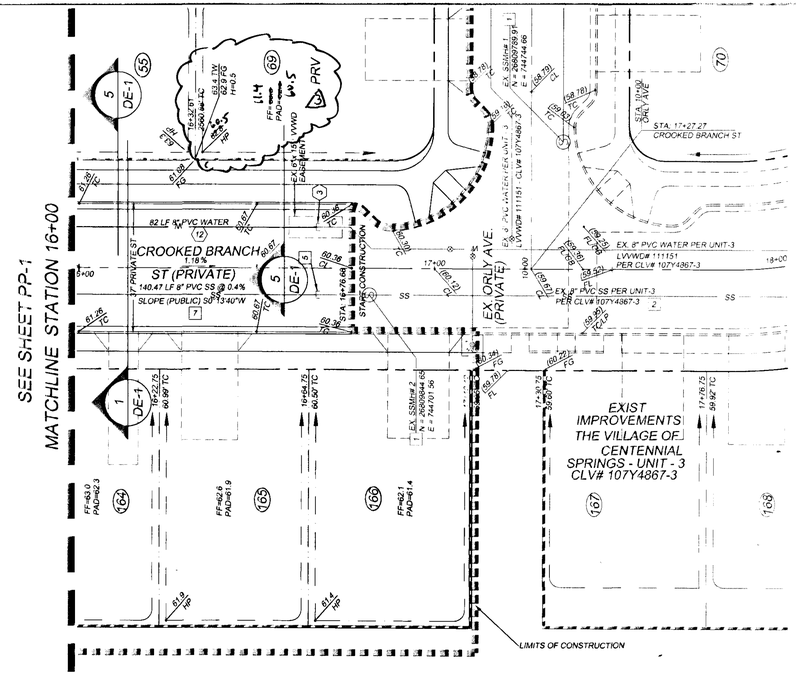
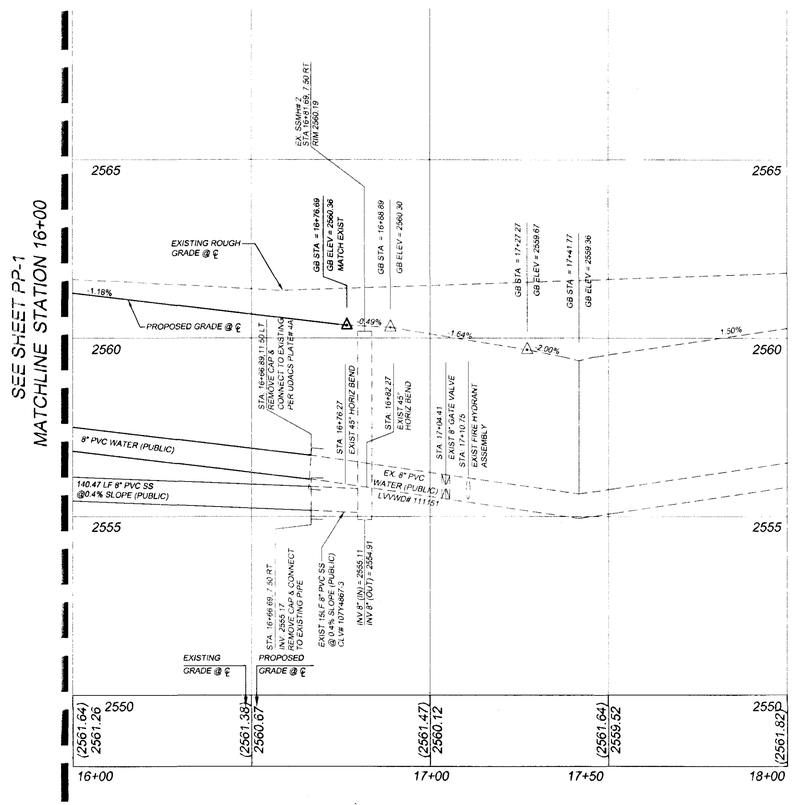


CROOKED BRANCH PLAN VIEW (PRIVATE)

SCALE: 1" = 20'



CROOKED BRANCH PROFILE (PRIVATE)

16+00 TO 18+00
HORIZONTAL: 1" = 20'
VERTICAL: 1" = 2'

ENGINEER'S NOTES

1. FINAL ASPHALTIC CONCRETE (AC) PAVEMENT SURFACES SHALL BE ONE-HALF INCH ABOVE THE TOP OF GUTTER (INCLUDING OPEN GRADE).

