

2-22-157

SEWER NOTES

CITY OF LAS VEGAS SEWER NOTES
10/2/91

- ALL CONSTRUCTION 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 IMPROVEMENTS, CLARK COUNTY AREA, NEVADA, AS AMENDED. IN ALL CASES, THESE STANDARDS SHALL SUPERSEDE THE UNIFORM STANDARD SPECIFICATIONS. IT WILL BE THE RESPONSIBILITY OF THE CONTRACTOR TO BE AWARE OF THE CONTENTS OF THE ABOVE SPECIFICATION BOOKS.
- IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO PERFORM CONSTRUCTION AS PER PLANS. ANY ADDITIONS, DELETIONS, OR CHANGES SHALL FIRST MEET WITH THE APPROVAL OF THE CONTROLLING AGENCY.
- CHISEL "S" OR "C" IN CURBS WHERE SEWER OR GAS LATERALS PASS UNDER THE CURB.
- POLYVINYL (PVC) SEWER PIPE SHALL MEET ASTM D-3034 SDR 35 SPECIFICATIONS, INSTALLED WITH SAND BEDDING AND BACKFILL OR TYPE II GRAVEL.
- ALL MANHOLES IN PAVED STREETS 60" R/W AND LARGER, SHALL HAVE CONCRETE COLLARS.
- TEE SADDLES SHALL BE USED TO CONNECT SEWER LATERALS TO EXISTING MAIN LINES UP TO 12" DIA. IN SIZE. CONNECTIONS TO 15" OR LARGER MAINS SHALL REQUIRE SPECIAL PROCEDURES.
- A SEWER MAIN CROSSING OVER A WATER MAIN OR LESS THAN 18" UNDER A WATER MAIN MUST BE REINFORCED CONCRETE ENCASED PIPE FOR A DISTANCE NOT LESS THAN TEN FEET (10') TO EACH SIDE OF THE CENTERLINE OF THE WATER MAIN.
- ALL CONTRACTORS INSTALLING SEWER MAINS THAT WILL BE UNDER THE JURISDICTION OF THE CONTROLLING AGENCY MUST BE CLASS "A" CONTRACTORS.
- THE CITY OF LAS VEGAS WILL NOT ACCEPT ANY SEWER MAINS WHICH HAVE A VERTICAL DEFLECTION OF MORE THAN ONE TENTH (0.1) OF A FOOT FROM APPROVED CONSTRUCTION PLANS. SEWER MAINS FOUND TO EXCEED THIS TOLERANCE WILL HAVE TO BE REPAIRED OR REMOVED AND REPLACED TO THE SATISFACTION OF THE CITY ENGINEER PRIOR TO ACCEPTANCE BY THE CITY.

