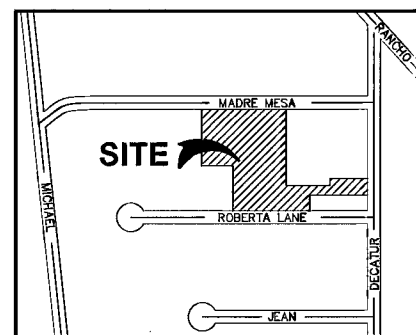
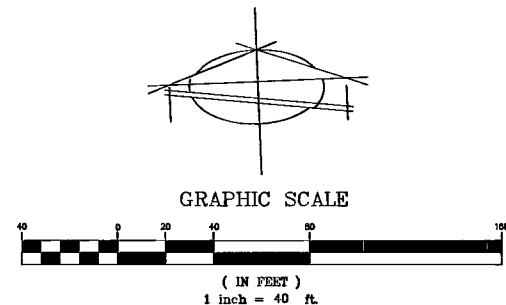
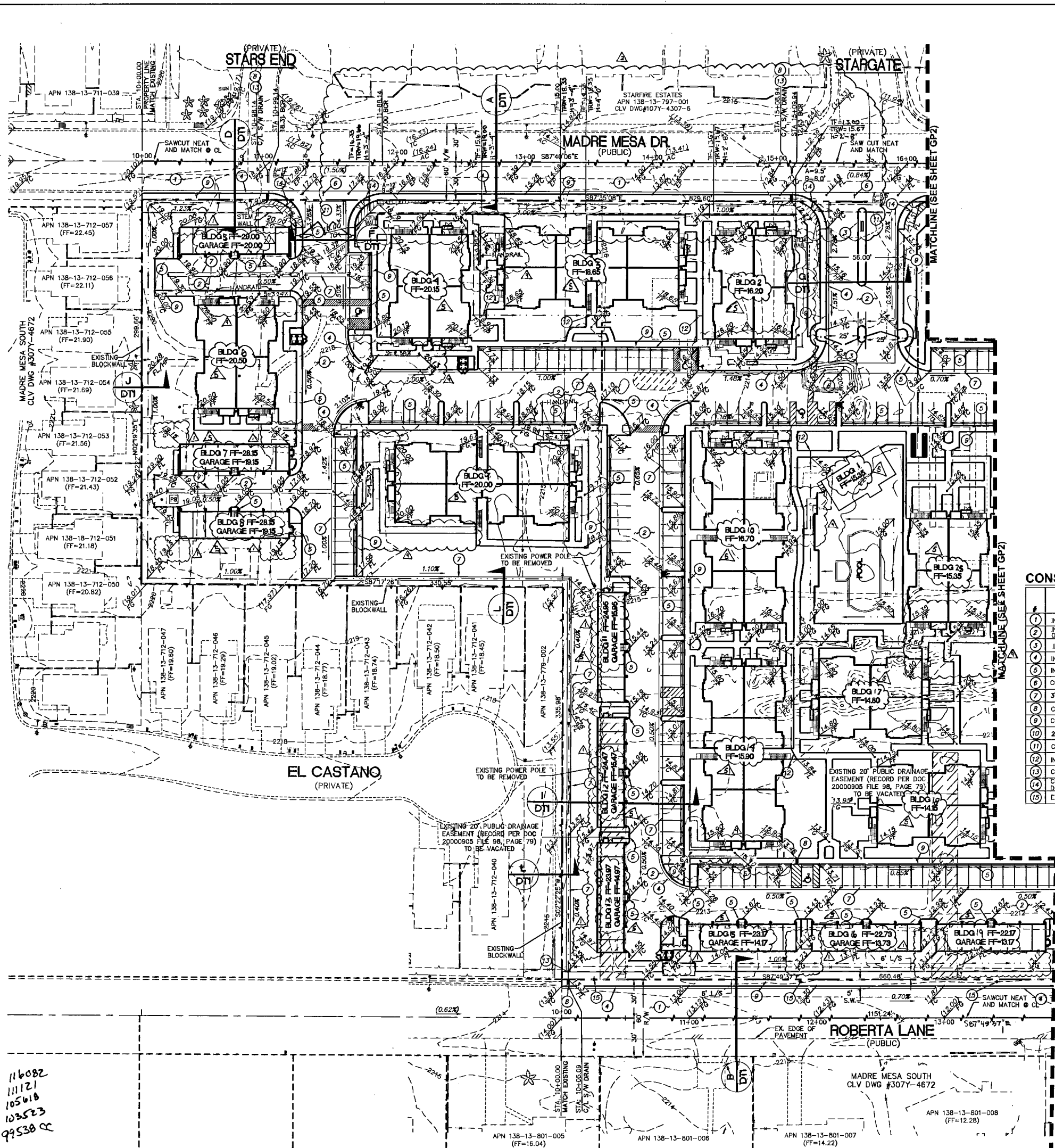