2. PRIVATE STREETS AND/OR DRIVEWAYS REFLECTED ON THESE PLANS ARE TO BE INSPECTED BY A CLV INSPECTOR.

3. ADD 2500 TO ALL ELEVATIONS TO GET ACTUAL ELEVATIONS

4. THESE PLANS SHALL NOT, IN PART OR IN WHOLE, BE USED FOR CONSTRUCTION UNTIL APPROVED AND SIGNED BY THE GOVERNMENT AGENCIES.

5. ENGINEER TO BE NOTIFIED OF ANY DISCREPANCIES IMMEDIATELY.

6. EXISTING UTILITY LOCATIONS SHOWN HEREIN ARE APPROXIMATE ONLY. IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO DETERMINE THE EXACT VERTICAL AND HORIZONTAL LOCATION OF ALL EXISTING UNDER- GROUND 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 LOCATION. ALL DISCREPANCIES MUST BE IMMEDIATELY REPORTED TO THE ENGINEER. CALL BEFORE YOU DIG: 1-800-77-2600

7. APPROVAL OF THESE PLANS FOR THE WATER STUBOUT INSTALLATION WILL NOT BE CONSTRUED AS A COMMITMENT FOR WATER SERVICE TO THIS PROPERTY. ESN.001 6/1/04

8. SEE HC - 1 SHEET FOR SIGHT VISIBILITY ZONES AND SIGNAGE

LAS VEGAS VALLEY WATER DISTRICT NOTES:

REDUCED PRESSURE PRINCIPLE ASSEMBLY (2) 1". APPROVED REDUCED PRESSURE PRINCIPLE ASSEMBLY(S) SHALL BE INSTALLED PER THE UDACS PLATE NO. 11 A. NO WATER SHALL BE TAKEN FROM A SERVICE REQUIRING BACK FLOW PREVENTION UNTIL THE REDUCED PRESSURE PRINCIPLE ASSEMBLY HAS BEEN SUCCESSFULLY TESTED BY THE LVVWD.
ANY BLOCK WALL OR OTHER FENCE MATERIAL SHALL BE DESIGNED AND CONSTRUCTED AROUND THE OUTSIDE OF THE EASEMENT(S) TO ALLOW THE DISTRICT DIRECT ACCESS FROM THE ADJACENT RIGHT-OF-WAY.
EASEMENTS SHALL BE CLEARLY MARKED OR STAKED PRIOR TO THE START OF CONSTRUCTION. ESN.026

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 LVVWD FACILITIES. ESN.038

NOTE: INSTALL PIPELINE MARKER BALLS IN TRENCH ABOVE EACH HORIZONTAL ELBOW FITTING, PER UDACS PLATE NO. 27 ESN.062

PROFESSIONAL ENGINEER STATE OF NEVADA
DARRYL G. LATTURE
Exp. 12/31/13
CIVIL
No. 17515
1/18/12
FOR Revision & Only

Firm: Latitude Consulting, LLC
Phone: (702) 612-8871

#	Rev Description	Sheets	Drwn By	Date Appd
3	Revise Lot 69 FF/Pad	1,5,8,11	KB	1/25/12

Call before you UnderGround
1-702-455-7511
CLARK COUNTY TRAFFIC OPERATIONS
And
1-702-229-6611

Avoid cutting underground utility lines. It's costly.
Call before you Dig.
1-800-227-2600
UNDERGROUND SERVICE

Avoid overhead power line contact
Call before you OVERHEAD
1-702-593-6111
NEVADA POWER ENVIRONMENT AND SAFETY SERVICES DEPARTMENT

