

NOTES:

- ALL DIMENSIONS TO UTILITIES ARE TO CENTERLINE OF PIPE, UNLESS NOTED OTHERWISE.
- CONTRACTOR SHALL VERIFY HORIZONTAL AND VERTICAL ALIGNMENT OF EXISTING UTILITIES AND NOTIFY THE DESIGN ENGINEER IMMEDIATELY OF ANY DISCREPANCIES PRIOR TO CONSTRUCTION.
- ALL SEWER AND WATER LATERALS ARE TO BE INSTALLED PER U.P.C. STANDARDS FROM MAIN TO 5' FROM BUILDING.
- ALL EXISTING UTILITY STRUCTURES WITHIN CONSTRUCTION AREA SHALL BE ADJUSTED TO MATCH FINISH GRADE (I.E. W.V. BOX, WRM, ANNUDE BOX, FH, TEL BOX, ETC.)
- FOR EXACT BUILDING LATERAL CONNECTION POINTS, SEE PLUMBING PLANS.

GRAPHIC SCALE



APPROVALS

10/27/96
 CITY OF MARSHALL
 1st Approval: 28-99
 LAS VEGAS VALLEY WATER DISTRICT
 DATE
 2-2-99

SEWER CONTRIBUTION

AVERAGE FLOW = 17,840 GAL/DAY (178,400 SF @ 0.10 GAL/DAY/S.F.)
 PEAK FLOW = 58,872 GAL/DAY (3.3 PEAK FACTOR)

LAS VEGAS FIRE DEPARTMENT

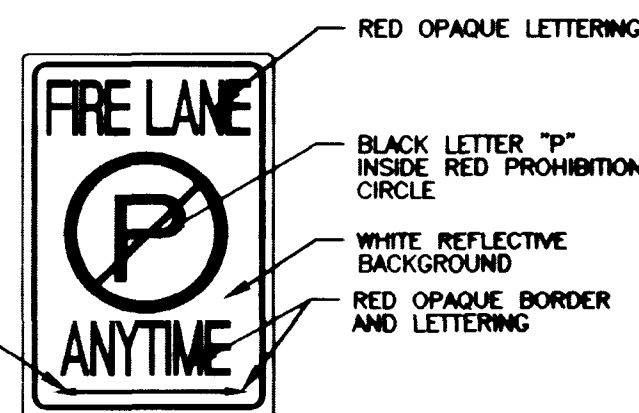
FIRE FLOW IS: 3,125 GPM AT 20 PSI RESIDUAL PRESSURE
 BASED ON: LARGEST BLDG.
 SQUARE FOOTAGE: 51,970 SQ. FT.
 AREA BETWEEN 4-HR AREA: N/R
 SEPARATION WALLS: N/R
 BUILDING HEIGHT: 35'
 NUMBER OF STORIES: 1
 OCCUPANCY: V-N
 FULL AUTOMATIC FIRE SYSTEM: YES

NOTE:

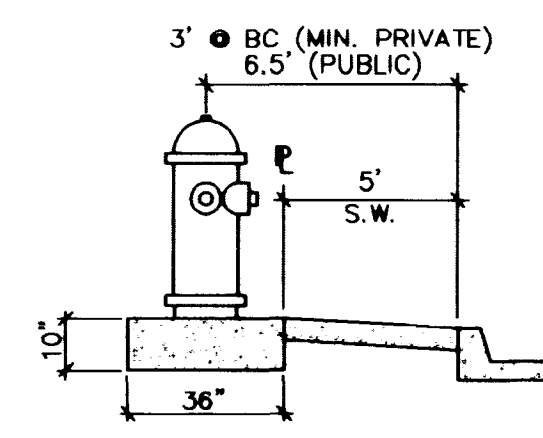
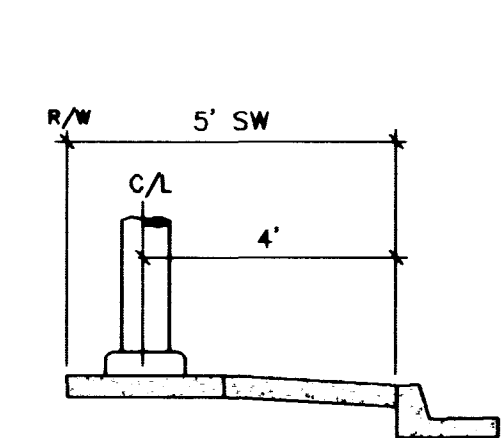
ALL ON-SITE SEWERS ARE PRIVATELY OWNED AND MAINTAINED.

