

BENCHMARK DATA

CITY OF LAS VEGAS DATUM:
BRASS CAP IN TOP OF CURB, NE QUADRANT
WASHBURN ROAD and ROYER RANCH ROAD
ELEVATION: 2406.21

BASIS OF BEARING

S 88°59'47" E BEING THE NORTH LINE OF THE
NW 1/4 of the SW 1/4 of SECTION 33, T19S, R60E, M.D.B.&M., AS
RECORDED IN FILE 18, PAGE 32 OF PARCEL MAPS
CLARK COUNTY CUMULATIVE INDEX

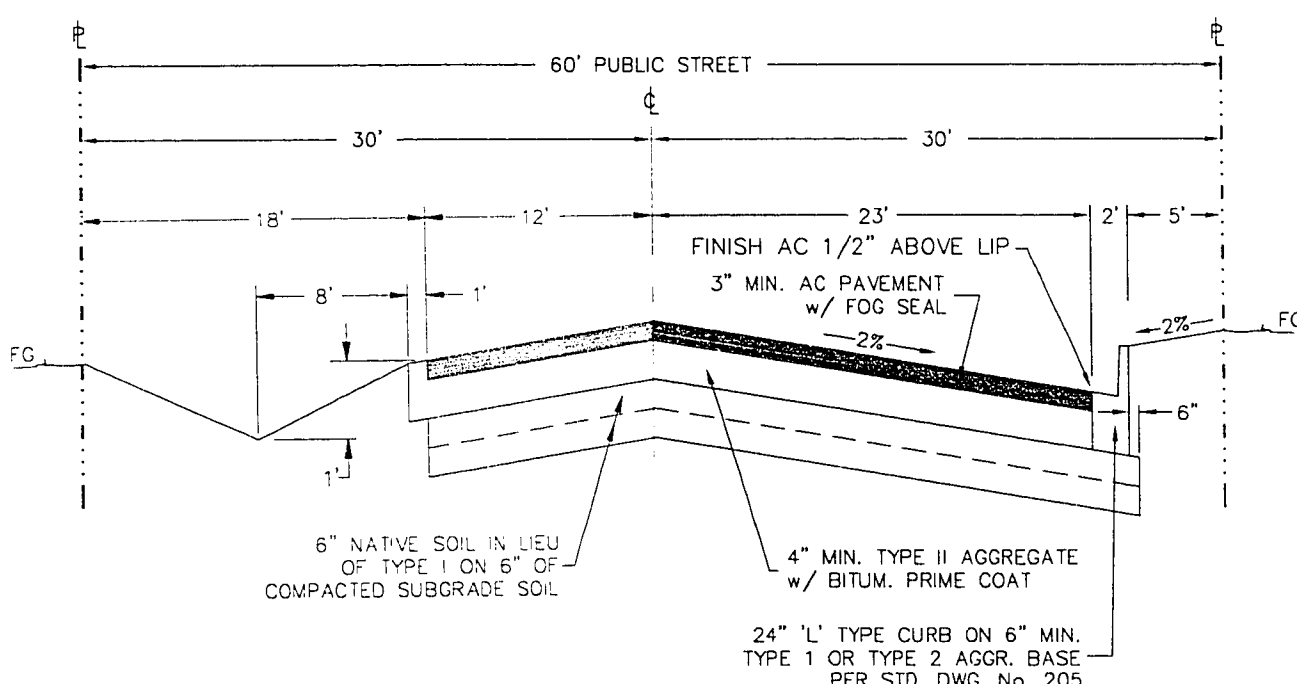
CURVE DATA

No.	Δ	RADIUS	LENGTH	TANGENT	NOTES
①	90°50'27"	15.00'	23.78'	15.22'	P.L.
②	90°50'27"	20.00'	31.71'	20.30'	B.C.