LEGEND

	EXISTING	PROPOSED
RIGHT OF WAY/PROPERTY LINE		
CENTERLINE		
EASEMENT LINE		
WATER LINE	W	W
SEWER LINE	SS	SS
STORM DRAIN LINE	SD	SD
FIRE HYDRANT		
WATER VALVES		
METERS/PULLBOXES		
REDUCER		
SEWER MANHOLE		
STORM DRAIN MANHOLE		
CLEANOUT	CO	CO
RETAINING WALL		
GRADE BREAK		
ELEVATION TAGS	56.49 TC	56.49 TC
FINISHED FLOOR ELEVATION	PAD = 26.47 FF = 28.95	PAD = 26.47 FF = 28.95
SLOPE	2.0%	2.0%
LIMITS OF CONSTRUCTION		

BENCHMARK

0LV90 16W4: CITY OF LAS VEGAS BENCHMARK, RIVET & PLATE IN TOP OF CURB @ THE NORTHEAST CORNER OF FARM ROAD AND TULE SPRINGS ROAD (FORMALLY DURANGO DRIVE) = 774.707zm = 2541.69sft.

BASIS OF BEARINGS

NORTH 00°13'00" EAST, BEING THE EAST LINE OF THE SOUTHEAST QUARTER (SE ¼) " OF SECTION 17, TOWNSHIP 19 SOUTH, RANGE 60 EAST, M.D.M., SAID LINE ALSO BEING THE CENTERLINE OF TULE SPRINGS ROAD AS SHOWN BY PLAT THEREOF ON FILE IN BOOK 91, PAGE 85 IN THE CLARK COUNTY, NEVADA RECORDER'S OFFICE.

OWNER/ DEVELOPER

LENNAR
5750 VIA AUSTI PARKWAY SUITE 200
LAS VEGAS, NV 89119
PH: 702-458-7700
FAX: 702-458-7708
www.lennar.com

NOTE:

ALL DRAINAGE EASEMENTS MUST BE COMMON LOTS. ALL PRIVATE STREETS ARE P.U.E.'S, PUBLIC SEWER EASEMENTS & PUBLIC DRAINAGE EASEMENT TO BE PRIVATELY MAINTAINED BY THE HOA.

EXISTING UTILITY NOTE:

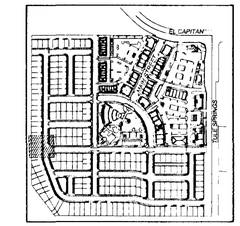
EXISTING UTILITY LOCATIONS SHOWN HEREIN ARE APPROXIMATE ONLY. IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO DETERMINE THE EXACT VERTICAL AND HORIZONTAL LOCATION OF ALL EXISTING UNDER- GROUND UTILITIES PRIOR TO COMMENCING CONSTRUCTION. NO REPRESENTATION IS MADE THAT ALL EXISTING UTILITIES ARE SHOWN HEREON. THE ENGINEER ASSUMES NO RESPONSIBILITY FOR UTILITIES NOT SHOWN OR UTILITIES NOT SHOWN IN THEIR PROPER LOCATION. ALL DISCREPANCIES MUST BE IMMEDIATELY REPORTED TO THE ENGINEER. CALL BEFORE YOU DIG: 1-800-227-2600.

NOTE: NDOT PERMIT REQUIRED FOR ALL WORK IN NDOT ROW

SANITARY SEWER MANHOLE TABLE

No.	SIZE	TYPE	RIM	INV.OUT	INV.IN	STATION	OFFSET	ST/ AVE
EX. SSMH# B1	48"	SD1	53.34a	39.86	40.06	18+58.40	9.99 RT	NICKLIN ST
EX. SSMH# B2	48"	SD1	53.80a	40.87	41.07	16+52.19	9.98 RT	NICKLIN ST
EX. SSMH# B3	48"	* SD1	55.0a	41.92	42.02	14+63.05	10.0 RT	NICKLIN ST
EX. SSMH# 1	48"	SD1	58.81a	51.95	–	10+35.81	9.01 RT	ORLY AVE
EX. SSMH# 2	48"	SD1	60.19a	54.91	55.11	10+61.69	7.50 RT	CROOKED BRANCH ST
SSMH# 1	48"	SD1	61.98a	55.73	55.93	15+28.22	7.50 RT	CROOKED BRANCH ST
SSMH# 2	48"	SD1	61.76a	54.04	–	16+67.37	7.48 LT	STUCKEY AVE
SSMH# 3	48"	SD1	59.95a	49.78	49.98	18+06.48	7.49 LT	KELLMAN AVE
SSMH# 4	48"	SD1	63.98a	55.79	–	16+74.41	7.49 LT	KELLMAN AVE
SSMH# 5	48"	SD1	64.28a	58.70	58.90	13+34.50	7.50 RT	CROOKED BRANCH ST

* MANHOLE TO BE T-LOCK



KEY MAP
NOT TO SCALE

GRAPHIC SCALE

20 0 10 20 40 80

(IN FEET)
1 inch = 20 ft.

