

IMPROVEMENT PLANS
FOR
2107 S. CIMARRON ROAD
A SINGLE FAMILY RESIDENCE
CITY OF LAS VEGAS, NEVADA
APN: 163-04-307-011
(0.52 ACRES)

[illegible]

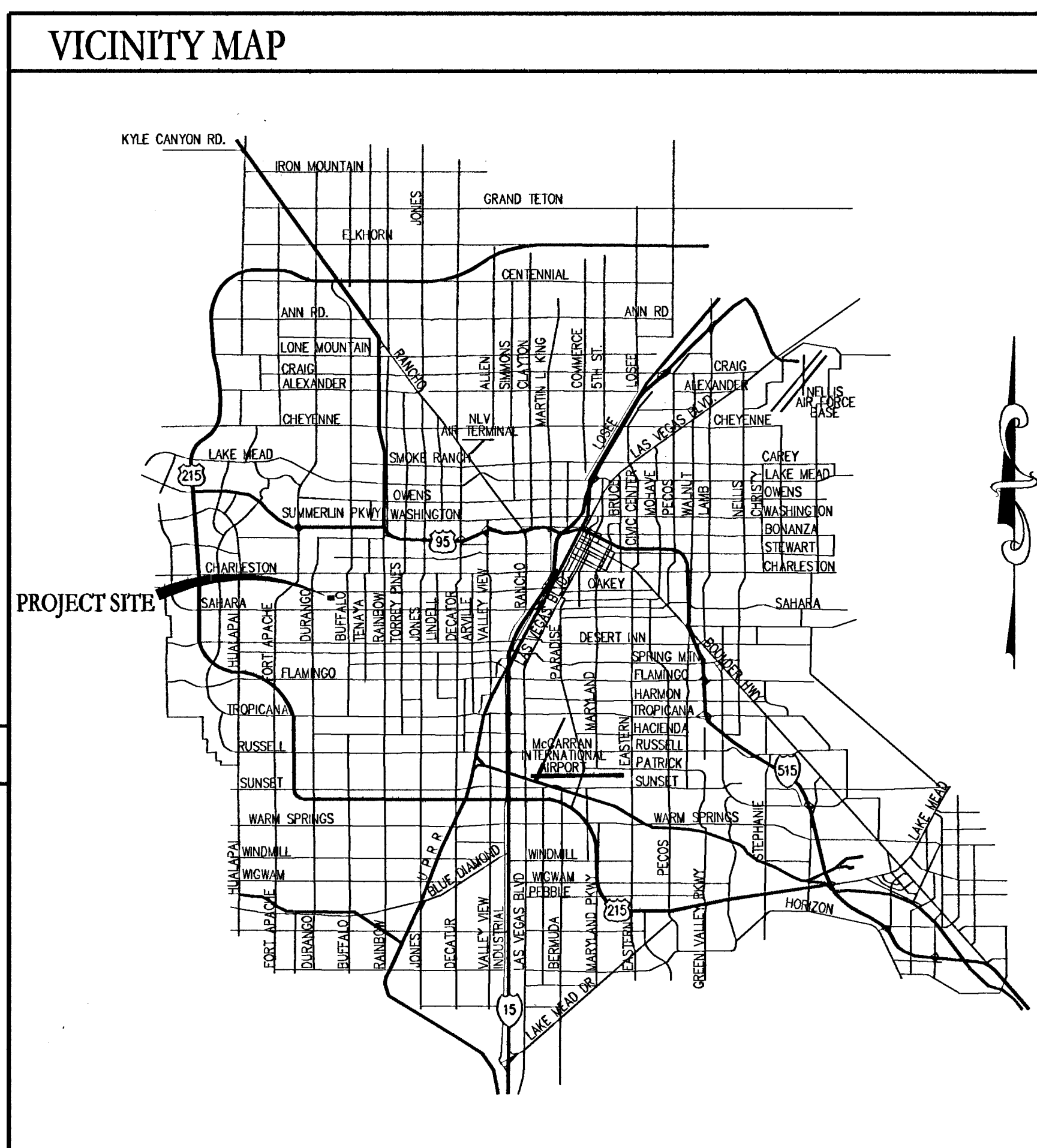
	BRYAN GARBER 973 PAINTED PONY HENDERSON, NY 68014 (702) 438-1738 FAX (702) 250-6026
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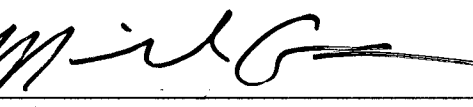
APN# 163-04-307-011 2107 S. CIMARRON ROAD PLOT PLAN	COVER SHEET
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	EXISTING (10.00)	PROPOSED 10.00 [10.00]
DESIGN ELEVATION		
FUTURE ELEVATION		
SCARP (SLOPE VARIES)		
CONTOUR (1' INTERVAL)		
CONTOUR (5' INTERVAL)		
DIRECTION OF FLOW		
RETAINING WALL		
CMU WALL		
CENTERLINE		
RIGHT-OF-WAY		
CUT LINE-ASPHALT		
CURB AND GUTTER		
POWER POLE		
SIDEWALK RAMP		
CURB DROP INLET		
STORM DRAIN W/MANHOLE		
SIDEWALK		
PROPERTY LINE		
CUT-FILL LINE		
EDGE OF PAVEMENT		
SIGHT VISIBILITY ZONE		
CAP & 2" BLOW OFF VALVE		
WATERLINE FITTINGS		
GATE VALVE		
FIRE HYDRANT		
SEWER LINE W/MANHOLE		
SEWER LATERAL		
WATER LINE		
WATER LATERAL W/METER		
PRESSURE REDUCING VALVE		
BACKWATER VALVE		
200A SERVICE PEDESTAL		
STREET LIGHT CONDUIT		
F.A.S.T. CONDUIT		
TRAFFIC SIGN		
STOP SIGN W/STREET NAME SIGN		
100W HPS LUMINAIRE W/11 GA. POLE		
150W HPS LUMINAIRE W/11 GA. POLE		
250W HPS LUMINAIRE W/11 GA. POLE		
400W HPS LUMINAIRE W/11 GA. POLE		

