

CITY OF LAS VEGAS INTER-OFFICE MEMORANDUM		DATE: August 23, 2018
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 for Summerlin West Village 22		VTN Nevada
Cross Streets:	I-215 Western Beltway & Summerlin Parkway	Howard Hughes Company, LLC
File Number:	F:\Depot\DSMemos\DS5005B.doc	Bart Anderson, P.E., DevCo
Parcel Number:	137-14-401-006, 137-23-101-002	CCRFCD
Zoning Action:	MDR-73901	CCPW
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	6/12/2018	6/28/2018 & 7/13/2018	Not Approved	\$400.00	49696: \$400
2 nd Submittal	7/31/2018	8/22/2018	See Comments Below	\$400.00	497790: \$400
			TOTAL FEES (LDDRS):	\$800.00	----

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.

- Second Request:** Provide a copy of the zoning/planning conditions associated with this site (**MDR-73901**) 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.
- 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.
- The site is also adjacent to the Clark County Western Beltway project. The engineer must coordinate with *Clark County Department of Public Works* (CCPW) and incorporate any concerns for mutual boundary conditions. CCPW concurrence is required prior to the final approval of the master conceptual drainage study.

4. The *Master Drainage Study Update* for *Summerlin West Planning Area* proposes a modification to internal flow patterns that alters the flow patterns to the *Beltway Channel* system downstream of the *Summerlin Parkway* interchange. The modification proposes a storm drain system within *Summerlin Village 22* area (Storm Drain F) that will collect flows from the Gowan channel tributary area and route them into the *Beltway Channel* (MPU Facility APBE 0122). This resulted in increased flows in the *Beltway Channel* segment between *Summerlin Parkway* and *Far Hills Boulevard*, ie, mitigation measures are required for the impacted *Beltway Channel* segment.

A technical drainage study for the analysis, design and construction plans for the *Beltway Channel* modifications must be submitted and approved by the City prior to the issuance of any construction permits of any portion of *Summerlin Village 22*.

5. The *Grand Park Detention Basin* is proposed to regulate and meter outflow to match the previously approved downstream flow conditions at the junction of *Far Hills* storm drain and the *Beltway Channel*. Without the *Grand Park Detention Basin*, there will be a net increase in flows at the *Beltway Channel* downstream of *Far Hills* intersection exceeding the previously approved flow.

A technical drainage study for the analysis, design and construction plans for the *Grand Park Detention Basin* must be submitted and approved by the City prior to the issuance of any construction permits of any portion of *Summerlin Village 22*.

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.

END OF REMARKS
WSP/AYS

T/R/S: T20S/R59E/14
AREA K-14