

STORMWATER MANAGEMENT NOTES

1. THE OWNER, SITE DEVELOPER, CONTRACTOR, AND/OR THEIR AUTHORIZED AGENTS SHALL EACH DAY REMOVE ALL SEDIMENT, MUD, CONSTRUCTION DEBRIS, OR OTHER POTENTIAL POLLUTANTS THAT MAY HAVE BEEN DISCHARGED TO, OR ACCUMULATED IN, THE PUBLIC RIGHTS OF WAY OF CLARK COUNTY AS A RESULT OF CONSTRUCTION ACTIVITIES ASSOCIATED WITH THIS SITE DEVELOPMENT OR CONSTRUCTION PROJECT. SUCH MATERIALS SHALL BE PREVENTED FROM ENTERING THE STORM SEWER SYSTEM.
2. ADDITIONAL CONSTRUCTION SITE DISCHARGE BEST MANAGEMENT PRACTICES MAY BE REQUIRED OF THE OWNER AND HIS OR HER AGENTS DUE TO UNFORESEEN EROSION PROBLEMS OR IF THE SUBMITTED PLAN DOES NOT MEET THE PERFORMANCE STANDARDS SPECIFIED IN CLARK CO. TITLE 24.40 AND THE LAS VEGAS VALLEY CONSTRUCTION SITE BMP GUIDANCE MANUAL.
3. TEMPORARY OR PERMANENT STABILIZATION PRACTICES WILL BE INSTALLED ON DISTURBED AREAS AS SOON AS PRACTICABLE AND NO LATER THAN 14 DAYS AFTER THE CONSTRUCTION ACTIVITY IN THAT PORTION OF THE SITE HAS TEMPORARILY OR PERMANENTLY CEASED. SOME EXCEPTIONS MAY APPLY. REFER TO THE NEVADA STORMWATER GENERAL PERMIT FOR CONSTRUCTION ACTIVITY NVR100000, SECTION III.A.5.
4. AT A MINIMUM, THE CONTRACTOR OR HIS AGENT SHALL INSPECT ALL DISTURBED AREAS, AREAS USED FOR STORAGE OF MATERIALS AND EQUIPMENT THAT ARE EXPOSED TO PRECIPITATION, VEHICLE ENTRANCE AND EXIT LOCATIONS, AND ALL BMPs WEEKLY, AND WITHIN 24 HOURS AFTER ANY RAIN EVENT OF 0.5 INCHES OR MORE. THE CONTRACTOR OR HIS AGENT SHALL UPDATE OR MODIFY THE STORMWATER POLLUTION PREVENTION PLAN AS NECESSARY. SOME EXCEPTIONS TO WEEKLY INSPECTIONS MAY APPLY, SUCH AS SUSPENSION OF LAND DISTURBANCE ACTIVITIES. REFER TO THE NEVADA STORMWATER GENERAL PERMIT FOR CONSTRUCTION ACTIVITY NVR100000, SECTION III.A.12.
5. ACCUMULATED SEDIMENT IN BMPs SHALL BE REMOVED WITHIN SEVEN DAYS AFTER A STORMWATER RUNOFF EVENT OR PRIOR TO THE NEXT ANTICIPATED STORM EVENT, WHICHEVER IS EARLIER. SEDIMENT MUST BE REMOVED WHEN BMP DESIGN CAPACITY HAS BEEN REDUCED BY 50 PERCENT OR MORE.

		STREET LIGHTS	
EXISTING	PROPOSED	EXISTING	PROPOSED

SECTION) THROUGH THE PROJECT'S OFFSITE INSPECTOR PRIOR TO INITIATING PAVING TO RECEIVE DIRECTION FOR ANY PERMANENT OR TEMPORARY MODIFICATIONS TO THE APPROVED DRAWINGS REGARDING FINAL PAVEMENT TRANSITIONS, MARKINGS AND SIGNING THAT ARE REQUIRED TO MATCH ADJACENT ROADWAY SEGMENTS. THE CONTRACTOR SHALL PROVIDE A DRAWING FOR APPROVAL BY THE TRAFFIC ENGINEERING DIVISION DEPICTING ANY ADJUSTMENTS TO THE FINAL PAVEMENT MARKINGS AND SIGNAGE, WHICH MAY BE REQUIRED DURING THE PAVING OF ADJACENT PAVEMENT SEGMENTS. TRAFFIC CONTROL SIGNS SUCH THAT ADEQUATE TRANSITIONS AND LANE TERMINATIONS BETWEEN ADJACENT ROADWAY SEGMENTS ARE CONSTRUCTED.

CITY OF LAS VEGAS STREET LIGHT NOTES

ALL STREET LIGHTING INSTALLATIONS SHALL BE IN ACCORDANCE WITH THE STREET LIGHTING LAWS, THE "UNIFORM STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION OFF-SITE IMPROVEMENTS, CLARK COUNTY AREA, NEVADA", LATEST REVISION, AND THE "UNIFORM STANDARD DRAWINGS FOR PUBLIC WORKS CONSTRUCTION OFF-SITE IMPROVEMENTS, CLARK COUNTY AREA, NEVADA", LATEST REVISION.

NO DEVIATION OF STREET LIGHT, PULL BOX, CONDUITS (ETC.) LOCATIONS SHALL BE PERMITTED WITHOUT WRITTEN APPROVAL OF THE TRAFFIC/ELECTRICAL FIELD OPERATION DIVISION AND THE CITY ENGINEER. ANY DEVIATION FROM THE PLAN LOCATION WILL REQUIRE COMPLIANCE WITH SECTION 623.10.03 (E) OF THE SPECIFICATIONS.

ALL STREET LIGHTING SHALL BE INSTALLED DURING CONSTRUCTION. ANY EMPTY CONDUIT SHALL HAVE PULL STRINGS INSTALLED PRIOR TO FINAL INSPECTION.

ANY STRUCTURE SUCH AS BLOCK WALLS, CHAIN LINK FENCES, RETAINING WALLS, ETC., SHALL HAVE A MINIMUM CLEARANCE OF EIGHTEEN INCHES (18") TO THE FACE OF STREET LIGHTING. ALL STREET LIGHTING SHALL BE INSTALLED BEHIND SIDEWALKS AND SHALL NOT BE COMPLETELY ENCLOSED THE STREET LIGHTING POLE. 6. AS-BUILT DRAWINGS SHALL BE SUPPLIED TO THE ELECTRICAL SERVICES SECTION PRIOR TO ANY PRE-FINAL INSPECTION. THE AS-BUILT DRAWING NEEDS TO BE STAMPED AS-BUILT AND SIGNED BY THE PREPARER.

ALL STREET LIGHTS SHALL BE LOCATED NEAR THE CENTER OF THE CIRCUIT. SERVICE POINTS SHALL BE SHOWN ON THE PLANS.

IT IS HEREBY ASSUMED THAT IN THE ABSENCE OF AN EXISTING, WORKABLE CIRCUIT, CONTACT WITH ALL INSTALLATIONS SHALL REQUIRE A NEW SERVICE FOR OPERATION OF THE CIRCUIT.

WHETHER THERE IS AN OVERHEAD UTILITY THAT MAY COMPLY WITH THE INSTALLATION OF OVERHEAD CIRCUITS AND/OR POLES, THESE CONFLICTS MUST BE RESOLVED BETWEEN THE DEVELOPER/OWNER PRIOR TO THE STREETLIGHT BASES ARE INSTALLED AT THE EXPENSE TO THE CITY OF LAS VEGAS.

THE CONTRACTOR SHALL FURNISH COMPLETE SERVICE TO TRANSFORMERS AND CONTROLS.

THE DEVELOPER/OWNER WILL BE REQUIRED TO SUPPLY POWER TO ALL NEW PUBLIC STREETLIGHTS INSTALLED UNDER THIS DESIGN PRIOR TO BOND RELEASE OR PROJECT COMPLETION. THE DEVELOPER/OWNER WILL BE RESPONSIBLE FOR ALL ITEMS ASSOCIATED WITH THE INSTALLATION, CONSTRUCTION, ENERGIZING, MAINTENANCE AND OPERATIONAL COST OF ALL STREETLIGHTS.

ONCE THE PROJECT IS COMPLETED, THE DEVELOPER/OWNER SHALL TRANSFER OWNERSHIP OF THE TRANSFER OF OWNERSHIP FROM THE DEVELOPER/OWNER TO THE CITY OF LAS VEGAS OR ALL NEW PUBLIC STREET LIGHTS/ AND/OR SERVICE/ S INSTALLED UNDER THIS PLAN DESIGN SHALL BE IN CONNECTION WITH THIS PROJECT COMPLETION. COORDINATE ALL MAINTENANCE AGREEMENTS WITH THE CITY OF LAS VEGAS TRAFFIC ENGINEERING DEPARTMENT.

REF: AT (702) 223-6531.

CITY OF LAS VEGAS STREET LIGHT NOTES

26. ALL DEAD-END FIRE APPARATUS ROADS AND/OR FIRE LANES, PUBLIC OR PRIVATE, IN EXCESS OF 150 FT IN LENGTH SHALL BE PROVIDED WITH AN APPROVED TURN AROUND HAVING A MINIMUM DIAMETER OF 81 FT. [IFC § 503.2.5]
27. ALL FIRE APPARATUS ACCESS ROADS SHALL BE MARKED BY PLACING APPROVED SIGNS AT THE START OF THE TURN. APPROVED SIGNS SHALL BE 18 INCHES HIGH, 18 INCHES WIDE AND WITH SIGNS AT INTERVALS OF 100 FT ALONG THE DESIGNATED FIRE LANES. SIGNS TO BE PLACED ON BOTH SIDES OF AN ACCESS ROADWAY IF NEEDED TO PREVENT PARKING OR STOPPING OF VEHICLES. APPROVED SIGNS SHALL BE 18 INCHES HIGH AND 18 INCHES WIDE ON THE ROADWAY LEVEL. THE CURB ALONG OR ON THE PAVEMENT OR CEMENT (IF NO CURB IS PROVIDED) SHALL BE PAINTED WITH A RED WEATHER RESISTANT PAINT IN ADDITION TO THE SIGNS. [IFC § 503.3]
28. ELECTRICALLY CONTROLLED ACCESS GATES SHALL BE PROVIDED WITH AN APPROVED EMERGENCY VEHICLE DETECTOR/RECEIVER SYSTEM. SAID SYSTEM SHALL BE INSTALLED IN ACCORDANCE WITH THE IFC § 503.6 AND IFC APPENDIX M.

1. ALL CONSTRUCTION AND MATERIALS SHALL BE IN ACCORDANCE WITH THE LATEST EDITION OF THE DESIGN AND CONSTRUCTION STANDARDS FOR WASTEWATER COLLECTION SYSTEMS AND THE UNIFORM STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION OFF-SITE INSTALLATIONS, AND THE CITY OF LAS VEGAS SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO BE AWARE OF THE CONTENTS OF THE ABOVE SPECIFICATIONS.
2. IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO PERFORM CONSTRUCTION AS PER PLANS, SPECIFICATIONS, ORDINANCES, DELETIONS, OR CHANGES SHALL FIRST MEET THE APPROVAL OF THE CITY ENGINEER.
3. CHEST "S" OR "C" IN CURBS WHERE SEWER OR GAS LATERALS PASS UNDER THE CURB.
4. POLYVINYL CHLORIDE (PVC) SEWER PIPE SHALL MEET ASTM D-3034 SDR-35 SPECIFICATIONS, AND SHALL BE INSTALLED WITH THE FOLLOWING MINIMUM REQUIREMENTS:
 - a. ALL MANHOLES PAVED IN STREETS EIGHTY FEET (80') AND LARGER SHALL HAVE CONCRETE COLLARS. STREETS LESS THAN EIGHT FEET (80') R/W WILL REQUIRE RETROFIT IF PAVING DOES NOT CONFORM TO CITY STANDARDS AT THE MANHOLE.
 - b. ALL SEWER AND GAS LATERALS SHALL BE 12" OR 16" LATERALS TO EXISTING MAIN LINES UP TO TWELVE INCHES (12") DIAMETER. CONNECTIONS TO FIFTEEN INCHES (15") OR LARGER MAINS SHALL REQUIRE SPECIAL PROCEDURES. IN LINE "Y"s SHALL BE USED ON LINES TWELVE (12") OR LARGER.
5. WATER MAINS SHALL BE PROTECTED IN ACCORDANCE WITH LVWD STANDARDS WHENEVER A SEWER MAIN CROSSES OVER A WATER MAIN OR A SEWER IS LESS THAN EIGHTEEN INCHES (18") UNDER A WATER MAIN.
6. ADDITIONAL CONTRACTOR INSTALLING SEWER MAINS THAT WILL BE UNDER THE JURISDICTION OF THE CITY OF LAS VEGAS MUST BE A STATE OF NEVADA CLASS "A" CONTRACTOR.
7. THE CITY OF LAS VEGAS WILL NOT ACCEPT ANY SEWER MAINS WHICH HAVE A VERTICAL DEFLECTION OF MORE THAN ONE-TENTH OF ONE FOOT (0.1') FROM THE APPROVED VERTICAL ALIGNMENT. PIPE DEFLECTION SHALL BE MEASURED AT THE LOCATION WHERE THE TOLERANCE WILL HAVE TO BE REPAIRED, OR REMOVED, OR REPLACED TO THE SATISFACTION OF THE CITY ENGINEER PRIOR TO ACCEPTANCE BY THE CITY OF LAS VEGAS.
10. ALL CURVED SEWER PIPE SHALL REQUIRE THE USE OF PVC, C-900 PIPE WHICH ALLOWS FOR PIPE DEFLECTION AT THE JOINTS.

CITY OF LAS VEGAS STREET LIGHT NOTES

IN THE EVENT THAT ANY UNFORESEEN CONDITIONS NOT COVERED BY THESE NOTES ARE ENCOUNTERED DURING GRADING OPERATIONS, THE OWNER/ENGINEER SHALL BE IMMEDIATELY NOTIFIED FOR DIRECTION.

IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO PERFORM ALL NECESSARY CUTS AND FILLS WITHIN THE LIMITS OF THIS PROJECT AND THE RELATED OFF-SITE WORK, SO AS TO GENERATE THE DESIRED SUBGRADE, FINISH GRADES AND SLOPES SHOWN.

CONTRACTOR SHALL TAKE FULL RESPONSIBILITY FOR ALL EXCAVATION. ADEQUATE SHORING SHALL BE DESIGNED AND PROVIDED BY THE CONTRACTOR TO PREVENT UNDERMINING OF ADJACENT EXISTING STRUCTURES. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS. IF THE CONTRACTOR IS WARNED THAT AN EARTHWORK BALANCE WAS NOT NECESSARILY MET DURING THIS PROJECT, ANY ADDITIONAL MATERIAL REQUIRED OR LEFTOVER MATERIAL FOLLOWING EARTHWORK OPERATIONS BECOMES THE RESPONSIBILITY OF THE CONTRACTOR.

THE CONTRACTOR SHALL BE RESPONSIBLE TO COORDINATE WITH THE OWNER TO PROVIDE FOR THE REQUIREMENTS OF THE PROJECT STORY WATER POLLUTION PREVENTION PLAN (SWPPP) AND ASSOCIATED PERMIT.

CONTRACTOR SHALL GRADE TO THE LINES AND ELEVATIONS SHOWN ON THE PLANS WITHIN THE SPECIFIED HORIZONTAL AND VERTICAL TOLERANCES AND DEGREES OF COMPACTION, IN THE AREAS INDICATED.

NECESSARY BUILDING PERMITS SHALL BE OBTAINED AND FINAL INSPECTION IN COMPLIANCE WITH TITLE 19 AND ALL CODES AS REQUIRED BY THE CITY OF DENVER AND SAFETY.

1. THIS APPROVAL SHALL BE VOID TWO YEARS FROM THE DATE OF FINAL APPROVAL, UNLESS EXERCISED PURSUANT TO THE PROVISIONS OF LMVC TITLE 19.16. AN EXTENSION OF TIME MAY BE FILED FOR CONSIDERATION BY THE CITY OF LAS VEGAS.
2. ALL DEVELOPMENT SHALL BE IN CONFORMANCE WITH THE SITE PLAN, LANDSCAPE PLAN AND BUILDING ELEVATIONS, DATE STAMPED 01/02/18, EXCEPT AS AMENDED BY CONDITIONS HEREIN.
3. THE APPLICANT SHALL COORDINATE WITH THE CITY SURVEYOR AND OTHER CITY STAFF TO DETERMINE THE MOST APPROPRIATE MAPPING ACTION NECESSARY TO CONSOLIDATE THE EXISTING LOTS. THE MAPPING ACTION SHALL BE COMPLETED AND RECORDED PRIOR TO THE ISSUANCE OF ANY BUILDING PERMIT.
4. ALL NECESSARY BUILDING PERMITS SHALL BE OBTAINED AND FINAL INSPECTIONS SHALL BE COMPLETED IN COMPLIANCE WITH TITLE 19 AND ALL CODES AS REQUIRED BY THE DEPT. OF BUILDING AND SAFETY.
5. THESE CONDITIONS OF APPROVAL SHALL BE AFFIXED TO THE COVER SHEET OF ANY PLAN SET SUBMITTED FOR BUILDING PERMIT.
6. A FULLY OPERATIONAL FIRE PROTECTION SYSTEM, INCLUDING FIRE APPARATUS ROADS, FIRE HYDRANTS AND WATER SUPPLY, SHALL BE INSTALLED AND SHALL BE FUNCTIONING PRIOR TO CONSTRUCTION OF ANY COMBUSTIBLE STRUCTURES.
7. ALL CITY CODE REQUIREMENTS AND DESIGN STANDARDS OF ALL CITY DEPARTMENTS MUST BE SATISFIED, EXCEPT AS MODIFIED HEREIN.
8. AN UPDATE TO THE PREVIOUSLY APPROVED DRAINAGE PLANS AND TECHNICAL DRAINAGE STUDY MUST BE SUBMITTED TO AND APPROVED BY THE DEPARTMENT OF PUBLIC WORKS PRIOR TO ANY COMMENCEMENT OF CONSTRUCTION DRAWINGS OR THE ISSUANCE OF ANY BUILDING OR GRADING PERMITS, WHICH MAY OCCUR FIRST. PROVIDE AND IMPROVE ALL DRAINAGE, WAYS RECOMMENDED IN THE APPROVED DRAINAGE STUDY UPDATE.

APPROVED FOR CONSTRUCTION

One Shade
LAS VEGAS VALLEY WATER DISTRICT ENGINEERING SERVICES
PROJECT NO. 126375 FIRST APPROVED DATE 8/21/18
LVVWD APPROVED FIRE FLOW: TOTAL = 3000 GPM / ONSITE = 3000 GPM

[illegible]

1. IN THE EVENT OF NATURAL GAS EMERGENCIES CALL 911 AND 1-877-860-6020.
2. THERE SHALL BE A MINIMUM HORIZONTAL AND VERTICAL CLEARANCE OF 12-INCHES BETWEEN NATURAL GAS FACILITIES AND ANY UNDERGROUND FACILITIES AND/OR STRUCTURES, INCLUDING, BUT NOT LIMITED TO WATER, SEWER, STORM DRAIN, COMMUNICATIONS AND ELECTRIC.
3. FOR VALVE ADJUSTMENT CONTACT 702-668-6107, 48-HOURS PRIOR TO CONSTRUCTION.
4. IN THE EVENT OF A NATURAL GAS CONFLICT WITH PROPOSED UTILITIES AND/OR STRUCTURES CONTACT 702-365-2099

DEVIATIONS FROM STANDARDS

NONE

OUTWEST GAS CORPORATION 187117 DATE

TY-LIN
INTERNATIONAL

4031 DEAN MARTIN DR.
LAS VEGAS, NV 89103
P: 702-522-7100
F: 702-522-7105
WWW.TY-INC.COM

CLARK CO., NEVADA

BMW OF LAS VEGAS

GENERAL NOTES SHEET

CITY OF LAS VEGAS

DATE: 3/2018

DESIGNER: SCD

CHECKED: SCD

PROJECT NO.

701326.00

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SAM C. DUNN

EXP. 12-31

PRO
CIVIL

NO 70



01

C.I.O.

SHEET 2

CLV # L18-

32-03-031-20 A-216231-11049

CS.01

3 OF 30

PROJECT NO. 201328.00

CHECKED: SCD

DESIGNER: SCD

DRAWN: JC

DATE: 3/2018

301328.00

PROJECT NO.

201328.00

CHECKED: SCD

201328.00

DESIGNER: SCD

201328.00

DRAWN: JC

201328.00

DATE: 3/2018

301328.00

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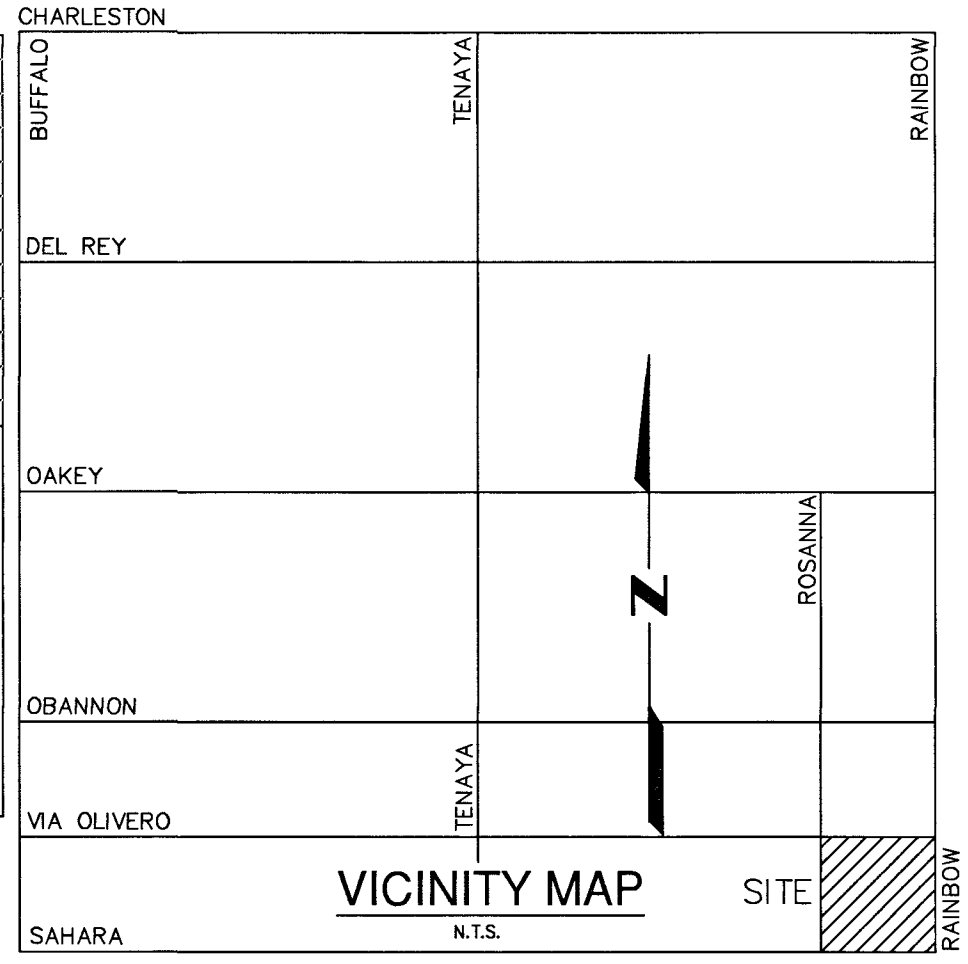
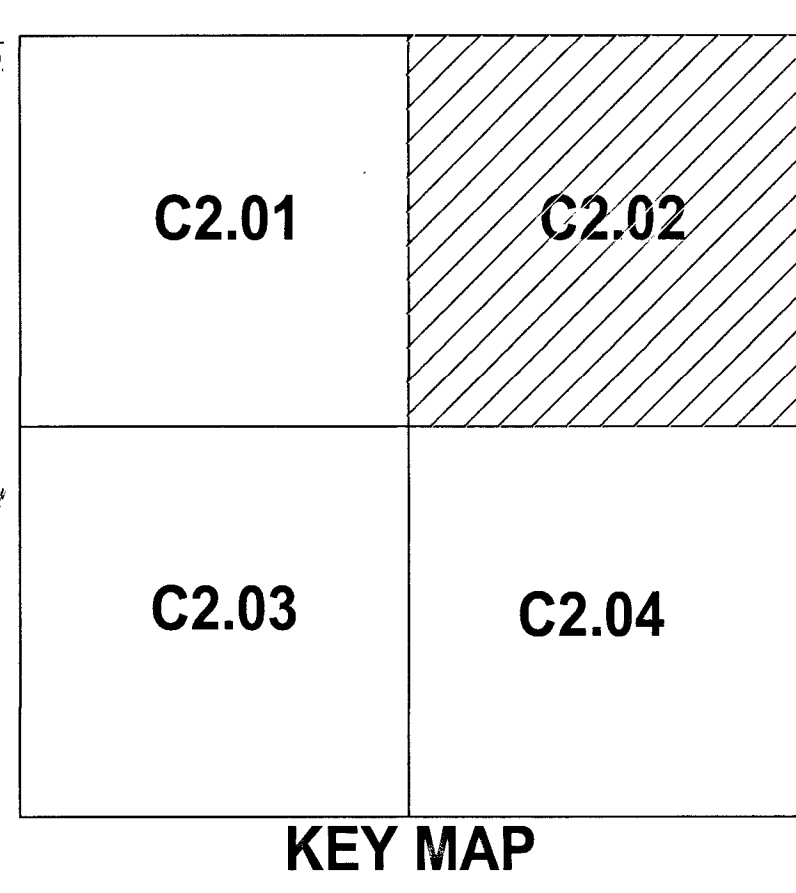
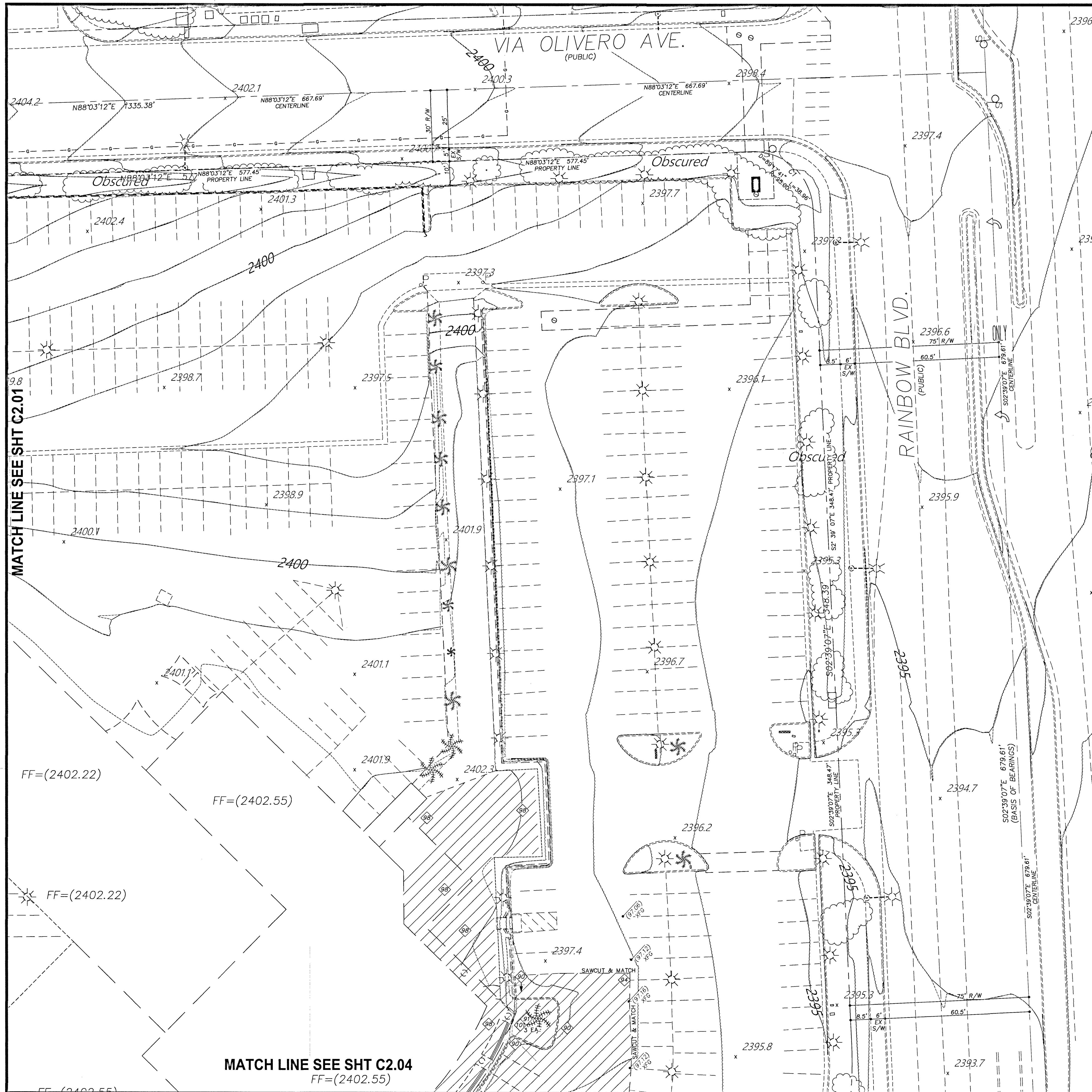
DESIGNER: SCD

201328.00

DRAWN: JC

201328.00

DATE: 3/2018



DEMOLITION NOTES	
80	REMOVE EX CURB
81	REMOVE EX PLANT MATERIAL & CAP IRRIGATION (EXCEPT PALM TREES)
82	REMOVE AREA LIGHT & FOUNDATION—INSTALL NO. 3-1/2" PULL BOX TO TERMINATE CONDUIT & WIRE PER STD DWG #705
83	REMOVE EX SIGN & SALVAGE FOR RE-USE
84	SAWCUT & REMOVE EX AC PAVING & SALVAGE BASE MATERIAL FOR RE-USE
85	REMOVE EX WALL
86	REMOVE EX CONCRETE VALLEY GUTTER
87	REMOVE EX CANOPY, SUPPORTS, & FOUNDATIONS
88	REMOVE EX CONCRETE WALK
89	REMOVE AREA LIGHT & FOUNDATION—INSTALL NO. 3-1/2" PULL BOX TO NEAREST AREA LIGHT TO TERMINATE CONDUIT & WIRE PER STD DWG #705
90	REMOVE EX CONCRETE STAIRS
91	REMOVE EX PALM TREE & SALVAGE FOR RE-USE (16 EA.)
92	
93	
94	PROTECT EX LOOP DETECTORS IN PLACE
95	PROTECT EX AREA LIGHT & CONCRETE BASE IN PLACE
96	PROTECT EX ELECTRICAL TRANSFORMER IN PLACE

PROTECT IN PLACE AND ADJUST LVVWD EXISTING FACILITIES TO FINISHED GRADE PER UDACS. ALL LVVWD FACILITIES SHALL BE ACCESSIBLE AT ALL TIMES.

