GENERAL NOTES

1. ALL CONSTRUCTION AND MATERIALS SHALL BE IN ACCORDANCE WITH THE "UNIFORM STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION OFFSITE IMPROVEMENTS, CLARK COUNTY AREA NEVADA", LATEST ISSUE; THE "UNIFORM STANDARD DRAWINGS FOR PUBLIC WORKS CONSTRUCTION, CLARK COUNTY AREA NEVADA", LATEST ISSUE, AND OTHER APPLICABLE 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 "DEVIATIONS FROM STANDARDS".

2. THE EXISTENCE AND LOCATION OF ANY OVERHEAD OR UNDERGROUND UTILITY LINES, PIPES, OR STRUCTURES SHOWN ON THESE PLANS ARE OBTAINED BY A RESEARCH OF THE AVAILABLE RECORDS. EXISTING UTILITIES ARE LOCATED ON PLANS ONLY FOR THE CONVENIENCE OF THE CONTRACTOR. EXISTING UTILITY SERVICE LATERALS MAY NOT BE SHOWN ON THE PLANS. THE CONTRACTOR SHALL, AT HIS OWN EXPENSE, LOCATE ALL UNDERGROUND AND OVERHEAD INTERFERENCES WHICH MAY AFFECT HIS OPERATION DURING CONSTRUCTION AND SHALL TAKE ALL NECESSARY PRECAUTIONS TO AVOID DAMAGE TO SAME. THE CONTRACTOR SHALL USE EXTREME CAUTION WHEN WORKING NEAR OVERHEAD OR UNDERGROUND POWER, GAS 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.

3. THE CONTRACTOR SHALL TAKE ALL PRECAUTIONARY MEASURES NECESSARY TO PROTECT EXISTING UTILITY LINES, STRUCTURES, AND STREET 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.

4. ALL CONSTRUCTION SHALL BE AS SHOWN ON THESE PLANS. ANY REVISIONS SHALL HAVE THE PRIOR WRITTEN APPROVAL OF THE CITY ENGINEER.

5. TYPE V CEMENT SHALL BE USED IN ALL OFFSITE CONCRETE WORK. CONCRETE TO BE 3000 PSI MINIMUM @ 28 DAYS. MIX DESIGN TO BE APPROVED BY THE CLV CONSTRUCTION SERVICES PRIOR TO USE ON THE PROJECT.

6. PERMITS ARE REQUIRED FOR ANY WORK IN THE PUBLIC RIGHT-OF-WAY. THE CONTRACTOR SHALL SECURE ALL PERMITS AND INSPECTIONS REQUIRED FOR THIS CONSTRUCTION.

7. EXPANSION JOINTS REQUIRED, MAXIMUM EVERY 300' IN EXTRUDED TYPE CURB.

8. AC PAVEMENT TO BE 1/2" ABOVE LIP OF ALL GUTTERS AFTER COMPACTION, EXCEPT AT SIDEWALK RAMPS.

9. APPLY FOG SEAL ONLY AFTER ALL CORRECTIONS AND ADJUSTMENTS HAVE BEEN MADE.

10. CURB & GUTTER WITH A GRADE OF LESS THAN FOUR TENTHS OF ONE PERCENT SHALL BE WATER TESTED AS SOON AS POSSIBLE AFTER CONSTRUCTION. ANY CURB AND GUTTER FOUND TO BE UNACCEPTABLE TO THE CITY SHALL BE REMOVED AND REPLACED.

11. SIDEWALK RAMPS SHALL BE CONSTRUCTED IN EACH QUADRANT OF AN INTERSECTION PER STANDARD DRAWING 235. EXACT LOCATION OF RAMPS MAY BE ADJUSTED IN THE FIELD BY A CITY INSPECTOR.

12. CONTRACTOR SHALL PROVIDE ALL NECESSARY HORIZONTAL AND VERTICAL TRANSITIONS BETWEEN NEW CONSTRUCTION AND EXISTING SURFACES TO PROVIDE FOR PROPER DRAINAGE AND FOR INGRESS AND EGRESS TO NEW CONSTRUCTION. THE EXTENT OF TRANSITIONS TO BE AS SHOWN ON PLANS, OR AS DESIGNATED IN THE FIELD BY A CITY INSPECTOR.

13. ALL GRADING WORK SHALL CONFORM TO THE SOILS REPORT AS PREPARED BY S.E.A. ENGINEERS, DATED JULY 12,1994 AND APPROVED BY THE CITY ENGINEER, AND AS SHOWN ON THESE PLANS.

14. 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 EXISTING PAVEMENT CONDITION REQUIRES RELOCATION.

