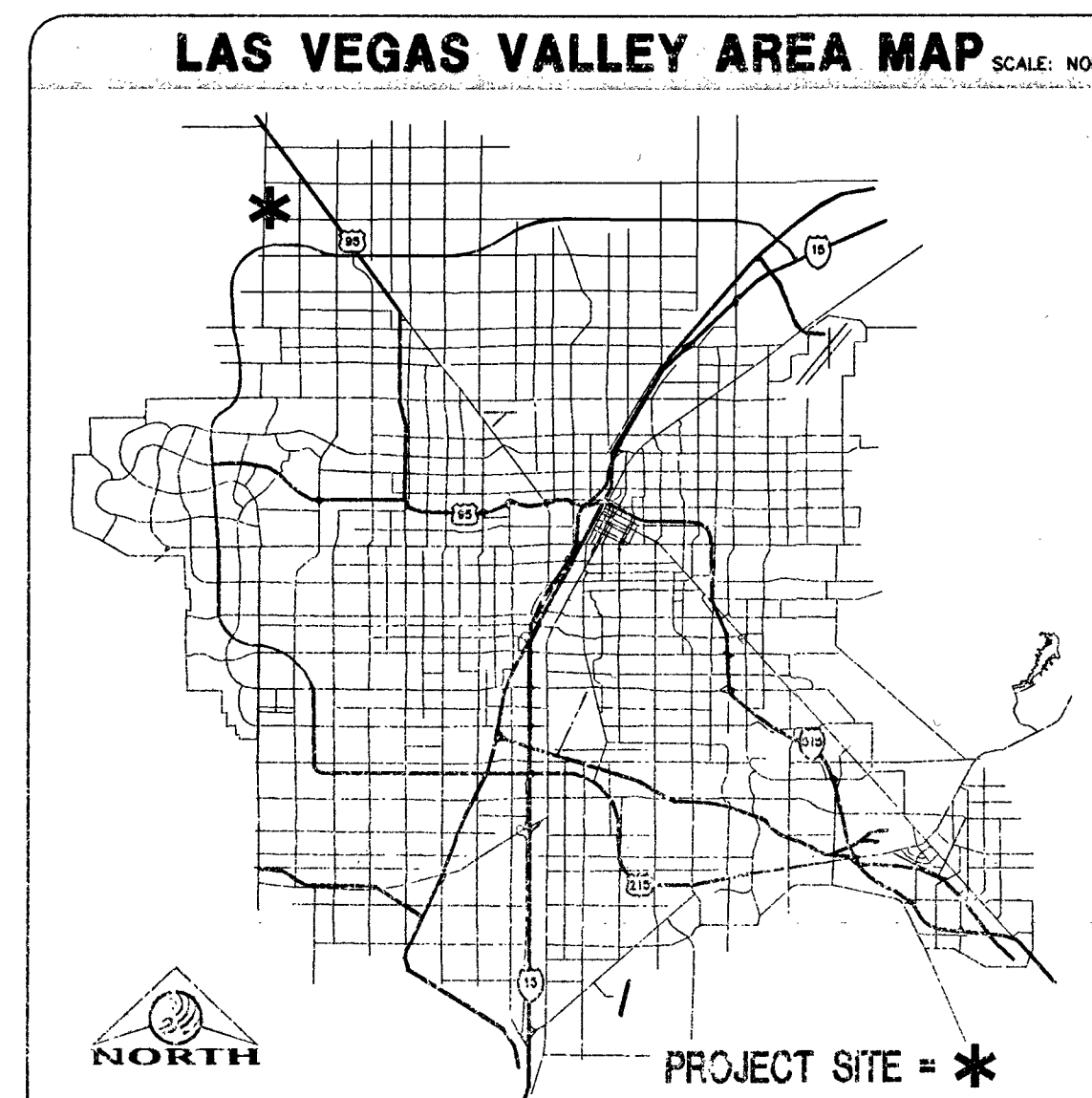
