

DS #: 5281

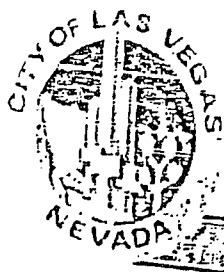
APN: 125-06-701-001

PROJECT: Sunstone Parcel D

SUBMITTAL: 3rd

SCANNED BY/DATE:

CHECKED BY/DATE:



CITY OF LAS VEGAS		DATE:
INTER-OFFICE MEMORANDUM		September 9, 2020
TO: Land Development Services Department of Building & Safety		FROM: Jennifer Shinn, P.E. Flood Control, Engr. Associate Department of Public Works
SUBJECT:	Drainage Study for:	COPIES TO:
	Sunstone Parcel D	Kimley-Horn
Cross Streets:	Skye Canyon Park Drive and Log Cabin Way/O'Hare Road	Lennar
File Number:	F:\Depot\DSMemos\DS5281C.doc	Bart Anderson, P.E., DevCo
Parcel Number:	125-06-701-001	CCRFCD
Zoning Action:	TMP-78151	
FEMA Flood Zone	YES NO X	
Proposed Storm Drain	YES X NO	

HISTORY	DATE RECEIVED	DATE REVIEWED	COMMENTS	REVIEW FEES	FEES PAID Payment Trn #
1 st Submittal	5/13/2020	6/4/2020	See Comments Below	\$400.00	3848812: \$400
2 nd Submittal	7/6/2020	7/23/2020		\$400.00	3908721: \$400
3 rd Submittal	9/9/2020	9/9/2020	Approved	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.
	is conditionally approved subject to Clark County Public Works Department concurrence.

- The study assumes the storm drain infrastructure proposed by the Technical Drainage Study for Sunstone Phase 1 Infrastructure is in place and functioning. Substantial completion of the Sunstone Phase 1 Infrastructure facilities is required prior to residential occupancy permits.
- The substantial completion of the developer's Moccasin facility prior to any residential occupancy permits within the Sunstone development is required.
- This drainage study assumes that the project will be constructed in one phase. If improvement plans are submitted to break the project into separate phases, a drainage study update will be required for each phase addressing the interim condition.
- Landscape areas are not allowed to drain over the sidewalk. Provide sidewalk underdrain(s) to convey the runoff from the proposed paseo swale to the street(s). Revise all pertinent details accordingly.
- Secure a notarized letter of permission from the property owner allowing the offsite grading within the future paseo. This letter is required prior to final acceptance of the drainage study.
- All drainage easements must be public drainage easements to be privately maintained and common lots to be labeled on the grading plans and to be dedicated as such in the final map.

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
JKS

T/R/S: T19S/R60E/6
AREA G-06

REGIONAL FLOOD
CONTROL DISTRICT



9/9/20
DS 5281
N/C

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

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September 9, 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: SUNSTONE PARCEL D
(DS5281B) (RFCN No. 20-13602)**

G-6

Dear Mr. Kwon:

Clark County Regional Flood Control District (District) reviewed Technical Drainage Study dated May 13, 2020, Addendum No. 1 dated July 6, 2020 for above-mentioned project as submitted by KIMLEY-HORN. In addition, District is in receipt of the Conditional Letter of Acceptance from City of Las Vegas Department of Public Works dated July 23, 2020.

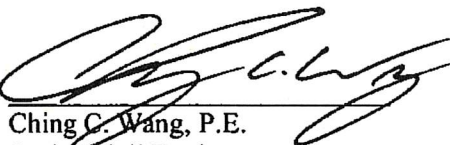
District concurs with acceptance of this Technical Drainage Study by City of Las Vegas Department of Public Works.

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 KIMLEY-HORN 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: Rachael Dennis, P.E., Kimley-Horn

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