

IMPROVEMENT PLANS

FOR

SONIC DRIVE-IN 2301 EAST SAHARA AVE.

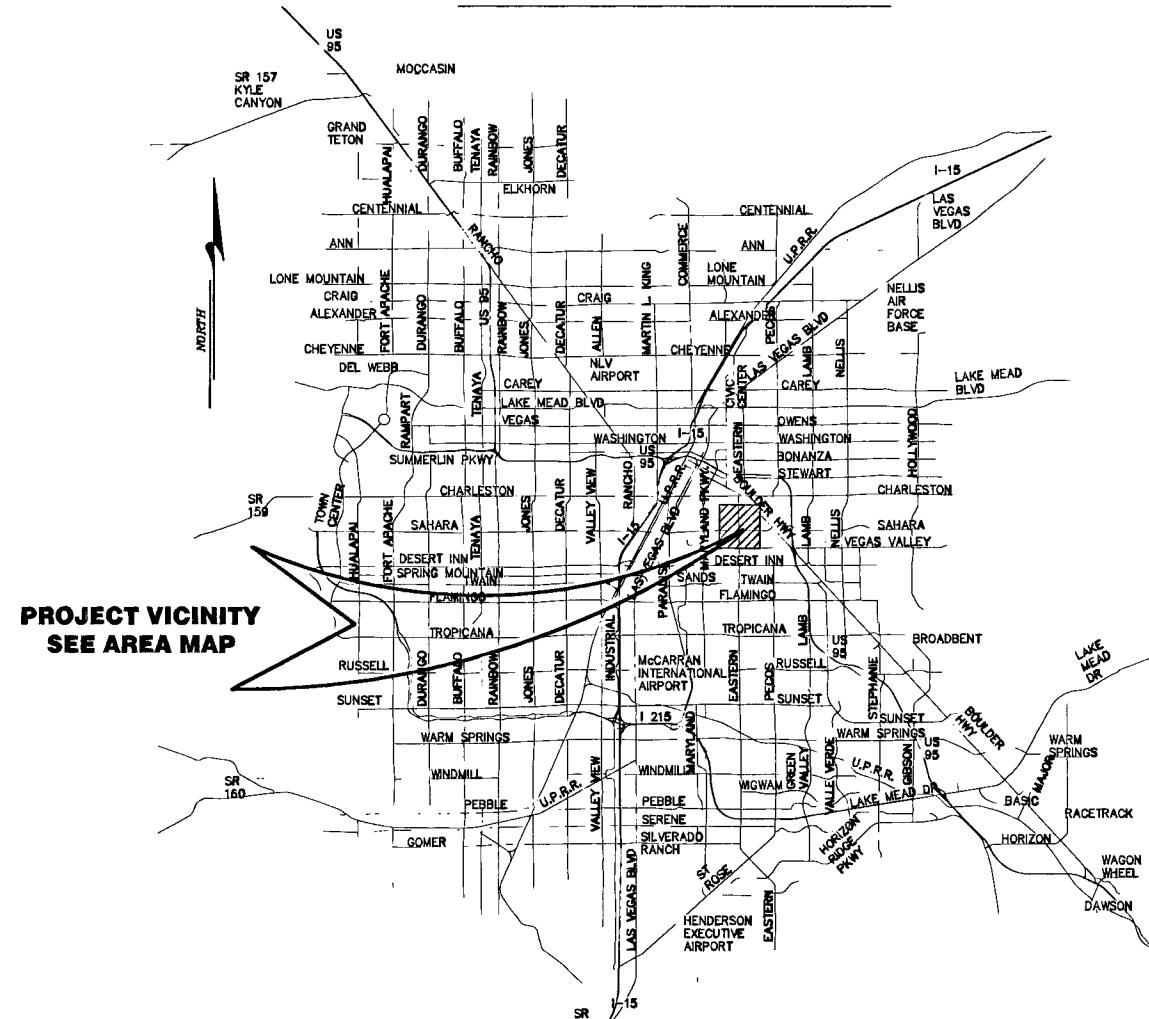
APN: 162-01-401-010

0.71 ACRES

INDEX OF DRAWINGS

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VICINITY MAP LAS VEGAS METROPOLITAN AREA