APPROVED FOR CONSTRUCTION
LAS VEGAS VALLEY WATER DISTRICT ENGINEERING SERVICES
PROJECT NO. 126375 FIRST APPROVED DATE 8/21/18
LVVWD APPROVED FIRE FLOW: TOTAL = 3000 GPM / ONSITE = 3000 GPM

BENCHMARK

CLARK CO. VERTICAL CONTROL V.2003 PT. "7010 25WS 1997" (NAVD 88), RIVET & ROUND ALUM. PLATE IN TC, NE COR. OF RAINBOW & SAHARA, NEAR THE PC OF RAINBOW. ELEV.=2,392.63 (US SURVEY FEET) = 729.274 (METERS) - INFORMATION PROVIDED BY COLLINS ENG. DATED 1/08/18.

ADD 2300.00 FEET TO ALL GRADES FOR TRUE MEAN SEA ELEVATION, EXCEPT FOR CONTOURS AND FINISH FLOOR ELEVATION

BASIS OF BEARING

S 02°39'07" E, BEING THE BEARING OF THE CENTERLINE OF RAINBOW & THE EAST LINE OF THE SE 1/4 OF THE SE 1/4 OF SEC. 3, T.21S., R.60E., M.D.M., CITY OF LAS VEGAS, CLARK CO., NV, AS SHOWN IN FILE 128 OF SURVEYS, PAGE 46.

GEOTECHNICAL REPORT

ALL GRADING SHALL CONFORM TO THE GEOTECHNICAL REPORT PREPARED BY McGETTIGAN CONSULTING, LLC, DATED 02/27/18, PROJECT NO. 1800701.

REFERENCE INFORMATION

APN 163-03-806-010
DEED 20160725:01560
PM FILE 123, PAGE 49

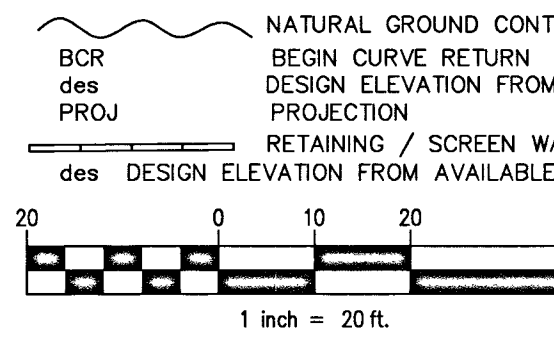
ZONING INFORMATION
GENERAL COMMERCIAL (C2)
PROJ-72240, SER-72366, DS#4963, PMP#72875
WARD 1 - TARKANIAN

LEGAL DESCRIPTION
POR. GOVT LOTS 130, 131 & 132 WITHIN SE1/4 SE1/4 SEC. 3, T.21S., R.60E., CITY OF LAS VEGAS, CLARK CO. NV.—ROS FILE 128, PAGE 46, #20030226:1042

FLOOD ZONE
UNSHADED ZONE "X", COMMUNITY MAP 32003 C 02165 D, DATED 11/16/2011
AN AREA DETERMINED TO BE OUTSIDE OF THE 0.2% ANNUAL CHANCE FLOOD PLAIN

DIMENSIONS SHOWN
ARE TO BACK OF CURB

LEGEND
CL CENTERLINE
R/W RIGHT-OF-WAY
FG FINISH GRADE
FL FLOW LINE
EX EXISTING
FF FINISH FLOOR
TC TOP OF CURB
PT POINT OF TANGENCY
SVRZ SITE VISIBILITY RESTRICTION ZONE
TRW TOP OF RETAINING WALL
FTG TOP OF FOOTING
BCR BEGIN CURVE RETURN
DES DESIGN ELEVATION FROM PLANS
PROJ PROJECTION
RETAINING / SCREEN WALL
DES DESIGN ELEVATION FROM AVAILABLE PLANS



CLARK CO., NEVADA

BMW OF LAS VEGAS

DEMOLITION PLAN 02

DATE: 3/2018

DRAFTER: JC

DESIGNER: SCD

CHECKED: SCD

PROJECT NO. 701326.00

C2.02

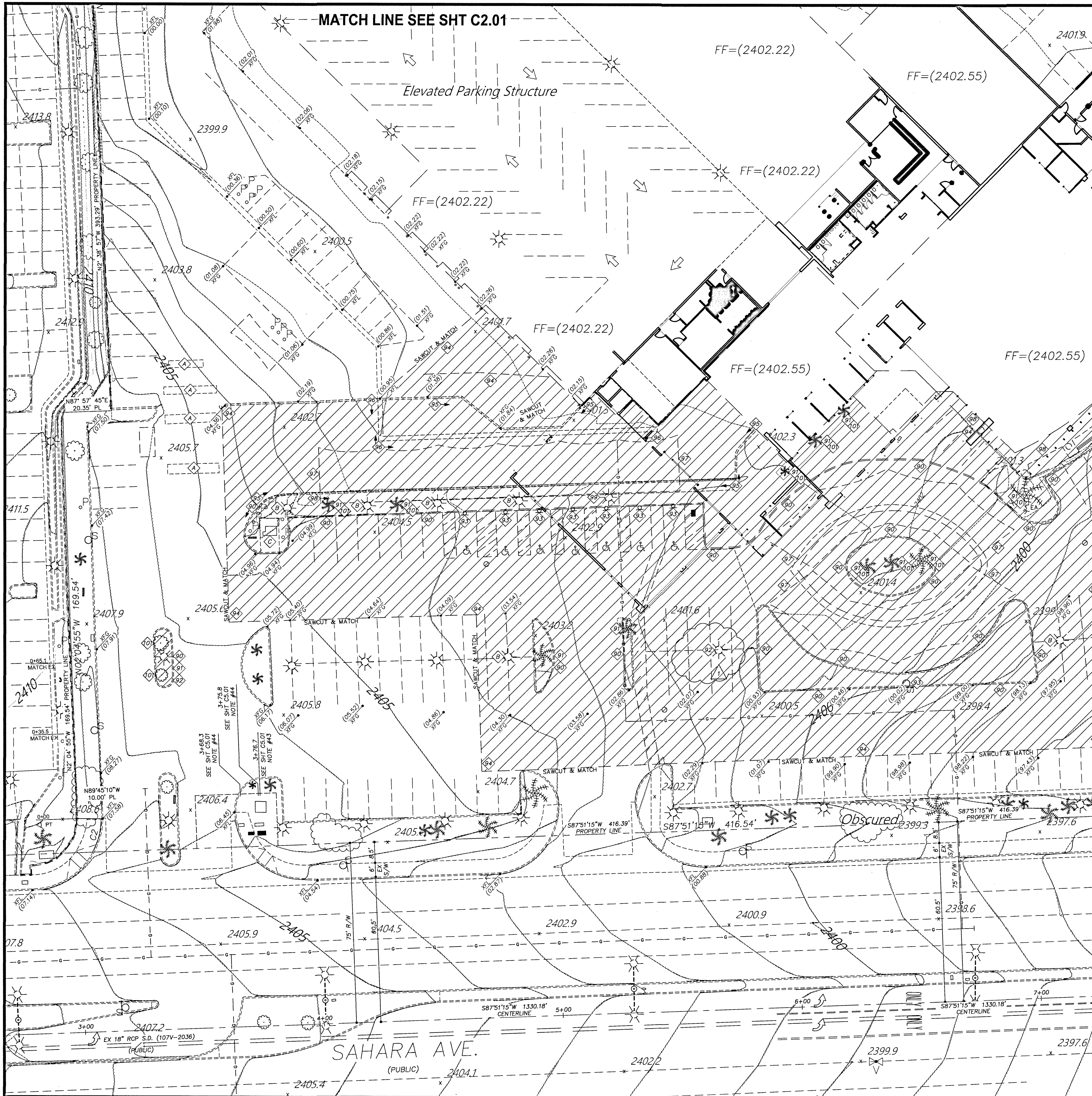
SHEET 4 OF 20

CLV # L18-00533

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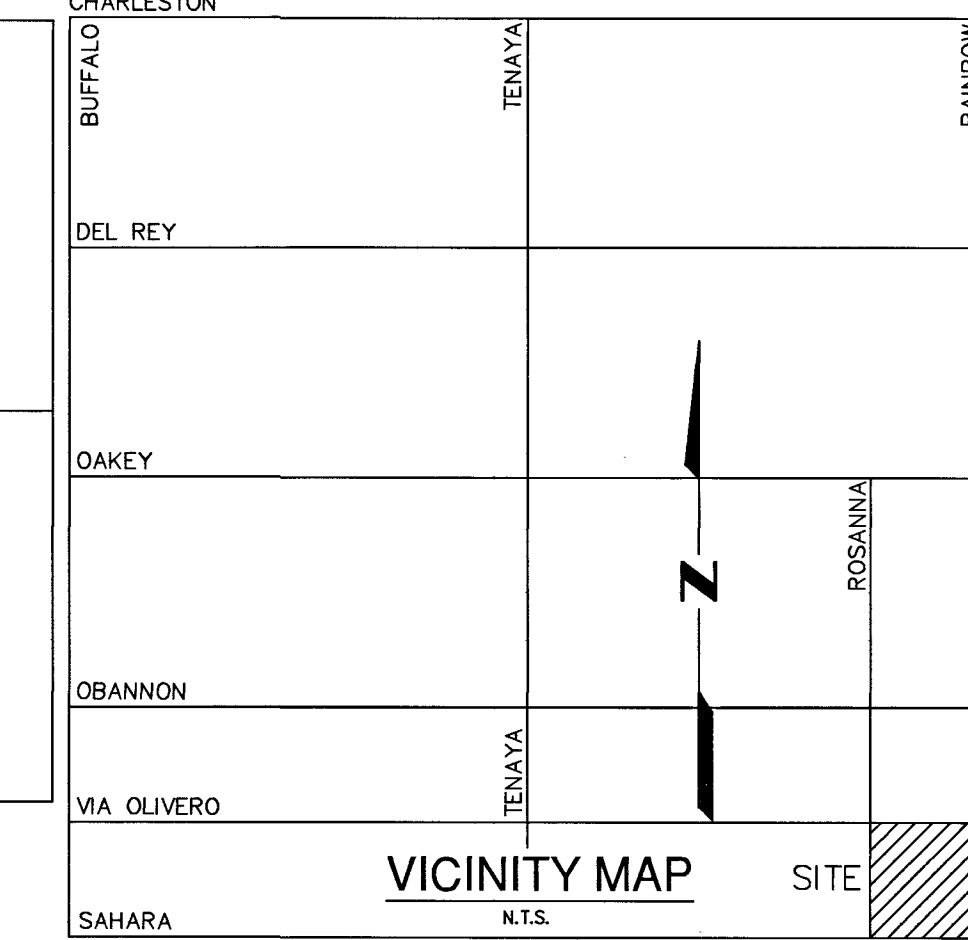
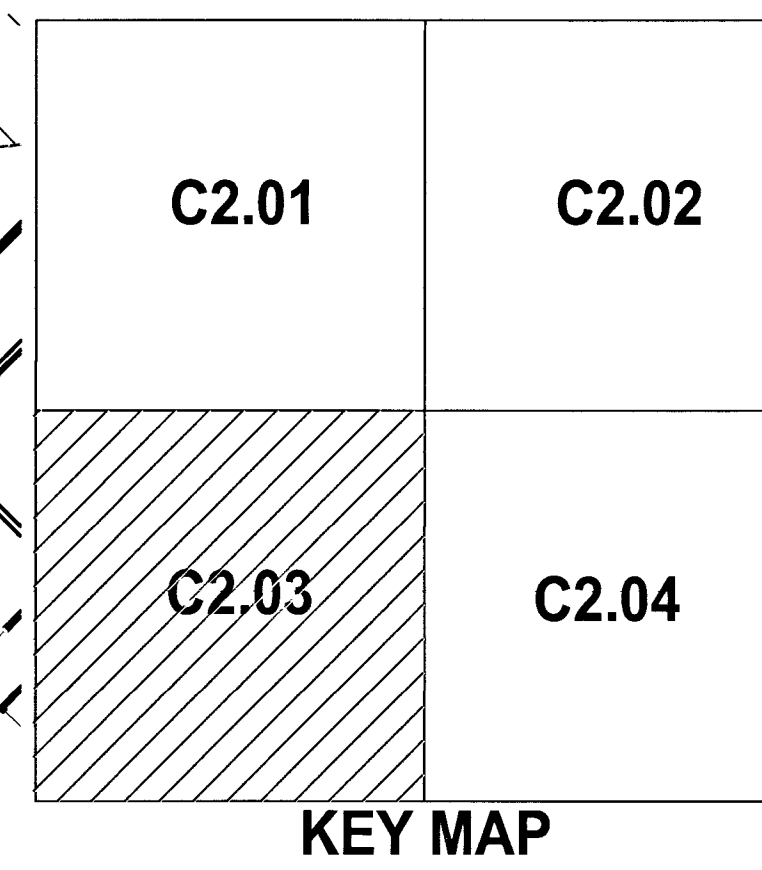
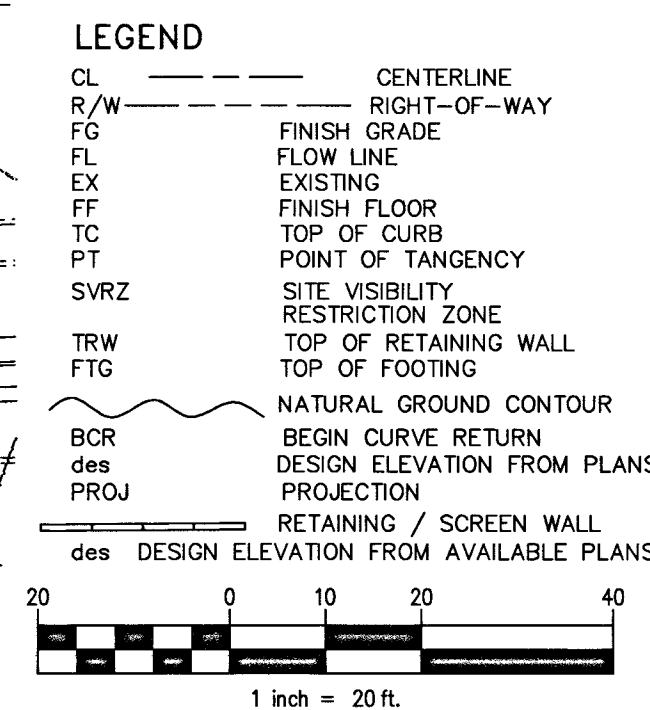
PROJ# 126375-A QS-163-03-SE



MATCH LINE SEE SHT C2.04

DIMENSIONS SHOWN
ARE TO BACK OF CURB

DETAIL Z
SHOWN ON SHEET #47



DEMOLITION NOTES	
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B	PROTECT EX AREA LIGHT & CONCRETE BASE IN PLACE
C	PROTECT EX ELECTRICAL TRANSFORMER IN PLACE

PROTECT IN PLACE AND ADJUST LVVMD EXISTING FACILITIES TO FINISHED GRADE PER UDACS. ALL LVVMD FACILITIES SHALL BE ACCESSIBLE AT ALL TIMES.

APPROVED FOR CONSTRUCTION	
LAS VEGAS VALLEY WATER DISTRICT ENGINEERING SERVICES	4-3-19
PROJECT NO. 126375	FIRST APPROVED DATE 8-21-18
LVVMD APPROVED FIRE FLOW: TOTAL = 2000 GPM / ONSITE = 2000 GPM	
BENCHMARK	

CLARK CO. VERTICAL CONTROL V.2003 PT. 77C10 25WS 1997" (NAVD 88), RIVET & ROUND ALUM. PLATE IN TO NE COR. OF RAINBOW & SAHARA, NEAR THE PC OF RAINBOW. ELEV.=2,392.63 (US SURVEY FEET) = 729.274 (METERS) - INFORMATION PROVIDED BY COLLINS ENG. DATED 1/08/18.

ADD 2300.00 FEET TO ALL GRADES FOR TRUE MEAN SEA ELEVATION, EXCEPT FOR CONTOURS AND FINISH FLOOR ELEVATION

BASIS OF BEARING	
S 02°39'07" E, BEING THE BEARING OF THE CENTERLINE OF RAINBOW & THE EAST LINE OF THE SE 1/4 OF THE SE 1/4 OF SEC. 3, T.21S., R.60E., M.D.M., CITY OF LAS VEGAS, CLARK CO., NV, AS SHOWN IN FILE 128 OF SURVEYS, PAGE 46.	

GEOTECHNICAL REPORT	
ALL GRADING SHALL CONFORM TO THE GEOTECHNICAL REPORT PREPARED BY McGETTIGAN CONSULTING, LLC, DATED 02/27/18, PROJECT NO. 1800701.	

REFERENCE INFORMATION	
APN 163-03-806-015 DEED 20160725:01560 PM FILE 123, PAGE 49	
ZONING INFORMATION GENERAL COMMERCIAL (C2) PROJ-72340, SDR-72366, DS#4963, PMP#72875 WARD 1 - TARKANIAN	
LEGAL DESCRIPTION POR. GOVT LOTS 130, 131 & 132 WITHIN SE1/4 SE1/4 SEC. 3, T.21S., R.60E., CITY OF LAS VEGAS, CLARK CO. NV.-ROS FILE 128, PAGE 46, #20030226:1042	
FLOOD ZONE UNSHADED ZONE "X", COMMUNITY MAP 32003 C 02165 D, DATED 11/16/2011 AN AREA DETERMINED TO BE OUTSIDE OF THE 0.2% ANNUAL CHANCE FLOOD PLAN	

CLARK CO., NEVADA

BMW OF LAS VEGAS

DEMOLITION PLAN 03

NO.	DATE	BY	DESCRIPTION
1	2/21/19	SCD	REVISE TO REMOVE EX AREA, APN 163-03-806-015

PROFESSIONAL ENGINEER - STATE OF NEVADA

SAM C. DUNNAM

EXP. 12-31-18

CIVIL

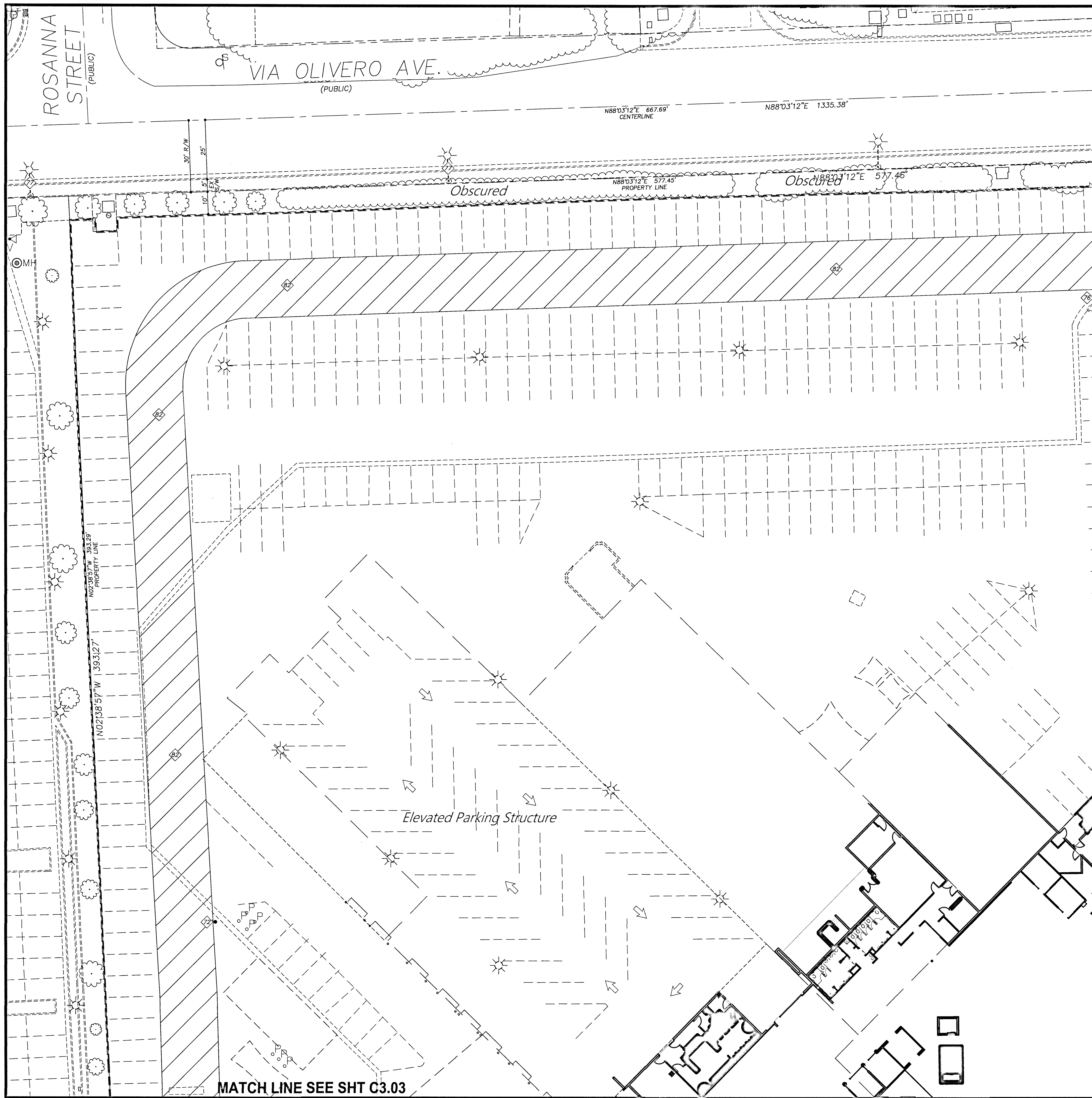
No. 7886

C2.03

SHEET 5 OF 20

CLV # L18-00533

PROJ#126375A QS:163-03-SE



MATCH LINE SEE SHT C3.02

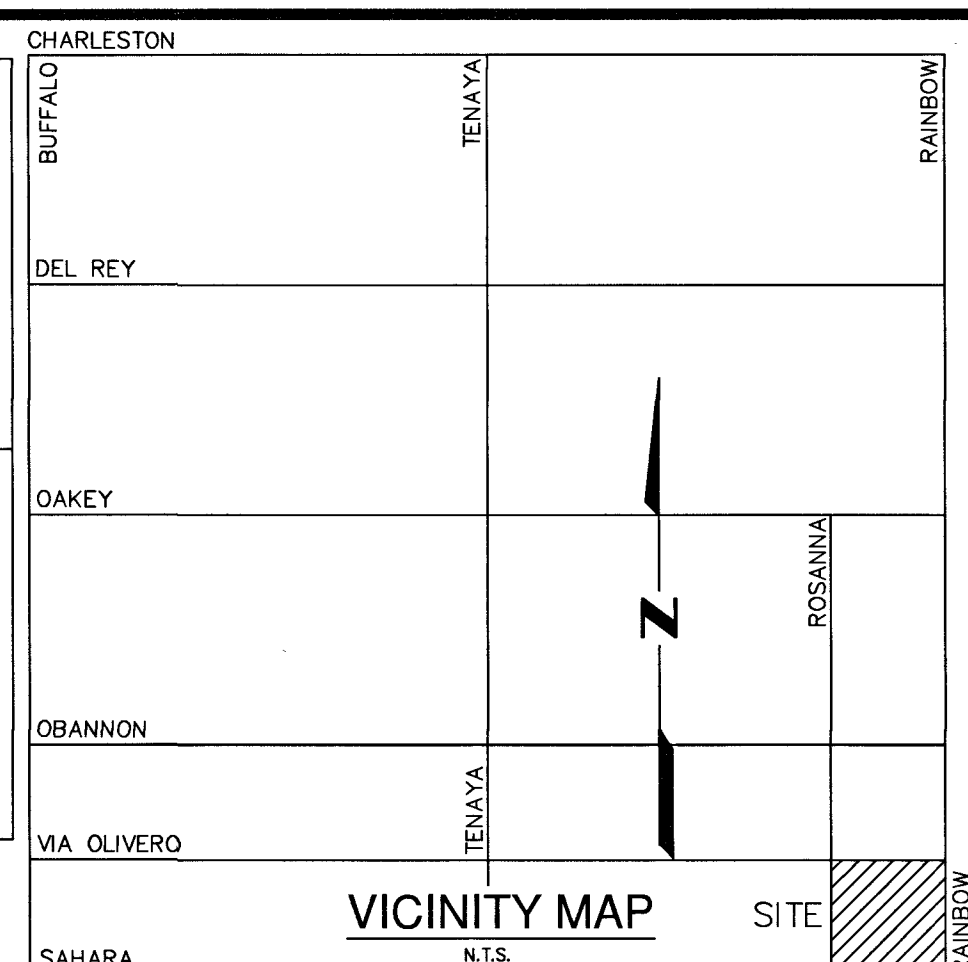
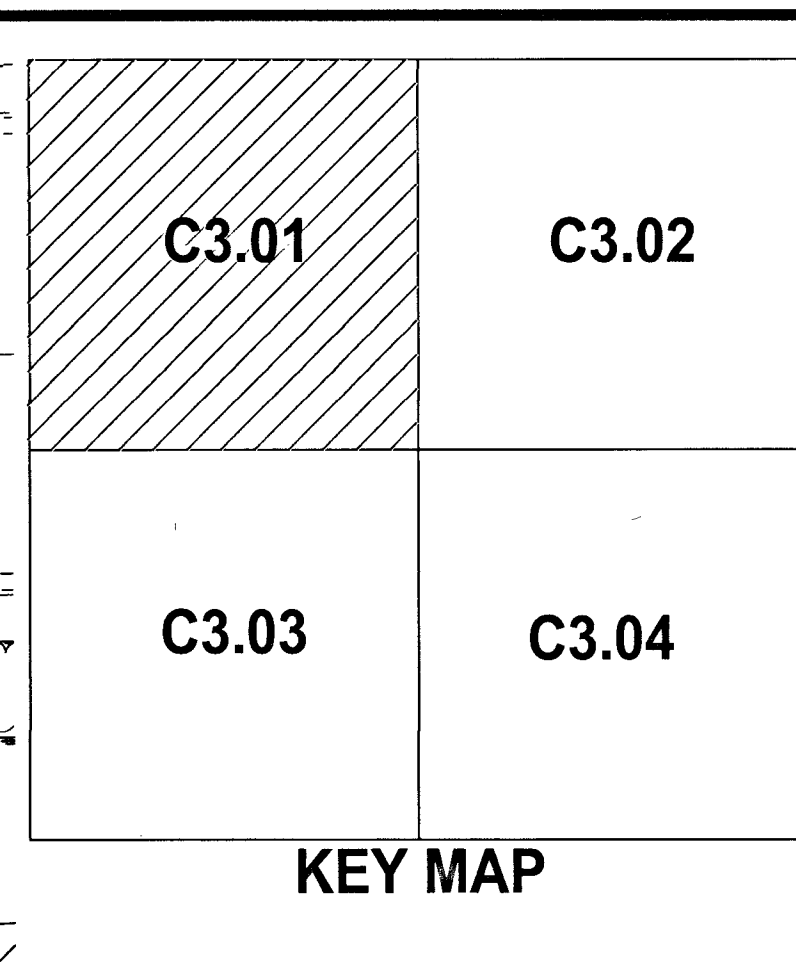
CITY OF LAS VEGAS FIRE DEPT.
DATE: 7/5/18

DIMENSIONS SHOWN ARE TO BACK OF CURB

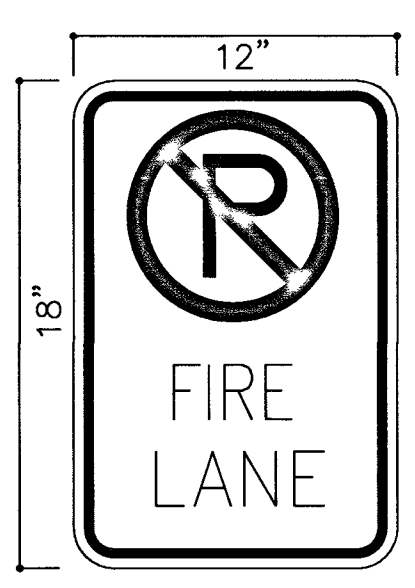
LEGEND

CL	CENTERLINE
R/W	RIGHT-OF-WAY
FL	FINISH GRADE
EX	EXISTING
FF	FINISH FLOOR
TC	TOP OF CURB
PT	POINT OF TANGENCY
SVRZ	SITE VISIBILITY RESTRICTION ZONE
TRW	TOP OF RETAINING WALL
FTG	TOP OF FOOTING
BCR	NATURAL GROUND CONTOUR
des	BEGIN CURVE RETURN DESIGN ELEVATION FROM PLANS
PROJ	PROJECTION
des	RETAINING / SCREEN WALL DESIGN ELEVATION FROM AVAILABLE PLANS

1 inch = 20 ft.



