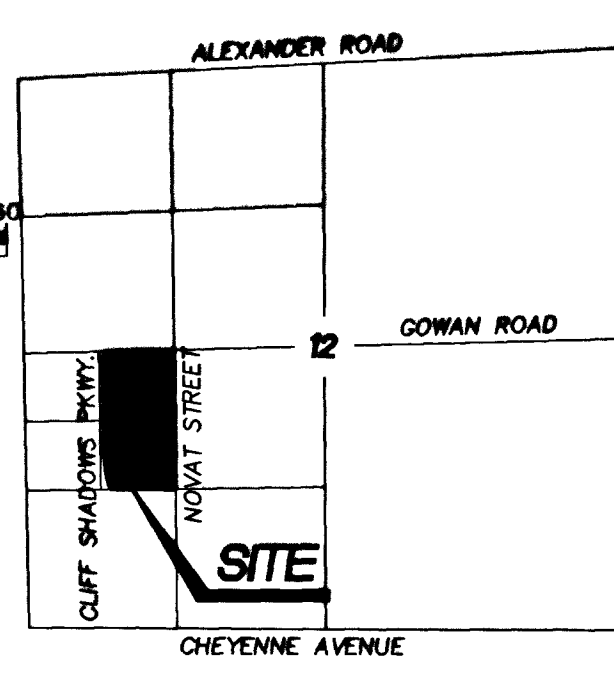
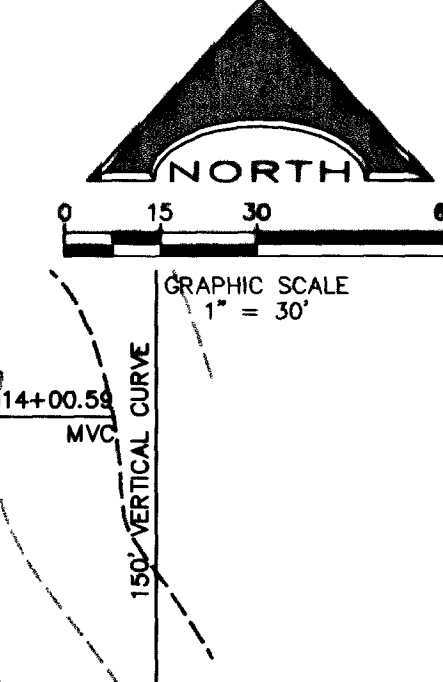
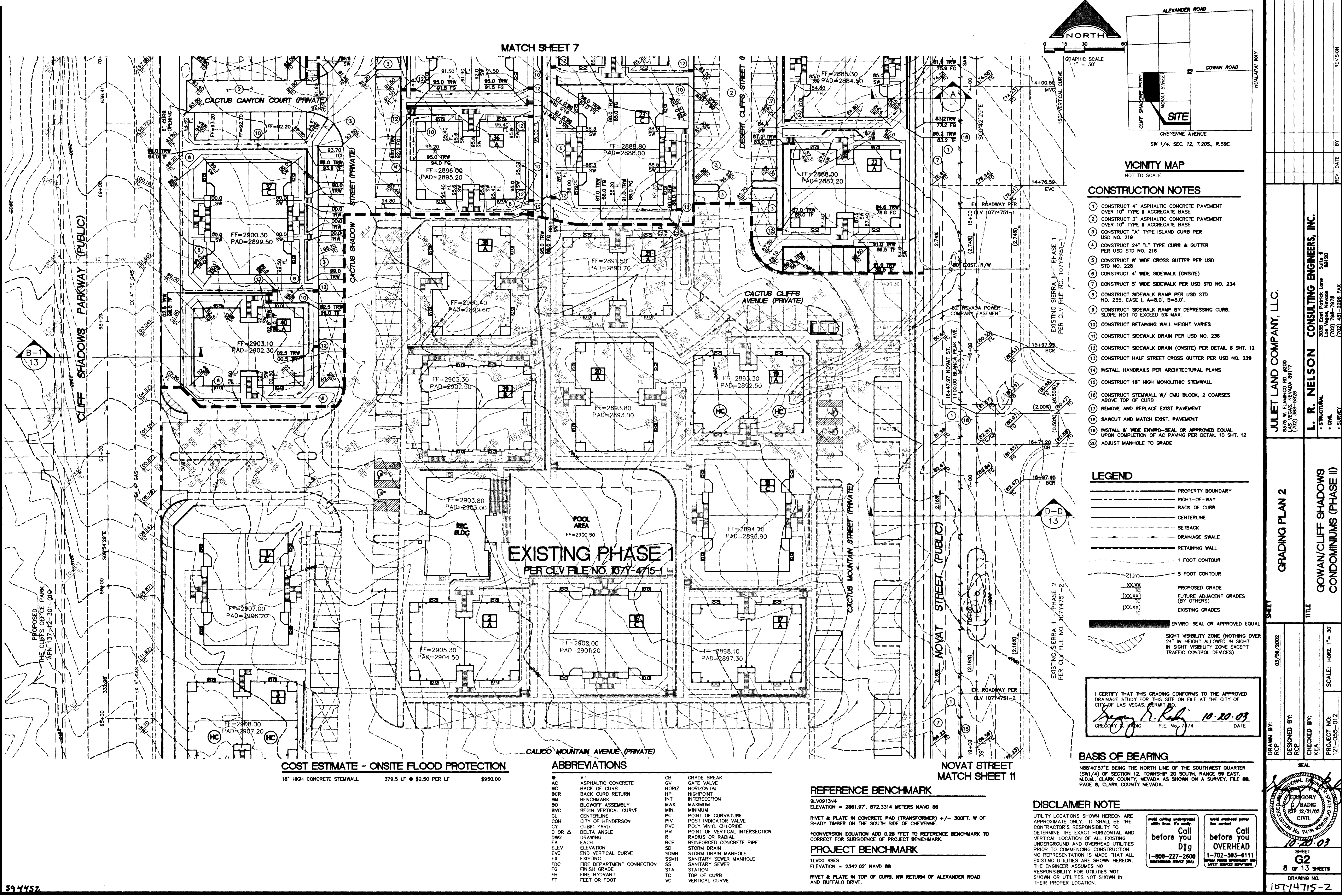




