

DS #: 4104

APN: 125-27-222-009

PROJECT: TENAYA VILLAGE CENTER - UPDATE TO COMMERCIAL ^{TENAYA}

SUBMITTAL: 5TH

SCANNED BY/DATE: _____

CHECKED BY/DATE: _____



CITY OF LAS VEGAS INTER-OFFICE MEMORANDUM		DATE: March 21, 2011
TO: Land Development Services Department of Public Works		FROM: Albert Sung, P.E. Flood Control Project Engineer Department of Public Works
SUBJECT:	Drainage Study for:	COPIES TO:
	Tenaya Village Center - Update to Tenaya Commercial	Ace Engineering
Cross Streets:	SWC of Tenaya Way & Azure Drive	M F E, Inc.
File Number:	F:\Depot\DSMemos\DS4104E.doc	Bart Anderson, P.E., DevCo
Parcel Number:	125-27-222-009	CCPW
Zoning Action:	SDR-39552	
FEMA Flood Zone	YES	NO X
Proposed Storm Drain	YES	NO X

HISTORY	DATE RECEIVED	DATE REVIEWED	COMMENTS	REVIEW FEES	FEES PAID Transaction #
1 st Submittal	12/1/2006	12/15/2006	Not Approved	\$400.00	58670: \$400
2 nd Submittal	2/12/2007	2/26/2007	Conditionally Approved	\$400.00	62859: \$400
3 rd Submittal	1/20/2011	2/2/2011	Not Approved	\$100.00	161206: \$100
4 th Submittal	2/17/2011	3/3/2011	Not Approved	\$400.00	163027: \$400
5 th Submittal	3/10/2011	3/21/2011	See Comments Below	\$400.00	164337: \$400
TOTAL FEES (LDDRS):				\$1,700.00	----

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:
	is conditionally approved subject to Clark County Regional Flood Control District concurrence.
X	is conditionally approved subject to Clark County Department of Public Works concurrence.

The following comments are repeated until they are complete:

1. Per **SDR-39552**, grant a Multi-use Non-equestrian Trail Easement for all portions of the existing multi-use non-equestrian trail adjacent to this site that are located outside of the *Tenaya Way* public right-of-way in accordance with Master Trails Plan concurrent with development of this site.
2. The site is adjacent to the jurisdiction of *Clark County* to the south. The engineer must coordinate with *Clark County Public Works Department (CCPW)* and incorporate any concerns for boundary conditions along the south border. CCPW concurrence is required prior to final acceptance of the study.
3. Label the proposed drainage easement as "15'-wide **Public Drainage Easement to be Privately Maintained**" on the grading plans. The granting of a public drainage easement can be done by separate document which must be recorded prior to the final approval of the drainage study.
4. Third request: Label the size of the existing storm drains in *Tenaya Way* and *Azure Drive*.

5. Revise Construction Note #11 for the construction of sidewalk drain per USDCCA Drawing number 236.

In an effort to increase administrative efficiency, the City of Las Vegas Public Works will be requiring all soils report, drainage study and traffic impact analysis submittals to be accompanied by an electronic copy of the submittal. Electronic documents must be submitted with one original hard copy of the study. Electronic documents should be on a universal computer-readable digital output replicating your submittal to be used for archival or display purposes. This may be more than one file if necessary. An Indexed Portable Document Format (PDF) or Print Ready CAD file formats with a minimum of 300dpi are the desired formats, but provided it is a high quality digitized replication of the submittal, other formats may be acceptable. If figures are in color, they must be scanned in color and saved as a separate file. The new submittal requirements will become effective on **July 1, 2011**. If there are any questions regarding these new requirements, please contact Robert Welch in the Flood Section at (702) 229-2177 or Rick Schroder in Traffic Engineering at (702) 229-6327.