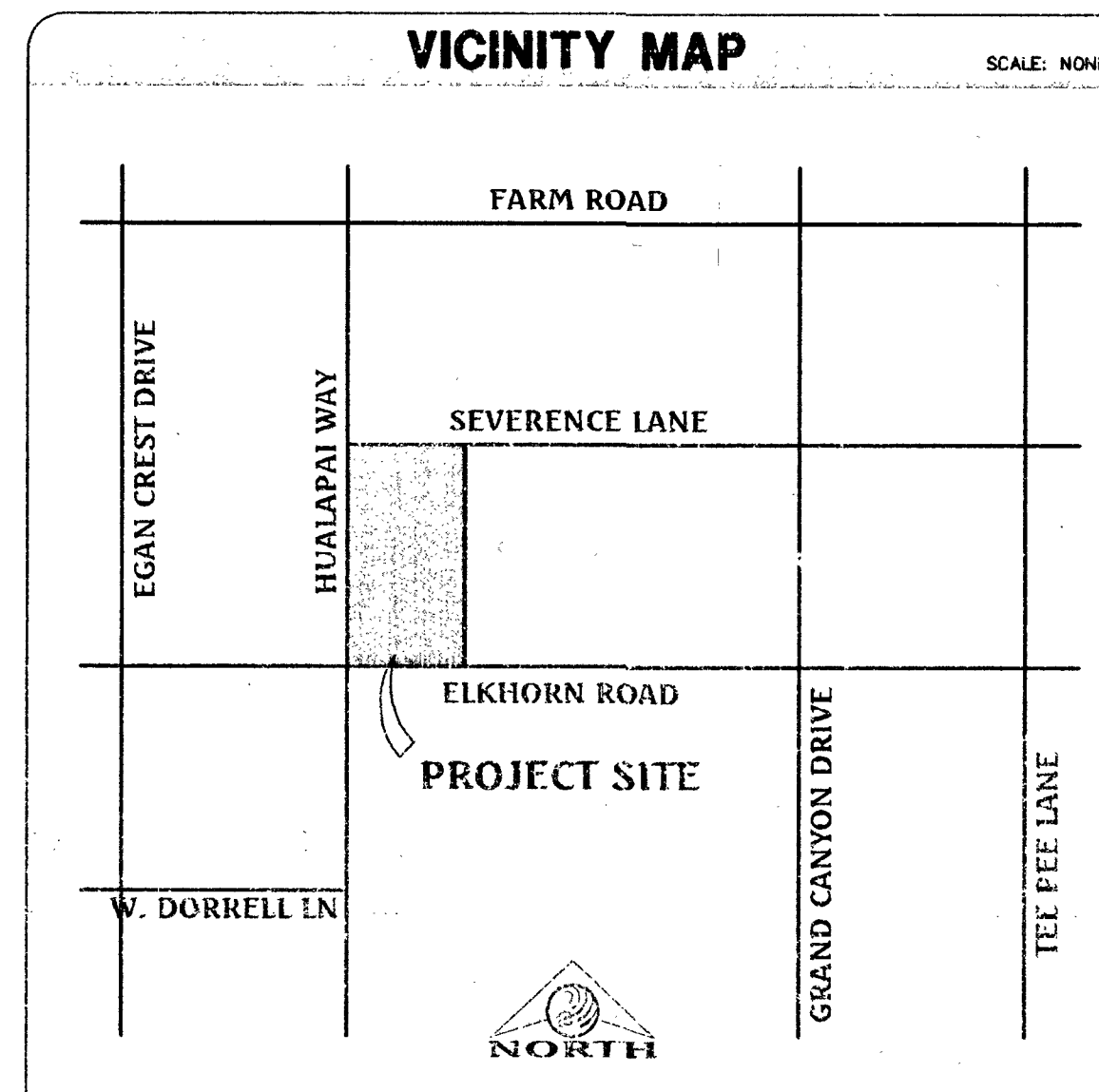


