

CITY OF LAS VEGAS INTER-OFFICE MEMORANDUM		DATE: July 29, 2025
TO: Land Development Services Department of Building & Safety		FROM: Stanley Fong, P.E. Flood Control Sr. Eng. Associate Department of Public Works
SUBJECT:	Drainage Study for:	COPIES TO:
Summerlin Village 27 - COS-1 Drainage Improvements		AtkinsRealis
Cross Streets:	Between Park Drift Trail and V27 Parcel D	Howard Hughes Company, LLC
File Number:	F:\Depot\DSMemos\DS5797E.doc	Lucien Paet, P.E., DevCo
Parcel Number:	137-15-401-003, 137-16-000-001, 137-15-101-001, 137-15-301-002	CCRFC D
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	8/15/2024	9/9/2024	Not Approved	\$400.00	5888527: \$400
2 nd Submittal	11/19/2024	12/16/2024	See Comments Below	\$400.00	6017043: \$400
3 rd Submittal	2/4/2025	2/18/2025	See Comments Below	\$400.00	6105296: \$400
4 th Submittal	6/18/2025	6/25/2025	See Comments Below	\$400.00	6287568: \$400
CCRFC D	7/22/2025	7/29/2025	CCRFC D Concurrence Received	N/C	N/C
TOTAL FEES (LDDRS):				\$1600.00	----

REMARKS:

***** The Conditional Approval of this Drainage Study is to allow the engineer/developer to submit the Improvement Plans to City Land Development Only**

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

X	is approved subject to conformance to all City standards and the following conditions:
	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. Structural details and calculations for the TRANSITION STRUCTURE connecting the existing 4#-12'x6' RCBs and the proposed 2#-14'x6' RCBs and the USBR TYPE VI IMPACT BASIN must be provided with the current project. Provide structural details and calculations in the next submittal to City of Las Vegas Building Department for review and approval prior to the final approval of the improvement plans.
2. The proposed improvement plans show drainage facilities of a size that must be reviewed for Maintenance and Access concerns. The engineer must submit a separate set of improvement plans to *City of Las Vegas Streets & Sanitation Department* for their review. *CLV Streets & Sanitation* approval must be secured prior to the final approval of drainage study.

Contact Mr. Matthew Meyer, Deputy Public Works Director for Streets and Sanitation Division for the review process.

3. Provide legal description with an exhibit of the proposed *Flood Control Right-of-Way* to *City of Las Vegas Right-of-Way Section* for the dedication after final approval of the drainage study.

***** 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/HDR/SF

T/R/S: T20S/R59E/15
AREA K-15