LEGEND:

CURB PAINTED RED
 4" HIGH, WHITE PAINTED BLOCK LETTERS
 "NO PARKING FIRE LANE" ON CURB FACE
 OR BLOCK WALL & "FIRE LANE" NO PARKING
 SIGN (SEE DETAIL BELOW) @ 50' O.C. MAX



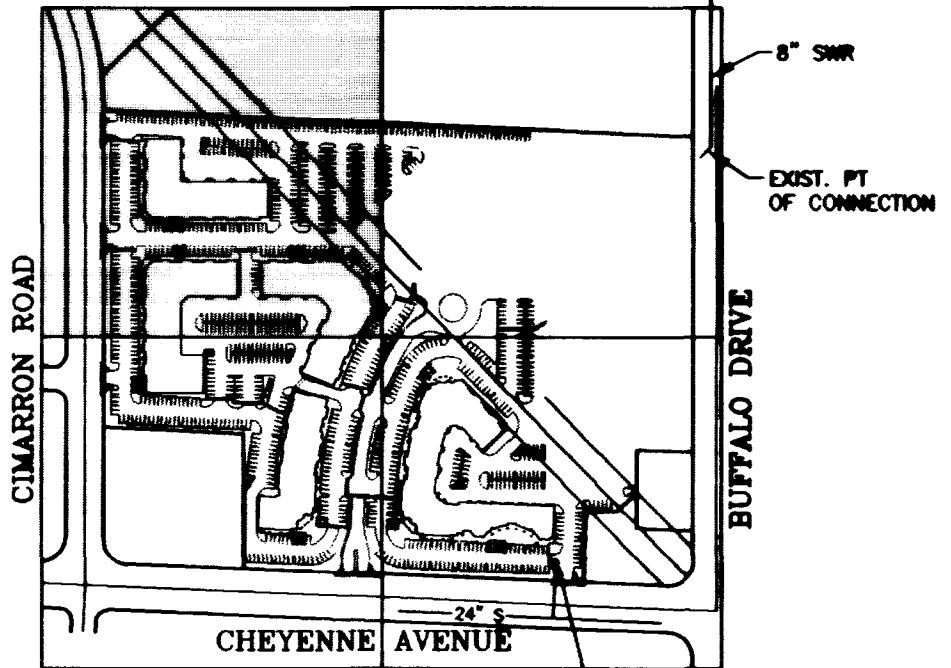
"FIRE LANE" SIGN DETAIL:



STREET LIGHT INSTALLATION

FIRE HYDRANT INSTALLATION

SHEET LAYOUT INDEX



SEWER CONNECTION KEY

CONSTRUCTION NOTES

- MAKE CONNECTION TO EX. 6" SEWER STUB (PRIVATE) WITH CLEANOUT.
- STUB SEWER WITH CLEANOUT
- INSTALL 8" TAPPING SLEEVE & 8" TAPPING VALVE
- 8" x 90° ELBOW
- INSTALL 6" FIRE HYDRANT ASSEMBLY PER U.D.S. PLATE NO. 7
- 6" x 45° BEND
- 8" GATE VALVE
- 8" x 45° BEND
- 8" x 8" x 6" TEE
- 8" TEE
- 6" x 90° ELBOW
- INSTALL 4" DIA. SMH PER CCSD STD DWG NO. SD-1
- SEWER CLEANOUT PER UNIFORM PLUMBING CODE, LATEST EDITION
- 6" GATE VALVE
- 6"x6"x3" TEE
- INSTALL 4" PVC SEWER LATERAL CONNECTION PER CCSD STD. DWG. NO. SD-17, LAY PIPE AT 2.0% MINIMUM SLOPE
- REMOVE 8" SEWER PLUG, MAKE CONNECTION TO EXIST. SEWER
- REMOVE 8" WATER CAP & PLUG, MAKE CONNECTION TO EXIST. WATER
- INSTALL 6" PVC SEWER LATERAL CONNECTION PER CCSD STD. DWG. NO. SD-17
- CONCRETE ENCASE BOTH SEWER AND WATER LINES TO 10' BEYONDCROSSING POINT W/300 PSI CONCRETE SLURRY
- INSTALL 250W STREET LIGHT
- INSTALL 2" STREET LIGHT CONDUIT
- MAKE CONNECTION TO EXISTING 8" WATER LATERAL W/8"x90° ELBOW
- INSTALL 8"x2" FSM, SEE DETAIL, THIS SHEET
- INSTALL 8" RPPA PER UDACS PLATE NO. 118

MATCHLINE SEE SHEET C5

- ALL WATER FACILITIES SHALL BE FILLED, DISINFECTED, PRESSURE TESTED, FLUSHED, FILLED AND AN ACCEPTABLE WATER SAMPLE OBTAINED, PRIOR TO CONNECTION TO THE LVVWD'S DISTRIBUTION SYSTEM.
- THE CONTRACTOR MUST OBTAIN ALL METERS TWO (2) INCHES AND SMALLER FROM THE LVVWD CENTRAL STORES. TELEPHONE 258-3152 FORTY-EIGHT (48) HOURS PRIOR TO PICKUP.
- CONSTRUCTION MAY INTERRUPT SERVICE, WITH LVVWD APPROVAL AND PROPER NOTIFICATION, BETWEEN THE HOURS OF 10 P.M. AND 6 A.M., SUNDAY THROUGH THURSDAY. CIRCUMSTANCES MAY REQUIRE TEMPORARY SERVICE FEEDS BE INSTALLED, WITHOUT LVVWD REIMBURSEMENT. ANY TEMPORARY SERVICE FEED MUST HAVE PRIOR LVVWD APPROVAL.
- ALL WATER FACILITY CONSTRUCTION MATERIALS USED MUST BE AS LISTED ON THE LVVWD'S PRE-APPROVED MATERIALS AND MANUFACTURERS LISTING FOR NEW FACILITIES, LATEST REVISION, OR SPECIFICALLY APPROVED ON THESE PLANS.

