

CITY OF LAS VEGAS INTER-OFFICE MEMORANDUM			DATE: February 5, 2025
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:
Master Conceptual Drainage Study Update For Summerlin West Village 28 and 32			GCW Inc.
Cross Streets:	West of Meadow Run Street & Alta Drive		Howard Hughes Company, Inc.
File Number:	F:\Depot\DSMemos\DS5834A.doc		Lucien Paet, P.E., DevCo.
Parcel Number:	137-21-101-001, 137-28-101-008, 137-29-000-003, 137-33-101-008, 137-33-301-001, 137-32-000-011, 137-32-000-012		CCRFCD
Zoning Action:	N/A		
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	1/16/2025	2/5/2025	See Comments Below	\$400.00	6080902: \$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. The final approval of the subject study is in concept only. No permit for any construction will be issued. Technical drainage studies for the storm drain facility infrastructures will be required upon future site development.
2. The subject study proposed for an additional inlet (CP Inlet 4) to the existing *Detention Basin #5* (DB #5). A drainage study update to the approved DB #5 (DS5225) study will be required to address the modification to the detention basin after the subject *Master Conceptual Study* is approved.
3. The site is adjacent to or crosses an existing or proposed *Clark County Regional Flood Control District* (CCRFCD) master planned facility. Therefore, CCRFCD concurrence is required prior to final approval of the drainage study.

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

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

4. The approved **DB #5** study used HEC-1 for the modelling calculations while the subject master conceptual study used HEC-HMS for modelling. Since the two modellings will generate different peak discharge results, a comparison for discharges under the same existing condition must be investigated: Provide Existing Condition HEC-1 vs Existing Condition HEC-HMS in the next submittal.
5. The **HEC-HMS Ultimate Condition Basin Model** map in a letter size is difficult to visualize. Provide the map in 24"x36" size in the next submittal.
6. **Revised HEC-HMS Atkins Basin Model for Inlet 1**: Same situation. The letter size is too small to be legible for overlapping concentration points. Provide the map in 24"x36" size in the next submittal.
7. The above mentioned HEC-HMS basin model for Inlet 1 was the only map found in the master conceptual study provided in the submittal. However, what about the basin model for other inlets, ie, Inlet 2, Inlet 3 and the new Inlet 4?
8. **Figure 8**: Per the basin map, **CP Inlet 1** accepts flows from the original tributary area north of the subject **Village 28** and **Village 32** plus the combined tributary area of **V32A A, V32A B, V32A C, V32A D** and **V32A E** ie, the total generated flow shall be more. Explain why the updated flow in the comparison **Table 1** in Page 2 of the *Study* is less. Address and explain in the next submittal.
9. **Figure 9**: Adjust the scale of the map to include the west boundary of Village 32.
10. **Figure 9**: On the *Storm Drain Information* table, *Existing Facility 20c* is to be abandoned. Address how the pipe will be abandoned and confirm that the subsequent storm drain system downstream of *Facility 20c* within *Alta Drive* will still function.
11. Provide the full extents of the HEC-HMS. On Page 35, the table is cut off.
12. **CP DB5** is summarized to be 1778.6 CFS in the Simulation Run 0.885, on Page 40. Describe where the number 7,945 CFS came from.

***** 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
HDR/AYS

T/R/S: T20S/R59E/21
AREA K-21