APN: 125-18-401-001 - 125-18-401-002 &
125-18-401-009 - 125-18-401-010

HUALAPAI / SEVERENCE IMPROVEMENT PLAN SET

A RESIDENTIAL SUBDIVISION
CITY OF LAS VEGAS, NEVADA



FOR

DR HORTON

1081 WHITNEY RANCH DRIVE #141
HENDERSON, NEVADA 89014

OFFICE: (702) 635-3600

FAX: (800) 538-0735

BY

Triton
Engineering

6757 W. Charleston Boulevard
Suite B
Las Vegas, Nevada 89146

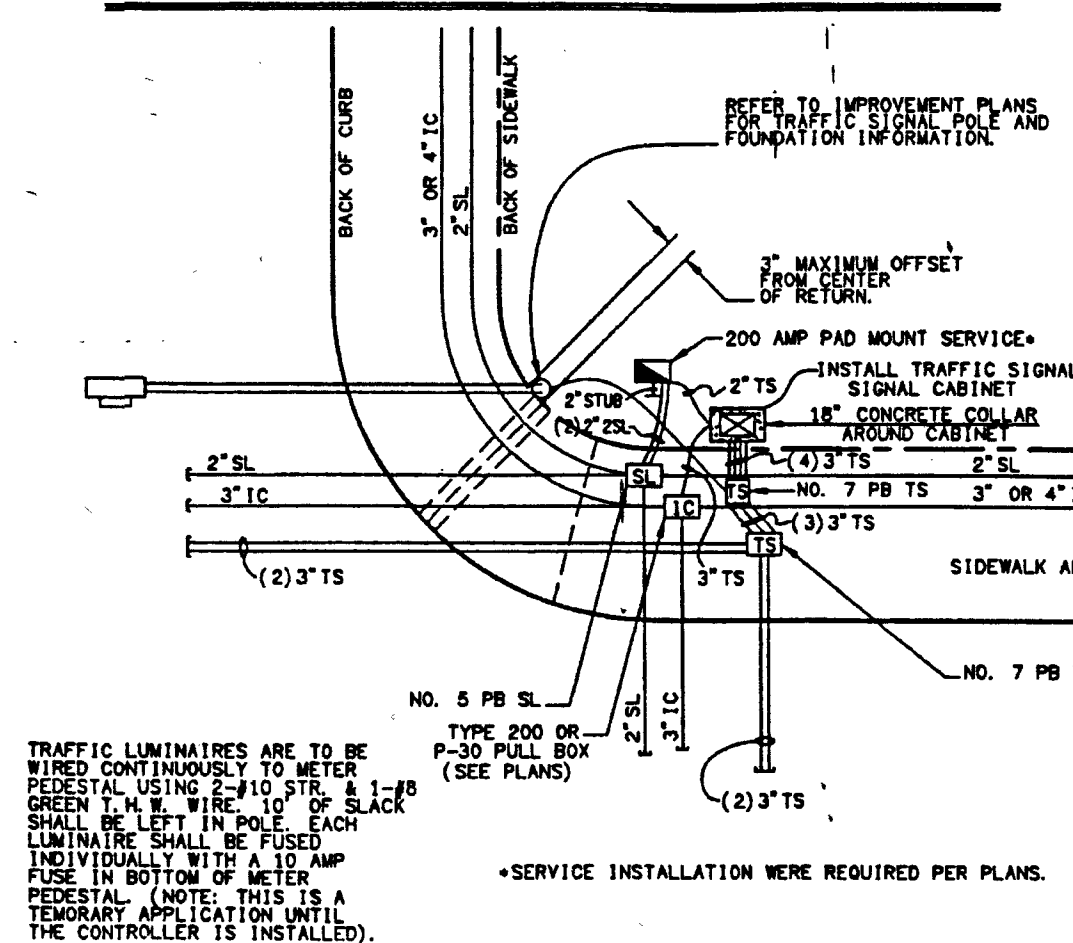
Office: (702) 254-1480
Fax: (702) 254-3062
www.tritoneng.com



