



The City of Sparks, Nevada

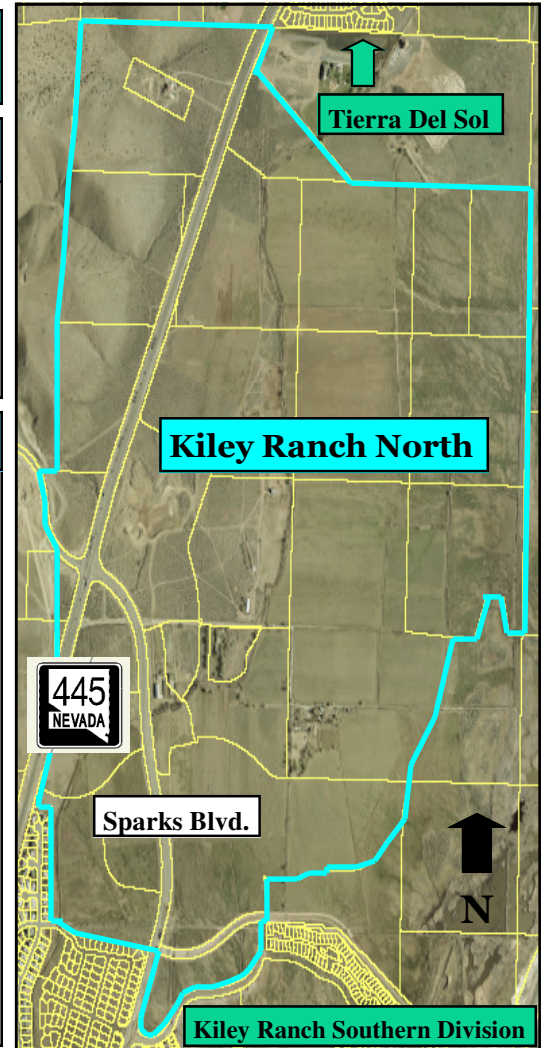
Kiley Ranch North

Project Size

- 808 Acres
- 4,436 Dwelling Units
- 142 Acres Business Park
- 123 Acres Commercial

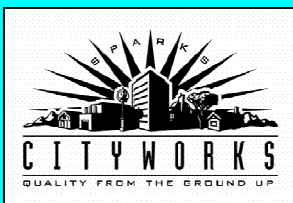
Details

- Kiley Ranch North is located on all four corners of the Pyramid Highway/Sparks Blvd. intersection.
- The project consists of 4,436 dwelling units ranging from 5 dwelling units per acre to 24 dwelling units per acre in density.
- 142 acres of business park.
- 123 acres of commercial development.
- 18 acres of public or institutional use; two 20-acre school sites; 14 acres of neighborhood parks; and approximately 120 acres of open space.
- The developer also proposes to create a “town center” community focal point at the intersection of the Pyramid Highway and Sparks Boulevard.



Status

- The development received final approval of the Kiley Ranch North Planned Development Handbook from the City Council on May 16, 2005.
- Plans for Phase 1 (single family and multifamily residential) and Phase 2 (Welcome Center) have been approved; Phase 1 is under construction and the Welcome Center is completed.
- Final maps have been recorded or are being reviewed for Villages 38, 39, 40, 41, and 42. Caviata (Village 42) and Waterstone (Village 39) have recorded maps and are under construction.
- A handbook for Phase 3 (community commercial) is currently being reviewed.
- In July 2006, the project received the Nevada Chapter American Planning Association 2006 DeBoer Excellence in Planning Award.



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