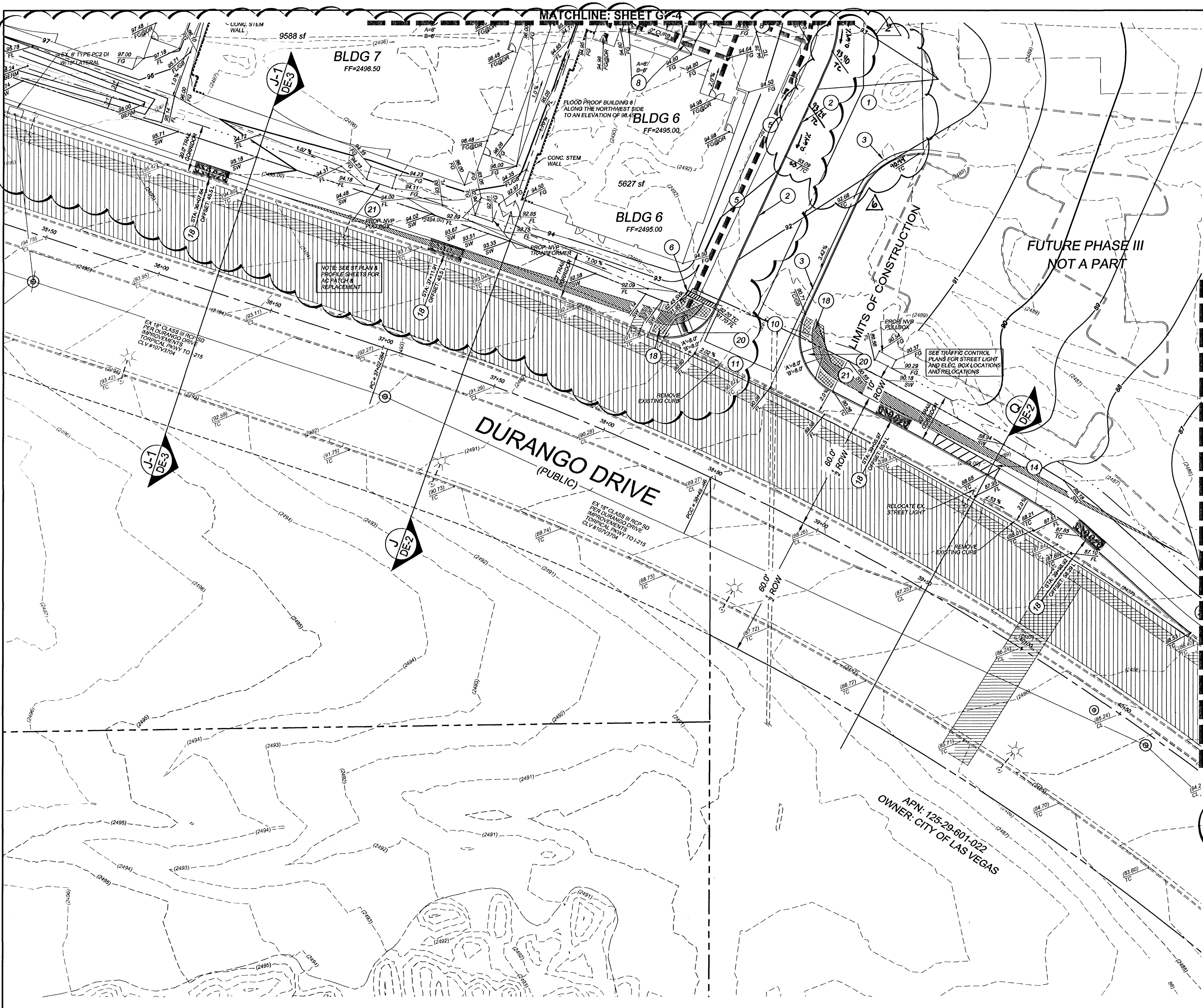

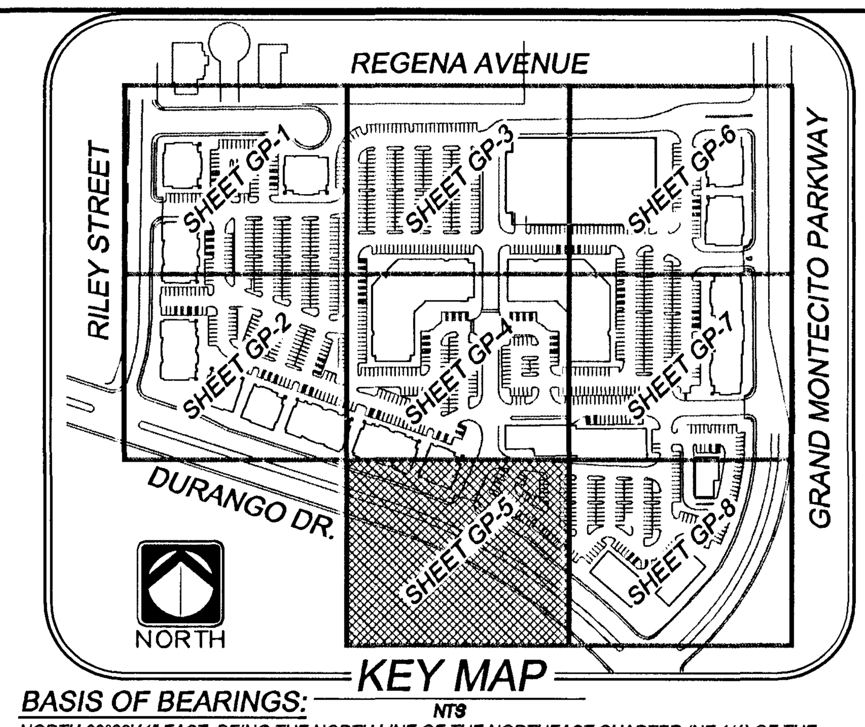

KEY MAP
NTS

BASIS OF BEARINGS:

NORTH 89°29'41" EAST, BEING THE NORTH LINE OF THE NORTHEAST QUARTER (NE 1/4) OF THE NORTHEAST QUARTER (NE 1/4) OF SECTION 29, TOWNSHIP 19 SOUTH, RANGE 60 EAST, M.D.M. AS DEFINED BY THE NEVADA COORDINATE SYSTEM OF 1983 (NCS83), EAST ZONE, AS DETERMINED BY PUBLISHED VALUES BY THE NATIONAL GEODETIC SURVEY FOR THE LAS VEGAS VALLEY WATER DISTRICT CONTINUOUSLY OPERATING REFERENCE STATIONS: NVCS (CARLTON SQUARE), LVWD (MAIN), NVTR (TROPICANA).

BENCHMARK

8LV90 29C4: RIVET & PLATE IN CONCRETE PAD (TELEPHONE EQUIPMENT) AT THE NORTHEAST CORNER OF TROPICAL PARKWAY AND EL CAPITAN WAY = 770.5491m = 2528.04sft.
PROJECT DATUM ADJUSTMENT
2528.04 + 0.40 = 2528.44 PROJECT DATUM

2

LEGAL DESCRIPTION

A PORTION OF THE E 1/2 OF THE NE 1/4 OF SECTION 29, TOWNSHIP 19 SOUTH, RANGE 60 EAST, M.D.M.

GRADING NOTES

1. REFER TO THE SOILS REPORT FOR AC PAVEMENT AND ALL OTHER SECTION INFORMATION.