ABBREVIATIONS

ABN - ABANDON	LB OR L - LENGTH OF CURVATURE	S - SOUTH/SLOPE
AC - ASPHALT CONCRETE	LF - LINEAR FOOT	S/C - SAW CUT
AGOR - AGGREGATE	LG - LONG	SCOP - STEEL CYLINDER CONCRETE
APN - ASSESSOR PARCEL NUMBER	LN - LANE	SD - SCHEDULE
APPROX - APPROXIMATE	LT - LEFT/RIGHT	SDM - STORM DRAIN
ASSY - ASSEMBLY	LVWD - LAS VEGAS VALLEY	SDMH - STORM DRAIN MANHOLE
AVE - AVENUE	WATER DISTRICT	SDWK - SIDEWALK
	LMV - LOWER	SE - SOUTHEAST
		SEC - SECTION/SECTION
BC - BACK OF CURB		SEC - SEGMENT
BOR - BACK OF CURVE RETURN		SHOR - SHOULDER
BR - BOOK/BACK		SHI - SHEET
BLDG - BUILDING		SID - SPECIAL IMPROVEMENT
BLK - BLOCK		SIG - SIGNAL
BLM - BUREAU OF LAND MANAGEMENT		SL - SLOPE
BLVD - BOULEVARD		SLV - SLEEVE
BM - BENCHMARK		SNVA - SOUTHERN NEVADA WATER
BO - BLOW OFF ASSEMBLY		
BOR - BACK OF CURB		
BOU - BOTTOM		
BOW - BACK OF WALK		
BRG - BEARING		
BVC - BEGIN VERTICAL CURVE		
SW - BACK OF WALK		
BWV - BACK WATER VALVE		
C/C - CENTER TO CENTER		
CAG - CURB & GUTTER		
CC - CLARK COUNTY		
CE - COMMON ELEMENT		
CI - CAST IRON		
CP - CAST IRON PIPE		
CR - CAST IN PLACE		
CR - CRICLE		
CL OR C - CENTERLINE		
ONLY - CITY OF NOTH LAS VEGAS		
CO - COUNTY		
COH - CITY OF HENDERSON		
CONC - CONCRETE		
CONT - CONTINUOUS		
COORD - COORDINATE		
CIR - CENTER		
CV - CONTROL VALVE		
Δ - DELTA ANGLE		
D/W OR DWY - DRIVEWAY		
DEPT - DEPARTMENT		
DET - DETAIL		
DEV - DEVELOPMENT		
DO - DESIGN GRADE		
DI - DROP INLET/DUCTILE IRON		
DIA OR Ø - DIAMETER		
DIM - DIMENSION		
DIP - DUCTILE IRON PIPE		
DIR - DIRECTION		
DIST - DISTANCE		
DWM - DROP MANHOLE		
DN - DOWN		
DR - DRIVE		
DWG - DRAWING		
E - EAST/EDGE		
EA - EACH		
ELEV - ELEVATION		
EOP - EDGE OF PAVEMENT		
EOS - EDGE OF SHOULDER		
EQ - EQUAL OR EQUATION		
EQ SP - EQUALLY SPACED		
ESMT - EASEMENT		
EST - ESTIMATE		
EW - END OF VERTICAL CURVE		
EW - EACH WAY		
EXIST - EXISTING		
F/F - FACE TO FACE		
FC - FACE OF CURB		
FF - FINISHED FLOOR		
FG - FINISHED GRADE		
FI - FIRE HYDRANT		
FIG - FIGURE		
FL OR F - FLOW LINE		
FLR - FLOOR		
FN - FENCE		
FND - FOUND		
FOC - FACE OF CURB		
FOW - FACE OF WALL		
FPM - FEET PER MINUTE		
FPS - FEET PER SECOND		
FT - FOOT OR FEET		
FTG - FOOTING		
FUT - FUTURE		
G/B - GRADE BREAK		
GALV - GALVANIZED		
GB - GRADE BREAK		
