Importance: Normal

From: Clark County [Clarkcounty-accela@clarkcountynv.gov]

Sent: 04/14/2025 16:01:04

To: Raymond Todd Stratton [toddstratton63@gmail.com]; smacias@tce-lv.com

Cc: PWLanduse@clarkcountynv.gov; Jillee.Opiniano@clarkcountynv.gov

Bcc

Title: APR-24-101114 - APN 176-27-401-013 - Public Works Comments

Attachment(s)

Content:

Good afternoon,

Please see the Public Works comments below:

General:

Note: Public Works will not support a waiver for detached sidewalks.

Justification letter:

- Public Works waiver cannot be part of the PUD, a waiver application will need to be added for any Public Works request.

Site Plans:

- Repeat comment: On the typical lot label the distance from the property line to the driveway minimum distance is 6 feet and the driveway widths. As you have stated that you are meeting the 6 feet for corner lot you are not meeting the minimum standard. The driveway should be a minimum 12 feet from radius for corner lots and 6 feet from property line. If you cannot meet the minimum a waiver will need to be added.
- Provide a typical corner lot with the distance form the point of curve to the driveway shown.
- Provide street section for Cactus Avenue.

Thank you,

Sarah Mabry-Padovese

Directions for when you make the necessary changes

- Email the following to Public Works – Development Review at PWLandUse@ClarkCountyNV.gov:
  - A detailed written response to each of our comments.
  - Copies of revised plans and documents.
  - If you make changes other than those that are specified in our comments, provide a detailed list of the changes and an explanation for why the changes were made.

Contacts for the Public Works - Land Use Application Team

- Email:
  - PWLandUse@ClarkCountyNV.gov
- Phone numbers:
  - 702-455-4607 – Sarah Mabry-Padovese
  - 702-455-6387 – JaWaan Dodson
  - 702-455-6330 – Keith Haywood
  - 702-455-6344 – Cassandra Vazquez
  - 702-455-4600 – Main number for Development Review

Comments:
Event:
Status: Sent