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DEPARTMENT OF PLANNING

SETH T. FLOYD

DIRECTOR OF
COMMUNITY DEVELOPMENT

CITY HALL

495 S. MAIN ST.
3RD FLOOR
LAS VEGAS, NV 89101
702.229.6301 | VOICE
702.464.2545 | FAX
711 | TTY



cityoflasvegas
lasvegasnevada.gov

April 14, 2021

Mr. Tim Parks
City of Las Vegas
495 South Main Street, 5th Floor
Las Vegas, Nevada 89101

**RE: 21-0118-VAC1
PLANNING COMMISSION MEETING OF APRIL 13, 2021**

Dear Mr. Parks:

The Planning Commission at a regular meeting held on **April 13, 2021** voted to **APPROVE** the following Land Use Entitlement project request for a petition TO VACATE PUBLIC SEWER EASEMENTS on 3.79 acres at the southern corner of Oso Blanca Road and Deer Springs Way (APN 125-21-301-002), C-1 (Limited Commercial) Zone, Ward 6 (Fiore).

This approval is subject to the following conditions:

1. The limits of this Petition of Vacation shall be the public sewer easement granted by document #20190708:922.
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.
3. 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.

This action by the Planning Commission on **April 13, 2021** is final unless a written appeal is filed with the City Clerk within ten days of the date of the Planning Commission's decision as allowed by code or there is a review action filed by the City Council within the same time period. For additional information on appeals or review requests submitted please access <https://www.lasvegasnevada.gov/Business/Permits-Licenses/Building-Permits/Permit-Application-Status>, or contact the Department of Planning and Development at 702.229.6301 after **April 26, 2021**. No building permits or business licenses related to these items shall be issued prior to the expiration of the required ten day waiting period, or until any filed appeal is resolved pursuant to LVMC Title 19.18.

Sincerely,

Eric McCammond
Senior Management Analyst
Case Planning Division

EM:clb