GND - GROUND		
GPD - GALLONS PER DAY		
GPM - GALLONS PER HOUR		
GRO - GRADE		
GRT - GRATE		
GV - GATE VALVE		
HORIZ - HORIZONTAL		
HP - HIGH POINT		
HPC - HIGH PRESSURE GAS		
HT - HEIGHT		
HWY - HIGHWAY		
IN - INCH		
INT - INTERIOR		
INV - INVERT		
IRR - IRRIGATION		
IR - RIGHT OF WAY		
R/W - RIGHT OF WAY		
R/CB - REINFORCED CONCRETE BOX		
RCP - REINFORCED CONCRETE PIPE		
RD - ROAD		
RED - REDUCER		
REQD - REQUIRED		
RET - RETURN		
REV - REVISION OR REVERSE		
ROW - RIGHT OF WAY		
RPPA - REDUCED PRESSURE		
PRINCIPLE ASSEMBLY		
RR - RAILROAD		
RT - RIGHT		
PL OR P - PROPERTY LINE		
PAVMT - PAVEMENT		
PC - POINT OF CURVE		
PCC - POINT OF COMPOUND CURVE		
PE - POLYETHYLENE		
PEP - PERMANENT		
PERP - PERPENDICULAR		
PH - PHASE		
PI - POINT OF INTERSECTION		
PKG - PACKAGE		
PKWT - PARKWAY		
PL - PLATE/PLATE/PARCEL LINE		
PLT - PLATE (DRAWING)		
POLY - POLYETHYLENE		
PP - POWER POLE		
PR - PAIR		
PRC - POINT OF REVERSE CURVE/		
PRECAST REINFORCED CONCRETE		
PRELIM - PRELIMINARY		
PROP - PROPOSED		
PRV - PRESSURE REGULATING VALVE		
PS - PUMP STATION		
PSF - POUNDS PER SQUARE FOOT		
PSI - POUNDS PER SQUARE INCH		
PT - POINT/POINT OF TANGENT		
PUE - PUBLIC UTILITY EASEMENT		
PM - POINT OF VERTICAL INTERSECTION		
PVC - POLYVINYL CHLORIDE PIPE		
QTR - QUARTER		
QTY - QUANTITY		
R - RADIUS		
R/W - RIGHT OF WAY		
R/CB - REINFORCED CONCRETE BOX		
RCP - REINFORCED CONCRETE PIPE		
RD - ROAD		
RED - REDUCER		
REQD - REQUIRED		
RET - RETURN		
REV - REVISION OR REVERSE		
ROW - RIGHT OF WAY		
RPPA - REDUCED PRESSURE		
PRINCIPLE ASSEMBLY		
RR - RAILROAD		
RT - RIGHT		
UND - UNLESS NOTED OTHERWISE		
UPRR - UNION PACIFIC RAILROAD		
USGS - UNITED STATES GEOLOGIC SURVEY		
UTL - UTILITY		
V - VOLT OR VALVE		
VAR - VARIES		
VB - VALVE BOX		
VCP - VITRIFIED		
VC - VERTICAL CURVE		
VEL - VELOCITY		
VERT - VERTICAL		
V - VALLEY GUTTER		
VOL - VOLUME		
VPI - VERTICAL POINT OF INTERSECTION		
W - WITH		
W - WEST/WATER		
W/O - WITH OUT		
WD - WIDTH		
WDM - WASTE DRAIN		
WI - WROUGHT IRON		
WL - WASTE LINE		
WP - WORK POINT/WEATHER PROOF		
WT - WEIGHT		
WTR - WATER		
WV - WATER VALVE		
WWM - WELDED WIRE FABRIC		
WWM - WELDED WIRE MESH		
XFR - TRANSFORMER		
XFR - TRANSFER		
XSEC - CROSS SECTION		
YD - YARD		
YLD - YIELD		

