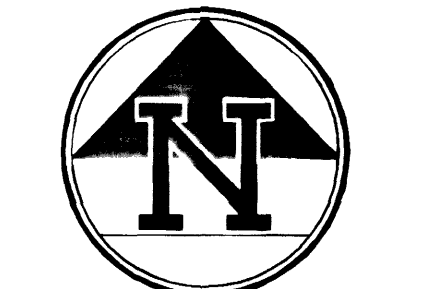
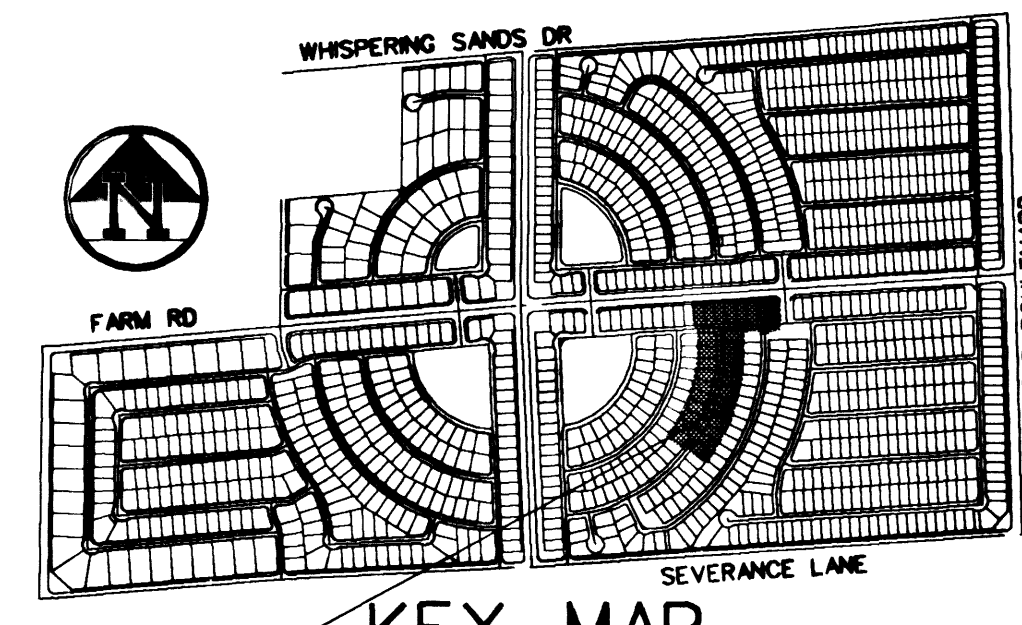
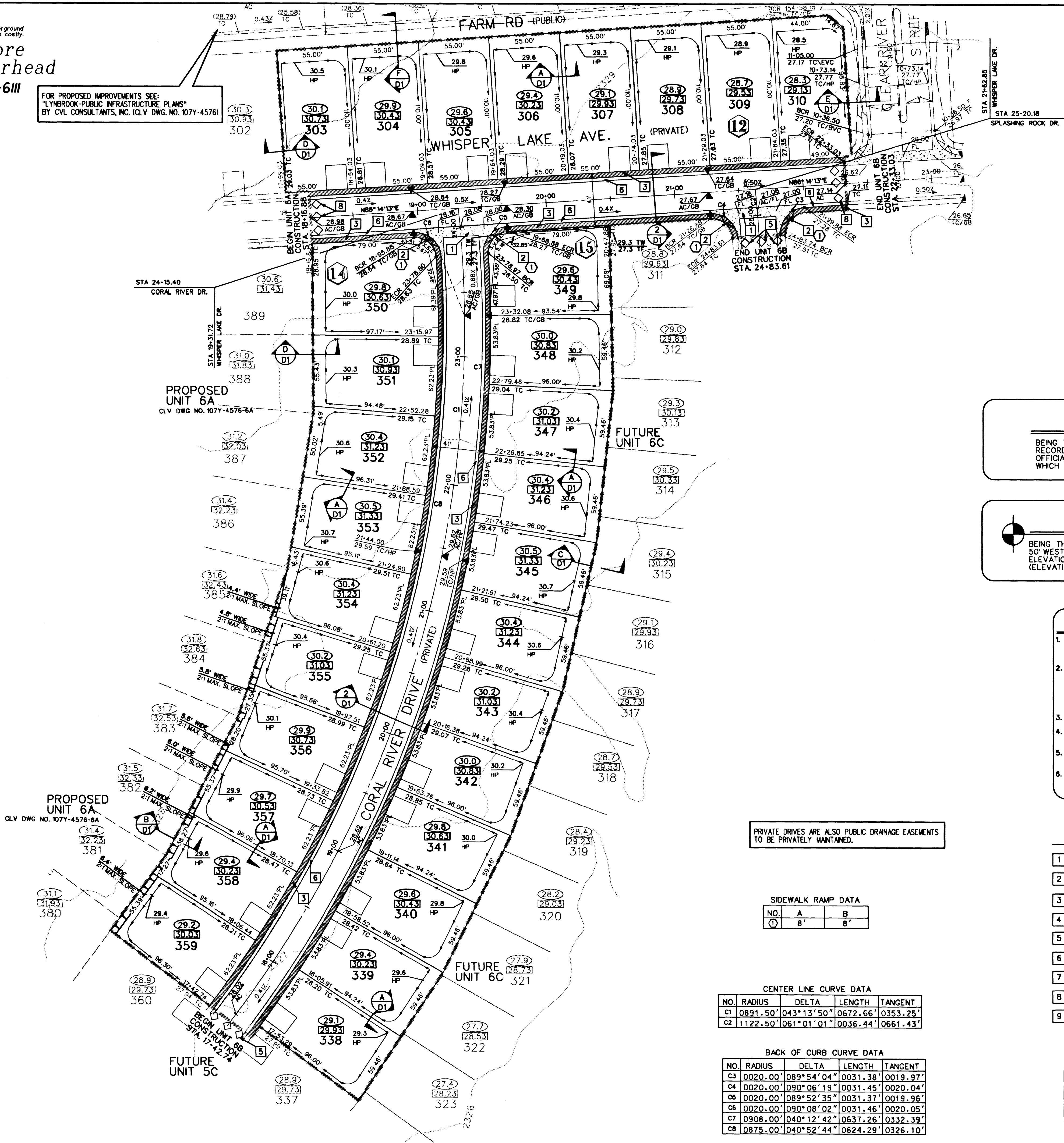


