

HAMILTON CIVIL ENGINEERS - SURVEY DISCLOSURE

THIS IS NOT A PROPERTY SURVEY. THIS PLAN IS INTENDED TO BE USED FOR LAYOUT AND GRADING PURPOSES ONLY. LOT LINE DIMENSIONS MAY DIFFER FROM THOSE SHOWN HEREON.

DRAINAGE CERTIFICATION:

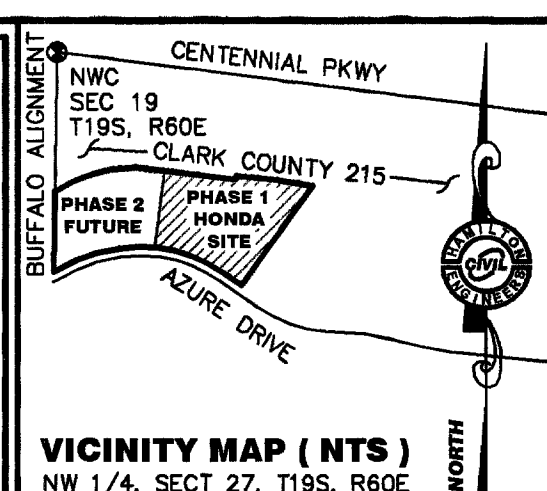
I HEREBY CERTIFY THAT THIS GRADING PLAN IS IN CONFORMANCE WITH THE APPROVED DRAINAGE STUDY ON FILE WITH THE CITY OF LAS VEGAS PUBLIC WORKS FOR THIS PROJECT. CLV DRAINAGE STUDY #DS-3955

JOHN R. HAMILTON, P.E., #15732 DATE 5/21/2006

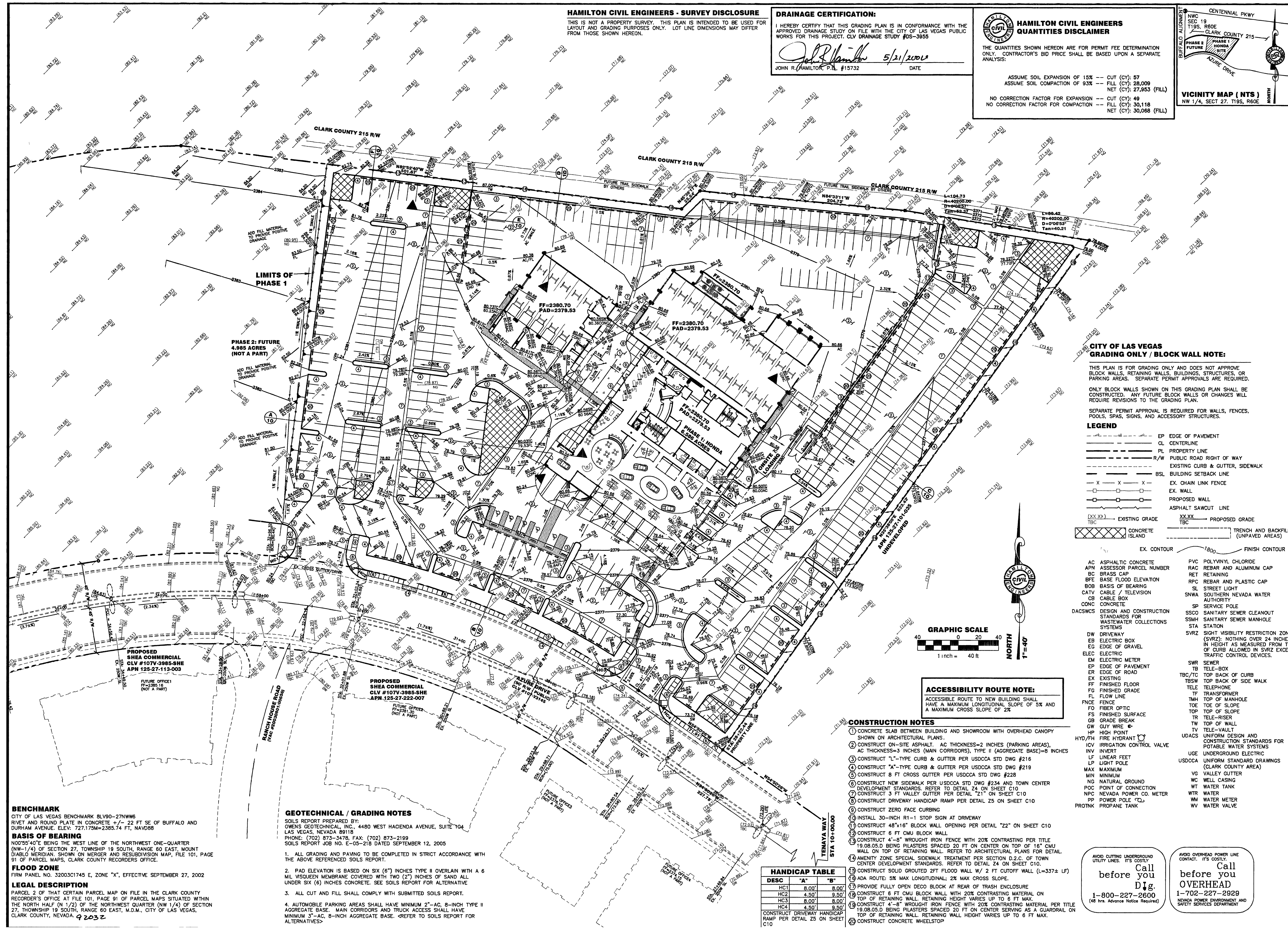
HAMILTON CIVIL ENGINEERS QUANTITIES DISCLAIMER

