed and sworn before me

This 15th day of November, 20 10.

Stella Clark

Clark County and State of Nevada
Notary Public in and for said County and State

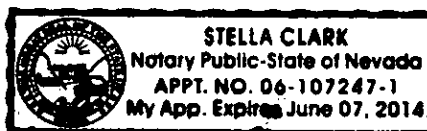
FOR DEPARTMENT USE ONLY

Case #	<u>CR6-40262</u>
Meeting Date:	<u>12-15-10 CC</u>
Total Fee:	<u>\$330.00</u>
Date Received:*	<u>11-19-10</u>
Received By:	<u>JFmel</u>

*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.

E:\depot\Application Packet\Application Form.pdf

RECEIVED
NOV 19 2010



November 18, 2010



City of Las Vegas Planning and Development
731 S Fourth Street
Las Vegas, NV 89101

Attention: Steve Gebeke
City of Las Vegas
Planning and Development

Subject: Aggregate Industries
Lake Mead Stockpile Site
Extension of Time CRG 31236

Dear Mr. Gebeke:

Attached please find an application and support materials submitted for an Extension of Time for the Aggregate Industries Lake Mead Stockpile Sand and Gravel and Batch Plant operation. The site is located ¼ mile SW of Lake Mead Drive and Summerlin Parkway. Aggregate Industries has been issued full approval by the Land Owner, Howard Hughes Corporation.

Due to the unprecedented slow down in the local construction market, an additional two (2) years is being requested to complete this project. Aggregate Industries continues to operate as an environmental responsible producer of construction materials at this location. This site has not received a single complaint (to our knowledge) nor have there been environmental citations issued from air quality or any other agency. Noise, traffic, air quality, and aesthetic impacts have been insignificant.

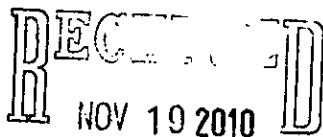
Aggregate Industries will continue to adhere to the existing hour limits established in CRG 31236. Please do not hesitate to contact the undersigned if you have any questions.

Best Regards,

Mark Miller

Permitting Manager

Aggregate Industries - SWR



CRG-40262

**AGGREGATE INDUSTRIES
WESTERN REGION**

3101 East Craig Road
North Las Vegas, NV 89030
Telephone (702) 649-6250
Facsimile (702) 642-2213
www.aggregate-us.com

An Equal Opportunity Employer

An AGGREGATE INDUSTRIES company

PLANNING & DEVELOPMENT



DEVELOPMENT SERVICES CENTER

731 S. Fourth Street
Las Vegas, NV 89101

Voice: 702-229-6301

Fax: 702-474-0352

TTY: 702-386-9108

www.lasvegasnevada.gov

November 19, 2008

Howard Hughes Corp.
10000 West Charleston Boulevard
Las Vegas, Nevada 89145

Re: CRG-31236 - CITY REFERRAL GROUP

Dear Applicant:

Your request for a Summerlin Site Development Plan Review for a TWO-YEAR EXTENSION OF TIME FOR AN EXISTING AGGREGATE PROCESSING BATCH PLANT on 20 acres located approximately one-quarter mile west of the 215 Beltway and 800 feet south of Lake Mead Boulevard (portions of APNs 137-14-501-003 and 137-22-000-015), PC (Planned Community) Zone, Ward 2 (Wolfson), was considered by the City Referral Group at a meeting held on November 19, 2008.

The City Referral Group has **APPROVED** your request subject to the following:

Planning and Development

1. This use shall cease two years from the date of approval of this application unless an Extension of Time is granted by the City Referral Group.
2. The hours of operation shall be regulated as follows:
 - a. From June 1 to September 30
6:00 a.m. to 6:00 p.m. Monday through Friday and 7:00 a.m. to 3:00 p.m. on Saturday. The operation shall be closed on Sundays.

From January 1 to May 30 and October 1 to December 31
6:30 a.m. to 6:00 p.m. Monday through Friday and 7:00 a.m. to 3:00 p.m. on Saturday. The operation shall be closed on Sundays.
 - b. The hours of operation shall revert to the hours of 7:00 a.m. to 6:00 p.m. for any identifiable bona fide complaint from an area resident that is determined to originate from this operation during the hours of operation.
 - c. There shall be no radios or loud music at any time.
 - d. All contractors and subcontractors shall comply with these conditions of approval.

Mayor
Oscar B. Goodman

City Council
Gary Reese
(Mayor Pro Tem)
Larry Brown
Steve Wolfson
Lois Tarkanian
Steven D. Ross
Ricki Y. Barlow

City Manager
Douglas A. Selby



07101-001-06-07

RECEIVED
NOV 19 2010

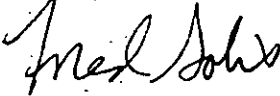
CRG-40262

Howard Hughes Corp.
CRG-31236 - Page Two
November 19, 2008

- e. A \$240 investigation fee may be assessed, if required, to investigate a complaint from area residents.
3. This use may be reviewed at any time by request of the Planning and Development Department to determine compliance with the conditions of approval.
4. A letter from the Summerlin Design Review Committee shall be submitted indicating its acceptance of the use or that it has no comment.
5. This use shall operate in conformance with all applicable requirements for an Aggregate Processing Batch Plant as set forth in the Summerlin Development Standards, conditions herein, and any other conditions by the Summerlin Design Review Committee.
6. The use shall be in conformance with the Site Plan date stamped October 20, 2008, subject to any conditions imposed by the Summerlin Design Review Committee with CRG-16616.
7. Provide an update to the existing drainage study.

