

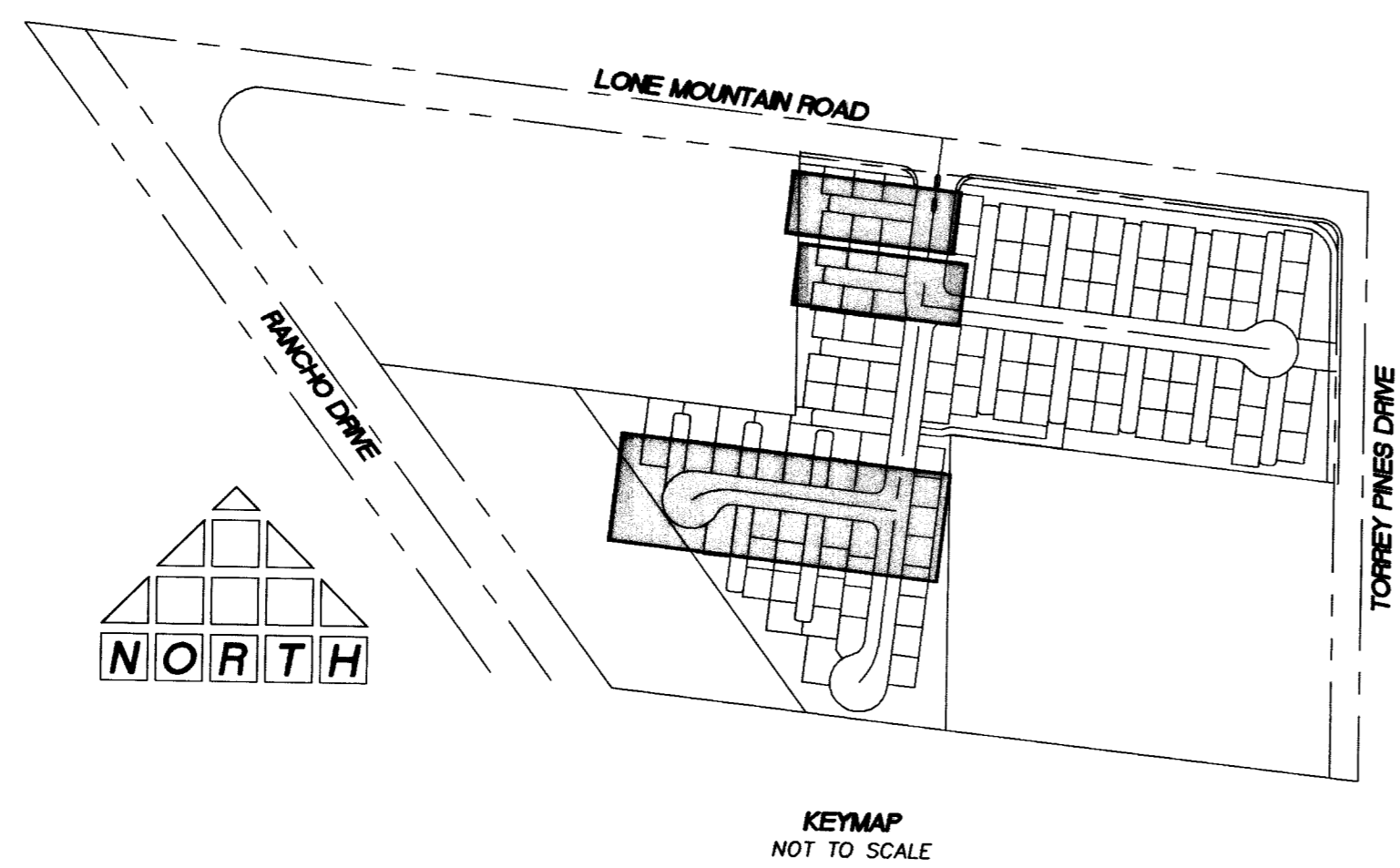
BASIS OF BEARINGS
 SOUTH 00°04'13" WEST BEING THE BEARING OF THE EAST LINE OF THE NORTHEAST QUARTER (NE 1/4) OF THE NORTHWEST QUARTER (NW 1/4) OF SECTION 2, TOWNSHIP 20 SOUTH, RANGE 60 EAST, M.D.M., CITY OF LAS VEGAS, CLARK COUNTY, NEVADA AS SHOWN ON THE MAP ON FILE IN THE CLARK COUNTY RECORDER'S OFFICE, CLARK COUNTY, NEVADA IN FILE 99 OF PARCEL MAPS, AT PAGE 42.

