

CITY OF LAS VEGAS		DATE:
INTER-OFFICE MEMORANDUM		November 21, 2024
TO: Land Development Services Department of Community Development – Building & Safety Division		FROM: Neil Wacaser, P.E. <i>NW</i> Sr. Eng. Associate, Flood Control Department of Public Works
SUBJECT:	Drainage Study for: SNHD BSL-3 Lab	COPIES TO: Matthew Semic, P.E. Latitude 33 Engineering
Cross Streets:	Wellness Way west of M.L. King Blvd	County of Clark, (Health Dept.)
File Number:	F:\Depot\DSMemos\DS5804B.doc	Bart Anderson, P.E., DevCo
Parcel Number:	139-33-402-031	CCRFCD
Zoning Action:	24-0330-VAC	
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	9/18/2024	10/3/2024	See Comments Below	\$400.00	5937332: \$400
2 nd Submittal	10/28/2024	11/18/2024	See Comments Below	\$400.00	5992258: \$400
			TOTAL FEES (LDDRS):	\$400.00	----

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. Provide a copy of the zoning/planning conditions associated with this site 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. It is noted that a sheet titled "PROPOSED SURFACE IMPROVEMENTS" was submitted with the drainage study. A dedicated grading sheet must be submitted that conforms to the requirements as described by the Standard Form 2 checklist supplement that apply to this project. Items still needed are as follows: spot elevations along the sidewalks to be constructed adjacent to the proposed building, cross sections where walls and sidewalks are to be constructed adjacent to the proposed building and spot elevations in enclosure areas to verify that no ponding will occur and water will not accumulate. It is highly recommended that a separate grading detail sheet be submitted as well in order to clearly show details, cross sections, etc.
3. On the plans, add the centerline of both Wellness Way and the north-south portion of the Wellness Way cul-de-sac where the centerlines are adjacent to the subject parcel. Provide stationing for the intersection of both centerlines so that the stationing given for the proposed improvements can be

referenced to a known station. Provide station values at 100-foot intervals and tic marks at 50-foot intervals along both centerlines.

4. Provide stations for all points necessary to construct the proposed improvements. These points include, but are not limited to: construction limits of new proposed curb, gutter and sidewalk on the cul-de-sac bulb and the Wellness Way median island, point where new pavement is to be constructed where existing was removed, location of the proposed drop inlet, etc.
5. The City of Las Vegas requires that the finished floor elevation be at least 0.5' higher than the highest top of curb elevation adjacent to the parcel being constructed on. The plans submitted show a TC elevation of 2048.88. The finished floor elevation of the proposed building must be at least 2049.38.
6. An emergency overflow path is required in the event the drop inlet becomes clogged and surface flows from the cul-de-sac flow into the property. Identify the emergency overflow path and provide sufficient slope tags and/or spot elevations to verify positive flow.
7. Provide cross sections for the north and south sides of the new construction. See included plan markups for details.
8. Sheet C-04 indicates that the first segment of the proposed storm drain pipe from the drop inlet appears to be within 1-foot or less of an existing water line and an existing sewer line. Provide for adequate clearance per HCDDM 802.4.3.1 and 802.4.3.2.
9. Label all pipe segments as either public or private. Private storm drain components are those that are onsite and only convey flows that are generated onsite. Public components are those that either convey offsite flows through a private site or those that convey offsite flows and are located within public right-of-way. The storm drain components in this project would all be public.
10. Capacity calculations for drop inlets must be done with a 50% clogging factor. Provide new DI calcs with the next submittal.
11. Provide details necessary for the construction of the proposed Type "C-D Modified" drop inlet. Details include a TC elevation at an identified station, inlet length and invert elevation. Also, specify the number of grates. Note that inlets 10-feet or less do not use the "sweeper" grate as shown on CCAUSD 412.1 and that grates are available in 2.5-foot lengths.
12. The symbol shown at the upper end of the proposed storm drain is not defined in the legend. The text leader says "MH" and a rim elevation is given. Should that be a drop inlet? See comment #11 above for the information that must be provided for proposed drop inlets.
13. For all Type II manholes, specify a 30-inch ring and cover per CCAUSD 405.1. Note that the correct ring and cover dimensions are shown on CCAUSD 404.1.
14. Provide a structural detail for the connection of the proposed 18-inch RCP into the existing manhole at the downstream end of the new system.
15. Stations for the proposed manholes are provided. Provide offsets from the centerline as well
16. Provide a cross section for the pipe trench in conformance with Section 208 of Clark County Area Uniform Standard Specifications and CCAUSD 503.2 and 505.
17. See additional comments on the included plan mark-ups.

***** 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
NW

T/R/S: T20S/R61E/33
AREA M-33