BASIS OF BEARING

NORTH 02°27'23" EAST - THE CENTERLINE OF DECATUR BOULEVARD AS SHOWN ON AMENDED PARCEL MAP IN FILE 98, PAGE 79, CLARK COUNTY RECORDS, NEVADA.

BENCHMARK

8000 135S-2 IN BRASS CAP IN THE TOP OF CURB @ NW CORNER OF DECATUR & SMOKE RANCH ELEVATION=672.27 METERS (2205.60 FEET) NAVD83

FLOOD ZONE INFORMATION

THIS PROPERTY LIES IN A ZONE "X". A ZONE "X" IS DETERMINED TO BE AN AREA OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN, AS SHOWN ON FEMA COMMUNITY PANEL NO. 32003C2155E EFFECTIVE DATE SEPTEMBER 27, 2002, REVISED BY LOMR DATED DECEMBER 11, 2003

LEGAL DESCRIPTION

THE NORTHWEST QUARTER (NW 1/4) OF THE SOUTHWEST QUARTER (SW 1/4) OF THE NORTHEAST QUARTER (NE 1/4) OF THE SOUTHEAST QUARTER (SE 1/4) OF SECTION 13, TOWNSHIP 20 SOUTH, RANGE 60 EAST M.D.B. & M.

RESERVING THEREFROM A RIGHT-OF-WAY AND EASEMENT FOR ROAD PURPOSES OVER AND ACROSS THE NORTH THIRTY (30) FEET THEREOF.

FURTHER SAVING AND EXCEPTING THAT PORTION CONVEYED TO KENNETH MARAK, ET AL BY DEED DATED JANUARY 29, 1965, RECORDED DECEMBER 29, 1965 AS DOCUMENT NO 549058, CLARK COUNTY, NEVADA, RECORDS.

LEGEND

- PROPERTY LINE
- STREET CENTERLINE
- BUILDING SETBACK LINE
- EXISTING "L" CURB & GUTTER
- PROPOSED "L" CURB & GUTTER
- SAWCUT LINE
- EXISTING CONTOUR LINES
- PROPOSED RETAINING WALL
- EXISTING RETAINING WALL
- PROPOSED FLOW LINE
- PROPOSED EDGE OF PAVEMENT
- EXIST. EDGE OF PAVEMENT
- GRADE BREAK
- PROPOSED ELEVATION & LOCATION
- EXISTING ELEVATION & LOCATION
- PROPOSED GRADE
- CONSTRUCTION NOTE
- PROPOSED HYDRANT
- TRASH ENCLOSURE
- EX. COVERED PARKING
- CENTERLINE: TOP OF CURB
- EDGE OF PAVEMENT
- FINISHED GRADE
- SIDEWALK GRADE
- GRADE BREAK
- FINISHED FLOOR
- HIGHPOINT
- ASPHALTIC CONCRETE
- SIGHT VISIBILITY ZONE

NO WALLS, FENCES, TREES, SHRUBS, UTILITY APPURTENANCES OR ANY OTHER OBJECT, OTHER THAN TRAFFIC CONTROL DEVICES AND STREETLIGHT POLES, MAY BE CONSTRUCTED OR INSTALLED WITHIN THE SIGHT VISIBILITY ZONE UNLESS SAID OBJECT IS MAINTAINED AT LESS THAN 24 INCHES IN HEIGHT.