BENCHMARK
 CLV #0000 2NNW6
 RIVET AND PLATE IN TOP OF CURB @ SE CORNER OF LONE MOUNTAIN AND RANCHO.
 ELEVATION (NAVD 88): 706.7908 METERS
 2318.86 FEET

Avoid cutting underground utility lines. It's costly.
 Call before you Dig
 1-800-227-2600
 UNDERGROUND SERVICE (USA)

Avoid overhead power line contact.
 Call before you Overhead
 1-702-593-6111
 NEVADA POWER CORPORATION
 SAFETY SERVICES DEPARTMENT

Call before you UnderGround
 1-702-455-7511
 UNDERGROUND SERVICE (USA)



CURVE	LENGTH	RADIUS	TANGENT	DELTA
C1	43.85'	30.00'	26.89'	83°45'03"
C2	39.27'	25.00'	25.00'	90°00'00"
C3	39.27'	25.00'	25.00'	90°00'00"
C4	9.42'	3.00'	—	180°00'00"
C5	26.54'	100.00'	13.35'	15°12'13"
C6	26.54'	100.00'	13.35'	15°12'13"
C7	23.56'	15.00'	15.00'	90°00'00"
C8	23.56'	15.00'	15.00'	90°00'00"
C9	18.97'	20.00'	9.03'	48°36'43"
C10	189.96'	40.50'	35.69'	277°13'29"
C11	23.56'	15.00'	15.00'	90°00'00"
C12	23.56'	15.00'	15.00'	90°00'00"
C13	24.85'	20.00'	14.32'	71°11'49"
C14	177.56'	40.50'	56.57'	251°11'49"
C15	24.85'	20.00'	14.32'	71°11'49"
C16	177.56'	40.50'	56.57'	251°11'49"

LEGEND

- PROPERTY LINE / RIGHT-OF-WAY
- "L" TYPE CURB AND GUTTER
- "A" TYPE CURB
- EXISTING CURB AND GUTTER
- PROPOSED WATER LINE (SIZE AS SHOWN)
- PROPOSED SEWER LINE (SIZE AS SHOWN)
- EXISTING UTILITY (AS SHOWN)
- CROSS GUTTER
- HANDICAP RAMP
- PROPOSED PAVEMENT AREA
- EXISTING PAVEMENT TO BE REMOVED AND REPLACED
- PROPOSED ELEVATION (DESCRIPTION AS SHOWN)
- EXISTING ELEVATION (DESCRIPTION AS SHOWN)
- FUTURE DESIGN ELEVATION (DESCRIPTION AS SHOWN)
- 0 LOT NUMBER

- CONSTRUCTION NOTES**
- CONSTRUCT "L" TYPE CURB AND GUTTER PER CCASD 216
 - CONSTRUCT "A" TYPE CURB PER CCASD 219
 - CONSTRUCT CROSS GUTTER PER CCASD 228
 - CONSTRUCT 5' SIDEWALK PER CCASD 234
 - CONSTRUCT SIDEWALK UNDERDRAIN PER CCASD 236
 - CONSTRUCT SIDEWALK RAMP PER CCASD 235 CASE 1 A=8, B=8 UNLESS NOTED OTHERWISE
 - CONSTRUCT DEPRESSED CURB PER CCASD 227
 - SAWCUT AND MATCH EXISTING @ CENTERLINE
 - REMOVE AND RECONSTRUCT CURB, GUTTER AND SIDEWALK
 - ADJUST EXISTING UTILITY TO GRADE
 - CONSTRUCT WROUGHT IRON FENCE PER CLV DWG 421 PER DETAIL ON SHEET D2
 - CONSTRUCT BEEHIVE DROP INLET PER CCASD 416
 - CONSTRUCT DRAINAGE EASEMENT PER CLV DWG 421 PER DETAIL ON SHEET D2

DESIGNED BY:	REVISION:
CHECKED BY:	SCALE: 1"=40'
PROJECT NO:	001.04015
DATE:	

THOMASON CONSULTING ENGINEERS
 3161 E. WARM SPRINGS ROAD, SUITE 200
 LAS VEGAS, NEVADA 89120
 702-932-6125 FAX: 702-932-6129

RICHMOND AMERICAN HOMES
 LONE MOUNTAIN / TORREY PINES
 PLAN AND PROFILE - ABBOTTSFORD HOUSE,
 ARBURY HALL COURT AND RODMARTON COURT

PROFESSIONAL ENGINEER-STATE OF NEVADA
 JOSHUA N. OWEN
 Exp. 12/31/05
 CIVIL
 No. 15748
 1/12/05
 SHEET **P4** OF 21
 DRAWING NO. 10744854