

IMPROVEMENT PLANS

FOR THE

IRS DISTRICT OFFICE

CITY OF LAS VEGAS
STATE OF NEVADA
APN 139-27-410-002

BY

PHGSA, L.L.C.

3111 S. MARYLAND PARKWAY
LAS VEGAS, NEVADA 89109
CONTACT: SUZANNE SANDERS
(702) 735-0155

NOTE:
NEOT ENCROACHMENT PERMIT
REQUIRED FOR WORK PERFORMED
IN NEOT RIGHT-OF-WAY.
REFER TO DISTRICT PERMIT
NO. 486-2003

NEVADA POWER COMPANY ACKNOWLEDGES
THAT WE HAVE REVIEWED YOUR PLANS AND
WILL PROVIDE SERVICE TO ALL ELECTRICAL
EQUIPMENT ASSOCIATED WITH THIS FACILITY.
NEVADA POWER COMPANY RESERVES THE
RIGHT TO ADDRESS ANY DEFICIENCIES OR POTENTIAL
CONFLICTS OF INTEREST THAT MAY ARISE FROM
THIS NEW SERVICE AND TO DISCONTINUE SERVICE
IF NECESSARY. WE WILL ACCEPT NO LIABILITY FOR SERVICE
AND REPAIRS.

PROJECT NAME: IRS DISTRICT OFFICE
Sheets 1, 3, 4, 5
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.
[Signature] 10/2/03
LVVWD DATE ESN.052

"The offced 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."

APPROVALS

[Signature] 9/23/03
M. MARGO WHEELER, AICP
CURRENT PLANNING MANAGER
DATE

THIS PLAN MEETS THE APPLICABLE STANDARDS OF THE PLANNING AND
DEVELOPMENT DEPARTMENT.

[Signature] 11-7-2003
CITY ENGINEER
CHARLIE KAJKOWSKI, P.E. #4784
DATE

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

[Signature] 9/18/03
CITY FIRE MARSHAL
DATE

[Signature] 1/6/04
LAS VEGAS VALLEY WATER DISTRICT
DATE

[Signature] 9-8-03
NEVADA POWER COMPANY
DATE

[Signature] 9-4-03
SOUTHWEST GAS
DATE

[Signature] 9-11-03
SPRINT
DATE

[Signature] 9-12-03
COX COMMUNICATIONS- LAS VEGAS, INC.
DATE

PHGSA, LLC. 3111 S. MARYLAND PARKWAY LAS VEGAS, NEVADA 89109	DESIGNING FOR THE FUTURE PLANNERS • CONSULTING ENGINEERS • SURVEYORS 1008 WHITNEY RANCH DRIVE • HENDERSON, NEVADA 89014 • (702) 246-8415	COVER SHEET	IRS DISTRICT OFFICE	REV. DATE	BY
				REV. DATE	BY
SHEET		TITLE		SCALE: NTS	
DRAWN BY:	FEB. 2003	DESIGNED BY:	FEB. 2003	CHECKED BY:	MAR. 2003
PROJECT NO. 056-1050		PROJECT NO. 056-1050		PROJECT NO. 056-1050	
SHEET		SHEET		SHEET	
C1		C1		C1	
1 OF 8 SHEETS		1 OF 8 SHEETS		1 OF 8 SHEETS	
DRAWING NO.		DRAWING NO.		DRAWING NO.	
107V 3860		107V 3860		107V 3860	