CITY OF LAS VEGAS TYPICAL TRAFFIC SIGNAL UNDERGROUND LAYOUT WITH STREET LIGHTING AND SERVICE POINT



NOTE

STORM DRAIN IMPROVEMENTS IN ELKHORN ROAD TO BE
CONSTRUCTED PER CLV PLANS DWG #327V296.

LAND USE TABULATION

OPEN SPACE PROVIDED	
COMMON ELEMENT -- A	13,239 SF
COMMON ELEMENT -- B	17,881 SF
TOTAL COMMON ELEMENT AREA	31,120 SF

OWNER

PARCELS: 125-18-401-001, 125-18-401-002,
125-18-401-009, 125-18-401-010
OWNER: DR HORTON
1081 WHITNEY RANCH DRIVE #141
HENDERSON, NV 89014

BENCHMARK

CITY OF LAS VEGAS BENCHMARK STATION: 6LV90 18SWWG
RIVET & PLATE ON TOP OF CURB AT THE NORTHEAST
CORNER OF SEVERENCE LANE AND HUALAPAI WAY.
ELEVATION=870.872 Meters (NAVD'88)
ELEVATION=2857.19 U.S. Survey Feet (NAVD'88)

ASSESSOR'S PARCEL NUMBERS

125-18-401-001, 125-18-401-002,
125-18-401-009 & 125-18-401-010

DEVELOPER

DR HORTON
1081 WHITNEY RANCH DRIVE, SUITE #141
HENDERSON, NEVADA 89014
OFFICE: (702) 635-3600

ENGINEER

TRITON ENGINEERING
6757 WEST CHARLESTON BOULEVARD, SUITE B
LAS VEGAS, NV 89146
OFFICE: (702) 254-1480
FAX: (702) 254-3062

SURVEYOR

TRI-CORE SURVEYING
6755 W. CHARLESTON BLVD STE A
LAS VEGAS, NV 89146
OFFICE: (702) 524-4085

LEGAL DESCRIPTION

THE WEST HALF OF THE SOUTHWEST QUARTER (SW 1/4)
OF THE SOUTHWEST QUARTER (SW 1/4) OF SECTION 18,
TOWNSHIP 19 SOUTH, RANGE 60 EAST, M.D.M.

BASIS OF BEARING

NORTH 89°07'00" WEST, BEING THE BEARING OF THE
SOUTH LINE OF THE SOUTHWEST QUARTER (SW 1/4) OF
THE SOUTHWEST QUARTER (SW 1/4) OF SECTION 18,
TOWNSHIP 19 SOUTH, RANGE 60 EAST, M.D.M., CITY OF
LAS VEGAS, CLARK COUNTY, NEVADA, AS SHOWN ON THAT
CERTAIN MAP ON FILE IN THE CLARK COUNTY RECORDER'S
OFFICE IN BOOK 146, PAGE 17 OF PLATS.

SHEET INDEX

- COVER SHEET
- GENERAL NOTES AND LEGEND
- CLARK COUNTY GENERAL NOTES
- GRADING PLAN I
- GRADING PLAN II
- GRADING DETAILS I
- GRADING DETAILS II
- HUALAPAI WAY (PUBLIC)
PLAN & PROFILE 9+00.00 - 18+00.00
- HUALAPAI WAY (PUBLIC)
PLAN & PROFILE 18+00.00 - 24+00.00
- SEVERENCE LANE (PUBLIC)
PLAN & PROFILE 1+00.00 - 9+00.00
- ELKHORN ROAD (PUBLIC)
PLAN & PROFILE 10+00.00 - 19+00.00
- ELKHORN STORM DRAIN (PUBLIC)
PLAN & PROFILE
- ON-SITE SEWER (PUBLIC)
PLAN & PROFILE
- FUTURE SOUTHERN MAGNOLIA (PRIVATE)
PLAN & PROFILE 7+00.00 - 12+50.00
- AMERICAN ELM (PRIVATE)
PLAN & PROFILE 1+00.00 - 6+50.00
- QUAKING ASPEN (PRIVATE)
PLAN & PROFILE 3+00.00 - 6+50.00
- UTILITY PLAN I
- UTILITY PLAN II
- TRAFFIC PLAN I
- TRAFFIC PLAN II
- 20-27 LANDSCAPE LA-O THOU LA-7

