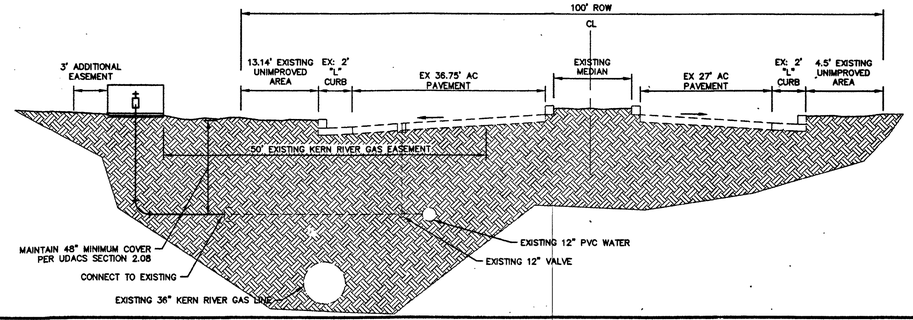
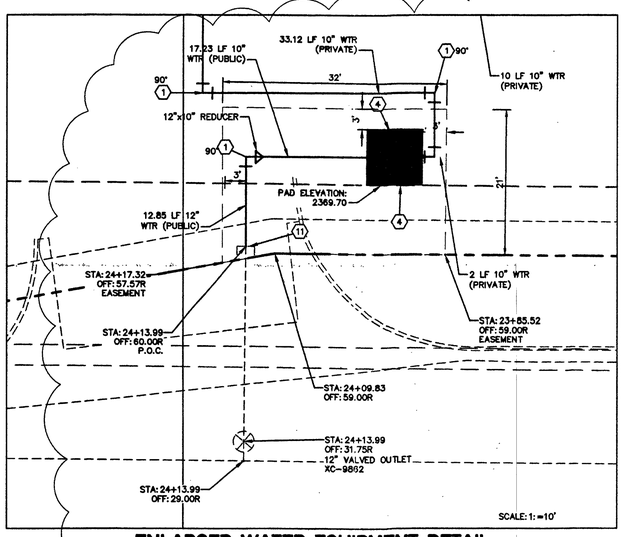
AS Built DRAWING / AS Built PER PLAN - RELIANT CONSTRUCTION

