



**LAS VEGAS
CITY COUNCIL**

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November 15, 2023

Elhorn 56 LLC
500 South Rancho Drive Suite 2
Las Vegas, Nevada 89106

RE: 23-0477-VAC1
PLANNING COMMISSION MEETING OF NOVEMBER 14, 2023

Dear Applicant:

The Planning Commission at a regular meeting held on *November 14, 2023* voted to recommend **APPROVAL** on the request for a Petition to Vacate a portion of Jones Boulevard public right-of-way, generally located between Deer Springs Way and Elkhorn Road, Ward 6 (Brune).

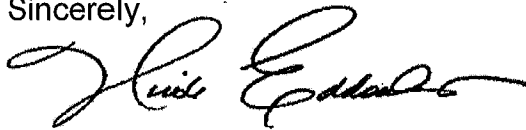
This approval is subject to the following conditions:

1. The limits of this Petition of Vacation shall be defined on the east side of Jones Boulevard and approximately 845 feet south of Elkhorn Road.
2. In accordance with NRS 278.480(8), reimburse the City of Las Vegas for the City's cost of acquiring this right-of-way (\$375.00) prior to the recordation of the Order of Vacation.
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.
4. Reservation of easements for the facilities of the various utility companies together with reasonable ingress thereto and egress there from shall be provided if required.
5. All development shall be in conformance with code requirements and design standards of all City Departments.

6. 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 Title 19. 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. If applicable, a five foot wide easement for public streetlight and fire hydrant purposes shall be retained on all vacation actions abutting public street corridors that will remain dedicated and available for public use. Also, if applicable and where needed, public easement corridors and sight visibility or other easements that would/should cross any right-of-way or easement being vacated must be retained.
7. If the Order of Vacation is not recorded within one (1) year after approval by the City of Las Vegas or an Extension of Time is not granted by the Director of Community Development, then approval will terminate and a new petition must be submitted.

This item will be considered by the City Council on December 20, 2023. This meeting will be held at 9:00 A.M. at the Council Chambers of City Hall, 495 South Main Street, Las Vegas, Nevada. ***The Council requires that you or your representative be present at this meeting.*** If you or your representative chooses not to attend, the City Council may act in your absence without your input.

Sincerely,



Nicole Eddowes
Community Development Coordinator
Case Planning Division

NE:bp

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cc:

Toll North LV LLC
1140 North Town Center Drive Suite 250
Las Vegas, Nevada 89144

Keely Smith
GCW Inc
1555 South Rainbow Boulevard
Las Vegas, Nevada 89146