

DS #: 5170

APN: 137-14-401-006 & 137-23-161-002

PROJECT: Summerlin West v22 - Desert Foothills Drive Street Improvements
from Lake Mead Boulevard to Fleet Wing Avenue
(Street 6)

SUBMITTAL: Supplement

SCANNED BY/DATE:

CHECKED BY/DATE:



CITY OF LAS VEGAS		DATE:
INTER-OFFICE MEMORANDUM		December 2, 2019
TO: Land Development Services Department of Building & Safety		FROM: Albert Sung, P.E. Flood Control Project Engineer Department of Public Works
SUBJECT: Drainage Study for: Summerlin West V22 – Desert Foothills Drive Street Improvements from Lake Mead Boulevard to Fleet Wing Avenue (Street G)		COPIES TO: Atkins
Cross Streets:	Lake Mead Boulevard & Desert Foothill Drive	Howard Hughes Company, LLC
File Number:	F:\Depot\DSMemos\DS5170C.doc	Bart Anderson, P.E., DevCo
Parcel Number:	137-14-401-006 & 137-23-101-002	CCRFCD
Zoning Action:	N/A	
FEMA Flood Zone	YES	NO X
Proposed Storm Drain	YES X	NO

HISTORY	DATE RECEIVED	DATE REVIEWED	COMMENTS	REVIEW FEES	FEES PAID Payment Trn #
1 st Submittal	8/5/2019	9/5/2019	Not Approved	\$400.00	3518204: \$400
2 nd Submittal	10/16/2019	11/7/2019	Not Approved	\$400.00	3612960: \$400
Supplement	11/14/2019	12/2/2019	See Comments Below	N/C	N/C
			TOTAL FEES (LDDRS):	\$800.00	----

REMARKS:

The Drainage Study for the subject project has been reviewed and:

	is approved subject to conformance to all City standards and the following conditions:
	must be resubmitted or supplemented including the following:
X	is conditionally approved subject to Clark County Regional Flood Control District concurrence.
	is conditionally approved subject to Clark County Public Works Department concurrence.

***** The Conditional Approval of this Drainage Study is to allow the engineer/developer to submit the Improvement Plans to City Land Development Only**

***** Do not submit the Drainage Study to Clark County Regional Flood Control District (CCRFCD) prior to the Structural Design and Calculations being approved by the City Building & Safety Department**

- Second Request:** Drop inlets deeper than 10' require special structural design and structural calculations. Provide a soils report, structural calculations and specifications, two wet stamped structural sets, and a grading plan to the Building Department for processing. The engineer must provide a copy of Building Department approval of the structures to Flood Control prior to final acceptance of the drainage study.
- Second Request: Sheet 20/33, Sheet 21/33** and all pertinent sheets: SDMH #1 which ties the existing 66"-RCP in Lake Mead Boulevard and the proposed 54"-RCP in Desert Foothills Drive is noted to be constructed by the subject project. However, shouldn't it that SDMH #1 be already constructed by the "Summerlin West V22 – Lake Mead Boulevard (Desert Foothills Drive to Kettle Ridge Drive)" project which should go prior to the subject improvements?

The response was that the manhole SDMH #1 will be constructed and break into an existing 66" - RCP with the proposed subject improvements.

It appears that pipe to pipe (new to existing) connections will be required. Provide connection detail in the next submittal.

A supplemental **Sheet 33/38** was submitted on November 14, 2019, **Detail Section E/33** must include detail of reinforcement connection from the existing pipe to the new manhole wall. Structural calculations must be approved by *City Building Department* prior to the final approval of the drainage study.

The following conditions are repeated until they are complete:

3. The subject street improvement of *Desert Foothills Drive* is premised on the existence of *Lake Mead Boulevard* and *Kettle Ridge Drive* on the north and west for flood cut-off protection. The subject drainage study will not be approved prior to the final approval of the technical drainage studies of "*Summerlin West V22 – Lake Mead Boulevard (Desert Foothills Drive to Kettle Ridge Drive)*" and "*Summerlin West V22 – Kettle Ridge Drive (Lake Mead Boulevard to Fleet Wing Avenue)*".
4. The site is adjacent to or crosses an existing or proposed *Clark County Regional Flood Control District (CCRFCD)* master planned facility. Therefore, CCRFCD concurrence is required prior to final approval of the drainage study.

Please note that effective March 15, 2019, the CCRFCD adopted new requirements for drainage study concurrence submittal. Follow the link below for specific guidance.

<http://gustfront.ccrfcd.org/LandDev/LandDev.aspx>

5. The project proposes to build temporary drainage facilities, ie, berms/swales along the west side of *Desert Foothills Drive* for interim flood protection. Prior to final plan approval the developer must complete a maintenance and liability agreement for the interim drainage improvements (berms or channels) and post a minimum maintenance bond of \$50,000 or 50-percent of the construction cost for the improvements, whichever is greater. The engineer must submit an estimate of the quantities for constructing the facility and an exhibit that adequately shows the location and limits of the drainage facility to *City of Las Vegas Flood Control* for approval. Once the drainage study is conditionally approved, the engineer should contact the *City's Land Development Section (229-6371)* to begin the agreement process.

In order for the maintenance bond to be released in the future, a drainage update / letter will be required to justify that the offsite berms / channels are no longer necessary and can be removed.

NOTE: Please be advised that all land surface area disturbances over 1 acre or any area adjacent to a water way must submit to the *Nevada Division of Environmental Protection* a "Notice of Intent" to discharge that certifies a stormwater pollution prevention plan has been developed and is maintained on site; for inclusion in the Stormwater General Permit No. NVR100000. A phased construction unit in a contiguous subdivision is considered under construction until all stripped or disturbed surface areas have been covered by paving, building construction or planting. For more information, including forms and applications see <http://ndep.nv.gov/bwpc/storm01.htm> or call (775) 687-9429.

END OF REMARKS
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T/R/S: T20S/R59E/14
AREA K-14