TRAFFIC NOTES	
NO	ITEM
71	INSTALL 4" WIDE WHITE PAINTED SOLID PARKING LINE
72	INSTALL 4" WIDE WHITE PAINTED DIAGONAL SOLID LINE @ 36" ON CENTER
73	INSTALL BLUE REFLECTIVE RAISED PAVEMENT MARKER @ 10' FROM FACE OF CURB ADJACENT TO FIRE HYDRANT
74	CONSTRUCT HANDICAP ACCESSIBLE PARKING SPACE PER DETAIL #73 SHEET C5.02
75	INSTALL PRE-CAST CONCRETE BUMPER BLOCK PER STD DWG #238 (OR SIMILAR)
76	INSTALL "NO PARKING-FIRE LANE" SIGN PER STD DWG #249.1
77	PAINT CURB RED & STENCIL IN WHITE PAINT "NO PARKING-FIRE LANE" @ 50' ON CENTER
78	EX R7-1op SIGN
79	EX R1-1 & D-1 SIGNS
80	EX R2-1 (45) SIGN
81	EX M5-6 SIGN
82	EX I-8 LIBRARY SIGN
83	FIRE TRUCK ROUTE - 24' WIDE - 52' / 28' RADII (TYP.)



BENCHMARK

CLARK CO. VERTICAL CONTROL V.2003 PT. "7C10 25WS 1997" (NAVD 88), RIVET & ROUND ALUM. PLATE IN TC, NE COR. OF RAINBOW & SAHARA, NEAR THE PC OF RAINBOW. ELEV.=2,392.63 (US SURVEY FEET) = 729.274 (METERS) - INFORMATION PROVIDED BY COLLINS ENG. DATED 1/08/18.

ADD 2300.00 FEET TO ALL GRADES FOR TRUE MEAN SEA ELEVATION, EXCEPT FOR CONTOURS AND FINISH FLOOR ELEVATION

BASIS OF BEARING

S 02°39'07" E, BEING THE BEARING OF THE CENTERLINE OF RAINBOW & THE EAST LINE OF THE SE 1/4 OF THE SE 1/4 OF SEC. 3, T.21S., R.60E., M.D.M., CITY OF LAS VEGAS, CLARK CO., NV, AS SHOWN IN FILE 128 OF SURVEYS, PAGE 46.

GEOTECHNICAL REPORT

ALL GRADING SHALL CONFORM TO THE GEOTECHNICAL REPORT PREPARED BY McGETTIGAN CONSULTING, LLC, DATED 02/27/18, PROJECT NO. 1800701.

REFERENCE INFORMATION

APN 163-03-806-010
DEED 20160725/01560
PM FILE 123, PAGE 49

ZONING INFORMATION
GENERAL COMMERCIAL (C2)
PROJ-72340, SDR-72366, DS#4963, PMP#72875
WARD 1 - TARKANIAN

LEGAL DESCRIPTION
POR. GOVT LOTS 130, 131 & 132 WITHIN SE1/4 SE1/4 SEC. 3, T.21S., R.60E., CITY OF LAS VEGAS, CLARK CO. NV.-ROS FILE 128, PAGE 46, #20030228.1042

FLOOD ZONE
UNSHADED ZONE "X", COMMUNITY MAP 32003 C 02165 D, DATED 11/16/2011
AN AREA DETERMINED TO BE OUTSIDE OF THE 0.2% ANNUAL CHANCE FLOOD PLAIN

CLARK CO., NEVADA

BMW OF LAS VEGAS

TRAFFIC/HORIZONTAL CONTROL PLAN 01

CITY OF LAS VEGAS

DATE: 3/2018

DRAFTER: JC

DESIGNER: SCD

CHECKED: SCD

PROJECT NO. 701326.00

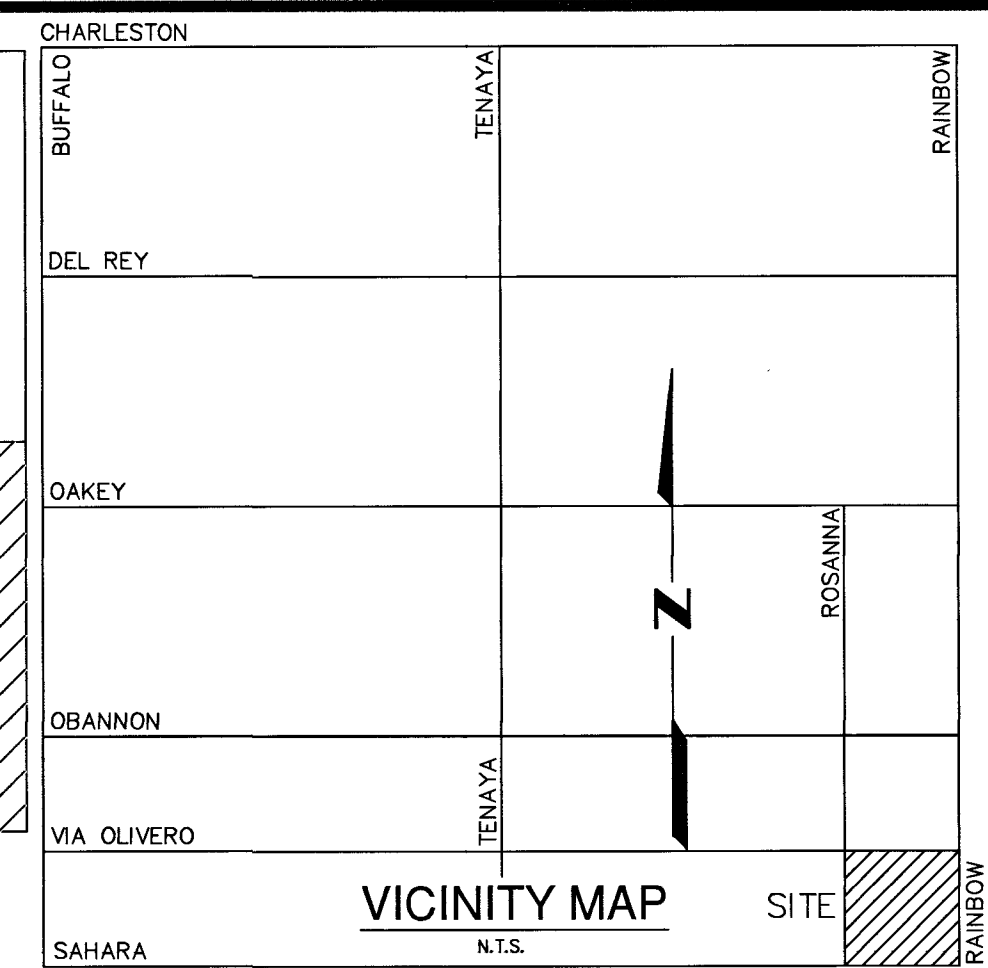
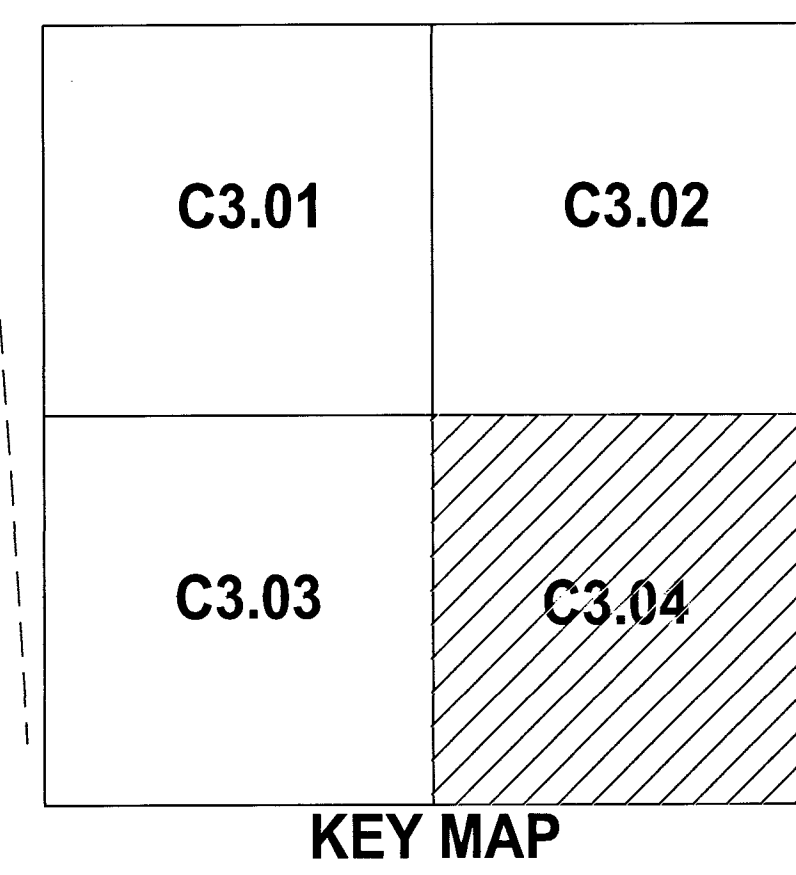
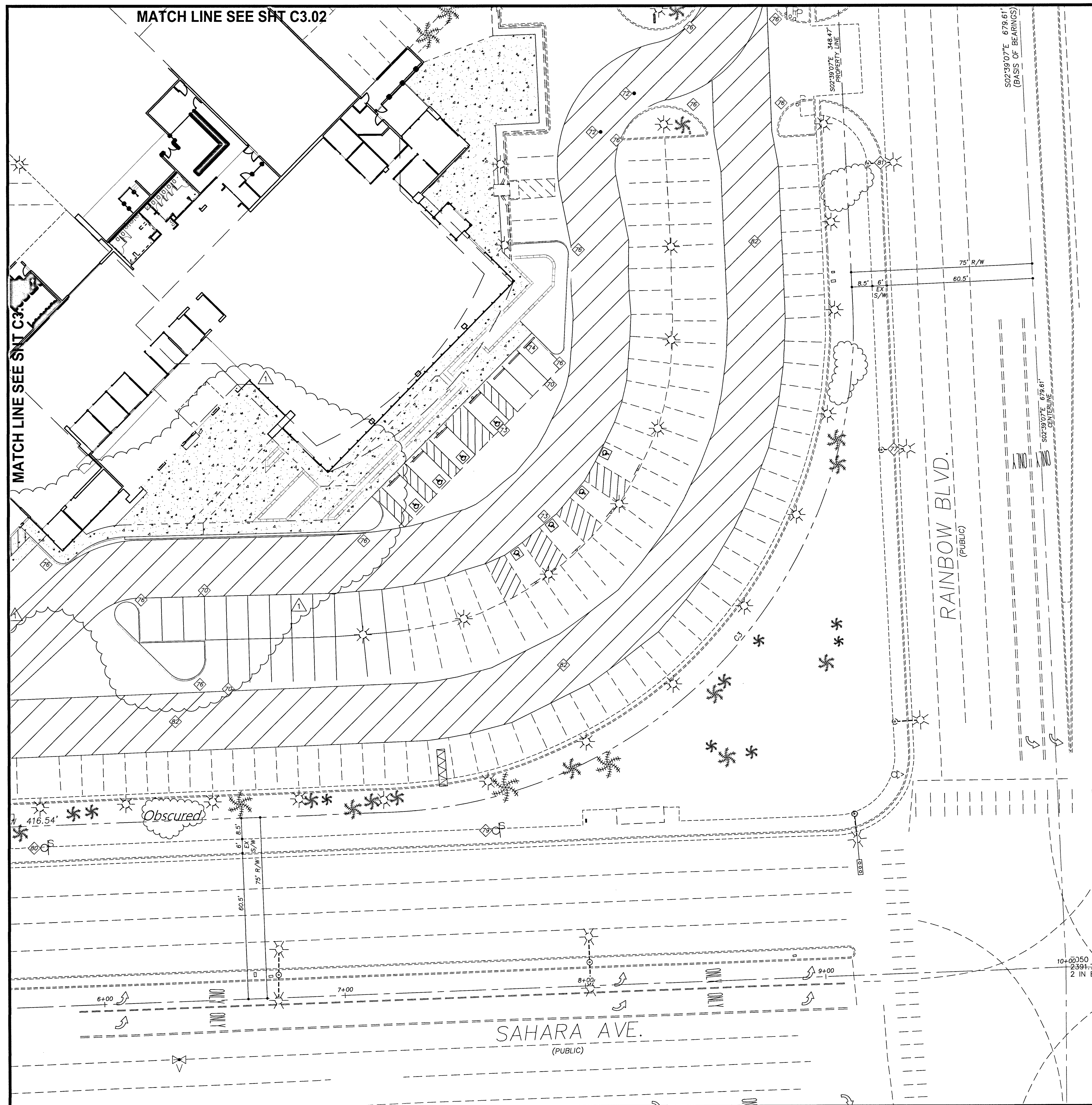
PROFESSIONAL ENGINEER STATE OF NEVADA

SAM C. DUNNAM
EXP. 12-31-18
CIVIL

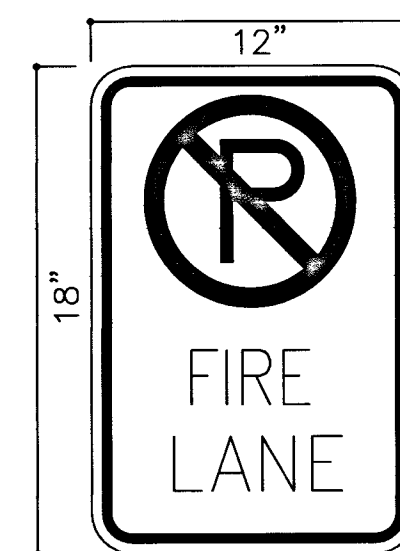
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SHEET 7 OF 20

CLV # L18-00533

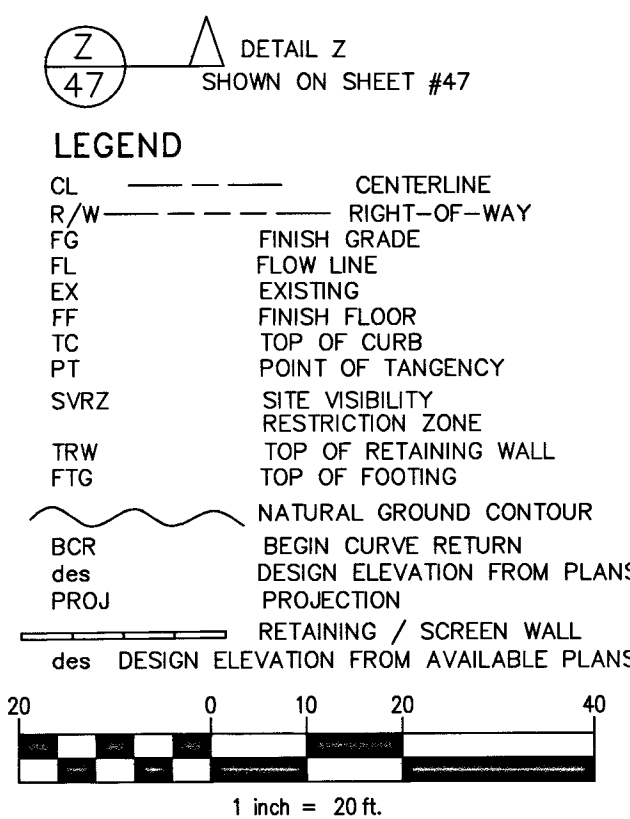


TRAFFIC NOTES	
NO	ITEM
70	INSTALL 4" WIDE WHITE PAINTED SOLID PARKING LINE
71	INSTALL 4" WIDE WHITE PAINTED DIAGONAL SOLID LINE @ 36" ON CENTER
72	NOT USED
73	CONSTRUCT HANDICAP ACCESSIBLE PARKING SPACE PER DETAIL #73 SHEET C5.02
74	INSTALL PRE-CAST CONCRETE BUMPER BLOCK PER STD DWG #238 (OR SIMILAR)
75	INSTALL "NO PARKING-FIRE LANE" SIGN PER STD DWG #249.1
76	PAINT CURB RED & STENCIL IN WHITE PAINT "NO PARKING-FIRE LANE" @ 50' ON CENTER
77	EX R7-1ap SIGN
78	EX R1-1 & D-1 SIGNS
79	EX R2-1 (45) SIGN
80	EX M5-6 SIGN
81	EX I-8 LIBRARY SIGN
82	FIRE TRUCK ROUTE - 24' WIDE - 52' / 28' RADII (TYP.)



CITY OF LAS VEGAS FIRE DEPT. DATE

DIMENSIONS SHOWN
ARE TO BACK OF CURB



BENCHMARK

CLARK CO. VERTICAL CONTROL V.2003 PT. "7C10 2SWS 1997" (NAVD 88),
RIVET & ROUND ALUM. PLATE IN TC, NE COR. OF RAINBOW & SAHARA,
NEAR THE PC OF RAINBOW. ELEV.=2,392.63 (US SURVEY FEET) = 729.274
(METERS) - INFORMATION PROVIDED BY COLLINS ENG. DATED 1/08/18.

ADD 2300.00 FEET TO ALL GRADES FOR TRUE MEAN SEA ELEVATION, EXCEPT FOR
CONTOURS AND FINISH FLOOR ELEVATION

BASIS OF BEARING

S 02°39'07" E, BEING THE BEARING OF THE CENTERLINE OF RAINBOW & THE EAST END OF THE SE 1/4 OF THE SE 1/4 OF SEC. 3, T.21S., R.60E., M.D.M., CITY OF LAS VEGAS, CLARK CO., NV, AS SHOWN IN FILE 128 OF SURVEYS, PAGE 46.

GEOTECHNICAL REPORT

ALL GRADING SHALL CONFORM TO THE GEOTECHNICAL REPORT PREPARED BY MCGEEHAN CONSULTING, LLC, DATED 02/27/18, PROJECT NO. 1800701.

REFERENCE INFORMATION

APN 163-03-806-015
DEED 20160725:01580
PM FILE 123, PAGE 49

ZONING INFORMATION
GENERAL COMMERCIAL (C2)
PROJ-72340, SDR-72366, DS#4963, PMP#72875
WARD 1 - TARKANIAN

LEGAL DESCRIPTION
POR. GOVT LOTS 130, 131 & 132 WITHIN SE1/4 SE1/4 SEC. 3, T.21S., R.60E.,
CITY OF LAS VEGAS, CLARK CO. NV.-ROS FILE 128, PAGE 46, #20030228-1042

FLOOD ZONE
UNSHADED ZONE "X", COMMUNITY MAP 32003 C 02165 D, DATED 11/16/2011
AN AREA DETERMINED TO BE OUTSIDE OF THE 0.2% ANNUAL CHANCE FLOOD PLAIN

CLARK CO., NEVADA

BMW OF LAS VEGAS

TRAFFIC/HORIZONTAL CONTROL PLAN 04

CITY OF LAS VEGAS

DATE: 3/2018

DRAFTER: JC

DESIGNER: SCD

CHECKED: SCD

PROJECT NO.

701326.00



SAM C.

EXP. 12-31-18

The seal of the Federal Bureau of Investigation (FBI) is partially visible in the top right corner of the document. It features a circular design with the words "FEDERAL BUREAU OF INVESTIGATION" and "DEPARTMENT OF JUSTICE" around the perimeter, and a central shield with various symbols.

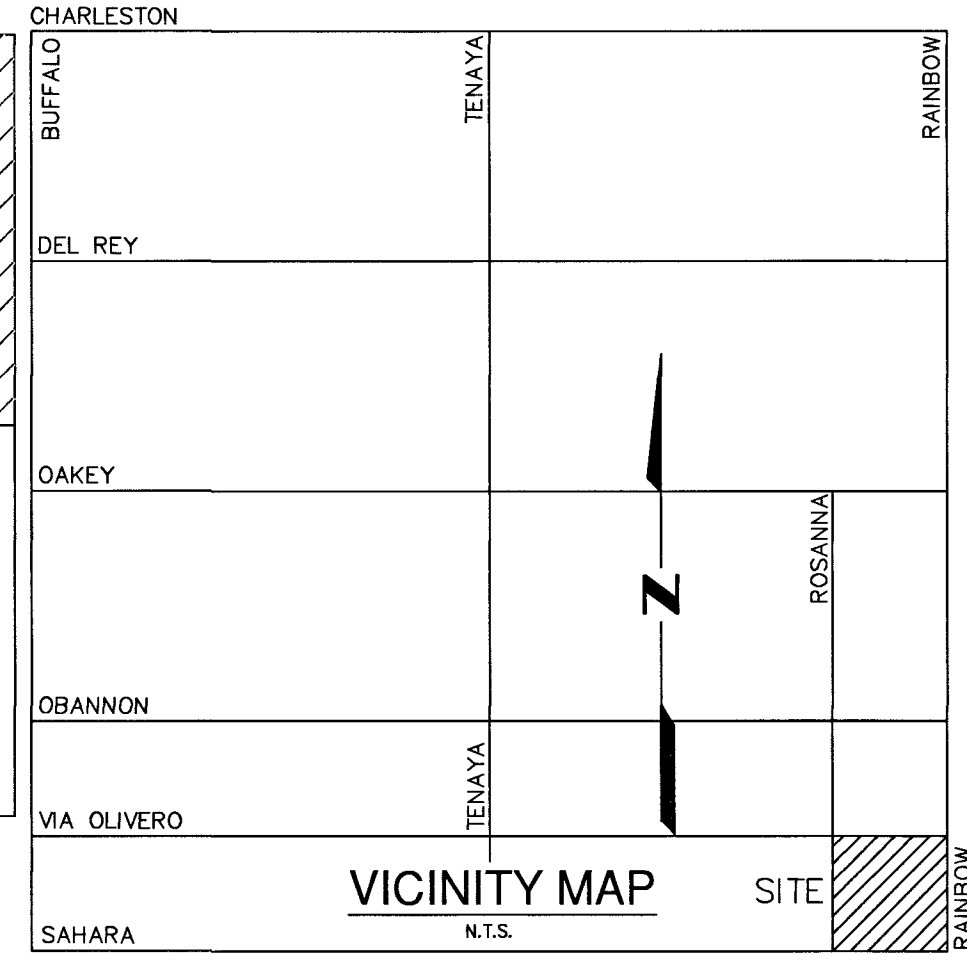
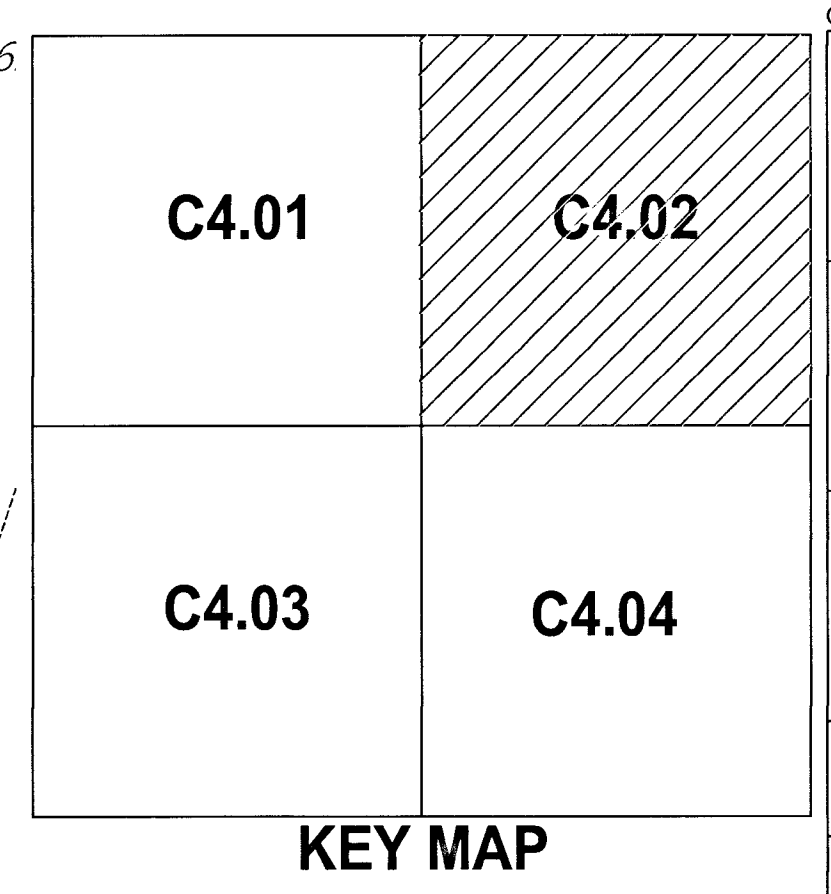
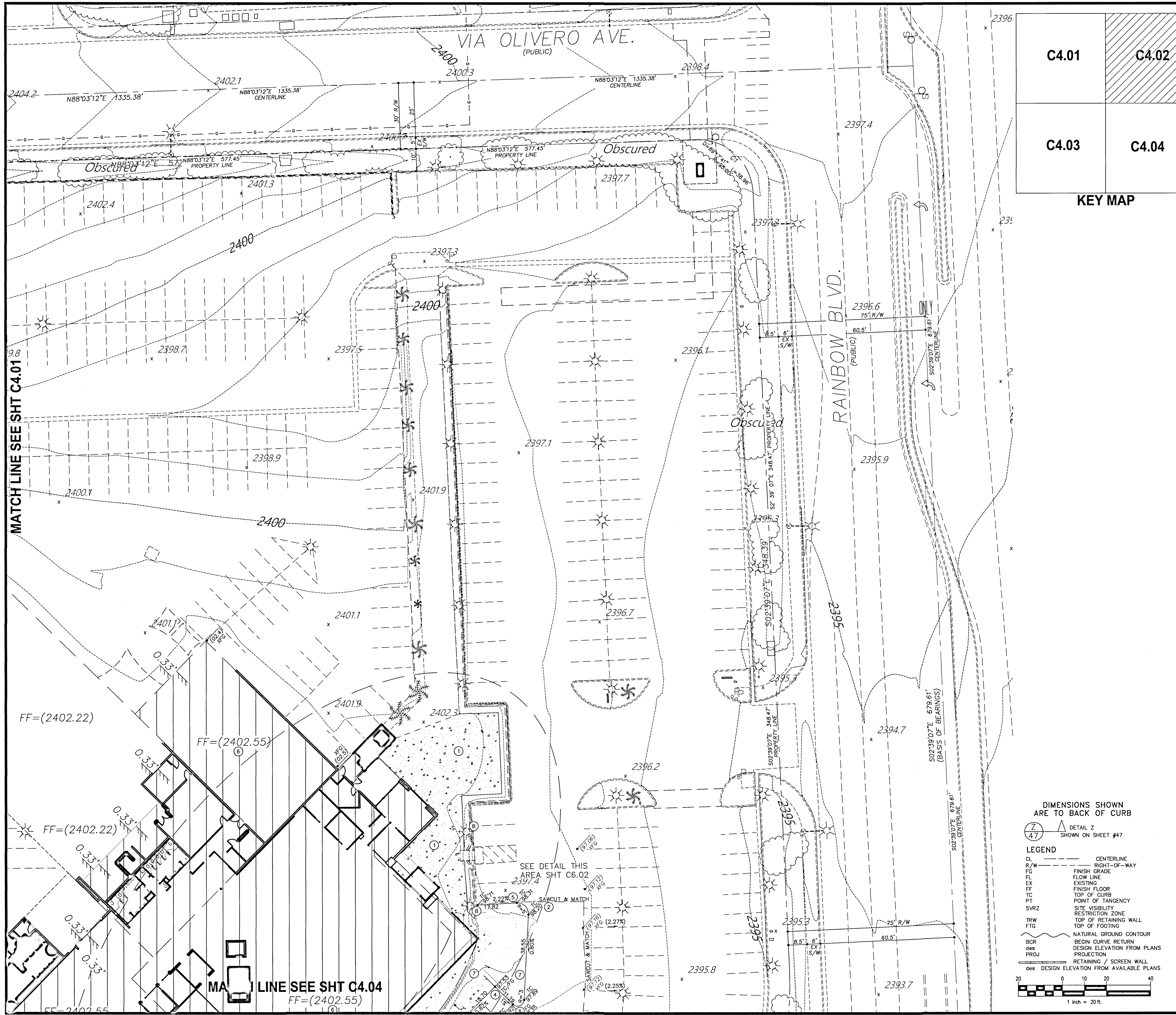


62

CS.

