



STATE OF NEVADA
DEPARTMENT OF TRANSPORTATION
123 E. Washington Avenue
P.O. Box 170
Las Vegas, NV 89125
Phone: 702-385-6500~Fax: 702-385-6511

BRIAN SANDOVAL, Governor

RUDY MALFABON, P.E., Director

February 28, 2019

Mr. Rick Schroder PE
City of Las Vegas
333 N Rancho Dr.
Las Vegas, NV 89106

In Reply Refer to:
TS: CLV002-19

Subject: Revised Master Traffic Impact Study
Sunstone
US 95 & SR 157 Kyle Canyon

Dear Mr. Schroder,

The Nevada Department of Transportation has reviewed the Traffic Study for the referenced project. The study is approved subject to the following conditions:

1. Traffic Study updates will be required to address NDOT's 2017 Access Management Standards in more detail as individual parcels develop adjacent to NDOT right of way.
2. If NDOT determines that traffic has been disrupted within NDOT right of way, NDOT may require the developer to remedy the situation. Mitigation measures shall be approved by NDOT and shall be completed within a time frame determined by NDOT.
3. The traffic study shows the abandonment of Sky Pointe Drive within the limits of the project. This approval is conditional upon the developer obtaining relinquishment of Sky Pointe Drive from for NDOT.
4. An Encroachment Permit from NDOT will be required for any work performed within State right-of-way. Review during the Encroachment Permit process may result in further modification to the proposed improvements, or denial. This approval letter shall accompany any permit submittals for this project.
5. This approval is valid for twelve (12) months from the date of this letter. Encroachment permits associated with this approval shall be submitted by this date, any submittals associated with this approval submitted after this date shall require an update to this study. Any changes in use, traffic patterns or trip generation shall require an update to this study.

Should you have any questions regarding the foregoing, please do not hesitate to contact me.

Sincerely,

A handwritten signature in blue ink that reads "Michelle Castro".

Michelle S. Castro, PE
District I Traffic Engineer

cc: Hoang Hong, NDOT (via email)
Paul Villaluz, Slater Hanifan Group (via email)
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