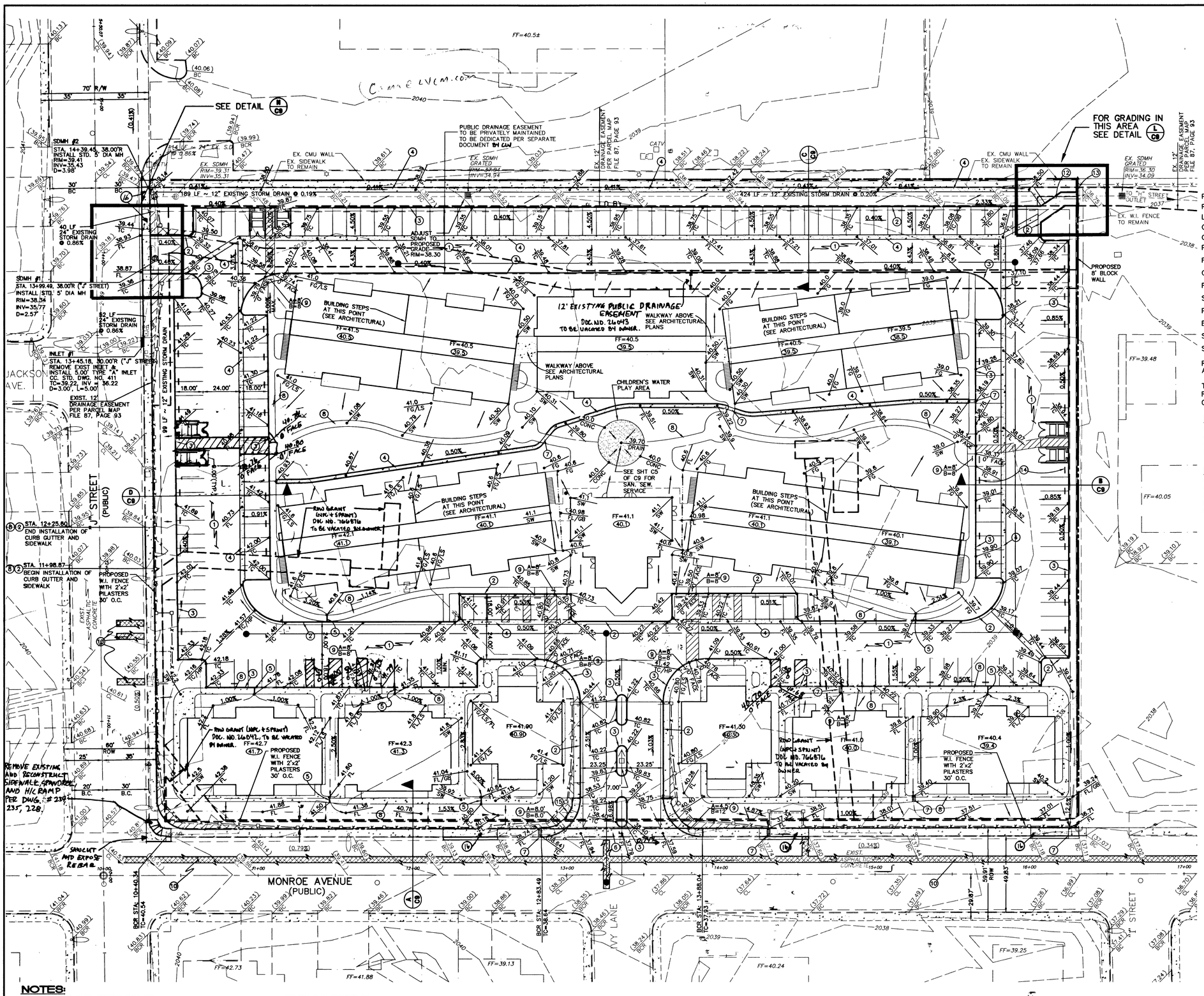

LEGEND

	PROPOSED	EXISTING
PROPERTY BOUNDARY		
RIGHT-OF-WAY		
LOT LINE		
CENTERLINE		
CURB & GUTTER		
PAD ELEVATION	65.2	(65.2)
FINISHED GRADE ELEVATION	65.2 FG	(65.2) FG
GRADE GREAK OR HIGH POINT	65.2 GB/HP	(65.2) GB/HP
FINISHED FLOOR ELEVATION	FF-65.20	FF-65.20
SLOPE	2.00%	(2.00%)
PIV	GRADE BREAK	GRADE BREAK
BLOCK WALL		
SANITARY SEWER MANHOLE	●	○
STORM DRAIN MANHOLE	ⓓ	○
REMOVE AND REPLACE EX. ASPHALTIC PAVEMENT		N/A
TRENCH, BACKFILL AND REPLACE PAVING PER C.C. STD. DWG. NO. 503		N/A

BENCHMARK

CLV# 2LV01 28NEE6
A RIVET AND PLATE IN TOP OF CURB ON THE NORTHWEST RETURN OF H STREET AND MONROE AVENUE.
ELEVATION: 2033.62 FEET (NAVD 88) 619.8484M

BASIS OF BEARINGS

BEING THE NORTH LINE OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 28, TOWNSHIP 20 SOUTH, RANGE 61 EAST, M.D.M., CITY OF LAS VEGAS, CLARK COUNTY, NEVADA, AS SHOWN ON PARCEL MAP IN FILE 87, PAGE 93, OFFICIAL RECORDS, CLARK COUNTY, NEVADA. WHICH BEARS: NORTH 89°55'28" EAST.

