

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 ISSUE; THE "UNIFORM STANDARD DRAWINGS FOR PUBLIC WORKS CONSTRUCTION, CLARK COUNTY AREA NEVADA"; THE "UNIFORM BUILDING CODE, AND ALL LOCAL CITY CODES AND 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 WERE 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 SUCH IMPROVEMENTS OR STRUCTURES DAMAGED BY THE CONTRACTOR'S OPERATIONS SHALL BE REPAIRED OR REPLACED SATISFACTORY TO THE CITY ENGINEER OR OWNING UTILITY AT THE EXPENSE OF THE CONTRACTOR.
- ALL CONSTRUCTION SHALL BE 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 P.S.I. 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 CURB.
- A/C 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 ANY 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 TRANSITIONS TO BE 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, AND 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 LOCATION ON PLANS IS NOT CLEARLY SHOWN, OR THE 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.R.S. STATUTE NO. 625.550.
- UTILITY COMPANY METER BOXES, MANHOLE LIDS, VALVE COVER, ETC. SHALL BE LOCATED OUT OF DRIVEWAYS, DRIVEWAY APRONS, FLOWLINES, AND CROSS GUTTERS UNLESS WRITTEN APPROVAL IS GRANTED BY THE UTILITY COMPANY AND THE CITY ENGINEER.
- WALL NOTES:
 - ALL WALLS, NEW OR EXISTING, ARE ONLY SHOWN FOR THE PURPOSE OF GRADING RELATIONSHIPS.
 - THE STRUCTURAL AND ARCHITECTURAL DESIGN OF ALL WALLS (RETAINING OR NON-RETAINING) MUST BE APPROVED BY THE CLV DESIGN DEPARTMENT.
- ASPHALT MIX DESIGN MUST BE SUBMITTED AND APPROVED BY THE CITY ENGINEER PRIOR TO THE PLACEMENT OF ASPHALT ON CITY STREETS.
- ALL WORK ON RAINBOW BOULEVARD REQUIRES PERMIT AND APPROVAL FROM NEVADA DEPARTMENT OF TRANSPORTATION.
- DEVIATION FROM STANDARDS
THE VALLEY GUTTER FOR THE PROPOSED DRIVEWAY IMPROVEMENTS HAS BEEN DESIGNED AT A SLOPE OF 0.58% TO MATCH THE ELEVATIONS OF THE EXISTING IMPROVEMENTS.

FIRE DEPARTMENT NOTES

- ALL WORK SHALL BE DONE IN STRICT ACCORDANCE WITH THE CITY OF LAS VEGAS FIRE DEPARTMENT "HYDRANT SPECIFICATIONS", "HYDRANT INSTALLATION SPECIFICATIONS" AND ORDINANCE #3877.
- AUTHORIZED HYDRANTS FOR THIS PROJECT ARE:
 - KENNEDY GUARDIAN
 - MUELLER A-423 CENTURIAN
 - CLOW MODEL 2546 MEDALLION
- ON ANY NEW HOME OR BUILDING INSTALLATION, ACCESSIBLE FIRE HYDRANTS SHALL BE INSTALLED BEFORE COMBUSTIBLE 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 #3877 TO IDENTIFY THE FIRE HYDRANT LOCATIONS.
- CALL THE LAS VEGAS BUILDING DEPARTMENT AT 229-2071 FOR UNDERGROUND INSPECTION, PRESSURE AND FLUSH VERIFICATION OF ALL FIRE HYDRANTS AND FIRE LINES BEFORE COVERING.
- PAINTING OF THE CURES AND HYDRANT AND ANY WORK NECESSARY FOR PROTECTION OF HYDRANTS FROM PHYSICAL DAMAGE PER ORDINANCE #3877 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 AND FIRE HYDRANT. THE PERMIT AND CONTRACTORS MATERIAL AND TEST CERTIFICATE FOR UNDERGROUND PIPING FORM SHALL BE OBTAINED FROM THE FIRE PROTECTION ENGINEER PRIOR TO ANY WORK BEGINNING.
- A FLOW TEST MUST BE WITNESSED BY THE FIRE DEPARTMENT PRIOR TO OCCUPANCY FOR VERIFICATION OF REQUIRED ON-SITE WATER SUPPLY.

