

BASIS OF BEARING

SOUTH 00°31'44" WEST, BEING THE EAST LINE OF THE NORTHEAST QUARTER (NE 1/4) OF THE SOUTHEAST QUARTER (SE 1/4) OF SECTION 20, TOWNSHIP 19 SOUTH, RANGE 60 EAST M.D.M.

SAME LINE FURTHER DESCRIBED AS SOUTH 00°15'48" WEST AS SHOWN ON THAT CERTAIN RECORD OF SURVEY RECORDED AS FILE 107, PAGE 31, ON FILE IN THE OFFICE OF THE RECORDER, CLARK COUNTY, NEVADA.

LEGAL DESCRIPTION

SITUATED IN A PORTION OF THE NORTHEAST QUARTER (NE 1/4) OF THE SOUTHEAST QUARTER (SE 1/4) OF SECTION 20, TOWNSHIP 19 SOUTH, RANGE 60 EAST, M.D.M. CITY OF LAS VEGAS, NEVADA.

BENCHMARK

BENS A RIVET AND SQUARE ALUMINUM PLATE IN THE TOP OF CURB, ON THE SOUTHWEST CORNER OF RILEY STREET AND DEER SPRINGS WAY. CLVBM: SLV9020E6

ELEVATION: 2,541.93 FEET (NAV088)
774.78136 METERS (NAV088)

PARCEL COMBINATION NOTE

PARCELS 125-20-711-009 THRU 012 HAVE BEEN COMBINED PER DEED RECORDED ON 04/02/2013 AS INSTRUMENT# 200130402000948. AS OF THE DATE OF PRINTING THESE PLANS THE CLARK COUNTY ASSESSORS OFFICE HAS NOT YET ASSIGNED THE COMBINED ASSESSORS PARCEL NUMBER.

WATER PRESSURE NOTE

THIS PROPERTY MAY HAVE STATIC WATER PRESSURE IN EXCESS OF 80 PSI. THE UNIFORM PLUMBING CODE REQUIRES THAT INDIVIDUAL, ON-SITE (PRIVATE), PRESSURE-REDUCING VALVES BE INSTALLED WHENEVER THE PRESSURE EXCEEDS 80 PSI. PRV'S ARE THE DEVELOPER'S RESPONSIBILITY, AND WILL NOT BE INSPECTED OR INCLUDED IN THE ACCEPTANCE OF THE LVVWD FACILITIES.

ESH.011 REV 6/1/04

CONSTRUCTION NOTES - WATER

1. EXISTING 2" WATER METER AND 2" RPPA (ACCT #0510828) TO REMAIN
2. CUT AND CAP EXISTING WATER LATERAL PER UDACS PLATE #31
3. INSTALL 9"x9" TEE PER UDACS PLATE #31
4. INSTALL BLUE REFLECTIVE MARKER PER NOTE THIS SHEET
5. INSTALL 2" TEE
6. INSTALL 2" 45° BEND
7. INSTALL FIRE HYDRANT PER UDACS PLATE #40

CONSTRUCTION NOTES - SEWER

1. INSTALL 6" WYE CONNECTION. WYE INVERT 0.67' ABOVE THRU INVERT
2. INSTALL 6" SEWER CLEANOUT PER DETAIL THIS SHEET
3. TRENCH SECTION PER UDACS SD-17
4. SEE PLUMBING PLAN FOR CONTINUATION

