

BENCHMARK
CITY OF LAS VEGAS BENCHMARK 1LV002 NEEB
RIVET & PLATE IN TOP OF CURB ON THE WEST SIDE OF
JONES 1/4 MILE NORTH OF CRAIG

690.9911 METERS
2297.03 FEET
(NAVD 88)

BASIS OF BEARINGS

SOUTH 89°12'30" EAST, BEING THE CENTERLINE OF CRAIG
ROAD AS SHOWN ON FILE 82, PAGE 44 OF PARCEL
MAPS, CLARK COUNTY, NEVADA, OFFICIAL RECORDS.

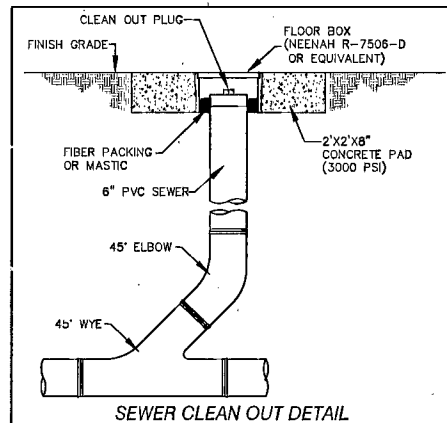
LEGAL DESCRIPTION

BEING A PORTION OF LOT ONE (1) OF "REGAL PLAZA
COMMERCIAL SUBDIVISION" AS SHOWN BY MAP THEREOF
IN FILE 90 OF PLATS, PAGE 27, OFFICIAL RECORDS,
CLARK COUNTY, NEVADA, SITUATED IN THE SOUTHWEST
QUARTER (SW 1/4) OF SECTION 1, TOWNSHIP 20 SOUTH,
RANGE 60 EAST, CLARK COUNTY, NEVADA.

APN 138-01-312-003

UTILITY LOCATION NOTE:

J.H.R. ASSOCIATES ASSUMES NO RESPONSIBILITY FOR EXISTING
UTILITY LOCATIONS. THE UTILITIES SHOWN ON THIS DRAWING
HAVE BEEN PLOTTED FROM THE BEST AVAILABLE INFORMATION.
IT IS, HOWEVER, THE CONTRACTOR'S RESPONSIBILITY TO FIELD
VERIFY THE LOCATION OF ALL UTILITIES PRIOR TO THE COMMENCEMENT
OF ANY CONSTRUCTION.
CONTRACTOR TO FIELD VERIFY ALL EXISTING SITE CONDITIONS
PRIOR TO CONSTRUCTION. IF A CONFLICT EXISTS BETWEEN
WHAT IS SHOWN ON THIS DRAWING AND WHAT EXISTS IN THE
FIELD, CONTRACTOR IS TO NOTIFY THE ENGINEER IMMEDIATELY.



CITY OF LAS VEGAS FIRE DEPARTMENT FIRE FLOW CALCULATIONS

FIRE FLOW REQUIREMENT IS: 1500 GALLONS PER MINUTE
BASED ON:
SQUARE FOOTAGE: 5500 SQUARE FEET
LARGEST AREA BETWEEN
4-HOUR AREA SEPARATION
WALLS: 5500 SQUARE FEET
BUILDING HEIGHT: 22.5 FEET
NUMBER OF STORIES: 1 FLOOR
TYPE OF CONSTRUCTION: V-B
OCCUPANCY: B
FULL AUTOMATIC FIRE
SPRINKLER SYSTEM: YES

REVIEWED BY: CITY OF LAS VEGAS FIRE DEPT.