CITY OF LAS VEGAS SEWER NOTES

- ALL CONSTRUCTION AND MATERIALS SHALL BE IN ACCORDANCE WITH THE LATEST EDITION OF THE DESIGN & CONSTRUCTION STANDARDS FOR WASTEWATER COLLECTION SYSTEMS AND THE UNIFORM STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION OFF-SITE IMPROVEMENTS, CLARK COUNTY AREA, NEVADA, AS AMENDED. IN ALL CASES, THESE STANDARDS SHALL SUPERSEDE THE UNIFORM STANDARD SPECIFICATIONS. IT WILL BE THE RESPONSIBILITY OF THE CONTRACTOR TO BE AWARE OF THE CONTENTS OF THE ABOVE SPECIFICATION BOOKS.
- IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO PERFORM CONSTRUCTION AS PER PLANS. ANY ADDITIONS, DELETIONS, OR CHANGES SHALL FIRST MEET WITH THE APPROVAL OF THE CONTROLLING AGENCY.
- CHISEL "S" OR "G" IN CURBS WHERE SEWER OR GAS LATERALS PASS UNDER THE CURB.
- POLYVINYL (PVC) SEWER PIPE SHALL MEET ASTM D-3034 SDR 35 SPECIFICATIONS. INSTALLED WITH SAND BEDDING AND BACKFILL OF TYPE II GRAVEL.
- ALL MANHOLES IN PAVED STREETS 80' R/W AND LARGER, SHALL HAVE CONCRETE COLLARS.
- TEE SADDLES SHALL BE USED TO CONNECT SEWER LATERALS TO EXISTING MAIN LINES UP TO 12" DIAMETER IN SIZE. CONNECTIONS TO 15" OR LARGER MAINS SHALL REQUIRE SPECIAL PROCEDURES.
- A SEWER MAIN CROSSING OVER A WATER MAIN OR LESS THAN 18" UNDER A WATER MAIN, MUST BE REINFORCED CONCRETE ENCASED FOR A DISTANCE NOT LESS THAN TEN FEET (10') TO EACH SIDE OF THE CENTERLINE OF THE WATER MAIN.
- ALL CONTRACTORS INSTALLING SEWER MAINS THAT WILL BE UNDER THE JURISDICTION OF THE CONTROLLING AGENCY MUST BE CLASS "A" CONTRACTORS.
- THE CITY OF LAS VEGAS WILL NOT ACCEPT ANY SEWER MAINS WHICH HAVE A VERTICAL DEFLECTION OF MORE THAN ONE TENTH (0.1) OF A FOOT FROM THE APPROVED CONSTRUCTION PLANS. SEWER MAINS FOUND TO EXCEED THIS TOLERANCE WILL HAVE TO BE REPAIRED OR REMOVED AND REPLACED TO THE SATISFACTION OF THE CITY ENGINEER PRIOR TO ACCEPTANCE BY THE CITY.

ESTIMATE OF QUANTITIES

UTILITIES

ONSITE
CONSTRUCT 4" SEWER LATERAL 116 LF.
CONSTRUCT 1.5" WATER LATERAL 105 LF.
AND PLUG VALVE

BOULEVARD

CHARLESTON

RAINBOW

THE EXISTENCE AND LOCATION OF UNDERGROUND UTILITY PIPES OR STRUCTURES ARE SHOWN ON PLANS FOR CONTRACTORS CONVENIENCE AND WERE OBTAINED BY A SEARCH OF AVAILABLE RECORDS. THE MARK GROUP, INC. ASSUMES NO RESPONSIBILITY FOR UTILITIES OR STRUCTURES NOT OF RECORD, OR NOT AT THE LOCATION OF RECORD.

