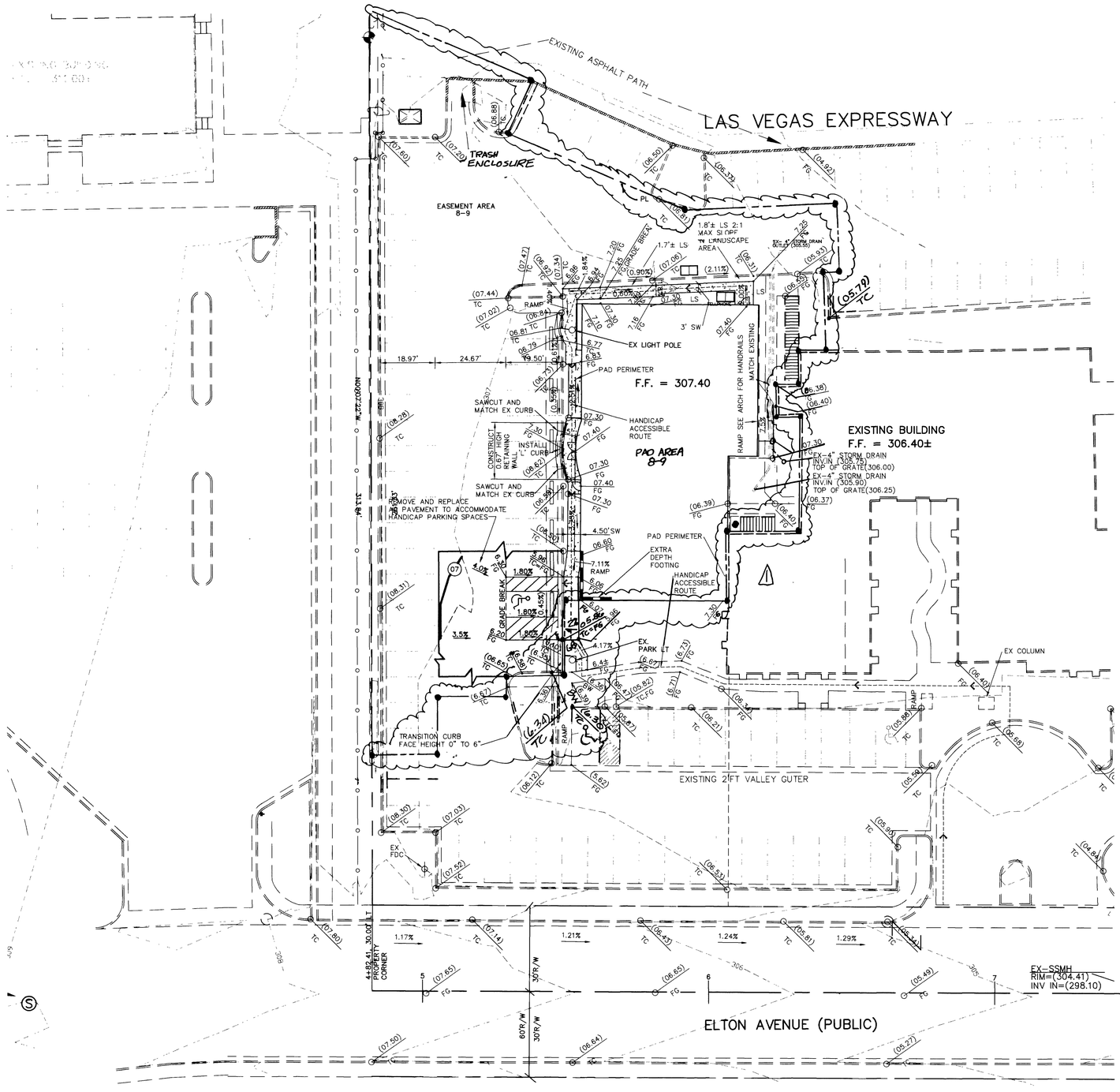

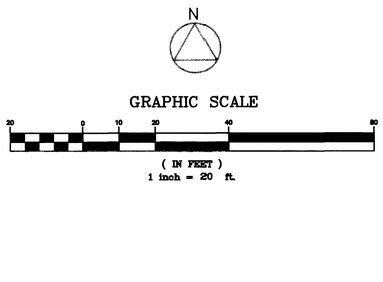

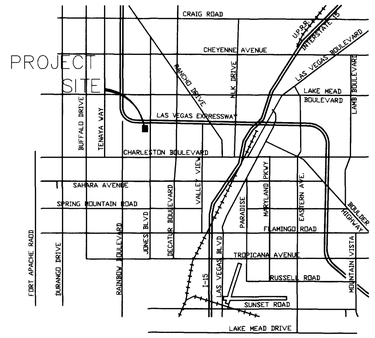

VICINITY MAP

GRADING NOTES

1. SLOPES 4:1 OR STEEPER AND FINE-GRAINED MATERIALS THAT HAVE BEEN DISTURBED (SANDY AND SILTY MATERIALS) SHOULD BE PROTECTED WITH BURLAP OR OTHER EROSION CONTROL FABRIC/MATERIAL, UNLESS OTHERWISE SPECIFIED BY LANDSCAPE DRAWINGS AND SPECIFICATIONS OR THE SOILS REPORT.
2. CONTRACTOR SHALL DETERMINE HIS OWN FOOTING OR BASEMENT EXCAVATION QUANTITIES, EVEN THOUGH SHOWN ON ROUGH GRADING PLANS. ADDITIONALLY, STRUCTURE BACKFILL COSTS SHOULD BE INCLUDED IN THE COST OF THE STRUCTURE, UNLESS OTHERWISE SPECIFIED IN THE CONTRACT DOCUMENTS.
3. CONTRACTOR SHALL NOTIFY DELTA ENGINEERING WITHIN 24 HOURS OF OMISSIONS AND ERRORS DISCOVERED ON PLANS. DELTA ENGINEERING WILL NOT BE RESPONSIBLE FOR ANY "CORRECTIVE" WORK DONE BY OTHERS.
4. CONTRACTOR TO ENSURE POSITIVE DRAINAGE. NO PONDING ALLOWED.

BENCH MARK

CLV # 1LV00 36NWW6
RIVET & PLATE EAST TOP OF CURB, 312 S. JONES BLVD. @ DAYTON AVENUE

METERS = 700.7306