SHEET 10 OF 10

CLEV # E18 002



CONSTRUCTION NOTES	
1	CONSTRUCT CONCRETE SIDEWALK PER DETAIL #1, SHT C6.02-SEE FINISH PLAN PER ARCHITECTS PLANS & DETAILS
2	CONSTRUCT AC PAVEMENT PER DETAIL #2, SHT C6.02
3	CONSTRUCT 24" CONCRETE VALLEY GUTTER PER DETAIL #3, SHT C6.02
4	CONSTRUCT "A" TYPE CURB-0" FACE PER STD. DWG. #219
5	CONSTRUCT "A" TYPE CURB-6" FACE PER STD. DWG. #219
6	ROUGH GRADE PAD ELEV. IS ASSUMED TO BE 12" BELOW FINISH FLOOR ELEV. VERIFY W/ STRUCTURAL PLANS PRIOR TO ANY CONSTRUCTION.
7	PLANTER AREA
8	CONSTRUCT "L" TYPE CURB PER STD. DWG. #216
9	NOT USED
10	CONSTRUCT RETAINING WALL PER DETAIL #10 SHT C6.01
11	RETAINING WALL CALCS & DETAILS BY OTHERS
12	CONSTRUCT HANDICAP PARKING STALL PER DETAIL #11, SHT C6.01
13	DRAIN-THRU PER DETAIL #12 SHT C6.01
14	NDOT TYPE "3" CURB PER NDOT STD DWG. #S-5.1.1 - 6" RISE
15	NOT USED
16	PROVIDE HANDRAILS PER ARCHITECTURAL DETAILS
17	2% GRADE ALLOWED PER SOILS REPORT-SECTION: GRADING & DRAINAGE
18	CONSTRUCT CONCRETE PAVEMENT PER DETAIL #17, SHT C6.01
19	CAST IN PLACE WALL-SEE ARCHITECTURAL DETAILS
A PROTECT EX LOOP DETECTORS IN PLACE	
B PROTECT EX AREA LIGHT & CONCRETE BASE IN PLACE	
C PROTECT EX ELECTRICAL TRANSFORMER IN PLACE	

CERTIFY THAT THIS GRADING PLAN IS IN CONFORMANCE WITH THE APPROVED DRAINAGE (#DS4963) ON FILE WITH THE CITY OF LAS VEGAS FOR THIS PROJECT.

SAM C. DUNNAM, P.E. No. 7886 DATE

BENCHMARK

CLARK CO. VERTICAL CONTROL V.2003 PT. "7C10 25WS 1997" (NAVD 88), RIVET & ROUND ALUM. PLATE IN TC, NE COR. OF RAINBOW & SAHARA, NEAR THE PC OF RAINBOW. ELEV.=2,392.63 (US SURVEY FEET) = 729.274 (METERS) - INFORMATION PROVIDED BY COLLINS ENG. DATED 1/08/18.

ADD 2300.00 FEET TO ALL GRADES FOR TRUE MEAN SEA ELEVATION, EXCEPT FOR CONTOURS AND FINISH FLOOR ELEVATION

BASIS OF BEARING

S 02°39'07" E, BEING THE BEARING OF THE CENTERLINE OF RAINBOW & THE EAST LINE OF THE SE 1/4 OF THE SE 1/4 OF SEC. 3, T.21S., R.60E., M.D.M., CITY OF LAS VEGAS, CLARK CO., NV, AS SHOWN IN FILE 128 OF SURVEYS, PAGE 46.

GEOTECHNICAL REPORT

ALL GRADING SHALL CONFORM TO THE GEOTECHNICAL REPORT PREPARED BY McGETTIGAN CONSULTING, LLC, DATED 02/27/18, PROJECT NO. 1800701.

REFERENCE INFORMATION

APN 163-03-806-010
DEED 20160725.01560
PM FILE 123, PAGE 49

ZONING INFORMATION
GENERAL COMMERCIAL (C2)
PROJ-72340, SDR-72366, DS#4963, PMP#72875
WARD 1 - TARKANIAN

LEGAL DESCRIPTION
POR. GOVT LOTS 130, 131 & 132 WITHIN SET/4 SEC. 3, T.21S., R.60E., CITY OF LAS VEGAS, CLARK CO. NV.-ROS FILE 128, PAGE 46, #20030226-1042

FLOOD ZONE
UNSHADED ZONE "X", COMMUNITY MAP 32003 C 02165 D, DATED 11/16/2011
AN AREA DETERMINED TO BE OUTSIDE OF THE 0.2% ANNUAL CHANCE FLOOD PLAIN

CLARK CO. NEVADA

BMW OF LAS VEGAS

GRADING PLAN 02

DATE: 3/2018

DRAFTER: JC

DESIGNER: SC

CHECKED: SCD

PROJECT NO. 701326.00

107V8427

C4.02

SHEET 12 OF 20

CLV # L18-00533

PROFESSIONAL ENGINEER - SITE DESIGN

SAM C. DUNNAM

EXP. 12-31-18

CIVIL

CLARK CO. NEVADA

DATE: 3/2018

DESCRIPTION

NO.

BY

DATE

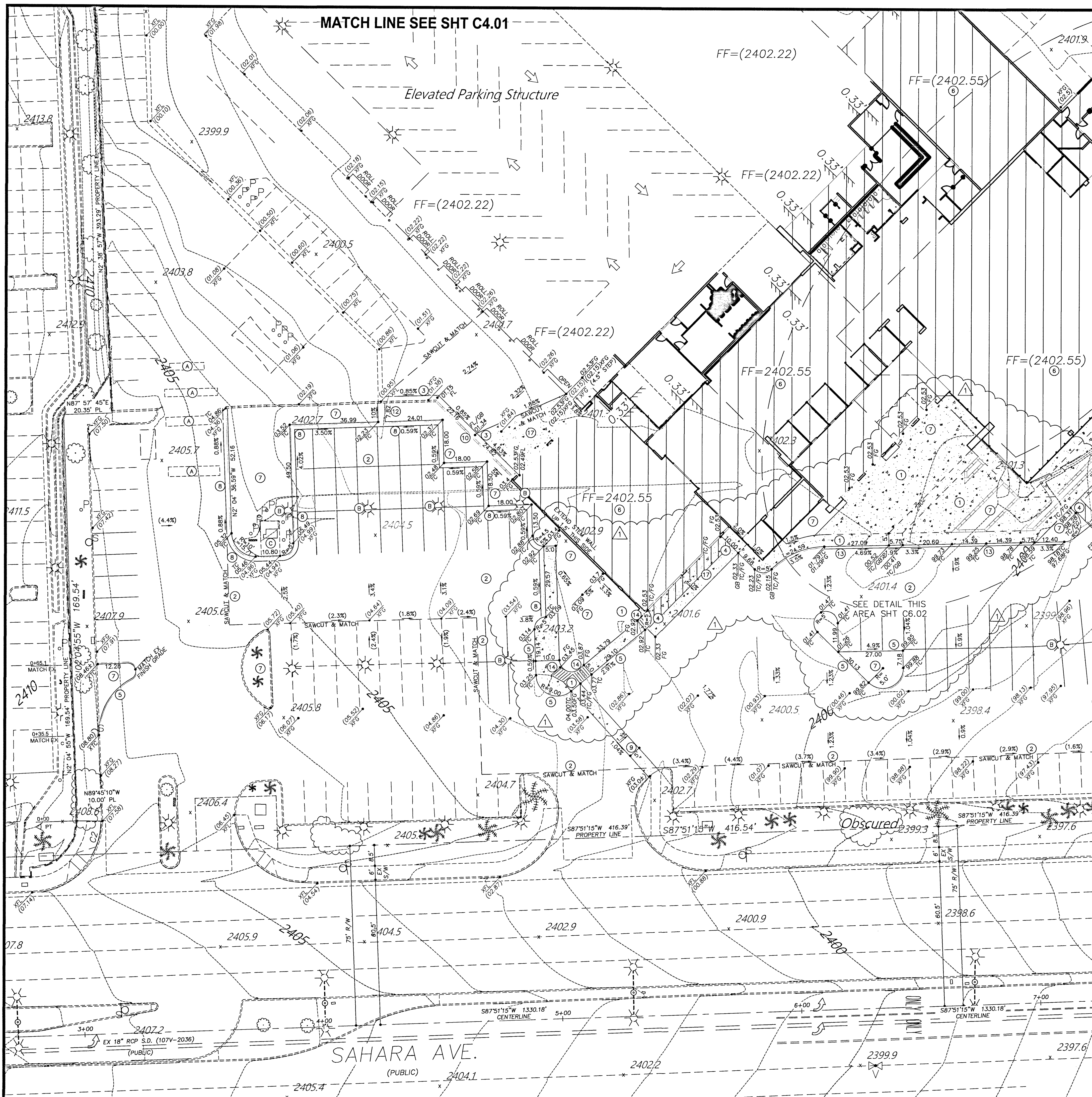
TY-LIN INTERNATIONAL

4031 DEAN MARTIN DR.

LAS VEGAS, NV 89103

F: 702-522-7105

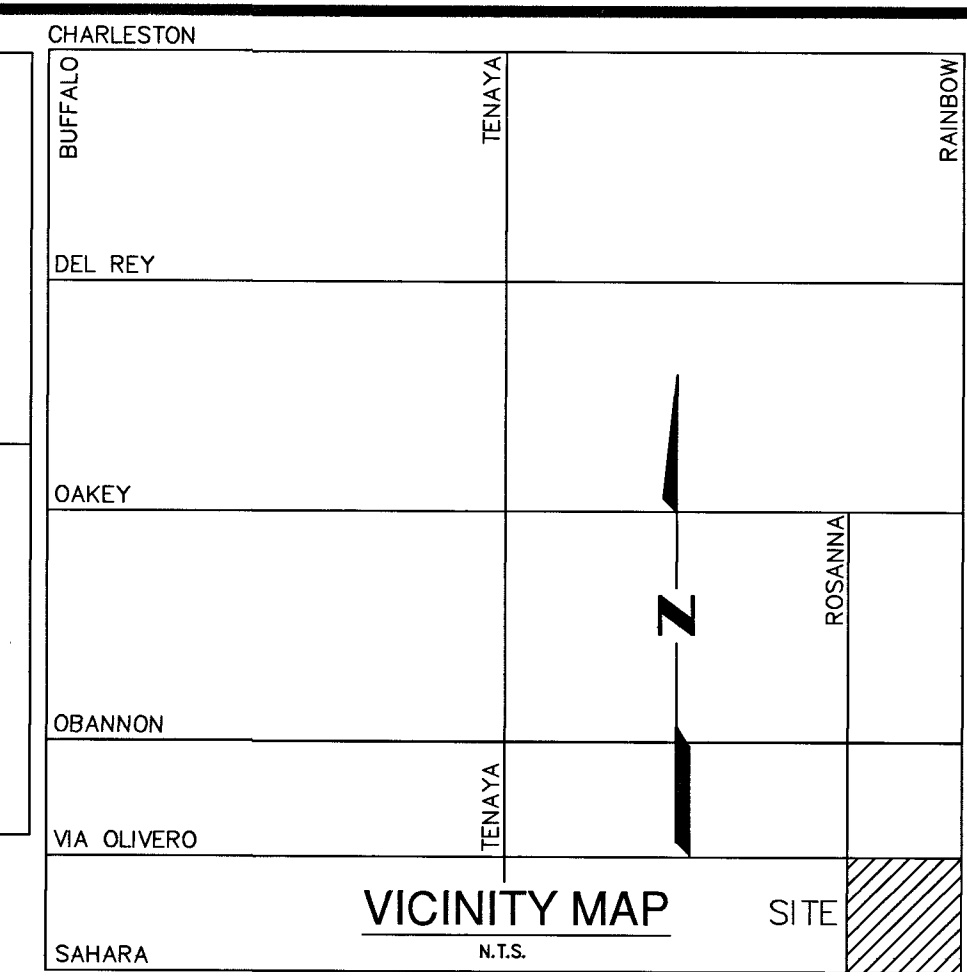
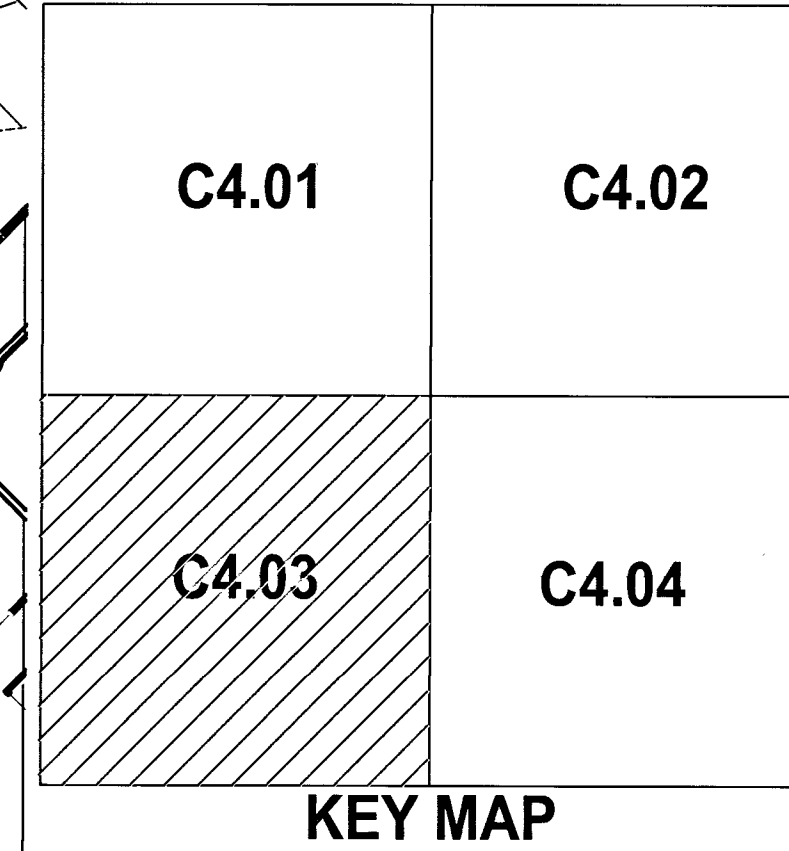
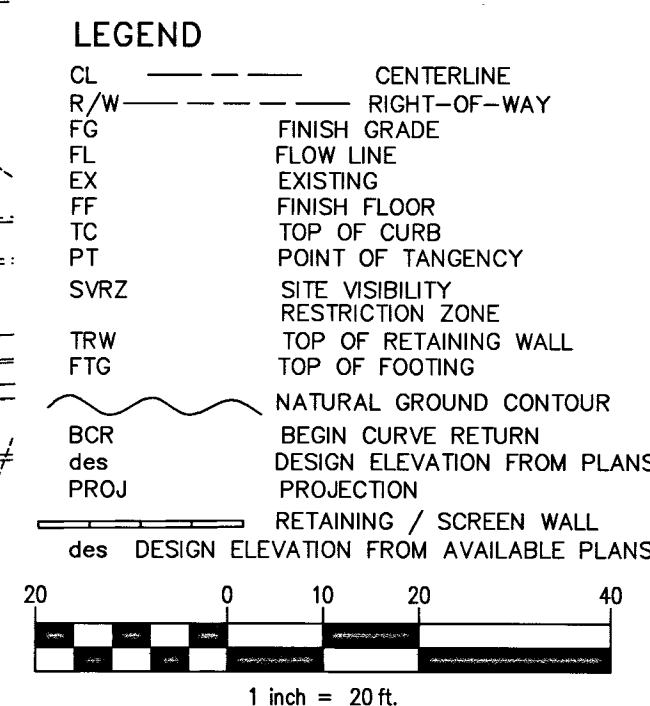
WWW.TY-LIN.COM



MATCH LINE SEE SHT C4.04

DIMENSIONS SHOWN ARE TO BACK OF CURB

DETAIL Z SHOWN ON SHEET #47



CONSTRUCTION NOTES	
1	CONSTRUCT CONCRETE SIDEWALK PER DETAIL #1, SHT C6.02-SEE FINISH PLAN PER ARCHITECTS PLANS & DETAILS
2	CONSTRUCT AC PAVEMENT PER DETAIL #2, SHT C6.02
3	CONSTRUCT 24" CONCRETE VALLEY GUTTER PER DETAIL #3, SHT C6.02
4	CONSTRUCT "A" TYPE CURB-0" FACE PER STD. DWG. #219
5	CONSTRUCT "A" TYPE CURB-6" FACE PER STD. DWG. #219
6	ROUGH GRADE PAD ELEV. IS ASSUMED TO BE 12" BELOW FINISH FLOOR ELEV. VERIFY W/ STRUCTURAL PLANS PRIOR TO ANY CONSTRUCTION.
7	PLANTER AREA
8	CONSTRUCT "L" TYPE CURB PER STD. DWG. #216
9	NOT USED
10	CONSTRUCT RETAINING WALL PER DETAIL #10 SHT C6.01
11	RETAINING WALL CALCS & DETAILS BY OTHERS
12	CONSTRUCT HANDICAP PARKING STALL PER DETAIL #11, SHT C6.01
13	DRAIN-THRU PER DETAIL #12 SHT C6.01
14	NDOT TYPE "3" CURB PER NDOT STD DWG #R-5.1.1 - 6" RISE
15	CONSTRUCT SIDEWALK RAMP-1:12 MAX SLOPE
16	PROVIDE HANDRAILS PER ARCHITECTURAL DETAILS
17	2% GRADE ALLOWED PER SOILS REPORT-SECTION: GRADING & DRAINAGE
18	CONSTRUCT CONCRETE PAVEMENT PER DETAIL #17, SHT C6.01
19	CAST IN PLACE WALL-SEE ARCHITECTURAL DETAILS
A PROTECT EX LOOP DETECTORS IN PLACE	
B PROTECT EX AREA LIGHT & CONCRETE BASE IN PLACE	
C PROTECT EX ELECTRICAL TRANSFORMER IN PLACE	

I CERTIFY THAT THIS GRADING PLAN IS IN CONFORMANCE WITH THE APPROVED DRAINAGE (JDS4963) ON FILE WITH THE CITY OF LAS VEGAS FOR THIS PROJECT.
DATE: 3-21-19
SAM C. DUNNAM, P.E. No. 7886

BENCHMARK

CLARK CO. VERTICAL CONTROL V.2003 PT. "7C10 25WS 1997" (NAVD 88), RISET & ROUND ALUM. PLATE IN TO NE COR. OF RAINBOW & SAHARA, NEAR THE PC OF RAINBOW. ELEV.=2,392.63 (US SURVEY FEET) = 729.274 (METERS) - INFORMATION PROVIDED BY COLLINS ENG. DATED 1/08/18.

ADD 2300.00 FEET TO ALL GRADES FOR TRUE MEAN SEA ELEVATION, EXCEPT FOR CONTOURS AND FINISH FLOOR ELEVATION

BASIS OF BEARING

S 02°39'07" E, BEING THE BEARING OF THE CENTERLINE OF RAINBOW & THE EAST LINE OF THE SE 1/4 OF THE SE 1/4 OF SEC. 3, T.21S., R.60E., M.D.M., CITY OF LAS VEGAS, CLARK CO., NV, AS SHOWN IN FILE 128 OF SURVEYS, PAGE 46.

GEOTECHNICAL REPORT

ALL GRADING SHALL CONFORM TO THE GEOTECHNICAL REPORT PREPARED BY McGETTIGAN CONSULTING, LLC, DATED 02/27/18, PROJECT NO. 1800701.

REFERENCE INFORMATION

APN 163-03-806-015
DEED 20160725:01580
PM FILE 123, PAGE 49
ZONING INFORMATION
GENERAL COMMERCIAL (C2)
PROJ-72340, SDI-72366, DS#4963, PMP#72875
WARD 1 - TARKANIAN
LEGAL DESCRIPTION
FOR GOVT LOTS 130, 131 & 132 WITHIN SE1/4 SE1/4 SEC. 3, T.21S., R.60E., CITY OF LAS VEGAS, CLARK CO., NV.-ROS FILE 128, PAGE 46, #20030226:1042
FLOOD ZONE
UNSHADED ZONE "X", COMMUNITY MAP 32003 C 02165 D, DATED 11/16/2011
AN AREA DETERMINED TO BE OUTSIDE OF THE 0.2% ANNUAL CHANCE FLOOD PLAN

CLARK CO., NEVADA

NO. DATE BY APP. DATE

DESCRIPTION

REVISIONS

1 REVISE BLDG., PARKING, GRADES & APP. 04/16/19 SCD

RAYLIN INTERNATIONAL

4031 DEAN MARTIN DR.
LAS VEGAS, NV 89103
P: 702-522-7100
F: 702-522-7105
WWW.RAYLIN.COM

CLARK CO., NEVADA

DATE: 3/2018

DRAFTER: JC

DESIGNER: SCD

CHECKED: SCD

PROJECT NO. 701326.00

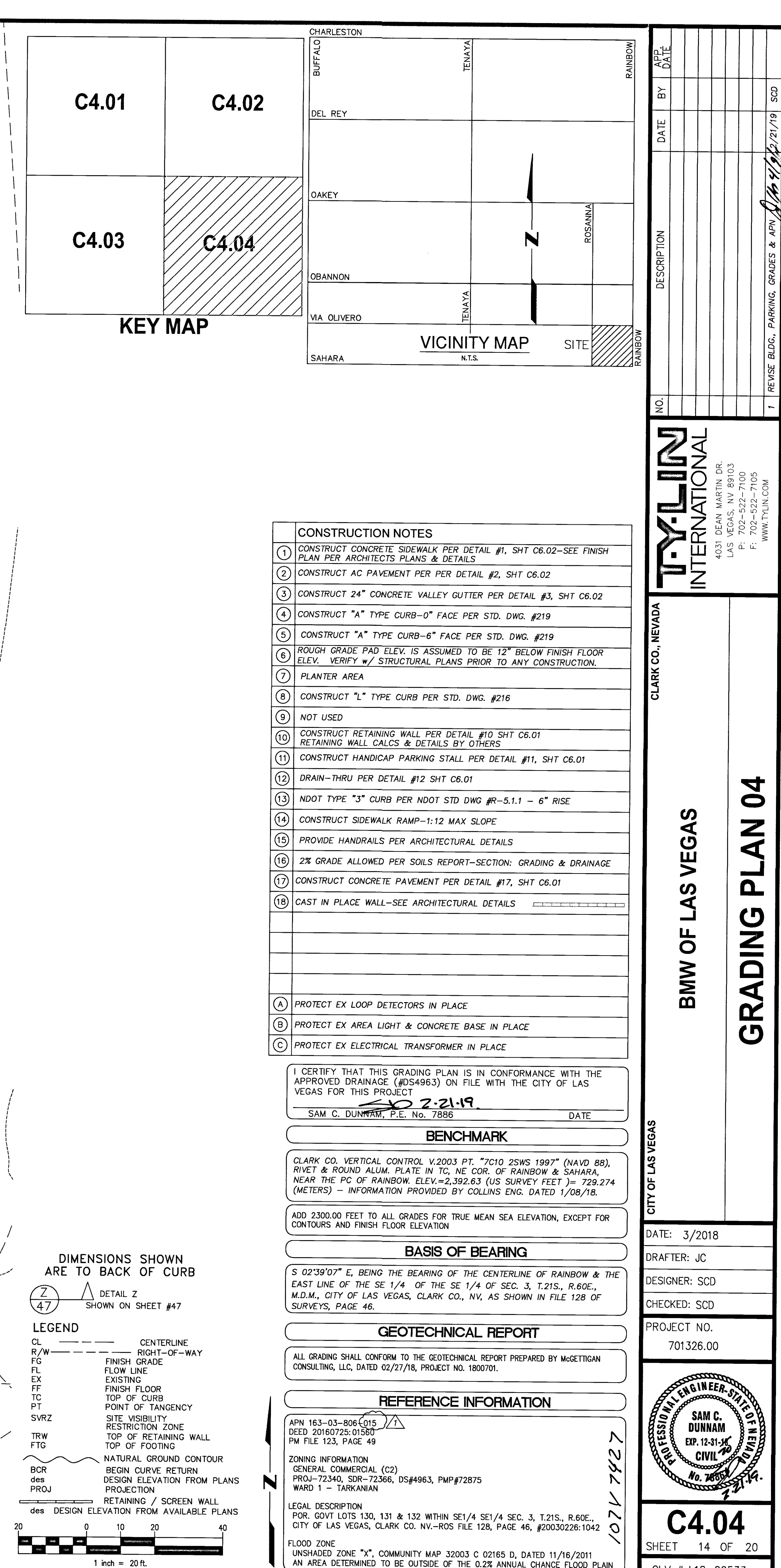
PROFESSIONAL ENGINEER SEAL

SAM C. DUNNAM
EXP. 12-31-19
CIVIL
No. 7886

C4.03

SHEET 13 OF 20

CLV # L18-00533

[illegible]

