



- LEGEND**
- 27 Lot Number
 - 41 Block Number
 - 100 Contour Line (1 Interval)
 - FG Finish Grade
 - FL Flow Line
 - TC Top of Curb
 - BC Back of Curb
 - BCR Begin Curb Return
 - EX Existing
 - VO Valley Outter
 - Scarp Area (SLOPE VARIES)
 - Concrete Block Wall
 - Retaining Wall
 - Grade Break
 - 42.1 Pad Grade
 - PC Point of Curvature
 - PT Point of Tangent
 - PRC Point of Reverse Curvature
 - POC Point of Compound Curvature
 - 0.5% Direction and Rate of Slope
 - BVC Begin Vertical Curve
 - MVC Mid-Point of Vertical Curve
 - ETC End Vertical Curve
 - PWVC Point of Reverse Vertical Curve
- LOCATION OF FIRE LANE SIGNS PER CITY OF LAS VEGAS SPECIFICATIONS

- GENERAL NOTES**
- 1 All grades shown hereon are to rough grade only and are 0.30 feet below finished grade allowing for landscaping except TC, FG, and FL which are to finish grades.
 - 2 All lots are to meet PUA/VA grading requirements.
 - 3 See DETAIL sheet for Street Sections and other details.
 - 4 See Final Map for exact bearings and distances.
 - 5 All quantities shown on these plans are estimated only. The Contractor is to verify all quantities for Bid and Contract purposes.
 - 6 Contractors shall verify all conditions and dimensions and shall report any discrepancies to the Engineer prior to the commencement of any work.
 - 7 All work performed by the Contractor shall be in accordance with the Soils Report for Westlake Phase I prepared by Western Technologies, Inc. dated June 12, 1987, WT # 41271119. This report is considered a part of these plans and specifications.
 - 8 All materials, labor, and workmanship shall conform to the latest City of Las Vegas Standards and Specifications including the UNIFORM STANDARD DRAWINGS FOR PUBLIC WORKS CONSTRUCTION OFF-SITE IMPROVEMENTS CLARK COUNTY AREA, NEVADA, 1988. These documents are considered a part of these plans and specifications.
 - 9 All internal streets are PRIVATE and are contained within Public Utility Easements (PUE) and Access Easements. The Back of Curb is the Easement line of all streets.
 - 10 The Contractor shall consider soil shrinkage, swell, and subsidence factors when calculating earthwork quantities. The Contractor shall also consider all excavated material from trenching of utilities when calculating earthwork quantities.
 - 11 It is the Contractor's responsibility to ensure trench shoring requirements of local, state, and federal agencies are met.
 - 12 All curbs are 24 wide roll curbs unless otherwise noted.
 - 13 See DETAIL sheet for building pad envelope dimensions and requirements.
 - 14 Existing pavement and utility improvements are shown based on the best available information obtained by the engineer at the time the improvement plans were prepared. It is the Contractor's responsibility to verify all existing pavement and utility horizontal and vertical locations prior to construction.

BENCH MARK
 TOP OF CURB, WEST SIDE OF DURANGO,
 250 FEET SOUTH OF WESTCLIFF,
 C. L. V. DATUM, ELEVATION = 2610.18

★ SEE VERTICAL CURVE TABLE SHEET 4

SEE SHEET 13 FOR IMPROVEMENT DETAILS

REVISION

REV	DATE	BY

BERGHEER NEVADA
CITY OF LAS VEGAS

PLANNERS
CONSULTING ENGINEERS
2300 PASEO DEL PRADO BUILDING A SUITE 100
LAS VEGAS, NEVADA 89102 PHONE (702) 673-7550

vtm nevada

TITLE

ROUGH GRADING PLAN

PROJECT

DESERT SHORES RACQUET CLUB (LOT 9)

WD NO. 3691

BY PV/FC

DATE OCT, 1988

SCALE 1" = 40'

SHEET

3

OF 13 SHEETS

1071-1248-L9



