

<b>CITY OF LAS VEGAS INTER-OFFICE MEMORANDUM</b>		<b>DATE:</b> February 10, 2022
<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 West Village 27 - Lake Mead Boulevard - Park Drift Trail to Mountain Run Drive</b>	<b>COPIES TO:</b> Atkins
<b>Cross Streets:</b>	Park Drift Trail and Mountain Run Drive	Howard Hughes Company, LLC
<b>File Number:</b>	F:\Depot\DSMemos\DS5455C.doc	Bart Anderson, P.E., DevCo
<b>Parcel Number:</b>	137-22-101-005, 137-21-501-001, 137-22-301-005, 137-21-701-01	CCRFCFCD
<b>Zoning Action:</b>		
<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	5/18/2021	6/1/2021 & 6/9/2021	Not Approved	\$400.00	4295558: \$400
2 <sup>nd</sup> submittal	10/6/2021 & 11/8/2021	11/16/2021	Not Approved	\$400.00	4483803: \$400
3 <sup>rd</sup> Submittal	1/18/2022	2/10/2022	See Comments Below	\$400.00	4610397: \$400
<b>TOTAL FEES (LDDRS):</b>				<b>\$1,200.00</b>	----

**REMARKS:**

**\*\*\* The Conditional Approval of this Drainage Study is to allow the engineer/developer to submit the Improvement Plans to City Land Development Only**

**\*\*\* Do not submit the Drainage Study to Clark County Regional Flood Control District (CCRFCFCD) prior to the Structural Design and Calculations being approved by the City Building & Safety Department**

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

	is approved subject to conformance to all City standards and the following conditions:
	must be resubmitted or supplemented including the following:
<b>X</b>	is conditionally approved subject to Clark County Regional Flood Control District concurrence.
	is conditionally approved subject to Clark County Public Works Department concurrence.

1. The subject project is based on the premise that an interim berm upstream of the intersection of *Lake Mead Boulevard* and *Mountain Run Drive* to divert offsite flow from *Basin INT-A* to the COS-4 area and the downstream stub at the intersection of *Lake Mead Boulevard* and *Park Drift Lane* are in place for flood flow perpetuation. The subject drainage study will not be finally approved prior to the posting of the construction bonds of the *Summerlin West Grand Park Detention Basin – Inlet Pipe Improvements Project*.

2. The project proposes to build temporary drainage facilities, ie, the interim berm upstream of the intersection of *Lake Mead Boulevard* and *Mountain Run Drive* and the berms/swales along the east and west bound *Lake Mead* roadways for interim flood protection. Prior to final plan approval the developer must complete a maintenance and liability agreement for the interim drainage improvements (berms or channels) 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 facility and an exhibit that adequately shows the location and limits of the drainage facility 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.

3. **This drainage study is acceptable in concept**; however, *City of Las Vegas* will not formally accept the study until the *Clark County Regional Flood Control District (CCRFCD)* has issued a letter of concurrence. The engineer should contact the CCRFCD to confirm that they have begun their review.

Please note that effective March 15, 2019, the CCRFCD adopted new requirements for drainage study concurrence submittal. Follow the link below for specific guidance.

<http://gustfront.ccrfcd.org/LandDev/LandDev.aspx>

4. **Second Request:** *After discussion with Traffic Engineering Division, roll-curb in a City public right of way (ie, Lake Mead Boulevard) is not allowed. If the engineer/developer insists on the roll-curb, contact Mr. Victor Bolanos of City Traffic Engineering Division at (702) 229-6901 for review and approval prior to the final approval of the subject drainage study.*

The response was that *Howard Hughes Corporation* is currently working with *City Traffic Engineering Division* to determine a necessary "clear zone" and to obtain approval for the use of roll-curb. Approval from *City Traffic* must be obtained prior to the final approval of the drainage study.

5. **Second Request:** *Submit a separate set of improvement plans to City of Las Vegas Street & Storm Services Division for their review. Contact Mr. Matthew Meyer of Operations and Maintenance Department at [mmeyer@lasvegasnevada.gov](mailto:mmeyer@lasvegasnevada.gov) for direction. Approval from Street & Storm Services must be obtained prior to the final approval of the drainage study.*

6. All storm drain inlets that are more than 10'-deep require a special structural detail and calculations. Submit structural design and calculations to *City Building & Safety Department* for review and approval prior to the final approval of the drainage study.

**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**  
HDR/AYS

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