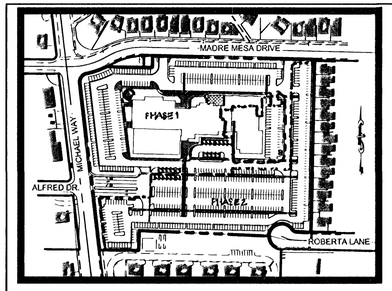
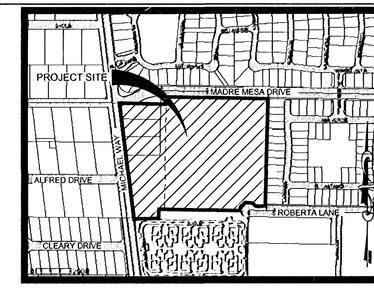
IMPROVEMENT PLANS
FOR
CATALYST CONSULTING COMPANY
AGUILAS CFC CHURCH-PH I
CITY OF LAS VEGAS, NEVADA
APN: 138-13-701-060



KEY MAP
N.T.S.



VICINITY MAP
N.T.S.

WIE
meeting your land development needs
WALKER ENGINEERING, LLC
5765 S. RAINBOW BLVD.
SUITE 101
LAS VEGAS, NV 89118
TEL 702.873.5197
FAX: 702.873.5346

PROFESSIONAL ENGINEER STATE OF NEVADA — DAVID L. WOLF — No. 17879 — EXP. 6-30-12 — 12-15-10

LEGAL DESCRIPTION

THAT PORTION OF THE NORTHWEST QUARTER (NW 1/4) OF THE SOUTHEAST QUARTER (SE 1/4) OF SECTION 13, TOWNSHIP 20 SOUTH, RANGE 60 EAST, M.D.M., CLARK COUNTY, NEVADA,

BASIS OF BEARINGS

THE BASIS OF BEARINGS FOR THIS RECORD OF SURVEY IS NORTH 06° 42' 12" WEST AS DEFINED BY THE MONUMENTS SHOWN HEREON, BEING THE NORTH–SOUTH CENTER SECTION LINE OF SECTION 13, TOWNSHIP 20 SOUTH, RANGE 60 EAST, MOUNT DIABLO MERIDIAN, CITY OF LAS VEGAS, CLARK COUNTY, NEVADA, ESTABLISHED BY STRAIGHT LINE INTERSECTION BETWEEN OPPOSING ONE–QUARTER CORNERS PER FILE 02, PAGE 23 OF SURVEYS, SAME BEING THE CONTROL LINE OF MICHAEL WAY AS DERIVED BY FILE 02, PAGE 23 OF SURVEYS.

BENCHMARK

THE ELEVATION DATA SHOWN HEREON ARE U.S. SURVEY FEET REFERENCED TO THE NORTH AMERICAN VERTICAL DATUM OF 1988, CLARK COUNTY VERTICAL CONTROL v.2003, BASED UPON BENCHMARK No. 75, STATION "5LV00 1356" BEING A CITY OF LAS VEGAS PIN AND PLATE IN THE TOP OF CURB AT THE NORTHWEST CORNER OF MICHAEL WAY AND CLEARLY COURT, NEAR THE PT OF MICHAEL WAY.