DATE:

REDUCED PRE-SURE PRINCIPLE ASSEMBLY (1) - 1-1/2"

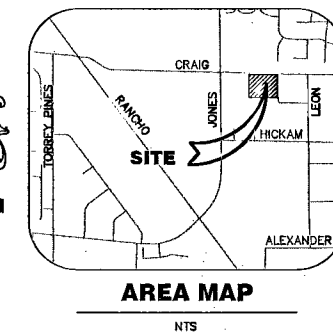
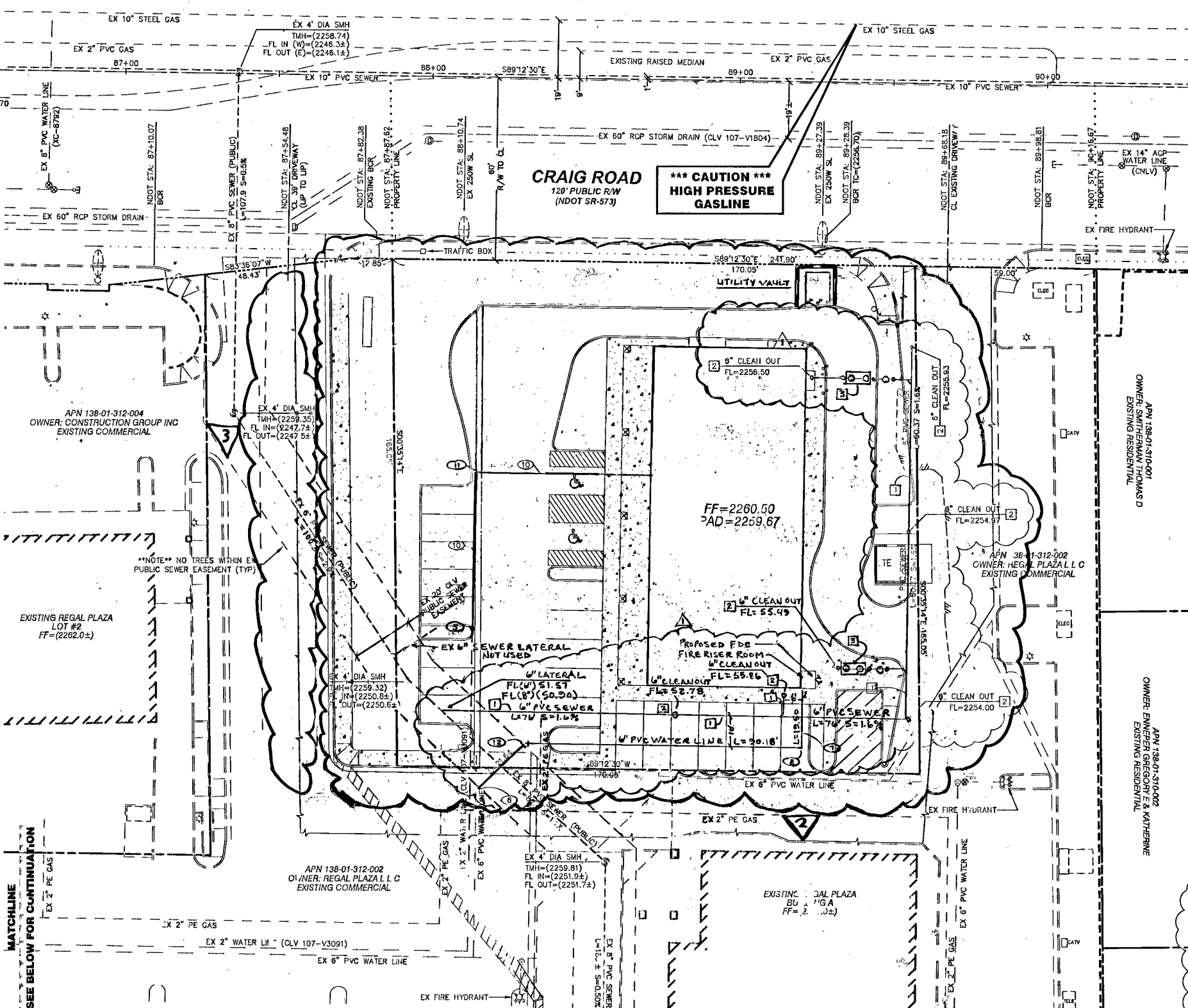
APPROVED REDUCED PRESSURE PRINCIPLE ASSEMBLY(S) SHALL BE INSTALLED PER THE UDACS
PLATE NO. 11A. NO WATER SHALL BE TAKEN FROM A SERVICE REQUIRING BACKFLOW
PREVENTION UNTIL THE REDUCED PRESSURE PRINCIPLE ASSEMBLY HAS BEEN SUCCESSFULLY
TESTED BY THE LVWD.
ANY BLOCK WALL OR OTHER FENCE MATERIAL SHALL BE DESIGNED AND CONSTRUCTED
AROUND THE OUTSIDE OF THE EASEMENT(S) TO ALLOW THE DISTRICT DIRECT ACCESS FROM
THE ADJACENT RIGHT-OF-WAY.
EASEMENT SHALL BE CLEARLY MARKED OR STAKED PRIOR TO THE START OF CONSTRUCTION.