If you have any questions concerning this matter, please contact me at (702)229-5409.

Sincerely,



Fred Solis, AICP
Senior Planner
City of Las Vegas
Planning & Development Department

FS/nl

cc: Mr. Mark Miller
Bardon Materials
4040 Frehner Road
Las Vegas, Nevada 89030

CRG-40262

PLANNING & DEVELOPMENT



DEVELOPMENT SERVICES CENTER

731 S. Fourth Street
Las Vegas, NV 89101

TTY 702-386-9108

Voice:

Administration 229-6353

Comp Planning 229-6022

Current Planning 229-6301

www.lasvegasnevada.gov

October 10, 2006

f solisa lasvegas nevada.gov

Mr. Phil Groff
Bardon Materials
4040 Frehner Road
North Las Vegas, NV 89030

Re: CRG-16616 - CITY REFERRAL GROUP

Dear Applicant:

Your request for a Summerlin Site Development Plan Review for a PROPOSED AGGREGATE PROCESSING BATCH PLANT on 20 acres in Village 22 approximately one-quarter mile west of Clark County Highway 215 and 800 feet south of Lake Mead Boulevard (portions of APNs 137-14-501-003 and 137-22-000-015), PC (Planned Community) Zone, Ward 2 (Wolfson).

The City Referral Group has approved your request subject to the following:

1. This use shall cease two years from the date of approval of this application unless an Extension of Time is granted by the City Referral Group.
2. The hours of operation shall be regulated as follows:
 - a. From June 1 to September 30
6:00 a.m. to 6:00 p.m. Monday through Friday and 7:00 a.m. to 3:00 p.m. on Saturday. The operation shall be closed on Sundays.
 - From January 1 to May 30 and October 1 to December 31
6:30 a.m. to 6:00 p.m. Monday through Friday and 7:00 a.m. to 3:00 p.m. on Saturday. The operation shall be closed on Sundays.
 - b. The hours of operation shall revert to the hours of 7:00 a.m. to 6:00 p.m. for any identifiable bona fide complaint from an area resident that is determined to originate from this operation during the hours of operation.
 - c. There shall be no radios or loud music at any time.
 - d. All contractors and subcontractors shall comply with these conditions of approval.
 - e. A \$240 investigation fee may be assessed, if required, to investigate a complaint from area residents.

Mayor
Oscar B. Goodman

City Council
Gary Reese
(Mayor Pro Tem)
Larry Brown
Lawrence Weekly
Steve Wolfson
Lois Torkanian
Steven D. Ross

City Manager
Douglas A. Selby



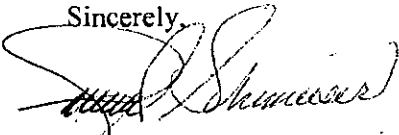
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CRG-40262

3. This use may be reviewed at any time by request of the Planning and Development Department to determine compliance with the conditions of approval.
4. A letter from the Summerlin Design Review Committee shall be submitted indicating its acceptance of the use or that it has no comment.
5. This use shall operate in conformance with all applicable requirements for an Aggregate Processing Batch Plant as set forth in the Summerlin Development Standards; with other conditions imposed by those herein; with the conditions purported by the applicant in a letter dated September 7, 2006, submitted with and made a part of this application; and any other conditions by the Summerlin Design Review Committee.
6. The use shall be in conformance with the Site Plan date stamped September 7, 2006, subject to any conditions imposed by the Summerlin Design Review Committee.
7. This approval shall not subrogate any other law or code.
8. Provide a minimum of two lanes of temporary paving or other acceptable dust suppressant to this site prior to the issuance of any permits for this site.
9. All temporary improvements within the public right-of-way associated with this aggregate processing batch plant shall be removed and replaced with permanent improvements meeting current City Standards immediately upon the termination of the proposed use.

Sincerely,



Donald Schmeiser, AICP
Senior Planner

CRG-40262



PLANNING & DEVELOPMENT DEPARTMENT

STATEMENT OF FINANCIAL INTEREST

Case Number: **CRG-40262** APN: 13714401002,13722000015

Name of Property Owner: Howard Hugh Company LLC

Name of Applicant: Aggregate Industries SWR

Name of Representative: Mark Miller

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: _____

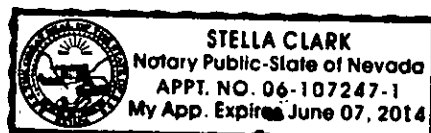
Print Name: Kevin T. Drack

Subscribed and sworn before me

This 15th day of November, 20 10

Stella Clark Clark County and State of Nevada
Notary Public in and for said County and State

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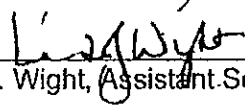
THE HOWARD HUGHES COMPANY, LLC

Assistant Secretary's Certificate

The undersigned, being the Assistant Secretary of The Howard Hughes Company, LLC, a Delaware limited liability company, (the "Company"), and authorized to execute and deliver this certificate in the name and on behalf of the Company, does hereby certify as follows:

Attached hereto as Exhibit A are the names of the persons that are duly elected, qualified and acting officers of the Company as of the date hereof and the signature of each such person set forth opposite his/her respective name and title is a true and genuine or facsimile specimen of his/her signature.

