

CITY OF LAS VEGAS INTER-OFFICE MEMORANDUM		DATE: September 27, 2023
TO: Land Development Services Department of Building & Safety		FROM: Jefferson Torrecampo Flood Control Eng. Associate Department of Public Works
SUBJECT:	Drainage Study for:	COPIES TO:
	Summerlin Village 22 NP-2 Park	GCW Engineers / Surveyors
Cross Streets:	Kettle Ridge Dr. and Fleet Wing Ave.	Howard Hughes Company
File Number:	F:\Depot\DSMemos\DS5691B.doc	Bart Anderson, P.E., DevCo
Parcel Number:	137-14-414-001 & 137-23-112-001	
Zoning Action:	23-0346-CRG1	
FEMA Flood Zone	YES	NO X
Proposed Storm Drain	YES X	NO

HISTORY	DATE RECEIVED	DATE REVIEWED	COMMENTS	REVIEW FEES	FEES PAID Payment Trn #
1 st Submittal	7/11/2023	8/3/2023	Not Approved	\$400.00	5350530: \$400
2 nd Submittal	9/18/2023	9/27/2023	See Comments Below	\$400.00	5439960: \$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.

1. Previous Comment #3: Sheet GD: Show slope % of the south landscape area.

The minimum slope in landscape turf area is 1%. Increase the proposed slope of 0.5% to 1% accordingly.

2. Previous Comment #8: Provide maintenance bond for the proposed interim/temporary 12-ft drainage channel to be removed by others with the development of Summerlin Village 22 Parcel F.

Since the proposed drainage swale and scarp is located in the adjacent Parcel F to the west. Obtain a notarized letter of permission from the adjacent property owner (Lennar Homes) prior to the final approval of the improvement plans.

***** 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
JRT/AYS

T/R/S: T20S/R59E/S14
AREA K-14