



# Memorandum

Department of Public Works  
City Engineer Division  
Survey Section

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From: ALAN R RIEKKI, PLS - CITY SURVEYOR  
To: PETER LOWENSTEIN - DEPARTMENT OF PLANNING  
STEVE SWANTON - DEPARTMENT OF PLANNING  
HUGHES HOWARD COMPANY L L C  
CRAIG MATSUEDA, PLS - G.C. WALLACE  
CRAIG MATSUEDA - G.C. WALLACE  
CC: BART ANDERSON, P.E. - Engineering Project Manager  
Date: July 03, 2013

RE: **FINAL MAP 49890 - SUMMERLIN VILLAGE 23B UNIT NO. 3**

Attached is a redlined drawing delineating comments for the above map. **THE REDLINED PRINT MUST BE RETURNED TO SURVEY ALONG WITH A CORRECTED DRAWING FOR APPROVAL.**

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## **566133 CURRENT PL Status: Conditional Approval July 02, 2013**

If you have any questions regarding the following Planning comments please call 229-6301  
Department of Planning staff has administratively approved your request for technical review of the subject final map, subject to the following:

1. The Original Final Map mylar shall be in conformance with all applicable conditions of approval for the approved Tentative Map of Summerlin Village 23B (TMP-46270).
2. The Final Map for Summerlin Village 23B Unit No. 2 (FMP-48545) shall record prior to recordation of this Final Map.
3. The Final Map shall be revised as required by the Department of Planning prior to the submittal of the original Mylar for signature by the city. These revisions include the following:
  - a. The file number "FMP-49890" shall be placed above the Recorder's block in the lower right hand corner of the cover sheet.
  - b. Provide names for all existing and proposed streets to comply with the City of Las Vegas Street Naming and Address Assignment Regulations, 2009 Edition.

Please note that two 24" x 36" bond copies and one 8.5" x 11" reduced copy of the recorded mylar must be submitted back to the City of Las Vegas for archival purposes.

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## **566134 DEVCO Status: Conditional Approval June 27, 2013**

If you have any questions regarding the following Development Coordination comments please call 229-6541

1. FMP-48545 shall record prior to the recordation of this Final Map. Complete all blank recordation information on this Final Map prior to recordation.

2. Prior to recordation of this Final Map, label all proposed and existing street names.
3. All public streets on this Final Map shall be labeled as "hereby dedicated".
4. Per Condition of Approval #12 on Tentative Map TMP-46270, coordinate and grant all public easements (sewer, drainage, pedestrian, traffic signal, streetlighting, etc.) as required by the Department of Public Works.
5. Prior to the release of a Final Map for recordation on this site, the property owner must contact the Special Improvement District Section of the Department of Public Works(229-2136) and sign a notarized affidavit acknowledging and agreeing to a per lot assessment of all lots that will be created through a Final Map for this site. The City shall prepare an apportionment report following recordation of the Final Map and this apportionment report must be signed by the property owner prior to the release of any building permits for this site.
6. Site development to comply with all previous conditions of approval for the Summerlin Village 23B Tentative Map (TMP-46270) and also with the Summerlin Development and Improvement Standards.

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**566135 SURVEY Status: Denied June 27, 2013**

If you have any questions regarding the following Survey comments please call 229-6217

Please ensure that all recording information is complete prior to returning the mylar for final approval.

Please correct the lot tabulation as it is affected by the number of common element lots.

Please check the geometry and labeling as marked in Detail 3C, Detail 3D, and Detail 3A.

Please add the missing dimension in Detail 3B as marked.

Please check the geometry for the curve at the westerly boundary of Parcel Y as marked.

Please add common widths for the common elements surrounding Parcels Y and Z as marked.

Please add widths for the common element lots surrounding Parcels AA and BB as marked.

Please show the centerline monumentation to be set along Foxhill Drive. It would be most helpful to see street names on the Map sheets as well.

Please remove the label on Common Lot 1, which refers to it as, "Common Lot 13 of an unrecorded Map".

I would like to suggest re-numbering or re-naming "COS-7" as it may tend to be confused with "Common Lot 7" at least in tabulation.

Please set a monument at the end of the BC in Common Lot6 on Foxhill Drive shown on Sheet 6 of 6.

Please also show ties to control the alignment as it leaves the boundary of the Map.

Please correct miscellaneous errors, typos, or omissions as shown on the redlines.

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End of Comments.

A handwritten signature or set of initials, possibly 'A', written in black ink.