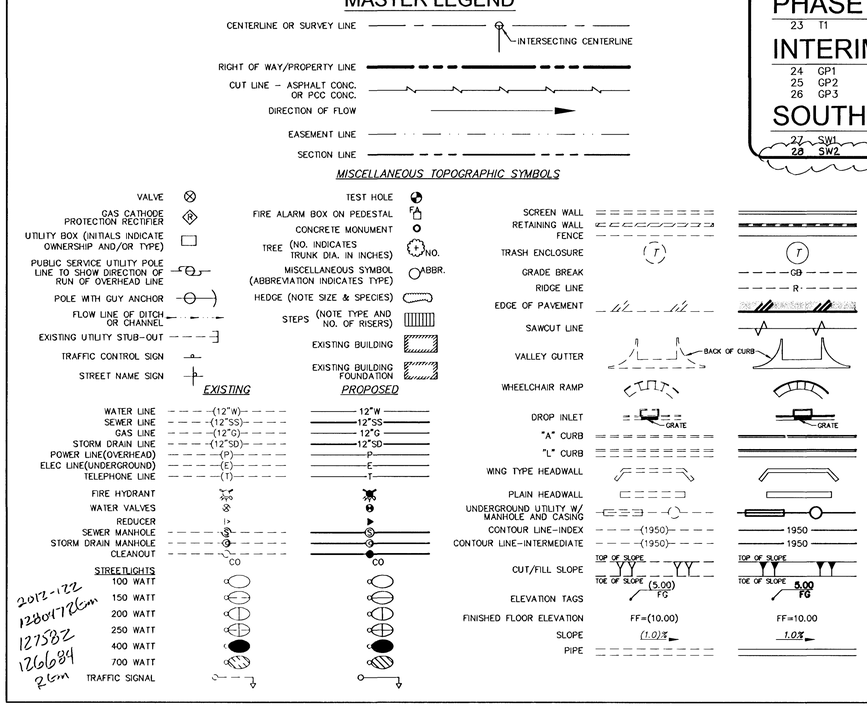
ELEVATION 679.849 METERS – PUBLISHED

ELEVATION 2,230.47 U.S. SURVEY FEET – COMPUTED

FLOODZONE

THIS PROJECT IS LOCATED IN (NON–SHADED) FLOOD ZONE X PER FEMA FLOOD INSURANCE MAP NUMBER [32003C2155E], REVISED TO REFLECT LOMR [DATED DECEMBER 31, 2003]. FLOOD ZONE X IS DEFINED AS AN AREA BEING OUTSIDE THE 0.2% ANNUAL CHANCE FLOODING; OR AN AREA OF 1% ANNUAL CHANCE FLOODING WITH AVERAGE DEPTHS OF LESS THAN 1 FOOT OR WITH DRAINAGE AREAS LESS THAN 1 SQUARE MILE.

MASTER LEGEND



2012-122
1280172Gm
127582
1266894
2Gm

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ABBREVIATIONS

ABAN – ABANDON
AIP – ABANDONED IN PLACE
AGG – AGGREGATE
ALT – ALTERNATE
A – ANODE, GAS
ACP – ASBESTOS CEMENT PIPE
AC – ASPHALTIC CONCRETE
AVE – AVENUE
BC – BACK OF CURB
BCR – BACK OF CURB RADIUS
BVC – BEGINNING OF VERTICAL CURVE
BM – BENCH MARK
BDRY LINE – BOUNDARY LINE
CATV – CABLE TELEVISION
C–C – CENTER TO CENTER
CL – CENTERLINE
CBC – CITY OF BOULDER CITY
CLV – CITY OF LAS VEGAS
COH – CITY OF HENDERSON
CM – CITY OF MESQUITE
CNLV – CITY OF NORTH LAS VEGAS
CC – CLARK COUNTY
CCWRD – CLARK COUNTY WATER RECLAMATION DISTRICT
CO – CLEAN OUT, SEWER
COMM – COMMERCIAL
CONC, PCC – CONCRETE
CONST – CONSTRUCTION OR CONSTRUCT
COR – CORNER
CMP – CORRUGATED METAL PIPE
CSAP – CORRUGATED STEEL ARCH PIPE
CSP – CORRUGATED STEEL PIPE
C&G – CURB & GUTTER
CIP – CAST IRON PIPE
COL – COLUMN
CU YD, CY – CUBIC YARD
CU FT, CF – CUBIC FEET
CULV – CULVERT
CF – CURB FACE
DEPT – DEPARTMENT
DIA – DIAMETER
DWY – DRIVEWAY
DI – DROP INLET
ESMT – EASEMENT
E/O – EAST OF
EP – EDGE OF PAVEMENT
EO – EDGE OF OIL
E – ELECTRIC
EM – ELECTRIC METER
EMBK – EMBANKMENT
ECR – END OF CURB RETURN
EC – END OF CURVE
EBS – CATHODE PROTECTION BOND STATION
ETS – CATHODE PROTECTION TEST STATION
EVC – END OF VERTICAL CURVE
EXIST, EX. – EXISTING
FT – FEET OR FOOT
FG – FINISH GRADE
FA – FIRE ALARM
FH – FIRE HYDRANT
FL – FLOW LINE
GALV – GALVANIZED
GM – GAS METER
GR – GAS PRESSURE REGULATOR
PL–G – PLASTIC GAS
S–G – STEEL GAS
GB – GRADE BREAK
GUT – GUTTER
HW – HEADWALL
IN – INCH
INT – INTERSECTION
INV – INVERT
ISL – ISLAND
JB – JUNCTION BOX
LOC – LENGTH OF CURB
LT, L – LEFT
LF – LINEAR FEET
LVVWD – LAS VEGAS VALLEY WATER DISTRICT
MH – MANHOLE
MAX – MAXIMUM
MIN – MINIMUM
MON – MONOLITHIC
N/O – NORTH OF
NTS – NOT TO SCALE
OC – ON CENTER
OG – OPEN–GRADED PAVEMENT, ORIGINAL GROUND
PVMT – PAVEMENT
PI – POINT OF INTERSECTION
PRC – POINT OF REVERSE CURVE
PC – POINT OF CURVE
PT – POINT OF TANGENCY
PCC – POINT OF COMPOUND CURVE
PCC, CONC – PORTLAND CEMENT CONCRETE
PP – POWER POLE
P – POWER
PL – PROPERTY LINE
PROP – PROPOSED
PB – PULL BOX
RP – RADIUS POINT
R – RADIUS
RR – RAILROAD
REINF – REINFORCED
RC – REINFORCED CONCRETE
RCB – REINFORCED CONCRETE BOX
RCP – REINFORCED CONCRETE PIPE
RELOC – RELOCATE
RT, R – RIGHT
R/W – RIGHT–OF–WAY
RD – ROAD
SS – SANITARY SEWER
SHT – SHEET
S/O – SOUTH OF
SW – SIDEWALK
SQ FT, SF – SQUARE FOOT
SQ YD, SY – SQUARE YARD
STA – STATION
SHP – STEEL HIGHPRESSURE PIPE
SD – STORM DRAIN
STD – STANDARD
STRUCT – STRUCTURAL OR STRUCTURE
SURV – SURVEY
SL – STREETLIGHT
T – TELEPHONE
TEMP – TEMPORARY
TBA – TO BE ADJUSTED
TBR – TO BE REMOVED
TC – TOP OF CURB
TP – TOP OF PIPE
TS – TRAFFIC SIGNAL
TSI – TRAFFIC SIGNAL INTERCONNECT
TRANS – TRANSITION
TYP – TYPICAL
UG – UNDERGROUND
VAR – VARIABLE
VERT – VERTICAL
VC – VERTICAL CURVE
VG – VALLEY GUTTER
VCP – VITRIFIED CLAY PIPE
W, WTR – WATER
WM – WATER METER
W/O – WEST OF
YD – YARD