THE QUANTITIES SHOWN HEREON ARE FOR PERMIT FEE DETERMINATION ONLY. CONTRACTOR'S BID PRICE SHALL BE BASED UPON A SEPARATE ANALYSIS:

ASSUME SOIL EXPANSION OF 15% --- CUT (CY): 57
ASSUME SOIL COMPACTION OF 93% --- FILL (CY): 28,009
NET (CY): 27,953 (FILL)
NO CORRECTION FACTOR FOR EXPANSION --- CUT (CY): 49
NO CORRECTION FACTOR FOR COMPACTION --- FILL (CY): 30,118
NET (CY): 30,068 (FILL)



VICINITY MAP (NTS)
NW 1/4, SECT 27, T19S, R60E



CITY OF LAS VEGAS GRADING ONLY / BLOCK WALL NOTE:

THIS PLAN IS FOR GRADING ONLY AND DOES NOT APPROVE BLOCK WALLS, RETAINING WALLS, BUILDINGS, STRUCTURES, OR PARKING AREAS. SEPARATE PERMIT APPROVALS ARE REQUIRED.

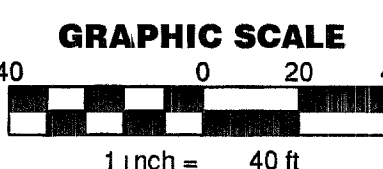
ONLY BLOCK WALLS SHOWN ON THIS GRADING PLAN SHALL BE CONSTRUCTED. ANY FUTURE BLOCK WALLS OR CHANGES WILL REQUIRE REVISIONS TO THE GRADING PLAN.

SEPARATE PERMIT APPROVAL IS REQUIRED FOR WALLS, FENCES, POOLS, SPAS, SIGNS, AND ACCESSORY STRUCTURES.

LEGEND

---	EP	EDGE OF PAVEMENT
---	CL	CENTERLINE
---	PL	PROPERTY LINE
---	R/W	PUBLIC ROAD RIGHT OF WAY
---	---	EXISTING CURB & GUTTER, SIDEWALK
---	BSL	BUILDING SETBACK LINE
---	---	EX. CHAIN LINK FENCE
---	---	EX. WALL
---	---	PROPOSED WALL
---	---	ASPHALT SAWCUT LINE
---	---	EXISTING GRADE
---	---	PROPOSED GRADE
---	---	CONCRETE ISLAND
---	---	TRENCH AND BACKFILL (UNPAVED AREAS)
---	---	EX. CONTOUR
---	---	FINISH CONTOUR

