

IMPROVEMENT PLANS

FOR

DR. GAERLAN OFFICE

@ CHARLESTON & STRONG

APN: 162-05-511-007

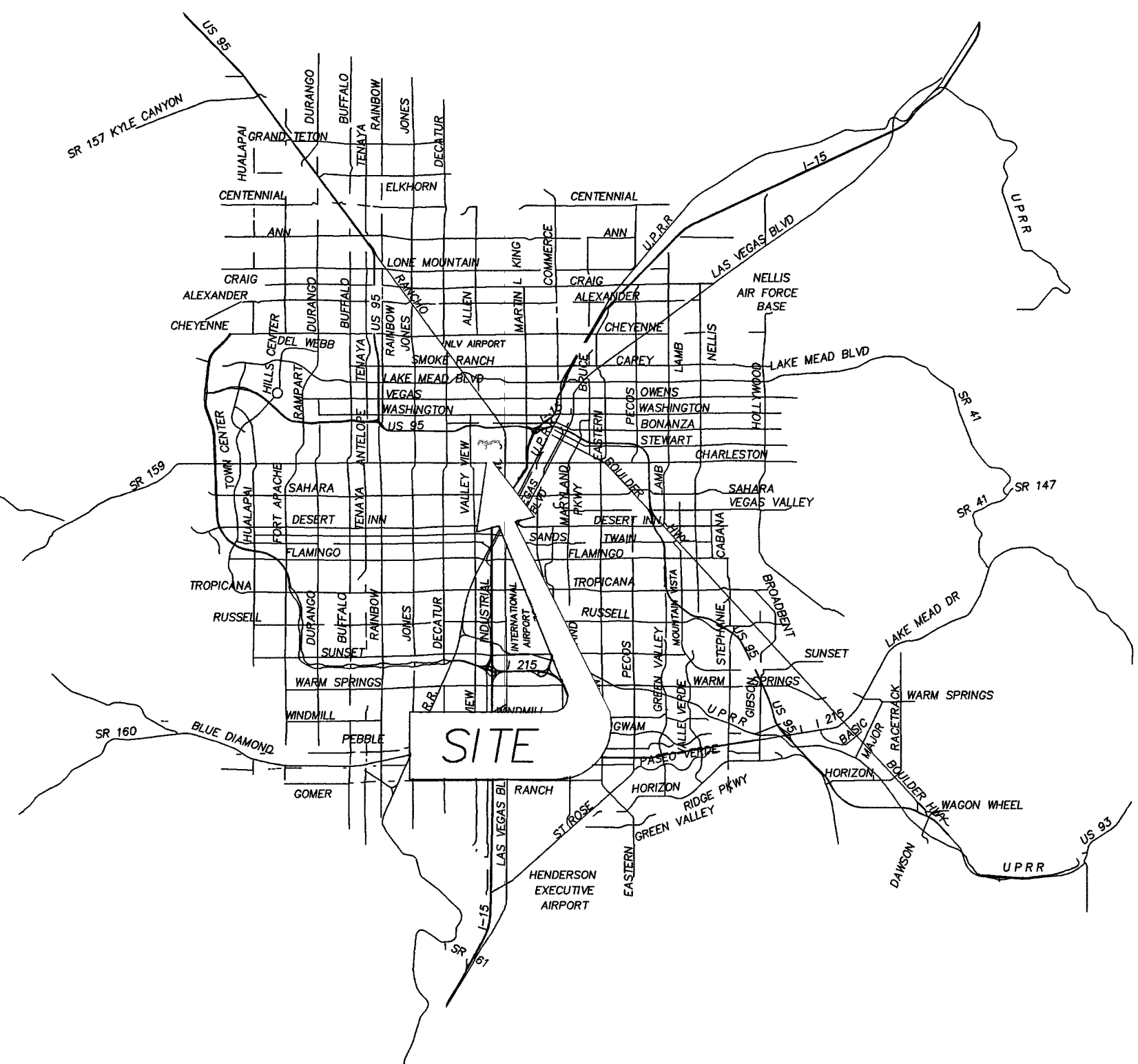
MARIA STELLA GAERLAN-BARIA, M.D.

LEGEND

	EXISTING CONTOUR LINES
	PROPOSED CONTOUR LINES
	EXISTING SPOT ELEVATION
	PROPOSED ELEVATION
	DIRECTION OF FLOW
	DETAIL AND/OR SECTION REFERENCE
	CENTERLINE OF ROADWAY
	PROPERTY LINE
	EXISTING SEWER LINE
	EXISTING WATER LINE
	PROPOSED SEWER LINE
	PROPOSED WATER LINE
	EXISTING FIRE HYDRANT
	PROPOSED FIRE HYDRANT
	EXISTING STREET LIGHT
	PROPOSED STREET LIGHT
	EXISTING PARKING LOT LIGHT
	PROPOSED PARKING LOT LIGHT

ABBREVIATIONS

BC	BACK OF CURB
FC	FACE OF CURB
TC	TOP OF CURB
FG	FINISHED GROUND
FL	FLOW LINE
FS	FINISHED SURFACE
CG	CURB AND GUTTER
FF	FINISH FLOOR ELEVATION
AC	ASPHALTIC CONCRETE
1SW	TOP OF SIDE WALK
FH	FIRE HYDRANT
EP	EDGE OF PAVEMENT
ECR	END OF CURB RETURN
ROW	RIGHT-OF-WAY
STA.	STATION
NDOT	NEVADA DEPARTMENT OF TRANSPORTATION
CCASD	CLARK COUNTY AREA STANDARD DRAWING
UDACS	"UNIFORM DESIGN AND CONSTRUCTION STANDARDS FOR WATER DISTRIBUTION SYSTEMS"
DCSWCS	"DESIGN AND CONSTRUCTION STANDARDS FOR WASTEWATER COLLECTION SYSTEMS"



VICINITY MAP
N.T.S.



