

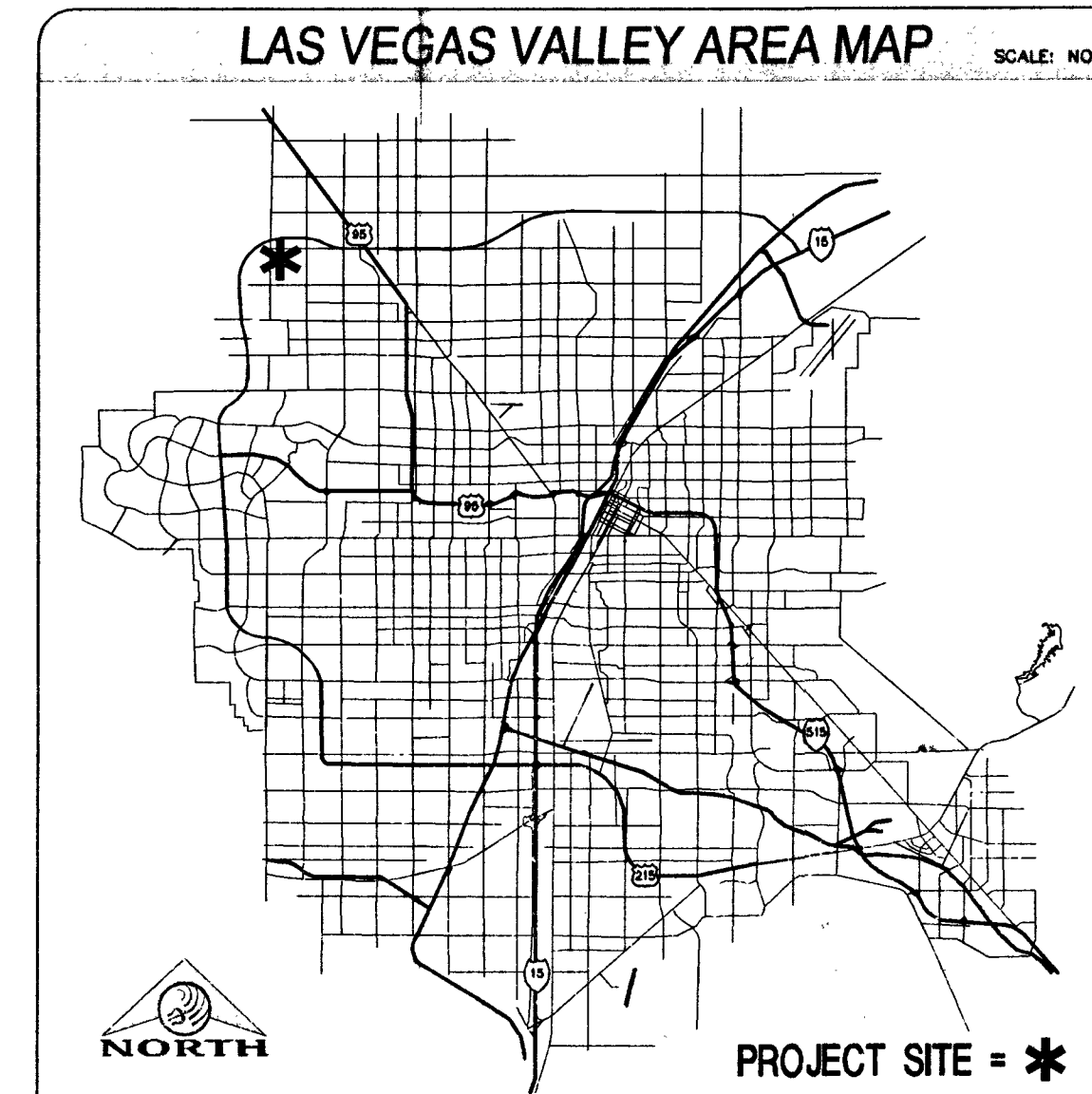
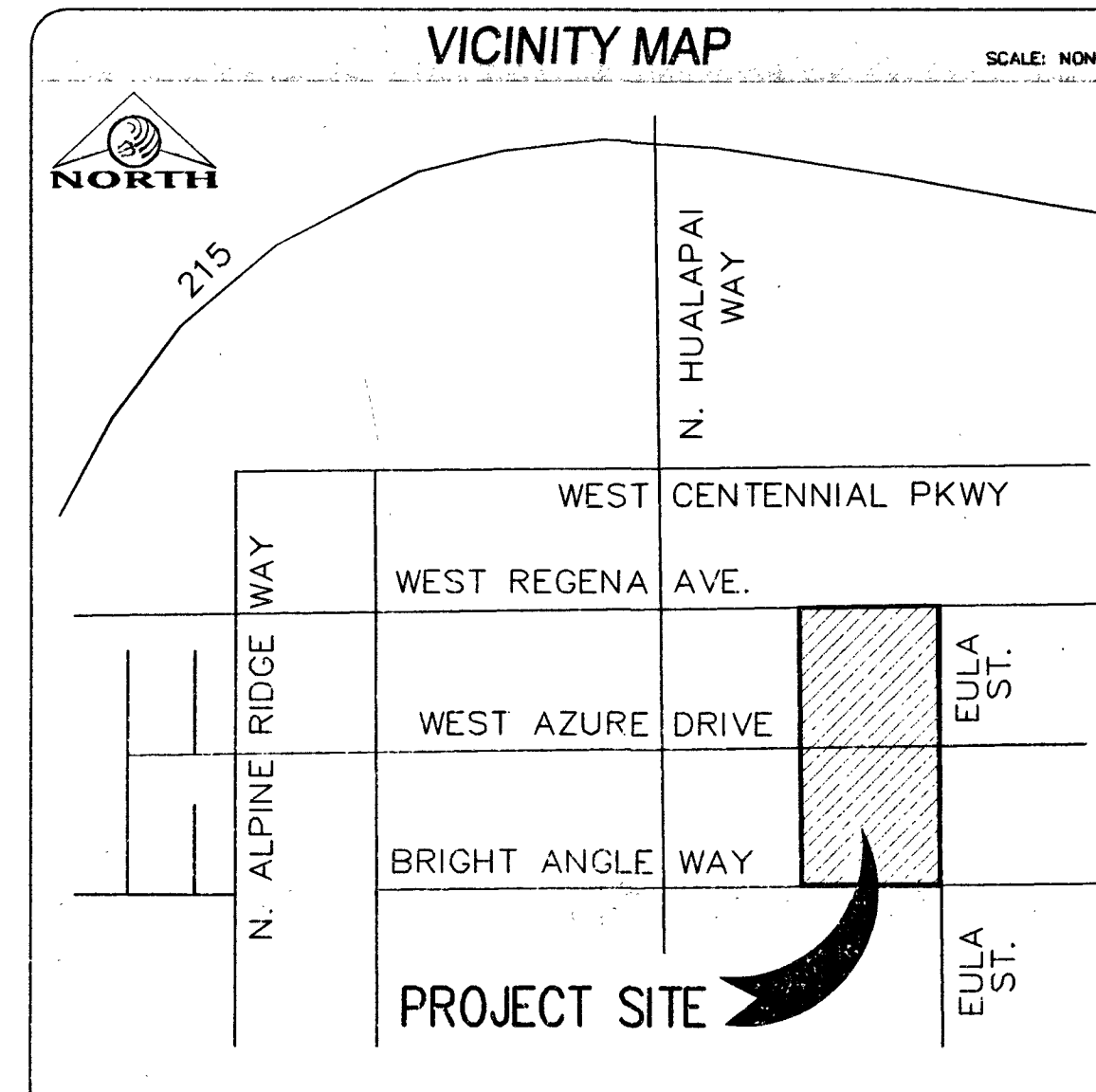
APN: 125-30-101-008 - 125-30-201-002

