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October 6, 2005

Mr. Demetrius McWhorter
Mr. Jeff Jordan
710 Dike Lane
Las Vegas, Nevada 89106

RE: VAC-7679 – VACATION
CITY COUNCIL MEETING OF OCTOBER 5, 2005
RELATED TO GPA-6273, ZON-6510, VAR-6506, VAR-7665, SUP-6504,
SUP-8067 AND SDR-6507

Dear Mr. McWhorter:

The City Council at a regular meeting held October 5, 2005 APPROVED the Petition to Vacate the east five feet of a portion of Dike Lane, north of Bonanza Road. The Notice of Final Action was filed with the Las Vegas City Clerk on October 6, 2005. This approval is subject to:

1. The Order of Vacation shall consist of the east 5-feet of Dike Lane extending approximately 500-feet north of Bonanza Road.
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 ZON-6510 may be used to satisfy this requirement provided that it addresses the area to be vacated.
3. All existing 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 the 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.

LAS VEGAS CITY COUNCIL

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CLV 7009



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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 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.
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 Planning Director, then approval will terminate and a new petition must be submitted.

Sincerely,



Vicky Darling
Assistant Deputy City Clerk for
Barbara Jo Ronemus, City Clerk

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

Rosebud Development
2230 Bonanza Road
Las Vegas, Nevada 89106

Ms. Kristen Nueman
Aptus Architecture
1200 South Fourth Street, Suite #206
Las Vegas, Nevada 89104