IN WITNESS WHEREOF, the undersigned, has executed and caused this Certificate to be delivered as of the 19th day of July, 2010.

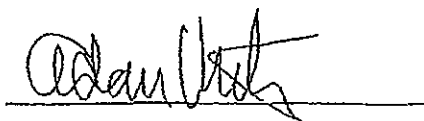
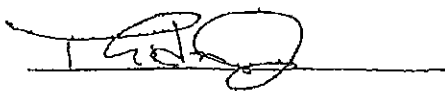
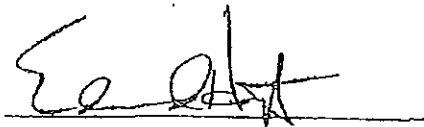
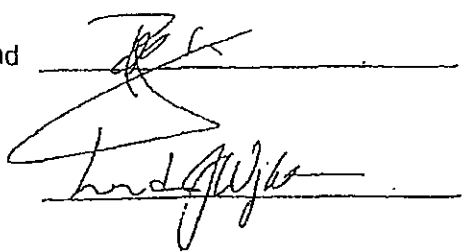
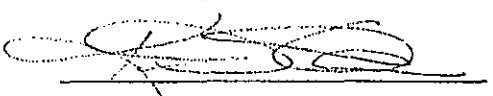
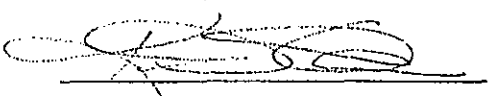


Linda J. Wight, Assistant Secretary

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Exhibit A

Incumbency Signatures

<u>NAME</u>	<u>TITLE</u>	<u>SIGNATURE</u>
Adam S. Metz	Chief Executive Officer	
Thomas H. Nolan, Jr.	President and Chief Operating Officer	
Robert A. Michaels	Vice Chairman	
Edmund J. Hoyt	Senior Vice President and Treasurer	
Ronald L. Gern	Senior Vice President and Secretary	
Linda J. Wight	Vice President and Assistant Secretary	
Kevin T. Orrock	Vice President	

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**Aggregate Industries
Aggregate Processing Operation
Lake Mead Stockpile**

Background:

Bardon Materials now operating as Aggregate Industries via CRG 31236 was issued approval to operate a temporary sand and gravel / batch plant on November 19, 2008. It was anticipated that the project would be complete in 2 years, however due to a slow down in the local construction market, processing and offsite export of materials has not been completed. As such, the applicant is requested that this land use be extended an additional two (2) years.

History:

This is an existing stockpile of materials excavated during development of CC215. No mining activities occur at this site. The stockpiled materials intended use was aggregate base for ongoing construction in Summerlin. Despite the construction slow down, it remains necessary to remove this stockpile through conversion to a usable aggregate base product, the use permit must be extended.

Description of Site and Use:

The site consists of portable construction sand and gravel processing equipment and/or portable batch plant equipment. There are no structures or buildings associated with the use. Photographs are attached depicting the portable equipment associated with the site. Aggregate Industries has located the plant on the west side of the existing Lake Mead stockpile with portable batch plant (if used) located on the East side of the pile. The batch plant is currently in storage, but may operate within the next two years depending on the local construction market demand. There is no existing development of the West side of the I-215 in the vicinity of the proposed plant site. Aggregate Industries will process the existing stockpiled earthen materials through a crushing and screening plant designed to produce Type 2 aggregate base and natural sand. The products will be exported offsite via existing access routes or remain onsite for nearby development.

It is important to note that the onsite processing plant will eliminate the need to export the materials to a remote processing site, and then haul it back, thus eliminating significant on-road emissions and traffic congestion.

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The applicant will access the site via its existing gated Summerlin Material Site located at Summerlin Parkway and the I-215 beltway. Ingress egress to the Lake Mead Stockpile will be via an existing access road which runs north and south parallel to I-215 and intersects the existing access road. This fully improved access is equipped with both a traffic signal and gate. Truck traffic will not pass by any occupied residential dwelling. As such, haul traffic is anticipated to continue in harmony with the surrounding community.

Land Use Requirements:

Approval has been obtained from Howard Hughes, the land owner, to proceed with aggregate processing and batch plant activities at the Lake Mead Stockpile. The stockpile exists due to the excavation of the western beltway. According to Summerlin development standards adopted in September of 2004, temporary aggregate processing facilities and batch plants are a permitted use anywhere in a PC zone without a Special Use permit subject to meeting specified conditions. Each requirement is discussed below:

