

DS # 4124

DS INDEX:

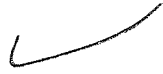
APN: 125-24-701-040

SILVER SKY @ DEER SPRINGS
PROJECT: (DECATUR PINES PHASE 2) - UPDATE #5

SUBMITTAL

16TH





CITY OF LAS VEGAS				DATE:	
INTER-OFFICE MEMORANDUM				April 5, 2011	
TO: Land Development Services Department of Public Works				FROM: Albert Sung, P.E. Flood Control Project Engineer Department of Public Works	
SUBJECT:		Technical Drainage Study for:		COPIES TO:	
		Silver Sky @ Deer Springs (Decatur Pines Phase 2) – Update #5		L. R. Nelson	
Cross Streets:	SWC of Decatur Blvd. & Deer Springs Way			Nevada H.A.N.D.	
File Number:	F:\Depot\DSMemos\DS4124S.doc			Bart Anderson, P.E., DevCo	
Parcel Number:	125-24-701-040			CCRFGD	
Zoning Action:	SDR-18642, ZON-18643, SUP-19004			CNLV	
FEMA Flood Zone	YES		NO	X	
Proposed Storm Drain	YES	X	NO		

HISTORY	DATE RECEIVED	DATE REVIEWED	COMMENTS	REVIEW FEES	FEES PAID Trn. No.
1 st Submittal	1/26/2007	2/8/2007	Not Approved	\$400.00	PAID: \$400
2 nd Submittal	2/27/2007	3/7/2007	Conditional Approval	\$400.00	63500: \$400
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5 th Submittal	12/13/2007	12/28/2007	Approved	\$400.00	84166: \$400
6 th Submittal	1/16/2009 & 2/12/2009	2/17/2009	Not Approved	\$100.00	113147: \$100
7 th Submittal	2/18/2009	2/19/2009	Approved	\$400.00	115474: \$400
8 th Submittal	5/5/2009	5/13/2009	Approved	\$100.00	120815: \$100
9 th Submittal	5/5/2009	5/19/2009	Not Approved	\$100.00	120777: \$100
10 th Submittal	5/28/2009	6/5/2009	Not Approved	\$400.00	122333: \$400
11 th Submittal	6/29/2009	7/8/2009	Approved	\$100.00	124447: \$100
12 th Submittal	1/5/2010	1/12/2010	Approved	\$100.00	136348: \$100
13 th Submittal	3/8/2010	3/15/2010	Approved	\$100.00	140163: \$100
14 th Submittal	1/20/2011	1/27/2011	Approved	\$100.00	161242: \$100
15 th Submittal	2/22/2011	3/1/2011	Approved	N/C	N/C
16 th Submittal	4/4/2011	4/5/2011	See Comments Below	\$100.00	165900: \$100
			TOTAL FEES (LDDRS):	\$3,300.00	----

REMARKS:

16th Submittal: Update for minor onsite revision

15th Submittal: Update to add a vegetable planter area in the open space of the development

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4th & 5th Submittals: Update & Addendum #1 for Phase 2 (Decatur Pines)

3rd Submittal: Response to CCRFCD Comments

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

X	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.
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NOTE: Any future changes to the proposed design (or design assumptions) as outlined in the approved drainage study and attached preliminary grading plan which affect drainage must be addressed in a Drainage Study Amendment and accepted by the *City of Las Vegas Flood Control Section*. Additionally, conditional acceptance of a drainage study is valid for a period of one (1) year. If the proposed construction has not been completed in that time period, the *City of Las Vegas* reserves the right to require additional conditions and/or submission and acceptance of a complete drainage study update prior to further construction of a project.

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

B&H/osk/ays

T/R/S: T19S/R60E/24

AREA G-24

Rec'd: 4/4/11
DS 4124 -10
G-24
\$/10.