AZURE & EULA

A.K.A. BLOOM 10

IMPROVEMENT PLANS

A RESIDENTIAL SUBDIVISION
CITY OF LAS VEGAS, NEVADA



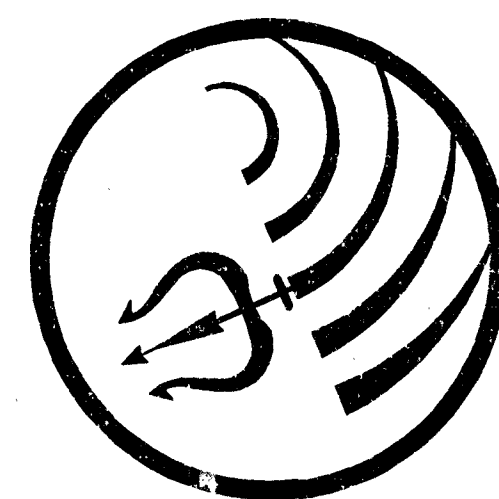
SHEET INDEX	
1.	COVER SHEET
2.	GENERAL NOTES AND LEGEND
2A.	CLARK COUNTY GENERAL NOTES
3.	GRADING PLAN I
4.	GRADING PLAN II
5.	GRADING DETAILS I
6.	GRADING DETAILS II
7.	PLAN AND PROFILE - REGENA AVENUE
8.	9+00.00 - 14+50.00
9.	PLAN AND PROFILE - EULA STREET
10.	9+50.00 - 17+00.00
11.	PLAN AND PROFILE - AZURE DRIVE
12.	9+00.00 - 14+50.00
13.	PLAN AND PROFILE - BRIGHT ANGEL WAY
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15.	PLAN AND PROFILE - PEBBLE GLEN COURT
16.	0+50.00 - 8+00.00
17.	MASTER UTILITY PLAN
18.	UTILITY PLAN I
19.	UTILITY PLAN II
20.	UTILITY DETAILS
21.	TRAFFIC PLAN I
22.	TRAFFIC PLAN II