Avoid cutting underground utility lines. It's costly.
Call before you Dig
 1-800-227-2600

Avoid cutting underground utility lines. It's costly.
Call before you Overhead
 1-702-593-6111

FOR PROPOSED IMPROVEMENTS SEE:
 "LYNBROOK-PUBLIC INFRASTRUCTURE PLANS"
 BY C.V.L. CONSULTANTS, INC. (CLV DWG. NO. 107Y-4576)



SCALE: 1" = 40'

BASIS OF BEARING
 BEING THE NORTH LINE OF THE LOT 63, AS IT IS SHOWN ON THE RECORD OF SURVEY IN FILE 52, OF SURVEYS, PAGE 70, OFFICIAL RECORDS OF CLARK COUNTY, NEVADA, WHICH BEARS: SOUTH 85° 04' 37" WEST.

BENCHMARK
 BEING THE CITY OF NORTH LAS VEGAS BM #518118 (1LV90-13E4), 50' WEST OF BLN BRASS CAP @ DECATUR BLVD. & FARM ROAD. ELEVATION = 707.9639 METERS = 2,322.71 FEET. (N.A.V.D. 1988) (ELEVATION BASED ON CITY OF LAS VEGAS VERTICAL DATUM)

GRADING NOTES

1. C.V.L. CONSULTANTS SHALL BE NOTIFIED IMMEDIATELY OF ANY DISCREPANCY IN THE PLANS OR CONDITIONS IN THE FIELD.
2. ALL WORK TO BE PERFORMED OUTSIDE OF THE PROJECT BOUNDARY AND ON PRIVATE PROPERTY SHALL NOT BE PERFORMED UNTIL WRITTEN PERMISSION AND EASEMENT HAVE BEEN OBTAINED FROM THE OFFSITE OWNER AND GIVEN TO THE CITY OF LAS VEGAS.
3. ADD 2300' TO ALL PROPOSED ELEVATIONS SHOWN HERON
4. ALL STATIONING SHOWN, UNLESS OTHERWISE NOTED, IS CENTERLINE STATIONING.
5. "C" REPRESENTS STATIONING AT THE BACK OF CURB ALONG A CUL-DE-SAC.
6. "K" REPRESENTS STATIONING AT THE BACK OF CURB ALONG A KNUCKLE.

