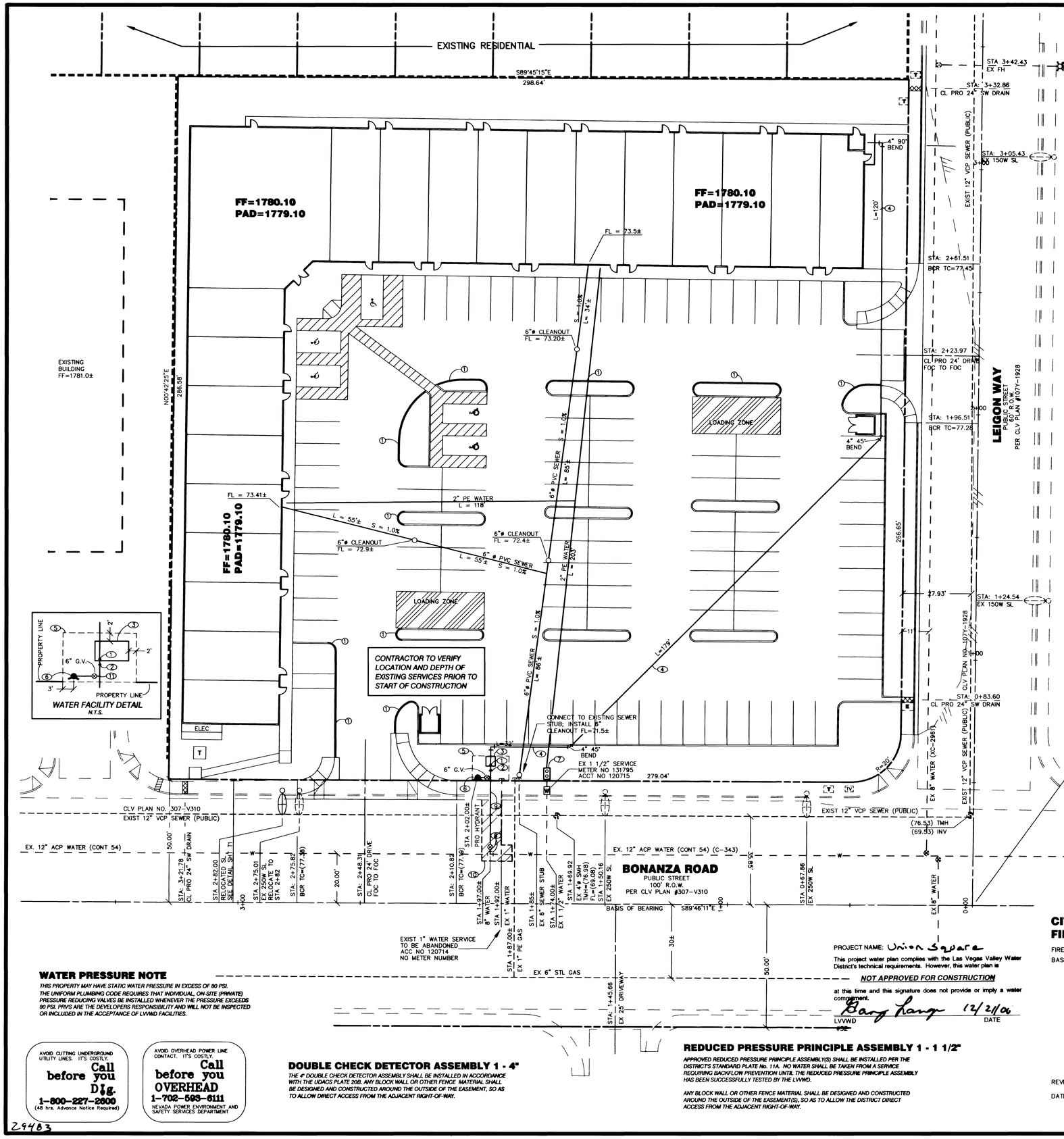


BENCHMARK

CITY OF LAS VEGAS BENCHMARK #53
STAMPED 2LV02-30SSE6
RIVET & PLATE, IN THE TOP OF CURB @ NORTHEAST RETURN OF BONANZA RD. AND TRIEST CT.
ELEV=1779.98 FEET (542.5383 METERS) NAVD88

BASIS OF BEARING

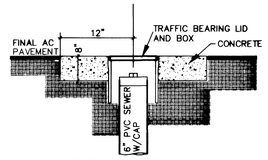
N 89°46'11" W BEING THE CENTER LINE OF BONANZA ROAD AS SHOWN IN BOOK 36, PAGE 74 OF PLATS ON FILE IN THE OFFICE OF THE CLARK COUNTY RECORDER, CLARK COUNTY, NEVADA

SEWER CONTRIBUTION

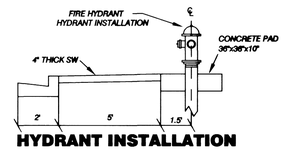
USE CODE	510	
EST FIXTURE COUNT	126	
E.R.U. = 126 X 0.45	57	
AVERAGE DAILY FLOW =	14,250	GPD
	0.014	MGD
	0.022	CFS
PEAK FLOW (X3.2) =	0.046	MGD
	0.070	CFS
	0.070	CFS

