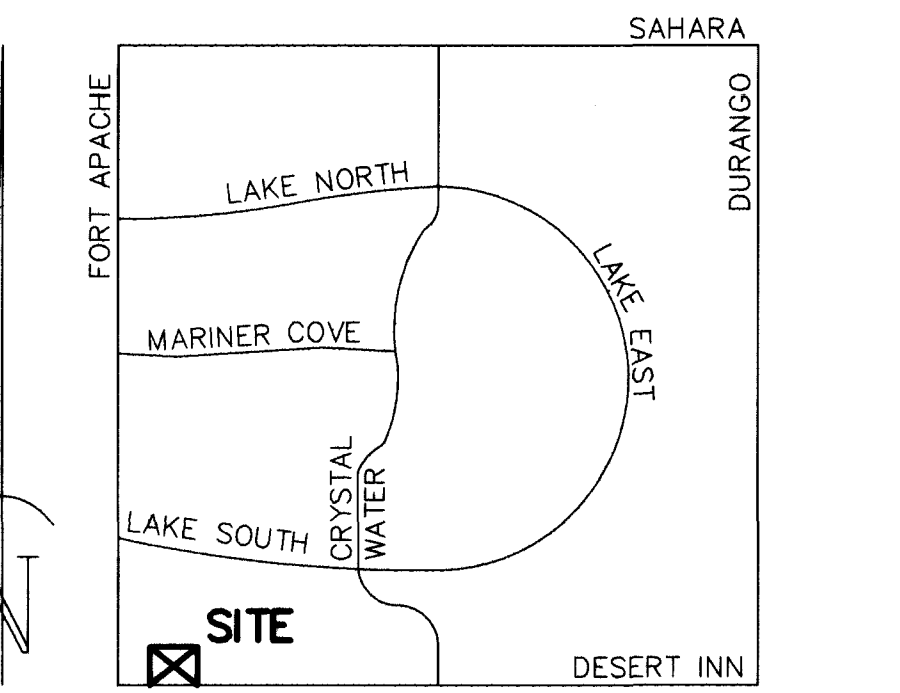
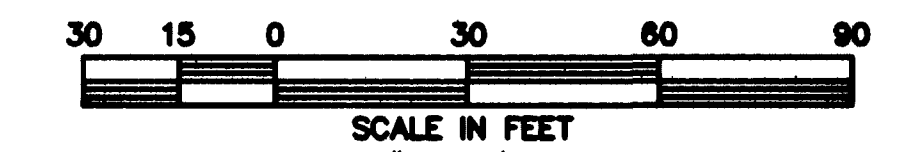


OAKMONT RETIREMENT COMMUNITY
CLV PLAN # 107-V2574

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

BASIS OF BEARINGS
S 88°51'13" E, BEING THE SOUTH LINE OF THE SW 1/4 SECTION 8, T.21S., R.60E., M.D.M., AS SHOWN IN BOOK 73, PAGE 90, OF PLATS.

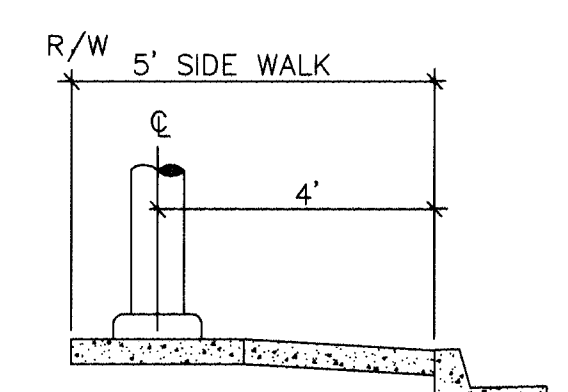
BENCHMARK
CITY OF LAS VEGAS BENCH MARK # 1LV10 7SES BEING A RIVET AND PLATE IN THE TOP OF CURB NW RETURN OF DESERT INN ROAD AND FORT APACHE ROAD. ELEV=832.1847 METERS (2730.26 FEET)
NAVD 88