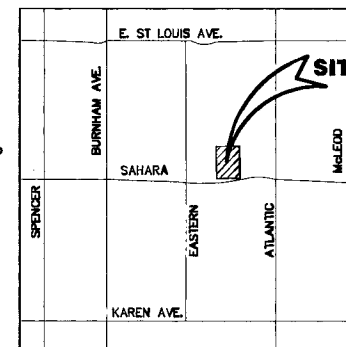
PROJECT VICINITY
SEE AREA MAP

OWNER

DAPPER DEVELOPMENT
985 WHITE DR.
LAS VEGAS NEVADA 89119
CONTACT: J. DAPPER
PHONE: (702) 733-3622
FAX: (702) 733-8653

DEVELOPER

SONIC OF NEW MEXICO
750 N. 17TH STREET
LAS CRUCES, NEW MEXICO 88005
CONTACT: JD MERRITT
PHONE: (888) 333-9777
FAX: (505) 525-9232



AREA MAP

N.T.S.

"The affixed CenturyLink approval does not assume or guarantee liability for known or unknown conflicts with existing or proposed improvements. Resolution of any conflict will be accomplished pursuant to Local Ordinances, Nevada Revised Statutes and/or Public Utility Commission Rules and Regulations."

LEGAL DESCRIPTION:

PARCEL I:

THAT PORTION OF THE SOUTHWEST QUARTER (SW 1/4) OF THE SOUTHWEST QUARTER (SW 1/4) OF SECTION 1, TOWNSHIP 21 SOUTH, RANGE 61 EAST, M.D.B.M., CLARK COUNTY, NEVADA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF SECTION 1; THENCE NORTH 00°32'30" WEST ALONG THE WEST LINE OF SAID SECTION 1, 75.00 FEET; THENCE SOUTH 89°33'18" EAST, ALONG A LINE PARALLEL TO AND 75.00 FEET NORTH OF THE SOUTH LINE OF SAID SECTION 1, ALSO BEING THE NORTH RIGHT-OF-WAY LINE OF SAHARA AVENUE, 512.64 FEET TO THE TRUE POINT OF BEGINNING; THENCE NORTH 00°26'42" WEST 225.03 FEET; THENCE SOUTH 89°33'18" EAST 138.03 FEET; THENCE SOUTH 00°19'52" EAST 225.02 FEET TO A POINT ON SAID NORTH RIGHT-OF-WAY LINE; THENCE NORTH 89°33'18" WEST ALONG SAID RIGHT-OF-WAY LINE 137.58 FEET TO THE TRUE POINT OF BEGINNING.

SAID LEGAL DESCRIPTION IS THE SAME AS SHOWN IN THE PREVIOUS DEED RECORDED ON AUGUST 9, 1991 IN BOOK 910808 AS INSTRUMENT NO. 01057, OFFICIAL RECORDS, CLARK COUNTY, NEVADA.

PARCEL II:

AN EASEMENT FOR EGRESS AND INGRESS AS SET OUT IN GRANT OF EASEMENTS RECORDED MAY 15, 2007 IN BOOK 20070515 AS DOCUMENT NO. 04278.

BENCHMARK

CITY OF LAS VEGAS BENCHMARK BC11 15WS
RIVET & PLATE IN TOP OF CURB • NORTHEAST CORNER OF SAHARA AND EASTERN.

ELEVATION:
FEET = 1887.20 (NAVD88)
METERS = 575.2210 M (NAVD88)

BASIS OF BEARINGS:

SOUTH 89°15'37" EAST, BEING THE SOUTH LINE OF THE SOUTHWEST QUARTER (SW 1/4) OF THE SOUTHWEST QUARTER (SW 1/4) OF SECTION 01, TOWNSHIP 21 SOUTH, RANGE 61 EAST, M.D.M., CLARK COUNTY, NEVADA AS SHOWN BY MAP IN THE OFFICE OF THE CLARK COUNTY, NEVADA RECORDER IN FILE 44, PAGE 28 OF SURVEYS.

APPROVALS

Cheri Edelman
CHERI EDELMAN, P.E. #11514
CITY ENGINEER
DATE: 11/16/09

APPROVAL OF THESE PLANS IS LIMITED TO THOSE IMPROVEMENTS CONSTRUCTED IN THE DEDICATED RIGHTS OF WAY AND/OR DEDICATED EASEMENTS. THIS APPROVAL DOES NOT AUTHORIZE THE CONSTRUCTION OF ANY IMPROVEMENTS THAT DEVIATE FROM ADOPTED STANDARDS AND/OR SPECIFICATIONS EXCEPT THOSE SPECIFICALLY LISTED UNDER "DEVIATIONS FROM STANDARDS". THE ENGINEER SHALL RESOLVE ANY DEVIATION OTHER THAN THOSE LISTED IN "DEVIATIONS FROM STANDARDS" IN FAVOR OF THE UNIFORM STANDARDS DRAWINGS AND SPECIFICATIONS CLARK COUNTY AREA NEVADA.