LEGEND

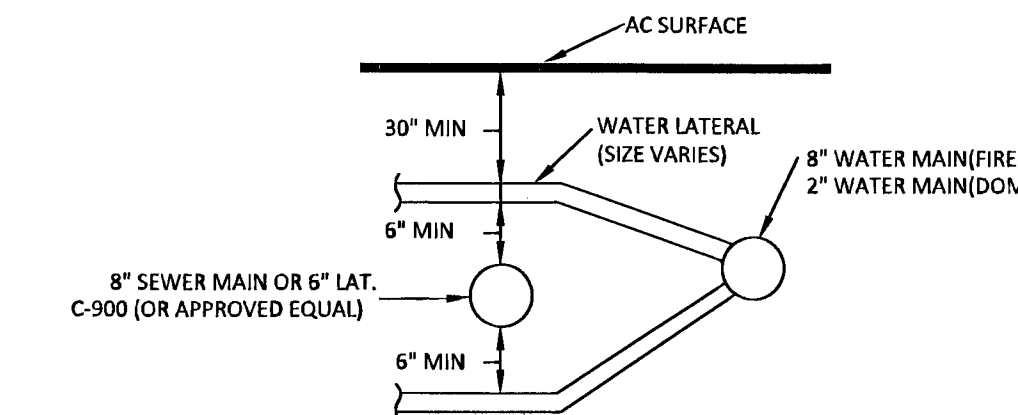
- PROPOSED SEWER LINE
- PROPOSED WATER LINE
- PROPOSED SEWER CLEAN OUT
- PROPOSED SEWER MANHOLE
- EXISTING SEWER MANHOLE/CLEANOUT
- PROPOSED GATE VALVE
- EXISTING GATE VALVE
- EXISTING WATER LINE
- EXISTING SEWER LINE
- EXISTING GAS LINE
- EXISTING STREET LIGHT
- PROPOSED STREET LIGHT
- EXISTING WATER OR SEWER CAP
- PROPOSED WATER OR SEWER CAP
- EXISTING FIRE HYDRANT
- PROPOSED FIRE HYDRANT

SIGHT VISIBILITY ZONE
NOTE: NO STRUCTURE, VEGETATION, OR OBJECT OF ANY KIND IS PERMITTED OVER TWENTY-FOUR (24) INCHES IN HEIGHT (MEASURED FROM THE TOP OF THE ADJACENT CURB IF CURB EXISTS) WITHIN THE SIGHT VISIBILITY ZONE

FIRE FLOW DATA - IFC APPENDIX B § B104.1

BUILDING HEIGHT	31.5'
OCCUPANCY CLASSIFICATION	I-2
CONSTRUCTION CLASSIFICATION	V-A
FLOOR AREA	29,644
FLOORS	1
HIGH PILE STORAGE	NA
SPRINKLERED - HPPA 13 (ORD. HAZ. GP. 1)	YES
ESTIMATED FIRE FLOW	1,500 GPM

APPROVAL OF THESE PLANS SHALL NOT BE CONSTRUED TO BE A PERMIT FOR CONSTRUCTION, A COMMITMENT TO SUPPLY WATER AND/OR SEWER SERVICE, OR AN APPROVAL OF ANY VIOLATION OF CNV WATER AND/OR SEWER SERVICE RULES AND REGULATIONS OR DESIGN AND CONSTRUCTION STANDARDS.



WATER/SEWER CROSSING (ONSITE ONLY)

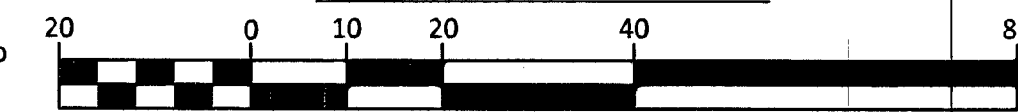
PER UDACS SECTIONS 2.19.02.B1 THRU B3

ALL SEWER/STORM DRAINS CROSSING WATER LINES MUST CONFORM TO SECTION 2.22 OF THE UNIFORM DESIGN AND CONSTRUCTION STANDARDS FOR POTABLE WATER SYSTEMS (UDACS) FOR WATER STORM MAIN CROSSINGS AND CLEARANCES

VICINITY MAP

SCALE: NTS

GRAPHIC SCALE



(IN FEET)
1 INCH = 20 FT.

CITY OF LAS VEGAS FIRE DEPARTMENT APPROVED

R. Mica 5/2/13

APPROVAL OF THESE PLANS SHALL NOT BE CONSTRUED TO BE A PERMIT FOR, OR AN APPROVAL OF, ANY VIOLATION OF ANY OF THE PROVISIONS OF THE STATE OR COUNTY LAWS. FIRE FLOW: 1500 GPM AT 20 P.S.I. RESIDUAL.