15. THE CONTRACTOR SHALL TAKE ALL PRECAUTIONS NECESSARY TO PROTECT EXISTING PERMANENT SURVEY MONUMENTS. ANY MONUMENTS DISTURBED SHALL BE REPLACED AND ADJUSTED PER AVAILABLE RECORDS IN ACCORDANCE WITH N.R.S. STATUTE NO. 625.550.

16. UTILITY COMPANY METER BOXES, MANHOLE LIDS, VALVE COVERS, ETC. SHALL BE LOCATED OUT OF DRIVEWAYS, DRIVEWAY APRONS, FLOWLINES, AND CROSS GUTTERS UNLESS WRITTEN APPROVAL IS GRANTED BY THE UTILITY COMPANY AND CITY ENGINEER.

17. WALL NOTES:
    A. ALL WALLS, NEW OR EXISTING, ARE ONLY SHOWN FOR THE PURPOSE OF GRADING RELATIONSHIPS.
    B. THE STRUCTURAL AND ARCHITECTURAL DESIGN OF ALL WALLS (RETAINING OR NON-RETAINING) MUST BE APPROVED BY THE CLV BUILDING DEPARTMENT.

18. ASPHALT MIX DESIGN MUST BE SUBMITTED TO AND APPROVED BY THE CITY ENGINEER PRIOR TO THE PLACEMENT OF ASPHALT ON CITY STREETS.

BASIS OF BEARING

N04°13'29"W BEING THE BEARING OF THE WEST LINE OF SECTION 4, TOWNSHIP 21 SOUTH, RANGE 60 EAST, M.D.M., CLARK COUNTY, NEVADA AS SHOWN IN FILE 53 ON PAGE 89 OF SURVEYS IN THE CLARK COUNTY RECORDER'S OFFICE.

LEGAL DESCRIPTION

A PORTION OF THE EAST HALF (E1/2) OF THE SOUTHWEST QUARTER (SW1/4) OF THE NORTHWEST QUARTER (NW1/4) OF THE SOUTHWEST QUARTER (SW1/4) OF SECTION 4, TOWNSHIP 21 SOUTH, RANGE 60 EAST, M.D.M., CLARK COUNTY, NEVADA.

BENCHMARK

#1LV10-5SES
RIVET & PLATE IN TOP OF CURB, NORTHWEST RETURN OF SAHARA AVENUE AND DURANGO DRIVE. - EL. = 2660.168

DEVIATIONS FROM STANDARDS:

1. OFF-SET CROWN STREET SECTIONS ON DIAMOND PEAK CIRCLE AND LISA LANE.
2. GRADE DIFFERENCES EXCEEDING 4% FOR 100' VERTICAL CURVES ON O'BANNON DRIVE.
3. CROSS SLOPE LESS THAN 2% AT BULB OF DIAMOND PEAK CIRCLE CUL-DE-SAC DUE TO OFFSET CROWN.
4. TEMPORARY CONCRETE COLLAR IN LIEU OF MANHOLE AT STORM DRAIN ANGLE POINT STATION 16+75.00.
5. CROSS-FALL STREET AT LISA LANE AND EL PARQUE AVENUE TRANSITION TO EXISTING CROSS GUTTER.

ABBREVIATIONS

BC STA	BACK OF CURB STATION	E	EAST
BCR	BEGIN CURB RETURN	ECR	END CURB RETURN
BFE	BASE FLOOD ELEVATION	EVC	END VERTICAL CURVE
BVC	BEGIN VERTICAL CURVE	FF	FINISH FLOOR
℄	CENTERLINE	FG	FINISH GRADE
℄ INT	CENTERLINE INTERSECTION	FL	FLOW LINE
HP	HIGH POINT	GB	GRADE BREAK
INV	INVERT	PC	POINT OF CURVATURE
LP	LOW POINT	PI	POINT OF INTERSECTION
MVC	MIDDLE OF VERTICAL CURVE	PVI	POINT OF VERTICAL INTERSECTION
N	NORTH	PT	POINT OF TANGENCY
OC	ON CURVE	S	SOUTH
VC	VERTICAL CURVE	TC	TOP OF CURB
		W	WEST

