

IMPROVEMENT PLANS OF SIGNATURE AT THE LAKES UNIT NO. 1 CITY OF LAS VEGAS

CITY OF LAS VEGAS GENERAL NOTES

1. ALL CONSTRUCTION AND MATERIALS SHALL BE IN ACCORDANCE WITH THE "UNIFORM STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION" OF THE DIVISION OF HIGHWAYS, CLARK COUNTY AREA, NEVADA, LATEST EDITION; THE "UNIFORM STANDARD DRAWINGS FOR PUBLIC WORKS CONSTRUCTION", CITY OF LAS VEGAS; ANY OTHER APPLICABLE APPROVED STANDARDS ISSUED BY THE CONTROLLING AGENCY; THE UNIFORM BUILDING CODE; AND ALL LOCAL CITY CODES AND ORDINANCES APPLICABLE.
2. THE EXISTENCE AND LOCATION OF ANY UNDERGROUND UTILITY PIPES OR STRUCTURES SHOWN ON THESE PLANS ARE OBTAINED BY A SEARCH OF THE AVAILABLE RECORDS. THE CONTRACTOR IS REQUIRED TO TAKE PRECAUTIONARY MEASURES TO PROTECT THE UTILITY LINES SHOWN AND ANY OTHER LINES NOT OF RECORDED OR NOT SHOWN ON THESE DRAWINGS. EXISTING UTILITIES ARE LOCATED ON PLANS ONLY FOR THE CONVENIENCE OF THE CONTRACTOR. EXISTING UTILITY SERVICE LATERALS ARE NOT SHOWN ON THESE PLANS.
3. THE CONTRACTOR SHALL TAKE ALL PRECAUTIONARY MEASURES NECESSARY TO PROTECT EXISTING IMPROVEMENTS WHICH ARE TO REMAIN IN PLACE, FROM DAMAGE, AND ALL SUCH IMPROVEMENTS OR STRUCTURES DAMAGED BY THE CONTRACTOR'S OPERATIONS SHALL BE REPAIRED OR RECONSTRUCTED SATISFACTORY TO THE OWNER AT THE EXPENSE OF THE CONTRACTOR.
4. THE CONTRACTOR SHALL NOT BACKFILL ANY TRENCHES IN WHICH WATERLINES HAVE BEEN EXPOSED UNTIL THE WATERLINES HAVE BEEN INSPECTED BY THE LAS VEGAS VALLEY WATER DISTRICT. THE WATER DISTRICT SHALL BE NOTIFIED 48 HOURS IN ADVANCE OF CONSTRUCTION IN THE VICINITY OF WATER LINES.
5. ALL CONSTRUCTION SHALL BE AS SHOWN ON THESE PLANS, ANY ALTERATIONS SHALL HAVE THE WRITTEN APPROVAL OF THE CITY ENGINEER.
6. TYPE V CEMENT SHALL BE USED IN ALL CURB-SIDE CONCRETE WORK. CONCRETE TO BE DESIGNED FOR A 5-5 SACK MIX WITH A MAXIMUM WATER/CEMENT RATIO OF 0.45 (OR AS REQUIRED BY THE SOILS ENGINEER). MIX DESIGN TO BE APPROVED BY THE QUALITY CONTROL DIVISION PRIOR TO USE ON THE PROJECT.
7. THE CONTRACTOR SHALL, AT HIS OWN EXPENSE, LOCATE ALL OVERHEAD INTERFERENCE WHICH MAY AFFECT HIS OPERATION DURING CONSTRUCTION AND SHALL TAKE ALL NECESSARY PRECAUTIONS TO AVOID DAMAGE TO SAME. THE CONTRACTOR SHALL USE EXTENSIVE CAUTION WHEN MARKING NEAR OVERHEAD OR UNDERGROUND POWER AND/OR TELEPHONE FACILITIES SO AS TO SAFELY PROTECT ALL PERSONNEL AND EQUIPMENT, AND SHALL BE RESPONSIBLE FOR ALL COSTS AND LIABILITY IN CONNECTION THEREWITH.
8. PERMITS ARE REQUIRED FOR ANY WORK IN THE PUBLIC RIGHT OF WAY. THE CONTRACTOR SHALL SECURE ALL PERMITS AND INSPECTIONS REQUIRED FOR THIS CONSTRUCTION.
9. EXPANSION JOINTS REQUIRED, MAXIMUM EVERY 300' IN EXISTING TYPE CURB.
10. ALL PAVEMENT TO BE 1/2" ABOVE TOP OF ALL CURBS & VALLEY GUTTER AFTER COMPLETION.
11. APPLY HOT SEAL ONLY AFTER ALL CORRECTIONS OR ADJUSTMENTS HAVE BEEN MADE.
12. CURB & GUTTER WITH A GRADE OF LESS THAN FOUR TENTHS OF ONE PERCENT SHALL BE CONSTRUCTED BY FORMING. EACH JOINT SHALL BE CHECKED FOR GRADE PRIOR TO CONSTRUCTION AND WATER TESTED AS SOON AS POSSIBLE AFTER CONSTRUCTION.
13. WHEELCHAIR RAMPS SHALL BE CONSTRUCTED IN EACH QUADRANT OF AN INTERSECTION FOR STANDARD DRAWING DESIGN. EXACT LOCATION OF RAMPS MAY BE ADJUSTED IN THE FIELD BY A CITY INSPECTOR.
14. CONTRACTOR SHALL PROVIDE ALL NECESSARY HORIZONTAL AND VERTICAL TRANSITIONS BETWEEN NEW CONSTRUCTION AND EXISTING STRUCTURES TO PROVIDE FOR PROPER DRAINAGE AND FOR BUSINESS AND TRAFFIC TO SAID CONSTRUCTION. EXTENT OF TRANSITIONS TO BE DETERMINED BY THE CITY ENGINEER AND AS SHOWN ON PLANS.
15. ALL GRADING WORK SHALL CONFORM TO THE SOILS REPORT AS PREPARED BY THE SOILS ENGINEER ON PER THESE PLANS.
16. EXACT LOCATION OF ALL SAN OFF LINES MAY BE DETERMINED IN THE FIELD BY A CITY OF LAS VEGAS INSPECTOR IF LOCATION ON PLANS IS NOT CLEARLY SHOWN, OR EXISTING DRAINAGE CONDITION REQUIRES RELOCATION.
17. THE CONTRACTOR SHALL TAKE ALL PRECAUTIONS NECESSARY TO PROTECT EXISTING PERMANENT SURVEY MONUMENTS. ANY MONUMENTS DISTURBED SHALL BE REPLACED AND ADJUSTED PER AVAILABLE RECORDS IN ACCORD WITH N.E.S. STATUTE NO. 625.550.