BENCHMARK

CITY OF LAS VEGAS BM # 1LV11 5NE66
RIVET AND PLATE IN TOP OF CURB
AT THE SOUTHWEST CORNER OF RANCHO AND MASON
ELEV. = 2068.68 (FT)
ELEV. (METERS) = 630.5369 (CM)

BASIS OF BEARING

BEARINGS ARE BASED ON THE FOUND AND HELD MONUMENTS MARKING THE CENTERLINE OF STRONG AVENUE PER BOOK 3 OF PLATS, PAGE 96, OFFICE OF THE COUNTY RECORDER OF CLARK COUNTY, AS NORTH 00°00'00" WEST.

LEGAL DESCRIPTION

LOT 1, BLOCK 1 "MC NEIL TRACT NO. 2"
BOOK 3 OF PLATS, PAGE 96
LOCATED IN THE NORTHEAST QUARTER OF SECTION 5
IN T. 21 S., R. 61 E., MOM S.,
CITY OF LAS VEGAS, CLARK COUNTY, NEVADA

PROJECT NAME: DR. GAERLAN OFFICE

This project water plan complies with the Las Vegas Valley Water District's technical requirements. However, this water plan is

NOT APPROVED FOR CONSTRUCTION

at this time and this signature does not provide or imply a water commitment

LVVWD CHS. C1-C2, C5
ESN 052
PROJECT # 111845
DATE 4/21/06
REVISED 08/01/04

DRAWING INDEX

COVER SHEET	C-1
NOTE SHEET	C-2
HORIZONTAL CONTROL / DEMOLITION PLAN	C-3
GRADING PLAN	C-4
UTILITY PLAN	C-5
DETAIL SHEET	C-6

APPROVALS

JORGE A. CERVANTES, PE #13977, PTOE
LAS VEGAS CITY ENGINEER
DATE 5-1-06

APPROVAL OF THESE PLANS IS LIMITED TO THOSE IMPROVEMENTS CONSTRUCTED IN THE DEDICATED RIGHTS-OF-WAY AND/OR DEDICATED EASEMENTS. THIS APPROVAL DOES NOT AUTHORIZE THE CONSTRUCTION OF ANY IMPROVEMENTS THAT DEVIATE FROM ADOPTED STANDARDS AND/OR SPECIFICATIONS EXCEPT THOSE SPECIFICALLY LISTED UNDER "DEVIATIONS FROM STANDARDS." THE ENGINEER SHALL RESOLVE ANY DEVIATION OTHER THAN THOSE LISTED IN "DEVIATIONS FROM STANDARDS" IN FAVOR OF THE UNIFORM STANDARDS DRAWINGS AND SPECIFICATION CLARK COUNTY AREA NEVADA.

CITY OF LAS VEGAS FIRE MARSHAL
DATE 4/20/06

NEVADA POWER COMPANY
DATE 4/20/06

NEVADA POWER COMPANY ACKNOWLEDGES THAT WE HAVE RECEIVED YOUR PLANS AND WILL PROVIDE SERVICE TO ALL ELECTRICAL NEEDS ASSOCIATED WITH THIS PROJECT. NEVADA POWER COMPANY RESERVES THE RIGHT TO ADDRESS ANY EXISTING OR FUTURE CONFLICTS ONCE THE FINAL DESIGN IS COMPLETED. THE NEW SERVICE AND THE RESOLUTION OF ANY CONFLICTS WILL BE ACCOMPLISHED PURSUANT TO THE NEVADA PUBLIC UTILITY COMMISSION'S RULES AND REGULATIONS.

SOUTHWEST GAS
DATE 4/20/06

COX COMMUNICATIONS INC.
DATE 4/21/06

SPRINT
DATE 4/21/06

THE AFFIXED SPRINT NEVADA APPROVAL DOES NOT ASSUME OR GUARANTEE LIABILITY FOR KNOWN OR UNKNOWN CONFLICTS WITH EXISTING OR PROPOSED IMPROVEMENTS. RESOLUTION OF ANY CONFLICT WILL BE ACCOMPLISHED PURSUANT TO LOCAL ORDINANCES, NEVADA REVISED STATUTES AND/OR PUBLIC UTILITY COMMISSION RULES AND REGULATIONS.

LAS VEGAS VALLEY WATER DISTRICT SHS C1, C2, C5
PROJECT # 111845
DATE 4/20/06

M. M. NELSON, AICP
DIRECTOR OF PLANNING AND DEVELOPMENT
THIS PLAN MEETS THE APPLICABLE STANDARDS OF THE PLANNING AND DEVELOPMENT DEPARTMENT
DATE 4/20/06

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BRANDON A. POTTS
PROFESSIONAL ENGINEER
No. 13121
Exp. 12/31/07
CIVIL

PRINTS REQUIRE ENGINEER'S SEAL & SIGN. FOR PROOF OF VALIDITY

C-1
CLV # 7636
107V4616