CITY OF LAS VEGAS INTER-OFFICE MEMORANDUM				DATE: September 26, 2023
TO: **Land Development Services** Department of Building & Safety				FROM: Tyler Key Flood Control Project Engineer Department of Public Works
SUBJECT:	Drainage Study for:			**COPIES TO:**
Cliff Shadows Storage				Reynolds Engineering Co.
Cross Streets:	Cliff Shadows Parkway & Novat Street			Cheyenne 215, LLC
File Number:	F:\Depot\DSMemos\DS5632C.doc			Bart Anderson, P.E., DevCo
Parcel Number:	Portion of 137-12-401-001			
Zoning Action:	23-0039-SDR1; 23-0039-VAR1 and 23-0340-VAR1			
FEMA Flood Zone	YES	NO	**X**	
Proposed Storm Drain	YES	NO	**X**	

HISTORY	DATE RECEIVED	DATE REVIEWED	COMMENTS	REVIEW FEES	FEES PAID Payment Trn #
1st Submittal	12/6/2022	12/27/2022	Not Approved	$400.00	5064131: $400
2nd Submittal	8/23/2023	8/31/2023	Not Approved	$400.00	5409326: $400
3rd Submittal	9/13/2023	9/26/2023	See Comments Below	$400.00	5435700: $400
			TOTAL FEES (LDDRS):	**$1,200.00**	**----**

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.

1. **Sheet C2.01:** Provide a construction note callout for the shaded regions and the wall surrounding the concrete pavement section on the west side of the proposed building..

2. **Sheet C2.01**: Explain how the concrete pavement section on the west side of the proposed building drains to the parking lot.

3. **Sheet C2.02**: Per previous comment #4, extend the riprap channel to the concrete valley gutter.

4. **Sheet C1.02 (General Notes):** In the *Las Vegas Valley Construction Site Best Management Practices Guidance Notes* block, update the Stormwater Management Notes to the City of Las Vegas standard notes.

***** The City of Las Vegas Flood Control is standardizing the file naming of drainage studies and plans during the digitizing process. When saving the project files in the CD or thumb drive, please follow the system below:**

If drainage study only contains one combined file, use the following naming convention in Document Title:

1st Submittal DS and Plans (for first and original submittal);

2nd Submittal DS and Plans (for second submittal (addendum #1)) etc.

If drainage study contains multiple files, use the following naming convention in Document Title:

1st Submittal DS (for the report of the drainage study)

1st Submittal Plan 1 (could be the drainage condition maps)

1st Submittal Plan 2 (could be the improvement plans) etc.

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.

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, final approval 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.

END OF REMARKS
AYS/TJK

T/R/S: T20S/R59E/S12
AREA K-12