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18112-001-06-05
CLV 7009



063724

September 7, 2006

Centennial Riley Development, LLC
2800 East Desert Inn Road, Suite 100
Las Vegas, Nevada 89121

RE: VAC-14766 - VACATION
CITY COUNCIL MEETING OF SEPTEMBER 6, 2006

Dear Applicant:

The City Council at a regular meeting held September 6, 2006 APPROVED the request for Petition to Vacate a portion of the public right-of-way at the intersection of Centennial Parkway and Riley Street. The Notice of Final Action was filed with the Las Vegas City Clerk on September 7, 2006. This approval is subject to:

Planning and Development

1. The limits of this Vacation shall be all portions of Riley Street (including spandrels) located between Centennial Parkway and the I-215 Beltway.
2. This Petition of Vacation shall be revised to retain a 20-foot Public Sewer Easement at a location acceptable to the Collection System Planning Section of the Department of Public Works.
3. 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.
4. 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.
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. 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.

6. 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 Planning Director, then approval will terminate and a new petition must be submitted.
7. 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.
8. All development shall be in conformance with code requirements and design standards of all City Departments.

Sincerely,



Carmel Viado
Deputy City Clerk I for
Barbara Jo Ronemus, City Clerk

cc: Planning and Development Dept.
Development Coordination-DPW
Dept. of Fire Services

Ms. Traci Combs
Slater Hanifan Group
5740 South Arville Street, Suite 216
Las Vegas, Nevada 89118