SEWER QUANTITIES (PRIVATE)

6"ø PVC SEWER	315 LF
6"ø SEWER CLEANOUT	4 EA



SEWER CLEAN OUT DETAIL

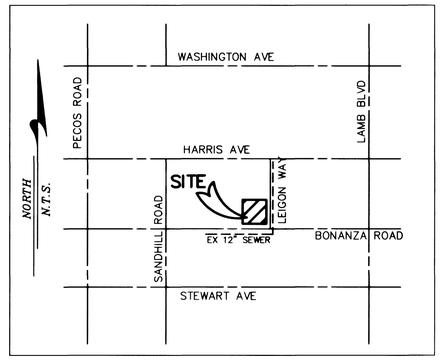


HYDRANT INSTALLATION

PER UDACS STANDARD PLATE 7

WATER NOTES

1. INSTALL 6" X 4" REDUCER ON-SLAB
2. INSTALL 8" X 6" REDUCER
3. INSTALL 4" DCDA PER UDACS PLT 208
4. INSTALL 4" PVC WATERLINE
5. 10' X 15' EASEMENT TO LVVWD
6. INSTALL HYDRANT ASSEMBLY PER UDACS PLT 7
7. INSTALL 1 1/2" RPPA PER UDACS PLT 11A ON EXISTING SERVICE. METER NO 1317795, ACC NO 120715
8. INSTALL 12"X8" TAPPING SLEEVE & TAPPING GATE VALVE
9. PRO 8" PVC WATER
10. ASPHALT REPLACEMENT AND REMOVAL PER USDCCA STD. DWG. #504
11. 8"X8"X6" TEE



AREA MAP

N.T.S.

LEGEND

	PROPERTY LINE
	RIGHT OF WAY
	CENTERLINE
	EXISTING CURB
	PROPOSED CURB
	EDGE OF PAVEMENT
	EXISTING BLOCK WALL
AC	ASPHALTIC CONCRETE
BW	BLOCK WALL
CG	CURB & GUTTER
CL	CENTERLINE
DW	DRIVEWAY
EOP	EDGE OF PAVEMENT
EX	EXISTING
FG	FINISH GRADE
FH	FIRE HYDRANT
FL	FLOW LINE
GB	GRADE BREAK
HP	HIGH POINT
PL	PROPERTY LINE
SL	STREET LIGHT
MH	MANHOLE
STA	STATION
SW	SIDEWALK
TBC	TOP BACK OF CURB
TC	TOP OF CURB
TMH	TOP OF MANHOLE
VG	VALLEY GUTTER
FOC	FACE OF CURB

NORTH
1" = 20'

GRAPHIC SCALE
20 10 0 20 60
(IN FEET)
1 inch = 20ft.

ABANDONMENT OF EXISTING SERVICE(S) - 2" AND SMALLER

ACCOUNT NO.# 120714 METER NO.# 92461 (1")

THE CONTRACTOR SHALL NOTIFY THE INSPECTION DIVISION AT THE LVVWD (702-258-3227) 48 HOURS PRIOR TO THE REQUESTED REMOVAL TIME TO ALLOW THE DISTRICT TO TAKE THE FINAL METER READING OF THE METER. AFTER THE FINAL READING, THE EXISTING METER(S) SHALL BE REMOVED AND DELIVERED TO THE DISTRICT. THE CONTRACTOR MAY THEN BEGIN REMOVAL PROCEDURES FOR THE AFFECTED SERVICE AS FOLLOWS:

EXISTING SERVICE LATERALS THAT ARE TO BE ABANDONED FROM EXISTING WATER MAIN, SHALL HAVE THE CORPORATION STOP TURNED OFF AT THE MAIN. A MINIMUM OF 12' OF THE LATERAL CUT OUT NEAR THE CORPORATION STOPS; AND A BRASS CAP INSTALLED ON THE CORPORATION STOP. IF THE CORPORATION STOP IS DAMAGED BEYOND REPAIR OR PULLED FROM THE EXISTING WATER MAIN, THE MAIN SHALL BE REPAIRED AT THE CONTRACTOR'S EXPENSE IN A MANNER APPROVED BY THE LVWWD. IF THE CORPORATION STOP IS NOT WATER TIGHT, THE CONTRACTOR SHALL NOTIFY LVWWD COMMUNICATION SUPPORT CENTER (702-258-7171) FOR FURTHER DIRECTION.

THE CONTRACTOR SHALL REMOVE THE EXISTING SERVICE METER BOX AND APPURTENANCES. FILL AND GRADE ANY AND ALL RESULTING VOIDS AND REPLACE OR RESTORE TO ORIGINAL CONDITIONS OR BETTER, ALL LANDSCAPING, IRRIGATION SYSTEMS, CONCRETE, SIDEWALKS, ASPHALT, OR ANY OTHER ITEMS DAMAGED OR REMOVED DURING THE REMOVAL OF THE EXISTING SERVICE METER BOX.