FOR

DR HORTON

1081 WHITNEY RANCH DRIVE #141
HENDERSON, NEVADA 89014
OFFICE: (702) 672-1939
FAX: (800) 538-0735

BY



Triton

Engineering

6757 W. Charleston Boulevard
Suite B
Las Vegas, Nevada 89146

Office: (702) 254-1480
Fax: (702) 254-3062
www.tritoneng.com

ENGINEER

TRITON ENGINEERING
6757 WEST CHARLESTON BOULEVARD, SUITE B
LAS VEGAS, NV 89146
OFFICE: (702) 254-1480
FAX: (702) 254-3062

SURVEYOR

TRI-CORE SURVEYING
6755 W. CHARLESTON BLVD STE A
LAS VEGAS, NV 89146
OFFICE: (702) 524-4085

LEGAL DESCRIPTION

GOVERNMENT LOT TEN (10) IN SECTION 30, TOWNSHIP 19
SOUTH, RANGE 60 EAST, M.D.B. & M.

GOVERNMENT LOT FIFTEEN (15) IN SECTION 30, TOWNSHIP
19 SOUTH, RANGE 60 EAST, M.D.B. & M.

BASIS OF BEARING

NORTH 89°46'15" WEST - BEING THE CENTERLINE OF
AZURE DRIVE AS SHOWN PER THE MAP IN FILE 68, PAGE
36 OF PARCEL MAPS ON FILE AT THE RECORDERS OFFICE,
CLARK COUNTY, NEVADA

BENCHMARK

CITY OF LAS VEGAS BENCHMARK NO. 6LV99 25NEE6 2003
A RIVET AND ROUND PLATE IN A CONCRETE CYLINDER AT
THE NORTHWEST CORNER OF HUALAPAI WAY AND AZURE
DRIVE.

ELEVATION = 838.300 METERS (NAVD'88)
ELEVATION = 2750.32 US SURVEY FEET (NAVD'88)

ASSESSOR'S PARCEL NUMBERS

125-30-101-008
125-30-201-002

OWNERS

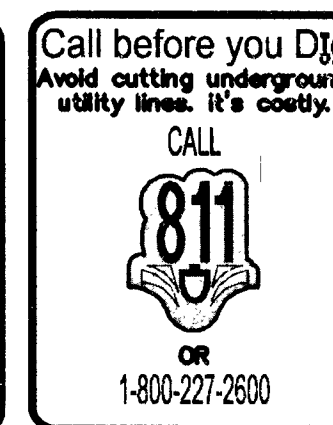
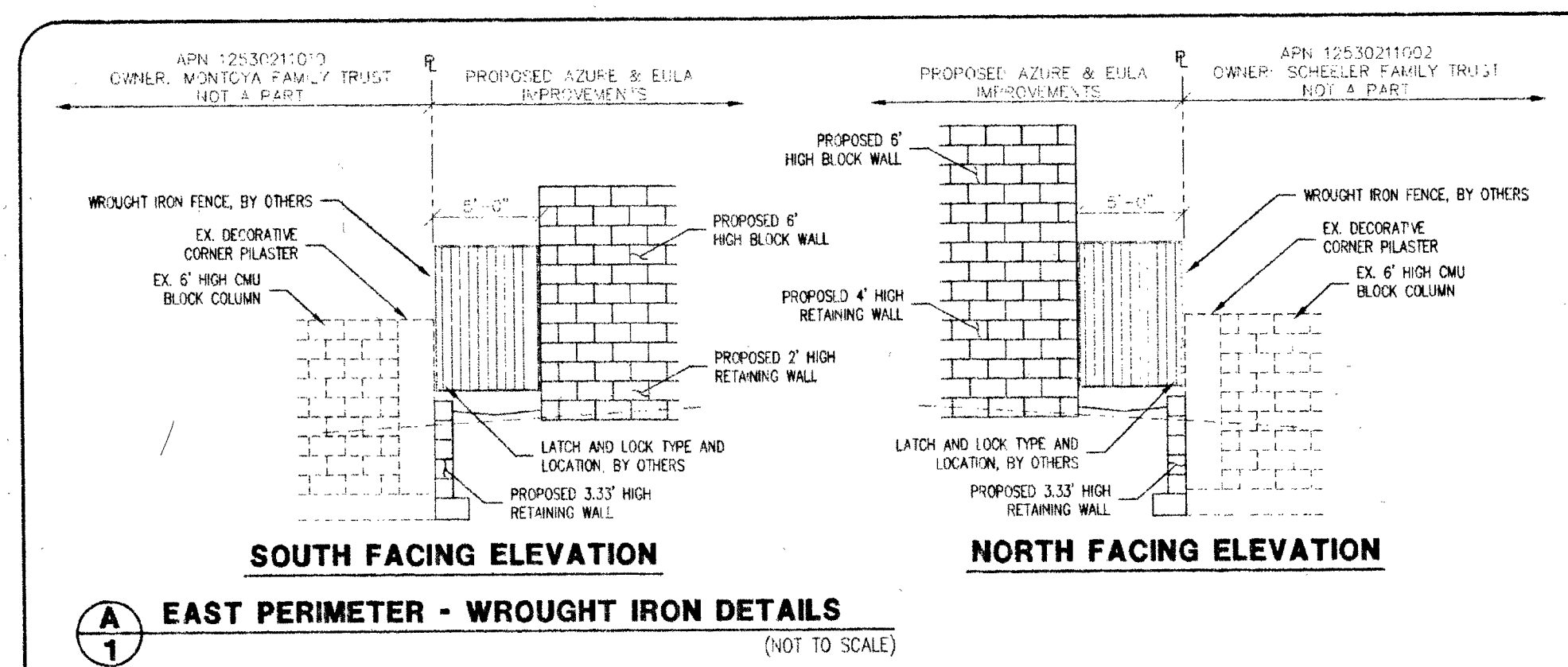
JULIE MICHELLE BLOOM AND JONATHAN AARON BLOOM
C/O DAVID AND HILARY BLOOM
1441 VIA CORONAL
PALOS VERDES ESTATES, CA 90274

