

DS #: 5263

APN: 137-22-301-004

PROJECT: Summerlin West Village 25. Sunset Run Drive
(Kettle Ridge Dr. to Calico Bend Dr.)

SUBMITTAL: CCRFCD

SCANNED BY/DATE:

CHECKED BY/DATE:



CITY OF LAS VEGAS		DATE:
INTER-OFFICE MEMORANDUM		July 9, 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 West Village 25 – Sunset Run Drive (Kettle Ridge Dr. to Calico Bend Dr.)	
Cross Streets:	Sunset Run Drive & Kettle Ridge Drive	
File Number:	F:\Depot\DSMemos\DS5263C.doc	
Parcel Number:	137-22-301-004	
Zoning Action:	N/A	
FEMA Flood Zone	YES	NO X
Proposed Storm Drain	YES	NO X
COPIES TO:		VTN Nevada, Inc.
		Howard Hughes Corp.
		Bart Anderson, P.E., DevCo
		CCRFCD

HISTORY	DATE RECEIVED	DATE REVIEWED	COMMENTS	REVIEW FEES	FEES PAID Payment Trn #
1 st Submittal	3/19/2020 & 3/26/2020	4/16/2020	Not Approved	\$400.00	3789547: \$400
2 nd Submittal (Paid on 5/28/2020)	5/7/2020 & 5/28/2020	5/28/2020	Conditional Approval	\$400.00	3862759: \$400
CCRFCD	6/25/2020	7/9/2020	Concurrence Recv'd	N/C	N/C
			TOTAL FEES (LDDRS):	\$800.00	----

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.

- The project proposes to build temporary drainage facilities including drainage berms/swales along the both sides of the proposed *Sunset Run Drive*. Prior to final plan 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 of Las Vegas Flood Control* for approval. Once the drainage study is conditionally approved, the engineer should contact the *City's Land Development Section* (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 offsite berms / channels are no longer necessary and can be removed.

- The subject drainage study is premised on the *Summerlin West Grand Park Detention Basin Inlet Pipe* being installed upstream. The subject improvement plans will not be approved prior to the execution of the construction bond of the *Summerlin West Grand Park Detention Inlet Pipe Project* and the associated facilities.

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.

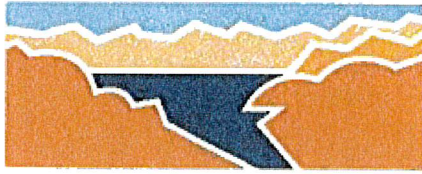
END OF REMARKS

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T/R/S: T20S/R59E/22

AREA K-22

REGIONAL FLOOD
CONTROL DISTRICT



Reid: 6/25/20
DS05263
K-22
N/C

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

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June 24, 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: SUMMERLIN WEST V25 SUNSET RUN DRIVE -
KETTLE RIDGE TO CALICO BEND
(DS5263B) (RFCN No. 20-13543)

Dear Mr. Kwon:

Clark County Regional Flood Control District (District) reviewed Technical Drainage Study dated March 19, 2020, Addendum No. 1 dated May 5, 2020 for above-mentioned project as submitted by VTN NEVADA. In addition, District is in receipt of the Conditional Letter of Acceptance from City of Las Vegas Department of Public Works dated May 28, 2020.

District concurs with acceptance of this Technical Drainage Study by City of Las Vegas Department of Public Works, with the following condition(s):

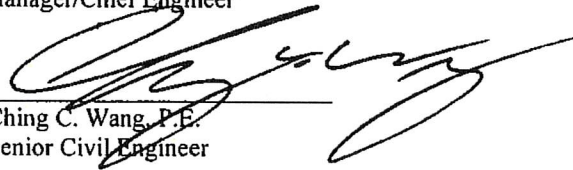
Note that per District's Policies and Procedures Manual, Section VIII.D13 Uniform Regulations for the Control Drainage, the Lead Entity shall provide As-Built plans or record drawings to the District after completion and final inspection of such privately installed flood control facilities that have a regional flood control significance.

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 VTN NEVADA 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:sa

c: Joanna Ayson, P.E., VTN Nevada

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