CONSTRUCTION NOTES

- CONSTRUCT 4" ASPHALTIC CONCRETE PAVEMENT OVER 10" TYPE II AGGREGATE BASE
- CONSTRUCT 3" ASPHALTIC CONCRETE PAVEMENT OVER 10" TYPE II AGGREGATE BASE
- CONSTRUCT "A" TYPE ISLAND CURB PER USD NO. 219
- CONSTRUCT 24" "L" TYPE CURB & GUTTER PER USD STD NO. 216
- CONSTRUCT 8" WIDE CROSS CUTTER PER USD STD NO. 228
- CONSTRUCT 4" WIDE SIDEWALK (ON-SITE)
- CONSTRUCT 5" WIDE SIDEWALK PER USD STD NO. 234
- CONSTRUCT SIDEWALK RAMP PER USD STD NO. 235, CASE I, A=8.0', B=8.0'
- CONSTRUCT SIDEWALK RAMP BY DEPRESSING CURB, SLOPE NOT TO EXCEED 5% MAX.
- CONSTRUCT RETAINING WALL HEIGHT VARIES
- CONSTRUCT SIDEWALK DRAIN PER USD NO. 236
- CONSTRUCT SIDEWALK DRAIN (ON-SITE) PER DETAIL 8 SHT. 12
- CONSTRUCT HALF STREET CROSS CUTTER PER USD NO. 229
- INSTALL HANDRAILS PER ARCHITECTURAL PLANS
- CONSTRUCT 18" HIGH MONOLITHIC STEINWALL
- CONSTRUCT STEINWALL W/ CMU BLOCK, 2 COARSE ABOVE TOP OF CURB
- REMOVE AND REPLACE EXIST PAVEMENT
- SAWCUT AND MATCH EXIST. PAVEMENT
- INSTALL 8" WIDE ENVIRO-SEAL OR APPROVED EQUAL UPON COMPLETION OF AC PAVING PER DETAIL 10 SHT. 12
- ADJUST MANHOLE TO GRADE