CONSTRUCTION NOTES

ITEM	UNIT	PUBLIC	PRIVATE
1. INSTALL 3" MIN AC OVER 14" MIN. TYPE II AGG. BASE OVER 9" NATIVE	SY	3808	-
2. INSTALL 2" MIN AC OVER 4" TYPE II AGG. BASE OVER 6" TYPE I AGGREGATE BASE	SY	-	13,437
3. INSTALL TYPE "A" TACK ON ISLAND CURB PER USDOCA DWG. NO. 219	LF	-	557
4. INSTALL 24" "L" TYPE C & G PER USDOCA DWG. NO. 216	LF	1358	8870
5. INSTALL TYPE "A" CURB PER USDOCA DWG #219	LF	-	1004
6. CONSTRUCT 8" CROSS GUTTER PER PER USDOCA DWG #228	SF	1715	916
7. 3" VALLEY GUTTER PER DETAIL 4 ON SHEET DTI	LF	-	3409
8. CONSTRUCT 2" SIDEWALK UNDERDRAIN PER USDOCA DWG 238	EA	5	1
9. CONSTRUCT SIDEWALK PER USDOCA DWG #234	SF	7218	-
10. 2" CURB OPENING PER DETAIL 3 SHEET DTI	EA	-	2
11. COMMERCIAL DRIVEWAY PER STD DWG 222A	SF	553	402
12. INSTALL 4" DIAMETER DRAIN PIPE AT SIDEWALK	LF	-	20
13. CONSTRUCT WALL OPENING PER DETAIL 3 SHEET DTI	EA	-	2
14. CONSTRUCT SIDEWALK RAMP USING ARMOR TILE TRUNCATED DOMES OR EQUIVALENT PER CALSDA NO. 235, CASE 1 - TO BE VACATED	EA	4	-
15. EXISTING POWER POLE TO BE RELOCATED 1' BEHIND SIDEWALK	LF	-	5

ENGINEERS CERTIFICATE

I CERTIFY THAT THIS GRADING PLAN IS IN ACCORDANCE WITH THE APPROVED DRAINAGE STUDY ON FILE AT CITY OF LAS VEGAS FOR THIS PROJECT (053996)

Kenneth T. Yamada
KENNETH T. YAMADA, P.E.
DATE

DISCLAIMER NOTE

UTILITY LOCATIONS SHOWN HEREON ARE APPROXIMATE ONLY. IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO DETERMINE THE EXACT HORIZONTAL AND VERTICAL LOCATION OF ALL EXISTING UNDERGROUND AND OVERHEAD UTILITIES PRIOR TO COMMENCING CONSTRUCTION. NO REPRESENTATION IS MADE THAT ALL EXISTING UTILITIES ARE SHOWN HEREON. THE ENGINEER ASSUMES NO RESPONSIBILITY FOR UTILITIES NOT SHOWN OR UTILITIES NOT SHOWN IN THEIR PROPER LOCATION.

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

Call before you Overhead
1-702-227-2929
NEVADA POWER DISTRIBUTION AND SAFETY SERVICES DEPARTMENT

CLV DWG #107N4783

DECATUR VILLAGE APARTMENTS
GRADING PLAN
SECTION 13, TOWNSHIP 20 SOUTH, RANGE 60 EAST, M.D.B. & M.
CITY OF LAS VEGAS
DECATUR BLVD AND MADRE MESA DRIVE

SHEET
GP1

4 of 12

PROJ. NO.
Decatur Village

BAUGHMAN & TURNER, INC.
CIVIL ENGINEERS
LAND PLANNERS
LAND SURVEYORS
1210 HINSON STREET
(702) 870-8771
LAS VEGAS, NEVADA 89102
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