GRAPHIC SCALE



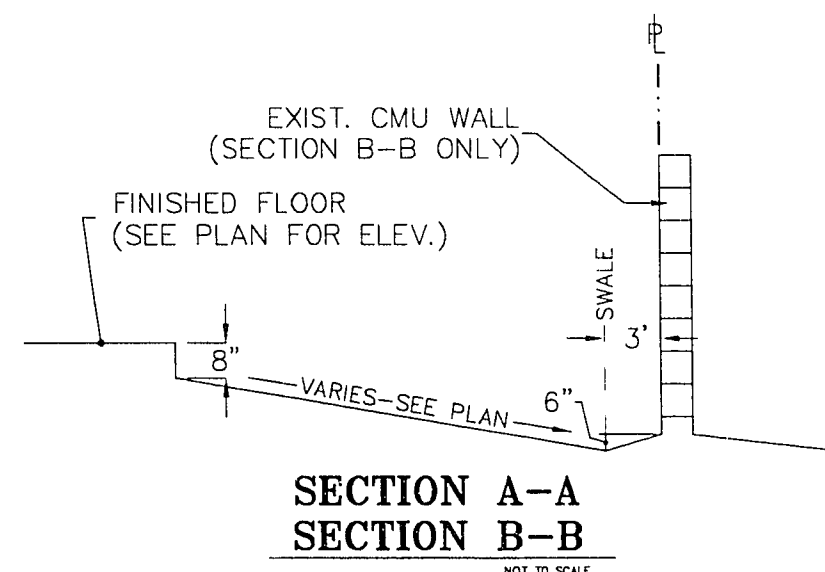
I CERTIFY THAT THIS GRADING PLAN
CONFORMS TO THE APPROVED DRAINAGE
STUDY ON FILE AT THE CITY OF LAS VEGAS
Terry A. Cripp 7-5-94
TERRY CRIFF, P.E. DATE



TYPICAL STREET SECTIONS

TOMSIK STREET
ROSADA WAY

NOT TO SCALE



**SECTION A-A
SECTION B-B**

NOT TO SCALE

LEGEND

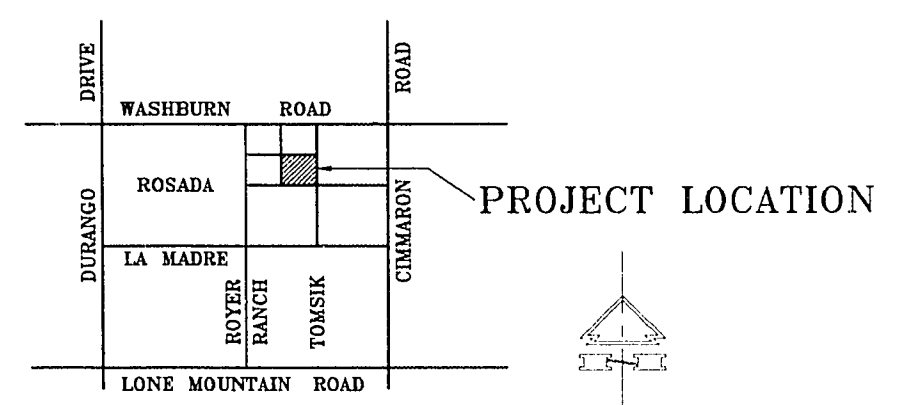
- RIGHT-OF-WAY LINE
- - - PROPERTY LINE
- PROPERTY CORNER
- - - FLOWLINE
- GRADE BREAK
- EDGE OF EXIST. A.C. PAVT.
- EDGE OF EXIST. GRAVEL
- EXIST. CONTOUR
- PROPOSED CONTOUR
- 00.00 FINISH GRADE
- (00.00) EXIST. ELEVATION
- FLOW DIRECTION
- F.L. FLOWLINE
- H.P./L.P. HIGH POINT/LOW POINT

FIRE FLOWS

FIRE FLOW REQUIRED: 1500 GPM @ 20 PSI
ACTUAL FLOW CALCULATED: 1500 GPM @ 32 PSI
SEE FIRE FLOW CALC REPORT FOR CALCULATIONS.
ALL NEW CONSTRUCTION IS SINGLE FAMILY RESIDENTIAL

