

**Addendum to TDS to Update #3 to
Adelson College Preparatory
Academy
Master Drainage Study
(aka: Dr. Miriam & Sheldong Education
Institute – Cafeteria Expansion)**

May 2023

Prepared for:

Dr. Miriam & Sheldon G. Adelson Educational Institute – Patrick Dumont
9700 Hillpointe Road
Las Vegas, NV 89118
(702) 515-8204
Laurie.Kaufman@adelsoncampus.org

Prepared by:

LOCHSA ENGINEERING
6345 South Jones Boulevard, Suite 100
Las Vegas, Nevada 89118
(702) 365-9312

Lochsa Job # 221207

May 3, 2023

Albert Sung, P.E.
City of Las Vegas Public Works Department
(Flood Control Division)
333 North Rancho Drive
Las Vegas, NV 89106

Subject: **Addendum to TDS to Update #3 to the Master TDS for Adelson College Preparatory Academy (aka: Dr. Miriam & Sheldong Education Institute – Cafeteria Expansion)**
Lochsa Job No. 221207

Mr. Sung:

This letter certifies that all items provided on the **Addendum to TDS to Update #3 to the Master TDS for Adelson College Preparatory Academy** electronic submittal matches the paper version bound into the study.

Respectfully submitted,

LOCHSA ENGINEERING

Ted Egerton, P.E.



COMMENT LETTER

CITY OF LAS VEGAS				DATE:	
INTER-OFFICE MEMORANDUM				May 3, 2023	
TO: Land Development Services Department of Public Works				FROM: Albert Sung, P.E. Flood Control Project Engineer Department of Public Works	
SUBJECT: Technical Drainage Study for: Adelson College Preparatory Academy – Update #3				COPIES TO: Lochsa Engineering	
Cross Streets:		SEC of Crestdale Lane & Hillpointe Road		Adelson Educational Institute	
File Number:		F:\Depot\DSMEMOS\DS4054D.doc		Bart Anderson, P.E., DevCo	
Parcel Number:		138-19-516-001			
Zoning Action:		23-0002-CRG1			
FEMA Flood Zone		YES		NO	X
Proposed Storm Drain		YES	X	NO	

HISTORY	DATE RECEIVED	DATE REVIEWED	COMMENTS	REVIEW FEES	FEES PAID Trn. No.
1 st Submittal	8/17/2006	8/31/2006	Not Approved	\$400.00	52071: \$400
2 nd Submittal	9/29/2006 & 10/18/2006	10/18/2006	Approved	\$400.00	Paid: \$400
Revision	12/5/2006	12/5/2006	Approved	N/C	N/C
3 rd Submittal	1/24/2007	1/25/2007	Approved	\$100.00	Paid: \$100
4 th Submittal	4/8/2008	4/22/2008	Approved	\$400.00	92113: \$400
5 th Submittal	4/18/2023	5/3/2023	See Comments Below	\$100.00	5244811: \$100
TOTAL FEES (LDDRS):				\$1,400.00	----

REMARKS:

5th Submittal: Update #3 for Cafeteria Expansion

4th Submittal: Update #2 (DS 4295) by Martin & Martin Civil Engineers to address minor changes in parking lot layout

3rd Submittal: Update #1 to adjust the finish floor elevations.

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.

1. Provide a copy of the zoning/planning conditions associated with this site (**23-0002-CRG1**) 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.

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 Amendment 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
B&H/OSK/AYS

T/R/S: T20S/R60E/19
AREA L-19

RESPONSE TO COMMENT

May 3, 2023

Albert Sung, P.E.
Flood Control Project Engineer
Department of Public Works
495 S. Main Street
5th Floor
Las Vegas, NV 89101

Subject: Addendum to TDS to Update #3 for Adelson College Preparatory Academy
APN: 138-19-516-001
DS4054D
(Lochsa Engineering Project No. 221207)

Dear Mr. Sung,

Lochsa Engineering is in receipt of your emailed comment letter, dated: May 3, 2023, for the above referenced project.

In response to your comments, the following responses are being offered:

1. Provide a copy of the zoning/planning conditions associated with this site (**23-0002-CRG1**) 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.

Response 1: A copy of the zoning/planning conditions associated with this site has been attached.

If you have any questions or further comments, please contact our office at your convenience.

Sincerely,
Lochsa Engineering



Chris Blake, EI
Hydrologist



COMMENT #1

NOFA



**LAS VEGAS
CITY COUNCIL**

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Mayor

BRIAN KNUDSEN
Mayor Pro Tem

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DEPARTMENT OF
COMMUNITY DEVELOPMENT

SETH T. FLOYD
DIRECTOR

CITY HALL
495 S. MAIN ST.
3RD FLOOR
LAS VEGAS, NV 89101
702.229.6301 | VOICE
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711 | TTY



cityoflasvegas
lasvegasnevada.gov

April 26, 2023

Dr. Miriam & Sheldon G Adelson Educational Institute
Mr. Patrick Dumont
9700 Hillpointe Road
Las Vegas, Nevada 89118

**Re: 23-0002-CRG1 - CITY REFERRAL GROUP
MEETING DATE: APRIL 26, 2023**

Dear Applicant:

The City Referral Group at a regular meeting held on **April 26, 2023** **APPROVED** your request FOR A 4,465 SQUARE-FOOT EXPANSION TO THE CAFETERIA AND KITCHEN AREAS OF AN EXISTING SCHOOL DEVELOPMENT on 13.69 acres at 9700 Hillpointe Road (APN 138-19-516-001), P-C (Planned Community) Zone, Ward 2 (Seaman).

This approval is subject to the following conditions:

Planning

1. Conformance to the Conditions of Approval for City Referral Group Site Development Plan Reviews [SV-0003-89 (SV1-3-89)] and (CRG-17929) shall be required, except as amended herein.
2. Conformance to the requirements and conditions of the Summerlin Non-Residential Design Review Committee addressed in letter date stamped 02/22/23.
3. This approval shall be void two years from the date of final approval, unless exercised pursuant to the provisions of LVMC Title 19.16. An Extension of Time may be filed for consideration by the City of Las Vegas.
4. All development shall be in conformance with the site plan and building elevations, date stamped 02/22/23, except as amended by conditions herein.
5. All necessary building permits shall be obtained and final inspections shall be completed in compliance with Title 19 and all codes as required by the Department of Building and Safety.

6. These Conditions of Approval shall be affixed to the cover sheet of any plan set submitted for building permit.
7. A fully operational fire protection system, including fire apparatus roads, fire hydrants and water supply, shall be installed and shall be functioning prior to construction of any combustible structures.
8. All City Code requirements and design standards of all City Departments must be satisfied, except as modified herein.

This administrative action by the City Referral Group on **April 26, 2023** is final unless a written appeal is filed with the Director of the Department of Community Development within ten (10) days of the date of the City Referral Group's decision.

Sincerely,



Nicole Eddowes
Community Development Coordinator
Case Planning Division

NE:nl

cc:

Dr. Miriam & Sheldon G Adelson Educational Institute
Ms. Laurie Kaufman
9700 Hillpointe Road
Las Vegas, Nevada 89118

Moser Architect Studio
Mr. Brent Cajthaml
5975 Edmont Street
Las Vegas, Nevada 89118