DEVELOPER

DR HORTON
1081 WHITNEY RANCH DRIVE, SUITE #141
HENDERSON, NEVADA 89014
OFFICE: (702) 672-1939

LAND USE TABULATION

LAND USE DESIGNATION	
PRESENT ZONING	R-E
PROPOSED ZONING	R-E
MIN LOT SIZE (SF)	20,049 SF
SITE SUMMARY	
TOTAL UNITS	17 UNITS
GROSS ACREAGE	10.0 ACRES
DENSITY (GROSS)	1.7 UNITS/ACRE
OPEN SPACE REQUIRED	NONE
OPEN SPACE PROPOSED	NONE



APPROVALS

Allen Pavelka, P.E. (PE# 9029) 11-7-16
DATE

CITY ENGINEER - CITY OF LAS VEGAS
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 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.

Chris Knight, Director, Building and Safety 11-3-16
DATE

THIS PLAN CONFORMS TO THE APPLICABLE STANDARDS OF THE PLANNING DEPARTMENT

Las Vegas Fire and Rescue 7-18-16
DATE

Las Vegas Valley Water District, Engineering Services Manager 11/01/16
DATE

PROJECT 122399 SHEETS: 1 - 15
EVDWD APPROVED FIRE FLOW 1750 GPM AT 20 PSI RESIDUAL

Southwest Gas Corporation 7/11/2016
DATE

NV Energy 4-27-16
DATE

NV ENERGY ACKNOWLEDGES THAT WE HAVE RECEIVED YOUR PLANS 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.

Al Rom 4-27-16
DATE

COX COMMUNICATIONS LAS VEGAS, INC.
HARVEY G. LORRIS
4-28-16
DATE

CENTRAL TELEPHONE COMPANY dba CENTURYLINK
CENTURYLINK
4-28-16
DATE

"THE AFFIXED CENTURYLINK APPROVAL DOES NOT ASSUME OR GUARANTEE LIABILITY
FOR KNOWN OR UNKNOWN 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"

DATE: 03/16/2016	SCALE: NONE	NO. DESCRIPTION	DATE
PM: J. PEARCE			
DRAWN BY: J. PEARCE			
DESIGNED BY: J. PEARCE			
CHECKED BY: J. PEARCE			
ADA CHECKED: J. PEARCE			
JOB NO.: 001070			
SCALE: NONE			

DR HORTON
AZURE & EULA
COVER SHEET

PROFESSIONAL ENGINEER - STATE OF NEVADA
JAMES M. PEARCE
Exp. 12-31-17
No. 9552
4-12-16

SHEET 1 OF 16
C.L.V. DWG.# 63459

107Y5045