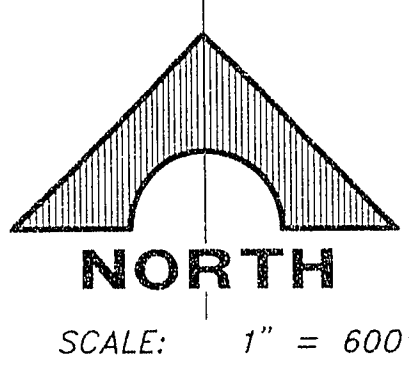


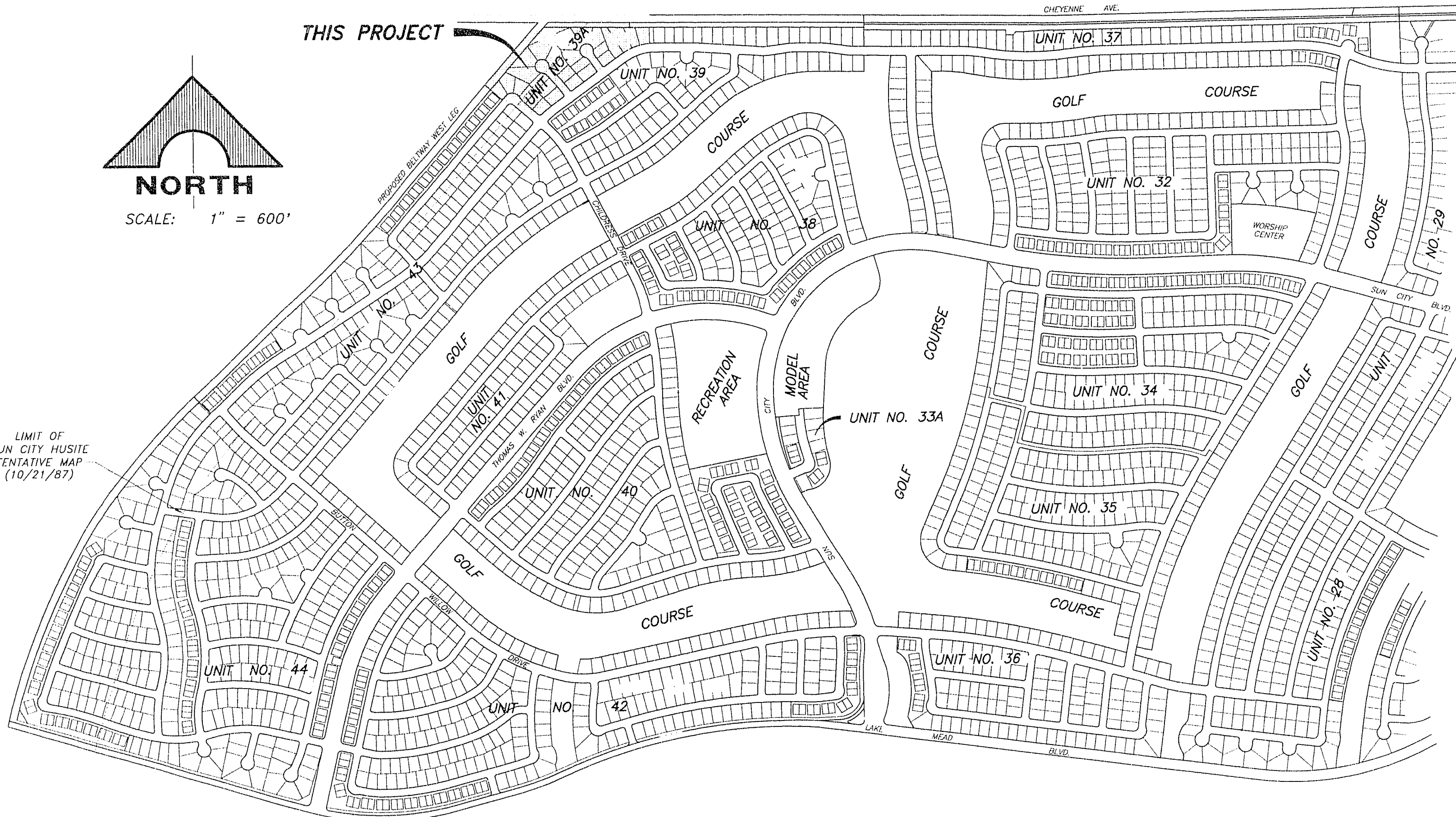
JOB NO. 701.168 PLOTTED 08/01/94 DRAWING: C:\364\1394-2 871.cop

