

Avoid cutting underground utility lines. It's costly.
Call before you Dig
1-800-227-2600

Avoid cutting underground utility lines. It's costly.
Call before you Overhead
1-702-593-6111

40' 20' 0 40'
SCALE: 1" = 40'

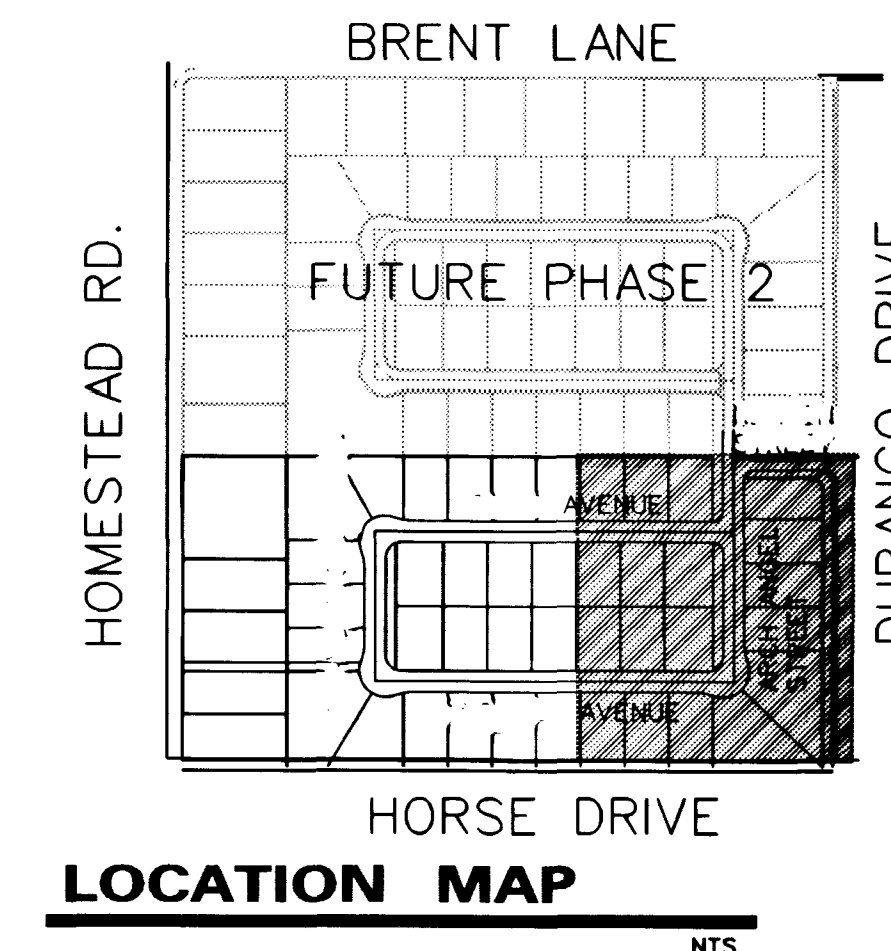
FUTURE
MYSTIC VALLEY
PHASE 2
SEE SHEET SS1

BASIS OF BEARING

NORTH 001°13' EAST, BEING THE BEARING OF THE EAST LINE OF THE NORTHEAST QUARTER (NE 1/4) OF THE NORTHEAST QUARTER (NE 1/4) OF SECTION 8, TOWNSHIP 19 SOUTH, RANGE 60 EAST, M.D.M. CLARK COUNTY, NEVADA AS SHOWN ON THE MAP IN FILE 87 OF SURVEYS, PAGE 83, OFFICIAL RECORDS OF CLARK COUNTY, NEVADA.