BLOCK WALLS

NO BLOCK WALLS ARE PROPOSED FOR THIS PROJECT



VICINITY MAP

CITY OF LAS VEGAS GENERAL NOTES

- ALL CONSTRUCTION AND MATERIALS SHALL BE IN ACCORDANCE WITH THE "UNIFORM STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION OFF-SITE IMPROVEMENTS, CLARK COUNTY AREA, NEVADA", LATEST EDITION. THE "UNIFORM STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION, CLARK COUNTY AREA", LATEST EDITION, AND OTHER APPLICABLE APPROVED STANDARDS ISSUED BY THE CONTROLLING AGENCY, THE "UNIFORM BUILDING CODE" & ALL LOCAL CITY CODES & ORDINANCES APPLICABLE, EXCEPT AS NOTED ON THIS SHEET AS "DEVIATIONS FROM STANDARDS".
- THE EXISTENCE AND LOCATION OF ANY OVERHEAD OR UNDERGROUND UTILITY LINES, PIPES, OR STRUCTURES SHOWN ON THESE PLANS ARE OBTAINED BY A RESEARCH OF THE AVAILABLE RECORDS. EXISTING UTILITIES ARE LOCATED ON PLANS ONLY FOR THE CONVENIENCE OF THE CONTRACTOR. EXISTING UTILITY SERVICE LATERALS MAY NOT BE SHOWN ON THE PLANS. THE CONTRACTOR SHALL, AT HIS OWN EXPENSE, LOCATE ALL UNDERGROUND AND OVERHEAD INTERFERENCES WHICH MAY AFFECT HIS OPERATION DURING CONSTRUCTION AND SHALL TAKE ALL NECESSARY PRECAUTIONS TO AVOID DAMAGE TO SAME. THE CONTRACTOR SHALL USE EXTREME CAUTION WHEN WORKING NEAR OVERHEAD OR UNDERGROUND POWER, GAS AND/OR OTHER UTILITIES SO AS TO SAFELY PROTECT ALL PERSONNEL AND EQUIPMENT, AND SHALL BE RESPONSIBLE FOR ALL COSTS AND LIABILITY IN CONNECTION THEREWITH.
- THE CONTRACTOR SHALL TAKE ALL PRECAUTIONARY MEASURES NECESSARY TO PROTECT EXISTING UTILITY LINES, STRUCTURES, AND STREET IMPROVEMENTS WHICH ARE TO REMAIN IN PLACE, FROM DAMAGE, AND ALL SUCH IMPROVEMENTS OR STRUCTURES DAMAGED BY THE CONTRACTOR'S OPERATIONS SHALL BE REPAIRED OR REPLACED SATISFACTORY TO THE CITY ENGINEER OR OWNING UTILITY COMPANY AT THE EXPENSE OF THE CONTRACTOR.
- ALL CONSTRUCTION SHALL BE AS SHOWN ON THESE PLANS, ANY REVISIONS SHALL HAVE THE PRIOR WRITTEN APPROVAL OF THE CITY ENGINEER.
- TYPE V CEMENT SHALL BE USED IN ALL OFF-SITE CONCRETE WORK. CONCRETE TO BE 3000 PSI MINIMUM @ 28 DAYS. MIX DESIGN TO BE APPROVED BY THE QUALITY CONTROL DIVISION PRIOR TO USE ON THE PROJECT.
- PERMITS ARE REQUIRED FOR ANY WORK IN THE PUBLIC RIGHT-OF-WAY. THE CONTRACTOR SHALL SECURE ALL PERMITS AND INSPECTIONS REQUIRED FOR THIS CONSTRUCTION.