Call before you Dig
Avoid cutting underground utility lines. It's costly.
Call 811
OR
1-800-227-2600
AND
CLARK COUNTY WATER OPERATIONS
1-702-455-7544

Call before you UnderGround
1-702-455-7511
CLARK COUNTY TRAFFIC OPERATIONS
1-702-229-6611
LAS VEGAS AREA COMPUTERIZED TRAFFIC SYSTEM

Avoid overhead power line contact. It's costly.
CALL BEFORE YOU OVERHEAD
1-702-593-6111

IMAGED BY CCPW/DR 1/9/12

NOTE

ALL PROPERTY THAT IS NOT UNDER A STRUCTURE (EXISTING OR PROPOSED) IS CONSIDERED COMMON AREA.

NOTE

ANY NV ENERGY, SOUTHWEST GAS, COX COMMUNICATIONS OR EMBARQ PLANS ATTACHED TO THIS PLAN SET ARE NOT PREPARED BY WALKER ENGINEERING AND ARE INCLUDED FOR REFERENCE ONLY. WALKER ENGINEERING ACCEPTS NO LIABILITY FOR THE INFORMATION SHOWN ON THESE PLANS PREPARED BY OTHERS.

PHASING NOTE

PLEASE REFER TO SEPARATE PHASE II PLANS UNDER CLV #10430 & HTE: 10-32802 FOR ALL PHASE II WORK.

DEVELOPER

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1721 N. MALLARD STREET
LAS VEGAS, NV 89108
(T) 352.458.1161
(F) 800.761.5743
CONTACT: MATT CADY

OWNERS

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1721 N. MALLARD STREET
LAS VEGAS, NV 89108
(T) 352.458.1161
(F) 800.761.5743
CONTACT: MATT CADY

REFERENCE NUMBERS

DRAINAGE STUDY: DS4380 & HTE#10–6132
TRAFFIC STUDY: T36693
LAND USE APPS: SDR–36787, SDR–28517, ZON–28506, PMP–36474 & VAC–37325