- A) Visual Shielding** – The sand and gravel plant is to be concealed from view due to its location behind the existing stockpile. It is anticipated that noise impacts from the plant and associated truck traffic along the access road will be negligible especially when compared to the background noise of traffic on the I-215 Beltway which lies between the plant and residents to the East.
- B) Access Roads** – The Summerlin Guideline specifies that access roads must either be paved or treated with a chemical dust palliative. Aggregate Industries has applied a 3"- 4" thick milled asphalt (RAP) surface combined with a high performance ligno sulfonate dust suppressant to the existing unimproved fire road. The road surface has been compacted with a steel wheel roller. Track out rock (4" coarse gravel) has been installed at both ends of the pavement to minimize dirt entrainment. Asphalt millings and a dust treatment was selected since it will provide the greatest level of particulate control (e.g. 98% versus 90% for chemical stabilizing), thus minimizing impacts to the surrounding community. It will also provide a smoother travel surface and reduce the amount of water resources needed. This combination of controls has proven to be highly effective at mitigating fugitive emissions from haul traffic.
- C) Track -Out Controls** – The site exit onto Summerlin Parkway will be cleaned daily using a street sweeper. Effective track-out controls such as wheel shakers, gravel pads, or wheel washers will be applied prior to the site exit to mitigate dirt entrainment to the maximum extent possible. Track-out controls will also be placed on the plant side of the paved road.

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- D) Waste** – All refuse will be kept in dumpsters. No hazardous waste will be generated or stored onsite. All leaks and spills will be cleaned up immediately in accordance with the company spill procedure.
- E) Ready Mix Concrete / Asphalt Plant** – If ready mix concrete is generated all process water will be contained onsite. Mixers will be directed to wash out in approved contained areas.
- F) Ready Mix Wash Out** – Mixers will be directed to wash out in approved contained areas such that it cannot co-mingle with stormwater or runoff site. All dried concrete washout-if generated will be incorporated into Type II base materials at the crushing and screening plant.
- G) Tank Registration** – Diesel tanks if used will be registered with the Nevada State Fire Marshall and local fire departments as applicable.
- H) Spillage of Fuels** - All fuel tanks (2 – 500 gal tanks) and gear oil drums (2 - 55 gal drums) will be equipped with secondary containment to catch accidental releases to the environment. No other fuel or oil products will be stored at this site.
- I) Emissions from all aggregate processing and surface disturbing activities** will be maintained in compliance with Clark County Department of Air Quality Air Quality Regulations and permit limitations at all times. Emissions controls will include:
- The plant feed materials will be pre-wet and maintained at 4.0% moisture content. This will provide a 96.0% control of particulate emissions.
 - All crushers, screens, and key transfer points will be equipped with dust suppressing water sprays.
 - Drop height on stackers will be maintained at 2 feet or less to minimize wind blown particle entrainment.
 - The site access road will be paved which will provide a 98% control of PM₁₀ emissions from haul traffic. The road will be cleaned daily or as needed with a broom.
 - All haul trucks will be covered.
 - Vehicle speeds will remain at 15 mph or less.
 - Site disturbed surfaces will be watered through-out the day with an onsite water truck.
- J) Impacts to Surrounding Residents** – The sand and gravel plant will be concealed from view as discussed under item A. Noise impacts will be negligible due to its location and distance for occupied dwellings over ¾ miles away to the east. Plant sound levels will not be audible to residents on the East side of the Beltway. Traffic sound levels will be minimal in comparison with the background freeway noise. Should any traffic noise issue arise, Bardon will

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install a perimeter berm or fencing along the access road, or alter it operational hours.

K) J-Brakes- No trucks will be permitted to use Jake Brakes.

L) Lighting Impacts – Due to limits on hours of operation, Bardon Materials does not anticipate the need to use light plants or headlights on off-road equipment.

M) Hours of Operation – The Summerlin Guideline limits operation to 5:00 am to 3:00 p.m. Monday through Saturday. However, in order to be consistent with the hours of operation approved for Bardon's other site at Cheyenne (ROC 14019), Bardon anticipates that approval of the following operating schedule:

Summer Operation June 1- September 30

M-F: 6:00: a.m. to 6:00 p.m.

Sat: 7:00 a.m. to 3:00 p.m. (closed Sunday)

Non-Summer Operation Hours (Jan 1- May 30 and Oct 1- Dec 31)

M-F: 6:30 a.m. to 6:00 p.m.

Sat: 7:00 a.m. to 3:00 p.m. (closed Sunday)

Hours shall revert to 7:00 a.m. to 6:00 P.M for any identifiable bona fide compliant from an area resident that is determined to originate from this operation.

Other Land Use Requirement – None applicable.

Permits - Bardon Materials has obtained all applicable Dust Control Permits, Stormwater Permits, Air Quality Operating Permits, and Fire Marshal Hazmat Permits

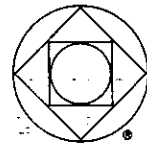
Maps and Drawing and other Attachments: Please refer to attachment "C" for the proposed site plan depicting the equipment locations, stockpile locations, traffic flow, and basin ingress/egress points.

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The Howard Hughes Corporation

an affiliate of General Growth Properties, Inc.

C



August 15, 2006

Mr. Donald Schmeiser, AICP
Senior Planner
City of Las Vegas
731 S. Fourth Street
Las Vegas, NV 89101

Mr. Schmeiser:

Bardon Materials has been contracted by The Howard Hughes Corporation to perform onsite material processing (crushing and screening) at an existing stockpile site located ¼ mile southwest of Lake Mead and I 215 Beltway. The Howard Hughes Corporation approves of this use for the purpose of processing and export such that the site can be made ready for future development.

