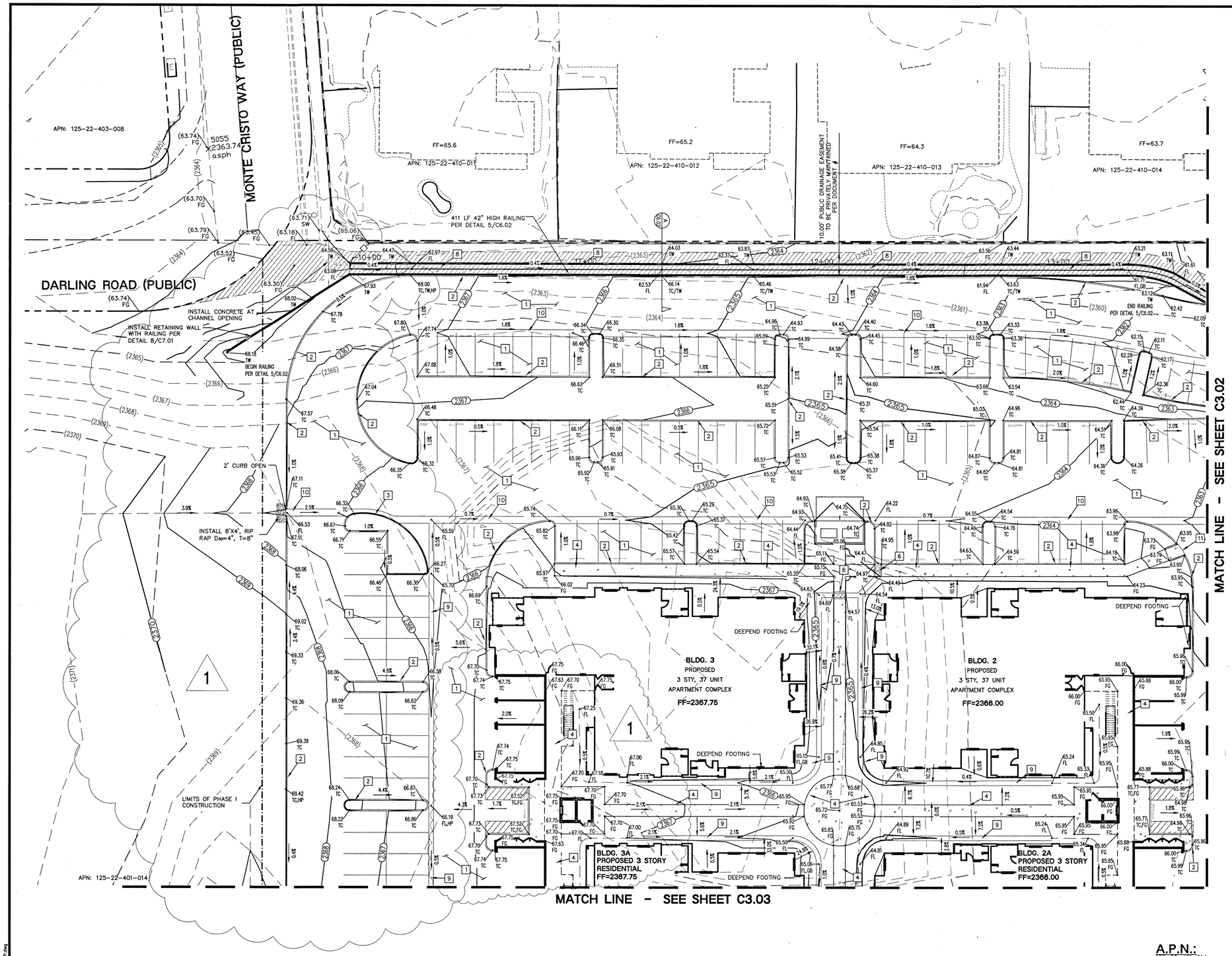

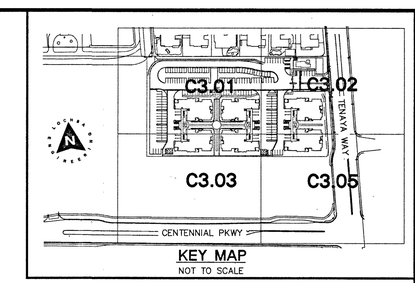

KEY MAP
NOT TO SCALE

GRAPHIC SCALE
20 0 10 20 40
(IN FEET)
1 inch = 20 ft.