- EXPANSION JOINTS REQUIRED, MAXIMUM EVERY 300 FEET IN EXTRUDED TYPE CURB.
- AC PAVEMENT TO BE 1/2" ABOVE LIP OF ALL GUTTERS AFTER COMPACTION, EXCEPT AT SIDEWALK RAMPS.
- APPLY FOG SEAL ONLY AFTER ALL CORRECTIONS AND ADJUSTMENTS HAVE BEEN MADE.
- CURB & GUTTER WITH A GRADE OF LESS THAN FOUR TENTHS OF ONE PERCENT SHALL BE WATER TESTED AS SOON AS POSSIBLE AFTER CONSTRUCTION. ANY CURB AND GUTTER FOUND TO BE UNACCEPTABLE TO THE CITY SHALL BE REMOVED AND REPLACED.
- SIDEWALK RAMPS SHALL BE CONSTRUCTED IN EACH QUADRANT OF AN INTERSECTION PER STANDARD DRAWING 235. EXACT LOCATION OF RAMPS MAY BE ADJUSTED IN THE FIELD BY A CITY INSPECTOR.
- CONTRACTOR SHALL PROVIDE ALL NECESSARY HORIZONTAL AND VERTICAL TRANSITIONS BETWEEN NEW CONSTRUCTION AND EXISTING SURFACES TO PROVIDE FOR PROPER DRAINAGE AND FOR INGRESS AND EGRESS TO NEW CONSTRUCTION. THE EXTENT OF THE TRANSITIONS ARE AS SHOWN ON PLANS, OR AS DESIGNATED IN THE FIELD BY A CITY INSPECTOR.
- ALL GRADING WORK SHALL CONFORM TO THE SOILS REPORT AS PREPARED BY THE SOILS ENGINEER AND APPROVED BY THE CITY ENGINEER, AS SHOWN ON THESE PLANS.
- EXACT LOCATION OF ALL SAWCUT LINES MAY BE DETERMINED IN THE FIELD BY A CITY OF LAS VEGAS INSPECTOR IF THE LOCATION ON PLANS IS NOT CLEARLY SHOWN, OR IF EXISTING PAVEMENT CONDITION REQUIRES RELOCATION.
- THE CONTRACTOR SHALL TAKE ALL PRECAUTIONS NECESSARY TO PROTECT EXISTING PERMANENT SURVEY MONUMENTS. ANY MONUMENTS DISTURBED SHALL BE REPLACED AND ADJUSTED PER AVAILABLE RECORDS IN ACCORDANCE WITH N.E.S. STATUTE NO. 200-1500.
- UTILITY COMPANY METER BOXES, MANHOLE LIDS, VALVE COVERS, ETC., SHALL BE LOCATED OUT OF DRIVEWAYS, DRIVEWAY APRONS, FLOWLINES, AND CROSS GUTTERS UNLESS WRITTEN APPROVAL IS GRANTED BY THAT UTILITY COMPANY AND THE CITY ENGINEER.
- WALL NOTES:
A. ALL WALLS, NEW OR EXISTING, ARE ONLY SHOWN FOR THE PURPOSE OF GRADING RELATIONSHIPS.
B. THE STRUCTURAL AND ARCHITECTURAL DESIGN OF ALL WALLS (RETAINING OR NON-RETAINING) MUST BE APPROVED BY THE CLV BUILDING DEPARTMENT.
- ASPHALT MIX DESIGN MUST BE SUBMITTED AND APPROVED BY THE CITY ENGINEER PRIOR TO THE PLACEMENT OF ASPHALT ON CITY STREETS.