2. ALL OFF-SITE IMPROVEMENT CONSTRUCTION SHALL CONFORM TO THE UNIFORM STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION, OFF-SITE IMPROVEMENTS, CLARK COUNTY AREA, NEVADA, LATEST EDITION.
3. FINAL ASPHALTIC CONCRETE (AC) PAVEMENT SURFACES SHALL BE ONE-HALF INCH ABOVE THE TOP OF THE GUTTER (INCLUDING OPEN GRADE).
4. SEE SITE ARCHITECT'S PLANS FOR ALL HANDICAP ACCESSIBILITY INFORMATION, RAMP DETAILS, TRANSFORMERS, AND TRASH ENCLOSURES. VERIFY BUILDING LAYOUT WITH ARCHITECT'S PLANS.
5. CONTRACTOR IS RESPONSIBLE FOR DUST AND EROSION CONTROL DURING CONSTRUCTION.
6. SEE LANDSCAPE PLANS FOR LANDSCAPING AND ON-SITE IRRIGATION.
7. THESE PLANS SHALL NOT, IN PART OR IN WHOLE, BE USED FOR CONSTRUCTION UNTIL APPROVED AND SIGNED BY THE GOVERNMENT AGENCIES.
8. ENGINEER TO BE NOTIFIED OF ANY DISCREPANCIES IMMEDIATELY.
9. ADD 2400 TO ALL ELEVATIONS TO GET ACTUAL ELEVATIONS.
10. RETAINING WALLS TO BE CONSTRUCTED PER CITY OF LAS VEGAS BLDG DEPT STANDARDS.
11. SEE HC PLANS FOR STATIONS AND LINE/CURB INFORMATION.

