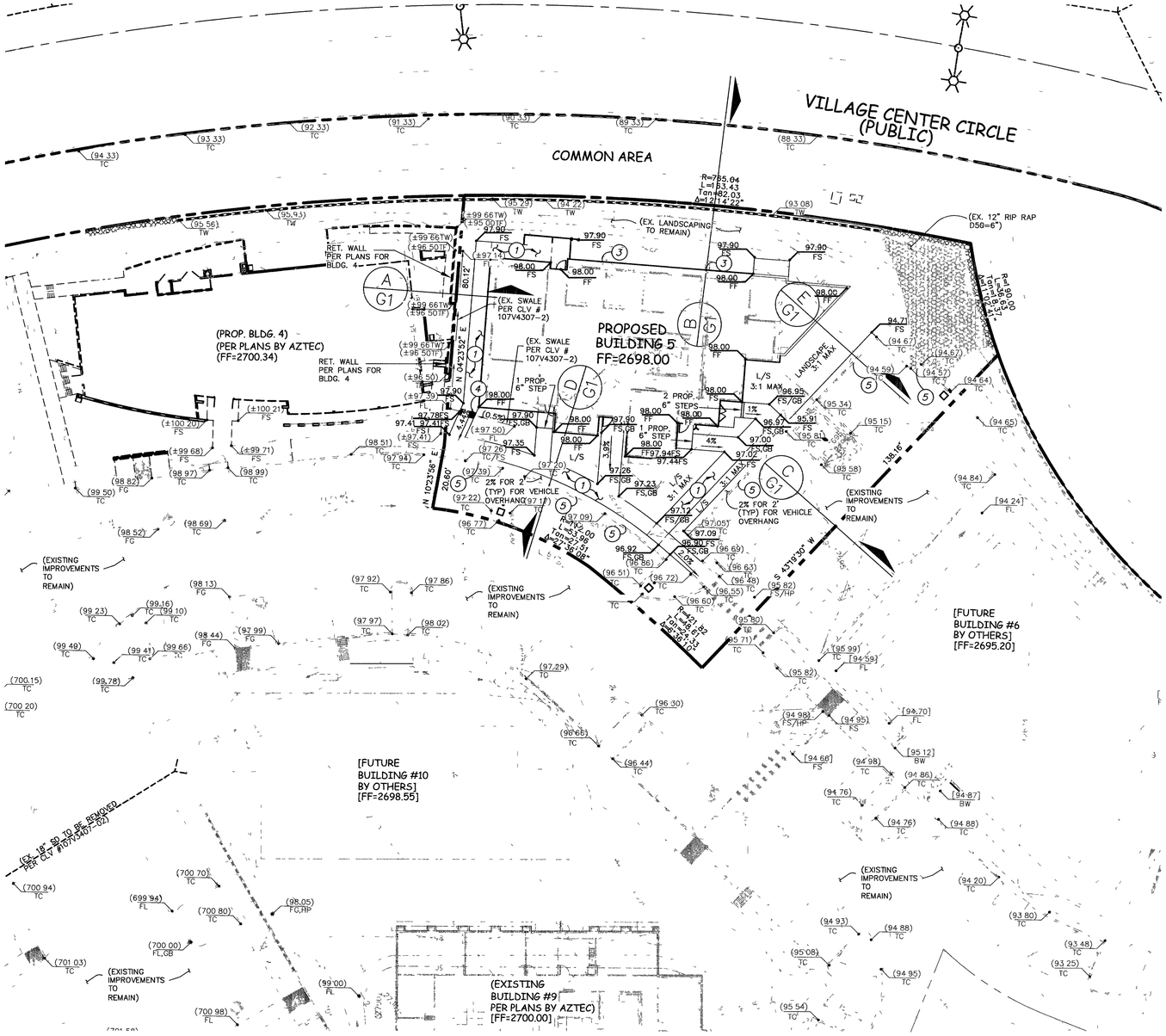
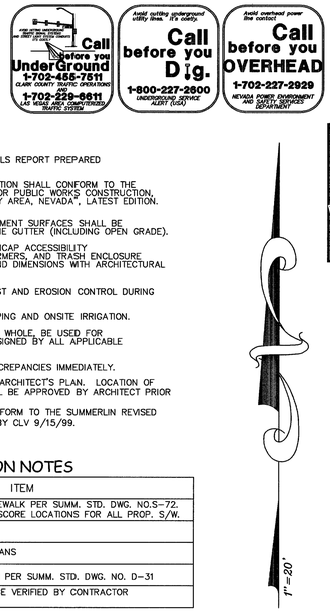
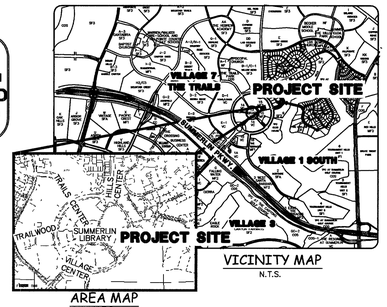






VICINITY MAP
N.T.S.

AREA MAP
N.T.S.