- LEGEND**
- PROPERTY BOUNDARY
 - RIGHT-OF-WAY
 - BACK OF CURB
 - CENTERLINE
 - SETBACK
 - DRAINAGE SWALE
 - RETAINING WALL
 - 1 FOOT CONTOUR
 - 5 FOOT CONTOUR
 - PROPOSED GRADE
 - FUTURE ADJACENT GRADES (BY OTHERS)
 - EXISTING GRADES
 - ENVIRO-SEAL OR APPROVED EQUAL
 - SIGHT VISIBILITY ZONE (NOTHING OVER 24" IN HEIGHT ALLOWED IN SIGHT IN SIGHT VISIBILITY ZONE EXCEPT TRAFFIC CONTROL DEVICES)

BASIS OF BEARING

N88°40'57"E BEING THE NORTH LINE OF THE SOUTHWEST QUARTER (SW1/4) OF SECTION 12, TOWNSHIP 20 SOUTH, RANGE 100 EAST, M.D.M., CLARK COUNTY, NEVADA AS SHOWN ON A SURVEY, FILE 08, PAGE 8, CLARK COUNTY NEVADA.

I CERTIFY THAT THIS GRADING CONFORMS TO THE APPROVED DRAINAGE STUDY FOR THIS SITE ON FILE AT THE CITY OF LAS VEGAS, PERMIT NO.

Gregory R. Radig 10-20-03
GREGORY R. RADIG P.E. No. 7174 DATE

COST ESTIMATE - ONSITE FLOOD PROTECTION

18" HIGH CONCRETE STEINWALL 379.5 LF @ \$2.50 PER LF \$950.00

ABBREVIATIONS

AC ASPHALTIC CONCRETE	GB GRADE BREAK
BC BACK OF CURB	GV GATE VALVE
BCR BACK CURB RETURN	HORIZ HORIZONTAL
BM BENCHMARK	HP HIGHPOINT
BO BLOWOFF ASSEMBLY	INT INTERSECTION
BVC BEGIN VERTICAL CURVE	MAX MAXIMUM
CL CENTERLINE	MIN MINIMUM
COH CITY OF HENDERSON	PC POINT OF CURVATURE
CY CUBIC YARD	PVI POINT OF VERTICAL INTERSECTION
D OR Δ DELTA ANGLE	R RADIUS OR RADIAL
DWG DRAWING	RCP REINFORCED CONCRETE PIPE
ELEV ELEVATION	SD STORM DRAIN
END END VERTICAL CURVE	SDMH STORM DRAIN MANHOLE
EXIST EXISTING	SSMH SANITARY SEWER MANHOLE
FDC FIRE DEPARTMENT CONNECTION	SS SANITARY SEWER
FG FINISH GRADE	STA STATION
FH FIRE HYDRANT	TC TOP OF CURB
FT FEET OR FOOT	VC VERTICAL CURVE

REFERENCE BENCHMARK

9LV0913N4
ELEVATION = 2861.97', 872.3314 METERS NAVD 88

RIVET & PLATE IN CONCRETE PAD (TRANSFORMER) +/- 300FT. W OF SHADY TIMBER ON THE SOUTH SIDE OF CHEYENNE.

*CONVERSION EQUATION ADD 0.28 FEET TO REFERENCE BENCHMARK TO CORRECT FOR SUBSIDENCE OF PROJECT BENCHMARK.

PROJECT BENCHMARK

1LV00 4SE
ELEVATION = 2342.02' NAVD 88

RIVET & PLATE IN TOP OF CURB, NW RETURN OF ALEXANDER ROAD AND BUFFALO DRIVE.

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
1-702-593-6111
NEVADA POWER DEPARTMENT AND SAFETY SERVICES (NEVADA)

JULIET LAND COMPANY, LLC.
8375 W. FLAMINGO RD. #200
LAS VEGAS, NEVADA 89117
(702) 368-8826

L. R. NELSON CONSULTING ENGINEERS, INC.
3035 East Patrick Lane Suite 9
Las Vegas, Nevada 89120
(702) 881-8878 FAX
(702) 451-2222 FAX

GRADING PLAN 2

GOWAN/CLIFF SHADOWS CONDOMINIUMS (PHASE II)

DESIGNED BY: RCP
CHECKED BY: KEA
PROJECT NO.: 121-055-012
SCALE: HORIZ. 1" = 30'

DRAWING NO. 1074715-2