FIRE LANE NOTES

1. RED PAINTED CURB

WATER QUANTITIES

12" X 12" X 8" TAPPING TEE	1	EA	(PUBLIC)
8" X 8" X 6" TEE	1	EA	(PUBLIC)
8" TAPPING VALVE	1	EA	(PUBLIC)
6" X 4" REDUCER	1	EA	(PUBLIC)
4" DCDA (FEBCO MODEL 876V OR APPROVED EQUAL)	1	EA	(PUBLIC)
4" PVC WATERLINE	331	LF	(PRIVATE)
HYDRANT ASSEMBLY	1	EA	(PUBLIC)
1 1/2" RPPA	1	EA	(PRIVATE)
1 1/2" WATER METER	1	EA	(PUBLIC)
2" PE WATER	321	LF	(PRIVATE)
8"X6" REDUCER	1	EA	(PRIVATE)
4" 45° BEND	2	EA	(PRIVATE)
4" 90° BEND	2	EA	(PRIVATE)
8" PVC WATER	35	LF	(PUBLIC)
6" PVC WATER	7	LF	(PUBLIC)

CITY OF LAS VEGAS FIRE DEPARTMENT FIRE FLOW CALCULATIONS

FIRE FLOW REQUIREMENT IS: 2000 GALLONS PER MINUTE

BASED ON:

SQUARE FOOTAGE: 22,800 SQUARE FEET

LARGEST AREA BETWEEN 4-HOUR AREA SEPARATION WALLS: N\A SQUARE FEET

BUILDING HEIGHT: 20' FEET

NUMBER OF STORIES: SINGLE FLOOR

TYPE OF CONSTRUCTION: V-N

OCCUPANCY: M-1

FULL AUTOMATIC FIRE SPRINKLER SYSTEM: YES

REVIEWED BY: [signature]

DATE: 12/20/00

LAS VEGAS VALLEY WATER DISTRICT DATE

WATER PRESSURE NOTE

THIS PROPERTY MAY HAVE STATIC WATER PRESSURE IN EXCESS OF 80 PSI. THE UNIFORM PLUMBING CODE REQUIRES THAT INDIVIDUAL, ON-SITE (PRIVATE) PRESSURE REDUCING VALVES BE INSTALLED WHENEVER THE PRESSURE EXCEEDS 80 PSI. PRV'S ARE THE DEVELOPERS RESPONSIBILITY AND WILL NOT BE INSPECTED OR INCLUDED IN THE ACCEPTANCE OF LVWWD FACILITIES.

AVOID CUTTING UNDERGROUND UTILITY LINES. IT'S COSTLY.
Call before you Dig.
1-800-227-2600
(48 hrs. Advance Notice Required)

AVOID OVERHEAD POWER LINE CONTACT. IT'S COSTLY.
Call before you OVERHEAD
1-702-593-6111
NEVADA POWER ENVIRONMENT AND SAFETY SERVICES DEPARTMENT

DOUBLE CHECK DETECTOR ASSEMBLY 1 - 4"

THE 4" DOUBLE CHECK DETECTOR ASSEMBLY SHALL BE INSTALLED IN ACCORDANCE WITH THE UDACS PLATE 208. ANY BLOCK WALL OR OTHER FENCE MATERIAL SHALL BE DESIGNED AND CONSTRUCTED AROUND THE OUTSIDE OF THE EASEMENT, SO AS TO ALLOW DIRECT ACCESS FROM THE ADJACENT RIGHT-OF-WAY.

PROJECT NAME: Union Square

This project water plan complies with the Las Vegas Valley Water District's technical requirements. However, this water plan is

NOT APPROVED FOR CONSTRUCTION

at this time and this signature does not provide or imply a water commitment.

LVVWD [signature] 12/21/00
#32 DATE

REDUCED PRESSURE PRINCIPLE ASSEMBLY 1 - 1 1/2"

APPROVED REDUCED PRESSURE PRINCIPLE ASSEMBLY(S) SHALL BE INSTALLED PER THE DISTRICT'S STANDARD 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 LVWWD.

ANY BLOCK WALL OR OTHER FENCE MATERIAL SHALL BE DESIGNED AND CONSTRUCTED AROUND THE OUTSIDE OF THE EASEMENT(S), SO AS TO ALLOW THE DISTRICT DIRECT ACCESS FROM THE ADJACENT RIGHT-OF-WAY.

REV	DATE	BY	DESCRIPTION

UNION SQUARE CORPORATION
601 SUMMER MESA DRIVE, LAS VEGAS, NEVADA 89144-1502
PH: (702)236-9898 FAX: (702)255-6612

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

SHEET: UTILITY PLAN

PROJECT: UNION SQUARE
BONANZA ROAD / LEIGON WAY
CITY OF LAS VEGAS

DRAWN BY: DF
DESIGNED BY:
CHECKED BY:
DATE: 3-15-00
SCALE: HORIZ: 1"=20' VERT: N/A
PROJECT NO. 124-00-425

SEAL
REGISTERED PROFESSIONAL ENGINEER STATE OF NEVADA
REESE P. JARRELL
No. 7861
12/19/00

SHEET
C3

SHEET 3 OF 7 SHEETS

CLV DWG # 107-V3386

29483