

LOTS 1-4, BLOCK 2, PITKIN

LOTS 1-32, BLOCK 4, PITKIN

LOTS 1-4, BLOCK 3, PITKIN

VACATE 12TH STREET between block 2 and block 4, ALLEY BLOCK 4, ALLEY BLOCK 2, MESA STREET between block 3 and block 4 and block 2

1. Enhanced Property Development: Vacating the current streets and alleys would provide us with a blank canvas to optimize the development of the property. By eliminating existing infrastructure constraints, we can design and construct new streets and alleys that are better suited to the layout and needs of the development. This will maximize the potential of the property and create a more efficient and attractive space.

2. Environmental Considerations: If some of the current streets are located in the creek area and are not feasible to use, vacating them would allow for better environmental management. By removing infrastructure from sensitive areas, you can support the preservation of natural habitats and ensure the long-term sustainability of the creek ecosystem. This approach aligns with modern environmental practices and demonstrates a commitment to responsible development.

3. Improved Infrastructure: Developing new streets tailored to the property's requirements would enable us to incorporate proper infrastructure. We can design them to meet quality standards, consider pedestrian safety, and accommodate any future expansion plans. This will result in a more functional and efficient road network, enhancing accessibility for residents, visitors, and emergency services.

4. Community Benefits: By vacating the current streets and later returning the newly built ones to the town, we contribute positively to the community. The improved infrastructure will benefit not only our property but also the surrounding areas. Upgraded streets and alleys can enhance connectivity, ease traffic congestion, and improve the overall quality of life for community members. Additionally, returning the streets to the town demonstrates our willingness to collaborate and support the local authorities.

5. Economic Growth: Development projects have the potential to bring economic growth to an area. By investing in the development of our property and creating a more attractive space, you can generate new opportunities, increase property values, and attract businesses and residents to the community. This would contribute to the local economy and potentially lead to increased tax revenue for the town.