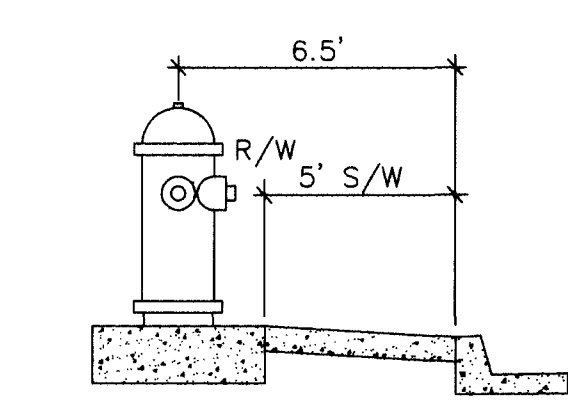
LOCATION
8" SEWER DISCHARGES INTO 18" SEWER IN DESERT INN RD

SEWER CONTRIBUTION
AVERAGE FLOW = 0.15 MGD
PEAK FLOW = 0.525 MGD

LAS VEGAS FIRE DEPT.
FIRE FLOW IS 1875 GPM AT 20 PSI RESIDUAL PRESSURE
BASED ON:
SQUARE FOOTAGE: 41,175 SQ. FT.
AREA BETWEEN 4-HOUR SEPARATION WALLS: 41,175 SQ. FT.
BUILDING HEIGHT: NONE
TYPE OF CONSTRUCTION: V-1 HR
NUMBER OF STORIES: 1 EA.
OCCUPANCY RATING: B
AUTOMATIC FIRE SPRINKLER SYSTEM: YES



STREET LIGHT DETAIL



FIRE HYDRANT DETAIL

CONSTRUCTION NOTE
ALL EXISTING UTILITY STRUCTURES WITHIN CONSTRUCTION AREA SHALL BE ADJUSTED TO MATCH FINISH GRADE (I.E., WV, BOX, WMH, ANNODE BOX, FH, TEL BOX, ETC.)

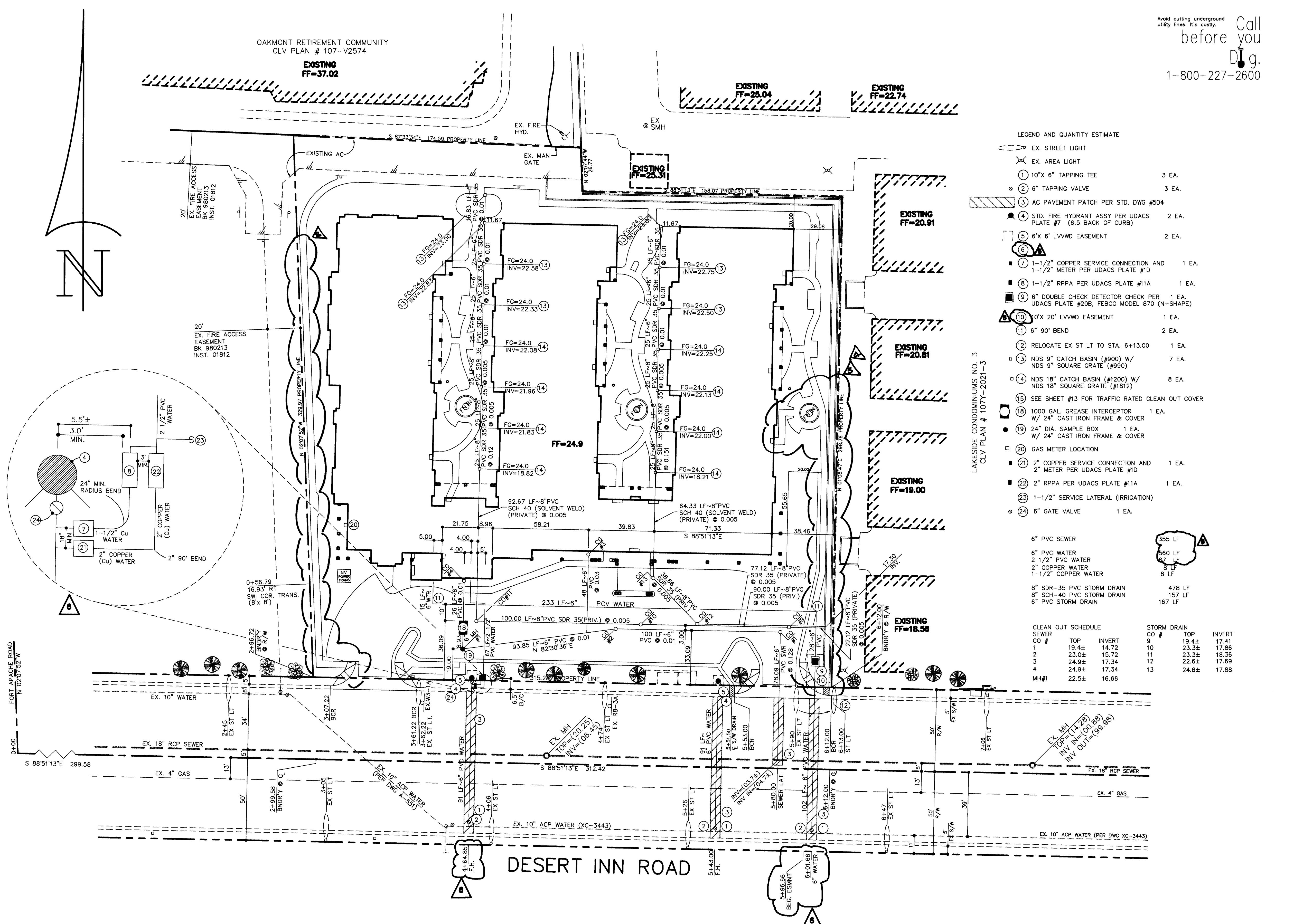
NOTE
ALL DIMENSIONS TO UTILITIES ARE TO CENTERLINE OF PIPE UNLESS INDICATED OTHERWISE.
CONTRACTOR SHALL VERIFY HORIZONTAL AND VERTICAL ALIGNMENT OF EXISTING UTILITIES AND NOTIFY THE ENGINEER IMMEDIATELY OF ANY DISCREPANCIES PRIOR TO CONSTRUCTION.