FEET = 2,298.98 NAVD 1988

BASIS OF BEARING

THE BEARING N 02°27'01" W ALONG THE EAST LINE OF SECTION 35, AS SHOWN ON THAT CERTAIN COMMERCIAL SUBDIVISION MAP " 95 JONES PLAZA" RECORDED IN BOOK 57, PAGE 57 OF PLATS IN THE OFFICE OF THE COUNTY RECORDER.

LEGEND

EXISTING	PROPOSED		EXISTING	PROPOSED
		RIGHT-OF-WAY		RETAINING WALL
		PROPERTY LINE		CHAIN LINK FENCE
		CENTERLINE		GRADE BREAK
-W-	-W-	WATER LINE		WIRE FENCE
-SS-	-SS-	SANITARY SEWER LINE		FF=0.00 FINISH FLOOR
-G-	-G-	GAS LINE	(0.00) C.O. INV.	0.00 C.O. INV. CLEANOUT INVERT ELEV.
-SD-	-SD-	STORM DRAIN		0.00 FLOW LINE
-E-	-E-	POWER LINE/POWER POLE	(0.00) FG	0.00 FG FINISH GRADE
-T-	-T-	TELEPHONE LINE	(0.00) TC	0.00 TC TOP OF CURB
		FIRE HYDRANT	(0.00) TOW	0.00 TOW TOP OF WALL
		WATER VALVE		GATE
		METERS/PULL BOXES		SIGN
		REDUCER		STREET LIGHTS
		MANHOLE		100 W H.P.S.
CO	CO	CLEANOUT		150 W H.P.S.
-(00)-	-(00)-	CONTOUR		200 W H.P.S.
		A.C. PAVING		250 W H.P.S.
		TYPE "L" CURB & GUTTER		
		TYPE "A" CURB		
		CONCRETE		

NOTE

ALL DIMENSIONS ARE TO BACK OF CURB UNLESS OTHERWISE NOTED.