CITY OF LAS VEGAS GENERAL NOTES

- ALL CONSTRUCTION AND MATERIALS SHALL BE IN ACCORDANCE WITH THE "UNIFORM STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION OFF-SITE IMPROVEMENTS, CLARK COUNTY AREA, LATEST EDITION, THE UNIFORM STANDARD DRAWINGS FOR PUBLIC WORKS CONSTRUCTION, CLARK COUNTY AREA, LATEST EDITION, AND OTHER AVAILABLE APPROVED STANDARDS ISSUED BY THE CONTROLLING AGENCY. THE UNIFORM BUILDING CODE AND ALL LOCAL CITY CODES AND ORDINANCES APPLICABLE, EXCEPT AS NOTED ON THIS SHEET AS "VARIATIONS FROM STANDARDS".
- THE EXISTENCE AND LOCATION OF ANY OVERHEAD OR UNDERGROUND UTILITY LINES, PIPES, OR STRUCTURES SHOWN ON THESE PLANS ARE SHOWN BY A RESEARCH OF THE AVAILABLE RECORDS. EXISTING UTILITIES ARE LOCATED ON PLANS ONLY FOR THE CONVENIENCE OF THE CONTRACTOR. EXISTING UTILITIES WHICH MAY NOT BE SHOWN ON THE PLANS, THE CONTRACTOR SHALL, AT HIS OWN EXPENSE, LOCATE ALL UNDERGROUND AND OVERHEAD INTERFERENCES WHICH MAY BE NEARBY. LOCATE ALL UTILITIES TO SAME. THE CONTRACTOR SHALL USE EXTREME CARE IN LOCATING UTILITIES. CLEAR, OVERHEAD OR UNDERGROUND POWER LINES AND/OR OTHER UTILITIES SO AS TO SAFELY PROTECT ALL PERSONNEL AND EQUIPMENT, AND SHALL BE RESPONSIBLE FOR ALL COSTS AND LIABILITY IN CONNECTION THEREWITH.
- THE CONTRACTOR SHALL TAKE ALL PRECAUTIONARY MEASURES NECESSARY TO PROTECT EXISTING UTILITY LINES, STRUCTURES, AND SUCH IMPROVEMENTS WHICH ARE TO REMAIN IN PLACE, FROM DAMAGE, AND ALL SUCH IMPROVEMENTS OR STRUCTURES DAMAGED BY THE CONTRACTOR'S OPERATIONS SHALL BE REPAIRED OR REPLACED SATISFACTORY TO THE CITY ENGINEER OR OWNING UTILITY COMPANY AT THE EXPENSE OF THE CONTRACTOR.
- ALL CONSTRUCTION SHALL BE AS SHOWN ON THESE PLANS. ANY REVISIONS SHALL HAVE THE PROPER WRITTEN APPROVAL OF THE CITY ENGINEER.
- TYPE V CEMENT SHALL BE USED IN ALL OFF-SITE CONCRETE WORK. CONCRETE TO BE USED IN PLACE, FROM BATCHES, AND ALL SUCH IMPROVEMENTS OR STRUCTURES DAMAGED BY THE CONTRACTOR'S OPERATIONS SHALL BE REPAIRED OR REPLACED SATISFACTORY TO THE CITY ENGINEER OR OWNING UTILITY COMPANY AT THE EXPENSE OF THE CONTRACTOR.
- EXPANSION JOINTS REQUIRED, MAXIMUM EXPOSURE 100" IN EXPOSED TYPE CURB.
- AS PAVEMENT TO BE 1/2" ABOVE TOP OF ALL CURBS AFTER COMPACTION, EXCEPT AT SIDEWALK RAMPS.
- APPLY FUG SEAL ONLY AFTER ALL CONNECTIONS AND ADJUSTMENTS HAVE BEEN MADE.
- CURBS AND CUTTER WITH A GRADE OF LESS THAN FOUR TENTHS OF ONE PERCENT SHALL BE WATER TESTED AS SOON AS POSSIBLE AFTER CONSTRUCTION. ANY CURBS AND CUTTER FOUND TO BE UNACCEPTABLE TO THE CITY SHALL BE REMOVED AND REPLACED AT THE EXPENSE OF THE CONTRACTOR.
- SIDEWALK RAMPS SHALL BE CONSTRUCTED IN EACH QUADRANT OF AN INTERSECTION PER STANDARD DRAWING 155. EXACT LOCATION OF RAMPS MAY BE ADJUSTED IN THE FIELD BY A CITY INSPECTOR.
- CONTRACTOR SHALL PROVIDE ALL NECESSARY HORIZONTAL AND VERTICAL TRANSITIONS BETWEEN NEW CONSTRUCTION AND EXISTING SURFACES TO PROVIDE LOW PROPER DRAINAGE AND FOR ACCESS AND EGRESS TO NEW CONSTRUCTION. THE EXTENT OF TRANSITIONS TO BE AS SHOWN ON PLANS, OR AS DESCRIBED IN THE FIELD BY A CITY INSPECTOR.
- ALL GRADING WORK SHALL CONFORM TO THE SOILS REPORT AS PREPARED BY THE SOILS ENGINEER AND APPROVED BY THE CITY ENGINEER, AND AS SHOWN ON THESE PLANS.
- EXACT LOCATION OF ALL SAWCUT LINES MAY BE DETERMINED IN THE FIELD BY A CITY OF LAS VEGAS INSPECTOR IF LOCATION ON PLANS IS NOT CLEARLY SHOWN, OR ON EXISTING PRESENT CONDITION REQUIRES RELOCATION.
- THE CONTRACTOR SHALL MAKE ALL PRECAUTIONS NECESSARY TO PROTECT EXISTING PERMANENT SURVEY MONUMENTS. ANY MONUMENTS DISTURBED SHALL BE REPLACED AND ADJUSTED PER AVAILABLE RECORDS IN ACCORD WITH RULES, STATUTE NO. 627,350.
- UTILITY COMPANY METER BOXES, WATERSIDE, VALVE COVERS, ETC. SHALL BE LOCATED OUT OF DRIVEWAYS, DRIVEWAY APRONS, FLOWLINES, AND CROSS CUTTERS UNLESS WRITTEN APPROVAL IS OBTAINED BY THE UTILITY COMPANY AND THE CITY ENGINEER.
- WALL NOTES:
 - ALL WALLS, NEW OR EXISTING, ARE ONLY SHOWN FOR THE PURPOSE OF GRADING RELATIONSHIPS.
 - THE STRUCTURAL AND ARCHITECTURAL DESIGN OF ALL WALLS (RETAINING OR NON-RETAINING) MUST BE APPROVED BY THE CIVIL BUILDING DEPARTMENT.
- ASPHALT MIX DESIGN MUST BE SUBMITTED AND APPROVED BY THE CITY ENGINEER PRIOR TO THE PLACEMENT OF ASPHALT ON CITY STREETS.