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
ays

T/R/S: T19S/R60E/27
AREA G-27

Reid: 3/10/11

DS 4104-1

DRAINAGE STUDY UPDATE

\$400

FOR

G-27

TENAYA VILLAGE CENTER

SW CORNER OF TENAYA WAY & AZURE DRIVE

LAS VEGAS, NEVADA 89130

ADDENDUM #2

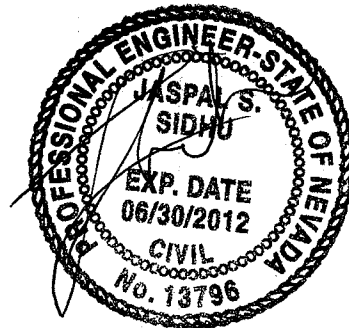
PROJECT NO. 10-05

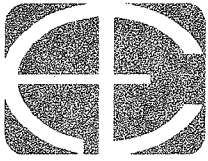
March 10, 2011

PREPARED FOR:
FAMILY EXPRESS

PREPARED BY:
ACE ENGINEERING

6283 S. Dean Martin Dr., Ste. B
LAS VEGAS, NV 89118
(702) 396-5113
Fax (702) 396-5114





ACE Engineering

Civil Engineering • Structural Engineering • Land Planning

March 10, 2011

City of Las Vegas
Land Development Services
Department of Public Works
333 North Rancho Boulevard
Las Vegas, NV 89106

Attention: Albert Sung, P.E. - Flood Control Project Engineer

**Subject: Drainage Study for: Tenaya Village Center – Update to Tenaya
Commercial - Parcel #127-27-222-009 Addendum #2**

Dear Mr. Sung:

Please find below the responses to the comment letter issued by you dated March 3, 2011:

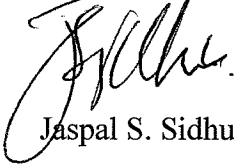
1. Per SDR-39552 we have shown a multi-use, non-equestrian trail easement for all portions of the existing multi-use, non-equestrian trail adjacent to this site located outside of the Tenaya Way public right-of-way in accordance with Master Trails Plan concurrent with development of this site. Upon Conditional Approval we will have the easement granted and recorded by a licensed surveyor. Proof of grant and recordation will be provided to City of Las Vegas Land Development, Department of Public Works.
2. Coordination with Clark County Public Works Department (CCPW) to obtain concurrence for boundary conditions along the south border will occur once Conditional Approval for this report is received from the City of Las Vegas Land Development, Department of Public Works.
3. Proposed drainage easement has been labeled as “15’ wide Public Drainage Easement to be Privately Maintained.” Upon Conditional Approval by the City of Las Vegas Land Development, Department of Public Works, we will have the drainage easement granted and recorded by a licensed surveyor and will provide documentation to the City of Las Vegas, Land Development, Department of Public Works.
4. Size for existing storm drains in Tenaya Way and Azure Drive has been shown and existing drop inlets, storm drains and laterals with type and size information has been shown on the grading plan.
5. Detail sections location has been shown on the grading plan.
6. “A” –curb that was proposed on the west property line has been eliminated.

7. Section Details 2 and 3 have been revised to include the adjacent street curb and gutter.
8. Section Detail 4 has been extended to the existing southern property wall.
9. 4"x2' minimum size sidewalk underdrain is shown on plan. Note #11 has been added to reflect this change. Construction Note #8 is being used in multiple locations so Note #11 was added for this change.

A re-submittal fee of \$400.00 and a revised set of plans is attached.

Sincerely,

ACE Engineering



Jaspal S. Sidhu, P.E.

**** Duplicate Receipt ****

City of Las Vegas

Development Services Center

731 South Fourth Street

Las Vegas, NV 89101

03/10/2011 14:33 Trn 164337
Cashier 970040

PRJ Permit # DS4104-1 \$400.00

Subtotal \$400.00

Tax \$0.00

Total \$400.00

Received CHECK \$400.00

Check # 1380

Change \$0.00

For questions related to this receipt call

702-229-6251