LARRY R. NELSON, P.E.
President

- STRUCTURAL
- CIVIL
- SURVEY
- PLANNING

NEVADA

**L. R. NELSON
CONSULTING ENGINEERS, INC.**

6765 West Russell Road, Suite 200
Las Vegas, NV 89118-1811

Phone 702 / 798-7978
FAX 702 / 451-2296
Email lrnelson@lrneng.com

UTAH

**L. R. NELSON
CONSULTING ENGINEERS, L.L.C.**

51 West 9000 South
Sandy, UT 84070-2008

Phone 801 / 565-8580
FAX 801 / 565-9340
Email lrnengineers@lrnslc.com

**UPDATE #5 TO THE
TECHNICAL DRAINAGE
STUDY FOR
DECATUR PINES
PHASE II**

**CITY OF LAS VEGAS, NEVADA
Project Number: 1527-001-071
April 2011**

Prepared For: Nevada H.A.N.D.
295 Warm Springs Road, Suite 101
Las Vegas, Nevada 89119
Phone (702) 739-3345
Fax (702) 739-3305

Prepared By: L.R. Nelson Consulting Engineers
6765 W. Russell Rd., Suite 200
Las Vegas, Nevada 89118
(702) 798-7978

HYDROLOGIC CRITERIA AND DRAINAGE MANUAL
DRAINAGE STUDY INFORMATION FORM

Name of Development: SILVER SKY @ DEER SPRINGS - UPDATE Date: Apr 4, 2011

Location of Development: a) Descriptive (Cross Streets) North/South: DECATUR

East/West: DEER SPRINGS

b) Section: 24 Township: 19 S Range: 60 E

c) APN : 125-24-701-049

Name of Owner: NEVADA H.A.N.D.

Telephone No.: (702) 739-3345 Fax No.: (702) 739-3305 E-Mail Address: _____

Address: 295 WARM SPRINGS ROAD, SUITE 101, LAS VEGAS, NEVADA 89119

Contact Person-Name: JON HAYSLIP Telephone No.: (702) 798-7978

* E-Mail Address: jon.hayslip@lneng.com Fax No.: (702) 451-

Firm: L. R. NELSON CONSULTING ENGINEERS, INC.

Address: 6765 W. RUSSELL ROAD, SUITE 200, LAS VEGAS, NV 89118

Type of Land Development/Land Disturbance Process:

☐ Rezoning	☐ Subdivision Map	☐ Clearing and Grading Only
☐ Parcel Map	☐ Planned Unit Development	☐ Other (Please specify below)
☐ Large Parcel Map	☒ Building Permit	

1. Total Owned Land Area: At Site: 9.5 Being Developed/Disturbed: LESS THAN 1 ACRE

2. Is a portion or all of the subject property located in a designated FEMA Flood Hazard Area? ☐ Yes** ☒ No

3. Is the property bordered or crossed by an existing or proposed Clark County Regional Flood Control District Master Planned Facility? ☒ Yes** ☐ No

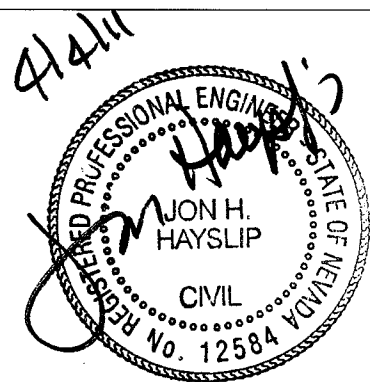
4. Proposed type of development (Residential, Commercial, Etc.): RESIDENTIAL (ELDERLY APARTMENTS)

5. Approximate upstream land area which drains to the subject site: 6.9 (+/-) ACRES

6. Has the site drainage been evaluated in the past? ☒ YES ☐ NO If yes, please identify documentation: SILVER SKY @ DEER SPRINGS (DS4124)

7. If known, please briefly identify the proposed discharge point(s) of runoff from the site: DECATUR BLVD.

8. Briefly describe your proposed schedule for the subject project: As soon as possible.



Submit this form as part of the required drainage study to the local entity which has jurisdiction over the subject property. This form may provide sufficient information to serve as the Conceptual Drainage Study.

*New Required Field

**Review and concurrence of the Clark County Regional Flood Control District is required.

	Revision	Date
	UPDATE #2	Mar 8, 2010
	UPDATE #3	Jan 19, 2011
	UPDATE #4	Feb 22, 2011

DS4124

Local Entity File No.

