



Memorandum

Department of Public Works
City Engineer Division
Survey Section

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

To: CRAIG K. MATSUEDA, 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
RYLAND HOMES NEVADA L L C - % D ROGERS
GREYSTONE NEVADA L L C
CHELSEA JENSEN SLATER HANIFAN GROUP

Date: July 25, 2018

RE: **FINAL MAP 73756 - SUMMERLIN VILLAGE 24 PARCEL D PH. 2**

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.**

867764 CURRENT PL Status: Conditional Approval July 17, 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-73756" shall be placed above the Recorder's block in the lower right hand corner of the cover sheet.
2. Provide a note stating the following: "Direct vehicular access to Crossbridge Drive from abutting lots through common areas is prohibited." The change shall be applied on all applicable sheets and instances.
3. The island south of Grey Dunes Avenue and north of Aster Hills Avenue does not meet the Street Naming and Address Assignment Regulations. Starting with Lot 85 as shown in Tentative Map (TMP-71302), which is south of Lot 76 and Grey Dunes Avenue, please correct to Lot 77 moving clockwise around the island to the south along Aster Hills Avenue.
4. Revise the signature block of the Department of Planning certificate to read:

ROBERT SUMMERFIELD, AICP
DIRECTOR OF PLANNING
CITY OF LAS VEGAS

867765 DEVCO Status: Conditional Approval July 16, 2018

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

1. Per Condition #11 of TMP-71302, 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.

2. Fill in all blank recorders information on all sheets of this map.
3. In note "Diamond P", specify a Public Drainage Easement, remove the word "Surface" and add "Public Sewer Easement".
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. Include the Final Map number, FMP-73756, above the Recorder's Block on the cover sheet.
6. Site development to comply with all previous conditions of approval for the Summerlin Village 24 Parcel D Tentative Map (TMP-71302) and all other site-related actions.

867766 SURVEY Status: Denied July 17, 2018

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

Revise the language within the Owner's Certificate to make reference to Common Element Lots to mimic what is being created within the map sheets.

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

Replace "created" with "granted" for all easement grants per this plat. Include "Public" for all City of Las Vegas Sewer, Drainage, Access or other public easements.

End of Comments.

AR.