

CITY OF LAS VEGAS			DATE:		
INTER-OFFICE MEMORANDUM			May 20, 2019		
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:		
		Helen and Turkey – Parcel Map	Architectural Civil Group		
Cross Streets:	NEC of Helen Avenue & Turkey Lane		Thaibarus LLC		
File Number:	F:\Depot\DSMemos\DS5098B.doc		Bart Anderson, P.E., DevCo		
Parcel Number:	125-24-403-005				
Zoning Action:	PMP-74086				
FEMA Flood Zone	YES	NO X			
Proposed Storm Drain	YES	NO X			

HISTORY	DATE RECEIVED	DATE REVIEWED	COMMENTS	REVIEW FEES	FEES PAID Payment Trn #
1 st Submittal	2/14/2019	2/28/2019	Not Approved	\$400.00	503233: \$400
2 nd Submittal	5/14/2019	5/20/2019	See Comments Below	\$400.00	3131581: \$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 engineer/developer proposed that *Parcel 4* will accept offsite flow from the adjacent lot to the north with wall openings at regular intervals. However, the grading plan did not clearly identify the wall openings. Review and revise accordingly in the next submittal.
2. Explain why the width of the drainage easement along *Parcel 3* is not 10' but 8'.
3. Provide valley gutter within the proposed public drainage easement to reduce maintenance burden.
4. All drainage easements must be public drainage easements to be privately maintained and to be dedicated as such in the parcel map.

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: T19S/R60E/24
AREA G-24