

<b>CITY OF LAS VEGAS INTER-OFFICE MEMORANDUM</b>		<b>DATE:</b> May 26, 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>COPIES TO:</b>
	<b>Summerlin V25 Redpoint Arroyo – Phase 3 Improvements (Sky Vista Drive to Fox Hill Drive)</b>	GCW Engineers / Surveyors
<b>Cross Streets:</b>	Redpoint Drive (Sky Vista to Fox Hill)	Howard Hughes Company, LLC
<b>File Number:</b>	F:\Depot\DSMemos\DS5568A.doc	Bart Anderson, P.E., DevCo
<b>Parcel Number:</b>	137-22-813-003	
<b>Zoning Action:</b>	CRG-xxxxx	
<b>FEMA Flood Zone</b>	YES	NO <b>X</b>
<b>Proposed Storm Drain</b>	YES	NO <b>X</b>

HISTORY	DATE RECEIVED	DATE REVIEWED	COMMENTS	REVIEW FEES	FEES PAID Payment Trn #
1 <sup>st</sup> Submittal	5/10/2022	5/26/2022	See Comments Below	\$400.00	4781003: \$400
<b>TOTAL FEES (LDDRS):</b>				<b>\$400.00</b>	----

**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:
<b>X</b>	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 copy of the zoning/planning conditions associated with this site (**CRG-xxxxx**) with the next submittal to verify compliance with conditions. *Flood Control* will not issue conditional approval of the drainage study without the associated zoning/planning conditions (issued by the *City Council*). Any associated conditions of approval that revise the site drainage parameters will require that the drainage study be revised and resubmitted.
2. **Sheet GD2:** Looking at the proposed decomposed granite path adjacent to the existing Lots 37 to 39, the area to the west of the path appears drain towards the path and the adjacent houses per the proposed contour lines. However, per *Section Detail G/DT1*, the questioned area drains away from the decomposed granite path. Revise to match the plan with the detail in the next submittal.  
  
It is better to drain the area away from the path, ie, reducing the flows and impact to the adjacent houses.
3. **Sheet GD3:** Address whether there is any emergency overflow path provided at the outlet storm drain in case of the worst scenario that the pipe is totally clogged.
4. Provide a note on the grading plans: "All onsite storm drain and the associated facilities are privately owned and to be privately maintained by Summerlin".

5. Add a note in all pertinent sheets for the construction of all storm drain drop inlets per a newly adopted USDCCA Drawing No. 421 (*Stormwater Quality Management Stamp and Sign Detail*).

**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: T20S/R59E/22  
AREA K-22