The Howard Hughes Corporation understands that Bardon Materials will commence site set up activities pending issuance of all required permits and agency approvals for the project.

Please contact the undersigned if you have any questions.

Sincerely,

Kenneth Dufresne
Vice President of Construction
The Howard Hughes Corporation

HOWARD HUGHES PLAZA
10000 West Charleston Boulevard, Suite 200
Las Vegas, Nevada 89135-1004
Tel 702.791.4000

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RECORDING REQUESTED BY AND
WHEN RECORDED RETURN TO:

STEWART TITLE OF NEVADA
3800 Howard Hughes Parkway, Suite 500
Las Vegas, Nevada 89109
Attention: Linda Jones

APN No(s) : See Exhibit "B" attached (SUMMERLIN WEST)

GRANTEE'S ADDRESS FOR TAX BILLS:
HOWARD HUGHES PROPERTIES,
LIMITED PARTNERSHIP
3800 Howard Hughes Parkway
Las Vegas, Nevada 89109
Attention: General Counsel

⑧

(Space above line for Recorder's use)

GRANT BARGAIN AND SALE DEED

HOWARD HUGHES PROPERTIES, LIMITED PARTNERSHIP, a Delaware limited partnership, as "Grantor," does hereby Grant, Bargain, Sell and Convey to THE HOWARD HUGHES CORPORATION, a Delaware corporation, as "Grantee," the real property in the County of Clark, State of Nevada (hereinafter referred to as the "Property") described on Exhibit "A" attached hereto and incorporated herein by this reference.

SUBJECT TO:

1. General and special taxes and assessments for the current fiscal tax year and any and all unpaid bonds and/or assessments; and

2. All covenants, conditions, restrictions, reservations, rights, right-of-way and easements recorded against the Property and all other matters of record.

IN WITNESS WHEREOF, Grantor has caused its name to be affixed hereto and this instrument to be executed by its general partner thereunto duly authorized.

Dated as of December 17, 1997.

HOWARD HUGHES PROPERTIES,
LIMITED PARTNERSHIP, a
Delaware limited partnership

By: THE HOWARD HUGHES
CORPORATION (formerly known as
Summa Corporation), a Delaware
corporation, its sole general partner

By: Michael C. Niarchos

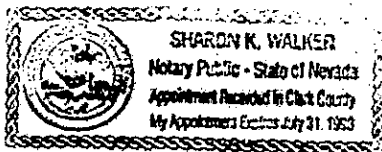
Print Name: Michael C. Niarchos
Print Title: Senior Vice President
& General Counsel

STATE OF NEVADA)
) ss.
COUNTY OF CLARK)

On December 17, 1997, personally appeared before me, a Notary Public, Michael C. Niarchos, personally known to me to be the person whose name is subscribed to the above instrument who acknowledged that he executed the instrument.

Sharon K. Walker

Notary Public



971218.01041

EXHIBIT "A"

1

LEGAL DESCRIPTION
CURRENT PARCELS OWNED BY HOWARD HUGHES PROPERTIES

SUMMERLIN WESTERN PLANNING AREA

BEING A PORTION OF SECTIONS 13, 14, 15, 16, 17, 20, 21, 22, 23, 26, 27, 28, 29, 32, 33, 34 AND 35, TOWNSHIP 20 SOUTH, RANGE 59 EAST, AND WITHIN SECTIONS 3 AND 4, TOWNSHIP 21 SOUTH, RANGE 59 EAST, M.D.M., CITY OF LAS VEGAS, CLARK COUNTY, NEVADA, DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF SAID SECTION 13;

THENCE ALONG THE NORTH LINE THEREOF, SOUTH 89°39'55" EAST, 1361.59 FEET;

THENCE DEPARTING SAID NORTH LINE, SOUTH 00°20'05" WEST, 50.00 FEET TO AN INTERSECTION WITH THE SOUTH RIGHT-OF-WAY LINE OF CHEYENNE AVENUE;

THENCE ALONG SAID SOUTH RIGHT-OF-WAY LINE, SOUTH 89°42'14" EAST, 604.29 FEET

THENCE DEPARTING SAID SOUTH RIGHT-OF-WAY LINE, SOUTH 41°00'00" WEST, 1555.57 FEET;

THENCE CURVING TO THE RIGHT ALONG THE ARC OF AN 8125.00 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY, THROUGH A CENTRAL ANGLE OF 05°27'50", AN ARC LENGTH OF 774.82 FEET;

THENCE SOUTH 46°27'50" WEST, 1233.66 FEET;

THENCE CURVING TO THE LEFT ALONG THE ARC OF A 4050.00 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY, THROUGH A CENTRAL ANGLE OF 23°57'32", AN ARC LENGTH OF 1693.55 FEET;

THENCE SOUTH 22°30'18" WEST, 163.03 FEET;

THENCE CURVING TO THE LEFT ALONG THE ARC OF A 3705.00 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY, THROUGH A CENTRAL ANGLE OF 17°05'45", AN ARC LENGTH OF 1105.50 FEET TO A POINT OF REVERSE CURVATURE, THROUGH WHICH A RADIAL LINE BEARS NORTH 84°35'27" WEST;