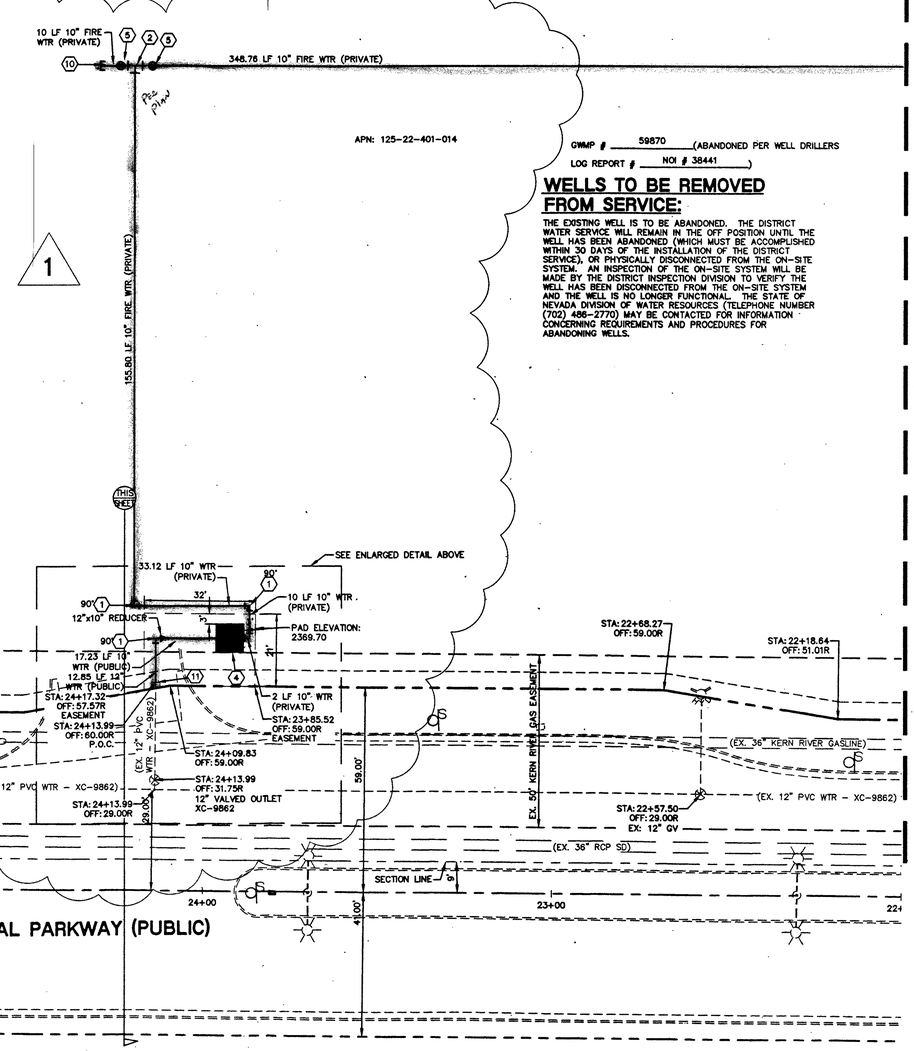


N/A RPDA CONNECTION SECTION

NOT TO SCALE



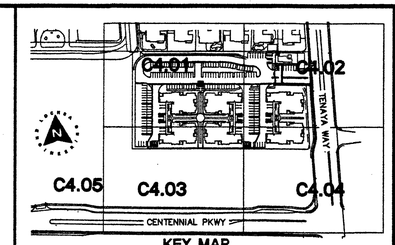
ENLARGED WATER EQUIPMENT DETAIL



GWMP # 59870 (ABANDONED PER WELL DRILLERS LOG REPORT # NOI # 38441)

WELLS TO BE REMOVED FROM SERVICE:

THE EXISTING WELL IS TO BE ABANDONED. THE DISTRICT WATER SERVICE WILL REMAIN IN THE OFF POSITION UNTIL THE WELL HAS BEEN ABANDONED (WHICH MUST BE ACCOMPLISHED WITHIN 30 DAYS OF THE INSTALLATION OF THE DISTRICT SERVICE), OR PHYSICALLY DISCONNECTED FROM THE ON-SITE SYSTEM. AN INSPECTION OF THE ON-SITE SYSTEM WILL BE MADE BY THE DISTRICT INSPECTION DIVISION TO VERIFY THE WELL HAS BEEN DISCONNECTED FROM THE ON-SITE SYSTEM AND THE WELL IS NO LONGER FUNCTIONAL. THE STATE OF NEVADA DIVISION OF WATER RESOURCES (TELEPHONE NUMBER (702) 486-2770) MAY BE CONTACTED FOR INFORMATION CONCERNING REQUIREMENTS AND PROCEDURES FOR ABANDONING WELLS.



KEY MAP
NOT TO SCALE

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

WARNING FIRE LINE (NON-POTABLE WATER) ALL EX. RELOCATED OR PROPOSED DCDWRPDA INSTALLATIONS:
"TO COMPLY WITH THE FEDERAL SAFE DRINKING WATER ACT, THE FIRE LINE OR ANY OF ITS COMPONENTS SHALL NOT BE USED FOR POTABLE DRINKING WATER AT ANY TIME."

NOTE:
ALL SEWER/STORM DRAIN CROSSING WATER LINES MUST CONFORM TO SECTION 2.22 OF THE UNIFORM DESIGN AND CONSTRUCTION STANDARDS FOR POTABLE WATER SYSTEMS (UDACS) FOR WATER AND STORM CROSSING AND CLEARANCES.

FIRE FLOW CALCULATIONS

BASED ON:

SQUARE FOOTAGE:		56,298
LARGEST AREA BETWEEN 4 HR. AREA SEPARATION WALLS:		56,298
BUILDING HEIGHT:		41'
NUMBER OF STORIES:		3
TYPE OF CONSTRUCTION:		VB
OCCUPANCY:		R-2
SPRINKLER SYSTEM:	NFPA-13	YES
EXPOSURES:		2
ROOF CONSTRUCTION:		1-HR TRUSSES
FLOW REQUIRED @ 20 PSI RESIDUAL:		3250 GPM
MAX. STORAGE HEIGHT:		N/A

NOTE:
BUILDINGS 1 & 1A, 2 & 2A, 3 & 3A ARE CONNECTED ON LEVELS 2 AND 3 BY WALKWAYS AND ARE CONSIDERED AS ONE COMPLETE BUILDING FOR EACH SET AND WILL BE FED BY ONE FIRE RISER ROOM AND FDC.

NOTE:
CONTRACTOR TO INCLUDE COST OF UNDERGROUND UTILITY DETECTION COMPANY TO LOCATE AND MARK ALL EXISTING UTILITIES PRIOR TO ANY DEMOLITION OR EXCAVATION. ENGINEER TO BE PROVIDED WITH AS-BUILT SKETCH OF EXISTING UTILITIES, AND IS TO BE NOTIFIED IMMEDIATELY OF ANY POTENTIAL CONFLICTS WITH PROPOSED UTILITIES AND/OR FINISHED GRADES.

