

CITY OF LAS VEGAS INTER-OFFICE MEMORANDUM		DATE: July 5, 2022
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: Area 15 – Phase 2 – Update #2	COPIES TO: Kimley Horn and Associates, Inc. Area 15 Las Vegas, LLC Bart Anderson, P.E., DevCo
Cross Streets:	SWC of Rancho drive & Sirius Avenue	
File Number:	F:\Depot\DSMemos\DS5313C.doc	
Parcel Number:	162-08-418-003	
Zoning Action:	SDR-78709	
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	7/30/2020	8/13/2020	Approved	\$400.00	3933611: \$400
2 nd Submittal	3/8/2021	3/22/2021	Approved	\$100.00	4197452: \$100
3 rd Submittal	6/22/2022	7/5/2022	See Comments Below	\$100.00	4841268: \$100
TOTAL FEES (LDDRS):				\$600.00	----

REMARKS:

3rd Submittal: Update #2 to remodel an existing Warehouse Building #3 to a Motel Building

2nd Submittal: Update to add an Aerobar Amusement Ride and Building

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.

1. Provide a note on all the grading plans: *All Onsite Storm Drain System including the Sump Pump are Privately Owned and to be Privately Maintained by the Property Owner.*

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
AYS

T/R/S: T21S/R61E/S08
AREA R-08