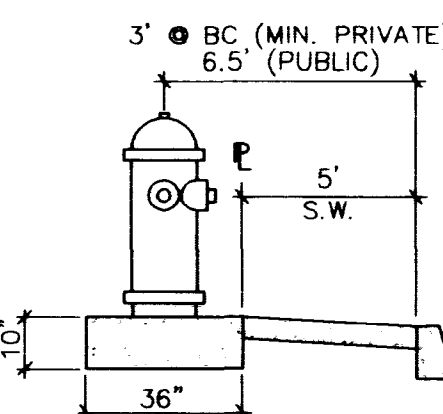


MATCHLINE SEE SHEET C4

GRAPHIC SCALE

(IN FEET)
1 inch = 30 ft.

STREET LIGHT INSTALLATION



FIRE HYDRANT INSTALLATION

NOTE:
ALL ON-SITE SEWERS ARE PRIVATELY OWNED AND MAINTAINED.

APPROVALS

CITY OF LAS VEGAS
LAS VEGAS VALLEY WATER DISTRICT
12/27/98
1/20/99
2/2/99

LAS VEGAS FIRE DEPARTMENT

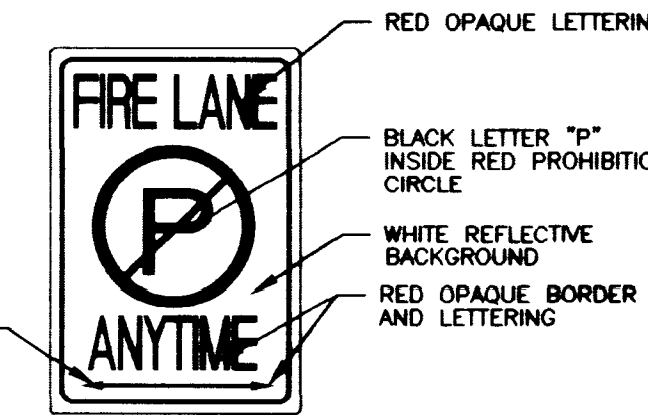
FIRE FLOW IS: 3,125 GPM AT 20 PSI RESIDUAL PRESSURE
BASED ON:
LARGEST BLDG.
SQUARE FOOTAGE: 51,970 SQ. FT.
AREA BETWEEN 4-HR AREA
SEPARATION WALLS: N/R
BUILDING HEIGHT: 35'
NUMBER OF STORIES: 1
OCCUPANCY: V-N
FULL AUTOMATIC FIRE SYSTEM: YES

NOTES:

- ALL DIMENSIONS TO UTILITIES ARE TO CENTERLINE OF PIPE, BACK OF CURB, PROPERTY LINE, CENTERLINE, & BUILDING LINE, 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 UPC STANDARDS FROM MAIN TO 5' FROM BUILDING.
- ALL EXISTING UTILITY STRUCTURES WITHIN CONSTRUCTION AREA SHALL BE ADJUSTED TO MATCH FINISH GRADE (I.E. W. BOX, W.M., ANNOUE BOX, FH, TEL. BOX, ETC.).
- FOR EXACT BUILDING LATERAL CONNECTION POINTS, SEE PLUMBING PLANS.

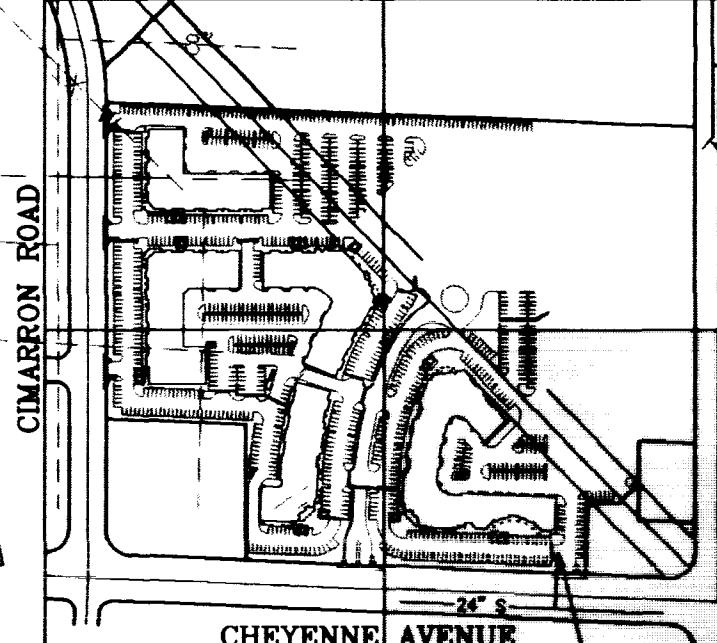
LEGEND:

