



Memorandum

Department of Public Works
City Engineer Division
Survey Section

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From: ALAN R RIEKKE, PLS - CITY SURVEYOR
To: PETER LOWENSTEIN - DEPARTMENT OF PLANNING
STEVE SWANTON - DEPARTMENT OF PLANNING
MICHAEL LATHAN, PLS - TRI-CORE SURVEYING, LLC.
TRI-CORE SURVEYING
CARSON 14 L L C - % T DEVORE
CC: BART ANDERSON, P.E. - Engineering Project Manager
Date: February 13, 2014
RE: **FINAL MAP 52799 - CARSON 14**

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.**

605838 CURRENT PL Status: Conditional Approval February 13, 2014

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 reversionary final map, subject to the changes and corrections noted as follows:

1. The file number "FMP-52799" shall be placed above the Recorder's block in the lower right hand corner of the cover sheet.
2. Please revise the Certificate of Director of Planning Approval to insert the word "to" as shown below:

"I certify that the Director of Planning, on the ____ day of _____, 20__, did approve this map, in accordance with NRS 278.010 to 278.630, inclusive, for the purposes of reverting to acreage the property described herein."

3. It is noted that the existing building on the mapped area is nonconforming with respect to setbacks; however, reversion to acreage will have no effect on the nonconforming status.

Please note that a Mylar copy, two 24"x36" bond copies and one 8.5"x11" reduced copy of the recorded reversionary map **MUST** be submitted to the City of Las Vegas.

605839 DEVCO Status: Approved February 13, 2014

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

COMMENTS:

We have no objection to this Reversionary Final Map Technical Review application for the purpose of reverting to acreage a portion of the Ladd Addition to the City of Las Vegas being lots 12, 13 and 14 of Block 10, as shown in Book 1, Page 2 of Plats, together with a portion of the alleyway

vacated per Book 980108, Document No. 01060 of official records in the City of Las Vegas. No bonds, improvements nor drainage plans/studies are required prior to the recordation of this Reversionary Final Map.

CONDITIONS OF APPROVAL:

1. Include the Final Map number, FMP-52799, above the Recorder's Block on the cover sheet.

605840 SURVEY Status: Denied February 13, 2014

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

Please correct the sectional calls in the sub title of the Map and in the title block.

We suggest removing the bold lot lines and dimensions so as not to confuse anyone about what is going on with the area being reverted.

End of Comments.