TY-LIN
INTERNATIONAL

4031 DEAN MARTIN DR.
LAS VEGAS, NV 89103
P: 702-522-7100
F: 702-522-7105
WWW.TY-LIN.COM

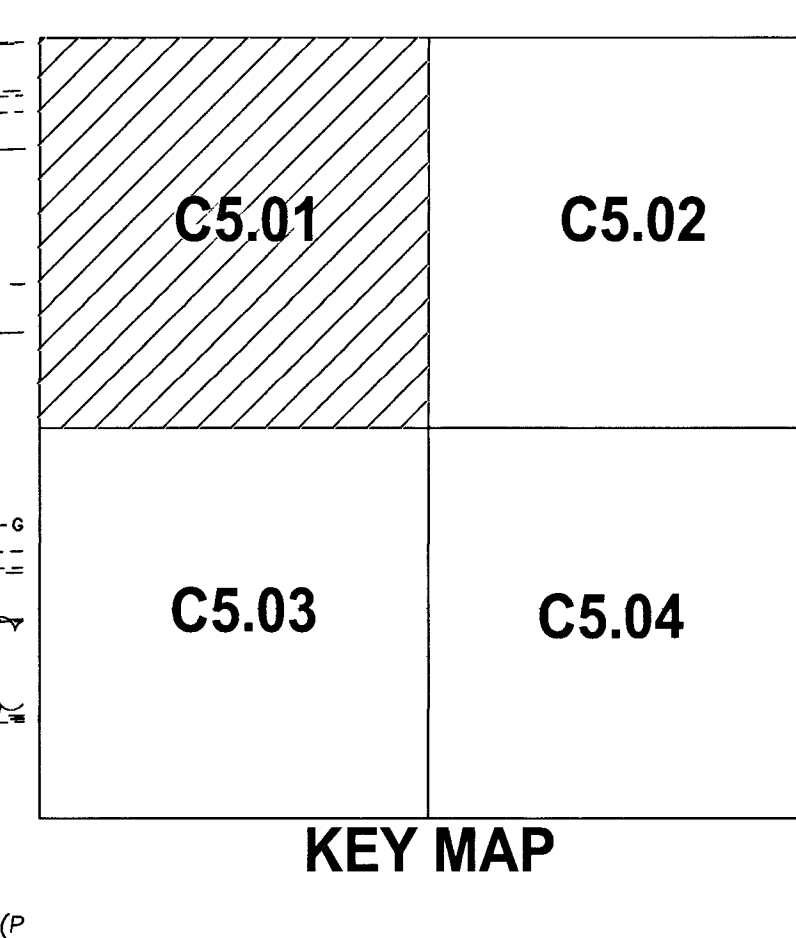
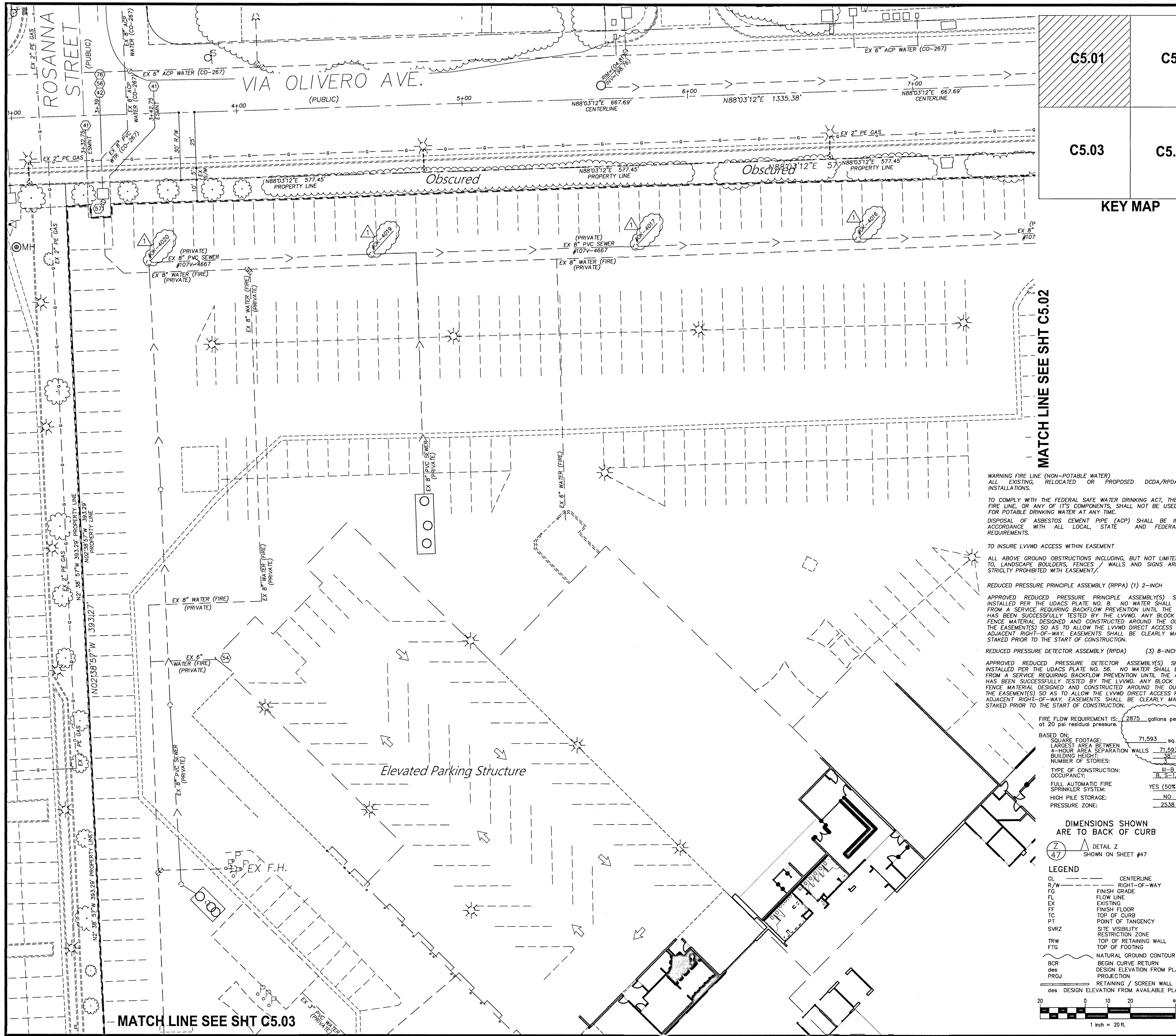
CLARK CO., NEVADA		
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BMW OF LAS VEGAS

GRADING PLAN 04

CITY OF LAS VEGAS

DATE: 3/2018
DRAFTER: JC
DESIGNER: SCD
CHECKED: SCD
PROJECT NO. 701326.00



NO	WATER & UTILITY NOTES		
(40)	35'x 55' LVWD EASEMENT PER DOCUMENT 19941110:0001219	(59)	INSTALL 6" 6" STAINLESS STEEL TAPPING SLEEVE & 6" TAPPING VALVE PER UDACS PLATES 30, 34 & 39
(41)	10'x 15' LVWD EASEMENT PER DOCUMENT 19941110:0001220	(60)	NOT USED
(42)	EX 8" DCDA - WILKINS SERIAL #0589523 - ACCOUNT #583051	(61)	INSTALL 8" TEE & 8" GATE VALVE PER UDACS PLATES #31 & #39
(43)	EX 8" DCDA - AMES SERIAL #026357 - ACCOUNT #583050	(62)	INSTALL 45° BEND PER UDACS PLATE #31 - SIZE PER PLAN
(44)	EX 2" WATER METER & RPPA - ACCOUNT #583049	(63)	INSTALL 8" 6" REDUCER PER UDACS PLATES #30
(45)	CUT IN 8" 90° BEND W/ 8" GATE VALVE PER UDACS PLATES #31 & #39	(64)	INSTALL 6" TRANSITION COUPLING PER UDACS PLATES #30
(46)	INSTALL PVC WATER MAIN W/TRENCH BACKFILL PER UDACS PLATE #17 - LENGTH PER PLAN	(65)	REMOVE & REPLACE EX "L" CURB & SIDEWALK PER STD DWG'S #216 & #254
(47)	INSTALL 8" 6" TEE & 6" GATE VALVE PER UDACS PLATE #31 & #39. CONNECT TO EX. 6" PVC FIRE HYDRANT LATERAL	(66)	INSTALL 8" RPPA PER UDACS PLATES #30 & #39
(48)	REMOVE EX. PVC WATER MAIN (OMIT NEAR AREA LIGHT IF REQUIRED)	(67)	INSTALL 90° BEND PER UDACS PLATE #31 - SIZE PER PLAN
(49)	INSTALL 6" DUCTILE IRON PIPE SLEEVE - LENGTH PER PLAN	(68)	INSTALL 8" 6" STAINLESS STEEL TAPPING SLEEVE & 6" TAPPING VALVE PER UDACS PLATES 30, 34 & 39
(50)	CONNECT TO EX" PVC WATER	(69)	AC PAVEMENT PATCH PER STD DWG #500.1
(51)	3" PVC 90° BEND	(70)	INSTALL 8" 2" SERVICE SADDLE, 2" COPPER (CU) LATERAL & 2" WATER METER PER UDACS PLATE #4
(52)	3" PVC 45° BEND	(71)	BRASS WATER LINE REQUIRED BETWEEN METER & RPPA PER UDACS PLATE #4
(53)	3"x 3" PVC TEE	(72)	INSTALL 2" RPPA PER UDACS PLATE #8 w/CURB STOP PER DETAIL #12, SHT C6.01
(54)	EX BUILDING MOUNTED FIRE DEPT. CONNECTION (FDC)	(73)	CONNECT TO EX. 3" PVC WATER LINE
(55)	INSTALL 2" BALL ANGLE METER STOP & TAIL PIECE IN METER BOX PER UDACS PLATE 4 - NO WATER METER (PRIVATE)	(74)	4" SCH 40 PVC BLANK CONDUIT FOR IRRIGATION USE-LENGTH PER PLAN
(56)	REMOVE EX DCDA & INSTALL 8" RPPA w/ NEW VALVE SETTER PER UDACS PLATE #56. REQUIRES NEW CONCRETE PAD & PIPING	(75)	RELOCATE EX F.H. TO 4.0 B/C AS SHOWN PER UDACS PLATE #40 & DETAIL #70, SHT C6.01 - REMOVE EX PVC WATER BEYOND F.H.
(57)	CUT IN 8" GATE VALVE PER UDACS PLATES #30 & #39	(76)	CONTRACTORS OPTION: KEEP EX VALVE SETTER & INSTALL LVWD APPROVED 8" RPPA ON EX ASSEMBLY PER UDACS PLATE #56
(58)	15(W) x 20' LVWD EASEMENT PER DOCUMENT 20180808:0001221	(77)	34(W) x 22' LVWD EASEMENT PER DOCUMENT 2018

WARNING FIRE LINE (NON-POTABLE WATER)
ALL EXISTING, RELOCATED OR PROPOSED DCDA/RPPA INSTALLATIONS.

TO COMPLY WITH THE FEDERAL SAFE WATER DRINKING ACT, THE FIRE LINE, OR ANY OF ITS COMPONENTS, SHALL NOT BE USED FOR POTABLE DRINKING WATER AT ANY TIME.

DISPOSAL OF ASBESTOS CEMENT PIPE (ACP) SHALL BE IN ACCORDANCE WITH ALL LOCAL, STATE AND FEDERAL REQUIREMENTS.

TO INSURE LVWD ACCESS WITHIN EASEMENT

ALL ABOVE GROUND OBSTRUCTIONS INCLUDING, BUT NOT LIMITED TO, LANDSCAPE BOULDERS, FENCES, WALLS AND SIGNS ARE STRICTLY PROHIBITED WITH EASEMENT/

REDUCED PRESSURE PRINCIPLE ASSEMBLY (RPPA) (1) 2-INCH

APPROVED REDUCED PRESSURE PRINCIPLE ASSEMBLY(S) SHALL BE INSTALLED PER THE UDACS PLATE NO. 8. NO WATER SHALL BE TAKEN FROM A SERVICE REQUIRING BACKFLOW PREVENTION UNTIL THE ASSEMBLY HAS BEEN SUCCESSFULLY TESTED BY THE LVWD. ANY BLOCK WALL OR FENCE MATERIAL DESIGNED AND CONSTRUCTED AROUND THE OUTSIDE OF THE EASEMENT(S) SO AS TO ALLOW THE LVWD DIRECT ACCESS FROM THE ADJACENT RIGHT-OF-WAY. EASEMENTS SHALL BE CLEARLY MARKED OR STAKED PRIOR TO THE START OF CONSTRUCTION.

REDUCED PRESSURE DETECTOR ASSEMBLY (RPDA) (3) 8-INCH

APPROVED REDUCED PRESSURE DETECTOR ASSEMBLY(S) SHALL BE INSTALLED PER THE UDACS PLATE NO. 56. NO WATER SHALL BE TAKEN FROM A SERVICE REQUIRING BACKFLOW PREVENTION UNTIL THE ASSEMBLY HAS BEEN SUCCESSFULLY TESTED BY THE LVWD. ANY BLOCK WALL OR FENCE MATERIAL DESIGNED AND CONSTRUCTED AROUND THE OUTSIDE OF THE EASEMENT(S) SO AS TO ALLOW THE LVWD DIRECT ACCESS FROM THE ADJACENT RIGHT-OF-WAY. EASEMENTS SHALL BE CLEARLY MARKED OR STAKED PRIOR TO THE START OF CONSTRUCTION.

FIRE FLOW REQUIREMENT IS: 2875 gallons per minute at 20 psi residual pressure.

BASED ON:
SQUARE FOOTAGE: 71,593 sq.ft.
LARGEST AREA BETWEEN 4-HOUR AREA SEPARATION WALLS: 71,593 sq.ft.
BUILDING HEIGHT: 38'-8"
NUMBER OF STORIES: 3
TYPE OF CONSTRUCTION: III-B
OCCUPANCY: B, S-1, S-2
FULL AUTOMATIC FIRE SPRINKLER SYSTEM: YES (50% REDUCTION)
HIGH PILE STORAGE: NO
PRESSURE ZONE: 2538

DIMENSIONS SHOWN ARE TO BACK OF CURB

LEGEND
CL CENTERLINE
R/W RIGHT-OF-WAY
FG FINISH GRADE
FL FLOW LINE
EX EXISTING
FF FINISH FLOOR
TC TOP OF CURB
PT POINT OF TANGENCY
SVRZ SITE VISIBILITY RESTRICTION ZONE
TRW TOP OF RETAINING WALL
FTG TOP OF FOOTING
BCR NATURAL GROUND CONTOUR
des BEGIN CURVE RETURN
PROJ DESIGN ELEVATION FROM PLANS
PROJ RETAINING / SCREEN WALL
des DESIGN ELEVATION FROM AVAILABLE PLANS

1 inch = 20 ft.

ON FILE
CITY OF LAS VEGAS FIRE DEPT. DATE
SEE COVER SHEET
SOUTHWEST GAS CORPORATION DATE
APPROVED FOR CONSTRUCTION
LAS VEGAS VALLEY WATER DISTRICT ENGINEERING SERVICES
PROJECT NO. 126375 FIRST APPROVED DATE 5-21-18
LVWD APPROVED FIRE FLOW: TOTAL = 2875 GPM / ONSITE = 2875 GPM
BENCHMARK
CLARK CO. VERTICAL CONTROL V.2003 PT. "7C10 ZSWIS 1997" (NAVD 88), RIVET & ROUND ALUM. PLATE IN TO, NE COR. OF RAINBOW & SAHARA, NEAR THE PC OF RAINBOW. ELEV.=2,392.63 (US SURVEY FEET) = 729.274 (METERS) - INFORMATION PROVIDED BY COLLINS ENG. DATED 1/08/18.
ADD 2300.00 FEET TO ALL GRADES FOR TRUE MEAN SEA ELEVATION, EXCEPT FOR CONTOURS AND FINISH FLOOR ELEVATION
BASIS OF BEARING
S 02°39'07" E, BEING THE BEARING OF THE CENTERLINE OF RAINBOW & THE EAST LINE OF THE SE 1/4 OF SEC. 3, T.21S., R.60E., M.D.M., CITY OF LAS VEGAS, CLARK CO., NV, AS SHOWN IN FILE 128 OF SURVEYS, PAGE 46.
GEOTECHNICAL REPORT
ALL GRADING SHALL CONFORM TO THE GEOTECHNICAL REPORT PREPARED BY MCGITTIGAN CONSULTING, LLC, DATED 02/27/18, PROJECT NO. 1800701.
REFERENCE INFORMATION
APN 163-03-806-015
DEED 20160725:01560
PM FILE 123, PAGE 49
ZONING INFORMATION
GENERAL COMMERCIAL (C2)
PROJ-72340, SDR-72366, DS#4963, PMP#72875
WARD 1 - TARKANIAN
LEGAL DESCRIPTION
POR. GOVT LOTS 130, 131 & 132 WITHIN SE1/4 SE1/4 SEC. 3, T.21S., R.60E., CITY OF LAS VEGAS, CLARK CO. NV.-ROS FILE 128, PAGE 46, #20030226:1042
FLOOD ZONE
UNSHADED ZONE "X", COMMUNITY MAP 32003 C 02165 D, DATED 11/16/2011
AN AREA DETERMINED TO BE OUTSIDE OF THE 0.2% ANNUAL CHANCE FLOOD PLAIN

CLARK CO., NEVADA

BMW OF LAS VEGAS

UTILITY PLAN 01

DATE: 3/2018

DRAFTER: JC

DESIGNER: SCD

CHECKED: SCD

PROJECT NO. 701326.00

APN 163-03-806-015
DEED 20160725:01560
PM FILE 123, PAGE 49

APN 163-03-806-015
DEED 20160725:01560
PM FILE 123, PAGE 49

APN 163-03-806-015
DEED 20160725:01560
PM FILE 123, PAGE 49

C5.01

SHEET 15 OF 20

CLV # L18-00533

PROJ.#:126375A QS:163-03-806-015

MATCH LINE SEE SHT C5.01

MATCH LINE SEE SHT C5.04

VIA OLIVERO AVE.

RAINBOW BLVD.

C5.01

C5.02

C5.03

C5.04

KEY MAP

VICINITY MAP

NO WATER & UTILITY NOTES

- 40 35' 55' LVVWD EASEMENT PER DOCUMENT 19941110:0001219
- 41 10' 15' LVVWD EASEMENT PER DOCUMENT 19941110:0001220
- 42 EX 8" DCDA - WILKINS SERIAL #0589523 - ACCOUNT #583051
- 43 EX 8" DCDA - AMES SERIAL #026357 - ACCOUNT #583050
- 44 EX 3" WATER METER & RPPA - ACCOUNT #583049
- 45 CUT IN 8" 90° BEND W/ 8" GATE VALVE PER UDACS PLATES #31 & #39
- 46 INSTALL PVC WATER MAIN W/TRENCH BACKFILL PER UDACS PLATE #17 - LENGTH PER PLAN
- 47 INSTALL 8" x 6" TEE & 6" GATE VALVE PER UDACS PLATE #31 & #39. CONNECT TO EX. 6" PVC FIRE HYDRANT LATERAL
- 48 REMOVE EX. PVC WATER MAIN (OMIT NEAR AREA LIGHT IF REQUIRED)
- 49 INSTALL 6" DUCTILE IRON PIPE SLEEVE - LENGTH PER PLAN
- 50 CONNECT TO EX" PVC WATER
- 51 3" PVC 90° BEND
- 52 3" PVC 45° BEND
- 53 3" x 3" PVC TEE
- 54 EX BUILDING MOUNTED FIRE DEPT. CONNECTION (FDC)
- 55 INSTALL 2" BALL ANGLE METER STOP & TAIL PIECE IN METER BOX PER UDACS PLATE 4 - NO WATER METER (PRIVATE)
- 56 REMOVE EX DCDA & INSTALL 8" RPPA w/ NEW VALVE SETTER PER UDACS PLATE #36. REQUIRES NEW CONCRETE PAD & PIPING
- 57 CUT IN 8" GATE VALVE PER UDACS PLATES #30 & #39
- 58 15' (W) x 20' LVVWD EASEMENT PER DOCUMENT 20180808:0001221
- 59 INSTALL 6" x 6" STAINLESS STEEL TAPPING SLEEVE & 6" TAPPING VALVE PER UDACS PLATES 30, 34 & 39
- 60 NOT USED
- 61 INSTALL 8" TEE & 8" GATE VALVE PER UDACS PLATES #31 & #39
- 62 INSTALL 45° BEND PER UDACS PLATE #31 - SIZE PER PLAN
- 63 INSTALL 8" x 6" REDUCER PER UDACS PLATES #30
- 64 INSTALL 6" TRANSITION COUPLING PER UDACS PLATES #30
- 65 REMOVE & REPLACE EX "L" CURB & SIDEWALK PER STD DWG'S #216 & #254
- 66 INSTALL 8" RPPA PER UDACS PLATES #56 & 8" GATE VALVE PER UDACS PLATE #30 & #39
- 67 INSTALL 90° BEND PER UDACS PLATE #31 - SIZE PER PLAN
- 68 INSTALL 8" x 6" STAINLESS STEEL TAPPING SLEEVE & 6" TAPPING VALVE PER UDACS PLATES 30, 34 & 39
- 69 AC PAVEMENT PATCH PER STD DWG #506.1
- 70 INSTALL 8" x 2" SERVICE SADDLE, 2" COPPER (C) LATERAL & 2" WATER METER PER UDACS PLATE #4
- 71 BRASS WATER LINE REQUIRED BETWEEN METER & RPPA PER UDACS PLATE #4
- 72 INSTALL 2" RPPA PER UDACS PLATE #8 w/CURB STOP PER DETAIL #72, SHT C6.01
- 73 CONNECT TO EX. 3" PVC WATER LINE
- 74 4" SCH 40 PVC BLANK CONDUIT FOR IRRIGATION USE-LENGTH PER PLAN
- 75 RELOCATE EX F.H. TO 4.0 B/C AS SHOWN PER UDACS PLATE #40 & DETAIL #70, SHT C6.01 - REMOVE EX PVC WATER BEYOND F.H.
- 76 CONTRACTORS OPTION: KEEP EX VALVE SETTER & INSTALL LVVWD APPROVED 8" RPPA ON EX ASSEMBLY PER UDACS PLATE #56
- 77 34'(W) x 22' LVVWD EASEMENT PER DOCUMENT 2018

WARNING FIRE LINE (NON-POTABLE WATER)
ALL EXISTING, RELOCATED OR PROPOSED DCDA/RPPA INSTALLATIONS.

TO COMPLY WITH THE FEDERAL SAFE WATER DRINKING ACT, THE FIRE LINE, OR ANY OF ITS COMPONENTS, SHALL NOT BE USED FOR POTABLE DRINKING WATER AT ANY TIME.
DISPOSAL OF ASBESTOS CEMENT PIPE (ACP) SHALL BE IN ACCORDANCE WITH ALL LOCAL, STATE AND FEDERAL REQUIREMENTS.

TO INSURE LVVWD ACCESS WITHIN EASEMENT

ALL ABOVE GROUND OBSTRUCTIONS INCLUDING, BUT NOT LIMITED TO, LANDSCAPE BOULDERS, FENCES / WALLS AND SIGNS ARE STRICTLY PROHIBITED WITH EASEMENT/.

REDUCED PRESSURE PRINCIPLE ASSEMBLY (RPPA) (1) 2-INCH

APPROVED REDUCED PRESSURE PRINCIPLE ASSEMBLY(S) SHALL BE INSTALLED PER THE UDACS PLATE NO. 8. NO WATER SHALL BE TAKEN FROM A SERVICE REQUIRING BACKFLOW PREVENTION UNTIL THE ASSEMBLY HAS BEEN SUCCESSFULLY TESTED BY THE LVVWD. ANY BLOCK WALL OR FENCE MATERIAL DESIGNED AND CONSTRUCTED AROUND THE OUTSIDE OF THE EASEMENT(S) SO AS TO ALLOW THE LVVWD DIRECT ACCESS FROM THE ADJACENT RIGHT-OF-WAY. EASEMENTS SHALL BE CLEARLY MARKED OR STAKED PRIOR TO THE START OF CONSTRUCTION.

REDUCED PRESSURE DETECTOR ASSEMBLY (RPDA) (3) 8-INCH

APPROVED REDUCED PRESSURE DETECTOR ASSEMBLY(S) SHALL BE INSTALLED PER THE UDACS PLATE NO. 56. NO WATER SHALL BE TAKEN FROM A SERVICE REQUIRING BACKFLOW PREVENTION UNTIL THE ASSEMBLY HAS BEEN SUCCESSFULLY TESTED BY THE LVVWD. ANY BLOCK WALL OR FENCE MATERIAL DESIGNED AND CONSTRUCTED AROUND THE OUTSIDE OF THE EASEMENT(S) SO AS TO ALLOW THE LVVWD DIRECT ACCESS FROM THE ADJACENT RIGHT-OF-WAY. EASEMENTS SHALL BE CLEARLY MARKED OR STAKED PRIOR TO THE START OF CONSTRUCTION.

FIRE FLOW REQUIREMENT IS: 2875 gallons per minute at 20 psi residual pressure.

BASED ON:
SQUARE FOOTAGE: 71,593 sq.ft.
LARGEST AREA BETWEEN 4-HOUR AREA SEPARATION WALLS: 71,593 sq.ft.
BUILDING HEIGHT: 35'-6"
NUMBER OF STORIES: 3
TYPE OF CONSTRUCTION: III-B
OCCUPANCY: B, S-1, S-2
FULL AUTOMATIC FIRE SPRINKLER SYSTEM: YES (50% REDUCTION)
HIGH PILE STORAGE: NO
PRESSURE ZONE: 2538

DIMENSIONS SHOWN ARE TO BACK OF CURB

DETAIL Z SHOWN ON SHEET #47

LEGEND
CL CENTERLINE
R/W RIGHT-OF-WAY
FG FINISH GRADE
FL FLOW LINE
EX EXISTING
FF FINISH FLOOR
TC TOP OF CURB
PT POINT OF TANGENCY
SVRZ SITE VISIBILITY RESTRICTION ZONE
TRW TOP OF RETAINING WALL
FTG TOP OF FOOTING
BCR BEGIN CURVE RETURN
DESIGN ELEVATION FROM PLANS
PROJ PROJECTION
RETAINING / SCREEN WALL
DES DESIGN ELEVATION FROM AVAILABLE PLANS

1 inch = 20 ft.

CITY OF LAS VEGAS FIRE DEPT. DATE

SEE COVER SHEET

SOUTHWEST GAS CORPORATION DATE

APPROVED FOR CONSTRUCTION

LAS VEGAS VALLEY WATER DISTRICT ENGINEERING SERVICES

PROJECT NO. 126375 FIRST APPROVED DATE 8-31-18

LVVWD APPROVED FIRE FLOW: TOTAL = 2875 GPM / ONSITE = 2875 GPM

BENCHMARK

CLARK CO. VERTICAL CONTROL V.2003 PT. "7C10 25WS 1997" (NAVD 88), RIVET & ROUND ALUM. PLATE IN TC, NE COR. OF RAINBOW & SAHARA, NEAR THE PC OF RAINBOW. ELEV.=2,392.63 (US SURVEY FEET) = 729.274 (METERS) - INFORMATION PROVIDED BY COLLINS ENG. DATED 1/08/18.

ADD 2300.00 FEET TO ALL GRADES FOR TRUE MEAN SEA ELEVATION, EXCEPT FOR CONTOURS AND FINISH FLOOR ELEVATION

BASIS OF BEARING

S 02°39'07" E, BEING THE BEARING OF THE CENTERLINE OF RAINBOW & THE EAST LINE OF THE SE 1/4 OF THE SE 1/4 OF SEC. 3, T.21S., R.60E., M.D.M., CITY OF LAS VEGAS, CLARK CO., NV, AS SHOWN IN FILE 128 OF SURVEYS, PAGE 46.

GEOTECHNICAL REPORT

ALL GRADING SHALL CONFORM TO THE GEOTECHNICAL REPORT PREPARED BY MCGITTIGAN CONSULTING, LLC, DATED 02/27/18, PROJECT NO. 1800701.