FIRE DEPARTMENT NOTES

- ALL WORK SHALL BE DONE IN STRICT ACCORDANCE WITH THE CITY OF LAS VEGAS FIRE DEPARTMENT "HYDRANT SPECIFICATIONS", "HYDRANT INSTALLATION SPECIFICATIONS" AND ORDINANCE #3677.
- AUTHORIZED HYDRANTS FOR THIS PROJECT ARE:
 - KENNEDY GUARDIAN
 - MUELLER A-423 CENTURIAN
 - CLOW MODEL 2546 MEDALLION
- ON ANY NEW HOME OR BUILDING INSTALLATION, ACCESSIBLE FIRE HYDRANTS SHALL BE INSTALLED BEFORE COMBUSTIBLE CONSTRUCTION COMMENCES AND SAID FIRE HYDRANTS SHALL BE IN GOOD WORKING WITH AN ADEQUATE WATER SUPPLY.
- CONTRACTOR SHALL PLACE A BLUE REFLECTIVE MARKER AT CENTERLINE OF STREET ADJACENT TO FIRE HYDRANT AS REQUIRED IN ORDINANCE #3677 TO IDENTIFY FIRE HYDRANT LOCATIONS.
- CALL THE LAS VEGAS BUILDING DEPARTMENT AT 228-2071 FOR UNDERGROUND INSPECTION, PRESSURE AND FLUSH VERIFICATION OF ALL FIRE HYDRANTS AND FIRE LINES BEFORE COVERING.
- PAINTING OF THE CURBS AND HYDRANT AND ANY WORK NECESSARY FOR PROTECTION OF HYDRANTS FROM PHYSICAL DAMAGE PER ORDINANCE #3677 SHALL BE COMPLETED BEFORE APPROVAL BY THE CITY OF LAS VEGAS FIRE DEPARTMENT.
- A PERMIT IS REQUIRED FROM THE FIRE DEPARTMENT FOR ON-SITE WATER LINE AND FIRE HYDRANT INSTALLATIONS. THE PERMIT AND CONTRACTORS MATERIAL AND TEST CERTIFICATE FOR UNDERGROUND PIPING FORM SHALL BE OBTAINED FROM THE FIRE PROTECTION ENGINEER PRIOR TO ANY WORK BEGINNING.
- A FLOW TEST MUST BE WITNESSED BY THE FIRE DEPARTMENT PRIOR TO OCCUPANCY VERIFICATION OF REQUIRED ON-SITE WATER SUPPLY.
- ALL ON-SITE FIRE MAIN MATERIALS MUST BE U.L. LISTED AND A.W.W.A. APPROVED.
- FIRE HYDRANT SPACING:
 - RESIDENTIAL - 600 FEET UNSPRINKLERED, 800 FEET SPRINKLERED
 - COMMERCIAL, INC. MULTI-FAMILY - 300 FEET UNSPRINKLERED, 400 FEET SPRINKLERED
- NO FIRE HYDRANT SHALL BE LOCATED WITHIN THE REQUIRED RADIUS OF A CUL-DE-SAC OR WITHIN 20 FEET OF THE PERIMETER OF THE RADIUS OF THE CUL-DE-SAC.
- NO FIRE HYDRANT SHALL BE LOCATED WITHIN 8 FEET OF ANY CURB RETURN, DRIVEWAY, POWER POLE, STREET LIGHT OR ANY OTHER OBSTRUCTION.
- NOT MORE THAN 2 HYDRANTS CAN BE OUT OF SERVICE DUE TO A SINGLE MAIN BREAK.
- THE TURNING RADIUS FOR ANY FIRE APPARATUS ACCESS ROAD AND/OR FIRE LANE, PUBLIC OR PRIVATE SHALL BE NOT LESS THAN 45 FEET OUTSIDE RADIUS AND 22 FEET INSIDE RADIUS.
- A FIRE APPARATUS ROAD SHALL BE REQUIRED WHEN ANY PORTION OF AN EXTERIOR WALL OF THE FIRST STORY IS LOCATED MORE THAN 150 FEET FROM A FIRE DEPARTMENT VEHICLE ACCESS. (SEE EXCEPTIONS IN UFG 88, SECTION 10.207).
- ALL DEAD END FIRE APPARATUS ACCESS ROADS AND/OR FIRE LANES, PUBLIC OR PRIVATE, IN EXCESS OF 150 FEET IN LENGTH SHALL BE PROVIDED WITH AN APPROVED TURNAROUND AREA. SEE ORDINANCE #3677.
- ELECTRICALLY CONTROLLED ACCESS GATES SHALL BE PROVIDED WITH AN APPROVED EMERGENCY VEHICLE DETECTOR/RECEIVER SYSTEM. SAID SYSTEM SHALL BE INSTALLED IN ACCORDANCE WITH THE CITY OF LAS VEGAS GUIDELINES FOR AUTOMATIC EMERGENCY VEHICLE ACCESS GATES.

WATER LINE NOTES

LAS VEGAS VALLEY WATER DISTRICT STANDARD NOTES

- NO WORK SHALL BEGIN ON THE WATER PLANS UNTIL THEY HAVE BEEN RELEASED FOR CONSTRUCTION BY THE LVWD. FOLLOWING APPROVAL OF THE PLANS, NOTICE SHALL BE GIVEN TO THE LVWD CUSTOMER SERVICE DEPARTMENT (870-4194), 48 HOURS PRIOR TO ACTUAL CONSTRUCTION, AND 24 HOURS PRIOR TO AN INSPECTION.
- CALL BEFORE YOU DIG 1-800-227-2800
- ALL WORK SHALL CONFORM TO LVWD LATEST STANDARD PLATES, DRAWINGS AND SPECIFICATIONS.
- ALL WORK, EXCEPT AS MODIFIED HEREON OR BY NOTE 3, SHALL BE DONE IN ACCORDANCE WITH THE MOST CURRENT DRAFT OR ADDITION OF THE UNIFORM STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION OFFSITE IMPROVEMENTS, CLARK COUNTY AREA.
- DISTRICT APPROVED SERVICE SADDLES OR TAPPED COLLARS SHALL BE REQUIRED ON ALL 3/4" AND 1" SERVICE LATERALS. SERVICE SADDLES ONLY SHALL BE PERMITTED ON 1-1/2" AND 2" SERVICE LATERALS. DOUBLE TAPPED COLLARS ARE NOT PERMITTED.
- COPPER SERVICE LATERALS: ALL 3/4" TO 2" SERVICE LATERALS SHALL BE OF COPPER TUBING IN ACCORDANCE WITH THE DISTRICT'S SPECIFICATIONS AND STANDARD PLATES.
- THE MAXIMUM ALLOWABLE JOINT DEFLECTION FOR ACP AND DUCTILE IRON PIPE SHALL BE AS FOLLOWS:

