



Memorandum

Department of Public Works
City Engineer Division
Survey Section

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To: JASON G. KLINE, PLS
From: ALAN R RIEKKI, PLS - CITY SURVEYOR *AR.*
Copy: BART ANDERSON, P.E. - DEPARTMENT OF PUBLIC WORKS
STEVE GEBEKE - DEPARTMENT OF PLANNING
PETER LOWENSTEIN - DEPARTMENT OF PLANNING
SECTION 12 L L C - % NINETY FIVE MGT L L C~% D HE

Date: March 14, 2017

RE: **FINAL MAP 69104 - SKYE CANYON II PHASE 2A**

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.**

825446 CURRENT PL Status: Conditional Approval March 01, 2017

If you have any questions regarding the following Planning comments please call 229-6301

Department of Planning staff has conditionally approved your request for technical review of the subject amended final map, the purpose of which is to create one pod subdivision. The proposed amendment is determined to be in substantial conformance with the approved Tentative Map of Skye Canyon II (TMP-65803).

The Amended 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. Revisions and comments include the following:

1. Conformance with all applicable conditions of approval for the approved Tentative Map of Skye Canyon II (TMP-65803) and the Skye Canyon Development Standards, except as amended herein.
2. The final map incorrectly illustrates "FMP-66249". This should be changed to "FMP-69104".
3. If any easements are required for the bike trail, as illustrated on page 63 of the Kyle Canyon Development Standards, Exhibit M, the easements must be illustrated on the plans.

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

825447 DEVCO Status: Conditional Approval March 13, 2017

If you have any questions regarding the following Development Coordination comments please call 229-6327

We note that a Master Drainage Plan and Technical Drainage Study update is on file with the Flood Control Section of the Department of Public Works. We also note that this parcel is being created for the sole purpose of creating a legal parcel that will be used for a charter school. The City's approved this charter at the 11/1/2016 Planning Commission as SDR-66779 and it was declared final action at that meeting.

CONDITIONS OF APPROVAL:

1. Per condition #8 of SDR-66779, grant a minimum 8-foot wide Roadway Easement for a future pick-up/drop-off lane acceptable to The City Traffic Engineer on Shaumber Road adjacent to this parcel. Additionally, if the Drainage Study related to SDR-66779 is approved prior to the mylar submittal of the Final Map, the required Public Drainage Easement on this parcel shall be granted on the mylar of this Final Map.
2. Revise all references to Assessor Parcel #126-12-000-001 to 126-12-101-001.
3. 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(702-229 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.
4. Revise the Final Map number above the Recorder's Block on the cover sheet to read FMP-69104.
5. Dimensions and information presented on the approved civil improvement plans shall match the Final Map prior to recordation. Revise approved civil plans if necessary.
6. Site development to comply with all applicable conditions of approval for the Skye Canyon II Parent Tentative Map (TMP-65803).

825448 SURVEY Status: Denied March 14, 2017

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

Please remove "Parent" from the map title and title blocks as this School site is not intended to be further subdivided.

Tie the north boundary limits to the Shaumber Road centerline and the intersection with Eagle Canyon Avenue.

For clarity and to exclude lands / easements that are in a state of flux, please consider: Omitting Sheet 3 entirely and the many easements on Sheet 2 that do not affect or benefit Parcel 2.35. Revise Sheet 2 to include the legal description, a Survey analysis of only the SW ¼ of Section 12, and an easement listing of only the easements benefitting or affecting Parcel 2.35. Revise the basis of bearings to Grand Teton Drive if appropriate.

End of Comments.

R.