BENCHMARK

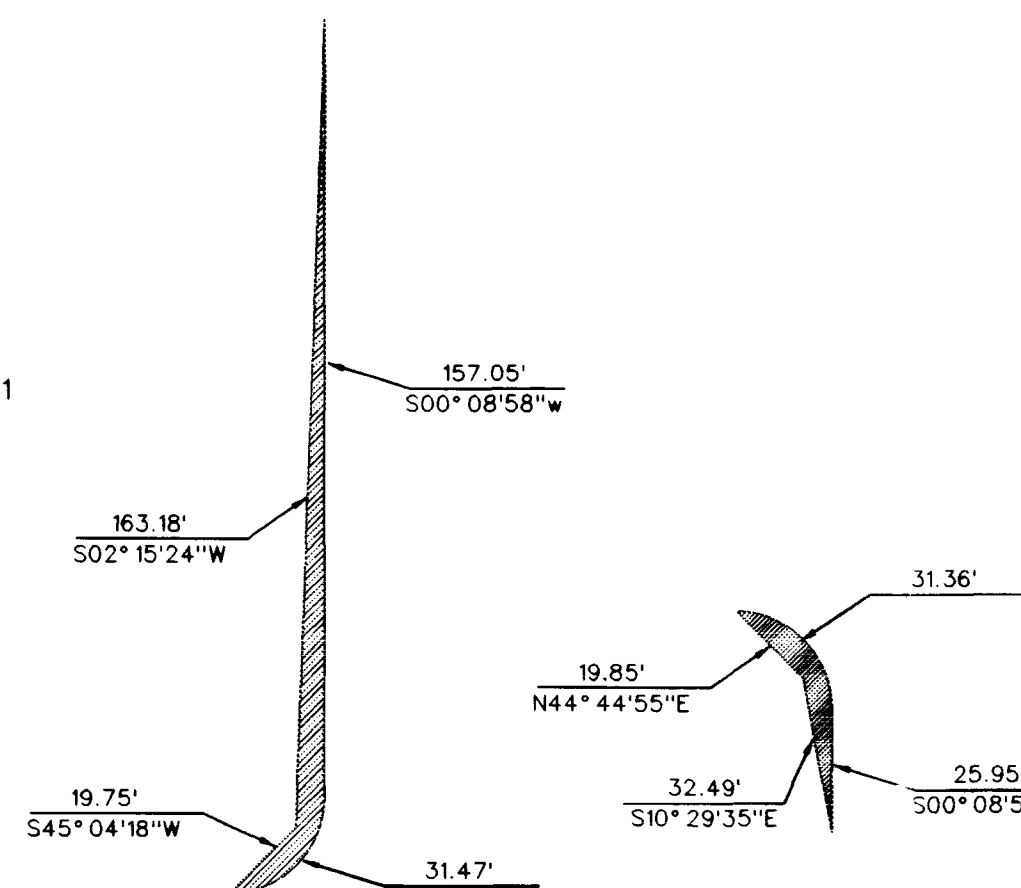
C.L.V. BENCHMARK: 1LV90-BNE'S
BLM BRASS CAP AT THE INTERSECTION OF
DURANGO DRIVE AND IRON MOUNTAIN ROAD
NAVD 1988 ELEV 771.9689 METERS (2532.70 FEET)



GRADING CONSTRUCTION NOTES

- CONSTRUCT 2" AC PAVING OVER 4" TYPE II BASE ON 6" TYPE I BASE PER STANDARD DWG. NO. 207.
- REMOVE EXISTING PAVEMENT AND CONSTRUCT 4" MIN AC PAVING OVER 4" TYPE II AGGREGATE BASE ON 9" TYPE I OR II AGGREGATE BASE PER C.C. STD. DWG. #203.
- CONSTRUCT "L" TYPE CURB PER CLARK COUNTY AREA STD. DWG. 216
- CONSTRUCT 30" ROLL CURB PER CLARK COUNTY STD. DWG. #217A
- CONSTRUCT RETAINING WALL PER CITY OF LAS VEGAS DEPT OF BUILDING AND SAFETY STANDARDS
- CONSTRUCT 8" WIDE CROSS GUTTER PER CLARK
- CONSTRUCT 4" THICK CONCRETE SIDEWALK PER CLARK COUNTY AREA STD. DWG. NO. 234.
- SIDEWALK UNDERDRAN PER CLARK COUNTY AREA STD. DWG. NO. 236. (CONSTRUCTED BY SPRING MTN. RANCH PROJECT PER PLANS BY V.T.N.)
- NOT USED
- INSTALL WROUGHT IRON CRASH GATE PER CLV STANDARDS
- CONSTRUCT FLOOD WALL PER CITY OF LAS VEGAS DEPT. OF BUILDING AND SAFETY STANDARDS
- CONSTRUCT SIDEWALK RAMP PER CLARK COUNTY STD. DWG. NO. 235, CASE 1, "A" - 8.0', "B" - 8.0'
- 10.00' TYPE-C D.I., 24" BUBBLER 34.01 TC, 29.16 INV. OUD (WITH 2 GRATES) (CONSTRUCTED BY SPRING MTN. RANCH PROJECT PER PLANS BY V.T.N.)

SITE VISIBILITY ZONE



I CERTIFY THAT THIS GRADING PLAN CONFORMS TO THE APPROVED DRAINAGE STUDY FOR THIS SITE ON FILE AT THE CITY OF LAS VEGAS.
James W. Leland 4/26/99
JAMES W. LEALAND P.E. 4932 DATE

RICHMOND AMERICAN HOMES OF NEVADA INC.
7280 WEST PEAK STE. 212
LAS VEGAS, NV 89128
(702) 240-0800

GRADING PLAN
(EAST HALF)

MYSTIC VALLEY
PHASE I

SHEET	TITLE
7 OF 18 SHEETS	G1
DRAWING NO.	107V-4599-1
DRAWN BY:	G. HOWELL, W. KIM
DESIGNED BY:	E. SERRANO, M. BELEN
CHECKED BY:	J. W. LEALAND
PROJECT NO.	98-0031-03
SCALE:	1" = 40'
DATE	4/26/99
SEAL	JAMES W. LEALAND P.E. 4932

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Las Vegas, NV 89118
Tel: (702) 368-3008
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CONSULTANTS INC.
PLANNING ENGINEERS

