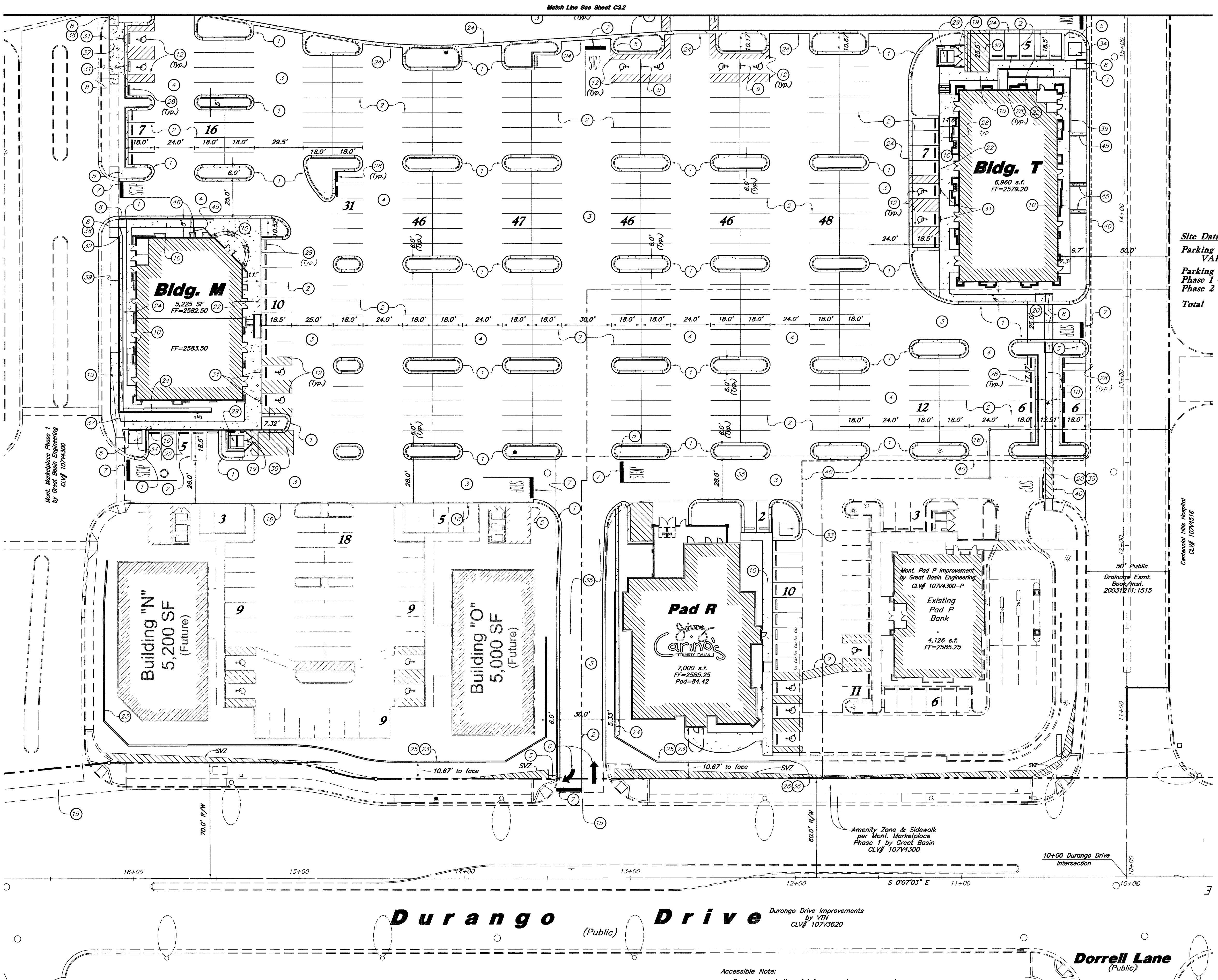




**Legend**

- Proposed Asphalt
- Existing Asphalt
- Proposed Concrete
- Existing Improvements
- Proposed Improvements
- Inlet Box
- Catch Basin
- Proposed Manhole
- Existing Manhole
- Fire Hydrant
- Existing Fire Hydrant
- Existing Light Pole
- Existing Street Light
- Proposed Light Pole
- SVZ
- Sight Visibility Zone

**Scale: 1" = 30'**

**Site Data:**  
**Parking Required per VAR-11710 = 1032 Stalls**  
**Parking Provided**  
**Phase 1 = 486 stalls**  
**Phase 2 = 546 stalls**  
**Total = 1032 stalls**