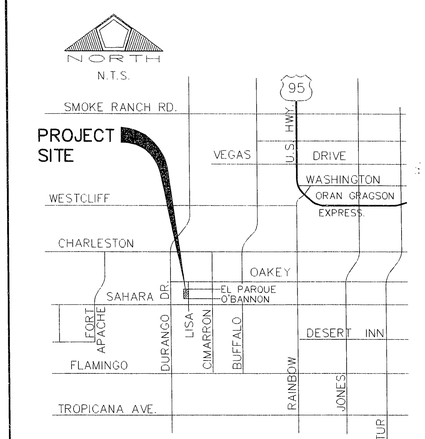
APPROXIMATE QUANTITIES

ITEM		QUANTITY
STREET IMPROVEMENTS		
1.	3" A.C. PVMT W/4" TYPE II & 6" TYPE I BASE (60' WIDE STREET)	38,835 SF
2.	2" A.C. PVMT W/4" TYPE II & 6" TYPE I BASE (51' WIDE STREET)	23,940 SF
3.	"L" TYPE CURB AND GUTTER	2,156 LF
4.	CONCRETE DRIVEWAY W/6" TYPE II BASE	2600 SF
5.	5.0' WIDE SIDEWALK W/5" TYPE II BASE	8180 SF
6.	8.0' WIDE CONCRETE CROSS GUTTER W/10" TYPE II BASE	1040 SF
7.	TACK ON ISLAND CURB	485 LF
SEWER		
1.	48" DIAMETER STANDARD MANHOLE (PUBLIC)	3 EA
2.	8" PVC SEWER MAIN (PUBLIC)	791 LF
3.	4" PVC SERVICE LATERAL (PRIVATE)	530 LF
STORM DRAIN		
1.	48" RCP STORM DRAIN PIPE	402 LF
2.	24" RCP STORM DRAIN PIPE	53 LF
3.	60" DIAMETER STORM DRAIN MANHOLE	2 EA
4.	DROP INLET TYPE "C" PER STD. DWG. NO. 413	1 EA
5.	24" THICK RIP-RAP APRON	786 SF
6.	DEBRIS RACK	2 EA
7.	48" CONCRETE COLLAR	1 EA
WATER		REFER TO SHT. 3 OF 7
TRAFFIC SIGNS & STREET LIGHTS		REFER TO SHT. 3 OF 7

NOTE TO CONTRACTOR:
QUANTITIES SHOWN ARE APPROXIMATIONS ONLY AND ARE INTENDED TO ILLUSTRATE THE SCOPE OF WORK. THE CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFYING THE EXACT QUANTITIES.

LEGEND

———	LOT LINE	0.50% →	PROPOSED GRADE
——— — ———	STREET CENTERLINE	(0.50%) →	EXISTING GRADE
- - - - - - -	EXISTING IMPROVEMENTS	FL	FLOW LINE
— — — — — — —	FUTURE IMPROVEMENTS	FG	FINISHED GRADE
14	LOT NUMBER	TC	TOP OF CURB
▲ 54.5	ON-SITE BENCHMARK		SIDEWALK RAMP
1725	PROPOSED PAD ELEVATION		GRADE BREAK
1725	EXISTING CONTOUR	W	EXISTING WATER LINE
(98.63)	PROPOSED CONTOUR	W	PROPOSED WATER LINE
98.63	EXISTING ELEVATION	SS	EXISTING SAN. SEWER LINE
[98.63]	PROPOSED ELEVATION	SS	PROPOSED SAN. SEWER LINE
/// /// ///	FUTURE ELEVATION	EX SSMH	EXISTING SAN. SEWER MANHOLE
BW	EXISTING EDGE OF PAVEMENT	SS MHSS2	PROPOSED SAN. SEWER MANHOLE
NG	BACK OF SIDEWALK: NATURAL GROUND		DRAINAGE DIRECTION
EP	EDGE OF PAVEMENT	MHSD2	PROPOSED STORM DRAIN AND MANHOLE
INV	PIPE INVERT		PROPOSED PAVING
GB	GRADE BREAK		
AC	ASPHALT CONCRETE		



VICINITY MAP

INDEX OF DRAWINGS

SHT. NO.	DESCRIPTION
1.	TITLE SHEET
2.	GENERAL NOTES, VICINITY MAP, INDEX AND ESTIMATE OF QUANTITIES
3.	UTILITY PLAN
4.	LISA LANE - PLAN AND PROFILE
5.	O'BANNON AVENUE - PLAN AND PROFILE
6.	DIAMOND PEAK COURT - PLAN AND PROFILE
7.	GRADING PLAN

Avoid cutting underground utility lines. It's costly.

Call before you Dig.

1-800-227-2600

UNDERGROUND SERVICE ALERT (USA)

NO.	DESCRIPTION	DATE	APP'D
		11/4/95	

RECOMMENDED: [signature] DATE 8/30/94
WILLIAM E. DUNCAN, CIVIL
R.E. #7822 EXP. 6/30/96

DATE:	9-28-94		
DRAWN BY:	LOA		
DESIGNED BY:	WED		
CHECKED BY:	DCW		
JOB NO.:	0155.0002		
SCALE:	1"=40'		

PENTACORE Engineering, Inc.
6763 West Charleston Boulevard
Las Vegas, Nevada 89102
(702) 258-0115

PINNACLE HOMES
DIAMOND HILLS
GENERAL NOTES & APPROXIMATE QUANTITIES

SHEET 2 OF 7

11-17-84 107Y-4356