Call before you UnderGround 1-702-455-7511 (CLARK COUNTY TRAFFIC OPERATIONS) 1-702-229-6611 (LAS VEGAS VALLEY WATER DISTRICT)

Avoid cutting underground utility lines. It's costly. Call before you Dig. 1-800-227-2600 (UNDERGROUND SERVICE ALERT (USA))

Avoid overhead power line contact. Call before you OVERHEAD 1-702-227-2929 (NEVADA POWER COMPANY AND SIERRA PACIFIC POWER COMPANY)

ENGINEER'S NOTES:

1. ALL WORK SHALL CONFORM TO THE SOILS REPORT PREPARED
2. ALL OFF-SITE IMPROVEMENT CONSTRUCTION SHALL CONFORM TO THE "UNIFORM STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION, OFF-SITE IMPROVEMENTS, CLARK COUNTY AREA, NEVADA", LATEST EDITION. (IF APPLICABLE)
3. FINAL ASPHALTIC CONCRETE (AC) PAVEMENT SURFACES SHALL BE ONE-HALF INCH ABOVE THE TOP OF THE GUTTER (INCLUDING OPEN GRADE).
4. SEE ARCHITECTS PLANS FOR ALL HANDICAP ACCESSIBILITY INFORMATION, RAMP DETAILS, TRANSFORMERS, AND TRASH ENCLOSURE DETAILS. VERIFY BUILDING LAYOUTS AND DIMENSIONS WITH ARCHITECTURAL PLANS
5. CONTRACTOR IS RESPONSIBLE FOR DUST AND EROSION CONTROL DURING CONSTRUCTION
6. SEE LANDSCAPE PLANS FOR LANDSCAPING AND ONSITE IRRIGATION.
7. THIS PLAN SHALL NOT, IN PART OR IN WHOLE, BE USED FOR CONSTRUCTION UNTIL APPROVED AND SIGNED BY ALL APPLICABLE GOVERNMENT AGENCIES.
8. ENGINEER TO BE NOTIFIED OF ANY DISCREPANCIES IMMEDIATELY.
9. DECORATIVE PAVEMENT IS TO BE PER ARCHITECT'S PLAN. LOCATION OF MANHOLES, WATER VALVES, ETC. SHALL BE APPROVED BY ARCHITECT PRIOR TO CONSTRUCTION.
10. ALL PROPOSED IMPROVEMENTS TO CONFORM TO THE SUMMERLIN REVISED IMPROVEMENT STANDARDS APPROVED BY CLV 9/15/99.

ON-SITE CONSTRUCTION NOTES

No.	ITEM
1	CONSTRUCT 4" THICK CONCRETE SIDEWALK PER SUMM. STD. DWG. NO.S-72. SEE ARCH. PLANS FOR COLOR AND SCORE LOCATIONS FOR ALL PROP. S/W.
2	NOT USED
3	ROOF DRAIN PER ARCHITECTURAL PLANS
4	CONSTRUCT 2' WIDE SIDEWALK DRAIN PER SUMM. STD. DWG. NO. D-31
5	MATCH EXISTING – ELEVATIONS TO BE VERIFIED BY CONTRACTOR PRIOR TO CONSTRUCTION

GRAPHIC SCALE

20 0 10 20 40 80

(IN FEET)
1 inch = 20 ft.

STORM DRAIN NOTE

ALL ONSITE STORM DRAINS ARE PRIVATELY OWNED AND TO BE PRIVATELY MAINTAINED.

GRADING PLAN CERTIFICATION

THIS GRADING PLAN IS IN CONFORMANCE WITH THE APPROVED DRAINAGE STUDY ON FILE WITH CITY OF LAS VEGAS
FILE NO.: DS2870-7

3-30-06
JODY A. WALKER DATE
P.E. NO. 15107

LEGEND

- PROPERTY LINE
- STREET CENTERLINE
- LIMITS OF WORK FOR BLDG. 5
- PROPOSED BUILDING
- EXISTING CONTOUR
- 96 – PROPOSED CONTOUR BY OTHERS
- EXISTING CURB & GUTTER
- EXISTING CURB
- EXISTING EDGE OF PAVEMENT
- EX. SD – EXISTING STORM DRAIN
- TOP / TOE – SLOPE
- FLOW LINE
- EASEMENT LINE
- HANDICAP PARKING SPACE
- FS – FINISHED SURFACE
- CF – CURB FACE
- TC – CURB BACK
- EP – EDGE OF PAVEMENT
- TG – TOP OF GRATE
- 53.80 TC – PROPOSED GRADE
- (53.80) TC – EXISTING GRADE
- [53.80] TC – PROPOSED GRADE PER PLANS BY OTHERS
- (1) – CONSTRUCTION NOTE

EXISTING IMPROVEMENTS NOTE

EXISTING IMPROVEMENTS SHOWN ("GCW PLANS") ARE PER PLANS FOR "HILLS CENTER BUSINESS PARK II" AS PREPARED BY G.C. WALLACE (CLV 107V3407-2) AND APPROVED BY THE LVVWD ON 7/16/03 (LVVWD PROJECT 25107). AS BUILT 9/9/04.