LEGAL DESCRIPTION

A PORTION OF " 95 JONES PLAZA", A COMMERCIAL SUBDIVISION AS RECORDED IN BOOK 57, PAGE 57 OF PLATS, CLARK COUNTY, NEVADA.
APN 138-35-518-003 AND 004

39533 40296 47062

DRAINAGE STUDY CERTIFICATION

I CERTIFY THAT THIS GRADING PLAN CONFORMS TO THE APPROVED DRAINAGE STUDY FILED WITH THE CITY OF LAS VEGAS FLOOD CONTROL

William S. Crockett 4/5/02
WILLIAM S. CROCKETT, P.E. 6777 DATE

EARTHWORK QUANTITIES

1. ESTIMATED EARTHWORK QUANTITIES TO ROUGH GRADE EXCLUDING SHRINKAGE AND SUBSIDENCE ARE AS FOLLOWS:
   100 C.Y. FILL
   0 C.Y. CUT
   100 C.Y. EXPORT
2. THE CONTRACTOR SHALL VERIFY ALL EARTHWORK CALCULATIONS AND BASE ALL BIDS ON HIS OWN CALCULATIONS.

AVOID CUTTING UNDERGROUND UTILITY LINES. IT'S COSTLY. Call before you Dig— 1-800-227-2600 (UNDERGROUND SERVICE ALERT (U.S.A.))

AVOID OVERHEAD POWER LINE CONTACT Call before you OVERHEAD 1-702-593-6111 NEVADA POWER ENVIRONMENT AND SAFETY SERVICES DEPARTMENT

DELTA ENGINEERING ASSUMES NO RESPONSIBILITY FOR EXISTING UTILITY LOCATIONS AND ELEVATIONS. THE UTILITIES SHOWN ON THIS DRAWING HAVE BEEN PLOTTED FROM THE BEST AVAILABLE INFORMATION. IT IS, HOWEVER, THE CONTRACTOR'S RESPONSIBILITY TO FIELD VERIFY THE LOCATION AND ELEVATION OF ALL UTILITIES PRIOR TO THE COMMENCEMENT OF ANY CONSTRUCTION. CONTRACTOR TO FIELD VERIFY ALL EXISTING SITE CONDITIONS PRIOR TO CONSTRUCTION. IF A CONFLICT EXISTS BETWEEN WHAT IS SHOWN ON THESE DRAWINGS AND WHAT EXISTS IN THE FIELD, THE CONTRACTOR IS TO NOTIFY THE ARCHITECT OR ENGINEER IMMEDIATELY.

REV	DATE	BY	REVISION
1	4/16/02	WC	REVISE PROPERTY LINE

BRYAN CONSTRUCTION
308 S. 11TH STREET
LAS VEGAS, NEVADA 89101

DELTA ENGINEERING
3131 MEADE AVENUE, SUITE D
LAS VEGAS, NV. 89102
TEL: (702) 364-9777 FAX (702) 364-9333

TITLE: THE JONES BUSINESS CENTER

SHEET: GRADING PLAN

DRAWN BY:	DESIGNED BY:	CHECKED BY:	PROJECT NO:	SCALE:
W.S.C. 3/22/02	W.S.C. 3/22/02	W.S.C. 3/22/02	01040	1"=20'

SEAL: WILLIAM S. CROCKETT 6777 4/5/02

SHEET C3.00 3 OF 3 SHEETS

C.L.V. DRAWING NO. 107-V3552