AC	ASPHALTIC CONCRETE	PVC	POLYVINYL CHLORIDE
APN	ASSESSOR PARCEL NUMBER	RAC	REPAIR AND ALUMINUM CAP
BC	BRASS CAP	RET	RETAINING
BFE	BASE FLOOD ELEVATION	RPC	REBAR AND PLASTIC CAP
BOB	BASIS OF BEARING	SL	STREET LIGHT
CATV	CABLE / TELEVISION	SNWA	SOUTHERN NEVADA WATER AUTHORITY
CB	CABLE BOX	SP	SERVICE POLE
CONC	CONCRETE	SSCO	SANITARY SEWER CLEANOUT
DACSWS	DESIGN AND CONSTRUCTION STANDARDS FOR WASTEWATER COLLECTIONS SYSTEMS	SSMH	SANITARY SEWER MANHOLE
DW	DRIVEWAY	STA	STATION
EB	ELECTRIC BOX	SVRZ	SIGHT VISIBILITY RESTRICTION ZONE (SVRZ): NOTHING OVER 24 INCHES IN HEIGHT AS MEASURED FROM TOP OF CURB ALLOWED IN SVRZ EXCEPT TRAFFIC CONTROL DEVICES.
EG	EDGE OF GRAVEL	SWR	SEWER
ELEC	ELECTRIC	TB	TELE-BOX
EM	ELECTRIC METER	TBC/TC	TOP BACK OF CURB
EP	EDGE OF PAVEMENT	TDSW	TOP BACK OF SIDE WALK
ER	EDGE OF ROAD	TELE	TELEPHONE
EX	EXISTING	TF	TRANSFORMER
FF	FINISHED FLOOR	TMH	TOP OF MANHOLE
FG	FINISHED GRADE	TOE	TOE OF SLOPE
FL	FLOW LINE	TOP	TOP OF SLOPE
FNCE	FENCE	TR	TELE-RISER
FO	FIBER OPTIC	TW	TOP OF WALL
FS	FINISHED SURFACE	TV	TELE-VAULT
GB	GRADE BREAK	UDACS	UNIFORM DESIGN AND CONSTRUCTION STANDARDS FOR POTABLE WATER SYSTEMS
GW	GUY WIRE	UGE	UNDERGROUND ELECTRIC
HP	HIGH POINT	USDOCA	UNIFORM STANDARD DRAWINGS (CLARK COUNTY AREA)
HYD/PH	FIRE HYDRANT	VC	VALLEY GUTTER
ICV	IRRIGATION CONTROL VALVE	WC	WELL CASING
INV	INVERT	WT	WATER TANK
LF	LINEAR FEET	WTR	WATER
LP	LIGHT POLE	WM	WATER METER
MAX	MAXIMUM	WV	WATER VALVE
MIN	MINIMUM		
NG	NATURAL GROUND		
POC	POINT OF CONNECTION		
NPC	NEVADA POWER CO. METER		
PP	POWER POLE "CO."		
PROTNK	PROPANE TANK		



ACCESSIBILITY ROUTE NOTE:
ACCESSIBILITY ROUTE TO NEW BUILDING SHALL HAVE A MAXIMUM LONGITUDINAL SLOPE OF 5% AND A MAXIMUM CROSS SLOPE OF 2%.

CONSTRUCTION NOTES

- CONCRETE SLAB BETWEEN BUILDING AND SHOWROOM WITH OVERHEAD CANOPY SHOWN ON ARCHITECTURAL PLANS.
- CONSTRUCT ON-SITE ASPHALT. AC THICKNESS=2 INCHES (PARKING AREAS), AC THICKNESS=3 INCHES (MAIN CORRIDORS), TYPE II (AGGREGATE BASE)=8 INCHES
- CONSTRUCT "L"-TYPE CURB & GUTTER PER USDOCA STD DWG #216
- CONSTRUCT "A"-TYPE CURB & GUTTER PER USDOCA STD DWG #219
- CONSTRUCT 8 FT CROSS GUTTER PER USDOCA STD DWG #228
- CONSTRUCT NEW SIDEWALK PER USDOCA STD DWG #234 AND TOWN CENTER DEVELOPMENT STANDARDS. REFER TO DETAIL Z4 ON SHEET C10.
- CONSTRUCT 3 FT VALLEY GUTTER PER DETAIL "Z1" ON SHEET C10
- CONSTRUCT DRIVEWAY HANDICAP RAMP PER DETAIL Z5 ON SHEET C10
- CONSTRUCT ZERO FACE CURBING
- INSTALL 30-INCH R1-1 STOP SIGN AT DRIVEWAY
- CONSTRUCT 48"x18" BLOCK WALL OPENING PER DETAIL "Z2" ON SHEET C10
- CONSTRUCT 6 FT CMU BLOCK WALL
- CONSTRUCT 4'-8" WROUGHT IRON FENCE WITH 20% CONTRASTING PER TITLE 19.08.05.D BEING PLASTERS SPACED 20 FT ON CENTER ON TOP OF 16" CMU WALL ON TOP OF RETAINING WALL. REFER TO ARCHITECTURAL PLANS FOR DETAIL.
- AMENITY ZONE SPECIAL SIDEWALK TREATMENT PER SECTION D.2.C. OF TOWN CENTER DEVELOPMENT STANDARDS. REFER TO DETAIL Z4 ON SHEET C10.
- CONSTRUCT SOLID GROUTED 2FT FLOOD WALL W/ 2 FT CUTOFF WALL (L=337± LF)
- ADA RAMP: 5% MAX LONGITUDINAL; 2% MAX CROSS SLOPE.
- PROVIDE FULLY OPEN DECO BLOCK AT REAR OF TRASH ENCLOSURE
- CONSTRUCT 6 FT CMU BLOCK WALL WITH 20% CONTRASTING MATERIAL ON TOP OF RETAINING WALL. RETAINING HEIGHT VARIES UP TO 6 FT MAX.
- CONSTRUCT 4'-8" WROUGHT IRON FENCE WITH 20% CONTRASTING MATERIAL PER TITLE 19.08.05.D BEING PLASTERS SPACED 20 FT ON CENTER SERVING AS A GUARDRAIL ON TOP OF RETAINING WALL. RETAINING WALL HEIGHT VARIES UP TO 6 FT MAX.
- CONSTRUCT CONCRETE WHEELSTOP