LIMIT OF
SUN CITY HUSITE
TENTATIVE MAP
(10/21/87)



KEY MAP

Del Webb's
Sun City Las Vegas
at Summerlin

SEWAGE CONTRIBUTION

28 RESIDENTIAL UNITS x 1.9 PERSONS PER UNIT= 53.20 PEOPLE
AVE. FLOW 53.20 PEOPLE x 120 GPD/PERSONS= 6,384
PEAK FLOW: 6,384 x 1.6 PEAKING FACTOR= 10,214.40 GPD

BENCHMARKS

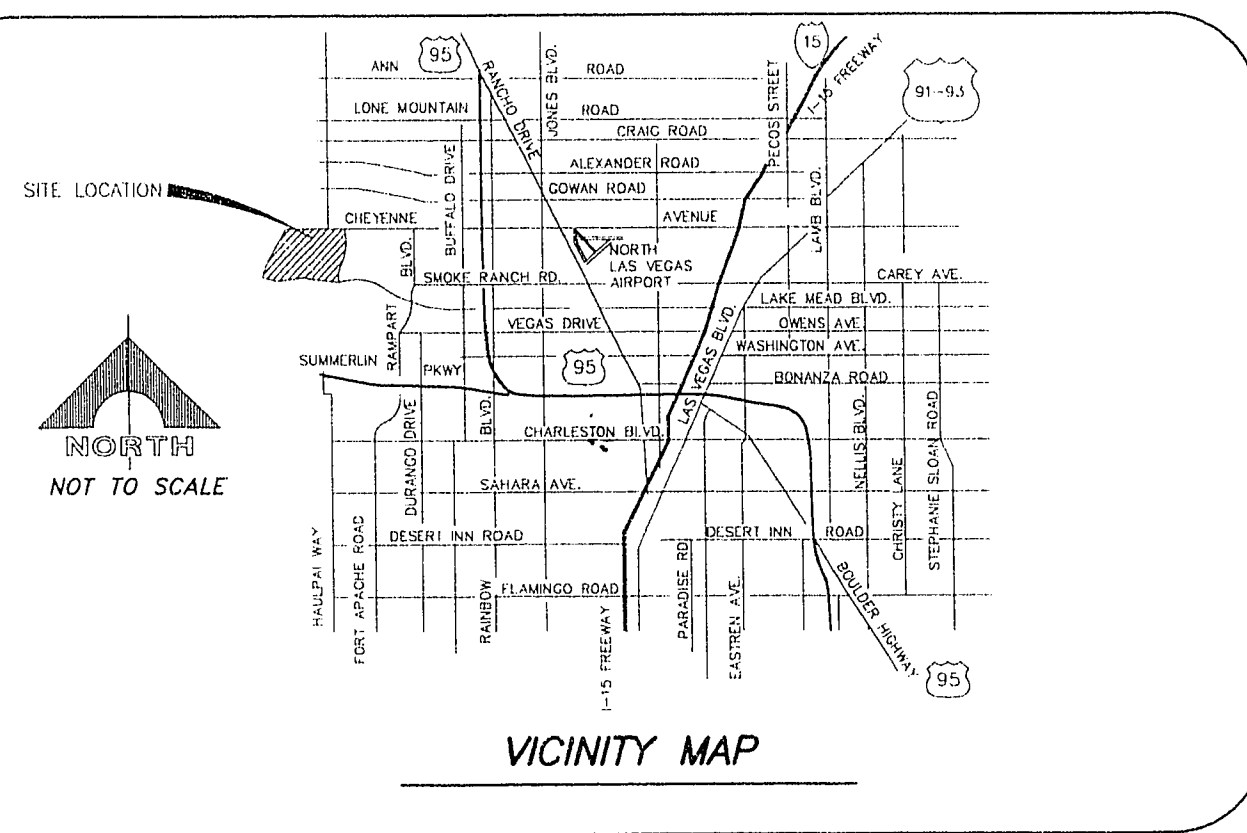