ABBREVIATIONS			
AC	ASPHALTIC CONCRETE	NTS	NOT TO SCALE
BC	BACK OF CURB	OC	ON CENTER
BOR	BACK OF CURB RADIUS	PU	PULL BOX
BR	BENCHMARK	PC	POINT OF CURVE
BVC	BEGIN VERTICAL CURVE	PCC	POINT OF COMPOUND CURVE
BWB	BOTTOM OF EXISTING WALL	PE	POLYETHYLENE
CAV	CABLE TELEVISION	PI	POINT OF INTERSECTION
CC	CLARK COUNTY	PL	PROPERTY LINE
CL	CENTERLINE	POC	POINT OF CONNECTION
CLV	CITY OF LAS VEGAS	PP	POWER PIPE
CMP	CORRUGATED METAL PIPE	PRC	POINT OF REVERSE CURVE
CNV	CITY OF NORTH LAS VEGAS	P	POINT OF TANGENCY
CO	CLEAN OUT - SEWER	PVC	POLYVINYL CHLORIDE
COH	CITY OF HENDERSON	R	RADIUS
CR	CURB YARD	RGB	REINFORCED CONCRETE BOX
DG	DESIGN GRADE	RGP	REINFORCED CONCRETE PIPE
DI	DROP INLET	R/O	RIGHT-OF-WAY
DIP	DUCTILE FROM PIPE	RT	RIGHT
EC	END OF CURVE	SD	STORM DRAIN
EP	EDGE OF PAVEMENT	SS	STREETLIGHT
EV	END VERTICAL CURVE	SNWA	SOUTHERN NEVADA WATER AUTHORITY
EX	EXISTING	SS	SANITARY SEWER
FTC	FINISH GRADE ELEVATION	STA	STATION
FG	FINISH GRADE	STD	STANDARD
FI	FIRE HYDRANT	SVZ	SIGHT VISIBILITY ZONE
FL	FLOW LINE	SW	SEWERM
FT	FEET	TC	TOP OF CURB
GB	GRADE BREAK	TF	TOP OF FINISHING
GFF	GARAGE FINISH FLOOR	TR	TOP OF FOOTING
HP	HIGH POINT	UP	TOP OF WALL
INV	INVERT	VP	TYPICAL
LF	LEFT FEET	USD	UNIFORM STANDARD DRAWING
LT	LEFT	VIC	VERTICAL CURVE
LYVWD	LAS VEGAS VALLEY WATER DISTRICT	VCP	VERTIFIED CLAY PIPE
MAX	MAXIMUM	VCT	VALLEY CUT PIPE
MH	MANHOLE	W	WATERED
MIN	MINIMUM	ZC	ZERO LIP CURB

