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cityoflasvegas
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December 16, 2021

Mr. Joe Genovese
Century Communities of Nevada, LLC
6345 South Jones Boulevard, Suite #400
Las Vegas, Nevada 89118

**RE: 21-0591-VAC1
CITY COUNCIL MEETING OF DECEMBER 15, 2021**

Dear Mr. Genovese:

The City Council at a regular meeting held on **December 15, 2021** voted to **APPROVE** a following Land Use Entitlement project request to vacate public drainage easements, public sewer easements, public right-of-way, pedestrian access easements, traffic control and streetlight easements on 12.67 acres generally located on the northeast corner of Drake Drive and Grand Canyon Drive (APNs 125-07-110-002 and 125-07-501-006), T-D (Traditional Development) Zone [MLA (Medium-Low Attached) Skye Canyon Special Land Use Designation], Ward 6 (Fiore).

This approval is subject to the following conditions:

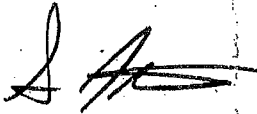
1. The limits of this Petition of Vacation shall be the unused Public Drainage, Access, Traffic Control, and Pedestrian Easements generally located at the northwest corner of Oso Blanca Road and Drake Drive granted in Book 157, Page 48 of Plats, document #20180412-0001037 and Instrument #199105300000395.
2. A Drainage Plan and Technical Drainage Study must be submitted to and approved by the Department of Public Works prior to the recordation of the Order of Vacation for this application. Appropriate drainage easements shall be reserved if recommended by the approved Drainage Plan/Study. The drainage study required by 20-0258-SDR1 may be used to satisfy this requirement provided that it addresses the area to be vacated.
3. All public improvements, if any, adjacent to and in conflict with this vacation application are to be modified, as necessary, at the applicant's expense prior to the recordation of an Order of Vacation.

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4. All development shall be in conformance with code requirements and design standards of all City Departments.
5. The Order of Vacation shall not be recorded until all of the conditions of approval have been met provided, however, that conditions requiring modification of public improvements may be fulfilled for purposes of recordation by providing sufficient security for the performance thereof in accordance with the Subdivision Ordinance of the City of Las Vegas. City Staff is empowered to modify this application if necessary because of technical concerns or because of other related review actions as long as current City right-of-way requirements are still complied with and the intent of the vacation application is not changed.
6. If the Order of Vacation is not recorded within three (3) years after approval by the City of Las Vegas or an Extension of Time is not granted by the Planning Director, then approval will terminate and a new petition must be submitted.

The Notice of Final Action was filed with the Las Vegas City Clerk on December 16, 2021.

Sincerely,



Seth T. Floyd
Director of Community Development
Department of Planning

STF:PL:clb

cc: Ms. Hannah Swan
Westwood Professional Services
5725 West Badura Avenue, Suite #100
Las Vegas, Nevada 89118