CALL SOUTHWEST GAS
AT 365-2296 FOR STANDBY
WHEN EXCAVATING OVER OR NEAR
HIGH PRESSURE GASLINES

AVOID CUTTING UNDERGROUND
UTILITY LINES. IT'S COSTLY.
Call before you dig.
1-800-227-2800
(48 hrs. Advance Notice Required)

AVOID OVERHEAD POWER LINE
CONTACT. IT'S COSTLY.
Call before you overhead.
1-702-227-2929
NEVADA POWER ENVIRONMENT AND
SAFETY SERVICE DEPARTMENT

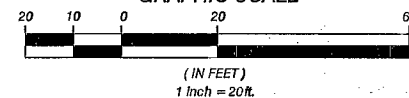
AVOID HITTING UNDERGROUND TRAFFIC SIGNAL SYSTEMS
AND STREET LIGHT SYSTEM CONDUITS IT'S COSTLY.
Call before you UNDERGROUND.
1-702-455-7554
CLARK COUNTY TRAFFIC OPERATIONS
AND
1-702-229-6611
LAS VEGAS TRAFFIC DEPARTMENT



LEGEND

- PROPERTY LINE
- RIGHT OF WAY
- CENTERLINE
- AC CUTLINE
- EXISTING CURB
- PROPOSED CURB
- EXISTING EDGE OF PAVEMENT
- PROPOSED EDGE OF PAVEMENT
- EXISTING BLOCK WALL
- PROPOSED BLOCK WALL
- 2051
- CONTOUR LINE
- CHP
- EXISTING OVER HEAD POWER
- AC
- ASPHALTIC CONCRETE
- BC
- BACK OF CURB
- BW
- BEGINNING OF CURB RADIUS
- C
- CURB & GUTTER
- CL
- CENTERLINE
- CONC
- CONCRETE
- ECR
- END OF CURB RADIUS
- EP
- EDGE OF PAVEMENT
- EX
- EXISTING
- FG
- FINISH GRADE
- GB
- GRADE BREAK
- HP
- HIGH POINT
- LP
- LOW POINT
- NG
- NATURAL GROUND
- PL
- PROPERTY LINE
- STA
- STATION
- SW
- SIDEWALK
- TO
- TOP OF CURB
- TF
- TOP OF FOOTING
- TRW
- TOP OF RETAINING WALL
- TW
- TOP OF WALL
- EXISTING WATER VALVE
- PROPOSED WATER VALVE
- EXISTING FIRE HYDRANT
- PROPOSED FIRE HYDRANT
- EXISTING WATER LINE
- PROPOSED WATER LINE
- EXISTING GUY WIRE
- EXISTING POWER POLE
- SIGHT VISIBILITY RESTRICTION ZONE (SVRZ)
- NOTHING OVER 24 INCHES IN HEIGHT AS
MEASURED FROM TOP OF CURB ALLOWED
IN SVZ EXCEPT TRAFFIC CONTROL DEVICES