PIPE SIZES	ACP	DUCTILE IRON SLIP JOINT	DUCTILE IRON MECHANICAL JOINT
6 INCH	2.5 DEGREES	2.5 DEGREES	3.5 DEGREES
8 - 12 INCH	2.5 DEGREES	2.5 DEGREES	2.5 DEGREES
14 - 18 INCH	2.0 DEGREES	1.5 DEGREES	1.5 DEGREES
18 - 24 INCH	N/A	1.5 DEGREES	1.5 DEGREES
- ON PVC PIPE, THE MAXIMUM OFFSET FOR A 20' LENGTH OF FACTORY BELLED PIPE SHALL BE 18 INCHES FOR 6" PIPE, 12 INCHES FOR 8" PIPE, AND 9 INCHES FOR 10" AND 12" PIPE.
- IF THESE OFFSETS CONFLICT WITH THE PIPE MANUFACTURER'S RECOMMENDATION, THE MORE STRINGENT REQUIREMENT SHALL APPLY.
- ALL WATER METER BOXES SHALL BE LOCATED OUTSIDE OF DRIVEWAY AREAS.
- ALL VALVES SHALL BE LOCATED OUTSIDE OF DRIVEWAYS AND VALLEY GUTTERS.
- DETECTOR TAPE SHALL BE REQUIRED IN ACCORDANCE WITH STANDARD PLATE NO. 27 WHERE INDICATED, AND AS FOLLOWS:
 - OVER ALL MAINS NOT INSTALLED 8 FEET FROM BACK OF CURB.
 - OVER ALL SERVICE LATERALS NOT INSTALLED AT RIGHT ANGLES TO MAIN
- ALL WATER MAINS SHALL BE PRESSURE TESTED AT 200 PSI FOR A CONTINUOUS TWO HOUR PERIOD, IN ACCORDANCE WITH DISTRICT STANDARDS.
- ALL WATER MAINS SHALL BE DISINFECTED, AND FLUSHED, AND AN ACCEPTABLE HEALTH SAMPLE OBTAINED, PRIOR TO THE CONNECTION OF THE WATER MAIN(S) AND/OR LATERAL (S) TO THE DISTRICT'S SYSTEM.
- CONTRACTOR TO OBTAIN ALL METERS 2" AND SMALLER FROM LVWD CENTRAL STORES. TELEPHONE 258-3152 FORTY-EIGHT (48) HOURS PRIOR TO PICKUP.

LEGEND

- PROPERTY LINE
- ===== STREET CENTERLINE
- ===== BUILDING LINE
- ===== CURB & GUTTER

NEVADA DEPARTMENT OF TRANSPORTATION (NDOT) PERMIT REQUIRED

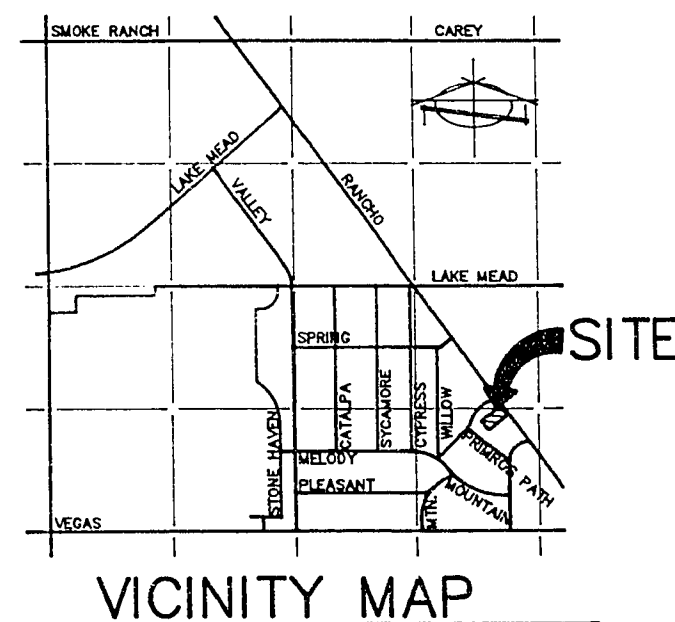
AN APPROVED NDOT OCCUPANCY PERMIT SHALL BE OBTAINED THROUGH THE DISTRICT PRIOR TO ANY CONSTRUCTION WITHIN THE NDOT RIGHT-OF-WAY.

SCALE 1" = 20'

GRAPHIC SCALE



(IN FEET)
1 inch = 20 ft.



