

CITY OF LAS VEGAS INTER-OFFICE MEMORANDUM			DATE: March 20, 2024
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:
		Rancho Multi Family Phase 2 – Update #2	RCI Engineering
Cross Streets:	NWC of Rancho Drive & Smoke Ranch Rd.		Nola Sol Holdings, LLC
File Number:	F:\Depot\DSMemos\DS5583F.doc		Bart Anderson, P.E., DevCo
Parcel Number:	139-18-410-017		CCRFCD
Zoning Action:	EOT-78774 on SDR-73295		CNLV
FEMA Flood Zone	YES	NO X	NDOT
Proposed Storm Drain	YES	NO X	

HISTORY	DATE RECEIVED	DATE REVIEWED	COMMENTS	REVIEW FEES	FEES PAID Payment Trn #
1 st Submittal	6/22/2022	7/13/2022	Not Approved	\$400.00	4838802: \$400
2 nd Submittal	8/10/2022	8/25/2022	Not Approved	\$400.00	4909153: \$400
Supplement #1	9/8/2022	9/15/2022	Conditional Approval	N/C	N/C
CNLV	11/15/2022	11/22/2022	Concurrence Recv'd	N/C	N/C
3 rd Submittal	11/21/2022	11/22/2022	Conditional Approval	\$100.00	5048177: \$100
CCRFCD	3/1/2023	3/7/2023	Concurrence Recv'd	N/C	N/C
4 th Submittal	3/13/2024	3/20/2024	See Comments Below	\$100.00	5667482: \$100
TOTAL FEES (LDDRS):				\$1,000.00	----

REMARKS:

4th Submittal: Update #2 to revise the connection of onsite storm drain to the existing 8'x8' regional RCB in Smoke Ranch Road

3rd Submittal: Update #1 to deepen footing of buildings and minor revision of onsite grades

The Drainage Study for the subject project has been reviewed and:

	is approved subject to conformance to all City standards and the following conditions:
	must be resubmitted or supplemented including the following:
X	is conditionally approved subject to Clark County Regional Flood Control District concurrence.
	is conditionally approved subject to Clark County Public Works Department concurrence.

- This drainage update is acceptable in concept;** however, *City of Las Vegas* will not formally accept the study until the *Clark County Regional Flood Control District (CCRFCD)* has issued a letter of concurrence. The engineer should contact the CCRFCD to confirm that they have begun their review.
- The project proposes to construct facilities and/or increase flows within *Nevada Department of Transportation (NDOT)* right-of-way. The engineer must contact NDOT for encroachment permit for the proposed project.

***** 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

T/R/S: T20S/R61E/18
AREA M-18