

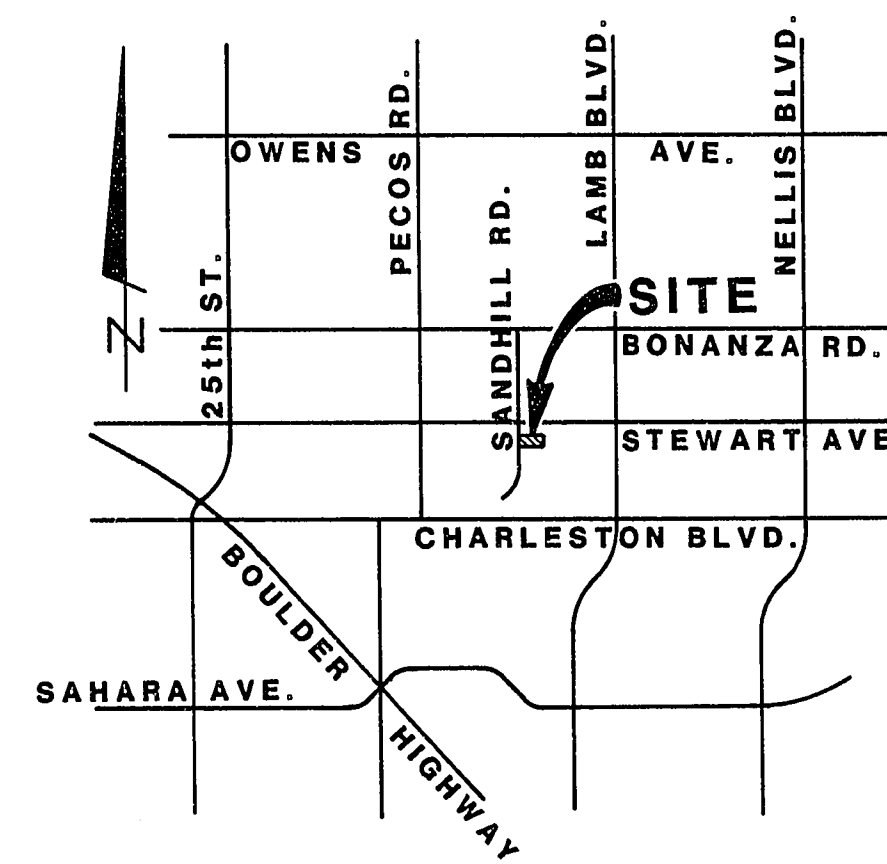
BEDFORD VILLAGE UNIT NO. 1

BEING A PORTION OF THE W1/2, NW1/4, SE1/4, SECTION 31, T20S, R62E, M.D.B. & M.,
CITY OF LAS VEGAS, COUNTY OF CLARK, STATE OF NEVADA

IMPROVEMENT PLANS

GENERAL NOTES

- 1 ALL IMPROVEMENTS TO CONFORM TO THE UNIFORM STANDARD SPECIFICATIONS OF THE CITY OF LAS VEGAS.
- 2 UTILITIES:
 - WATER: LAS VEGAS VALLEY WATER DISTRICT
 - SEWER: CITY OF LAS VEGAS
 - GAS: SOUTHWEST GAS CORPORATION
 - ELECTRIC: NEVADA POWER COMPANY
 - TELEPHONE: CENTRAL TELEPHONE COMPANY
- 3 UTILITY EASEMENTS TO BE DEDICATED TO RESPECTIVE AGENCIES ON FINAL MAP.
- 4 CONTRACTOR SHALL PROVIDE ALL NECESSARY HORIZONTAL AND VERTICAL TRANSITION BETWEEN NEW CONSTRUCTION AND EXISTING SURFACES TO PROVIDE FOR PROPER DRAINAGE AND OF INGRESS AND EGRESS TO SAID CONSTRUCTION. EXTENT OF TRANSITIONS TO BE DETERMINED BY THE CITY ENGINEER.
- 5 EXISTING UTILITIES ARE LOCATED ON PLANS FOR THE CONVENIENCE OF THE CONTRACTOR ONLY. THE CONTRACTOR SHALL BEAR FULL RESPONSIBILITY FOR THE PROTECTION OF UTILITIES AND THE ENGINEER BEARS NO RESPONSIBILITY FOR UTILITIES NOT SHOWN ON PLANS OR NOT IN THE LOCATION SHOWN ON THE PLANS. CALL BEFORE YOU DIG 1-800-227-2600.
- 6 WHEELCHAIR RAMP SHALL BE CONSTRUCTED IN EACH QUADRANT OF AN INTERSECTION PER STANDARD DRAWING D22A. EXACT LOCATION OF THE RAMP SHALL BE AT THE MIDPOINT OF THE CURB RETURN UNLESS OTHERWISE DETERMINED IN THE FIELD BY A CITY INSPECTOR.
- 7 POWER POLES AND/OR OTHER EXISTING FACILITIES NOT IN PROPER LOCATION BASED ON PROPOSED IMPROVEMENTS SHOWN HEREON WILL BE RELOCATED AT NO EXPENSE TO THE CITY OF LAS VEGAS.



VICINITY MAP
NO SCALE

SHEET INDEX

1. COVER SHEET
2. LA BREA CT. - STREET IMPROVEMENT PLAN & PROFILE
3. OGDEN AVE. - STREET IMPROVEMENT PLAN & PROFILE
4. SANDHILL RD. - STREET IMPROVEMENT PLAN & PROFILE
5. OVERALL WATER & SEWER PLAN
6. STREET LIGHTING, DRIVEWAY LOCATION & TRAFFIC CONTROL PLAN
7. GRADING & PLOT PLAN

OWNER & SUBDIVIDER

R. A. HOMES, INC.
1700 E. DESERT INN RD.
SUITE 414
LAS VEGAS, NEV. 89109

ENGINEER & SURVEYOR

MONTGOMERY ENGINEERS OF NEVADA
1100 E. SAHARA AVE.
SUITE 2E
LAS VEGAS, NEV. 89104



R. A. HOMES		SHEET
BEDFORD VILLAGE UNIT NO. 1		1
COVER SHEET		OF 7 SHEETS