

<b>CITY OF LAS VEGAS INTER-OFFICE MEMORANDUM</b>		<b>DATE:</b> January 31, 2024
<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 Village 25 - Parcel KL - Phase 1</b>		GCW Engineers / Surveyors
<b>Cross Streets:</b>	SWC of Grand Park Blvd & Fox Hill Drive	PN II, Inc.
<b>File Number:</b>	F:\Depot\DSMemos\DS5718B.doc	Bart Anderson, P.E., DevCo
<b>Parcel Number:</b>	137-22-311-001, 137-22-311-002 & 137-21-710-002	CCRFCFCD
<b>Zoning Action:</b>	23-0511-TMP1	
<b>FEMA Flood Zone</b>	YES	NO <b>X</b>
<b>Proposed Storm Drain</b>	YES <b>X</b>	NO

HISTORY	DATE RECEIVED	DATE REVIEWED	COMMENTS	REVIEW FEES	FEES PAID Payment Trn #
1 <sup>st</sup> Submittal	11/20/2023	12/4/2023	Not Approved	\$400.00	5526570: \$400
2 <sup>nd</sup> Submittal	1/11/2024	1/31/2024	See Comments Below	\$400.00	5586776: \$400
			<b>TOTAL FEES (LDDRS):</b>	<b>\$800.00</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.

- The proposed project is premised on the flood protection of the perimeter streets and the associated storm facilities (*Grand Park Boulevard, Fox Hill Drive and Park Drift Trail*). The subject drainage study will not be approved prior to the posting of construction bonds of the stated perimeter street improvements and the storm facilities.
- The site is adjacent to or crosses an existing or proposed *Clark County Regional Flood Control District (CCRFCFCD)* master planned facility. Therefore, CCRFCFCD concurrence is required prior to final approval of the drainage study.

Please note that effective March 15, 2019, the CCRFCFCD adopted new requirements for drainage study concurrence submittal. Follow the link below for specific guidance.

<http://gustfront.ccrfcd.org/LandDev/LandDev.aspx>

- All storm drain manholes that are more than 18'-deep require special structural detail and calculations. Submit structural design and calculations to *City Building & Safety Department* for review and approval prior to the final approval of the drainage study.

4. All storm drain inlets that are more than 10'-deep require special structural detail and calculations. Submit structural design and calculations to *City Building & Safety Department* for review and approval prior to the final approval of the drainage study.
5. **Previous Comment: Figure 5:** *Provide hydraulic sections for all onsite roadways evaluating the depths and velocities of the onsite flows. Note that the onsite street flow depths shall not overtop the curb. If it does, additional drop inlets shall be provided to limit the flow depth to top of curb. Address and provide as such in the next submittal.*

The response was that a conservative approach was given in the previous submittal using the highest flow rate in the narrowest street section with the maximum and minimum slopes in the development should cover all the interior streets. However, per the *100-Year Street Flow Summary*, the 100-year flow depths are ranging from 0.42' to 0.62' which are all above the top of the roll curbs. That means that we still don't know which interior street will have 100-year flow depth below or at most topping the roll curb. If the flow depth is above the top of curb, then additional drop inlets shall be provided to limit the flow depth to top of curb.

Address and resolve in the next submittal.

6. **Sheet G3:** In paseo areas, for example, behind Lot 61, there is a 0.5% flow line slope. Provide concrete valley gutter wherever the slope is less than 1%. This comment applies to all pertinent sheets that have swale slope of less than 1%. Review and revise accordingly.

**\*\*\* 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:**

1<sup>st</sup> Submittal DS and Plans (for first and original submittal);

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

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

1<sup>st</sup> Submittal DS (for the report of the drainage study)

1<sup>st</sup> Submittal Plan 1 (could be the drainage condition maps)

1<sup>st</sup> 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**  
HDR/AYS

T/R/S: T20S/R59E/22  
AREA K-22