APPROVALS

ALLEN PAVELKA, P.E. (PE# 9029) 2-2-16 DATE
CITY ENGINEER -- CITY OF LAS VEGAS
APPROVAL OF THESE PLANS BY THE CITY ENGINEER IS LIMITED TO THOSE IMPROVEMENTS
CONSTRUCTED IN THE DEDICATED RIGHT-OF-WAY, AND/OR DEDICATED EASEMENTS. THIS
APPROVAL DOES NOT AUTHORIZE CONSTRUCTION OF ANY IMPROVEMENTS THAT DEVIATE
FROM ADOPTED STANDARDS AND/OR SPECIFICATIONS EXCEPT THOSE SPECIFICALLY LISTED
UNDER DEVIATIONS FROM STANDARDS. THE ENGINEER SHALL RESOLVE ANY DEVIATION
OTHER THAN THOSE LISTED IN DEVIATIONS FROM STANDARD IN FAVOR OF THE UNIFORM
STANDARD DRAWINGS AND SPECIFICATIONS, CLARK COUNTY AREA, NEVADA.

Chris Knight 2-2-16 DATE
CHRIS KNIGHT, DIRECTOR, BUILDING AND SAFETY
THIS PLAN CONFORMS TO THE APPLICABLE STANDARDS OF THE PLANNING DEPARTMENT

B. Kestin 12-30-15 DATE
LAS VEGAS FIRE AND RESCUE

H. D. SHARI FOR DJM 01/06/16 DATE
LAS VEGAS VALLEY WATER DISTRICT, ENGINEERING SERVICES MANAGER

PROJ# 124150 SHEETS: 1, 2, 7-10, 14-17

Amelia K. Cooke 12-10-15 DATE
NV ENERGY

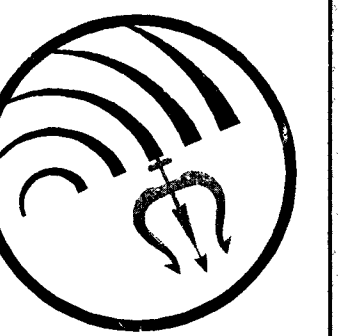
NV ENERGY ACKNOWLEDGES THAT WE HAVE RECEIVED YOUR PLANS WILL PROVIDE
SERVICE TO ALL ELECTRICAL NEEDS ASSOCIATED WITH THIS PROJECT. NV ENERGY
RESERVES THE RIGHT TO ADDRESS ANY EXISTING OR FUTURE CONFLICTS ONCE THE
FINAL DESIGN IS COMPLETED. THE NEW SERVICE AND THE RESOLUTION OF ANY
CONFLICTS WILL BE ACCOMPLISHED PURSUANT TO THE NEVADA PUBLIC UTILITY
COMMISSION'S RULES AND REGULATIONS.

Monique R. 12-10-15 DATE
COX COMMUNICATIONS LAS VEGAS, INC.

12-22-15 DATE
CENTRAL TELEPHONE COMPANY dba CENTURYLINK

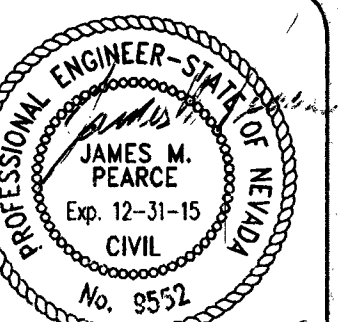
Triton
Engineering

Office: (702) 254-1480
Fax: (702) 254-3062
www.tritoneng.com
6757 W. Charleston Blvd.
Suite B
Las Vegas, Nevada 89146



DR HORTON
HUALAPAI / SEVERENCE

COVER SHEET



SHEET 1 OF 28
CLV DWG# 107V 6596