IMPROVEMENT PLANS
OF
BAYSIDE UNIT NO. 2
CITY OF LAS VEGAS

GENERAL NOTES

1. CURB AND GUTTER WITH A GRADE OF LESS THAN FOUR TENTHS OF ONE PERCENT SHALL BE CONSTRUCTED BY FORMING. EACH JOINT SHALL BE CHECKED FOR GRADE PRIOR TO CONSTRUCTION AND WATER TESTED AS SOON AS POSSIBLE AFTER CONSTRUCTION.

2. WHEELCHAIR RAMPS SHALL BE CONSTRUCTED IN EACH QUADRANT OF AN INTERSECTION PER STANDARD DRAWING D22A. EXACT LOCATION OF RAMPS SHALL BE DETERMINED IN THE FIELD BY A CITY INSPECTOR.

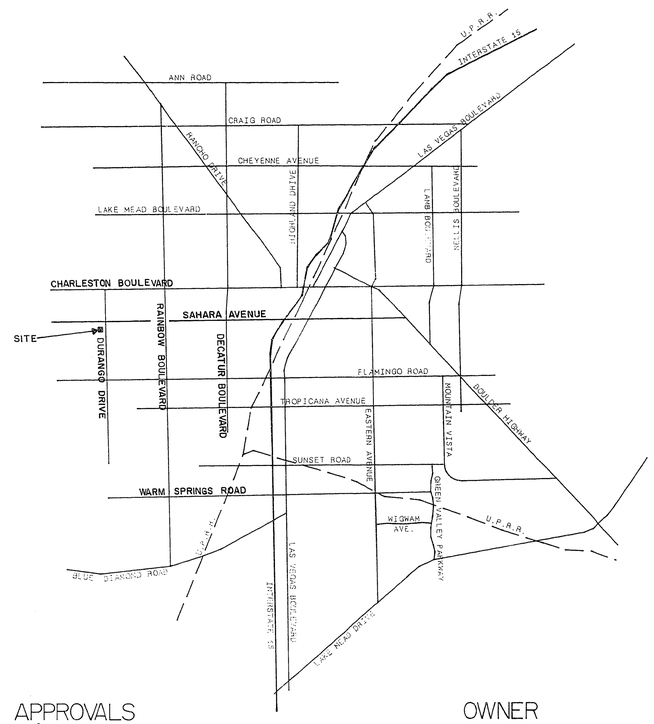
3. CONTRACTOR SHALL PROVIDE ALL NECESSARY HORIZONTAL AND VERTICAL TRANSITIONS BETWEEN NEW CONSTRUCTION AND EXISTING SURFACES TO PROVIDE FOR PROPER DRAINAGE AND OF INGRESS AND EGRESS TO SAID CONSTRUCTION. EXTENT OF TRANSITIONS TO BE DETERMINED BY THE CITY ENGINEER.

4. EXISTING UTILITIES ARE LOCATED ON PLANS FOR THE CONVENIENCE OF THE CONTRACTOR. THE CONTRACTOR SHALL BEAR FULL RESPONSIBILITY FOR THE PROTECTION OF THE UTILITIES AND THE ENGINEER BEARS NO RESPONSIBILITY FOR UTILITIES NOT SHOWN ON PLANS OR NOT IN THE LOCATION SHOWN ON THE PLANS.

5. CONSTRUCTION TO BE PER UNIFORM STANDARD SPECIFICATIONS AND DRAWINGS, CLARK COUNTY AREA, NEVADA (LATEST EDITION).

6. TYPE V CEMENT TO BE USED IN ALL CONCRETE.

7. ALL MANHOLES, WATER VALVES, AND CLEANOUTS THAT LIE WITHIN THE LIMITS OF ROADWAY CONSTRUCTION SHALL BE PLATED AT SUBGRADE LEVEL. AFTER PLACEMENT OF THE ASPHALT PAVEMENT AND BASE MATERIALS, THE MANHOLES SHALL BE BROUGHT TO FINISH GRADE AND A COLLAR SHALL BE CONSTRUCTED FOR EACH MANHOLE. INSPECTORS ARE TO BE NOTIFIED IN ADVANCE TO INSPECT WORK AT THE TIME OF ADJUSTMENT.



BENCHMARK

CLARK COUNTY BENCHMARK NO. C10SW04: RAILROAD SPIKE AT INTERSECTION OF SAHARA AVE. AND DURANGO DR.

ELEVATION = 2659.63'
(C.C. DATUM − 1.04' = C.L.V. DATUM)

QUANTITY ESTIMATE

2.0" ASPHALTIC CONCRETE PAVING	6,624 S.Y.
CONCRETE VALLEY GUTTER	1,124 S.F.
CONCRETE SIDEWALK	13,602 S.F.
ROLL CURB AND GUTTER	2,910 L.F.

SHEET INDEX

SHEET NO.	DESCRIPTION	
1.	COVER SHEET	
2.	DETAIL SHEET	
3.	STREET PLAN & PROFILE:	IVORY COAST DRIVE
4.	STREET PLAN & PROFILE:	CARIBBEAN COURT
5.	STREET PLAN & PROFILE:	PORTOFINO COURT
6.	MASTER SEWER PLAN	
7.	SEWER PLAN & PROFILE:	IVORY COAST DRIVE
8.	SEWER PLAN & PROFILE:	CARIBBEAN COURT
9.	SEWER PLAN & PROFILE:	PORTOFINO COURT
10.	MASTER WATER PLAN	
11.	MASTER STREET LIGHT PLAN	

APPROVALS

21 FEB 86
C.L.V. CITY ENGINEER — DATE

N/A (PER CARL KREHNOVI CHIEF)
C.L.V. QUALITY CONTROL ENGINEER — DATE

2-13-86
C.L.V. CHIEF LAND DEVELOPMENT — DATE

OWNER

WEST SAHARA INVESTMENTS, INC.
P.O. BOX 42427 HUNTRIDGE STATION
LAS VEGAS, NEVADA 89119

DEVELOPER

AMERICAN WEST DEVELOPMENT
6075 S. EASTERN AVE., SUITE 3
LAS VEGAS, NEVADA 89119

REV	DATE	BY	REMARKS

ENGINEERS & SURVEYORS INCORPORATED
7022 W. CHARLESTON BLVD.
LAS VEGAS, NEVADA 89117
PHONE: 702 / 363-6415
SUBMITTED BY: Paul E. Valentine 10/29/85

TITLE: COVER SHEET
PROJECT: BAYSIDE UNIT NO. 2

WO NO. 850302-2
BY L. HINTON
DATE 9-85
SCALE NO SCALE

SHEET 1 OF 11 SHEETS

16-6-32 107Y-844-2