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## Aliante Station tops off tower in North Las Vegas

### Hotel-casino is on track for grand opening in late 2008

SPECIAL TO REAL ESTATE

Residents of the Aliante master-planned community in North Las Vegas are keeping a close eye on the pace of construction at the Aliante Station hotel and casino, which will bring entertainment, restaurants and gaming to the growing community. Aliante Station's owners held a topping-off ceremony Nov. 9 and said they project an opening in late 2008.

As part of the topping off event, a symbolic evergreen tree was hoisted to the roof of the hotel tower, signifying completion of the concrete structure for the tower. According to representatives of Station Casinos, the traditional construction event represents the strength of the new building and the desire for the construction project to remain injury-free. More than 900 people associated with the project attended the ceremony.

"While today marks a significant step in the construction of Aliante Station, it is also an opportunity for us to show our appreciation to all of those who have contributed their trade expertise to this facility," said Joe Hasson, general manager of Aliante Station.

The \$675 million project, which broke ground in February, is a 50/50 partnership of Station Casinos Inc. and the Greenspun Corp. The property will feature 200 hotel rooms, a full array of gaming offerings, six restaurants, a 16-screen Regal Cinemas movie theatre and 700-seat showroom along with meeting and convention space.

"Anyone familiar with Station Casinos' other properties in Southern Nevada will know that Aliante Station is going to be a first-class operation, providing entertainment amenities for people of all generations," said Dan Naef, senior vice president of North Valley Enterprises LLC, the developer of Aliante.

Aliante Station is located on about 40 acres at the northeast corner of the intersection of Interstate 215, the Las Vegas Beltway, and Aliante Parkway. PENTA, Station Construction LLC and Bomel Construction Group are general contractors on the project. Other partners include The Friedmutter Group/Themeworks as the master planner/design oversight and KGA Architecture as the architect of record.

North Valley Enterprises LLC is an affiliate of American Nevada Co. and Pulte Homes. Encompassing more than 1,900 acres, the Aliante community, when complete, will have as many as 7,500 homes and a population of about 20,000, its planners project.

Home builders at Aliante include Astoria Homes, Del Webb, KB Home, Lennar, Pardee Homes and Pulte Homes. Residence prices range from the mid-200,000s to the low \$500,000s. In addition, Del Webb is building the age-qualified Sun City Aliante community.

Aliante is bordered roughly by Grand Teton Drive, Centennial Parkway, Decatur Boulevard and Clayton Street. The I-215 beltway intersects Aliante, providing access to Interstate 15 and U.S. Highway 95.

About 428 acres in Aliante are designated for recreational and public purposes, including the Aliante Golf Club, the 20-acre Nature Discovery Park, Deer Springs Park, Aviary Park, an arroyo and more than 24 miles of lighted concrete trails and linear parks.

Proposed plans for Aliante include two elementary schools and a middle school, all of which would be built by the Clark County School District. The community's first school, the Theron H. and Naomi D. Goynes Elementary School, opened in 2005.

A new fire station opened in 2004 and the Aliante Library, located adjacent to the Nature Discovery Park, opened in 2006.

About 100 acres in Aliante are allocated for commercial development. The Aliante Corporate Center office park is already open for business.

Information regarding new homes and neighborhoods in Aliante can be obtained at the Aliante Information Gallery. To visit, take U.S. 95 north to the I-215 Exit East. Head east on I-215, exit at Aliante Parkway and proceed south. Hours are 10 a.m. to 5 p.m. daily.

Information can also be obtained at [AlianteHomes.com](http://AlianteHomes.com) or by calling 866-787-2951.