REFERENCE INFORMATION

APN 163-03-806-015
DEED 20160725:01560
PM FILE 123, PAGE 49

ZONING INFORMATION
GENERAL COMMERCIAL (C2)
PROJ-72340, SDR-72366, DS#4963, PMP#72875
WARD 1 - TARKANIAN

LEGAL DESCRIPTION
POR. GOVT LOTS 130, 131 & 132 WITHIN SE1/4 SE1/4 SEC. 3, T.21S., R.60E., CITY OF LAS VEGAS, CLARK CO. NV.-ROS FILE 128, PAGE 46, #20030226:1042

FLOOD ZONE
UNSHADED ZONE "X", COMMUNITY MAP 32003 C 02165 D, DATED 11/16/2011
AN AREA DETERMINED TO BE OUTSIDE OF THE 0.2% ANNUAL CHANCE FLOOD PLAN

CLARK CO., NEVADA

BMW OF LAS VEGAS

UTILITY PLAN 02

CITY OF LAS VEGAS

DATE: 3/2018

DRAFTER: JC

DESIGNER: SCD

CHECKED: SCD

PROJECT NO.

701326.00

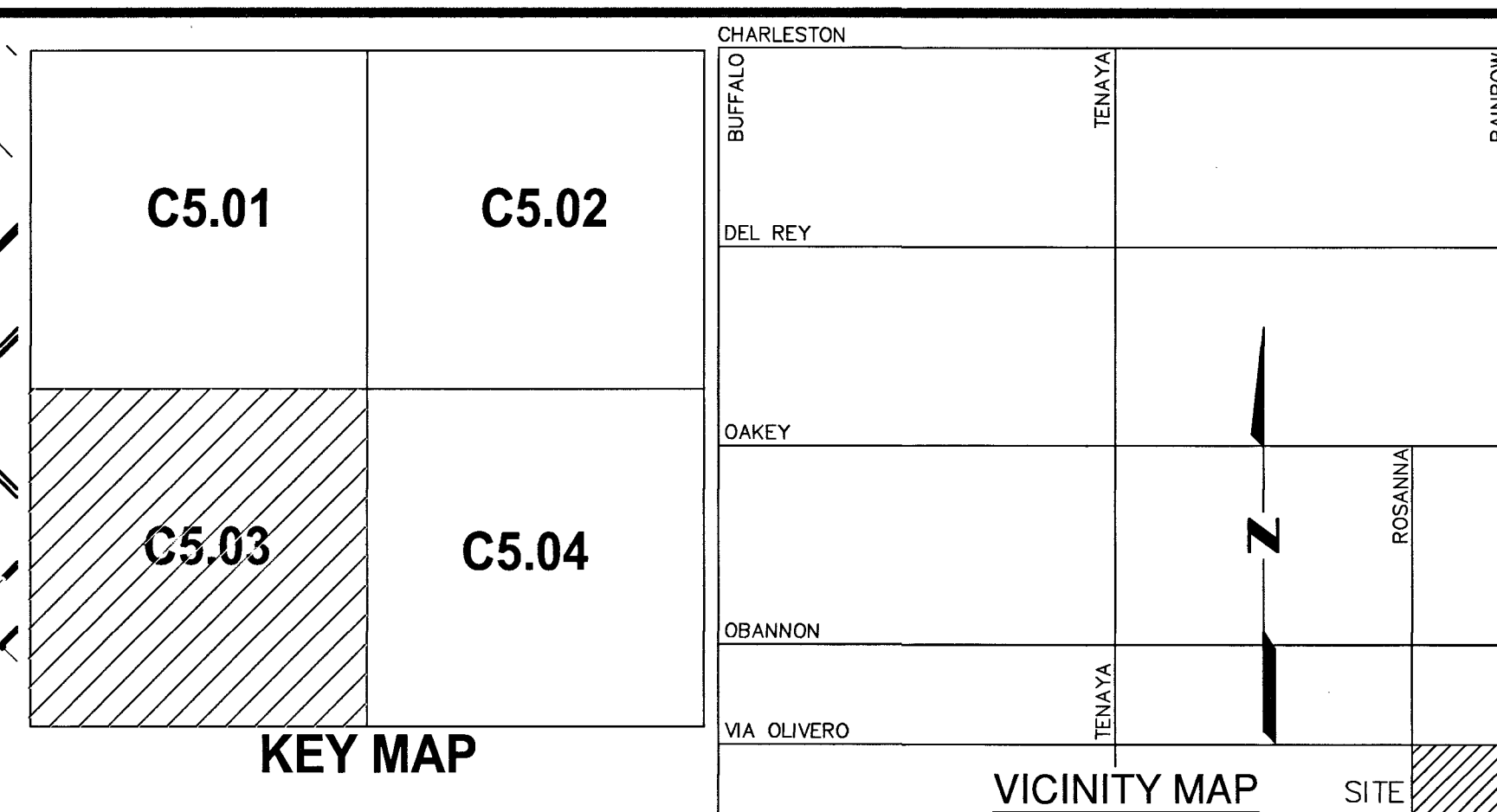
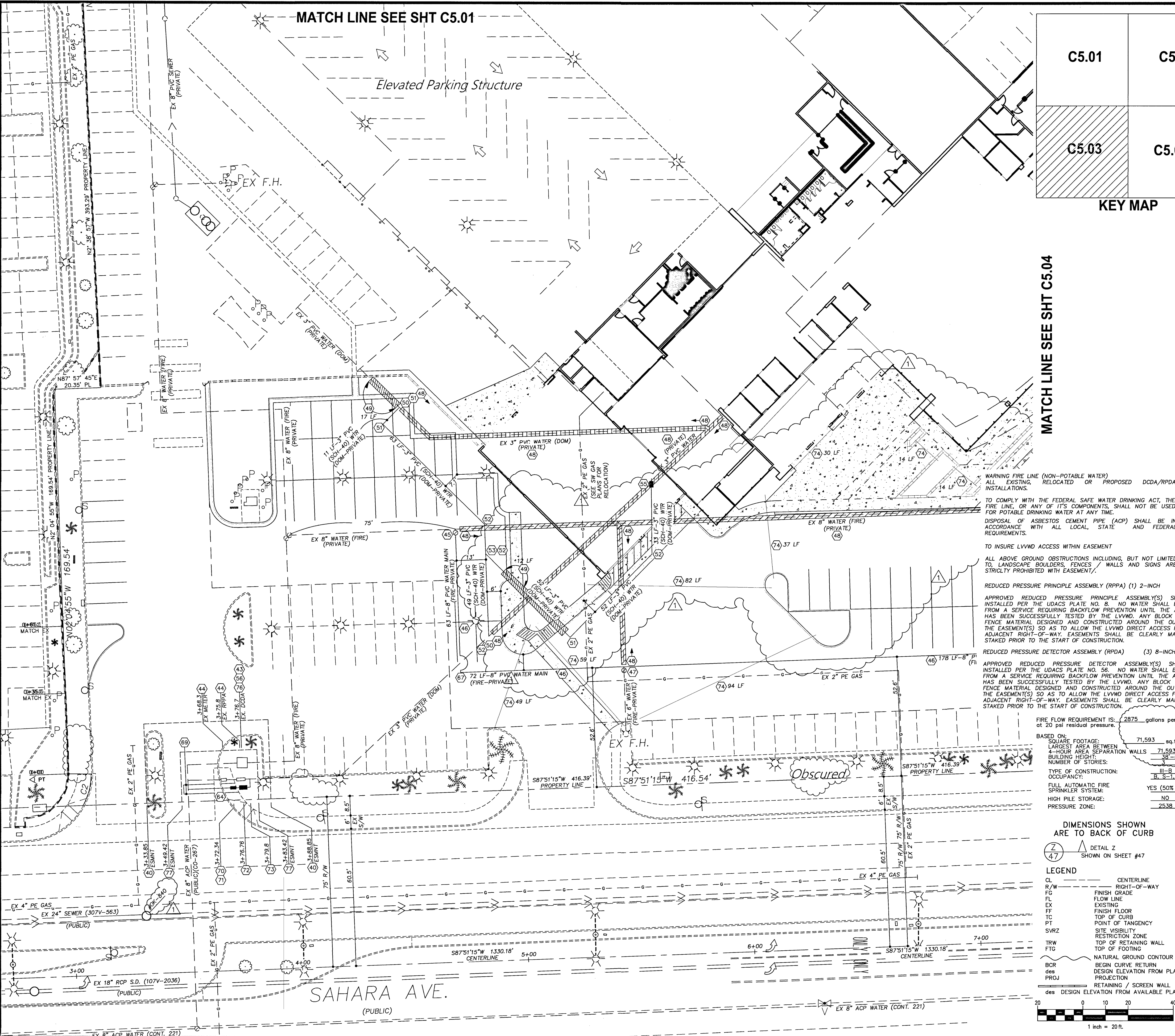
PROFESSIONAL ENGINEER STATE OF NEVADA
SAM C. DUNHAM
EXP. 12-31-24
CIVIL
No. 78856

C5.02

SHEET 16 OF 20

CLV # L18-00533

PROJ# 126375A QS-163-03-SE



MATCH LINE SEE SHT C5.04

NO	WATER & UTILITY NOTES		
40	35'x 55' LVWMD EASEMENT PER DOCUMENT 19941110:0001219	59	INSTALL 6" x 6" STAINLESS STEEL TAPPING SLEEVE & 6" TAPPING VALVE PER UDACS PLATES 30, 34 & 39
41	10'x 15' LVWMD EASEMENT PER DOCUMENT 19941110:0001220	60	NOT USED
42	EX 8" DCDA - WILKINS SERIAL #0589523 - ACCOUNT #583051	61	INSTALL 8" TEE & 8" GATE VALVE PER UDACS PLATES #31 & #39
43	EX 8" DCDA - AMES SERIAL #026357 - ACCOUNT #583050	62	INSTALL 45° BEND PER UDACS PLATE #31 - SIZE PER PLAN
44	EX 2" WATER METER & RPPA - ACCOUNT #583049	63	INSTALL 8"x 6" REDUCER PER UDACS PLATES #30
45	CUT IN 8" 90° BEND W/ 8" GATE VALVE PER UDACS PLATES #31 & #39	64	INSTALL 6" TRANSITION COUPLING PER UDACS PLATES #30
46	INSTALL PVC WATER MAIN W/TRENCH BACKFILL PER UDACS PLATE #17 - LENGTH PER PLAN	65	REMOVE & REPLACE EX "L" CURB & SIDEWALK PER STD DWG'S #216 & #254
47	INSTALL 8"x 6" TEE & 6" GATE VALVE PER UDACS PLATE #31 & #39. CONNECT TO EX 6" PVC FIRE HYDRANT LATERAL	66	INSTALL 8" RPPA PER UDACS PLATES #56 & 8" GATE VALVE PER UDACS PLATE #30 & #39
48	REMOVE EX PVC WATER MAIN (OMIT NEAR AREA LIGHT IF REQUIRED)	67	INSTALL 90° BEND PER UDACS PLATE #31 - SIZE PER PLAN
49	INSTALL 6" DUCTILE IRON PIPE SLEEVE - LENGTH PER PLAN	68	INSTALL 8"x 6" STAINLESS STEEL TAPPING SLEEVE & 6" TAPPING VALVE PER UDACS PLATES 30, 34 & 39
50	CONNECT TO EX" PVC WATER	69	AC PAVEMENT PATCH PER STD DWG #500.1
51	3" PVC 90° BEND	70	INSTALL 8"x 2" SERVICE SADDLE, 2" COPPER (CU) LATERAL, & 2" WATER METER PER UDACS PLATE #4
52	3" PVC 45° BEND	71	BRASS WATER LINE REQUIRED BETWEEN METER & RPPA PER UDACS PLATE #4
53	3"x 3" PVC TEE	72	INSTALL 2" RPPA PER UDACS PLATE #8 w/ CURB STOP PER DETAIL #72, SHT C6.01
54	EX BUILDING MOUNTED FIRE DEPT. CONNECTION (FDC)	73	CONNECT TO EX 3" PVC WATER LINE
55	INSTALL 2" BALL ANGLE METER STOP & TAIL PIECE IN METER BOX PER UDACS PLATE 4 - NO WATER METER (PRIVATE)	74	4" SCH 40 PVC BLANK CONDUIT FOR IRRIGATION USE - LENGTH PER PLAN
56	REMOVE EX DCDA & INSTALL 8" RPPA w/ NEW VALVE SETTER PER UDACS PLATE #56. REQUIRES NEW CONCRETE PAD & PIPING	75	RELOCATE EX F.H. TO 4.0 B/C AS SHOWN PER UDACS PLATE #40 & DETAIL #70, SHT C6.01 - REMOVE EX PVC WATER BEYOND F.H.
57	CUT IN 8" GATE VALVE PER UDACS PLATES #30 & #39	76	CONTRACTORS OPTION: KEEP EX VALVE SETTER & INSTALL LVWMD APPROVED 8" RPPA ON EX ASSEMBLY PER UDACS PLATE #56
58	15'(W) x 20' LVWMD EASEMENT PER DOCUMENT 20100808:0001221	77	34'(W) x 22' LVWMD EASEMENT PER DOCUMENT 2018

WARNING FIRE LINE (NON-POTABLE WATER) ALL EXISTING, RELOCATED OR PROPOSED DCDA/RPPA INSTALLATIONS.

TO COMPLY WITH THE FEDERAL SAFE WATER DRINKING ACT, THE FIRE LINE, OR ANY OF ITS COMPONENTS, SHALL NOT BE USED FOR POTABLE DRINKING WATER AT ANY TIME.

DISPOSAL OF ASBESTOS CEMENT PIPE (ACP) SHALL BE IN ACCORDANCE WITH ALL LOCAL, STATE AND FEDERAL REQUIREMENTS.

TO INSURE LVWMD ACCESS WITHIN EASEMENT ALL ABOVE GROUND OBSTRUCTIONS INCLUDING, BUT NOT LIMITED TO, LANDSCAPE BOULDERS, FENCES, WALLS AND SIGNS ARE STRICTLY PROHIBITED WITH EASEMENT.

REDUCED PRESSURE PRINCIPLE ASSEMBLY (RPPA) (1) 2-INCH APPROVED REDUCED PRESSURE PRINCIPLE ASSEMBLY(S) SHALL BE INSTALLED PER THE UDACS PLATE NO. 56. NO WATER SHALL BE TAKEN FROM A SERVICE REQUIRING BACKFLOW PREVENTION UNTIL THE ASSEMBLY HAS BEEN SUCCESSFULLY TESTED BY THE LVWMD. ANY BLOCK WALL OR FENCE MATERIAL DESIGNED AND CONSTRUCTED AROUND THE OUTSIDE OF THE EASEMENT(S) SO AS TO ALLOW THE LVWMD DIRECT ACCESS FROM THE ADJACENT RIGHT-OF-WAY. EASEMENTS SHALL BE CLEARLY MARKED OR STAKED PRIOR TO THE START OF CONSTRUCTION.

REDUCED PRESSURE DETECTOR ASSEMBLY (RPDA) (3) 8-INCH APPROVED REDUCED PRESSURE DETECTOR ASSEMBLY(S) SHALL BE INSTALLED PER THE UDACS PLATE NO. 56. NO WATER SHALL BE TAKEN FROM A SERVICE REQUIRING BACKFLOW PREVENTION UNTIL THE ASSEMBLY HAS BEEN SUCCESSFULLY TESTED BY THE LVWMD. ANY BLOCK WALL OR FENCE MATERIAL DESIGNED AND CONSTRUCTED AROUND THE OUTSIDE OF THE EASEMENT(S) SO AS TO ALLOW THE LVWMD DIRECT ACCESS FROM THE ADJACENT RIGHT-OF-WAY. EASEMENTS SHALL BE CLEARLY MARKED OR STAKED PRIOR TO THE START OF CONSTRUCTION.

FIRE FLOW REQUIREMENT IS: 2875 gallons per minute at 20 psi residual pressure.

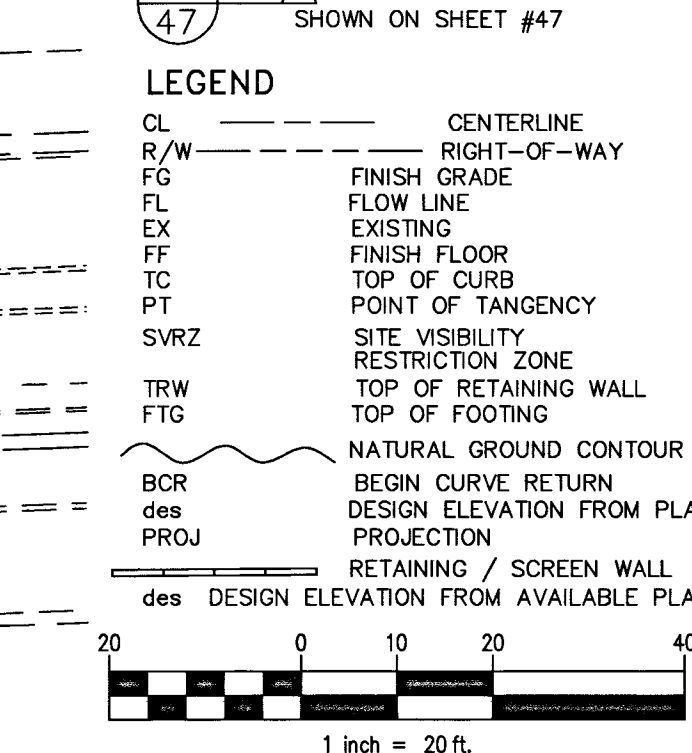
BASED ON:

- SQUARE FOOTAGE: 71,593 sq.ft.
- LARGEST AREA BETWEEN 4-HOUR AREA SEPARATION WALLS: 71,593 sq.ft.
- BUILDING HEIGHT: 38'-8"
- NUMBER OF STORIES: 3
- TYPE OF CONSTRUCTION: III-B
- OCCUPANCY: S-1, S-2
- FULL AUTOMATIC FIRE SPRINKLER SYSTEM: YES (50% REDUCTION)
- HIGH PILE STORAGE: NO
- PRESSURE ZONE: 2538

DIMENSIONS SHOWN ARE TO BACK OF CURB

LEGEND

- CL CENTERLINE
- R/W RIGHT-OF-WAY
- FO FINISH GRADE
- FL FLOW LINE
- EX EXISTING
- FF FINISH FLOOR
- TC TOP OF CURB
- PT POINT OF TANGENCY
- SVRZ SITE VISIBILITY RESTRICTION ZONE
- TRW TOP OF RETAINING WALL
- FTG TOP OF FOOTING
- NATURAL GROUND CONTOUR
- BCR BEGIN CURVE RETURN
- DES DESIGN ELEVATION FROM PLANS
- PROJ PROJECTION
- RETAINING / SCREEN WALL
- DES DESIGN ELEVATION FROM AVAILABLE PLANS



ON FILE

CITY OF LAS VEGAS FIRE DEPT. DATE

SEE COVER SHEET

SOUTHWEST GAS CORPORATION DATE

APPROVED FOR CONSTRUCTION

LAS VEGAS VALLEY WATER DISTRICT ENGINEERING SERVICES

PROJECT NO. 126375 FIRST APPROVED DATE 8-21-18

LVWMD APPROVED FIRE FLOW: TOTAL = 2875 GPM / ON SITE = 2875 GPM

BENCHMARK

CLARK CO. VERTICAL CONTROL V.2003 PT. 77C10 2SW5 1997" (NAVD 88), RIVET & ROUND ALUM. PLATE IN TC, NE COR. OF RAINBOW & SAHARA, NEAR THE PC OF RAINBOW. ELEV.=2,392.63 (US SURVEY FEET) = 729.274 (METERS) - INFORMATION PROVIDED BY COLLINS ENG. DATED 1/08/18.

ADD 2300.00 FEET TO ALL GRADES FOR TRUE MEAN SEA ELEVATION, EXCEPT FOR CONTOURS AND FINISH FLOOR ELEVATION

BASIS OF BEARING

S 02°39'07" E, BEING THE BEARING OF THE CENTERLINE OF RAINBOW & THE EAST LINE OF THE SE 1/4 OF THE SE 1/4 OF SEC. 3, T.21S., R.60E., M.D.M., CITY OF LAS VEGAS, CLARK CO., NV, AS SHOWN IN FILE 128 OF SURVEYS, PAGE 46.

GEOTECHNICAL REPORT

ALL GRADING SHALL CONFORM TO THE GEOTECHNICAL REPORT PREPARED BY MCGITTIGAN CONSULTING, LLC, DATED 02/27/18, PROJECT NO. 1800701.

REFERENCE INFORMATION

APN 163-03-806-015 DEED 20160725:01560 PM FILE 123, PAGE 49

ZONING INFORMATION

GENERAL COMMERCIAL (C2)

PROJ-72340, SDR-72356, DS#4963, PMP#72875

WARD 1 - TARKANIAN

LEGAL DESCRIPTION

POR. GOVT LOTS 130, 131 & 132 WITHIN SE1/4 SE1/4 SEC. 3, T.21S., R.60E., CITY OF LAS VEGAS, CLARK CO., NV.-ROS FILE 128, PAGE 46, #20030226:1042

FLOOD ZONE

UNSHADED ZONE "X", COMMUNITY MAP 32003 C 02165 D, DATED 11/16/2011

AN AREA DETERMINED TO BE OUTSIDE OF THE 0.2% ANNUAL CHANCE FLOOD PLAN

CLARK CO. NEVADA

DATE: 3/2018

DRAFTER: JC

DESIGNER: SCD

CHECKED: SCD

PROJECT NO. 701326.00

C5.03

SHEET 17 OF 20

CLV # L18-00533

BMW OF LAS VEGAS

UTILITY PLAN 03

APN 163-03-806-015 DEED 20160725:01560 PM FILE 123, PAGE 49

REVISION BLDG. & PARKING & REPLACE FIRE FLOW & APN 2/21/18 SCD

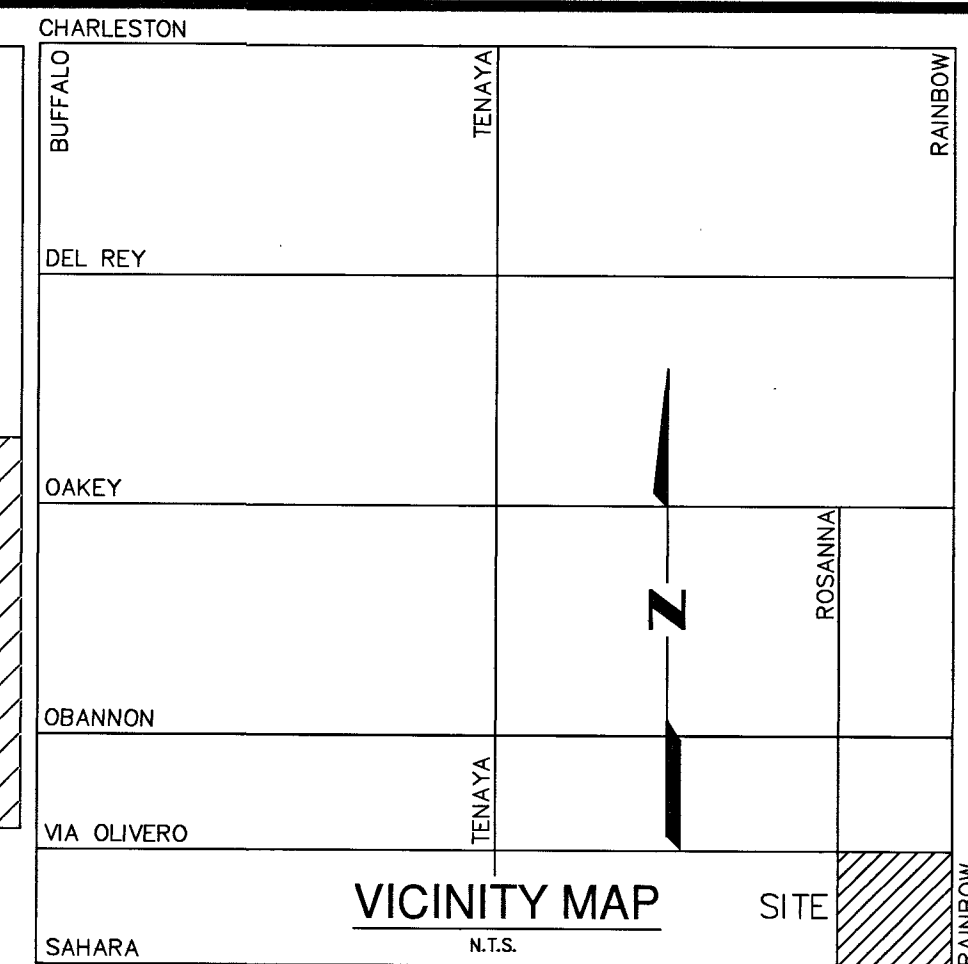
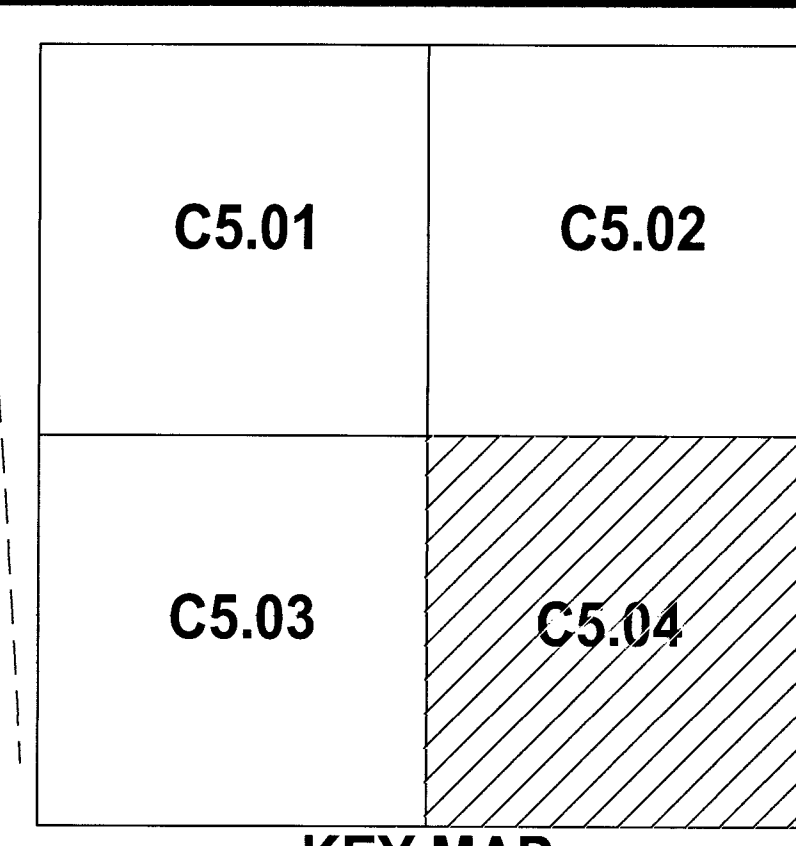
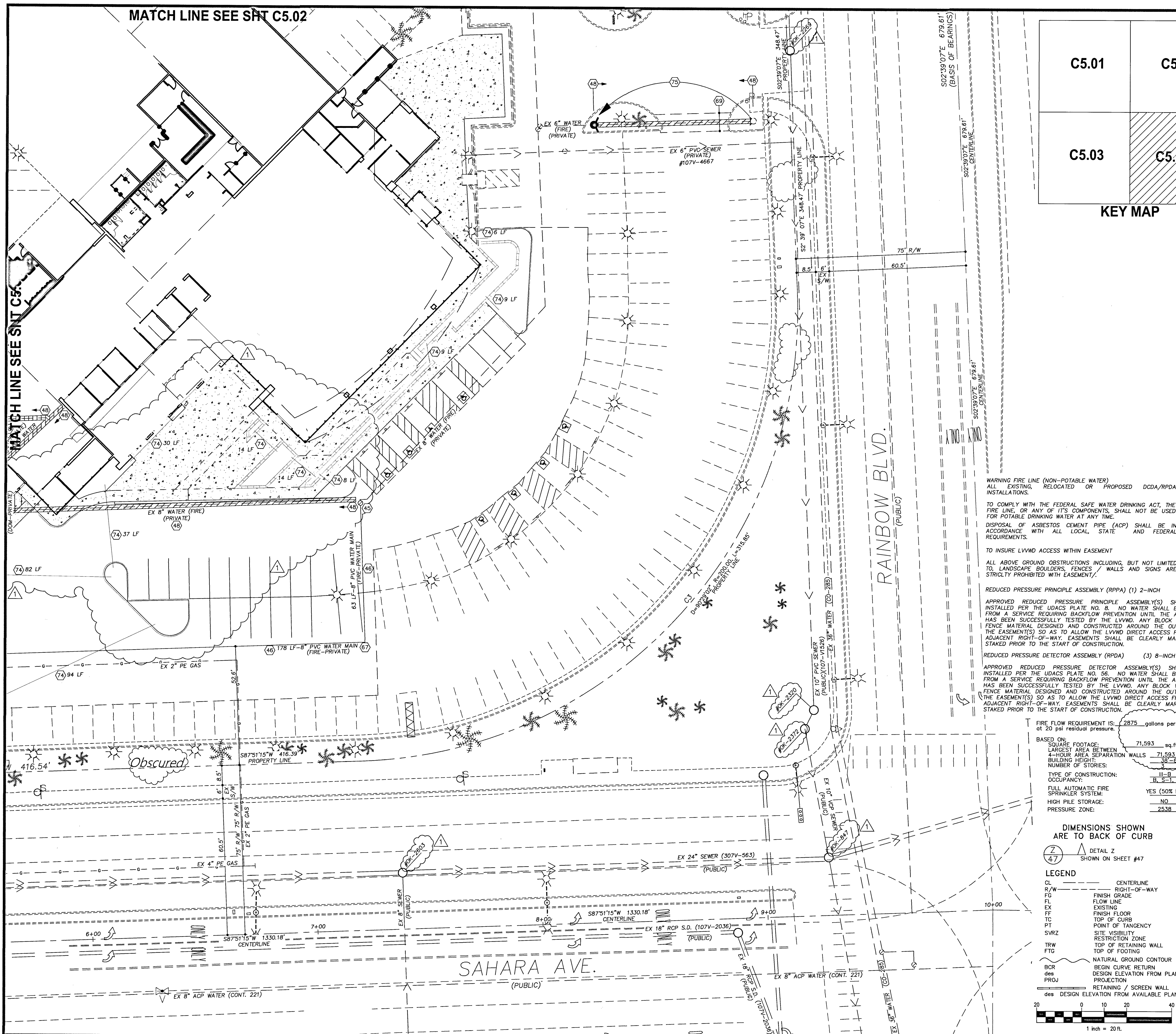
1 & SEWER M/F #s