**Site Construction Notes**

- Const. 24" Curb & Gutter
- Const. 4" Yellow Paint Stripe (Typ.)
- Const. Heavy Duty Asphalt Paving
- Const. Std. Asphalt Paving
- Const. R1-1 Stop Sign per MUTCD
- Paint White Direction Arrows per MUTCD
- Point 24" White Stop Bar, Symbol & Stripe
- Const. HDGP Ramp
- Const. HDGP Sign w/ Bollard
- Const. Conc. Sidewalk
- Light Pole (typ. see elec.)
- Const. HDGP Striping
- Pylon Sign (By Owner)
- Const. Drainage Channel
- Exist. Cross Gutter to Remain
- Edge of Asphalt
- Edge of Landscaping
- Monument Sign (by owner)
- Const. Conc. Pavement
- Const. Red Colored Concrete Paving
- Const. Sidewalk Underdrain per USD No. 236
- Const. 6" Curb Wall
- Const. Keystone Retaining Wall or Equiv.
- Const. 2' Conc. Waterway
- Const. Railing
- Begin Railing
- End Railing
- Const. Wheel Stop
- Dumpster Enclosure (See Arch Plans)
- Const. 4" yellow 45" Striping for Loading zone
- Const. HDGP Sign
- Spill Waterway @ bottom of ramp
- Ex. Transformer Pad
- Const. Transformer Pad w/ Bollards per NPC Stds.
- Remove Exist. Asphalt
- Conn. to Exist. Railing
- Remove Ex. Sidewalk
- Remove Ex. Ramp
- Const. 8" Masonry Retaining Wall
- Saw Cut Asphalt
- Const. Conc. Bollard
- Curb Cut for Sidewalk
- Const. Conc. Turndown
- Const. 6' CMU Screen Wall
- Const. Drainage Channel
- Const. Sidewalk Drain per USD No. 236 for Roof Drain

- General Site Notes:**
- Stalls designated as handicap will require a painted handicap symbol and sign.
  - Fire lane markings and signs to be installed as directed by the Fire Marshall.
  - Asile markings, directional arrows and stop bars will be painted at each driveway as shown on the plans.
  - Building sidewalks, ramps, and bollards are building contractor responsible items. See architectural plans.
  - Install a 36" Stop Sign at all driveways unless otherwise noted on plans.
  - All dimensions are to back of curb unless otherwise noted.

**Accessible Note:**  
Contractor shall maintain a maximum cross slope of 2% and a maximum longitudinal slope of 3% on all accessible routes. All accessible stalls shall maintain a maximum of a 2% slope in all directions.

**Wheel Stops/Curbing**  
Concrete wheel stops or curbing at least six inches high and six inches wide shall be provided to prevent vehicles overhanging abutting sidewalks, properties or public rights-of-way, to protect landscaped areas and to protect adjacent properties. Such wheel stops or curbing shall be located at least three feet from any adjacent wall, fence, property line, walkway or structure where parking and or drive aisles are located. Wheel stops or curbing shall not be required to protect a sidewalk or walkway around the perimeter of a building if the sidewalk or walkway is at least seven feet wide.

**Benchmark**  
Rivet with Washer at the Northwest Corner of Deer Springs Way and Riley Street  
Elevation = 2543.29 (775.197 meters)  
Published by Las Vegas City as Benchmark No. BLV90 20E6 (NAVD 88 Datum)

**Basis of Bearings**  
A line between recovered monuments for the Center of Section 20 and the Southwest Corner of the Southwest Quarter of the Northeast Quarter of Section 20 was assigned the bearing of North 89°52'26" East to match the basis of bearings for the Official Subdivision Plat of Montecito Town Center North.

**PRIVATE ENGINEER'S NOTICE TO CONTRACTORS**  
The Contractor agrees that he shall assume sole and complete responsibility for job site conditions during the course of construction of this project, including safety of all persons and property; that this requirement shall apply continuously and not be limited to normal working hours; and that the contractor shall defend, indemnify, and hold the owner and the engineer harmless from any and all liability, real or alleged, in connection with the performance of work on this project, excepting for liability arising from the sole negligence of the owner or the engineer.

Designed by: JR  
Drafted by: SP  
Client Name: Montecito Companies  
05-88SP

**GREAT BASIN ENGINEERING - SOUTH**  
CONSULTING ENGINEERS and LAND SURVEYORS  
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Salt Lake City (801)521-8529 Ogden (801)394-7288 Fax (801)521-8551

**Site, Street Lighting & Construction Plan**  
**Montecito Marketplace - Phase 2**  
Northeast Corner of Durango Drive & Dorrell Lane  
Las Vegas, Nevada

**PROFESSIONAL ENGINEER - STATE OF NEVADA**  
BRET G. WAHLEN  
Exp. 6-30-16  
No. 11109

30 May, 2006  
SHEET NO.  
**C3.1**  
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107V4300-2