THENCE CURVING TO THE RIGHT ALONG THE ARC OF A 1950.00 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY, THROUGH A CENTRAL ANGLE OF 06°18'12", AN ARC LENGTH OF 214.53 FEET;

THENCE SOUTH 11°42'45" WEST, 738.03 FEET;

THENCE CURVING TO THE LEFT ALONG THE ARC OF A 2050.00 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY, THROUGH A CENTRAL ANGLE OF 05°46'29", AN ARC LENGTH OF 206.62 FEET;

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THENCE SOUTH 05°56'16" WEST, 2040.86 FEET;

THENCE SOUTH 01°20'32" WEST, 683.41 FEET;

THENCE CURVING TO THE LEFT ALONG THE ARC OF A 550.00 FOOT RADIUS CURVE, CONCAVE NORTHEASTERLY, THROUGH A CENTRAL ANGLE OF 83°28'39", AN ARC LENGTH OF 801.33 FEET;

THENCE SOUTH 82°08'07 EAST, 392.29 FEET;

THENCE CURVING TO THE LEFT ALONG THE ARC OF A 1000.00 FOOT RADIUS CURVE, CONCAVE NORTHEASTERLY, THROUGH A CENTRAL ANGLE OF 01°30'38", AN ARC LENGTH OF 26.36 FEET TO A POINT TO WHICH A RADIAL LINE BEARS SOUTH 06°21'15" WEST;

THENCE SOUTH 09°22'14" WEST, 433.86 FEET TO AN INTERSECTION WITH THE NORTHERLY LINE OF "THE ARBORS AT SUMMERLIN VILLAGE 11/12 UNIT NO 3 A-B" AS SHOWN BY MAP THEREOF ON FILE IN BOOK 78, PAGE 62 OF PLATS IN THE CLARK COUNTY RECORDER'S OFFICE, CLARK COUNTY, NEVADA;

THENCE ALONG THE NORTHERLY AND WESTERLY LINES THEREOF THE FOLLOWING SEVENTEEN (17) COURSES:
SOUTH 85°49'12" WEST, 207.24 FEET;

THENCE FROM A TANGENT BEARING SOUTH 68°34'34" WEST CURVING TO THE LEFT ALONG THE ARC OF AN 820.00 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY, THROUGH A CENTRAL ANGLE OF 26°47'13", AN ARC LENGTH OF 383.37 FEET;

THENCE SOUTH 41°47'21" WEST, 207.81 FEET;

THENCE CURVING TO THE LEFT ALONG THE ARC OF AN 820.00 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY, THROUGH A CENTRAL ANGLE OF 38°17'03", AN ARC LENGTH OF 547.91 FEET;

THENCE SOUTH 03°30'18" WEST, 810.52 FEET;

THENCE FROM A TANGENT BEARING SOUTH 08°15'41" EAST CURVING TO THE LEFT ALONG THE ARC OF A 6325.00 FOOT RADIUS CURVE, CONCAVE NORTHEASTERLY, THROUGH A CENTRAL ANGLE OF 04°43'07", AN ARC LENGTH OF 520.90 FEET TO A POINT TO WHICH A RADIAL LINE BEARS SOUTH 77°01'12" WEST;

THENCE SOUTH 19°53'15" EAST, 251.62 FEET;

THENCE SOUTH 21°02'01" EAST, 820.05 FEET;

THENCE SOUTH 70°04'40" WEST 34.34 FEET;

THENCE CURVING TO THE LEFT ALONG THE ARC OF A 2.00 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY, THROUGH A CENTRAL ANGLE OF 90°38'47", AN ARC LENGTH OF 3.16 FEET;

THENCE SOUTH 20°34'07" EAST, 34.65 FEET;

THENCE CURVING TO THE LEFT ALONG THE ARC OF A 2.00 FOOT RADIUS CURVE, CONCAVE NORTHEASTERLY, THROUGH A CENTRAL ANGLE OF 89°21'13", AN ARC LENGTH OF 3.12 FEET;

THENCE NORTH 70°04'40" EAST, 30.20 FEET;

THENCE SOUTH 19°55'20" EAST, 393.73 FEET;

THENCE SOUTH 11°48'31" EAST, 413.60 FEET;

THENCE SOUTH 19°55'20" EAST 1070.39 FEET;

THENCE CURVING TO THE RIGHT ALONG THE ARC OF A 6675.00 FOOT RADIUS CURVE, CONCAVE SOUTHWESTERLY, THROUGH A CENTRAL ANGLE OF 06°53'54", AN ARC LENGTH OF 803.66 FEET TO THE NORTHWESTERLY CORNER OF PARCEL 4 AS SHOWN BY MAP THEREOF ON FILE IN FILE 85, PAGE 97 OF PARCEL MAPS IN THE CLARK COUNTY RECORDER'S OFFICE, CLARK COUNTY, NEVADA;

THENCE ALONG THE WESTERLY LINE OF SAID PARCEL 4 THE FOLLOWING TWO (2) COURSES:

CONTINUING CURVING TO THE RIGHT ALONG THE ARC OF SAID 6675.00 FOOT RADIUS CURVE, CONCAVE SOUTHWESTERLY, THROUGH A CENTRAL ANGLE OF 11°02'57", AN ARC LENGTH OF 1287.24 FEET;

