

DS #: 4559.

APN: 125-27-301-007

Planet Nissan - car wash & service Reception Addition

PROJECT: (update to DS 3156 & DS 4011)

SUBMITTAL: 1st

SCANNED BY/DATE: _____

CHECKED BY/DATE: _____



CITY OF LAS VEGAS INTER-OFFICE MEMORANDUM

DATE:

July 17, 2012

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:

Planet Nissan – Car Wash & Service Reception Addition
(Update to DS3156 & DS 4011)

COPIES TO:

The LanDesign Consultant

Cross Streets:

Ann Road & Centennial Center Boulevard

Northwest Autoworld Ltd.

File Number:

F:\Depot\DSMemos\DS4559A.doc

Bart Anderson, P.E., DevCo

Parcel Number:

125-27-301-007

CCRFC

Zoning Action:

SDR-45131

NDOT

FEMA Flood Zone

YES

NO

X

Proposed Storm Drain

YES

NO

X

HISTORY	DATE RECEIVED	DATE REVIEWED	COMMENTS	REVIEW FEES	FEES PAID Payment Trn #
1 st Submittal	7/3/2012	7/17/2012	See Comments Below	\$400.00	288393: \$400
TOTAL FEES (LDDRS):					----

REMARKS:

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.
	is conditionally approved subject to Clark County Public Works Department concurrence.

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

ays

T/R/S: T19S/R60E/27

AREA G-27

The LandDesign Consultant

I N C O R P O R A T E D

LAND DEVELOPMENT CIVIL ENGINEERS

providing insightful solutions for land development

TRANSMITTAL COVER LETTER

DATE: June 30, 2012

FROM:

Brian Ridinger, PE

e- BrianR@landesignconsult.com

TO: Albert Sung

**City of Las Vegas Flood
Control**

333 N. Rancho Drive
Las Vegas, NV 89106

PROJECT No: 232-00

PROJECT

Planet Nissan additions

ITEMS:

1	Orig	Technical Drainage Study Update letter
1	CD	Disk with electronic copy of submittal including plans
1	CHECK	\$400 review fee

COMMENTS:

For your review and approval

The LanDesign Consultant

I N C O R P O R A T E D

LAND DEVELOPMENT CIVIL ENGINEERS

providing insightful solutions for land development

June 28, 2012

Mr Albert Sung, PE
City of Las Vegas Department of Public Works Flood Control
333 N. Rancho Drive
Las Vegas, NV 89106

Subject: Technical Drainage Study Update to:
CLV DS3156 Planet Nissan & CLV DS4011 Auto Repair for Planet Nissan Update to DS 3156

Mr. Sung:

The owner desires to have two small additions to the main or sales building existing on the project. Assessor's Parcel No 125-27-301-007 can identify the project location. The original project was analyzed by DS 3156 – Planet Nissan, prepared in June of 2002 by CornerStone Engineering, INC and partly in a subsequent update DS 4011 Auto Repair for Planet Nissan Update to DS 3156, prepared in May of 2006 by R Lucero & Associates, INC. We have reviewed both analysis and conclude the minor additions to the main building do not invalidate the referenced approved studies and no further analysis is warranted.

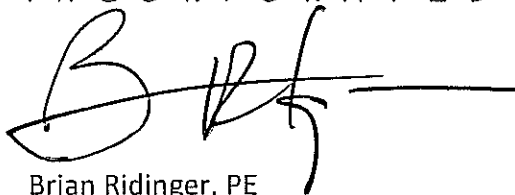
The approved basins do not change in characteristics, including imperviousness, and therefore the runoff amounts and conclusions in the approved analysis remain intact. We have included with this submission a copy of the current grading plan a copy of the original Basin Map and a copy of the update basin map.

We believe this will satisfy any drainage study requirement as the previous conclusions would not change. In our professional opinion, the additions to the Sales building are adequately flood protected meeting City of Las Vegas and regional area requirement. If you have any questions or require additional information, please do not hesitate to contact us.

