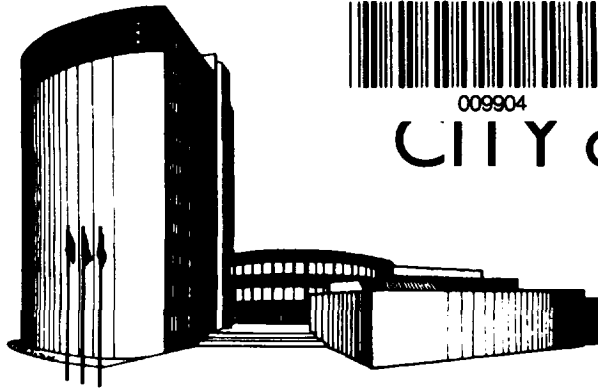


MAYOR
JAN LAVERTY JONES

COUNCILMEN
ARNIE ADAMSEN
MICHAEL J. MCDONALD
GARY REESE
LARRY BROWN

CITY MANAGER
VIRGINIA VALENTINE



009904

CITY of LAS VEGAS

October 28, 1998

Mr. John Sawdon
Mr. Joseph Scala
6900 West Sahara Avenue
Las Vegas, Nevada 89117

RE: VAC-35-98 - PETITION OF VACATION

Dear Messers Sawdon and Scala:

The City Council at a regular meeting held October 26, 1998 APPROVED the Petition to vacate Montessouri Street generally located between West Sahara Avenue and Via Olivero Avenue. The Notice of Final Action was filed with the Las Vegas City Clerk on October 27, 1998. This approval is subject to:

1. This Vacation Application shall be modified to exclude the south 15 feet of Montessouri Street such that there is a total right-of-way width of 75 feet on Sahara Avenue, and shall be modified to include the Vacation of the declaration of utilization on the west 30 feet of Montessouri Street as required by the Department of 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 as required by the Department of Public Works. This includes the removal of all City of Las Vegas streetlights and returning them to the east City Yard on East Bonanza Road.
3. A Drainage Plan and Technical Drainage Study or other related drainage information acceptable to the Flood Control Section 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. Reservation of easements for the facilities of the various utility companies together with reasonable ingress thereto and egress therefrom shall be provided if required.

400 E. STEWART AVENUE • LAS VEGAS, NEVADA 89101-2986
(702) 229-6011 (VOICE) • (702) 386-9108 (TDD)
www.ci.las-vegas.nv.us (WEBSITE)



Mr. John Sawdon
Mr. Joseph Scala
Page Two – VAC-35-98
October 28, 1998

5. All development shall be in conformance with code requirements and design standards of all City departments.
6. The Order of Vacation shall not be recorded until all of the above conditions have been met provided, however, that Condition No. 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.
7. If the Order of Vacation is not recorded within one (1) year after approval by the City Council or an Extension of Time is not granted by the Planning Commission, then approval will terminate and a new petition must be submitted.

Sincerely,



BARBARA JO RONEMUS
City Clerk

/ac

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

Ms. Rebecca Feig
Swisher & Hall AIA, Limited
2801 North Tenaya Way, Suite C
Las Vegas, Nevada 89128