SEWER NOTES

No.	ITEM
1	EXISTING 48" SD-1 MANHOLE (PUBLIC)
2	EXISTING 8" PVC SEWER LINE (PUBLIC)
3	INSTALL 4" PVC SEWER LATERAL (PRIVATE)
4	STUB & CAP 8" PVC SEWER FOR FUTURE USE (PUBLIC)
5	REMOVE CAP & CONNECT TO EXISTING STUB (PUBLIC)
6	INSTALL 48" SD-1 MANHOLE PER CCAUSD# 403 (PUBLIC)
7	INSTALL 8" PVC SEWER LINE (PUBLIC)

WATER NOTES

No.	ITEM
1	INSTALL FIRE HYDRANT ASSEMBLY PER UDACS PLATE NO. 7
2	INSTALL 45°BEND (SAME SIZE AS MAIN)
3	REMOVE EXISTING CAP & BLOWOFF AND CONNECT TO EXISTING WATER LINE PER UDACS PLATE 4A
4	INSTALL 1" SERVICE SADDLE AND ¾" METER PER UDACS PLATE 1B
5	INSTALL GATE VALVE (SAME SIZE AS MAIN)
6	INSTALL FUTURE USE LATERAL PER SECTION 2.14.03 OF THE UDACS. INSTALL WITH 1" SERVICE SADDLE AND 5/8" METER PER UDACS PLATE 1B
7	CAP & B.O. MAIN PER UDACS PLATE 4A FOR FUTURE CONTINUATION
8	INSTALL 1" RPPA PER UDACS PLATE 11A
9	INSTALL 8" x 8" TEE
10	INSTALL 1" IRRIGATION SERVICE AND 1" METER PER UDACS PLATE 1D WATER PIPE INSTALLED WITHIN THE ROW TO BE TYPE "K" COPPER
11	INSTALL 10" WATERLINE (PVC, C-900 CL150) PER UDACS PLATE NO. 6B
12	INSTALL 8" WATERLINE (PVC, C-900 CL150) PER UDACS PLATE NO. 6B
13	NOT USED
14	INSTALL 10" x 8" REDUCER
15	INSTALL 10" x 10" TEE
16	INSTALL 10" x 10" x 8" TEE

APPROVED FOR CONSTRUCTION ESN.018

N/A
LAS VEGAS VALLEY WATER DISTRICT DATE
(LVVWD # 111871)

PROFESSIONAL ENGINEER STATE OF NEVADA
ALI A. SHAHABI
Exp. 3-31-08
CIVIL
No. 16298
PROFESSIONAL ENGINEER
2/22/2006

DRAWING ISSUE LOG.

REV #	DESCRIPTION	DATE	PM REVIEW

Stantec
7251 West Cheyenne Boulevard, Las Vegas, Nevada 89117
Phone (702) 254-9115 Fax (702) 254-9918
Water Resources Land Planning Civil Engineering Transportation Environmental Services

LENNAR
NORTH LAS VEGAS DIVISION
5750 Via Austi Parkway Suite 200
Las Vegas, Nevada 89119
Ph: 702-458-7700 Fax: 702-458-7708
www.lennar.com

THE VILLAGE OF CENTENNIAL SPRINGS
UNIT 4 - PLAN & PROFILE
CROOKED BRANCH-STA:16+00 TO STA:18+00

REVISIONS:

REV #	DESCRIPTION	DATE	PM REVIEW

DATE: February 22, 2006
JOB NO: 1881215800
FILE NAME:
DO NOT SCALE DRAWINGS

SHEET NO: 11 OF 14

PP-2

CLV #:

2012-20
89101 907 84 SF

107Y4867-4