CONSTRUCTION NOTES:

– ALL CONSTRUCTION TO BE DONE IN ACCORDANCE WITH "CLARK COUNTY AREA UNIFORM STANDARD DRAWINGS (C.C.A.U.S.D.)" LATEST EDITION AND/OR REGULATING ENTITY HAVING JURISDICTION.
– NOT ALL NOTES USED ON THIS SHEET –

1. CONSTRUCT AC PAVEMENT PER DETAIL 2 ON C6.01.
2. CONSTRUCT "A" TYPE CURB PER DETAIL 1 ON C6.01.
3. CONSTRUCT "L" TYPE CURB PER CCAUSD No. 216.
4. CONSTRUCT CONC. SIDEWALK PER CCAUSD No. 234.
5. CONSTRUCT SIDEWALK RAMP CCAUSD No. 215 CASE I.
6. CONSTRUCT SIDEWALK DRAIN PER CCAUSD. No. 236.
7. CONSTRUCT COMMERCIAL DRIVEWAY PER CCAUSD No. 225 AND CCAUSD No. 228.
8. CONSTRUCT CONCRETE CHANNEL PER DETAIL 10 ON C7.01. RAILING PER DETAILS 1, 5, 6, & 7 ON C6.02 TO BE INSTALLED ON TOP OF WALL SOUTH SIDE.
9. CONSTRUCT 2' VALLEY GUTTER PER DETAIL 5 ON C6.01.
10. CONSTRUCT 3' VALLEY GUTTER PER DETAIL 6 ON C6.01.
11. CONSTRUCT ONSITE SIDEWALK RAMP PER DETAIL 8 ON C6.01
12. INSTALL 3'x3' JENSEN PRECAST INLET PER DETAIL 3 ON C6.01. INSTALL STAMP ON GRATE PER CCAUSD NO. 421. CONNECT TO EXISTING SD STUB PER DETAIL 4 ON C6.01.

NOTE:

ALL ONSITE STORM DRAIN FACILITIES ARE PRIVATELY OWNED AND TO BE PRIVATELY MAINTAINED BY THE PROPERTY OWNER

EARTHWORK QUANTITIES

CUT	9674 CU. YD.
FILL	6753 CU.YD.
NET	2921 CU. YD. CUT

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 LOCHSA ENGINEERING WITHIN 24 HOURS OF OMISSIONS AND ERRORS DISCOVERED ON PLANS. LOCHSA ENGINEERING WILL NOT BE RESPONSIBLE FOR ANY "CORRECTIVE" WORK DONE BY OTHERS.
4. CONTRACTOR TO ENSURE POSITIVE DRAINAGE. NO PONDING ALLOWED. CONTRACTOR TO FOLLOW RECOMMENDATIONS AS OUTLINED IN THE PROJECT GEOTECHNICAL REPORT, INCLUDING BUT NOT LIMITED TO EXCAVATION, GRADING AND COMPACTION. REFER TO THE REPORT PREPARED BY: OWENS GEOTECHNICAL, INC., PROJECT No. E-05-236, DATED: SEPTEMBER 23, 2005. UPDATED BY ANGLE ENGINEERING ON 10-15-13 AS PROJECT #45012-23

FLOOD ZONE NOTE:

THE PROJECT SITE IS COVERED BY THE FLOOD INSURANCE RATE MAP (FIRM) FOR THE CLARK COUNTY AND INCORPORATED AREAS, NEVADA, COMMUNITY PANEL NUMBER: 32003C1745E, EFFECTIVE DATE: SEPTEMBER 27, 2002. THE SITE FALLS WITHIN ZONE "X", DESCRIBED BY FEMA AS: "AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN".

EXISTING UTILITY NOTE:

CONTRACTOR TO ADJUST ALL EXISTING UTILITIES TO MATCH PROPOSED FINISH GRADE ELEVATIONS.

GRADING PLAN CERTIFICATION

NAME: GUY M. MORRIS PE # 14526 DATE 12-22-15

CERTIFY THAT THIS GRADING PLAN IS IN CONFORMANCE WITH APPROVED DRAINAGE STUDY FOR THIS SITE ON FILE AT THE CITY OF LAS VEGAS FOR THIS PROJECT.