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:

SHEET LAYOUT INDEX



SEWER CONNECTION KEY

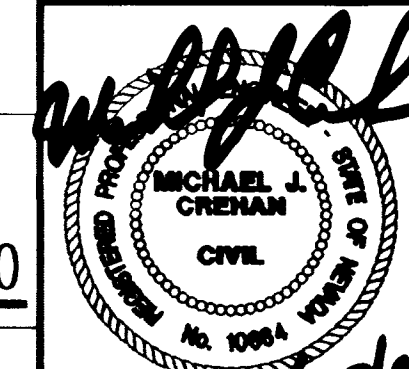


6 OF 15 SHEETS
DRAWING NO.
107-V2965

NORTHWEST PROPERTIES, L.L.C.
6900 WESTCLIFF DRIVE, #505
LAS VEGAS, NEVADA 89126
(702) 536-3761

UTILITY PLAN
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: AUG/98
CHECKED BY: AUG/98
PROJECT NO: 02-1988-067
SCALE: 1" = 30'



107-V2965

MATCHLINE SEE SHEET C5

BLDG 1
F.F. = 74.70

CHEYENNE AVENUE (100' R.O.W.)

CHEYENNE IMPROVEMENTS PER
CLV DWG #107-V231D - S.I.D. #1447

CONSTRUCTION NOTES

- 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
- 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" x 6" x 3" TEE

- INSTALL 4" PVC SEWER LATERAL CONNECTION PER CCSD STD. DWG. NO. SD-17, LAY PIPE AT 2.0% MINIMUM SLOPE
- INSTALL 6" PVC SEWER LATERAL CONNECTION PER CCSD STD. DWG. NO. SD-17
- INSTALL 250W STREET LIGHT
- INSTALL 2" STREET LIGHT CONDUIT

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)

EXISTING NORTSHORE PROFESSIONAL
OFFICE PLAZA, CLV DWG #107Y-4534

EXISTING
LVVWD WELL STIE

EDGE OF
DEVELOPMENT

ABANDONED VALVE CUT AND CAP (1) 6" (2) 8"

ALL VALVES TO BE ABANDONED IN THE CLOSED POSITION, UNLESS SHOWN OTHERWISE, BY REMOVING A MINIMUM OF THE TOP 12 INCHES OF THE VALVE BOX AND THEN FILLING THE REMAINING PORTION OF THE VALVE BOX WITH CONCRETE HAVING A COMPRESSIVE STRENGTH OF AT LEAST 2,000 PSI.

THE CONTRACTOR SHALL CUT THE EXISTING PIPE 3' BEYOND THE ABANDONED VALVE AND INSTALL A CAP. WHERE A JOINT OR COUPLING IN THE EXISTING PIPE IS UNCOVERED AT THE CUT AND CAP LOCATION, THE INSTALLATION OF A PLUG MAY BE PERMITTED WITH DISTRICT APPROVAL. THE CONTRACTOR SHALL INSTALL A CONCRETE THROST BLOCK IN ACCORDANCE WITH THE PROVISIONS OF THE UDCS, PLATE NO. 107-V231D AT ALL CAP OR PLUG LOCATIONS.

BOTTOM WATER=68.2±
TOP SEW=62.6±

55 LF~6" PVC SEWER
@ 1.0% (PRIVATE)

STA. 21+50.90
EX. WATER LINE

STA. 21+46
EX. ST. LT.

STA. 20+46
EX. ST. LT.

STA. 20+46
EX. ST. LT.

STA. 20+46
EX. ST. LT.

(F.F. = 68.2)

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