

DS #:

4980-3

APN:

137-22-000-017

PROJECT:

Swimmerlin V23B Sky Vista Dr - Alta to Far Hills

SUBMITTAL:

CCRFCD

SCANNED BY/DATE:

CHECKED BY/DATE:



CITY OF LAS VEGAS		DATE:
INTER-OFFICE MEMORANDUM		April 21, 2020
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 V23B Sky Vista Dr - Alta to Far Hills – Update #3	
Cross Streets:	Sky Vista Drive from Alta to Far Hills	
File Number:	F:\Depot\DSMemos\DS4980J.doc	
Parcel Number:	137-22-000-017	
Zoning Action:	MDR-72841	
FEMA Flood Zone	YES	NO X
Proposed Storm Drain	YES X	NO
		COPIES TO: GCW, Inc. The Howard Hughes Company, LLC Bart Anderson, P.E., DevCo CCRFCFCD

HISTORY	DATE RECEIVED	DATE REVIEWED	COMMENTS	REVIEW FEES	FEES PAID Payment Trn #
1 st Submittal	4/11/2018	4/23/2018 & 5/3/2018	Not Approved	\$400.00	495088: \$400
2 nd Submittal	7/3/2018	7/20/2018 & 7/24/2018	Conditional Approval	\$400.00	497102: \$400
CCRFCFCD	8/20/2018	9/4/2018	Concurrence Recv'd	N/C	N/C
3 rd Submittal	12/20/2018	1/17/2019	Not Approved	\$100.00	501989: \$100
4 th Submittal	1/30/2019	2/13/2019	Approved	N/C	N/C
5 th Submittal	4/22/2019	5/9/2019	Approved	\$100.00	3099214: \$100
6 th Submittal	11/27/2019	12/17/2019	Not Approved	\$100.00	3658371: \$100
7 th Submittal	1/2/2020 & 1/30/2020	2/6/2020	Conditional Approval	\$400.00	3694352: \$400
CCRFCFCD	3/26/2020	4/21/2020	Concurrence Recv'd	N/C	N/C
			TOTAL FEES (LDDRS):	\$1,500.00	----

REMARKS:

6th & 7th Submittals: Update #3 and Addendum

5th Submittal: Update #2 to revise the size and slope of a stub at Station 363+05.60

3rd & 4th Submittals: Update & Supplement to connect the 2nd outfall pipe from DB5 to the Sky Vista Drive Storm Drain System and the Relocation of an existing stub

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.

The following comments are repeated until they are complete:

1. 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.

2. 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 Vegas Streets & Sanitation Department* for their review and approval for maintenance issues prior to the final acceptance of the subject improvement plans.

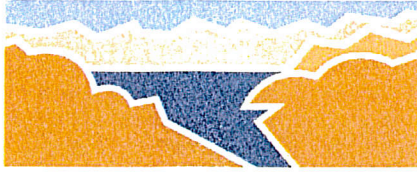
NOTE: Any future changes to the proposed design (or design assumptions) as outlined in the approved drainage study and attached preliminary grading plan which affect drainage must be addressed in a Drainage Study Update and accepted by the *City of Las Vegas Flood Control Section*. Additionally, conditional 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

REGIONAL FLOOD CONTROL DISTRICT



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

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March 26, 2020

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

DISTRICT CONCURRENCE: UPDATE #3 FOR SUMMERLIN V23B SKY VISTA DR - ALTA TO FAR HILLS (DS4980H) (RFCD No. 20-12451)

Dear Mr. Kwon:

Clark County Regional Flood Control District (District) reviewed Technical Drainage Study dated November 27, 2019, and Addendum No. 1 dated January 2, 2020 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 February 6, 2020.

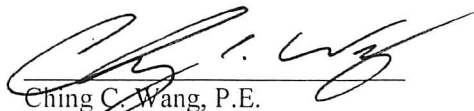
District concurs with acceptance of this Technical Drainage Study by City of Las Vegas Department of Public Works.

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*.

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:jb

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

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