CIVIL BENCHMARK: TOP OF CURB AT END OF CURB, WEST SIDE OF DURANGO DRIVE, 250' SOUTH OF WESTCLIFF BOULEVARD.
ELEVATION: 2610.16

PROJECT BENCHMARK: BRASS CAP IN IRON PIPE, 102' NORTH AND 64' WEST OF THE INTERSECTION OF SUN CITY BLVD. AND THOMAS W. RYAN BLVD.
N 532,694.6996, E 577,451.5457
ELEVATION: 2493.66

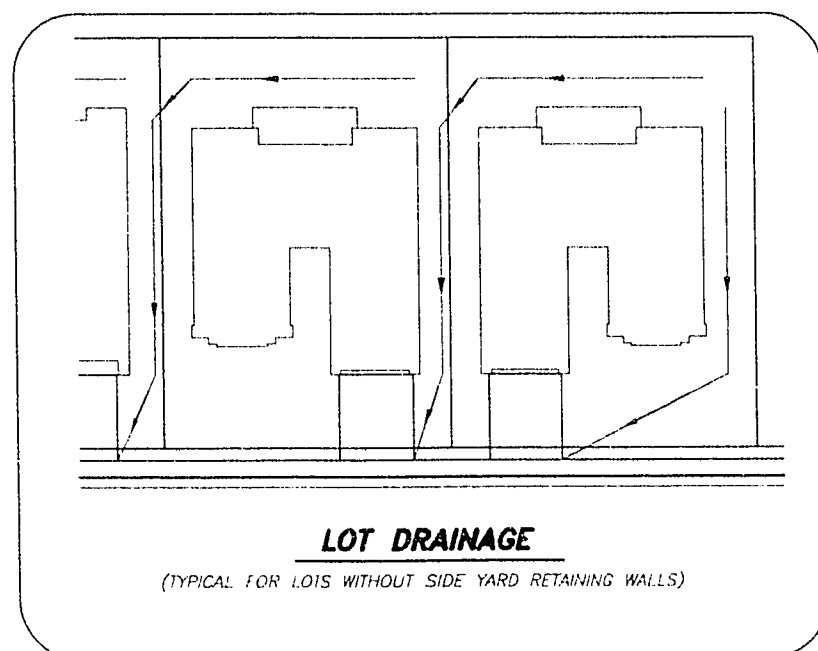
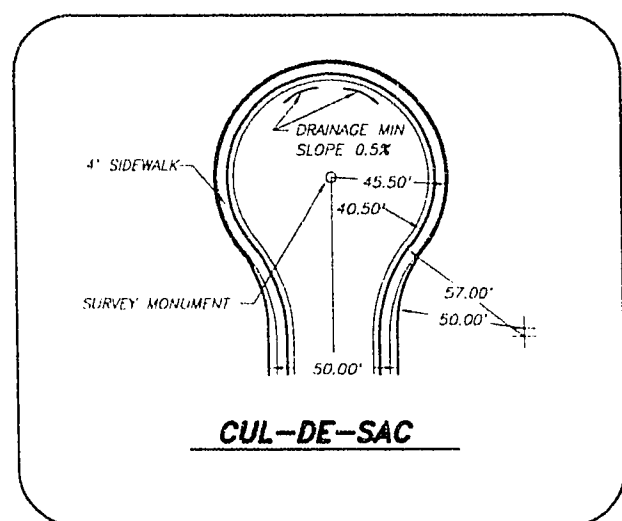
STREET DESIGN NOTES