APPROVALS

C.L.V. ELECTRICAL SUPERVISOR	DATE
<i>James P. ...</i>	2/9/87
C.L.V. ELECTRICAL COORDINATOR	DATE
<i>R. K. ...</i>	2-9-87
C.L.V. SANITATION ENGINEER	DATE
<i>William L. ...</i>	2/14/88
C.L.V. TRAFFIC ENGINEER	DATE
<i>...</i>	3/10/84
C.L.V. FIRE MARSHAL	DATE
<i>David ...</i>	3/1/88
C.L.V. CITY ENGINEER	DATE
<i>...</i>	3/14/88
C.L.V. CITY ENGINEER & FLOOD CONTROL	DATE
<i>...</i>	3/14/88
C.L.V. QUALITY CONTROL ENGINEER	DATE
<i>...</i>	3/14/88

OWNER

PLASTER DEVELOPMENT CO., INC.
801 S. RANCHO DRIVE, #B-4
LAS VEGAS, NEVADA 89106

DEVELOPER

PLASTER DEVELOPMENT CO., INC.
801 S. RANCHO DRIVE, #B-4
LAS VEGAS, NEVADA 89106



BENCHMARK

CLARK COUNTY BENCHMARK NO. C10SW04:
RAILROAD SPIKE AT INTERSECTION OF SAHARA AVENUE AND
DURANGO DRIVE.

ELEVATION: 2659.63'
(C.C. DATUM -1.04 = C.L.V. DATUM)

QUANTITY ESTIMATE

2.0" ASPHALTIC CONCRETE PAVING	3,753 S.Y.
"ROLL" TYPE CURB & GUTTER	1,507 L.F.
CONCRETE VALLEY GUTTER	1,200 S.F.
CONCRETE SIDEWALK	7,420 S.F.

SHEET INDEX

NO.	DESCRIPTION
1	COVER SHEET
2	DETAIL SHEET
3	STREET & SEWER PLAN & PROFILE (MAHOGANY GROVE LANE)
4	STREET & SEWER PLAN & PROFILE (WILLOW WIND COURT)
5	MASTER SEWER PLAN
6	MASTER WATER PLAN
7	MASTER STREET LIGHT PLAN

Avoid cutting underground
utility lines. It's costly.

Call
before you
Dig.

1-800-227-2600
UNDERGROUND SERVICE JCN

REV.	DATE	BY	REVISION
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COVER SHEET

SIGNATURE AT THE LAKES UNIT NO. 1

TITLE

PROJECT

WO NO	80010
BY	B. L. O.
DATE	10/1/87
SCALE	1/8" = 1'-0"

SHEET	1
OF 7 SHEETS	

167 Y-2734-1