

REVISIONS	BY

RICHMOND PARK CONDOMINIUMS
PHASES 2, 3 & 4
SITE PLAN - PHASE 2

Reg Merriman

2/14/90
KDF ENGINEERING
 3407 EL CAMINO
 LAS VEGAS, NV 89102
 (702) 987-2897
 DESIGNED **R. MERRIMAN**
 CHECKED
 DATE
 SCALE **1"=30'**
 JOB NO. **89001**
 SHEET

NOTE:
 DIMENSIONS SHOWN FROM BUILDINGS ARE TYPICAL SETBACKS
 SEE FINAL SUBDIVISION MAP FOR EXACT LOCATIONS AND
 DIMENSIONS.



CURVE TABLE

CURVE	RADIUS	LENGTH	TANGENT	DELTA
C1	15.00'	23.75'	15.19'	90°43'15"
C2	5.00'	15.71'	-	180°00'00"
C3	55.00'	32.94'	16.93'	34°12'54"
C4	30.00'	1.27'	0.64'	2°25'38"
C5	55.00'	6.55'	3.28'	8°49'06"
C6	30.00'	32.65'	18.16'	62°21'57"
C9	42.50'	14.17'	7.15'	19°05'54"
C10	5.00'	5.24'	2.89'	60°00'00"
C11	30.00'	62.83'	51.96'	120°00'00"
C12	42.50'	18.34'	9.31'	24°43'27"

- CONSTRUCTION NOTES:
- 3' ACCESS WALKWAY SHOWN - TYPICAL FOR EACH UNIT
 - CONSTRUCT 24" CONCRETE CHANNEL FOR DRAINAGE - SEE DETAIL ON DETAIL SHEET
 - CONSTRUCT 6" DECORATIVE SCREEN WALL ALONG THE NORTH & WEST RIGHT-OF-WAY. SCREEN WALL SHALL MATCH PHASE 1 SCREEN WALL FOR MATERIAL, STYLE AND COLOR. SCREEN WALL SHALL CONFORM TO CLV STANDARDS.
 - SEE DETAIL OF "L"(MODIFIED) CURB & GUTTER ON DETAIL SHEET.
 - TRASH DUMPSTERS LOCATION - CMU SCREEN WALL WITH GATE AND SHEEL STOPS PER SILVER STATE DISPOSAL REQUIREMENTS SINGLE BIN - 8'x11' DOUBLE BIN - 8'x20'
 - PARKING SPACES ARE 9'x19' UNLESS OTHERWISE NOTED
 - WITHIN STREET CIRCLE PAINT CURB RED (NO PARKING) AND PLACE NO PARKING SIGN PER LAS VEGAS FIRE DEPT. SEE UTILITY PLAN

SCALE 1"=30'

