

DS #:

4980

APN:

137-22-000-017

PROJECT:

Summit in V23B Sky Vista Drive - Alta to Far Hills

SUBMITTAL:

CORRECT

SCANNED BY/DATE:

CHECKED BY/DATE:



<b>CITY OF LAS VEGAS INTER-OFFICE MEMORANDUM</b>		<b>DATE:</b> September 4, 2018
<b>TO:</b> Land Development Services Department of Building & Safety		<b>FROM:</b> Albert Sung, P.E. Flood Control Project Engineer Department of Public Works
<b>SUBJECT:</b>	Drainage Study for: <b>Summerlin V23B Sky Vista Drive - Alta to Far Hills</b>	<b>COPIES TO:</b> GCW, Inc.
<b>Cross Streets:</b>	Sky Vista Drive from Alta to Far Hills	The Howard Hughes Company, LLC
<b>File Number:</b>	F:\Depot\DSMemos\DS4980C.doc	Bart Anderson, P.E., DevCo
<b>Parcel Number:</b>	137-22-000-017	CCRFCD
<b>Zoning Action:</b>	MDR-72841	
<b>FEMA Flood Zone</b>	YES NO <b>X</b>	
<b>Proposed Storm Drain</b>	YES <b>X</b> NO	

HISTORY	DATE RECEIVED	DATE REVIEWED	COMMENTS	REVIEW FEES	FEES PAID Payment Trn #
1 <sup>st</sup> Submittal	4/11/2018	4/23/2018 & 5/3/2018	Not Approved	\$400.00	495088: \$400
2 <sup>nd</sup> Submittal	7/3/2018	7/20/2018 & 7/24/2018	Conditional Approval	\$400.00	497102: \$400
CCRFCD	8/20/2018	9/4/2018	Concurrence Recv'd	N/C	N/C
<b>TOTAL FEES (LDDRS):</b>				<b>\$800.00</b>	----

**REMARKS:**

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

<b>X</b>	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.

The following comments are repeated until they are complete:

- The project proposed to build temporary drainage facilities including drainage berms/ditches along predominantly the west side of the proposed *Sky Vista Drive*. Prior to the final plans approval, the developer must complete a **Maintenance & Liability Agreement** for the interim drainage improvements 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 facilities and an exhibit that adequately shows the location and limits of the drainage facilities to *City Flood Control Section* for approval. Once the drainage study is conditionally approved, the engineer/developer should contact *City Land Development Section* (702-229-6371) 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 berms/ditches are no longer necessary and can be removed.

- Since the street and the associated storm drain facilities will eventually be dedicated to the **City of Las Vegas**, the engineer/developer must coordinate with *City of Las Vega Streets & Sanitation Department* for their review and approval for maintenance issues prior to the final acceptance of the subject improvement plans.

3. Revise all added nuisance drop inlets (DIs #7, #8, #9, #12, #13 and #14) to Type CM. Note that the lengths of CM inlets are in the multiple of 2.5'. Revise the length call out from 4' to 5'.
4. The segment of existing 60"-storm drain to be replaced with additional sacrificial concrete as shown on *Sheet 14* must be provided with a structural detail on the plans. A Special Construction Note must be added to the Grading Plans and the Plan and Profile Sheet that calls out the special construction requirement for the additional sacrificial concrete.
5. All offsite interim flood control facilities such as but not limited to berms / ditches and temporary sumps are privately owned and to be privately maintained by the *Howard Hughes Company*.

**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 Update 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**  
WSP/AYS

T/R/S: T20S/R59E/22  
AREA K-22

## TRANSACTION REPORT

SEP/05/2018/WED 04:29 PM

FAX (TX)

#	DATE	START T.	RECEIVER	COM.TIME	PAGE	TYPE/NOTE	FILE
001	SEP/05	04:29PM	7028042299	0:00:36	2	MEMORY OK	SG3 2085

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Zoning Action:	MDR-72841	
FEMA Flood Zone	YES NO X	
Proposed Storm Drain	YES X NO	

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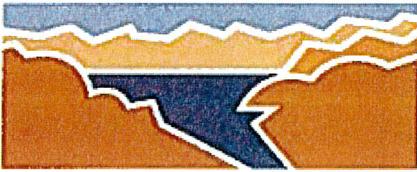
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REGIONAL FLOOD CONTROL DISTRICT



Rec'd: 8/20/18  
DS 4980  
K-22

Steven C. Parrish, P.E.  
General Manager/Chief Engineer

August 20, 2018

BOARD OF DIRECTORS

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Clark County

Mr. Oh Sang Kwon, P.E.  
City of Las Vegas Department of Public Works  
333 North Rancho Drive  
Las Vegas, NV 89106

Mayor Debra March  
Vice-Chairman  
City of Henderson

**DISTRICT CONCURRENCE: VILLAGE 23B SKY VISTA DRIVE - ALTA DRIVE TO FAR HILLS AVENUE (DS4980B) (RFCD No. 18-10108)**

N/C

David Ballweg  
City of Mesquite

Dear Mr. Kwon:

Chris Giunchigliani  
Clark County

Clark County Regional Flood Control District (District) reviewed Technical Drainage Study dated April 11, 2018, and Addendum No. 1 dated June 28, 2018 for above-mentioned project as submitted by GCW, INC. In addition, District is in receipt of the Conditional Letter of Acceptance from City of Las Vegas Department of Public Works dated July 24, 2018.

Mayor Carolyn Goodman  
City of Las Vegas

Mayor John J. Lee  
City of North Las Vegas

District concurs with acceptance of this Technical Drainage Study by City of Las Vegas Department of Public Works.

Dr. Lois Tarkanian  
City of Las Vegas

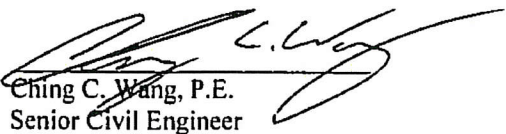
District's review of this project was limited to issues of Regional Flood Control Significance as defined in *Uniform Regulations for the Control of Drainage*.

Mayor Rodney Woodbury  
City of Boulder City

Please be aware that as additional information becomes available and/or restudies of Flood Insurance Studies are performed, information submitted by GCW, INC. may be superseded. Compliance with regulatory elements and design standards specified in *Uniform Regulations for the Control of Drainage* does not imply a guarantee that properties will be free from flooding or flood damage. The District, its officials, or employees assume no liability for information, data, or conclusions presented by consulting engineers. We, therefore, make no warranties, either expressed or implied, in conducting this review.

STEVEN C. PARRISH, P.E.  
General Manager/Chief Engineer

BY:

  
Ching C. Wang, P.E.  
Senior Civil Engineer

CCW:dd

c: Stephen M. Jones, P.E., GCW, Inc.

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