- LEGEND AND QUANTITY ESTIMATE**
- EX. STREET LIGHT
 - EX. AREA LIGHT
 - 1 10" X 6" TAPPING TEE 3 EA.
 - 2 6" TAPPING VALVE 3 EA.
 - 3 AC PAVEMENT PATCH PER STD. DWG #504
 - 4 STD. FIRE HYDRANT ASSY PER UDACS PLATE #7 (6.5 BACK OF CURB) 2 EA.
 - 5 6" X 6" LVVWD EASEMENT 2 EA.
 - 6 1-1/2" COPPER SERVICE CONNECTION AND 1-1/2" METER PER UDACS PLATE #1D 1 EA.
 - 7 1-1/2" RPPA PER UDACS PLATE #11A 1 EA.
 - 8 6" DOUBLE CHECK DETECTOR CHECK PER UDACS PLATE #20B, FEBCO MODEL 870 (N-SHAPE) 1 EA.
 - 9 10" X 20" LVVWD EASEMENT 1 EA.
 - 10 6" 90° BEND 2 EA.
 - 11 RELOCATE EX ST LT TO STA. 6+13.00 1 EA.
 - 12 NDS 9" CATCH BASIN (#900) W/ NDS 9" SQUARE GRATE (#990) 7 EA.
 - 13 NDS 18" CATCH BASIN (#1200) W/ NDS 18" SQUARE GRATE (#1812) 8 EA.
 - 14 SEE SHEET #13 FOR TRAFFIC RATED CLEAN OUT COVER
 - 15 1000 GAL. GREASE INTERCEPTOR W/ 24" CAST IRON FRAME & COVER 1 EA.
 - 16 24" DIA. SAMPLE BOX 1 EA.
W/ 24" CAST IRON FRAME & COVER
 - 17 GAS METER LOCATION
 - 18 2" COPPER SERVICE CONNECTION AND 2" METER PER UDACS PLATE #1D 1 EA.
 - 19 2" RPPA PER UDACS PLATE #11A 1 EA.
 - 20 1-1/2" SERVICE LATERAL (IRRIGATION)
 - 21 6" GATE VALVE 1 EA.

- 6" PVC SEWER 355 LF
- 6" PVC WATER 560 LF
- 2 1/2" PVC WATER 57 LF
- 2" COPPER WATER 8 LF
- 1-1/2" COPPER WATER 8 LF
- 8" SDR-35 PVC STORM DRAIN 478 LF
- 8" SCH-40 PVC STORM DRAIN 157 LF
- 6" PVC STORM DRAIN 167 LF

CLEAN OUT SCHEDULE

SEWER CO #	TOP	INVERT	CO #	TOP	INVERT
1	19.4±	14.72	9	19.4±	17.41
2	23.0±	15.72	11	23.3±	18.36
3	24.9±	17.34	12	22.8±	17.69
4	24.9±	17.34	13	24.6±	17.88
MH#1	22.5±	16.66			



REDUCED PRESSURE PRINCIPLE ASSEMBLY (1 ea 2" & 1 ea. 1-1/2")
APPROVED REDUCED PRESSURE PRINCIPLE ASSEMBLY(S) SHALL BE INSTALLED PER THE UDACS PLATE NO. 11A. NO WATER SHALL BE TAKEN FROM A SERVICE REQUIRING BACKFLOW PREVENTION UNTIL THE REDUCED PRESSURE PRINCIPLE ASSEMBLY HAS BEEN SUCCESSFULLY TESTED BY THE LVVWD.
ANY BLOCK WALL OR OTHER FENCE MATERIAL SHALL BE DESIGNED AND CONSTRUCTED AROUND THE OUTSIDE OF THE EASEMENT(S) TO ALLOW THE DISTRICT DIRECT ACCESS FROM THE ADJACENT RIGHT-OF-WAY.

