



**LAS VEGAS  
CITY COUNCIL**

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March 13, 2024

DRP NV 4 L L C  
590 Madison Avenue, 13th Floor  
New York, New York 10022

**RE: 24-0034-VAC1**  
**PLANNING COMMISSION MEETING OF MARCH 12, 2024**

Dear Applicant:

The Planning Commission at a regular meeting held on *March 12, 2024* voted to **APPROVE** the following Land Use Entitlement project request for a Petition to Vacate U.S. Government Patent Easements generally located at the northwest corner of La Madre Way and Grand Canyon Drive (APNs 125-31-201-010 and 125-31-301-014), Ward 4 (Allen-Palenske).

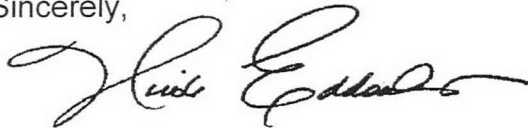
This approval is subject to the following conditions:

1. The limits of this Petition of Vacation shall be the U.S. Government Patent Easements located between east-west streets Hammer Lane and Washburn Road and north-south streets Hualapai Way and Grand Canyon Drive, on Assessor Parcel Numbers 125-31-201-010 and 125-31-301-014.
2. This Order of Relinquishment of Interest shall record immediately prior to and concurrent with 100369-FMP or 100374-FMP, as appropriate. The Order of Relinquishment of Interest may record in two phases with each phase coinciding with the Final Map for which the easements are bound. The Order of Relinquishment of Interest may record all at once if it records concurrent with both 100369-FMP and 100374-FMP.
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 Relinquishment of Interest.
4. All development shall be in conformance with code requirements and design standards of all City Departments.

5. The Order of Relinquishment of Interest shall not be recorded until all of the conditions of approval have been met provided, however, the conditions requiring modification of public improvements may be fulfilled for purposes of recordation by providing sufficient security for the performance thereof in accordance with 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 being vacated must be retained.
6. If the Order of Relinquishment of Interest is not recorded prior to February 15, 2027 following 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 action by the Planning Commission on March 12, 2024 is final unless a written appeal is filed with the City Clerk within ten days of the date of the Planning Commission's decision as allowed by code or there is a review action filed by the City Council within the same time period. For additional information on appeals or review requests submitted please access <https://www.lasvegasnevada.gov/Business/Permits-Licenses/Building-Permits/Permit-Application-Status>, or contact the Department of Community Development at 702.229.6301 after March 26, 2024. No building permits or business licenses related to these items shall be issued prior to the expiration of the required ten day waiting period, or until any filed appeal is resolved pursuant to LVMC Title 19.18.

Sincerely,



Nicole Eddowes  
Community Development Coordinator  
Case Planning Division

NE:bp

cc:

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