Sincerely

The LanDesign Consultant

I N C O R P O R A T E D



Brian Ridinger, PE

HYDROLOGIC CRITERIA AND DRAINAGE MANUAL
DRAINAGE STUDY INFORMATION FORM

Name of Development: PLANET NISSAN CAR WASH & SERVICE RECEPTION ADDITION Date: June 28, 2012
Location of Development: a) Descriptive (Cross Streets) North/South: Centennial Center Blvd
East/West: Vacated El Campo Grande Ave
b) Section: 27 Township: 19 S Range: 60 E
c) APN : 125-27-301-007

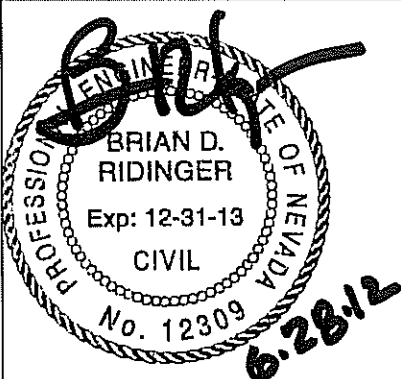
Name of Owner: Northwest Autoworld LTD
Telephone No.: 702-501-6392 Fax No.: (702) 243-7788 E-Mail Address: elysium_mb@hotmail.com
Address: 1408 Saintsbury Dr Las Vegas, NV 89144

Contact Person-Name: Brian Ridinger Telephone No.: (702) 547-0047
* E-Mail Address: brianr@landesignconsult.com Fax No.: (702) 547-0049
Firm: The LanDesign Consultant
Address: 1134 Castile Point Ave Henderson, NV 89074

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: 11 ac Being Developed/Disturbed: 0.15 AC
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.): Existing Commercial
5. Approximate upstream land area which drains to the subject site: None
6. Has the site drainage been evaluated in the past? ☒ YES ☐ NO If yes, please identify documentation: Planet Nissan, clv ds 3156 June 2002 Cornerstone Eng, Auto Repair for Planet Nissan clv DS 4011 R Lucero & Assoc
7. If known, please briefly identify the proposed discharge point(s) of runoff from the site: US P% Right of Way and the Rancho Detention Basin Outfall Pipe
8. Briefly describe your proposed schedule for the subject project: As Soon As Possible



Engineer's Seal

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

Local Entity File No. _____

REFERENCE:

STANDARD FORM 1

CITY OF LAS VEGAS		DATE:
INTER-OFFICE MEMORANDUM		August 28, 2002
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: Planet Nissan	
Cross Streets:	NEC of Buffalo Drive & El Campo Grande	
FILE NO.:	F:\Depot\DSMEMOS\DS3156C.doc	
Parcel Number:	125-27-301-005, -006	
Zoning Action:		
FEMA Flood Zone	YES	No X
Proposed Storm Drain	YES X	No
COPIES TO:		ComerStone Engineering
		John Staluppi Jr.
		Cheri Edelman, P.E., DEVCO
		CCRFC

HISTORY	DATE RECEIVED	DATE REVIEWED	COMMENTS	REVIEW FEES	FEES PAID G.R. #
1 st Submittal	6/20/2002	7/3/2002	Not Accepted	\$250.00	---
2 nd Submittal	7/18/2002	7/22/2002	Conditional Acceptance	\$250.00	---
CCRFC	8/19/2002	8/28/2002	Concurrence	N/C	---
TOTAL FEES (LDDRS):				\$500.00	---

REMARKS:

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

X	is acceptable in concept subject to conformance to all City standards and the following conditions.
	must be resubmitted or supplemented including the following:
	must have Clark County Regional Flood Control District concurrence

1. A drainage update will be required upon the Phase 2 development.

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.

END OF REMARKS

Ays/jwb

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

CITY OF LAS VEGAS		DATE:
INTER-OFFICE MEMORANDUM		June 13, 2006
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: Planet Nissan	COPIES TO: R. Lucero & Associates, Inc.
Cross Streets:	NEC El Campo Grande & Buffalo Drive	Northwest Autoworld Ltd.
File Number:	F:\Depot\DSMemos\DS4011A.doc	Bart Anderson, P.E., DevCo
Parcel Number:	125-27-301-007	
Zoning Action:	SDR-11423; SDR-4820; SDR-3645	
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	5/19/2006	6/6/2006	Not Approved	\$400.00	45942:\$400
2 nd Submittal	6/9/2006	6/13/2006	See Comments Below	----	----
TOTAL FEES (LDDRS):				\$400.00	----

REMARKS:

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.
	is conditionally approved subject to Clark County Department of Development Services concurrence.
	is conditionally approved subject to NDOT concurrence.

1. Provide standard drainage study note on the grading plan: I CERTIFY THAT THIS GRADING PLAN IS IN CONFORMANCE WITH THE APPROVED DRAINAGE STUDY ON FILE AT THE CITY OF LAS VEGAS FOR THIS PROJECT (DS4011).