VICINITY MAP
NO SCALE

UTILITY NOTE

THE LOCATION OF UNDERGROUND UTILITIES SHOWN HEREON HAS BEEN DETERMINED FROM SURFACE EVIDENCE OF THEIR EXISTENCE OR FROM INFORMATION OBTAINED FROM THE UTILITY COMPANIES. THE ENGINEER ACCEPTS NO LIABILITY FOR THE EXISTENCE OR NON-EXISTENCE OF UTILITY LINES. CONTRACTORS AND OTHERS USING THIS MAP MUST CONFIRM THE LOCATION OF UNDERGROUND LINES OR STRUCTURES WITH THE UTILITY COMPANIES PRIOR TO COMMENCING ANY EXCAVATION.

ESTIMATED QUANTITY

WATER

①	1" SERVICE CONNECTION	1 EA.
②	1" SERVICE LATERAL (COPPER)	1 EA.
③	1" PVC WATERLINE	52 LF.
④	8"x 8"x 6" TAPPING TEE	1 EA.
⑤	6" NRS TAPPING VALVE W/ BOX & COVER	1 EA.
⑥	6" PVC WATER LINE	5 LF.
⑦	FIRE HYDRANT ASSEMBLY	1 EA.

SEWER

⑧	4" SEWER PVC LATERAL	50 LF.
⑨	4" SEWER CLEANOUT	1 EA.

FIRE DEPARTMENT DATA

OCCUPANCY	OFFICE/WAREHOUSE
SQ. FOOTAGE	6,000 SQ.FT.
HEIGHT	ONE STORY
CONSTRUCTION MATERIALS	TYPE V-N
SPRINKLERS	NO
ESTIMATED FIRE FLOW	2000 GPM AT 20 PSI

APPROVALS

Barbara Randolph 5-24-94
NEVADA POWER COMPANY DATE

APPROVAL OF THESE PLANS IS FOR THE PLACEMENT AND CLEARANCE OF STREET LIGHTS AND TRAFFIC SIGNAL INSTALLATION ONLY.

[Signature] 7/20/94
LAS VEGAS VALLEY WATER DISTRICT DATE

J. Lapardo 5/24/94
FIRE MARSHALL DATE

PROJECT NAME: Vegas Point
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.

[Signature] 5-25-94
LVWD DATE

ABANDONMENT OF EXISTING SERVICE(S) 2" AND SMALLER

THE CONTRACTOR SHALL NOTIFY THE INSPECTION DIVISION AT THE LVWD (PHONE 702-258-3227) 48 HOURS PRIOR TO THE REQUESTED REMOVAL TIME TO ALLOW THE DISTRICT TO TAKE THE FINAL METER READING AND REMOVE THE METER. 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 STOPS TURNED OFF AT THE MAIN, THE LATERAL CUT 6" DOWNSTREAM FROM THE CORPORATION STOP AND AGAIN CUT 6" DOWNSTREAM FROM THE FIRST CUT SO THAT A 6" PIECE OF THE EXISTING SERVICE LATERAL IS REMOVED. 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 LVWD. IF THE CORPORATION STOP IS NOT WATER TIGHT, THE CONTRACTOR SHALL NOTIFY LVWD CUSTOMER SERVICE (PHONE 702-870-4194) 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, CONCRETE SIDEWALKS, ASPHALT, OR ANY OTHER ITEMS DAMAGED OR REMOVED DURING THE REMOVAL OF THE EXISTING SERVICE METER BOX.

STREET LIGHT NOTES

ALL STREET LIGHT INSTALLATIONS SHALL CONFORM TO THE STANDARD DETAILS AND SPECIFICATIONS OF THE CITY OF LAS VEGAS, AND SHALL ALSO CONFORM TO THE UNIFORM STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION OF OFF-SITE IMPROVEMENTS, CLARK COUNTY AREA, LATEST EDITION, UNLESS OTHERWISE NOTED.

ALL HAND HOLE COVERS MUST BE INSTALLED, POLE CAPS POURED AND PULL BOX LIDS BOLTED DOWN PRIOR TO ENERGIZING CIRCUIT. ALL WIRE MUST HAVE THW INSULATION.

DATE

DEC. 17, 1993

RET

TOM-RAJ-RG

CHECK

SCALE

1" = 20'

PREPARED FOR

REAL ESTATE

SERVICES

GROUP

BAUGHMAN & TURNER, INC.

LAND PLANNERS

LAND SURVEYORS

LAS VEGAS, NEVADA

88102

1210 HINSON STREET

(702) 870-8771

CIVIL ENGINEERS

UTILITY PLAN

A PORTION OF THE SOUTHEAST QUARTER (SE 1/4) OF

SECTION 19, TOWNSHIP 20 SOUTH, RANGE 61 EAST, W.D.B. & M.

CITY OF LAS VEGAS, CLARK COUNTY, NEVADA

VEGAS POINT BUSINESS PLAZA

SHEET

2

PROJ. NO.

RESULT

1-800-227-2600

UNDERGROUND SERVICE (USA)

Call before you Dig

1-800-227-2600

UNDERGROUND SERVICE (USA)

107-V2306