THENCE SOUTH 01°58'29" EAST, 226.43 FEET TO THE NORTHWESTERLY CORNER OF "THE ARBORS AT SUMMERLIN VILLAGE 11/12 UNIT NO. 2A" AS SHOWN BY MAP THEREOF ON FILE IN BOOK 75, PAGE 75 OF PLATS IN THE CLARK COUNTY RECORDER'S OFFICE, CLARK COUNTY, NEVADA;

THENCE ALONG THE WEST LINE THEREOF SOUTH 01°58'29" EAST, 208.82 FEET TO THE NORTHWESTERLY CORNER OF "THE ARBOR AT SUMMERLIN VILLAGE 11/12 UNIT NO. 2C" AS SHOWN BY MAP THEREOF ON FILE IN BOOK 80, PAGE 14 OF PLATS IN THE CLARK COUNTY RECORDER'S OFFICE, CLARK COUNTY, NEVADA;

THENCE ALONG THE WESTERLY LINE THEREOF THE FOLLOWING EIGHT (8) COURSES:

SOUTH 01°58'29" EAST, 2746.88 FEET;

THENCE CURVING TO THE LEFT ALONG THE ARC OF A 2000.00 FOOT RADIUS CURVE, CONCAVE EASTERLY, THROUGH A CENTRAL ANGLE OF 03°24'16", AN ARC LENGTH OF 118.84 FEET;

THENCE SOUTH 05°22'45" EAST, 374.19 FEET;

THENCE CURVING TO THE RIGHT ALONG THE ARC OF A 2000.00 FOOT RADIUS CURVE, CONCAVE WESTERLY, THROUGH A CENTRAL ANGLE OF 04°10'13", AN ARC LENGTH OF 145.57 FEET;

THENCE SOUTH 01°12'32" EAST, 96.31 FEET;

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THENCE CURVING TO THE RIGHT ALONG THE ARC OF A 1038.78 FOOT RADIUS CURVE, CONCAVE WESTERLY, THROUGH A CENTRAL ANGLE OF 03°22'12", AN ARC LENGTH OF 61.10 FEET TO A POINT OF REVERSE CURVATURE THROUGH WHICH A RADIAL LINE BEARS SOUTH 87°50'20" EAST;

THENCE CURVING TO THE LEFT ALONG THE ARC OF AN 846.28 FOOT RADIUS CURVE, CONCAVE EASTERLY, THROUGH A CENTRAL ANGLE OF 04°08'09", AN ARC LENGTH OF 61.09 FEET;

THENCE SOUTH 01°58'29" EAST 330.08 FEET TO AN INTERSECTION WITH THE NORTH RIGHT-OF-WAY LINE OF WEST CHARLESTON BOULEVARD AS SHOWN BY THAT CERTAIN DOCUMENT ON FILE IN BOOK 880606 AS INSTRUMENT NO. 00481 IN THE CLARK COUNTY RECORDER'S OFFICE, CLARK COUNTY, NEVADA;

THENCE ALONG SAID NORTHERLY RIGHT-OF-WAY LINE THE FOLLOWING SEVEN (7) COURSES:

SOUTH 89°48'28" WEST, 6027.03

THENCE CURVING TO THE LEFT ALONG THE ARC OF A 1575.00 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY, THROUGH A CENTRAL ANGLE OF 47°52'51", AN ARC LENGTH OF 1316.19 FEET;

THENCE SOUTH 41°55'37" WEST, 243.07 FEET;

THENCE NORTH 82°46'06" WEST, 464.52 FEET;

THENCE SOUTH 07°13'54" WEST, 100.00 FEET;

THENCE SOUTH 82°46'06" EAST, 395.29 FEET;

THENCE SOUTH 41°55'37" WEST, 742.92 FEET;

THENCE DEPARTING SAID NORTH RIGHT-OF-WAY LINE, NORTH 89°40'23" WEST, 2004.86 FEET;

THENCE SOUTH 89°17'20" WEST, 2672.22 FEET;

THENCE NORTH 60°16'18" WEST, 2513.04 FEET TO THE SOUTHEAST CORNER OF SECTION 32, T.20 S., R.59 E., M.D.M.;

THENCE NORTH 58°20'20" WEST, 2584.21 FEET;

THENCE NORTH 66°34'14" WEST, 3713.62 FEET TO THE WEST QUARTER CORNER (W 1/4) OF SAID SECTION 32;

THENCE ALONG THE WEST LINE THEREOF, NORTH 05°28'00" WEST, 2847.56 FEET TO THE SOUTHWEST CORNER OF SECTION 29, T.20 S., R.59 E., M.D.M.;

THENCE ALONG THE WEST LINE THEREOF, NORTH 02°16'41" EAST, 2632.06 FEET TO THE WEST QUARTER CORNER (W 1/4) OF SAID SECTION 29;

THENCE CONTINUING ALONG THE SAID WEST LINE, NORTH 02°38'27" EAST, 2633.34 FEET TO THE SOUTHWEST CORNER OF SECTION 20, T.20 S., R.59 E., M.D.M.;