LAS VEGAS FIRE DEPARTMENT NOTES

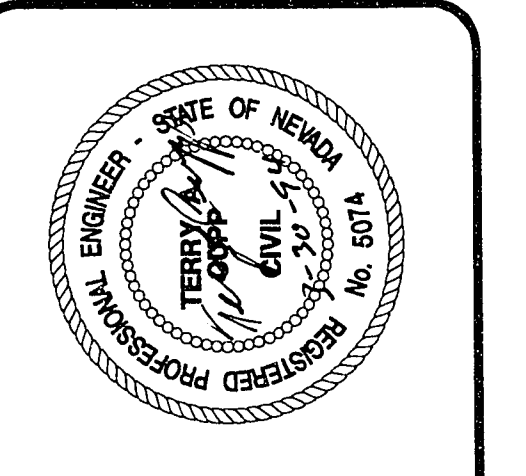
- ALL WORK SHALL BE DONE IN STRICT ACCORDANCE WITH CITY OF LAS VEGAS FIRE DEPARTMENT "HYDRANT SPECIFICATIONS", "HYDRANT INSTALLATION SPECIFICATIONS", & ORDINANCE #3677.
- AUTHORIZED FIRE HYDRANTS FOR THIS PROJECT ARE:
A. KENNEDY GUARDIAN
B. HUELLER A-423 CENTURIAN
C. CLOW MODEL 2546 MEDALLIAN
- ON ANY NEW HOME OR BUILDING INSTALLATION, ACCESSIBLE FIRE HYDRANTS SHALL BE INSTALLED BEFORE COMPLETION OF CONSTRUCTION COMMENCES AND SAID FIRE HYDRANTS SHALL BE IN GOOD WORKING ORDER WITH AN ADEQUATE WATER SUPPLY.
- CONTRACTOR SHALL PLACE A BLUE REFLECTIVE MARKER AT CENTERLINE OF STREET ADJACENT TO FIRE HYDRANT AS REQUIRED IN ORDINANCE #3677 TO IDENTIFY HYDRANT LOCATIONS.
- CALL THE LAS VEGAS BUILDING DEPARTMENT AT 229-2071 FOR UNDERGROUND INSPECTION, AND PRESSURE AND FLUSH VERIFICATION, OF ALL FIRE HYDRANTS & FIRE LINES BEFORE COVERING.
- PAINTING OF THE CURB & HYDRANT AND ANY WORK NECESSARY FOR THE PROTECTION OF THE HYDRANT FROM PHYSICAL DAMAGE PER ORDINANCE #3677 SHALL BE COMPLETED BEFORE APPROVAL BY THE CITY OF LAS VEGAS FIRE DEPARTMENT.
- A PERMIT IS REQUIRED FROM THE FIRE DEPARTMENT FOR ON-SITE WATER LINE & FIRE HYDRANT. THE PERMIT & CONTRACTOR'S MATERIAL & TEST CERTIFICATE FOR UNDERGROUND PIPING FORM SHALL BE OBTAINED FROM THE FIRE PROTECTION ENGINEER EBBG TO BEGINNING ANY WORK.
- A FLOW TEST MUST BE WITNESSED BY THE FIRE DEPARTMENT PRIOR TO OCCUPANCY, FOR VERIFICATION OF REQUIRED ON-SITE WATER SUPPLY.
- CALL ON-SITE FIRE MAIN MATERIALS MUST BE UL LISTED & AWMA APPROVED.
- FIRE HYDRANT SPACING: RESIDENTIAL - 500 FEET UNSPRINKLERED, 600 FEET SPRINKLERED. COMMERCIAL, INCLUDING MULTI-FAMILY - 300 FEET UNSPRINKLERED, 400 FEET SPRINKLERED.
- NO FIRE HYDRANT SHALL BE LOCATED WITHIN THE REQUIRED RADIUS OF CUL DE SAC OR WITHIN 20 FEET OF THE PERIMETER OF THE RADIUS OF THE CUL DE SAC.
- NO FIRE HYDRANT SHALL BE LOCATED WITHIN 6 FEET OF ANY CURB RETURN, DRIVEWAY, POWER POLE, STREET LIGHT, OR ANY OTHER OBSTRUCTION.
- NOT MORE THAN 2 HYDRANTS CAN BE OUT OF SERVICE DUE TO A SINGLE MAIN BREAK.
- THE TURNING RADIUS FOR ANY FIRE APPARATUS ROAD AND/OR FIRE LANE (PUBLIC OR PRIVATE) SHALL NOT BE LESS THAN 45 FEET OUTSIDE RADIUS & 22 FEET INSIDE RADIUS.
- A FIRE APPARATUS ROAD SHALL BE REQUIRED WHEN ANY PORTION OF AN EXTERIOR WALL OF THE FIRST STORY IS LOCATED MORE THAN 150 FEET FROM A FIRE DEPARTMENT VEHICLE ACCESS (SEE EXCEPTIONS IN UPC 66, SECTION 10.207).
- ALL DEAD END FIRE APPARATUS ACCESS ROADS AND/OR FIRE LANES PUBLIC OR PRIVATE IN EXCESS OF 150 FEET IN LENGTH SHALL BE PROVIDED WITH AN APPROVED TURN AROUND AREA. SEE ORDINANCE #3677.

APPROVALS

Dennis Anderson 7-7-94
LAS VEGAS CITY ENGINEER DATE
Dennis Anderson, PE
Joseph Lopez 4/1/94
LAS VEGAS FIRE DEPARTMENT DATE

Call Before You Dig It's a Law
1-800-227-2600

REVISION	BY
1. CORP. 3/1/79	
2. 3/1/79	
3. 3/1/79	
4. 3/1/79	
5. 3/1/79	
6. 3/1/79	
7. 3/1/79	
8. 3/1/79	
9. 3/1/79	
10. 3/1/79	
11. 3/1/79	
12. 3/1/79	
13. 3/1/79	
14. 3/1/79	
15. 3/1/79	
16. 3/1/79	
17. 3/1/79	
18. 3/1/79	