APPROVED FOR CONSTRUCTION

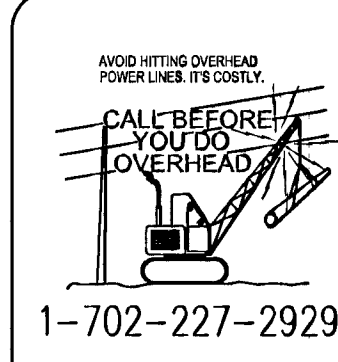
David Head
LAS VEGAS VALLEY WATER DISTRICT ENGINEERING SERVICES MANAGER

DATE: *mele* (SHEET 1, & 7) PROJECT NO. 121636

LVVWD APPROVED FIRE FLOW 1500 GPM AT 20 PSI RESIDUAL

DISCLAIMER NOTE

EXISTING UTILITY LOCATIONS SHOWN HEREIN ARE APPROXIMATE ONLY. IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO DETERMINE THE EXACT VERTICAL AND HORIZONTAL LOCATION OF ALL EXISTING UNDER-GROUND 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. ALL DISCREPANCIES MUST BE IMMEDIATELY REPORTED TO THE ENGINEER.
CALL BEFORE YOU DIG: 1-800-227-2600.



EASEMENT WITH TREES, SHRUBS, DECORATIVE ROCKS, BLOCK WALL, OR FENCE

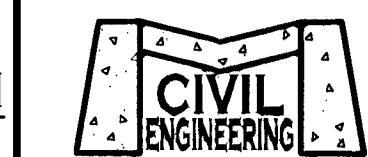
TREES, SHRUBS OR DECORATIVE ROCKS, AND ANY BLOCK WALL OR OTHER FENCE MATERIAL, SHALL BE DESIGNED AND CONSTRUCTED AROUND THE EASEMENT(S) TO ALLOW THE DISTRICT DIRECT ACCESS TO THE VAULT(S), BACKFLOW ASSEMBLIES, AND PIPING FROM THE ADJACENT RIGHT-OF-WAY.

INSTALL BLUE COLORED REFLECTIVE RAISED PAVEMENT MARKERS ADJACENT TO THE FIRE HYDRANT ON ALL APPROVED FIRE APPARATUS ACCESS ROADWAYS WITH HARD SURFACES, INCLUDING BOTH PUBLIC AND PRIVATE ROADS, STREETS, OR FIRE LANES.

- ON ROADWAYS WITH NO PARKING PERMITTED ON THE HYDRANT SIDE, EIGHT (8) FEET FROM THE FACE OF CURB ON THE HYDRANT SIDE
- ON ROADWAYS WITH PARKING PERMITTED ON THE HYDRANT SIDE, SIXTEEN (16) FEET FROM THE FACE OF CURB ON THE HYDRANT SIDE

REV DATE BY REVISION

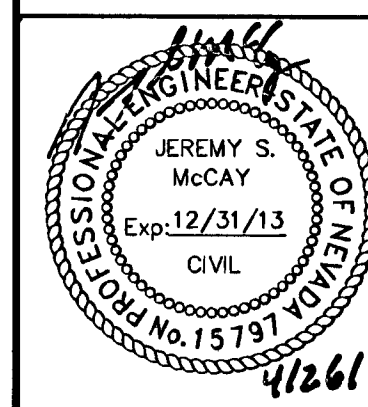
MCCAY
ENGINEERING
11700 W. CHARLESTON BLVD.
SUITE 100
LAS VEGAS, NV 89135
P: 702-860-3897



HCB CENTENNIAL
HILLS, LLC
2050 W. 190TH STREET, STE 101
TORRANCE, CA 90504
TEL (310) 381-2480

GRAND MONTECITO
SKILLED NURSING FACILITY
PHASE I
UTILITY PLAN

DATE: 4/25/2013
DRAWN BY: JSM
PROJECT MGR: JSM
PROJECT NO: 12026
SCALE: 1"=20'



SHEET
C6.01
7 OF 7 SHEETS
DRAWING NO.
H#48502

107 V3882-SN