



Memorandum

Department of Public Works
City Engineer Division
Survey Section

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

To: MICHAEL G. SMITH, 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
ACTUS
BEAZER HOME HOLDINGS L L C - % S CERVINO

Date: July 25, 2018

RE: **FINAL MAP 73733 - DECATUR & DONALD II**

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.**

866354 CURRENT PL Status: Conditional Approval July 05, 2018

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 blue line Final Map, subject to the changes, comments and corrections noted as follows:

1. The file number "FMP-73733" shall be placed above the Recorder's block in the lower right hand corner of the cover sheet.
2. Revise the signature block of the Department of Planning certificate to read:

ROBERT SUMMERFIELD, AICP
DIRECTOR OF PLANNING
CITY OF LAS VEGAS

866355 DEVCO Status: Conditional Approval July 09, 2018

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

We note that the required Drainage Plan and Technical Drainage Study on file with the Flood Control Section of the Department of Public Works is not approved yet and is awaiting concurrence from Clark County Regional Flood Control and the City of North Las Vegas.

CONDITIONS OF APPROVAL:

1. Per condition of approval #11 of TMP-63586, the submitted Drainage Plan and Technical Drainage Study must be approved by the Department of Public Works prior to the recordation of a Final Map for this site.

2. Revise note 5 to remove the property owner as the streets are not owned by individual lot owners. If no Homeowner's Association is being created, a similar organization must be formed to maintain the common lots.
3. Include the Final Map number, FMP-73733, above the Recorder's Block on the cover sheet.
4. Dimensions and information presented on the approved civil improvement plans shall match the Final Map prior to recordation. Revise approved civil plans if necessary.
5. Site development to comply with all previous conditions of approval for the Decatur & Donald II Tentative Map (TMP-63586) and all other site-related actions.

866356 SURVEY Status: Denied July 10, 2018

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

Please remove "Being a Merger and Re-subdivision of" from the header, title block and legal description as this plat is simply a subdivision of Lot 230.

Include specific language on the map sheets to grant easements to the City of Las Vegas.

Provide an area for the Private Street and revise the set monument symbol at the cull-da-sac centerline. Also remove the setting of monuments at the extension of the boundary with the abutting road centerlines.

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

End of Comments.

R.