GRAPHIC SCALE



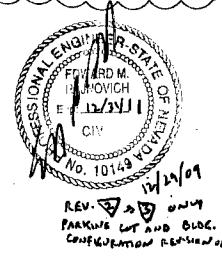
WATER CONSTRUCTION NOTES/QUANTITIES

1. INSTALL 1 1/2" WATER METER PER UDACS STD PLATE 1D: 1 EA
2. INSTALL 1 1/2" BRASS WATER LINE: 9 LF
3. INSTALL 1 1/2" 90° BRASS BEND: 1 EA
4. INSTALL 1 1/2" RPPA PER UDACS STD PLATE 11A: 1 EA
5. REMOVE CAP AND CONNECT TO EX 2" WATER LINE: 1 EA
6. CUT EXISTING 6" PVC AND INSTALL 45° BEND: 1 EA
7. INSTALL 6" PVC WATER LINE: 135.22 LF
8. INSTALL 6" 90° BEND: 1 EA
9. CUT EX 2" WATER AND INSTALL 2" 90° BEND: 1 EA
10. INSTALL 2" PE WATER LINE: 143.1 LF
11. INSTALL 2" 90° BEND: 2 EA
12. INSTALL 6" 45° BEND: 1 EA

SEWER CONSTRUCTION NOTES/QUANTITIES

1. INSTALL 6" PVC SEWER @ 1% MIN (PRIVATE): 347.63 LF
2. INSTALL 6" SEWER CLEANOUT (PRIVATE): 7 EA
3. INSTALL GREASE INTERCEPTOR PER PLUMBING PLAN: 2 EA

NOTE: ALL ABOVE GROUND
UTILITY APPURTENANCES SHALL
CONFORM TO THE REQUIREMENT
OF TITLE 19.12.040



CITY OF LAS VEGAS FIRE DEPARTMENT
DATE: 5-23-08

DATE: 6-25-08

LAS VEGAS VALLEY WATER DISTRICT PROJECT NO. 114530

DATE: 6-25-08

CLV PROJECT #23385

REGAL PLAZA PAD D LLC

701 BRIDGER AVENUE #140 LAS VEGAS, NEVADA 89101-5557
PHONE: (702) 377-0444 FAX: (702) 368-1656

J.H.R. Associates, Inc.

4880 W. UNIVERSITY, SUITE B-2 PH (702) 876-2341
LAS VEGAS, NEVADA 89103 FAX (702) 876-8395

UTILITY PLAN

REGAL PLAZA

PAD D

CITY OF LAS VEGAS, NEVADA

SHEET

PROJECT

SCALE

HORIZ. 1"=20'

VERT. N/A

DATE: 06-29-07

DESIGNED BY:

CHECKED BY:

PROJECT NO. 252-06-021

SCALE

DATE: 5-23-08

DATE: 6-25-08

DATE: 6-25-08

DATE: 6-25-08

DATE: 6-25-08

DATE: 6-25-08

DATE: 6-25-08

DATE: 6-25-08

DATE: 6-25-08

DATE: 6-25-08

DATE: 6-25-08

DATE: 6-25-08

DATE: 6-25-08

DATE: 6-25-08

DATE: 6-25-08

DATE: 6-25-08

DATE: 6-25-08

DATE: 6-25-08

DATE: 6-25-08

DATE: 6-25-08

DATE: 6-25-08

DATE: 6-25-08

DATE: 6-25-08

DATE: 6-25-08

DATE: 6-25-08

DATE: 6-25-08

DATE: 6-25-08

DATE: 6-25-08

DATE: 6-25-08

DATE: 6-25-08

DATE: 6-25-08

DATE: 6-25-08

DATE: 6-25-08

DATE: 6-25-08

DATE: 6-25-08

DATE: 6-25-08

DATE: 6-25-08

DATE: 6-25-08

DATE: 6-25-08

DATE: 6-25-08

DATE: 6-25-08

DATE: 6-25-08

DATE: 6-25-08

DATE: 6-25-08

DATE: 6-25-08