APPROVALS

CITY OF LAS VEGAS
"APPROVAL OF THESE PLANS BY THE CITY ENGINEER IS LIMITED TO THOSE IMPROVEMENTS CONSTRUCTED IN THE DEDICATED RIGHTS–OF–WAY AND/OR DEDICATED EASEMENTS. THIS APPROVAL DOES NOT AUTHORIZE THE CONSTRUCTION OF ANY IMPROVEMENTS THAT DEVIATE FROM ADOPTED STANDARDS AND/OR SPECIFICATIONS EXCEPT THOSE SPECIFICALLY LISTED UNDER "DEVIATIONS FROM STANDARDS" THE ENGINEER SHALL RESOLVE ANY DEVIATION OTHER THAN THOSE LISTED IN "DEVIATION FROM STANDARDS" IN FAVOR OF THE SUMMERLIN IMPROVEMENT STANDARDS AND SPECIFICATIONS CLARK COUNTY AREA NEVADA".

for DAVID BOWERS, PE #16736, PTOE — 3-30-11 — DATE
ACTING CITY ENGINEER
CITY OF LAS VEGAS, NEVADA

DOUG RANKIN, AICP, PLANNING MANAGER — 2-17-11 — DATE
THIS PLAN MEETS THE APPLICABLE STANDARDS OF THE PLANNING AND DEVELOPMENT DEPARTMENT

CITY OF LAS VEGAS FIRE DEPT. — 2/17/11 — DATE

SOUTHWEST GAS CORPORATION — 12/16/10 — DATE

APPROVED FOR CONSTRUCTION

LAS VEGAS VALLEY WATER DISTRICT ENGINEERING SERVICES MANAGER
PROJECT NO. 116386 DATE: 03/25/11
SHEETS: C1, C2, MU, U1–U4, AND P1–P3 & C3

NV ENERGY* — 12/16/10 — DATE
* NV ENERGY ACKNOWLEDGES THAT WE HAVE RECEIVED YOUR PLANS AND WILL PROVIDE SERVICE TO ALL ELECTRICAL NEEDS ASSOCIATED WITH THIS PROJECT. NV ENERGY RESERVES THE RIGHT TO ADDRESS ANY EXISTING OR FUTURE CONFLICTS ONCE THE FINAL DESIGN IS COMPLETED. THE NEW SERVICE AND THE RESOLUTION OF ANY CONFLICTS WILL BE ACCOMPLISHED PURSUANT TO THE NEVADA PUBLIC UTILITY COMMISSION'S RULES AND REGULATIONS.

CENTURY LINK — 12/16/10 — DATE
* THE AFFIXED CENTURY LINK APPROVAL DOES NOT ASSUME OR GUARANTEE LIABILITY FOR KNOWN OR UNKNOWN CONFLICTS WITH EXISTING OR PROPOSED IMPROVEMENTS. RESOLUTIONS OF ANY CONFLICTS WILL BE ACCOMPLISHED PURSUANT TO LOCAL ORDINANCES, NEVADA REVISED STATUTES AND/OR PUBLIC UTILITY COMMISSION RULES AND REGULATIONS.

COX COMMUNICATIONS, LAS VEGAS INC. — 12/16/10 — DATE

CLV DRAWING NO. 107V5608-1

REVISIONS				
12/28/11	3	SHIFT BEHIND DUE TO FX. PRIV. WTR. CONFLICT, ADD GUARDRAIL	3, 4, 10, 12, 18	
		RE-GRADE MICHAEL PRIVATE DWYS, SHOW GREASE INTERCEPTOR	13 & 22	
		AS FUTURE & REMOVE PRIVATE IRRIG METER		
9/7/11	2	REVISE PAVEMENT SECTIONS FOR MICHAEL & MADRE MESA	3, 4, 10-13 & 16-21	KS 9/13/11
7/13/11	1	ADD PAVE & SIGN AROUND EX. NVE POLE & ADD SW GAS LOWERING	6, 10 & 20	KS 7/27/11
		PLAN TO PLANSET		
DATE	REV	DESCRIPTION OF REVISION		INITIALS

	APPROVAL	
SHEETS	KS	1/12/11

CATALYST CONSULTING COMPANY
AGUILAS CFC CHURCH

COVER SHEET, LEGEND AND ABBREVIATIONS

PHASE I

H 37715

CC HTE: 10-10763
SUBMITTAL NO. FINAL
DATE: DECEMBER 15, 2010
WE PROJECT NO. 1167.00
AGENCY NO. CLV:37715
SHEET NO.: C1
1 OF 27 SHEETS