INSTALLATION OF DOUBLE CHECK DETECTOR ASSEMBLY 1-6"
THE DOUBLE CHECK DETECTOR ASSEMBLIES SHALL BE INSTALLED IN ACCORDANCE WITH THE UDACS PLATE 20B.
ANY BLOCK WALL OR OTHER FENCE MATERIAL SHALL BE DESIGNED AND CONSTRUCTED AROUND THE OUTSIDE OF THE EASEMENT(S), SO AS TO ALLOW THE DISTRICT DIRECT ACCESS FROM THE ADJACENT RIGHT-OF-WAY.

SEE COVER
CITY OF LAS VEGAS FIRE DEPT. DATE
FIRE FLOW = 1875 GPM
LAS VEGAS VALLEY WATER DIST. DATE
3-16-99

6	3/7/99	scd	rev. all water & meters	JC/MLH
5	2/4/99	scd	REV. SIDEWALK	JC/MLH
4	1/7/98	PAG	REV. SIDEWALK AND ACCESS	JC/MLH
3	11/6	scd	rev. H2O meters &	
2	9/22	scd	8" sch-40 Storm Drain	
1	4/27	PAG	rev. 6" h2o & sewer POC	
			ADD EX. GAS PER SW GAS	
			REVISION	

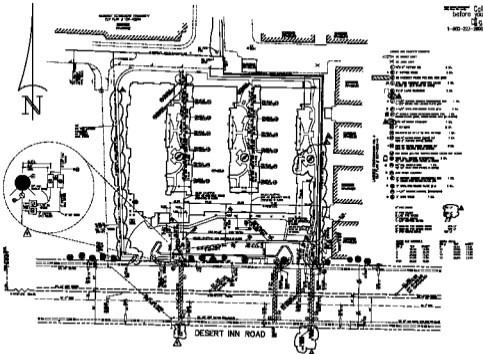
GALLAHER CONSTRUCTION, INC.
9066 BROOKS ROAD, SOUTH WINDSOR, CA., 95492
(707) 836-0473

DUNNAM CIVIL ENGINEERS
3305 SPRING MOUNTAIN ROAD SUITE 82 LAS VEGAS, NV 89102
(702) 367-0588
(702) 367-8145 FAX

UTILITY PLAN

OAKMONT RETIREMENT COMMUNITY #4

DRAWN BY: _____
DESIGNED BY: _____
CHECKED BY: _____
PROJECT NO.: GALL 03C
SCALE: 1" = 30' HOR.
SHEET C5
5 OF 13 SHEETS
DRAWING NO. 107-V2893



Reviewed before
1-20-57
C.C. Ball

BASE OF BEARINGS
 1-400-227-360
BENCHMARK
 1-400-227-360



LOCATION

SEWER CONTRIBUTION
 1-400-227-360

LAS VEGAS FIRE DEPT.
 1-400-227-360



STREET LIGHT DETAIL



FIRE HYDRANT DETAIL

CONSTRUCTION NOTE
 ALL WORK SHALL BE ACCORDING TO THE SPECIFICATIONS OF THE CITY OF LAS VEGAS, NEVADA, AND THE STANDARD SPECIFICATIONS FOR HIGHWAY CONSTRUCTION, 1957 EDITION, AS AMENDED TO DATE.

NOTE
 THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROTECTION OF ALL UTILITIES LOCATED AND SHOWN ON THIS PLAN.

- LEGEND**
- 1. 12" S.W. PIPE
 - 2. 12" S.W. PIPE
 - 3. 12" S.W. PIPE
 - 4. 12" S.W. PIPE
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 - 95. 12" S.W. PIPE
 - 96. 12" S.W. PIPE
 - 97. 12" S.W. PIPE
 - 98. 12" S.W. PIPE
 - 99. 12" S.W. PIPE
 - 100. 12" S.W. PIPE

DESIGNER: [Name]
 DRAWN BY: [Name]
 CHECKED BY: [Name]
 APPROVED BY: [Name]

DESCRIPTION OF WORK: [Text]
 DATE: [Text]

SCALE: 1" = 40'
 DATE: 1-20-57

GALLAGHER CONSTRUCTION, INC.	
1000 S. LAS VEGAS BLVD.	LAS VEGAS, NEVADA
REGISTERED PROFESSIONAL ENGINEERS	NO. 1000 S. LAS VEGAS BLVD. LAS VEGAS, NEVADA
UTILITY PLAN	DAUGHTER RETIREMENT COMMUNITY
PROJECT NO. 1000 S. LAS VEGAS BLVD.	DATE: 1-20-57