H 38551



APPROVAL SIGNATURES	
APPROVED FOR CONSTRUCTION  COX COMMUNICATIONS LAS VEGAS, INC.	7-23-10 DATE
 SOUTHWEST GAS	7-22-10 DATE
 CENTURYLINK - NEVADA	7/23/10 DATE
THE AFFIRED CENTURYLINK NEVADA APPROVAL DOES NOT ASSUME OR GUARANTEE LIABILITY FOR KNOWN OR UNKNOWING CONFLICTS WITH EXISTING OR PROPOSED IMPROVEMENTS. RESOLUTION OF ANY CONFLICT WILL BE ACCOMPLISHED PURSUANT TO LOCAL ORDINANCES, NEVADA REVISED STATUTES AND/OR PUBLIC UTILITY COMMISSION RULES AND REGULATIONS"	
 NV ENERGY	7-23-10 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.	
N/A LAS VEGAS VALLEY WATER DISTRICT PROJ #	DATE
 CITY OF LAS VEGAS FIRE MARSHAL	7/28/10 DATE
 CITY ENGINEER --- CITY OF LAS VEGAS	8/17/10 DATE
APPROVAL OF THESE PLANS BY THE CITY ENGINEER IS LIMITED TO THOSE IMPROVEMENTS CONSTRUCTED IN THE DEDICATED RIGHT-OF-WAY, AND/OR DEDICATED EASEMENTS. THIS APPROVAL DOES NOT AUTHORIZE CONSTRUCTION OF ANY IMPROVEMENTS THAT DEVIATE FROM ANY ADOPTED STANDARDS AND/OR SPECIFICATIONS EXCEPT THOSE SPECIFICALLY LISTED UNDER DEVIATIONS FROM STANDARDS. THE ENGINEER SHALL RESOLVE ANY DEVIATION OTHER THAN THOSE LISTED IN DEVIATIONS FROM STANDARD IN FAVOR OF THE UNIFORM STANDARD DRAWINGS AND SPECIFICATIONS, CLARK COUNTY AREA, NEVADA.	
 DOUG RANKIN, ACP, PLANNING MANAGER	8/12/10 DATE
THIS PLAN MEETS THE APPLICABLE STANDARDS OF THE PLANNING AND DEVELOPMENT DEPARTMENT.	

KEY MAP

OAKEY

IRON RIDGE

CIMARRON

OBANNON

BUFFALO

SAHARA

PROJECT SITE

NTS

UTILITY DISCLAIMER NOTE	
EXISTING UTILITY LOCATIONS SHOWN HEREIN ARE APPROXIMATE ONLY. IT SHALL BE THE CONTRACTORS RESPONSIBILITY TO DETERMINE THE EXACT VERTICAL AND HORIZONTAL LOCATION OF ALL EXISTING UNDERGROUND UTILITIES PRIOR TO COMMENCING CONSTRUCTION. NO REPRESENTATION IS MADE THAT ALL EXISTING UTILITIES ARE SHOWN HEREON. THE ENGINEER ASSUMES NO RESPONSIBILITY FOR UTILITIES NOT SHOWN OR UTILITIES NOT SHOWN IN THEIR PROPER LOCATIONS. CALL BEFORE YOU DIG: 1-800-227-2600 CALL BEFORE YOU OVERHEAD: 1-702-227-2929	
ENGINEER TANEY ENGINEERING 6030 S JONES BLVD. STE #100 LAS VEGAS, NV 89118 (702) 362-6844 PHONE (702) 362-5233 FAX	OWNER BRIAN AND SANDRA GARDER 973 PAINTED PONY HENDERSON, NV 89014 PHONE: (702) 458-1758 FAX: (702) 250-6026

INDEX OF SHEETS

1.	C1	COVER SHEET
2.	C2	GENERAL NOTES SHEET
3.	C3	PLOT AND GRADING PLAN
4.	C01	GRADING SECTIONS AND DETAILS

5. **SOUTHWEST (4th PLAN)**

LEGAL DESCRIPTION

LOT 3 AS SHOWN ON THAT CERTAIN MAP ON FILE IN THE OFFICE OF THE CLARK COUNTY, NEVADA RECORDER IN FILE 12, PAGE 67 OF PARCEL MAPS, LYING WITHIN THE SOUTHWEST QUARTER (SW 1/4) OF SECTION 4, TOWNSHIP 21 SOUTH, RANGE 60 EAST, M.D.M., CITY OF LAS VEGAS, CLARK COUNTY, NEVADA. APN# 163-04-307-011

BENCHMARK

BMJVLIVLO 454 EL+ = 784.6884 M /2574.43 FT CITY OF LAS VEGAS RIVET AND PLATE IN TOP OF CURB ON THE NORTH SIDE OF SAHARA AT 8100 W. SAHARA (NAVD 88)

BASIS OF BEARINGS

S 89°23'00"E. THE NORTH LINE F THE NORTHEAST QUARTER (NE 1/4) OF THE SOUTHWEST QUARTER (SW 1/4) OF SECTION 4 TOWNSHIP 21 SOUTH, RANGE 60 EAST, M.D.B.&M. AS SHOWN PER BUREAU OF LAND MANAGEMENT, 1953.