LAS VEGAS VALLEY WATER DISTRICT STANDARD NOTES

- NO WORK SHALL BEGIN UNTIL THE WATER PLANS HAVE BEEN RELEASED FOR CONSTRUCTION BY LVVWD. FOLLOWING WATER PLAN APPROVAL, 48 HOUR NOTICE SHALL BE GIVEN TO THE LVVWD COMMUNICATIONS SUPPORT CENTER (258-7171) PRIOR TO THE START OF CONSTRUCTION. NOTICE MUST BE GIVEN BY 2:00 P.M. THE BUSINESS DAY PRIOR TO AN LVVWD INSPECTION.
- ALL WORK SHALL CONFORM TO LVVWD STANDARD PLATES, DRAWINGS, AND SPECIFICATIONS AND THE UNIFORM DESIGN AND CONSTRUCTION STANDARDS FOR WATER DISTRIBUTION SYSTEMS (UDACS), LATEST EDITION.
- ALL WORK, EXCEPT AS MODIFIED BY THESE PLANS OR BY NOTE 2, SHALL BE DONE IN ACCORDANCE WITH THE MOST CURRENT EDITION OF THE UNIFORM STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION OFF-SITE IMPROVEMENT, CLARK COUNTY AREA.
- A SINGLE PIPE MATERIAL SHALL BE USED THROUGHOUT THE PROJECT UNLESS OTHERWISE APPROVED BY THE LVVWD.
- ALL SERVICE LATERALS TWO (2) INCHES IN DIAMETER AND SMALLER SHALL BE COPPER TUBING WITH LVVWD APPROVED SERVICE SADDLES.
- ALL WATER METER BOXES SHALL BE LOCATED OUTSIDE OF DRIVEWAY AREAS.
- ALL VALVES SHALL BE LOCATED OUTSIDE OF DRIVEWAYS, VALLEY AND CURB CUTTERS.
- THE FOLLOWING REQUIREMENTS MUST BE MET IN THE EVENT OF A WATERLINE AND SANITARY OR STORM SEWER LINE CROSS:
 - A MINIMUM EIGHTEEN (18) INCH VERTICAL SEPARATION (OUTSIDE TO OUTSIDE) MUST BE MAINTAINED WHEN THE WATER LINE IS INSTALLED OVER THE SANITARY OR STORM SEWER LINE. IF THE VERTICAL SEPARATION CANNOT BE MAINTAINED, THE WATER LINE MUST BE PLACED UNDER THE SANITARY OR STORM SEWER LINE. THE SANITARY OR STORM SEWER LINE MUST BE CONSTRUCTED WITH ONE OF THE FOLLOWING OR, AS SHOWN ON THESE PLANS:
 - POTABLE WATER SUPPLY QUALITY MATERIAL
 - ENCASEMENT, WITH FOUR (4) INCH CONCRETE (MINIMUM)
 - SLEEVING WITH POTABLE WATER SUPPLY QUALITY PIPE
 - EACH PROVISION MUST EXTEND ALONG THE SANITARY OR STORM SEWER, ON EITHER SIDE OF THE MAIN, A MINIMUM 10 FOOT DISTANCE PERPENDICULAR TO THE WATER MAIN EXTERIOR.
- WARNING TAPE SHALL BE REQUIRED OVER ALL MAINS, ALL SIX (6) INCH DIAMETER AND LARGER SERVICE LATERALS, AND ANY SERVICE LATERAL NOT INSTALLED PERPENDICULAR TO THE MAIN IN ACCORDANCE WITH STANDARD PLATE NO. 27.

NORTHWEST PROPERTIES, L.L.C.
 6900 WESTCLIFF DRIVE, #505
 LAS VEGAS, NEVADA 89128
 (702)256-3781

FLYNN GALLAGHER CORP. CENTER
 NWC OF CHEYENNE AND BUFFALO
 APN 138-09-801-018 & 019
 CITY OF LAS VEGAS

DRAWN BY: AUG/98
 DESIGNED BY: MC/DS/MS/PWK AUG/98
 CHECKED BY: MC AUG/98
 PROJECT NO.: 02-1988-087
 SCALE: 1" = 30'
 10/23/98
 C3
 3 OF 15 SHEETS
 DRAWING NO. 107-V2965

