

CITY OF LAS VEGAS INTER-OFFICE MEMORANDUM		DATE: 9/30/2025
TO: Land Development Services Department of Community Development – Building & Safety Division		FROM: Neil Wacaser, P.E. <i>NW</i> Sr. Engineering Associate Department of Public Works
SUBJECT: Drainage Study for: Green Shack Plaza		COPIES TO:
Cross Streets:	Fremont St & Atlantic Ave	Zenith Engineering
File Number:	F:\Depot\DSMemos\DS5883B.doc	Lucien Paet, P.E., DevCo
Parcel Number:	162-01-111-018, -019, -021, -022, -025, -026	
Zoning Action:	25-0380	
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	6/30/2025	9/8/2025	See comments below	\$400	6347296
2 nd Submittal	9/22/2025	9/30/2025	See comments below	\$400	6411616
TOTAL FEES (LDDRS):				\$800	

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: must be resubmitted or supplemented including the following:
X	is conditionally approved subject to Clark County Regional Flood Control District concurrence.
	is conditionally approved subject to Clark County Public Works Department concurrence.

The following comments must be addressed before the improvement plans can be fully approved:

1. On sheet C4.01, add a notation to storm drain construction note #2 that it is to be public.
2. On sheet C6.03, cross section "J", provide min/max slopes where it currently says "varies".
3. Recording information for the 42.5-foot public drainage easement must be provided on the pertinent plan sheets before the improvement plans are given final approval.

***** 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: T21S/R61E/S1
AREA R1