

<b>CITY OF LAS VEGAS INTER-OFFICE MEMORANDUM</b>		<b>DATE:</b> February 20, 2024
<b>TO:</b> Land Development Services Department of Community Development – Building & Safety Division		<b>FROM:</b> Tyler Key Flood Control Engineering Associate Department of Public Works
<b>SUBJECT:</b>	Drainage Study for: <b>Golden Apartments</b>	<b>COPIES TO:</b> Impulse Civil Engineering
<b>Cross Streets:</b>	Simmons St & Vegas Dr	The Golden Apartments
<b>File Number:</b>	F:\Depot\DSMemos\DS5725B.doc	Bart Anderson, P.E., DevCo
<b>Parcel Number:</b>	139-20-403-001 & 002	CCRFCFCD
<b>Zoning Action:</b>	23-0050-SDR1; 23-0050-SUP1; 23-0050-VAR1	
<b>FEMA Flood Zone</b>	YES NO <b>X</b>	
<b>Proposed Storm Drain</b>	YES NO <b>X</b>	

HISTORY	DATE RECEIVED	DATE REVIEWED	COMMENTS	REVIEW FEES	FEES PAID Payment Trn #
1 <sup>st</sup> Submittal	12/20/2023	1/11/2024	Not Approved	\$400	5562203: \$400
2 <sup>nd</sup> Submittal	2/5/2024	2/20/2024	See Comments Below	\$400	5620695: \$400
<b>TOTAL FEES (LDDRS):</b>				<b>\$800</b>	<b>----</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.

1. 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>

2. The flow depth along Vegas Dr. is above the sidewalk, and has a velocity over 5 ft/s. Please provide erosion protection along the landscape area on Vegas Dr.
3. Flood Control agrees with the idea of using the street centerline stationing to complete the hydraulic analysis along Vegas Dr. When determining the minimum finish floor, the highest adjacent top of curb elevation must be used. For **Building 2**, the 3.70 TC would be used to determine the minimum finish floor. Review and revise accordingly.
4. The runoff flow, when adding the velocity head, from Crystal Chimes Dr. will overtop the driveway high point of the project site. Review and revise accordingly.

5. There is a low point located north of **Building 1** adjacent to the proposed dog park that does not provide positive drainage toward the proposed valley gutter. The top of curb elevation labeled 5.43, is the low point due to the surrounding top of curb elevations being 5.53 and 5.54, respectively.

**\*\*\* 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**  
TJK

T/R/S: T20S/R61E/S20  
AREA M20