



Memorandum

Department of Public Works
City Engineer Division
Survey Section

Phone (702) 229-6217
Fax (702) 804-8582
www.lasvegasnevada.gov

To: TRENT KEENAN, PLS
From: *fel* ALAN R RIEKKI, PLS - CITY SURVEYOR *RWM*
Copy: BART ANDERSON, P.E. - DEPARTMENT OF PUBLIC WORKS
STEVE GEBEKE - DEPARTMENT OF PLANNING
PETER LOWENSTEIN - DEPARTMENT OF PLANNING
TRENT KEENAN DIAMONDBACK LAND SURVEYING, LLC
HUGHES HOWARD COMPANY L L C

Date: July 06, 2017

RE: **FINAL MAP 70540 - SUMMERLIN VILLAGE 24 UNIT 4**

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.**

843213 CURRENT PL Status: Conditional Approval May 17, 2017

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

1. FMP number must be included on the bottom right corner of Sheet 1, which is FMP-70540.
2. Please include a table on Sheet 2, of each large lot and each common lot, with the acreage or square footage listed.

843214 DEVCO Status: Conditional Approval May 31, 2017

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

We note that an approved Drainage Plan and Technical Drainage Study update is on file with the Flood Control Section of the Department of Public Works.

CONDITIONS OF APPROVAL:

1. Per condition #8 of TMP-54314, Public Sewer Easements granted on this Final Map shall be a minimum 20 feet wide. No trees or vegetation over three feet tall shall be allowed within Public Sewer Easements and this Final Map shall note this requirement on all Public Sewer Easements.
2. Per condition #9 of TMP-54314, bonds for monuments associated with this map shall be posted prior to recordation of this Final Map.
3. Per condition #10 of TMP-54314, the property owner must contact the Special Improvement District section of the Department of Public Works (702-229-2136) prior to the release of the Final Map for recordation. 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. Prior to the recordation of this Final Map fill in all recording information for easements being granted by separate document. Alternatively, the easements may be grant on this Final Map if acceptable to the easement grantee.
5. On the cover sheet, the City Engineer's name should be Allen Pavelka, P.E.
6. In Detail "D" on sheet 6, the dimension of "L65" is missing.
7. Revise the signature blocks on sheet one to remove Clark County Jurisdiction references.
8. Correct the misspellings of "sidewalks" in the last paragraph of the owner's certificate on the Mylar of this Final Map.
9. Include the Final Map number, FMP-70540, above the Recorder's Block on the cover sheet.
10. Site development to comply with all applicable conditions of approval for Summerlin Village 24B (TMP-54314) and all other applicable site-related actions.

849010 SURVEY Status: Denied July 06, 2017

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

***Second Memo* - 6 July 2017**

On Sheet 1, please correct the Planning Director certificate, City Surveyor certificate and Owner's certificate as shown on the redlines.

Provide PLS seal, signature and date on all sheets per NAC 625.611.

Address DEVCO comments #1, #5 and #8. Regarding DEVCO comment #4, we note that all LVVWD easements have been deleted from the map since the original map submittal to CLV. Please verify that these easements will not be required to record prior to this plat.

Please correct miscellaneous minor errors, typos, or omissions as noted on the attached red lines.

End of Comments.

RWM