EASEMENT WITH TREES, SHRUBS, DECORATIVE ROCKS, BLOCK WALL OR FENCE

TREE'S , SHRUBS, OR DECORATIVE ROCKS, AND ANY BLOCK WALL OR OTHER FENCE MATERIAL SHALL BE DESIGNED AND CONSTRUCTED AROUND THE EASEMENT(S) TO ALLOW THE DISTRICT DIRECT ACCESS TO THE VAULT(S), BACKFLOW ASSEMBLIES, AND PIPING FROM THE ADJACENT RIGHT OF WAY.

REDUCED PRESSURE DETECTOR ASSEMBLY (RPDA): (1) 10"

THE REDUCED PRESSURE DETECTOR ASSEMBLIES SHALL BE INSTALLED IN ACCORDANCE WITH THE UDACS PLATE No. 59.

ANY BLOCK WALL OR OTHER FENCE MATERIAL SHALL BE DESIGNED AND CONSTRUCTED AROUND THE OUTSIDE OF THE EASEMENT(S) TO ALLOW THE DISTRICT DIRECT ACCESS TO THE VAULT(S) FROM THE ADJACENT RIGHT-OF-WAY.

EASEMENTS SHALL BE CLEARLY MARKED OR STAKED PRIOR TO THE START OF CONSTRUCTION.

INSTALLATION OF METER AND VAULT: (1) 6" TURBINE

THE REDUCED PRESSURE DETECTOR ASSEMBLIES SHALL BE INSTALLED IN ACCORDANCE WITH THE UDACS PLATE No. 52, AND UDACS STANDARD VAULT DRAWING C-475, LATEST REVISION.

ANY BLOCK WALL OR OTHER FENCE MATERIAL SHALL BE DESIGNED AND CONSTRUCTED AROUND THE OUTSIDE OF THE EASEMENT(S) TO ALLOW THE DISTRICT DIRECT ACCESS TO THE VAULT(S) FROM THE ADJACENT RIGHT-OF-WAY.

EASEMENTS SHALL BE CLEARLY MARKED OR STAKED PRIOR TO THE START OF CONSTRUCTION.

REDUCED PRESSURE PRINCIPLE ASSEMBLY (RPPA): (1) 6"

APPROVED REDUCED PRESSURE PRINCIPLE ASSEMBLY(S) SHALL BE INSTALLED PER THE U.D.A.C.S. PLATE No. 56. NO WATER SHALL BE TAKEN FROM A SERVICE REQUIRING BACK FLOW PREVENTION UNTIL THE REDUCED PRESSURE PRINCIPLE ASSEMBLY HAS BEEN SUCCESSFULLY TESTED BY THE LVVWD.

ANY BLOCK WALL OR OTHER FENCE MATERIAL SHALL BE DESIGNED AND CONSTRUCTED AROUND THE OUTSIDE OF THE EASEMENT(S) TO ALLOW THE DISTRICT DIRECT ACCESS FROM THE ADJACENT RIGHT-OF-WAY.

EASEMENTS SHALL BE CLEARLY MARKED OR STAKED PRIOR TO THE START OF CONSTRUCTION.

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 NEVADA AS SHOWN IN FILE 89 OF SURVEY MAPS, PAGE 3, OFFICIAL RECORDS OF CLARK COUNTY, NEVADA.

BENCHMARK:
CITY OF LAS VEGAS BENCHMARK NO. BLV90 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)

WATER CONSTRUCTION NOTES:

- ALL WATER CONSTRUCTION TO BE DONE IN ACCORDANCE WITH "UNIFORM DESIGN AND CONSTRUCTION STANDARDS FOR WATER DISTRIBUTION SYSTEMS (UDACS)" LATEST EDITION.
- NOT ALL NOTES USED ON THIS SHEET -

1. INSTALL BEND W/THRUST BLOCK (SAME SIZE AS PIPE) PER UDACS PLATE NO. 31.
2. INSTALL TEE (SAME SIZE AS PIPES). PER UDACS PLATE NO 31.
3. INSTALL FIRE HYDRANT W/GATE VALVE PER UDACS PLATE NO. 40.
4. INSTALL 10" RPDA PER UDACS PLATE NO. 59.
5. INSTALL GATE VALVE (SAME SIZE AS PIPE). PER UDACS PLATE NO 30 AND 39.
6. INSTALL 6" TURBINE WATER METER IN A VAULT PER UDACS PLATE No.52. VAULT PER C-475
7. INSTALL 6" RPPA PER UDACS PLATE NO. 56.
8. STUB & CAP WATER SERVICE. REFER TO PLUMBING PLANS FOR CONTINUATION.
9. STUB & CAP WATER SERVICE. REFER TO LANDSCAPING/ IRRIGATION PLANS FOR CONTINUATION.
10. STUB & CAP WATER SERVICE.
11. REMOVE CAP AND CONNECT TO EX. WATER STUB.
12. CONTRACTOR TO VERIFY CROSSING AND INSTALL WATER PER UDACS SECTION 22.2.
13. INSTALL 2" RPPA PER UDACS PLATE NO. 8. (PRIVATE)

SEWER CONSTRUCTION NOTES:

- NOT ALL NOTES USED ON THIS SHEET -

ALL GRAVITY SANITARY SEWER LINES TO BE SDR-35 PVC.