RAINBOW

CURVE	RADIUS	LENGTH	DELTA
C1	4.50'	7.08'	89°57'14"
C2	4.50'	7.08'	90°05'10"
C3	2.00'	3.98'	114°22'04"
C4	2.00'	3.98'	113°54'55"
C5	14.00'	21.98'	89°57'14"
C6	20.00'	31.40'	89°57'14"
C7	19.00'	29.88'	90°02'46"
C8	25.00'	39.29'	90°02'46"
C9	1.89'	5.63'	170°33'52"
C10	1.94'	6.10'	179°41'43"

LINE	DIRECTION	DISTANCE
L1	S 02°40'14" E	44.05'
L2	N 87°22'32" E	80.34'
L3	N 02°43'39" W	40.89'
L4	S 87°09'29" W	18.00'
L5	S 02°50'31" E	14.90'
L6	S 88°28'28" E	16.86'
L7	N 87°22'32" E	28.66'
L8	N 02°37'28" W	6.00'
L12	N 02°37'28" W	6.00'
L13	N 87°22'32" E	23.79'
L14	N 83°40'59" E	18.62'
L15	N 02°24'26" W	14.93'
L16	S 87°09'29" W	18.00'
L17	S 87°19'48" W	8.00'
L18	S 87°19'48" W	8.00'
L19	N 88°45'14" E	13.27'
L20	S 88°12'52" W	13.54'

COMMERCIAL PROPERTY (DEVELOPED)

APRIL 17, 1995

COMMERCIAL PROPERTY (DEVELOPED)

LEGEND

- PROPOSED A/C
- EXISTING ELEVATION
- PROPOSED ELEVATION
- FLOWLINE
- CENTERLINE
- PROPERTY LINE
- EXISTING CURB TO BE REMOVED
- EXISTING STREET LIGHT
- EXISTING FIRE HYDRANT
- EXISTING LIGHT POLE
- FINISHED FLOOR
- TOP OF CURB
- ASPHALTIC CONCRETE
- V.G. VALLEY GUTTER
- FLOWLINE
- EXISTING TREES

FIRE FLOW CALCULATION

FIRE FLOW REQUIREMENT IS 1500 GALLONS PER MINUTE AT 20 PSI RESIDUAL
BASED ON:
SQUARE FOOTAGE 3000 SF
BUILDING HEIGHT 1 STORIES
TYPE OF CONSTRUCTION TYPE 3
SPRINKLER SYSTEM NO
SEPARATION 1 HOUR WALL

GRAPHIC SCALE



(IN FEET)
1 inch = 30 ft.

APPROVALS

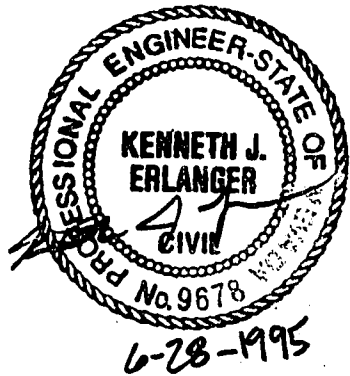
[Signature]
LAS VEGAS FIRE DEPARTMENT

NA
LAS VEGAS VALLEY WATER DISTRICT

7-5-95

DATE

DATE



PROJECT NO: 941263701

DATE: APRIL 17, 1995

SCALE: HORIZ: 1"=30'

VERT: N/A

DWG FILE: DEL-SOL(ONE)SHT01.DWG

SHEET

C2

OF 2 SHEETS

107-V2360

SITE DIMENSION AND UTILITY PLAN

MERCADO DEL-SOL PLAZA
FRD HOLDINGSDRAWN BY: W. JENSEN
DESIGNED BY: J. ENANGER
APPROVED BY: D. BAUSE

THE MARK GROUP, INC.
ENGINEERS & ARCHITECTS
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PHONE (702) 735-1111

CALL
before you
DIG
1-800-227-2600

UNDERGROUND SERVICE (USA)
AVOID CUTTING UNDERGROUND
UTILITY LINES. ITS COSTLY!

BENCHMARK

CITY OF LAS VEGAS BENCHMARK NO. CLN0261
CITY OF LAS VEGAS BRASS CAP IN CONCRETE
ON CENTERLINE - INTERSECTION OF RAINBOW
BOULEVARD AND CHARLESTON BOULEVARD.
ELEVATION = 2401.07

BASIS OF BEARINGS

N02°40'13"W THE WEST LINE OF THE NW
1/4 OF THE NW 1/4 SECTION 2, TOWNSHIP
21 SOUTH, RANGE 60 EAST, M.D.M. AS
SHOWN ON RECORD OF SURVEY MAP FILE 36.
PAGE 8, CLARK COUNTY RECORDS, NEVADA.