DESC	"A"	"B"
HC1	8.00'	8.00'
HC2	4.50'	9.50'
HC3	8.00'	8.00'
HC4	4.50'	9.50'

CONSTRUCT DRIVEWAY HANDICAP RAMP PER DETAIL Z5 ON SHEET C10

BENCHMARK
CITY OF LAS VEGAS BENCHMARK BLV80-27NWW6
RIVET AND ROUND PLATE IN CONCRETE +/- 22 FT SE OF BUFFALO AND DURHAM AVENUE. ELEV: 727.175M=2385.74 FT, NAVD88

BASIS OF BEARING
N00°55'40"E BEING THE WEST LINE OF THE NORTHWEST ONE-QUARTER (NW-1/4) OF SECTION 27, TOWNSHIP 19 SOUTH, RANGE 60 EAST, MOUNT DIABLO MERIDIAN, SHOWN ON MERGER AND RESUBDIVISION MAP, FILE 101, PAGE 91 OF PARCEL MAPS, CLARK COUNTY RECORDERS OFFICE.

FLOOD ZONE
FIRM PANEL NO. 32003C1745 E, ZONE "X", EFFECTIVE SEPTEMBER 27, 2002

LEGAL DESCRIPTION
PARCEL 2 OF THAT CERTAIN PARCEL MAP ON FILE IN THE CLARK COUNTY RECORDER'S OFFICE AT FILE 101, PAGE 91 OF PARCEL MAPS SITUATED WITHIN THE NORTH HALF (N 1/2) OF THE NORTHWEST QUARTER (NW 1/4) OF SECTION 27, TOWNSHIP 19 SOUTH, RANGE 60 EAST, M.D.M., CITY OF LAS VEGAS, CLARK COUNTY, NEVADA. 9.2032

GEOTECHNICAL / GRADING NOTES

SOILS REPORT PREPARED BY:
OWENS GEOTECHNICAL, INC., 4480 WEST HACIENDA AVENUE, SUITE 104
LAS VEGAS, NEVADA 89119
PHONE: (702) 873-3478, FAX: (702) 873-2199
SOILS REPORT JOB NO. E-05-218 DATED SEPTEMBER 12, 2005

- ALL GRADING AND PAVING TO BE COMPLETED IN STRICT ACCORDANCE WITH THE ABOVE REFERENCED SOILS REPORT.
- PAD ELEVATION IS BASED ON SIX (6") INCHES TYPE II OVERLAY WITH A 6 MIL VISQUEEN MEMBRANE COVERED WITH TWO (2") INCHES OF SAND ALL UNDER SIX (6) INCHES CONCRETE. SEE SOILS REPORT FOR ALTERNATIVE
- ALL CUT AND FILL SHALL COMPLY WITH SUBMITTED SOILS REPORT.
- AUTOMOBILE PARKING AREAS SHALL HAVE MINIMUM 2"-AC, 8-INCH TYPE II AGGREGATE BASE. MAIN CORRIDORS AND TRUCK ACCESS SHALL HAVE MINIMUM 3"-AC, 8-INCH AGGREGATE BASE. <REFER TO SOILS REPORT FOR ALTERNATIVES>

DEVELOPER:
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steve@devcon.com

PROPERTY OWNER:
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310 NORTH GIBSON ROAD
HENDERSON, NEVADA 89014-6702
PH: (702) 558-8822 FAX: (702) 558-5414
CONTACT: TYLER CORDER, CHIEF FINANCIAL OFFICER
EMAIL: tcorder@devcon.com

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Ph: (702) 580-3656
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John@HamiltonCivilEngineers.com

PHASE 1: OVERALL GRADING
NAME OF PROJECT: FINDLAY-SHACK HONDA
APN 125-27-101-036
GOVERNING ENTITY: CITY OF LAS VEGAS, NEVADA

1"=40'

HAMILTON CIVIL ENGINEERS:
HCE 05-500-005

ENGINEER'S SEAL
JOHN R. HAMILTON
Exp: 06/30/2007
CIVIL
No. 015132

SHEET ID
C4

4 OF 11 SHEETS
GOVERNING ENTITY REF NO.: 107V4632