LEGAL DESCRIPTION

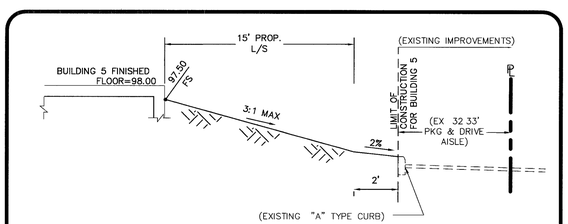
A PORTION OF LOT 1 OF "HILLS CENTER BUSINESS PARK PHASE II" ON FILE IN BOOK 108, PAGE 14 OF PLATS IN THE CLARK COUNTY RECORDER'S OFFICE, CLARK COUNTY, NEVADA, LYING WITHIN TEH SOUTHEAST QUARTER (SE 1/4) OF SECTION 19, TOWNSHIP 20 SOUTH, RANGE 60 EAST, M.D.M., CITY OF LAS VEGAS, CLARK COUNTY, NEVADA.

BASIS OF BEARINGS

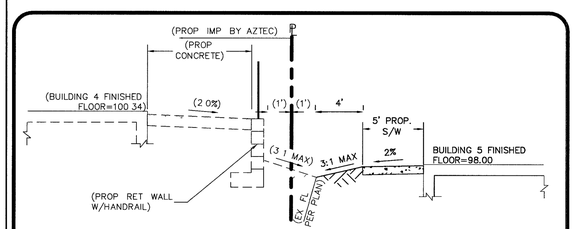
NORTH 31°21'20" WEST, BEING TEH BEARING OF THE CENTERLINE OF TRAILS CENTER DRIVE AS SHOWN BY MAP THEREOF ON FILE IN BOOK 108, PAGE 14 OF PLATS IN THE COUNTY RECORDER'S OFFICE, CLARK COUNTY, NEVADA.

BENCHMARK

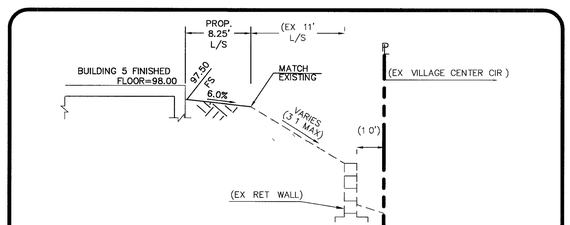
CITY OF LAS VEGAS BENCHMARK NO. 1LV00 20NW6 BEING A RIVET AND SQUARE ALUMINUM PLATE IN TOP OF CURB AT SOUTHEAST CORNER OF HILL POINTE & PINEWOOD HILLS DRIVE.
NAVD 88 =2626.93 FEET (800.6909 METERS) REVISED JUNE 2002
SUMMERLIN DATUM = 2624.64 USED FOR THIS MAP
ADD 2.29 FEET TO ELEVATIONS ON THIS MAP TO EQUAL CITY OF LAS VEGAS NAVD 88 DATUM REVISED JUNE 2002



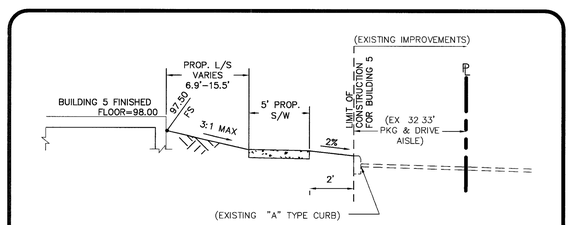
E / G1 EAST PROPERTY LINE TYP. SECT.
N.T.S.



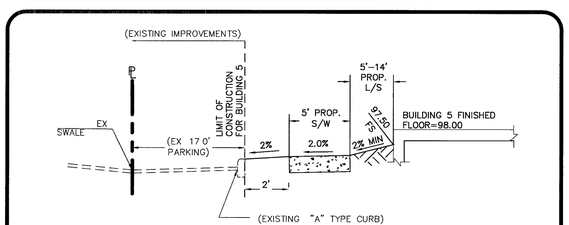
A / G1 WEST PROPERTY LINE TYP. SECT.
N.T.S.



B / G1 NORTH PROPERTY LINE TYP. SECT.
N.T.S.



C / G1 EAST PROPERTY LINE TYP. SECT.
N.T.S.



D / G1 SOUTH PROPERTY LINE TYP. SECT.
N.T.S.

WALKER ENGINEERING, LLC
5765 S RAINBOW BLVD
SUITE 100
LAS VEGAS, NV 89118
TEL 702.873.5197
FAX. 702.873.5346

MEETING YOUR LAND DEVELOPMENT NEEDS

PROFESSIONAL ENGINEER - STATE OF NEVADA - JODY A. WALKER - CIVIL - 3-30-06 - No. 15107

APPROVAL	DATE	INITIALS

REVISIONS	DATE	REV	DESCRIPTION OF REVISION

TIERRA DEVELOPMENT, LLC
HILLS CENTER BUILDING 5

PRECISE GRADING PLAN

SUBMITTAL NO. FINAL
DATE: MARCH 8, 2006
WE PROJECT NO 1083.00
AGENCY NO CLV:10343
SHEET NO G1