THENCE ALONG THE WEST LINE OF THE SOUTHWEST QUARTER (SW 1/4) OF SAID SECTION 20, NORTH 02°24'39" WEST, 2631.68 FEET TO THE WEST QUARTER CORNER OF SAID SECTION 20;

THENCE ALONG THE SOUTH LINE OF THE NORTHWEST QUARTER (NW 1/4) OF SAID SECTION 20, SOUTH 89°33'03" EAST, 2605.65 FEET TO THE CENTER QUARTER CORNER (C 1/4) OF SAID SECTION 20;

THENCE ALONG THE EAST LINE OF THE NORTHWEST QUARTER (NW 1/4) OF SAID SECTION 20, NORTH 02°28'35" WEST, 2627.72 FEET TO THE SOUTH QUARTER CORNER (S 1/4) OF SECTION 17, T.20 S., R.59 E., M.D.M.;

THENCE ALONG THE EAST LINE OF THE SOUTHWEST QUARTER (SW 1/4) OF SAID SECTION 17, NORTH 00°24'05" WEST, 2635.27 FEET TO THE CENTER QUARTER CORNER (C 1/4) OF SAID SECTION 17 ;

THENCE ALONG THE SOUTH LINE OF THE NORTHEAST QUARTER (NE 1/4) OF SAID SECTION 17, SOUTH 89°34'45" EAST, 2627.73 FEET TO THE WEST QUARTER CORNER (W 1/4) OF SECTION 16, T.20 S., R.59 E., M.D.M.;

THENCE ALONG THE SOUTH LINE OF THE NORTH HALF (N 1/2) OF SAID SECTION 16, NORTH 88°52'05" EAST, 5360.76 FEET TO THE WEST QUARTER CORNER OF SECTION 15, T.20 S., R.59 E., M.D.M.;

THENCE ALONG THE WEST LINE THEREOF, NORTH 00°47'45" EAST, 2705.99 FEET TO THE NORTHWEST CORNER OF SAID SECTION 15;

THENCE ALONG THE NORTH LINE OF SAID SECTION 15, SOUTH 89°27'49" EAST, 5462.84 FEET TO THE NORTHWEST CORNER OF SECTION 14, T.20 S., R.59 E., M.D.M.;

THENCE ALONG THE NORTH LINE OF SAID SECTION 14, NORTH 88°00'36" EAST, 5259.94 FEET TO THE POINT OF BEGINNING.

EXCEPTING THEREFROM PARCEL 2 (A.P.N. 137-35-601-001) AS SHOWN BY MAP THEREOF ON FILE IN FILE 82, PAGE 01 OF PARCEL MAPS IN THE CLARK COUNTY RECORDER'S OFFICE, CLARK COUNTY, NEVADA.

EXCEPTING THEREFROM PARCEL 2 (A.P.N. 137-35-101-003) AS SHOWN BY MAP THEREOF ON FILE IN FILE 84, PAGE 71 OF PARCEL MAPS IN THE CLARK COUNTY RECORDER'S OFFICE, CLARK COUNTY, NEVADA.

THIS DESCRIPTION IS PROVIDED AS A CONVENIENCE, AND IS NOT INTENDED FOR THE PURPOSES OF SUBDIVIDING LAND NOT IN COMPLIANCE WITH THE NEVADA REVISED STATUTES (N.R.S.).

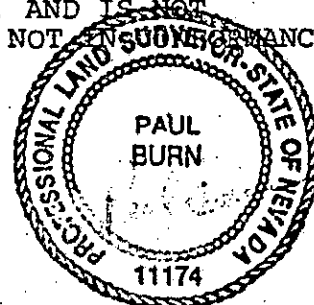


EXHIBIT "B"

ASSESSOR PARCEL NUMBER LISTING FOR
CURRENT PARCELS OWNED BY HOWARD HUGHES PROPERTIESSUMMERLIN WESTERN PLANNING AREA

ASSESSORS PARCEL NUMBERS - 137-13-101-003, 137-14-401-001,
137-14-501-001, 137-15-000-001, 137-16-300-002, 137-17-000-002,
137-20-000-002, 137-21-000-001, 137-22-000-001, 137-23-101-001,
137-23-801-005, 137-26-301-001, 137-26-501-005, 137-27-000-001,
137-28-000-001, 137-29-000-001, 137-32-000-001, 137-33-000-001,
137-34-000-001, 137-35-301-001, 137-35-801-005, 164-03-000-001,
164-04-000-001, 164-04-000-002.

BEING A PORTION OF SECTIONS 13, 14, 15, 16, 17, 20, 21, 22, 23,
26, 27, 28, 29, 32, 33, 34 AND 35, TOWNSHIP 20 SOUTH, RANGE 59
EAST, AND WITHIN SECTIONS 3 AND 4, TOWNSHIP 21 SOUTH, RANGE 59
EAST, M.D.M., CITY OF LAS VEGAS, CLARK COUNTY, NEVADA.

NOV 19 2010

CLARK COUNTY, NEVADA
JUDITH A. VANDEVER, RECORDER
RECORDED AT REQUEST OF:
STEWART TITLE OF NEVADA

12-18-97 11:47 CDO 8

BOOK: 971218 INST: 01041

FEE: 14.00 RPT: 131,432.50