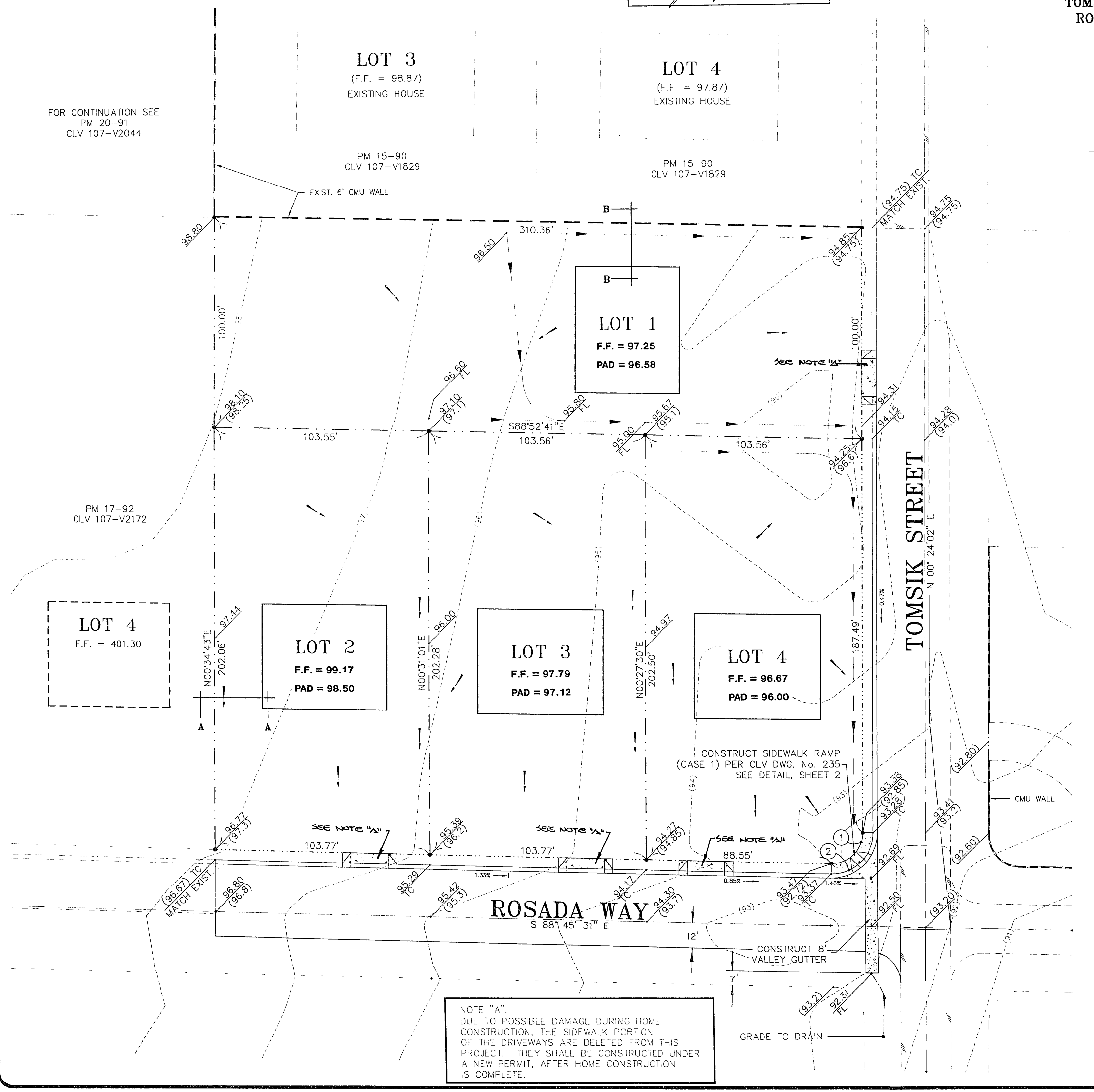
ENGINEER
TERRY A. CRIPP
5842 BUNCH STREET
LAS VEGAS, NV
89122
451-7892

A Portion of the
SE 1/4 of the NW 1/4
of the NE 1/4 of the
SW 1/4 of SECTION 33,
T19S, R60E, M.D.B.&M.
CLARK COUNTY, NEVADA

GRADING PLAN
FOR
MANUEL J. HURTADO
HURTADO CONSTRUCTION, INC.

DESIGNED TAC
SCALE 1"=30'
JOB NO. 93-100
PARCEL MAP No. PM 43-93
SHEET 1
OF 2 SHTS.

107-V2234



NOTE "A":
DUE TO POSSIBLE DAMAGE DURING HOME CONSTRUCTION, THE SIDEWALK PORTION OF THE DRIVEWAYS ARE DELETED FROM THIS PROJECT. THEY SHALL BE CONSTRUCTED UNDER A NEW PERMIT, AFTER HOME CONSTRUCTION IS COMPLETE.