



Memorandum

Department of Public Works
City Engineer Division
Survey Section

Phone (702) 229-6217
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To: TRENT KEENAN, PLS - DIAMONDBACK SURVEYING
From: ALAN R RIEKKI, PLS - CITY SURVEYOR
Copy: BART ANDERSON, P.E. - DEPARTMENT OF PUBLIC WORKS
STEVE SWANTON - DEPARTMENT OF PLANNING
PETER LOWENSTEIN - DEPARTMENT OF PLANNING
GRAGSON-BELTWAY BELCASTRO L L C - G K T 5 L L C
WALKER ENGINEERING, LLC
LVCS D

Date: August 27, 2014

RE: **PARCEL MAP 55550 - SOMERSET ACADEMY RAINBOW**

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.**

642373 CURRENT PL Status: Conditional Approval August 27, 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 parcel map, subject to the changes and corrections noted as follows:

1. The parcel file number "PMP-55550" shall be placed above the Recorder's block in the lower right hand corner of the cover sheet.
2. The signature block for the Director of Planning shall be revised to read as follows:

"

THOMAS A. PERRIGO
ACTING DIRECTOR OF PLANNING
CITY OF LAS VEGAS, NEVADA"

3. We note that the owner's name on the map does not match that of the recorded deeds. Furthermore, there are multiple owners on APN 138-03-602-010 that are not listed on the map. This can be resolved by bringing both parcels under common ownership and listing the one owner on the map.

4. This map, once recorded, will satisfy the mapping requirement of Condition #8 of the last approved Site Development Plan Review (SDR-53910) of this site.

642371 DEVCO Status: Approved August 25, 2014

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

COMMENTS:

We note that this Parcel Map appears to be a map for lot consolidation purposes and as such no improvements or bonds are required prior to the recordation of this Parcel Map.

642374 SURVEY Status: Denied August 26, 2014

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

Monument set within public and private streets within the city of Las Vegas require Type IV Reference monuments and a subsequent Monument Tie map. This will require the posting of the bond and the alternate statements added to both the Surveyor's Certificate and the City Surveyor's Certificate. Alternately, you may set the reference monuments ahead of time and show them on the Map thereby, removing the requirement for a financial guarantee.

We note that currently there appear to be two (2) Owners on the Map. The ownership should be consolidated into the single owner or both owners should be listed in the Owner's Certificate with signatures. Should the Map record with two owners the Assessor will not work the Map into one (1) APN.

Please correct miscellaneous errors, typos, or omissions as shown on the redlines.

End of Comments.

A handwritten signature in black ink, appearing to be the initials 'R.' followed by a horizontal line.