DATE: 2/21/19

BY: SCD

DESCRIPTION: 1 & SEWER M/F #s

PROJ#126375A QS:163-03-SE



NO	WATER & UTILITY NOTES		
40	35'x 55' LVVWD EASEMENT PER DOCUMENT 19941110:0001219	59	INSTALL 6" x 6" STAINLESS STEEL TAPPING SLEEVE & 6" TAPPING VALVE PER UDACS PLATES 30, 34 & 39
41	10'x 15' LVVWD EASEMENT PER DOCUMENT 19941110:0001220	60	NOT USED
42	EX 8" DODA - WILKINS SERIAL #0589523 - ACCOUNT #583051	61	INSTALL 8" TEE & 6" GATE VALVE PER UDACS PLATES #31 & #39
43	EX 8" DODA - AMES SERIAL #026357 - ACCOUNT #583050	62	INSTALL 45° BEND PER UDACS PLATE #31 - SIZE PER PLAN
44	EX 2" WATER METER & RPPA - ACCOUNT #583049	63	INSTALL 8" x 6" REDUCER PER UDACS PLATES #30
45	CUT IN 8" 90° BEND W/ 8" GATE VALVE PER UDACS PLATES #31 & #39	64	INSTALL 6" TRANSITION COUPLING PER UDACS PLATES #30
46	INSTALL PVC WATER MAIN W/ TRENCH BACKFILL PER UDACS PLATE #17 - LENGTH PER PLAN	65	REMOVE & REPLACE EX "L" CURB & SIDEWALK PER STD DWG'S #216 & #254
47	INSTALL 8" x 6" TEE & 6" GATE VALVE PER UDACS PLATE #31 & #39. CONNECT TO EX 6" PVC FIRE HYDRANT LATERAL	66	INSTALL 8" RPPA PER UDACS PLATES #56 & 8" GATE VALVE PER UDACS PLATE #30 & #39
48	REMOVE EX PVC WATER MAIN (OMIT NEAR AREA LIGHT IF REQUIRED)	67	INSTALL 90° BEND PER UDACS PLATE #31 - SIZE PER PLAN
49	INSTALL 6" DUCTILE IRON PIPE SLEEVE - LENGTH PER PLAN	68	INSTALL 8" x 6" STAINLESS STEEL TAPPING SLEEVE & 6" TAPPING VALVE PER UDACS PLATES 30, 34 & 39
50	CONNECT TO EX" PVC WATER	69	AC PAVEMENT PATCH PER STD DWG #500.1
51	3" PVC 90° BEND	70	INSTALL 8" 2" SERVICE SADDLE, 2" COPPER (CU) LATERAL & 2" WATER METER PER UDACS PLATE #4
52	3" PVC 45° BEND	71	BRASS WATER LINE REQUIRED BETWEEN METER & RPPA PER UDACS PLATE #4
53	3"x 3" PVC TEE	72	INSTALL 2" RPPA PER UDACS PLATE #3 W/ CURB STOP PER DETAIL #72, SHT C6.01
54	EX BUILDING MOUNTED FIRE DEPT. EX CONNECTION (FDC)	73	CONNECT TO EX 3" PVC WATER LINE
55	INSTALL 2" BALL ANGLE METER STOP & TAIL PIECE IN METER BOX PER UDACS PLATE 4 - NO WATER METER (PRIVATE)	74	4" SCH 40 PVC BLANK CONDUIT FOR IRRIGATION USE-LENGTH PER PLAN
56	REMOVE EX DODA & INSTALL 8" RPPA w/ NEW VALVE SETTER PER UDACS PLATE #56. REQUIRES NEW CONCRETE PAD & PIPING	75	RELOCATE EX F.H. TO 4.0 B/C AS SHOWN PER UDACS PLATE #40 & DETAIL #70, SHT C6.01 - REMOVE EX PVC WATER BEYOND F.H.
57	CUT IN 8" GATE VALVE PER UDACS PLATES #30 & #39	76	CONTRACTORS OPTION: KEEP EX VALVE SETTER & INSTALL LVVWD APPROVED 8" RPPA ON EX ASSEMBLY PER UDACS PLATE #56
58	15'W x 20' LVVWD EASEMENT PER DOCUMENT 20180808:0001221	77	34'W x 22' LVVWD EASEMENT PER DOCUMENT 2018

WARNING FIRE LINE (NON-POTABLE WATER) ALL EXISTING, RELOCATED OR PROPOSED DCA/RPPA INSTALLATIONS.

TO COMPLY WITH THE FEDERAL SAFE WATER DRINKING ACT, THE FIRE LINE, OR ANY OF ITS COMPONENTS, SHALL NOT BE USED FOR POTABLE DRINKING WATER AT ANY TIME.

DISPOSAL OF ASBESTOS CEMENT PIPE (ACP) SHALL BE IN ACCORDANCE WITH ALL LOCAL, STATE AND FEDERAL REQUIREMENTS.

TO INSURE LVVWD ACCESS WITHIN EASEMENT

ALL ABOVE GROUND OBSTRUCTIONS INCLUDING, BUT NOT LIMITED TO, LANDSCAPE BOULDERS, FENCES / WALLS AND SIGNS ARE STRICTLY PROHIBITED WITH EASEMENT/.

REDUCED PRESSURE PRINCIPLE ASSEMBLY (RPPA) (1) 2-INCH

APPROVED REDUCED PRESSURE PRINCIPLE ASSEMBLY(S) SHALL BE INSTALLED PER THE UDACS PLATE NO. 56. NO WATER SHALL BE TAKEN FROM A SERVICE REQUIRING BACKFLOW PREVENTION UNTIL THE ASSEMBLY HAS BEEN SUCCESSFULLY TESTED BY THE LVVWD. ANY BLOCK WALL OR FENCE MATERIAL DESIGNED AND CONSTRUCTED AROUND THE OUTSIDE OF THE EASEMENT(S) SO AS TO ALLOW THE LVVWD DIRECT ACCESS FROM THE ADJACENT RIGHT-OF-WAY. EASEMENTS SHALL BE CLEARLY MARKED OR STAKED PRIOR TO THE START OF CONSTRUCTION.

REDUCED PRESSURE DETECTOR ASSEMBLY (RPDA) (3) 8-INCH

APPROVED REDUCED PRESSURE DETECTOR ASSEMBLY(S) SHALL BE INSTALLED PER THE UDACS PLATE NO. 56. NO WATER SHALL BE TAKEN FROM A SERVICE REQUIRING BACKFLOW PREVENTION UNTIL THE ASSEMBLY HAS BEEN SUCCESSFULLY TESTED BY THE LVVWD. ANY BLOCK WALL OR FENCE MATERIAL DESIGNED AND CONSTRUCTED AROUND THE OUTSIDE OF THE EASEMENT(S) SO AS TO ALLOW THE LVVWD DIRECT ACCESS FROM THE ADJACENT RIGHT-OF-WAY. EASEMENTS SHALL BE CLEARLY MARKED OR STAKED PRIOR TO THE START OF CONSTRUCTION.

FIRE FLOW REQUIREMENT IS: 2875 gallons per minute at 20 psi residual pressure.

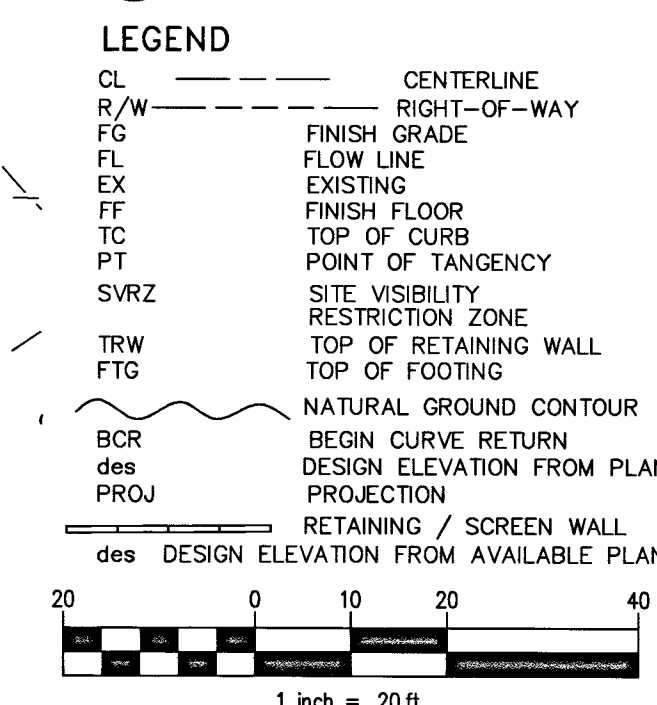
BASED ON:

- SQUARE FOOTAGE: 71,593 sq.ft.
- LARGEST AREA BETWEEN 4-HOUR AREA SEPARATION WALLS: 71,593 sq.ft.
- BUILDING HEIGHT: 38'-6"
- NUMBER OF STORIES: III-B
- TYPE OF CONSTRUCTION: B, S-1, S-2
- OCCUPANCY: FULL AUTOMATIC FIRE SPRINKLER SYSTEM
- HIGH PILE STORAGE: YES (50% REDUCTION)
- PRESSURE ZONE: NO

DIMENSIONS SHOWN ARE TO BACK OF CURB

LEGEND

- CL CENTERLINE
- R/W RIGHT-OF-WAY
- FG FINISH GRADE
- FL FLOW LINE
- EX EXISTING
- FF FINISH FLOOR
- TC TOP OF CURB
- PT POINT OF TANGENCY
- SVRZ SITE VISIBILITY RESTRICTION ZONE
- TRW TOP OF RETAINING WALL
- FTG TOP OF FOOTING
- BCR BEGIN CURVE RETURN
- des DESIGN ELEVATION FROM PLANS
- PROJ PROJECTION
- des DESIGN ELEVATION FROM AVAILABLE PLANS



ON FILE

CITY OF LAS VEGAS FIRE DEPT. DATE

SEE COVER SHEET

SOUTHWEST GAS CORPORATION DATE

APPROVED FOR CONSTRUCTION

LAS VEGAS VALLEY WATER DISTRICT ENGINEERING SERVICES

PROJECT NO. 126375 FIRST APPROVED DATE 8-21-18

LVVWD APPROVED FIRE FLOW: TOTAL = 2875 GPM / ONSITE = 2875 GPM

BENCHMARK

CLARK CO. VERTICAL CONTROL V.2003 PT. 7C10 25WS 1997 (NAVD 88), RIVET & ROUND ALUM. PLATE IN TC, NE COR. OF RAINBOW & SAHARA, NEAR THE PC OF RAINBOW. ELEV.= 392.63' (US SURVEY FEET) = 729.274 (METERS) - INFORMATION PROVIDED BY COLLINS ENG. DATED 1/08/18.

ADD 2300.00 FEET TO ALL GRADES FOR TRUE MEAN SEA ELEVATION, EXCEPT FOR CONTOURS AND FINISH FLOOR ELEVATION

BASIS OF BEARING

S 02°39'07" E, BEING THE BEARING OF THE CENTERLINE OF RAINBOW & THE EAST LINE OF THE SE 1/4 OF THE SE 1/4 OF SEC. 3, T.21S, R.60E, M.D.M., CITY OF LAS VEGAS, CLARK CO., NV, AS SHOWN IN FILE 128 OF SURVEYS, PAGE 46.

GEOTECHNICAL REPORT

ALL GRADING SHALL CONFORM TO THE GEOTECHNICAL REPORT PREPARED BY McGETTIGAN CONSULTING, LLC, DATED 02/27/18, PROJECT NO. 1800701.

REFERENCE INFORMATION

APN 163-03-806-015

DEED 20160725:01580

PM FILE 123, PAGE 49

ZONING INFORMATION

GENERAL COMMERCIAL (C2)

PROJ-72340, SDR-72366, DS#4963, PMP#72875

WARD 1 - TARKANIAN

LEGAL DESCRIPTION

FOR GOVT LOTS 130, 131 & 132 WITHIN SE1/4 SE1/4 SEC. 3, T.21S, R.60E, CITY OF LAS VEGAS, CLARK CO. NV.-ROS FILE 128, PAGE 46, #20030226:1042

FLOOD ZONE

UNSHADED ZONE "X", COMMUNITY MAP 32003 C 02165 D, DATED 11/16/2011

AN AREA DETERMINED TO BE OUTSIDE OF THE 0.2% ANNUAL CHANCE FLOOD PLAN

CLARK CO., NEVADA

BMW OF LAS VEGAS

UTILITY PLAN 04

DATE: 3/2018

DRAFTER: JC

CHECKED: SCD

PROJECT NO. 701326.00

APPROVED FOR CONSTRUCTION

SAM C. DUNNAN

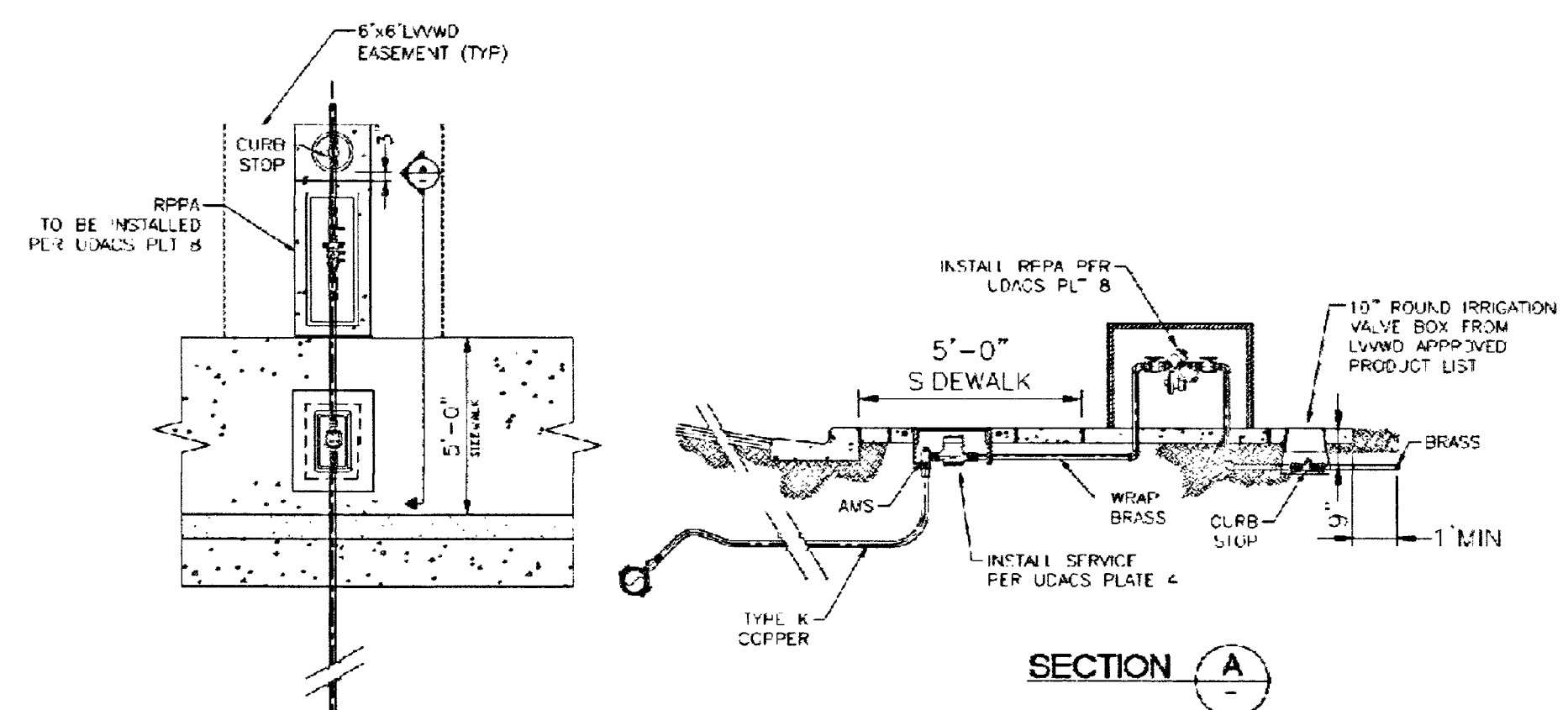
EXP. 12-31-18

CIVIL

C5.04

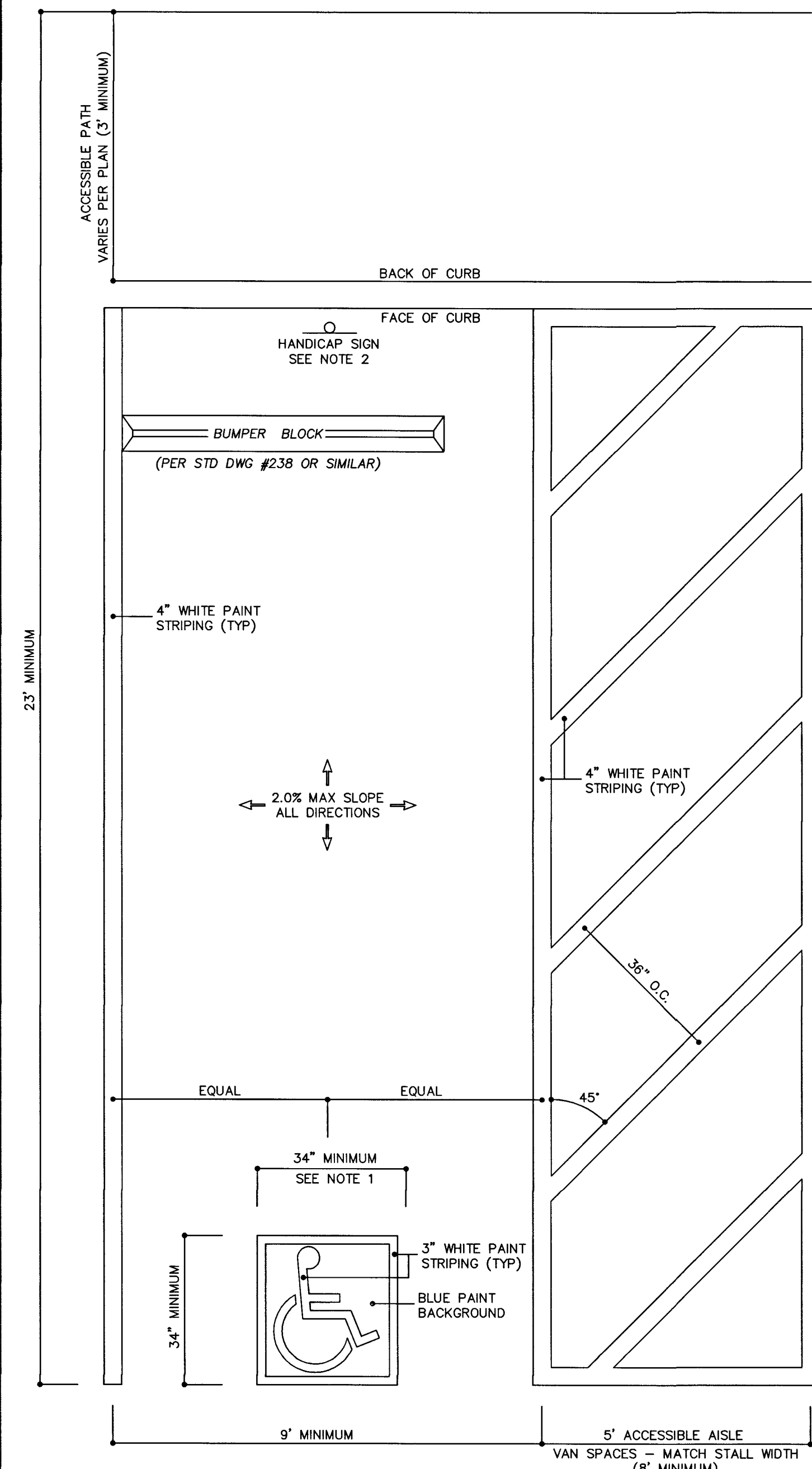
SHEET 18 OF 20

CLV # L18-00533



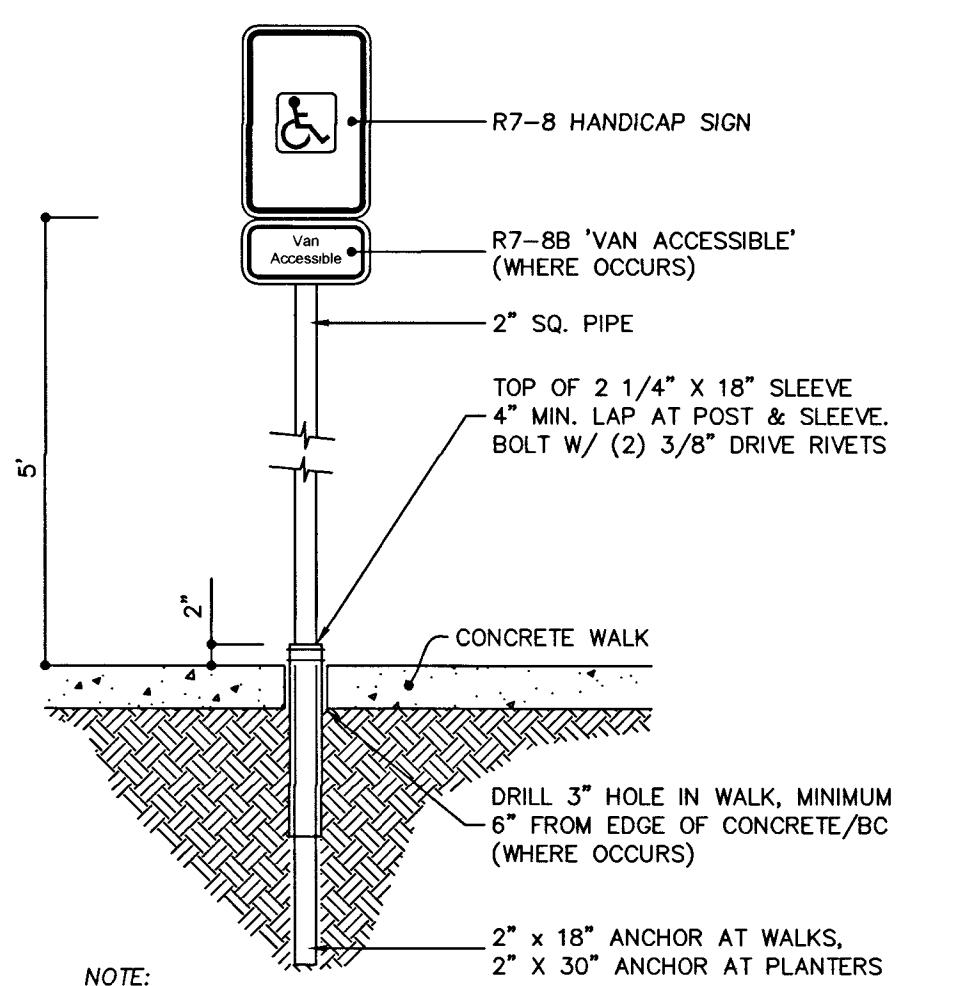
UDACS PLATE #4 & #8
MODIFIED w/ CURB STOP

72
C5.02
SCALE: NONE

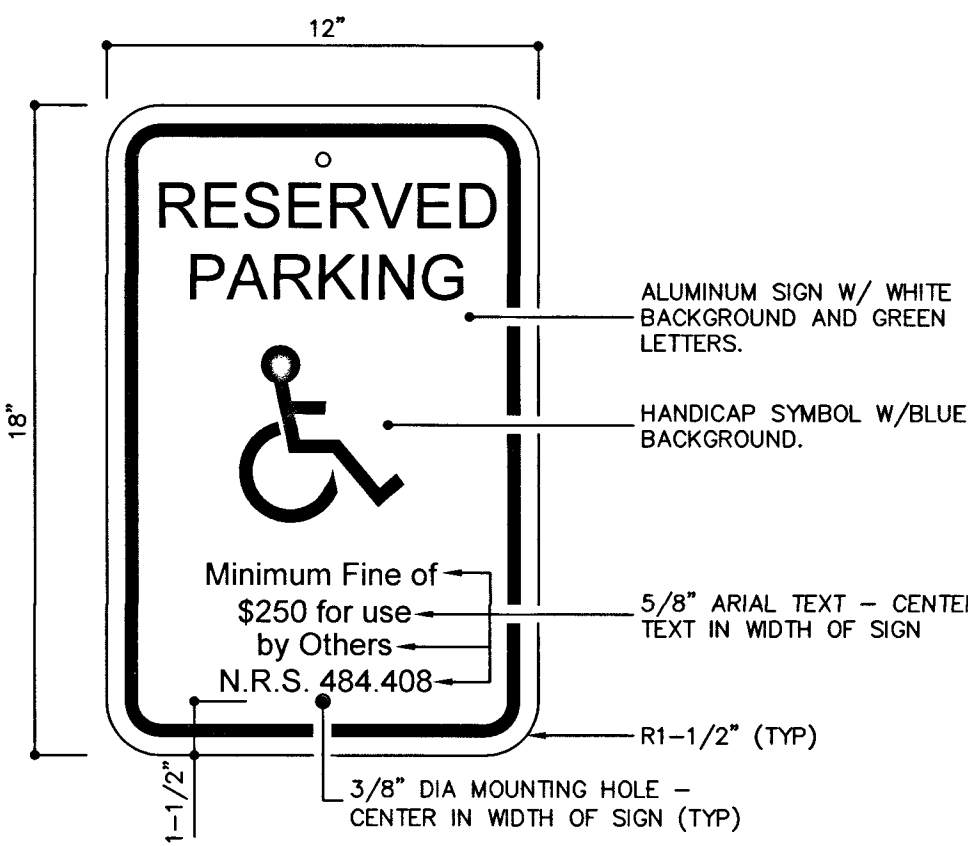


ACCESSIBLE PARKING STALL (NEVADA)

