

CITY OF LAS VEGAS INTER-OFFICE MEMORANDUM		DATE: June 8, 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:	COPIES TO:
Surelink RV & Boat Storage		Balova Engineering
Cross Streets:	SEC of Simmons Street and Holly Avenue	Holly & Simmons, LLC
File Number:	F:\Depot\DSMemos\DS5546B.doc	Bart Anderson, P.E., DevCo
Parcel Number:	139-20-817-001	
Zoning Action:	21-0348-SDR1	
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	2/15/2022 & 3/9/2022	3/18/2022	Not Approved	\$400.00	4652163: \$400
2 nd Submittal (Paid on 6/7/2022)	5/26/2022 & 6/7/2022	6/8/2022	See Comments Below	\$400.00	4820247: \$400
			TOTAL FEES (LDDRS):	\$800.00	----

REMARKS:

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

	is approved subject to conformance to all City standards and the following conditions:
X	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.

- Second Request:** *The Recorded Final Map for Twin Lakes Business Park (Book 136/ Page 83) shows easements that need to be reflected on the plans. It appears that the existing Radio Towers has extensive easements and underground facilities across the site that may impact the proposed improvements. Provide documentation of limitations and or approval of proposed structures and canopies. Label Document Number or Book and Page Number for all existing easements on the grading plan.*

A letter from the lessee *Lotus Broadcasting* has been attached in the last submittal. However, the letter was not signed nor notarized! Provide a notarized and executed letter from the lessee in the next submittal. Also include the recommendations from *Hatfield and Dawson* for the protection of the two existing antenna sites.

- Developed Drainage Map (DR2):** *Hydraulic Section F* should have 15cfs during a 100-year storm event from Subbasin ND2. However, the Summary Table only shows $Q_{100}=5\text{cfs}$. Review and revise the flow and all the pertinent calculations such as D_{100} , V_{100} etc accordingly.
- The revised grading plans still do not show the existing wire easements.

4. Per **DR2**, the 100-year flow depth in the riprap swale at the northeast corner of the development is 0.93ft. Per *Section Detail F/C4*, the 100-year discharge appears to inundate the existing screen wall which is not acceptable. Revise the swale to contain the 100-year flow within the channel.
5. Per the response to previous Comment #6, replace the wall opening with wrought iron gate/fence to convey the storm flow efficiently.
6. The proposed wrought iron gate/fence must utilize RTC Uniform Standard Drawing 425.S1.
7. Neighboring Lot 58 to Lot 66 will receive $Q_{100}=15\text{cfs}$ along their screen wall per *Hydraulic Section F*. The 100-year flow will inundate the existing wall which is not acceptable. The engineer may consider to replace the proposed L-curb in *Section Detail E2/C4* with a 1'-stem wall so to contain the flow in the subject site or other measures to keep the storm flow from inundating the existing wall. Review and revise accordingly.
8. For parking lot LID and storm water quality, the engineer must provide calculations (per *Section 1500 of the CCRFCD Hydrologic Criteria and Drainage Design Manual*) to justify that the length, width and depth of the landscape swales are meeting the design guidelines in an effective disconnected impervious areas layout.

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/PBJ/AYS

T/R/S: T20S/R61E/S20
AREA M-20