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

RC

T/R/S: T19S/R60E/S27

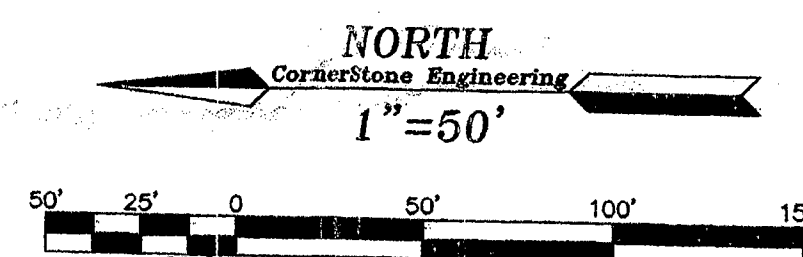
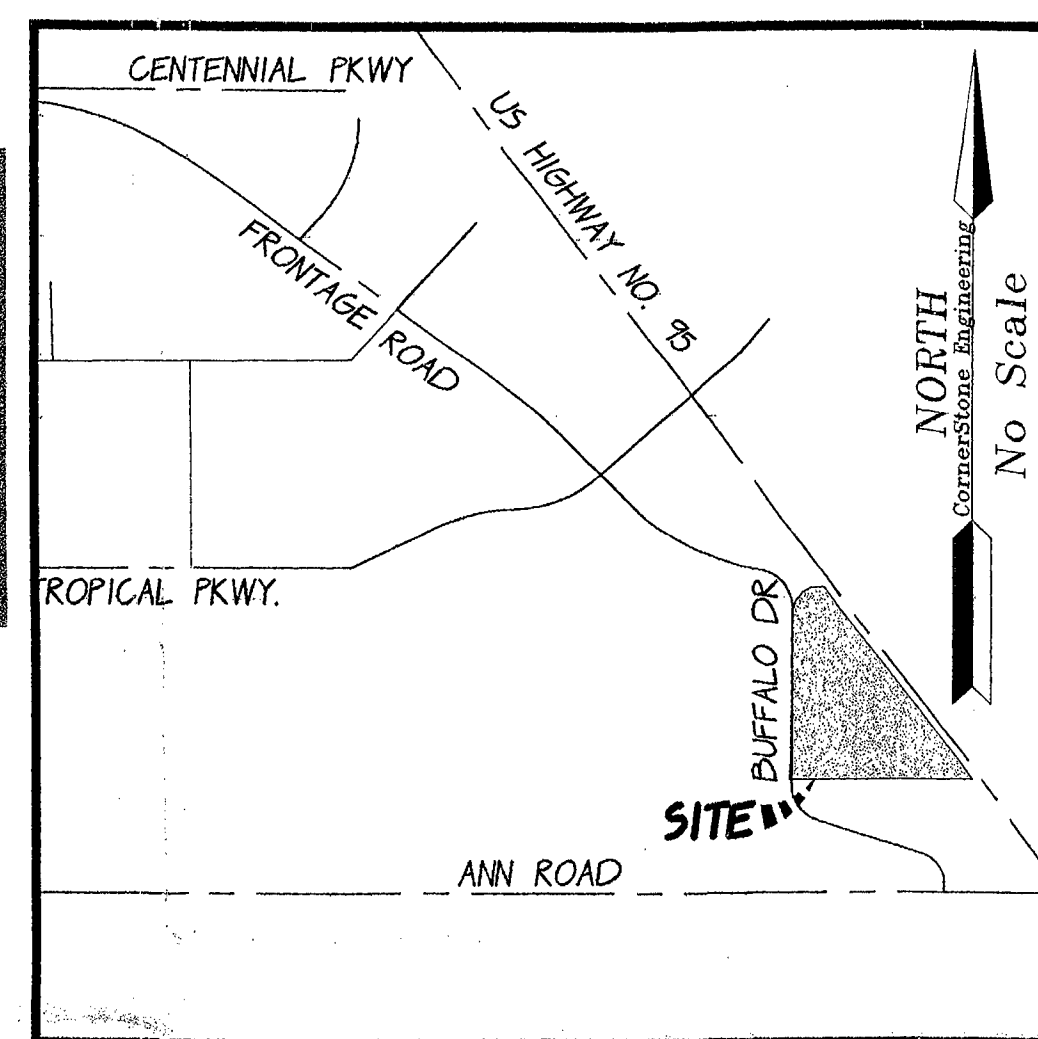
AREA G-27