NOTE:

LOCHSA ENGINEERING ASSUMES NO RESPONSIBILITY FOR EXISTING UTILITY LOCATIONS AND ELEVATIONS. THE UTILITIES SHOWN ON THIS PLAN ARE FROM THE BEST AVAILABLE INFORMATION. IT IS THE CONTRACTOR'S RESPONSIBILITY TO FIELD VERIFY THE LOCATION AND ELEVATION OF ALL UTILITIES, INCLUDING BUT NOT LIMITED TO, THE WATER, FIRE, SANITARY SEWER, STORM SEWER, TELEPHONE, POWER, GAS, AND IRRIGATION LINES PRIOR TO THE COMMENCEMENT OF CONSTRUCTION. IF CONFLICT EXISTS IN THE FIELD, THE CONTRACTOR IS TO NOTIFY THE PROJECT ARCHITECT, OWNER'S REPRESENTATIVE AND THE PROJECT ENGINEER IMMEDIATELY.

A.P.N.:

125-22-401-014

BASIS OF BEARINGS:

SOUTH 84°06'56" EAST, BEING THE BEARING OF THE SOUTH LINE OF THE SOUTHWEST QUARTER (SW 1/4) OF SECTION 22, TOWNSHIP 19 SOUTH, RANGE 60 EAST, M.D.M., CLARK COUNTY VEVADA AS SHOWN IN FILE 89 OF SURVEY MAPS, PAGE 3, OFFICIAL RECORDS OF CLARK COUNTY, NEVADA.

BENCHMARK:

CITY OF LAS VEGAS BENCHMARK NO. 8LV90 22W4 BEING A RIVET AND PLATE IN TOP OF CURB @ NORTHEAST CORNER OF BUFFALO DRIVE AND DEER SPRINGS. NAVD 88 ELEVATION = 728.504 METERS ELEVATION = 2390.10 FEET (NAVD 88 DATUM)

SAFETY ALERT
Call Before You Overhead
1-702-227-2929
AVOID HITTING UNDERGROUND, TRAFFIC SIGNAL AND STREET LIGHT SYSTEM CONDUITS ITS COSTLY
Call before you UnderGround
1-702-432-5300
Call before you dig
Avoid cutting underground utility lines. It's costly.
Call 811
1-800-227-2600

LEGEND

CL OR SURVEY LINE	EASEMENT LINE	DESCRIPTION:	CONTOUR LINES, EDGE OF PAVEMENT, "A" TYPE CURBS, "L" TYPE CURBS, WALLS, FENCES, AC PAVEMENT, CONCRETE, SPOT ELEVATIONS, SIGNS, MANHOLE W/ DESCRIPTION
PROPERTY LINE	SAWCUT LINE	EXISTING:	(2210)
ROW LINE	SCARP LINE	PROPOSED:	2122

MANHOLE DESCRIPTIONS
(S) = SANITARY SEWER
(D) = STORM DRAIN
(E) = ELECTRICAL
(T) = TELEPHONE

FIRE HYDRANTS, GATE VALVES, REDUCERS, CLEAN OUTS, UTILITY BOX OR VAULT, BACKWATER VALVES, 100w HPS STREETLIGHTS, 150w HPS STREETLIGHTS, 200w HPS STREETLIGHTS, 250w HPS STREETLIGHTS

12/21/2015 12:53 PM
Z:\Projects\Shiron\Paxton Walk\Plot Drawings\C-131054-300-GP.dwg

REV.:	DATE:	BY:	DESCRIPTION:
1	9-25-15	NMG	SITE CHANGES
			JM 12/21/15

SHIRON DEVELOPMENT LLC
4322 CHEYENNE
LAS VEGAS, NV 89032
CONTACT: JAMES LIMERICK 702-251-0789

Lochsa engineering
6345 South Jones Blvd
Suite 100
Las Vegas, NV 89118
Phone (702) 365-9472
Fax (702) 365-9317
www.lochsa.com

GRADING PLANS
SHEET 1 OF 4

PAXTON WALK
CITY OF LAS VEGAS
LAS VEGAS, NEVADA

SHEET
TITLE

PROJECT No.: 131054
DATE: 11/19/2015
SCALE: 1"=20'
DRAWN BY: JNC
DESIGNED BY: JNC
CHECKED BY: GMM

SEAL: PROFESSIONAL ENGINEER STATE OF NEVADA GUY M. MORRIS EXP. 12-31-17 CIVIL No 14526 12-22-15
11/19/2015

SHEET No.
C3.01
SHEET 7 OF 22

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