

CITY OF LAS VEGAS INTER-OFFICE MEMORANDUM		DATE: October 31, 2023
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:
	Craig & Rancho Master Drainage Study – Update for Kiddie Academy	Lochsa Engineering
Cross Streets:	SEC of Craig Road & Rancho Drive	Pre Rancho Craig LLC
File Number:	F:\Depot\DSMemos\DS4824E.doc	Bart Anderson, P.E., DevCo
Parcel Number:	138-02-715-011	
Zoning Action:	23-0427-SDR1 & 23-0427-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 #
1 st Submittal	9/7/2016	9/27/2016	Not Approved	\$400.00	457513: \$400
2 nd Submittal	10/17/2016	10/27/2016	Approved	\$400.00	461974: \$400
3 rd Submittal (Paid on 1/13/2022)	1/6/2022 & 1/13/2022	2/3/2022	Not Approved	\$100.00	4606037: \$100
4 th Submittal	2/15/2022	2/28/2022	Approved	\$400.00	4659383: \$400
5 th Submittal	10/18/2023	10/31/2023	See Comments Below	\$100.00	5487938: \$100
TOTAL FEES (LDDRS):				\$1,400.00	----

REMARKS:

5th Submittal: Update for Kiddie Academy

3rd & 4th Submittals: Update & Addendum to address the development of a restaurant

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 (**23-0427-SDR1 & 23-0427-VAR1**) 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. Offsite grading is proposed at the east parcel limit. Provide a notarized letter of permission for grading from the adjacent parcel owner to the east prior to the final approval of the subject drainage study.

3. In the notes for “Las Vegas Valley Best Management Practices Guidance” block, replace *Standard Note #6* with the following:

Post-Construction BMPs (PCBMPs) / Control Measures noted on the Grading Plans are mandatory permanent regulatory stormwater pollution controls. These PCBMPs must be installed per the approved plans and must be permanently maintained.

***** 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

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T/R/S: T20S/R60E/02

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