CONSTRUCTION NOTES

1. INSTALL 2.5" ASPHALTIC CONCRETE WITH 7" TYPE II BASE AND 12" RECOMPACTED SUBGRADE. PER GEOTECHNICAL REPORT FROM NINYO & MOORE. PROJ. # 300191-01
2. INSTALL 24" "L" TYPE CURB AND GUTTER PER C.C.U.S.D. DWG# 216
3. INSTALL "A" TYPE CURB PER C.C.U.S.D. DWG# 219
4. INSTALL 3' WIDE VALLEY GUTTER PER DETAIL — G/C9
5. INSTALL PVC SIDEWALK UNDERDRAIN PER DETAIL — M/C9
6. INSTALL 8' WIDE VALLEY GUTTER PER C.C.U.S.D. DWG# 228
7. INSTALL SIDEWALK UNDER DRAIN PER C.C.U.S.D. DWG# 236
8. INSTALL 4' WIDE CONCRETE SIDEWALK PER C.C.U.S.D. DWG# 234
9. INSTALL HANDICAP PER C.C.U.S.D. DWG# 235, CASE I
10. TRENCH, BACKFILL AND REPLACE PAVING PER C.C.U.S.D. DWG. NO. 504. EXACT LIMITS TO BE DETERMINED BY CLV INSPECTOR.
12. INSTALL 9' WIDE "U" CHANNEL PER DETAIL — K/C9
13. INSTALL BLOCK WALL OPENING PER DETAIL — J/C9
14. INSTALL WHEELSTOPS
15. INSTALL R1-1 STOP SIGN
16. REMOVE EXISTING DRIVEWAY AND CONSTRUCT L-CURB AND 5' SIDEWALK TO MATCH EXIST. GRADE PER DWG # 216, 234.

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

A. NELSON STONE, PE NO. 7649 — DATE 9/13/01

NOTES:

1. CONTRACTOR TO MATCH EXISTING CURB AND GUTTER AND CENTERLINE ELEVATIONS WHEN PERFORMING HALF STREET IMPROVEMENTS.
2. ADA ACCESS ROUTE HEREON SHALL BE DEFINED AS ALL SIDEWALK AND/OR CONCRETE FLATWORK EXCLUDING VERTICAL STAIRS.
3. CONTRACTOR SHALL CONSTRUCT ALL SIDEWALKS, LANDINGS, STAIRS, RAMPS AND ALL OTHER ACCESS ROUTES TO CURRENT ADA REQUIREMENTS. CONTRACTOR SHALL NOTIFY WLB OF ANY POSSIBLE CONFLICTS AND/OR DEFICIENCIES PRIOR TO CONSTRUCTION. 37099.
4. SEE SITE PLAN PROVIDED BY: CLIFTON A. MARSHALL, ARCHITECT, LTD. DATE: JUNE 11, 2001
5. CONTRACTOR TO PROVIDE POSITIVE DRAINAGE AWAY FROM STRUCTURES PRIOR TO CONSTRUCTION OF ANY APPURTENANCES.
6. CONTRACTOR TO VERIFY FOOTPRINT OF BUILDING WITH ARCHITECTURAL PLANS. CONFLICTS MUST BE REPORTED TO THE ENGINEER IMMEDIATELY.

BASIS OF BEARINGS:

BEING THE NORTH LINE OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 28, TOWNSHIP 20 SOUTH, RANGE 61 EAST, M.D.M., CITY OF LAS VEGAS, CLARK COUNTY, NEVADA AS SHOWN ON PARCEL MAP IN FILE 87, PAGE 93, OFFICIAL RECORDS, CLARK COUNTY, NEVADA, WHICH BEARS: NORTH 89°55'28" EAST.

BENCHMARK:

CLV # 2LV01 28NEE6
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Avoid cutting underground utility lines. It's costly.
Call before you Dig. 1-800-227-2600 UNDERGROUND SERVICE ALERT

SAFETY ALERT
Call before you Overhead 593-6111 OVERHEAD SERVICE ALERT

REV	DATE	BY	REVISION

COMMUNITY DEV. PROGRAMS CENTER
2006 ALTA DRIVE
LAS VEGAS, NEVADA 89106
702-873-8882

The WLB Group INC.
Engineering • Landscape Architecture
Planning • Urban Design • Surveying
2551 N. Green Valley Pkwy. Suite A425
HENDERSON, NV. 89014(702) 458-2551

SHEET TITLE: GRADING PLAN
PROJECT: EVERGREEN APARTMENTS

Drawn by: JRM	01/22/01		
Designed by: JRM	01/22/01		
Checked by: ANS	01/23/01	Scale:	1"=30' 1"=3'
Project No.: 400028-A001			

SEAL
PROFESSIONAL ENGINEER — STATE OF NEVADA — A. NELSON STONE II — CIVIL — No. 7649 — 9/13/01 — EXP. 6/30/04

SHEET C6
C6 OF 9

DRAWING NO. (07V376)