CONSTRUCTION NOTES

No.	ITEM
1	CONSTRUCT 2" MIN. AC OVER 4" TYPE II AGGREGATE BASE IN PARKING AREAS
2	CONSTRUCT "A" TYPE CURB PER CCAUSD NO. 219
3	CONSTRUCT "L" TYPE CURB AND GUTTER PER CCAUSD NO. 216
4	CONSTRUCT 0" CURB FACE
5	CONSTRUCT 5' (4" thk) SIDEWALK PER CCAUSD NO. 234 & TC STDS
6	CONSTRUCT SIDEWALK UNDERDRAIN PER CCAUSD NO. 236
7	CONSTRUCT 2' CURB OPENING
8	CONSTRUCT SIDEWALK RAMPS USING ARMOR TILE TRUNCATED DOMES OR EQUIVALENT PER CCAUSD No. 235, CASE II & TC STDS
9	CONSTRUCT RETAINING WALL PER TC STDS (STRUCTURAL BY OTHERS) W/RAILING PER ADA STANDARDS AND ARCH. PLANS
10	CONSTRUCT COMMERCIAL DRIVEWAY PER CCAUSD NO. 222A AND 225
11	CONSTRUCT 8' CROSS GUTTER PER CCAUSD NO. 228
12	CONSTRUCT 7' LANDSCAPING BERM
13	CONSTRUCT 3' VALLEY GUTTER PER DETAIL A1 ON DE-4
14	BUS STOP LOADING PAD PER CCAUSD NO. 234.2
15	CONSTRUCT TRANSTION FROM "L" CURB TO 3' V.G. PER DETAIL A3 ON DE-4
16	CONSTRUCT END SECTION PER DETAIL A2 ON DE-4
17	CONSTRUCT BUMBER BLOCK PER CCAUSD NO. 238
18	CONSTRUCT SPECIAL PAVEMENT AND SIDEWALK TREATMENTS PER DETAIL F1 ON DE-4
19	EXISTING SPECIAL PAVEMENT AND SIDEWALK TREATMENTS PER DETAIL F1 ON DE-4
20	CONSTRUCT SIDEWALK RAMP USING ARMOR TILE TRUNCATED DOMES OR EQIVALENT PER CCAUSD NO.235, CASE II, & TC STDS.
21	CONSTRUCT 9.5' (4" thk) SIDEWALK PER CCAUSD NO. 234, & TC STDS.

2

LEGEND

EXISTING — PROPOSED

R.O.W/PROPERTY LINE
CENTERLINE
EASEMENT LINE
SCREEN WALL
RETAINING WALL
FENCE
TRASH ENCLOSURE
GRADE BREAK
RIDGE LINE
EDGE OF PAVEMENT
SAWCUT LINE
"A" CURB
"L" CURB
TRAFFIC SIGNS
CONTOUR LINE - MAJOR (2250)
CONTOUR LINE - MINOR (2251)
CUT/FILL SLOPE
ELEVATION TAGS (58.49) TC — 58.49 TC
FINISHED FLOOR ELEV. PAD = 26.47 FF = 28.65 — PAD = 26.47 FF = 28.65
SLOPE (2.0)% — 2.0%
HANDICAP RAMP
HANDICAP PARKING
SIGHT VISIBILITY ZONE

EARTHWORK QUANTITIES

THESE QUANTITIES ARE APPROXIMATE AND ARE RAW VOLUMES ONLY. OVER-EXCAVATION, SUBSIDENCE, SHRINKAGE, BULKING FACTORS, & CONSTRUCTION MATERIAL IMPORT ARE NOT TAKEN INTO ACCOUNT.

CUT = 15833 CY
FILL = 48283 CY
NET = 32450 CY (FILL)

FLOOD DESIGNATION

FIRM MAP DATED: MAP REVISED SEPTEMBER 27, 2002
FIRM PANEL NUMBER: 32003C1745 E, ZONE X

DESCRIPTION OF ZONE X FLOOD ZONE: THOSE AREAS DESIGNATED TO BE OUTSIDE THE 100-YEAR FLOODPLAIN.

SOILS REPORT NOTE:

ALL WORK SHALL CONFORM TO THE GEOTECHNICAL REPORT

PREPARED BY : WESTERN TECHNOLOGIES INC.
PROJECT No. : 4125JH069
DATED : JULY 20, 2005

-20 0 10 20 40
(IN FEET)
1 inch = 20ft.

NORTH

Avoid cutting underground utility lines. It's costly.
Call before you Dig.
1-800-227-2600
UNDERGROUND SERVICE

Avoid overhead power line contact
Call before you OVERHEAD
1-702-227-2929
NEVADA POWER ENVIRONMENT AND SAFETY SERVICES DEPARTMENT

Call before you UnderGround
1-702-455-7511
CLARK COUNTY TRAFFIC OPERATIONS
And
1-702-229-6611

I CERTIFY THAT THIS GRADING PLAN IS IN CONFORMANCE WITH THE APPROVED DRAINAGE STUDY ON FILE WITH THE CITY OF LAS VEGAS FOR THIS PROJECT.
CLV DS#3941

[signature] 1/10/08
ALI A. SHAHABI, P.E. # 16238 — DATE

PROFESSIONAL ENGINEER — STATE OF NEVADA — ALI A. SHAHABI — Exp.6-30-08 — CIVIL — No. 16238

REV.	DATE	DESCRIPTION	DATE	APPROVAL
6	7-10-08	REVISED GRADING	7/24/8	
2	11-10-07	ADJUST PROJECT BENCHMARK AND DATUM, ADJUST GRADING AROUND BUILDINGS 8, 7, 6. ADDED TRANSFORMER PADS	1/18/08	HES

Stantec
7251 West Charleston Boulevard, Las Vegas, Nevada 89117
Phone (702) 258-0115 Fax (702) 258-4956
Water Resources Land Planning Civil Engineering Land Surveying Mapping Environmental Services

VENTURE CORPORATION
CENTENNIAL HILLS PROFESSIONAL CENTER
GRADING PLAN
January 03, 2008

JOB # 1881205801
SHEET NO.:
GP-5
23 OF 87 SHEETS
CLV # 107Y4938
H#13769
REPLOT

2423
10682.73