STREETS WITHIN SUN CITY LAS VEGAS UNIT NO. 39A HAVE BEEN DESIGNED FOR 25 MPH SPEED LIMITS. ALL INTERSECTIONS ARE IN COMPLIANCE WITH UNIFORM STANDARD DRAWING 844-100 REGARDING VISION OBSTRUCTION AT INTERSECTIONS.

Call
before you
Dig.
1-800-227-2600
UNDERGROUND SERVICE (US)



DEVIATIONS FROM STANDARD DRAWINGS



STREET LIGHTING NOTE

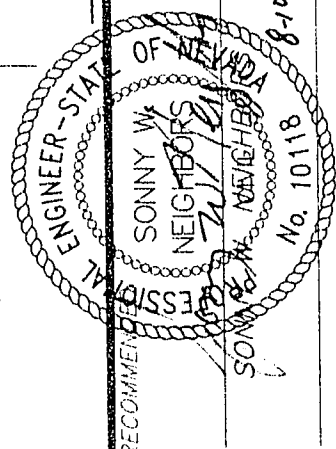
ALL STREET LIGHT INSTALLATIONS SHALL CONFORM TO THE STANDARD DETAILS AND SPECIFICATIONS OF THE CITY OF LAS VEGAS, AND SHALL ALSO CONFORM TO THE UNIFORM STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION OF OFF-SITE IMPROVEMENTS, CLARK COUNTY AREA, LATEST EDITION, UNLESS OTHERWISE NOTED ON THIS PAGE. SEE UNIFORM STANDARD DWD NO. 319.

STREET NOTES

- TYPE I SUBGRADE UNDER A.C. PAVEMENT, CURB AND GUTTER TO BE CONTINUOUS.
- UPON COMPLETION OF ALL OTHER CONSTRUCTION, PLACE A TYPE II SLURRY SEAL PER CITY OF LAS VEGAS SPECIFICATION SECTION 410.
- THE MAXIMUM GRADE BREAK OCCURRING IN THE CROSS SECTION SHALL BE 2% AND SHALL FALL BETWEEN A DRIVING LANE AND A PARKING LANE.
- NATIVE MATERIAL MAY BE USED IN LIEU OF TYPE I WHEN PROCESSED FOR APPROVAL IN ACCORDANCE WITH CITY OF LAS VEGAS STATEMENT OF POLICY DATED 7/25/85.
- A.C. PAVEMENT TO BE INSTALLED IN ONE (1) 2" LIFT.
- ASPHALT MIX DESIGN MUST BE SUBMITTED AND APPROVED BY THE CITY ENGINEER PRIOR TO THE PLACEMENT OF ASPHALT ON CITY STREETS.

INDEX OF DRAWINGS

NO.	TITLE
1	COVER SHEET
2	GENERAL NOTES & MISCELLANEOUS
3	ESTIMATE OF QUANTITIES
4	UTILITY PLAN
5	LINDEN WOOD COURT & SPRING GARDEN COURT
6	GRADING PLAN
7	GRADING DETAILS
8	SIDEWALK RAMP CASE III & RETAINING WALL DETAILS
9	RETAINING WALL SECTIONS



G.C. WALLACE, INC.
Engineering/Architecture

DEL WEBB COMMUNITIES, INC.
SUN CITY LAS VEGAS UNIT NO. 39A
GENERAL NOTES & MISCELLANEOUS

APPROVAL

DENNIS ANDERSON, P.E.
CITY ENGINEER
CITY OF LAS VEGAS, NEVADA

8-31-94
DATE

SHEET

2

10-9-34 1074-4141-39A