



004709

December 26, 2000

Ms. Vickey England
2780 Jim Hampton Court
Las Vegas, Nevada 89117

RE: VAC-0037-00 - VACATION

MAYOR
OSCAR B. GOODMAN

CITY COUNCIL
MICHAEL J. McDONALD
(MAYOR PRO-TEM)
GARY REESE
LARRY BROWN
LYNETTE B. McDONALD
LAWRENCE WEEKLY
MICHAEL MACK

CITY MANAGER
VIRGINIA VALENTINE

Dear Ms. England:

Your request for a Petition to vacate the public sewer easement generally located between Las Vegas Boulevard and 4th Street, south of Hoover Avenue, Ward 5 (Weekly), was considered by the Planning Commission on December 21, 2000.

The Planning Commission voted to recommend **APPROVAL** of your request, subject to the following:

1. A sanitary sewer relocation plan must be submitted to and approved by the City Engineer prior to the recordation of the Order of Vacation; comply with all recommendations of the approved plan. Provide public sewer easements for all public sewers not located within existing public street right-of-way and construct all required improvements necessary to relocate the existing public sewer prior to the recordation of the Order of Vacation. Also, continuous sewer service to upstream parcels shall be maintained at all times. (*Public Works*)
2. 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. (*Public Works*)
3. The Order of Vacation shall not be recorded until all of the above conditions have been met provided, however, that Condition #2 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 being vacated must be retained. (*Public Works*)

CITY OF LAS VEGAS
400 STEWART AVENUE
LAS VEGAS, NEVADA 89101

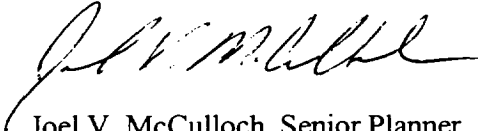
VOICE 702.229.6011
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4. All development shall be in conformance with code requirements and design standards of all City departments. (*Planning and Development*)
5. If the Order of Vacation is not recorded within two (2) years after approval by the City Council or the Planning Commission does not grant an Extension of Time, then approval will terminate and a new petition must be submitted. (*Planning and Development*)

This item will be considered by the City Council on February 7, 2001, at 1:00 P.M. in the Council Chambers of City Hall, 400 Stewart Avenue, 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,



Joel V. McCulloch, Senior Planner
Planning and Development Department
Current Planning Division

JVM:clb

cc: Mr. Scott Brown
The Tom Hom Group
4408 30th Street
San Diego, California 92116

Mr. Phillip Regeski
P. R. Engineering
P. O. Box 13438
Las Vegas, Nevada 89112