CONSTRUCTION NOTES

1. CONSTRUCT 8" CONCRETE VALLEY GUTTER PER CLARK COUNTY AREA STANDARD DWG. NO. 228.
2. CONSTRUCT SIDEWALK RAMP (CASE I) PER CLARK COUNTY AREA STANDARD DWG. NO. 235. (TRANSITION LENGTHS A & B SHOWN ON PLAN)
3. CONSTRUCT 4" WIDE CONCRETE SIDEWALK PER CLARK COUNTY AREA STANDARD DWG. NO. 234.
4. CONSTRUCT "L" TYPE CURB & GUTTER PER CLARK COUNTY AREA STANDARD DWG. NO. 218.
5. INSTALL TEMPORARY END OF ROAD MARKERS PER SEC. 30-4 OF THE MUTCD.
6. CONSTRUCT 30" ROLL TYPE CURB & GUTTER PER CLARK COUNTY AREA STD DWG. NO. 217A.
7. CONSTRUCT HALF STREET 8" CONCRETE VALLEY GUTTER PER CLARK COUNTY AREA STANDARD DWG. NO. 228.
8. REMOVE EXISTING TEMPORARY END OF ROAD MARKERS
9. CONSTRUCT CURB TRANSITION PER DETAIL ON SHEET D1

PRIVATE DRIVES ARE ALSO PUBLIC DRAINAGE EASEMENTS TO BE PRIVATELY MAINTAINED.

SIDEWALK RAMP DATA

NO.	A	B
1	8'	8'

CENTER LINE CURVE DATA

NO.	RADIUS	DELTA	LENGTH	TANGENT
C1	0891.50'	043°13'50"	0672.66'	0353.25'
C2	1122.50'	061°01'01"	0036.44'	0661.43'

BACK OF CURB CURVE DATA

NO.	RADIUS	DELTA	LENGTH	TANGENT
C3	0020.00'	089°54'04"	0031.38'	0019.97'
C4	0020.00'	090°06'19"	0031.45'	0020.04'
C5	0020.00'	089°52'35"	0031.37'	0019.96'
C6	0020.00'	090°08'02"	0031.46'	0020.05'
C7	0908.00'	040°12'42"	0637.26'	0332.39'
C8	0875.00'	040°52'44"	0624.29'	0326.10'

I CERTIFY THAT THIS GRADING PLAN CONFORMS TO THE APPROVED DRAINAGE STUDY FOR THIS SITE ON FILE AT THE CITY OF LAS VEGAS.
Michael P. Vialpando 3-30-00
 DATE

<p>THE GATES, L.L.C. 700 WEST LAKE MEAD BOULEVARD SUITE 200 LAS VEGAS, NEVADA 89128</p>	<p>DATE: Mar. 03, 2000 TIME: 08:12:37 FILE: n:\98902\303\land\unit6b\gd40a01.dgn</p>	<p>6280 S. Valley View Blvd. Suite 200 Las Vegas, NV 89118 68-172-368 Fax: (702) 368-0047</p>
<p>GRADING PLAN</p>	<p>LYNBROOK</p>	<p>UNIT 6B</p>
<p>DRAWN BY: CA/ED/RS</p>	<p>DESIGNED BY: CB/GA/ED/ET</p>	<p>CHECKED BY: MPV</p>
<p>PROJECT NO:</p>	<p>SCALE:</p>	<p>DATE: 3/30/00</p>
<p>SEAL MICHAEL P. VIALPANDO CIVIL ENGINEER 12633</p>		
<p>SHEET G1 5 OF 8 SHEETS CLV DRAWING NO. 107Y-4576-6B</p>		