



**LAS VEGAS
CITY COUNCIL**

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DEPARTMENT OF
COMMUNITY DEVELOPMENT

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EXECUTIVE DIRECTOR

CITY HALL

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LAS VEGAS, NV 89101

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cityoflasvegas
lasvegasnevada.gov

November 20, 2025

Jose Bustamante
1700 South Pavillion Center Drive, Suite 250
Las Vegas, Nevada 89135

RE: 25-0374-MOD1
CITY COUNCIL MEETING OF NOVEMBER 19, 2025

Dear Applicant:

The City Council at a regular meeting held on *November 19, 2025* voted to **APPROVE** the following Land Use Entitlement project request FOR THE PROPOSED MODIFICATION OF THE SUMMERLIN WEST VILLAGE 22 PLAN TO AMEND THE SPECIAL LAND USE DESIGNATION OF PARCEL "B1" FROM: VC-MF3 (VILLAGE COMMERCIAL-HIGH DENSITY MULTI-FAMILY) TO: VC (VILLAGE COMMERCIAL) AND PARCEL "AA" FROM: VC-MF3 (VILLAGE COMMERCIAL-HIGH DENSITY MULTI-FAMILY) TO: SFSD (SINGLE FAMILY SPECIAL LOT DEVELOPMENT) on 47.90 acres at the northeast corner of Sunset Run Drive and Scurry Bend Drive (APNs 137-14-411-007, 137-23-211-010 and 137-22-611-001), Ward 2 (Kelley).

This approval is subject to the following conditions:

Planning

1. Conformance to the Conditions of Approval for General Development Plan (MDR-73901) and Major Modifications (MOD-77751, 21-0487-MOD1 and 25-01116-MOD1) shall be required, except as amended herein.
2. Conformance with the amended Summerlin Village 22 Development Plan date stamped 09/02/25.
3. All City Code requirements and design standards of all City departments must be satisfied, except as modified herein.

The Notice of Final Action was filed with the Las Vegas City Clerk on November 20, 2025.

Sincerely,

A handwritten signature in black ink, appearing to read 'Seth T. Floyd', with a stylized flourish at the end.

Seth T. Floyd
Director of Community Development
Department of Planning

STF:PL:bp

cc:

Vincent Esposito
1700 South Pavillion Center Drive, Suite 250
Las Vegas, Nevada 89135

Jennifer Veras
GCW, Inc.
1555 South Rainbow Boulevard
Las Vegas, Nevada 89146