REFERENCE:

STANDARD FORM 1

Project Number: 1527-001-071

April 4, 2011

Mr. Albert Sung, P.E.
Project Engineer
City of Las Vegas
Department of Public Works
Development Services Center - Engineering Planning
333 N. Rancho Drive
7th Floor
Las Vegas, Nevada 89106

Re: Update #5 to the Technical Drainage for Decatur Pines – Phase II (DS4124)

Dear Mr. Sung:

The Update provided with this submittal is to address the changes associated with the final stages of mylar review and signature. The City of Las Vegas has stated the mylars, Sheets GR1 and GR2, have minor changes to the spot elevations associated with the sidewalk(s) and flow lines, along with the pad grade revision of 0.1 feet while the finished floor elevation remained unchanged for the proposed development. In telephone our discussion today, it was noted the drainage patterns remained unchanged from the previously approved drainage study update, therefore, a letter was requested by the City of Las Vegas Flood Control Section address these revisions.

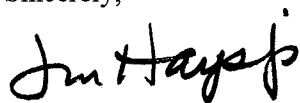
Changes to the construction plans represented minor revisions and overall drainage patterns and flow magnitudes will remain unchanged for these proposed revisions.

Included with this submittal are the following items:

- A Standard Form 1 for the Update to the Technical Drainage Study for Decatur Pines Phase II, Update #5;
- Improvement Plan Construction Sheets GR1, GR2 and Detail Sheet DT1 plans provided on 24" x 36" sheets in Appendix A;
- A copy of the previous City of Las Vegas Approval Letter date March 1, 2011.
- A check in the amount of \$100 for City of Las Vegas flood control update review.

If you have any questions, comments or concerns regarding this update to the Decatur Pines project, please contact me at (702) 798-7978.

Sincerely,



Jon Hayslip, P.E., CFM
Flood Control Manager

CITY OF LAS VEGAS INTER-OFFICE MEMORANDUM				DATE: March 1, 2011	
TO: Land Development Services Department of Public Works				FROM: Oh Sang Kwon, P.E. Flood Control Civil Engineer Department of Public Works	
SUBJECT: Technical Drainage Study for: Silver Sky @ Deer Springs (Decatur Pines Phase 2) – Update #4				COPIES TO: L. R. Nelson	
Cross Streets:	SWC of Decatur Blvd. & Deer Springs Way			Nevada H.A.N.D.	
File Number:	F:\Depot\DSMemos\DS4124R.doc			Bart Anderson, P.E., DevCo	
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TOTAL FEES (LDDRS):				\$3,200.00	---

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END

B&H/

Post-It® Fax Note	7671	Date	3/11/11	# of pages	2
To	Jon Hayslip	From	Albert Sung		
Co./Dept.	L. R. Nelson	Co.	CLV		
Phone #		Phone #	229-2001		
Fax #	451-2296	Fax #			

T/R/S: T19S/R60E/24
AREA G-24

Appendix A: Plans

L.R. NELSON CONSULTING ENGINEERS

6765 W. RUSSELL RD., SUITE 200

LAS VEGAS, NV 89118

PHONE: (702)798-7978 FAX: (702)451-2296

TRANSMITTAL

DATE: Monday, April 04, 2011	
TO: Mr. Albert Sung, P.E., Flood Control Project Engineer	
FIRM / AGENCY NAME: City of Las Vegas Department of Public Works Development Services Center Engineering Planning 333 N. Rancho Drive 7 th Floor Las Vegas, NV 89106	
PROJECT NUMBER: 1527-001-071	
REFERENCE: Decatur Pines Phase 2, Update No. 5 (DS 4124)	
Submitting the following: 1 – Copy of Update No. 5 to the Technical Drainage Study for the above referenced project to address the minor mylar revisions as discussed in the telephone call on this date.	
SENT BY: Jon Hayslip, P.E.	Received by:
Date:	

04/04/11

**** Duplicate Receipt ****

City of Las Vegas

Development Services Center

731 South Fourth Street

Las Vegas, NV 89101

04/04/2011 15:17 Trn 165900
Cashier 890381

PRJ Permit # DS4124-10 \$100.00

Subtotal \$100.00

Tax \$0.00

Total \$100.00

Received CHECK \$100.00

Check # 8201

~~Change \$0.00~~

For questions related to this receipt call

702-229-6251