LEGEND

FINISH GROUND ELEV
EXIST FINISH GROUND
FLOW LINE ELEV
EXIST FLOW LINE
TOP BACK OF CURB
EXIST TOP BACK OF CURB
NATURAL GROUND
FINISH GROUND
CONTOUR 1' INTERVAL
FINISH GROUND
CONTOUR 5' INTERVAL
EXIST GROUND
CONTOUR 1' INTERVAL
EXIST GROUND
CONTOUR 5' INTERVAL
FINISH FLOOR ELEV
FF 10.2
RATE OF SLOPE
DIRECTION OF DRAINAGE
1' TYPE CURB + GUTTER
6" CURB
EXIST CURB
STORMDRAIN
EXIST STORMDRAIN
SAWCUT LINE

ABBREVIATIONS

FG FINISH GRADE
TBC TOP BACK OF CURB
GB GRADE BREAK
LFP LOW POINT
TW TOP OF WALL
TF TOP OF FOOTING
BDF BOTTOM FLOOD FOOTING
BDFW BOTTOM FLOOD WALL FOOTING
FBW FINISH FLOOR
FF FINISH FLOOR
FL FINISH FLOOR
NG NATURAL GROUND
ITW EXIST TOP OF WALL
ITW EXIST TOP OF WALL
SWR SEWER
WTR WATER
STCRN STORM
CO CLEANOUT



BASIS OF BEARING

NORTH 00°19'18" WEST, BEING THE WEST LINE OF THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 27, TOWNSHIP 19 SOUTH, RANGE 60 EAST, MDN AS SHOWN ON THE RECORD OF SURVEY RECORDED IN FILE 77, AT PAGE 9 IN THE OFFICE OF THE CLARK COUNTY, NEVADA RECORDER.

BENCHMARK

DESCRIPTION: SLV9028566 -- RIVET & PLATE IN TOP OF CURB, WEST SIDE OF BUFFALO AT RAVEN HILLS

ELEVATION: 2382.55 U.S. SURVEY FEET
726.202 METERS

CONVERSION:
1 METER * (3937/1200) = 1 U.S. SURVEY FOOT

BASIN BUF1
1.20 ACRES
Q₁₀₀ = 3 CFS
Q₀ = 2 CFS

BASIN BUF2
0.27 ACRES
Q₁₀₀ = 1 CFS
Q₀ = 0 CFS

BASIN BUF3
0.92 ACRES
Q₁₀₀ = 3 CFS
Q₀ = 2 CFS

BASIN BUF4
0.33 ACRES
Q₁₀₀ = 1 CFS
Q₀ = 1 CFS

BASIN ON2
0.08 ACRES
Q₁₀₀ = 0 CFS
Q₀ = 0 CFS

BASIN ON3
1.09 ACRES
Q₁₀₀ = 4 CFS
Q₀ = 2 CFS

BASIN ON1
0.27 ACRES
Q₁₀₀ = 1 CFS
Q₀ = 0 CFS

BASIN ON5
1.96 ACRES
Q₁₀₀ = 5 CFS
Q₀ = 3 CFS

BASIN ON4
1.05 ACRES
Q₁₀₀ = 4 CFS
Q₀ = 2 CFS

BASIN ON6
2.03 ACRES
Q₁₀₀ = 6 CFS
Q₀ = 3 CFS

BASIN EON7
5.09 ACRES
Q₁₀₀ = 10 CFS
Q₀ = 4 CFS

CP1
Q₁₀₀ = 11 CFS
Q₀ = 5 CFS

CP2
Q₁₀₀ = 21 CFS
Q₀ = 9 CFS

PROPOSED AUTO REPAIR

SITE

EXISTING BUILDING

BASIN BUF2

BASIN BUF4

COMBO2
Q₁₀₀ = 4 CFS
Q₀ = 2 CFS

This grading plan is a part of drainage study # 4011 which was received on 5/15/02 and rejected on 6/11/02. Page 2 of 3

DRAINAGE PLAN - UPDATE		PLANET NISSAN BUFFALO DRIVE CITY OF LAS VEGAS	
FILENAME: 302-DHYD.DWG XREF FILES: 302-MST.DWG 302-TOP.DWG CHECKED BY: [Signature] PROJECT NO: 302-00	DATE: JUNE 12, 2002 DRAWN BY: [Signature] SCALE: 1"=50'	CornerStone Engineering Inc. 101 CONVENTION CENTER DRIVE SUITE 880 LAS VEGAS, NV 89109 702-731-4711 FAX 702-731-4788	
SHEET D1 1 OF 1 SHEETS DRAWING NO.		SEAL BRIAN D. RIDINGER JUNE 12, 2002 CIVIL 162309	