Doug Rankin
DOUG RANKIN, AICP, PLANNING MANAGER
THIS PLAN MEETS THE APPLICABLE STANDARDS OF THE PLANNING AND DEVELOPMENT DEPARTMENT.
DATE: 11/3/09

City Fire Marshal
CITY FIRE MARSHAL
DATE: 11/2/09

N/A
LAS VEGAS VALLEY WATER DISTRICT
PROJECT NO.
DATE

Southwest Gas Corp.
SOUTHWEST GAS CORP.
DATE: 10-26-09

Karl Gonzalez
CARL GONZALEZ, LAS VEGAS INC.
DATE: 10/26/09

Embarq CenturyLink
EMBARQ CENTURYLINK
DATE: 10/26/09

"THE AFFIXED EMBARQ APPROVAL DOES NOT ASSUME OR GUARANTEE LIABILITY FOR KNOWN OR UNKNOWN CONFLICTS WITH EXISTING OR PROPOSED IMPROVEMENTS. RESOLUTION OF ANY CONFLICT WILL BE ACCOMPLISHED PURSUANT TO LOCAL ORDINANCES, NEVADA REVISED STATUTES AND/OR PUBLIC UTILITY COMMISSION RULES AND REGULATIONS"

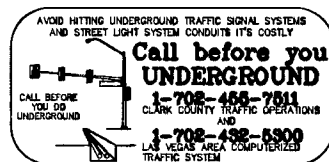
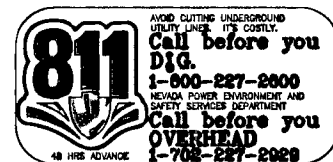
NV Energy
NV ENERGY
DATE: 10-26-09

NV ENERGY ACKNOWLEDGES THAT WE HAVE RECEIVED YOUR PLANS AND WILL PROVIDE SERVICE TO ALL ELECTRICAL NEEDS ASSOCIATED WITH THIS PROJECT. NEVADA POWER COMPANY RESERVES THE RIGHT TO ADDRESS ANY EXISTING OR FUTURE CONFLICTS ONCE THE FINAL DESIGN IS COMPLETED. THE NEW SERVICE AND THE RESOLUTION OF ANY CONFLICTS WILL BE ACCOMPLISHED PURSUANT TO THE NEVADA PUBLIC UTILITY COMMISSION'S RULES AND REGULATIONS.

DISCLAIMER NOTE:

EXISTING UTILITY LOCATIONS SHOWN HEREIN ARE APPROXIMATE ONLY. IT SHALL BE THE CONTRACTORS RESPONSIBILITY TO DETERMINE THE EXACT VERTICAL AND HORIZONTAL LOCATION OF ALL EXISTING UNDERGROUND UTILITIES PRIOR TO COMMENCING CONSTRUCTION. NO REPRESENTATION IS MADE THAT ALL EXISTING UTILITIES ARE SHOWN HEREON. THE ENGINEER ASSUMES NO RESPONSIBILITY FOR UTILITIES NOT SHOWN OR UTILITIES NOT SHOWN IN THEIR PROPER LOCATIONS.

CALL BEFORE YOU DIG: 1 (800) 227-2600



SONIC OF NEW MEXICO 750 N. 17TH STREET LAS CRUCES, NEW MEXICO 88005 PHONE: (888) 333-9777 FAX: (505) 525-9232	PREPARED BY <i>JD Merritt</i> J.D. Merritt Associates Ltd. 4880 W. UNIVERSITY, SUITE B-2 PH (702) 876-2341 LAS VEGAS, NEVADA 89103 FAX (702) 876-8395
DEVELOPER	COVER SHEET
SHEET	PROJECT
DRAWN BY: J/A	DESIGNED BY:
CHECKED BY:	PROJECT NO. 225-09-028
SCALE: HORIZ: N/A VERT: N/A	SEAL: REESE JARRELL Exp. 06/30/2011 CIVIL
SHEET 1 OF 7 SHEETS	CLV DWG 107V5306