11
C3.01
SCALE: NONE

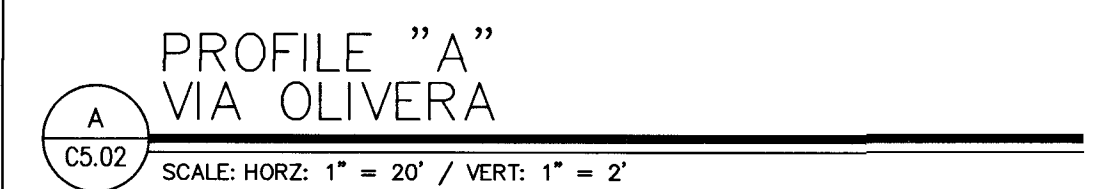


HANDICAP SIGN MOUNTING



HANDICAP SIGN
(MUTCD R7-8 w/ ADD'L LETTERING AS SHOWN)

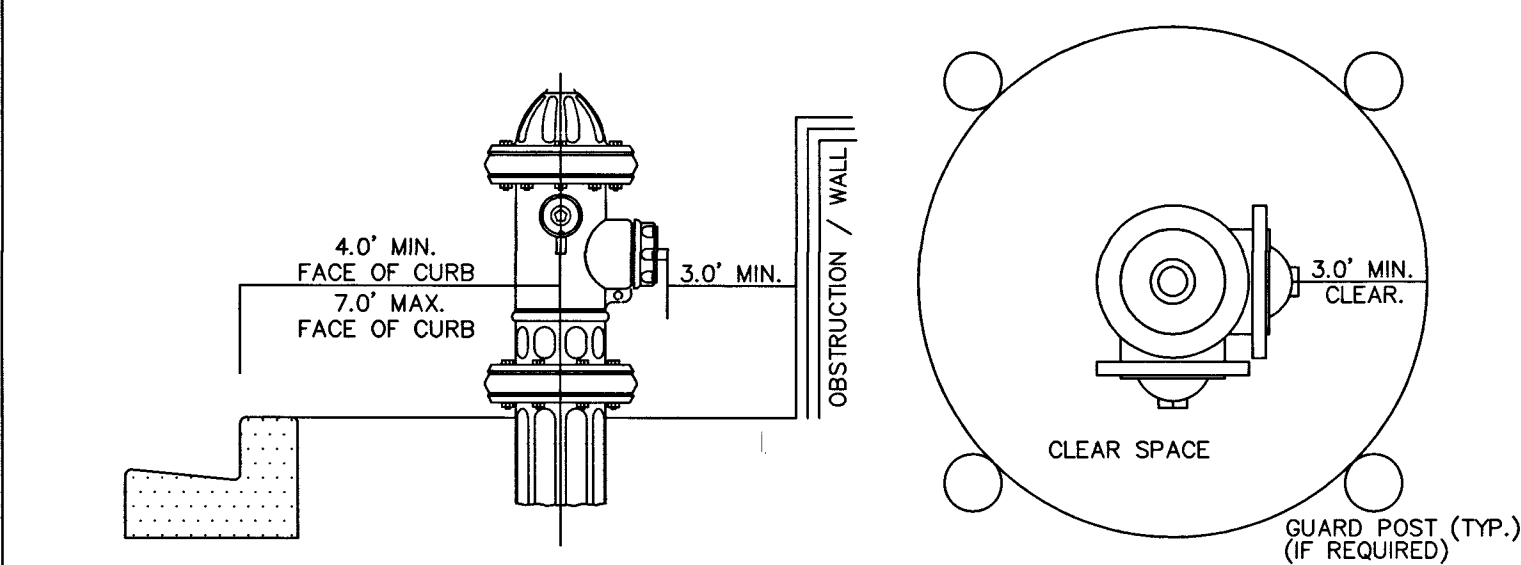
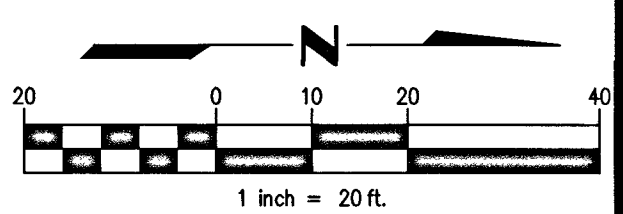
- NOTES:
1. INTERNATIONAL SYMBOL OF ACCESSIBILITY SHALL BE IN ACCORDANCE WITH THE UNIFORM FEDERAL ACCESSIBILITY STANDARDS SECT 4.30.5.
 2. HANDICAP SIGN SHALL BE MUTCD R7-8 WITH ADDITIONAL WORDING AS SHOWN. PROVIDE AND INSTALL R7-BB "VAN ACCESSIBLE" AT ALL VAN SPACES (PER PLAN).



PROFILE "A"
VIA OLIVERA

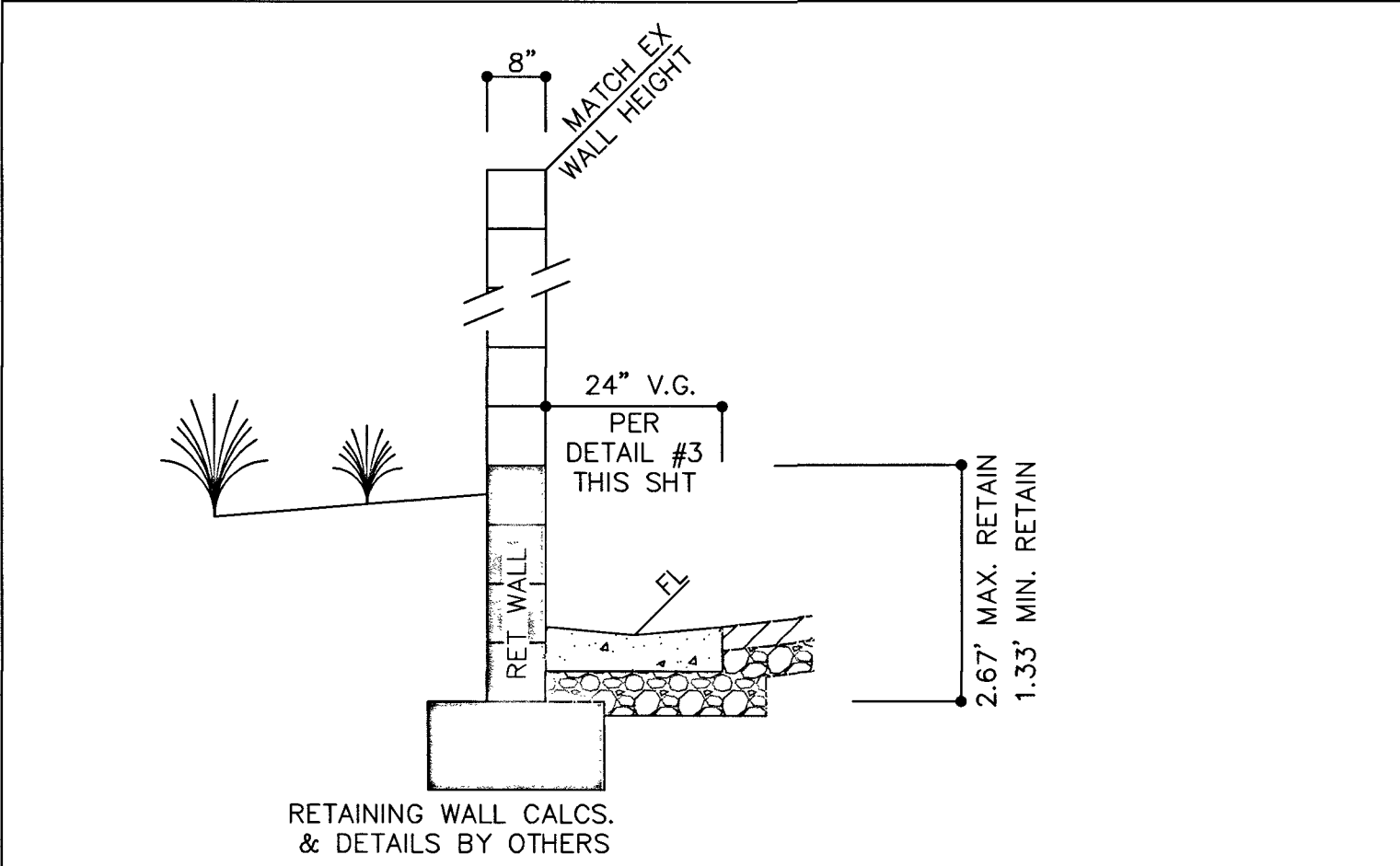
SCALE: HORIZ: 1" = 20' / VERT: 1" = 2'

APPROVED FOR CONSTRUCTION
LAS VEGAS VALLEY WATER DISTRICT ENGINEERING SERVICES
PROJECT NO. 126375 FIRST APPROVED DATE 8/21/18
LVWD APPROVED FIRE FLOW: TOTAL = 3000 GPM / ONSITE = 3000 GPM



FIRE HYDRANT DETAIL

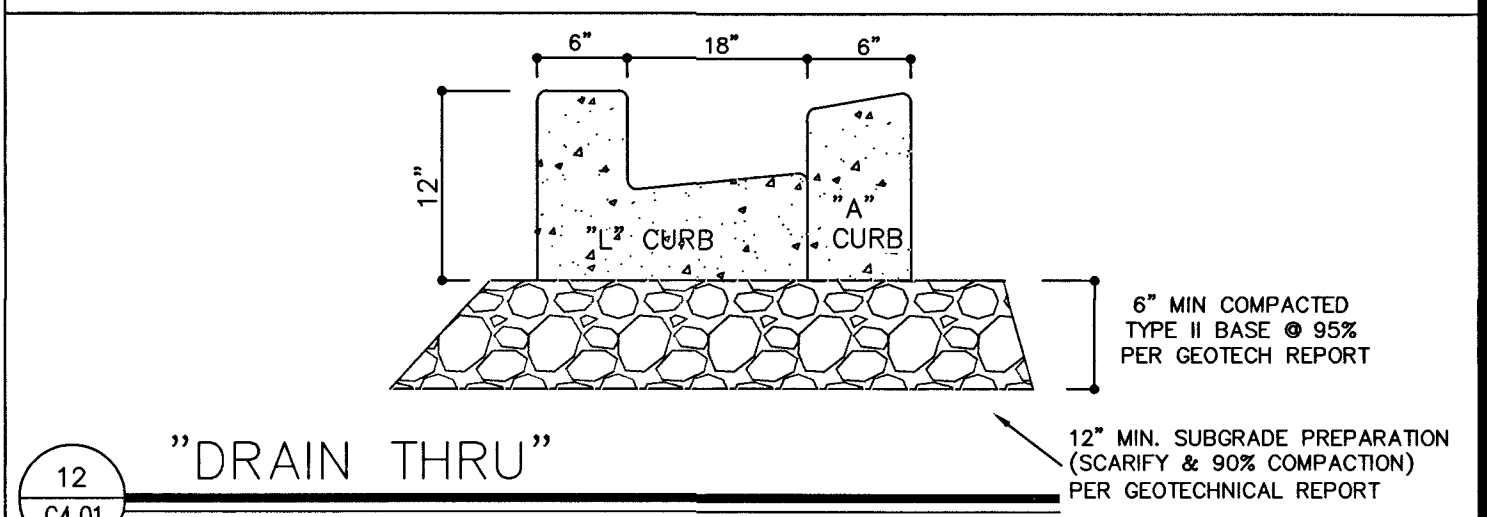
75
C5.02
SCALE: N.T.S.



RETAINING WALL SECTION

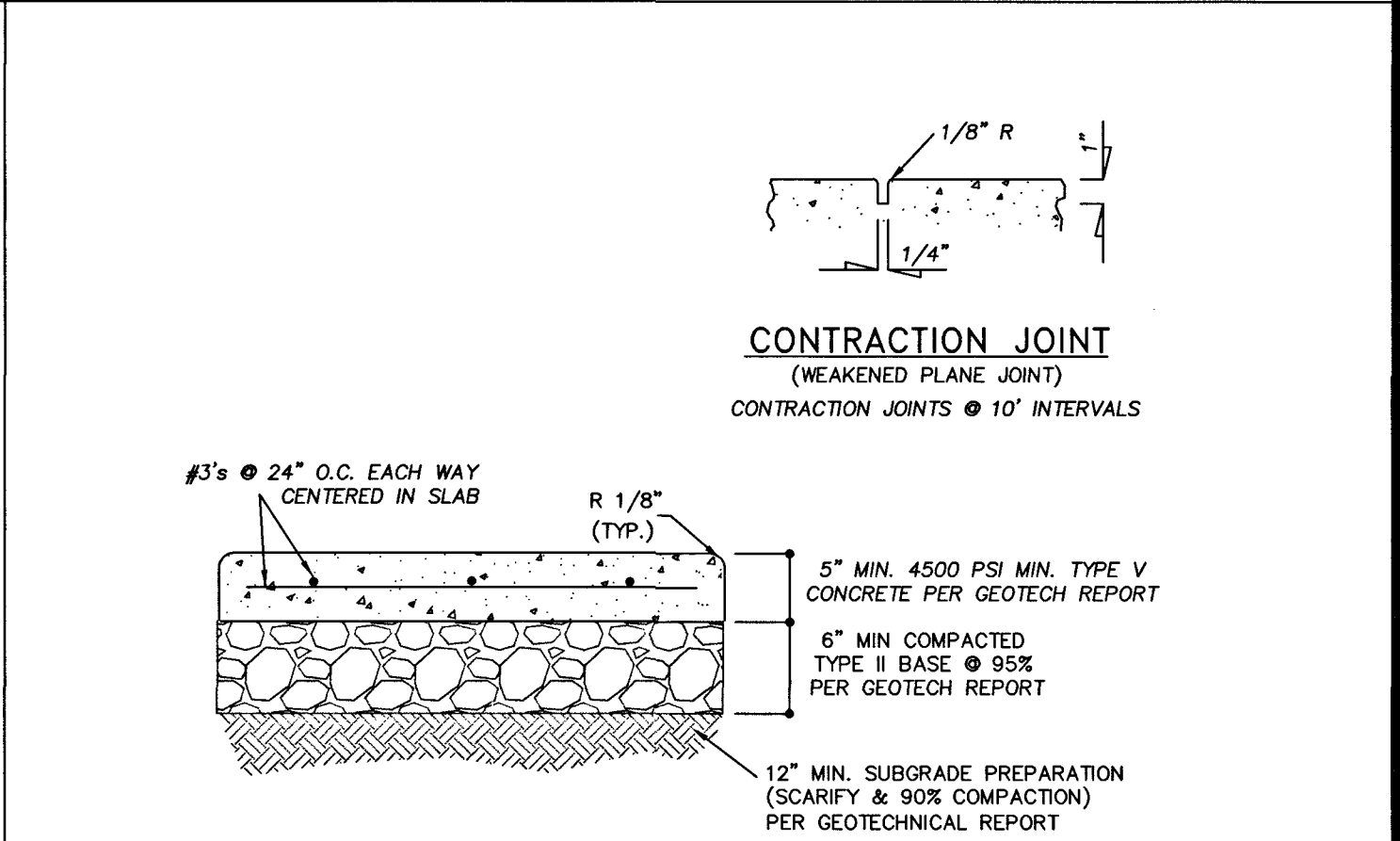
10
C4.03
SCALE: NONE

PER SOILS REPORT



"DRAIN THRU"

12
C4.01
SCALE: NONE



(ON-SITE) CONCRETE PAVEMENT SECTION

17
C4.01
SCALE: NONE

PER SOILS REPORT

107V7427

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57	15'(W) x 20' LVWD EASEMENT PER DOCUMENT 20180808:0001221	76	CONTRACTORS OPTION: KEEP EX VALVE SETTER & INSTALL LVWD APPROVED 8" RPPA ON EX ASSEMBLY PER UDACS PLATE #56
58		77	34'(W) x 22' LVWD EASEMENT PER DOCUMENT 2018

CLARK CO. NEVADA

BMW OF LAS VEGAS

DETAIL / SECTION SHEET 1

CITY OF LAS VEGAS

DATE: 3/2018

DRAFTER: JC

DESIGNER: SCD

CHECKED: SCD

PROJECT NO. 701326.00

PROFESSIONAL ENGINEER-STATE OF NEVADA

SAM C. DUNNAM

EXP. 12-31-18

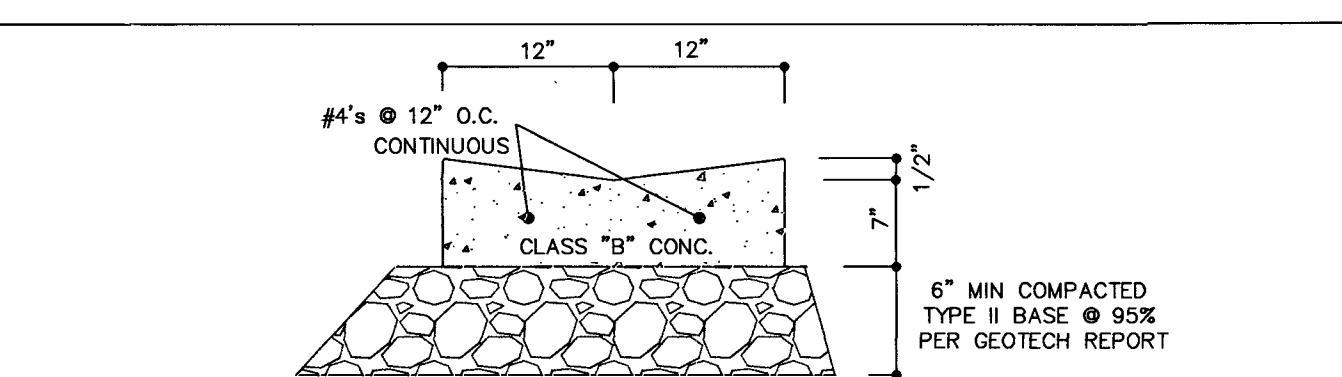
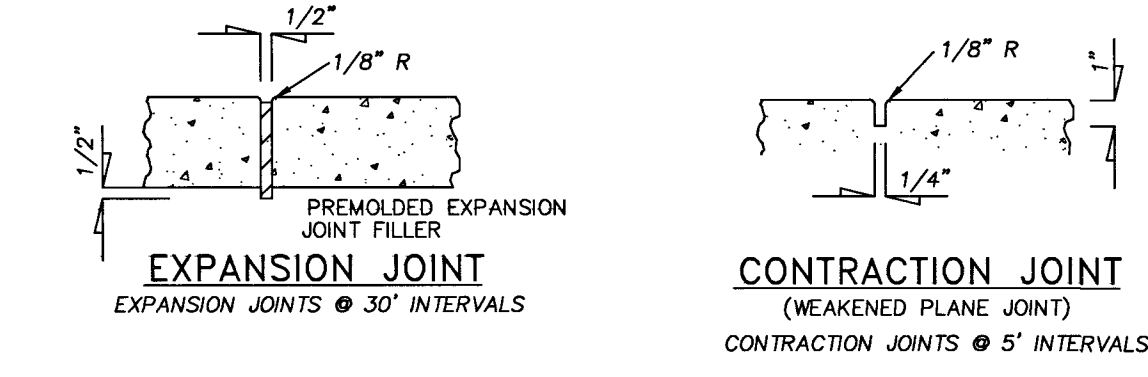
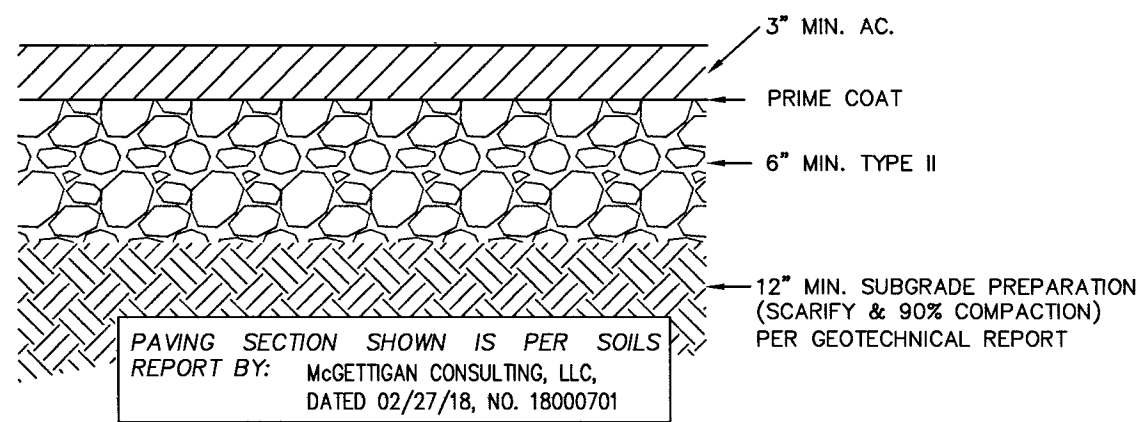
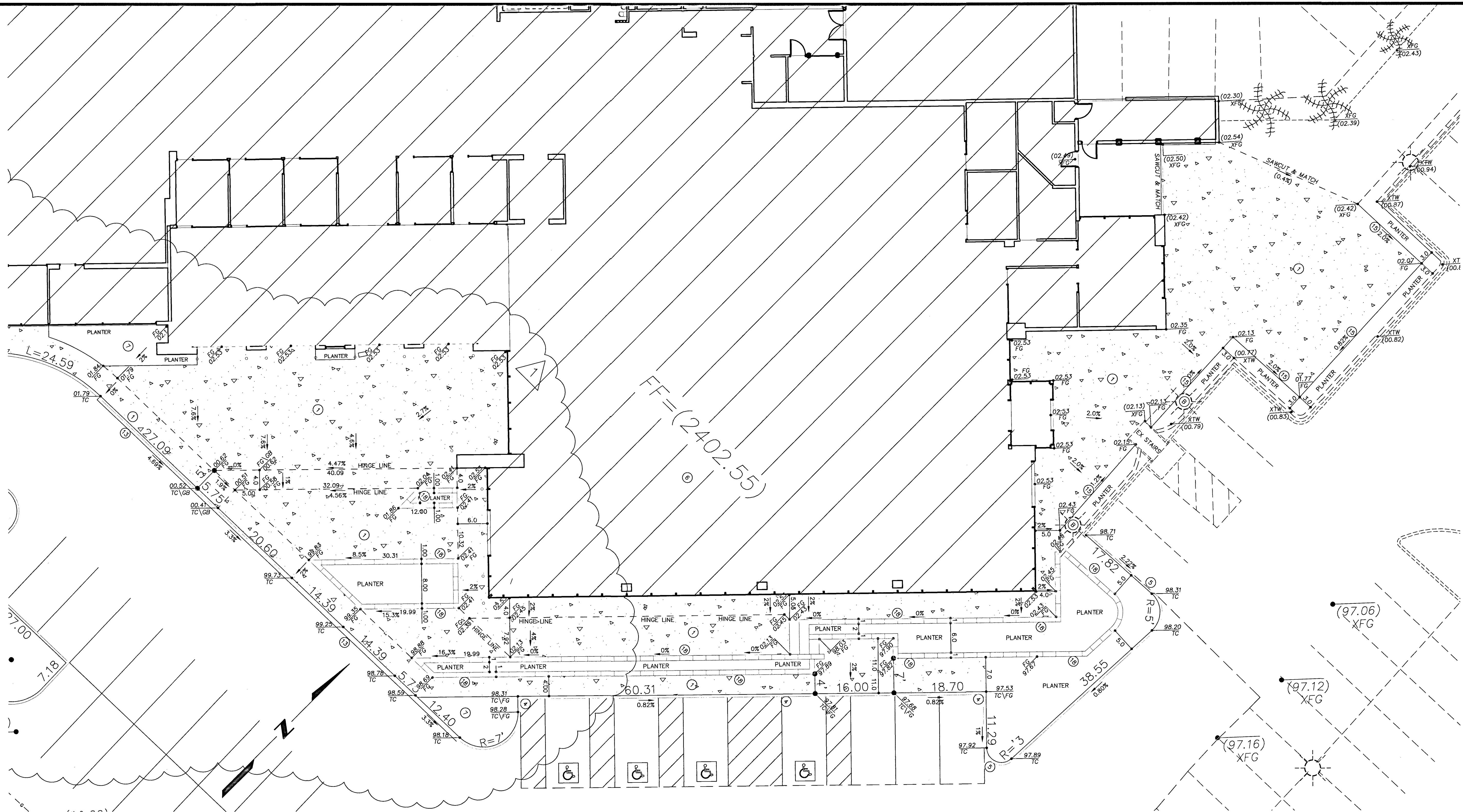
CIVIL

C6.01

SHEET 19 OF 20

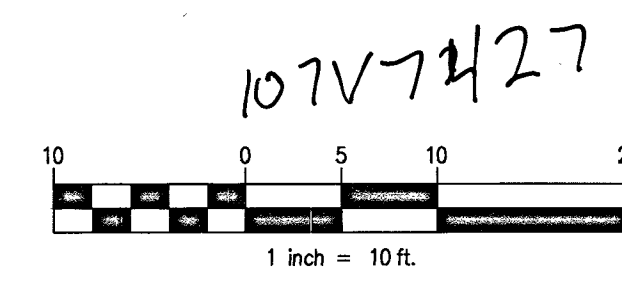
CLV # L18-00533

PROJ.#: 126375-A QS:163-03-SE



- CONSTRUCTION NOTES**
- CONSTRUCT CONCRETE SIDEWALK PER DETAIL #1, SHT C6.02-SEE FINISH PLAN PER ARCHITECTS PLANS & DETAILS
 - CONSTRUCT AC PAVEMENT PER DETAIL #2, SHT C6.02
 - CONSTRUCT 24" CONCRETE VALLEY GUTTER PER DETAIL #3, SHT C6.02
 - CONSTRUCT "A" TYPE CURB-0" FACE PER STD. DWG. #219
 - CONSTRUCT "A" TYPE CURB-6" FACE PER STD. DWG. #219
 - ROUGH GRADE PAD ELEV. IS ASSUMED TO BE 12" BELOW FINISH FLOOR ELEV. VERIFY W/ STRUCTURAL PLANS PRIOR TO ANY CONSTRUCTION.
 - PLANTER AREA
 - CONSTRUCT "L" TYPE CURB PER STD. DWG. #216
 - NOT USED
 - CONSTRUCT RETAINING WALL PER DETAIL #10 SHT C6.01 RETAINING WALL CALCS & DETAILS BY OTHERS
 - CONSTRUCT HANDICAP PARKING STALL PER DETAIL #11, SHT C6.01
 - DRAIN-THRU PER DETAIL #12 SHT C6.01
 - NDOT TYPE "3" CURB PER NDOT STD DWG #R-5.1.1 - 6" RISE
 - CONSTRUCT SIDEWALK RAMP-1:12 MAX SLOPE
 - PROVIDE HANDRAILS PER ARCHITECTURAL DETAILS
 - 2% GRADE ALLOWED PER SOILS REPORT-SECTION: GRADING & DRAINAGE
 - CONSTRUCT CONCRETE PAVEMENT PER DETAIL #17, SHT C6.01
 - CAST IN PLACE WALL-SEE ARCHITECTURAL DETAILS

- NOTES**
- (A) PROTECT EX LOOP DETECTORS IN PLACE
 - (B) PROTECT EX AREA LIGHT & CONCRETE BASE IN PLACE
 - (C) PROTECT EX ELECTRICAL TRANSFORMER IN PLACE



APP. DATE	BY	DATE	DESCRIPTION	NO.	REVISE BLDG., PARKING & GRADES	2/21/19	SCD
TRAY-LIN INTERNATIONAL 4031 DEAN MARTIN DR. LAS VEGAS, NV 89103 P: 702-522-7100 F: 702-522-7105 WWW.TRAY-LIN.COM							
CLARK CO., NEVADA							
BMW OF LAS VEGAS							
DETAIL / SECTION SHEET 2							
CITY OF LAS VEGAS							
DATE: 3/2018							
DRAFTER: JC							
DESIGNER: SCD							
CHECKED: SCD							
PROJECT NO. 701326.00							
C6.02							
SHEET 20 OF 20							
CLV # L18-00533							