1. INSTALL 48" SANITARY SEWER MANHOLE & BASE PER DCSWCS DWG. NO. SD-1A & SD-1B. CONCRETE COLLAR PER SD-4, & SD-2 FOR MANHOLE COVER AND RING.
2. INSTALL WYE LATERAL CONNECTION PER DCSWCS DWG. No. SD-22.
3. STUB & CAP SANITARY SEWER SERVICE. REFER TO PLUMBING PLANS FOR CONTINUATION.
4. STUB AND CAP FOR FUTURE USE.
5. INSTALL TERMINAL CLEAN OUT PER DETAIL 3 ON C6.02.
6. INSTALL C900 PIPE WHERE SEWER LINE IS LESS THAN 10' CLEAR OF WATER LINE
7. MANHOLE TO BE INSTALLED WITH FIELD APPLIED CORROSION PROTECTION.
8. INSTALL CLEAN OUT PER DETAIL 2 ON C6.02.

NOTE:
ALL ABOVE GROUND UTILITY SHALL COMPLY WITH TITLE 19.08.010 UTILITY SCREENING REQUIREMENTS. ALL ABOVE GROUND UTILITIES GREATER THAN 27 CUBIC FEET SHALL BE SETBACK A MINIMUM OF 3 FEET FROM THE BACK OF SIDEWALK AND SHALL INCLUDE VEGETATION THAT UPON MATURITY WILL ADEQUATELY SCREEN SUCH EQUIPMENT FROM PUBLIC VIEW.

CITY OF LAS VEGAS FIRE DEPARTMENT APPROVAL

BY: K Gale DATE: 12/15/15

APPROVAL OF THESE PLANS SHALL NOT BE CONSTRUED TO BE A PERMIT FOR, OR AN APPROVAL OF, ANY VIOLATION OF ANY OF THE PROVISIONS OF THE STATE OR COUNTY LAWS. FIRE FLOW 3250 GPM AT 20 P.S.I. RESIDUAL.

FIRE DEPARTMENT APPROVAL

APPROVAL BY THE FIRE DEPARTMENT HAVING JURISDICTION IS REQUIRED PRIOR TO OBTAINING FINAL APPROVAL FROM THE LAS VEGAS VALLEY WATER DISTRICT.

APPROVED FOR CONSTRUCTION

FIRST APPROVED DATE: 6-11-15
LAS VEGAS VALLEY WATER DISTRICT ENGINEERING SERVICES MANAGER
DATE 12/16/15 PROJECT No. 123173
LVVWD APPROVED FIRE FLOW = 3250 GPM AT 20 PSI RESIDUAL

NOTE: ALL LOCATIONS OF UTILITIES SHOWN ARE APPROXIMATE

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.

SAFETY ALERT
Call Before You Overhead
Call before you UnderGround 1-702-432-5300
Call before you dig. Avoid cutting underground utility lines. It's costly.
Call 811 or 1-800-227-2600
1-702-227-2929 FOR ALL OTHER AREAS OF NEVADA

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	MANHOLE DESCRIPTIONS	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
PROPERTY LINE	SAWCUT LINE	EXISTING:	(2210)								(12.34) BC		S	Ⓢ = SANITARY SEWER						BWV				
ROW LINE	SCARP LINE	PROPOSED:	2122								12.34 BC		S	Ⓓ = STORM DRAIN						BWV				
														Ⓔ = ELECTRICAL										
														Ⓣ = TELEPHONE										

REV.:	DATE:	BY:	DESCRIPTION:
1	9-25-15	NMG	SITE CHANGES

LJM 12/30/15

Lochsa engineering
6345 South Jones Blvd.
Suite 100
Las Vegas, NV 89118
Phone (702) 362-8002
Fax (702) 365-9317
www.lochsa.com

SHIRON DEVELOPMENT LLC
4372 CHEYENNE
LAS VEGAS, NV 89032
CONTACT: JAMES LIMERICK 702-251-0789

UTILITY PLANS
SHEET 6 OF 6

PAXTON WALK
CITY OF LAS VEGAS
LAS VEGAS, NEVADA

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

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

SHEET No. C4.05
SHEET 16 OF 22

107V6425
H#57526

AS BUILT DRAWING / RELIANT Construction