

BASIS OF BEARING

THE WEST LINE OF THE NW1/4 OF SECTION 23 TOWNSHIP 20 SOUTH, RANGE 62 EAST, M.D.M., CLARK COUNTY NEVADA ALSO BEING THE CENTERLINE OF LAMB BLVD. BEARS N 03°11'43" E PER CITY OF LAS VEGAS NEVADA PUBLIC WORKS DEPARTMENT, FILE NO. 115-342 DATED APRIL 25, 1973 AS FILED IN THE PLANS LIBRARY.

BENCHMARK

CITY OF LAS VEGAS VERTICAL CONTROL BEING A RIVET & PLATE IN TOP OF CURB, SE RETURN OF LAMB BLVD. AND WASHINGTON AVE. 2LV0229W4 ELEV=544.0725 METERS (NAVD 88) ELEV=1785.01 FEET

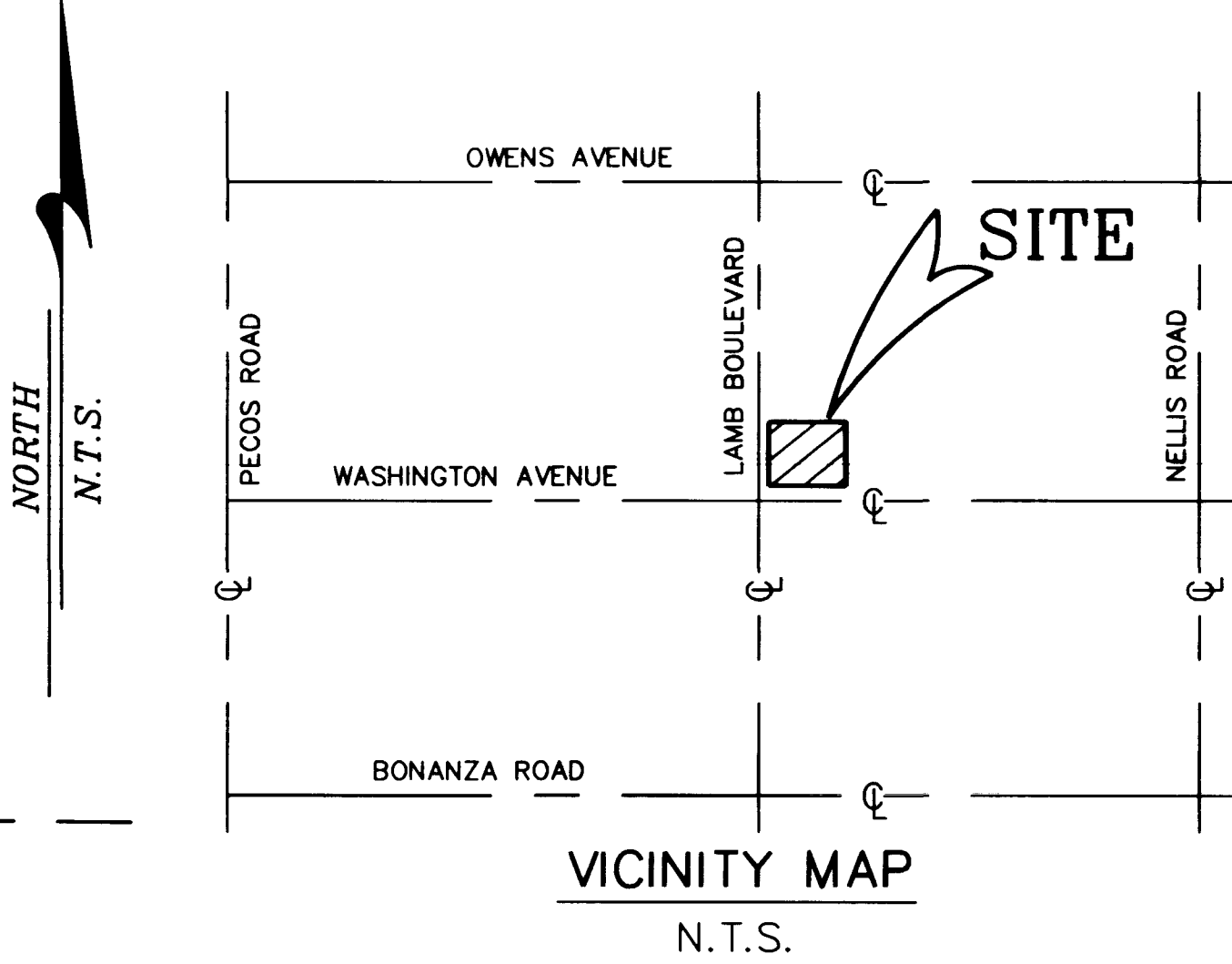
NOTE:

J.H.R. ASSOCIATES ASSUMES NO RESPONSIBILITY FOR EXISTING UTILITY LOCATIONS. THE UTILITIES SHOWN ON THIS DRAWING HAVE BEEN PLOTTED FROM THE BEST AVAILABLE INFORMATION. IT IS, HOWEVER, THE CONTRACTOR'S RESPONSIBILITY TO FIELD VERIFY THE LOCATION OF ALL UTILITIES PRIOR TO THE COMMENCEMENT OF ANY CONSTRUCTION. CONTRACTOR TO FIELD VERIFY ALL EXISTING SITE CONDITIONS PRIOR TO CONSTRUCTION. IF A CONFLICT EXISTS BETWEEN WHAT IS SHOWN ON THIS DRAWING AND WHAT EXISTS IN THE FIELD, CONTRACTOR IS TO NOTIFY THE ENGINEER IMMEDIATELY.

ENGINEERS CERTIFICATE

I CERTIFY THAT THIS GRADING PLAN IS IN COMPLIANCE WITH THE APPROVED DRAINAGE STUDY ON FILE AT THE CITY OF LAS VEGAS FOR THIS PROJECT.

Reese P. Jarrell 01/23/98
REESE P. JARRELL, P.E., #7867 DATE



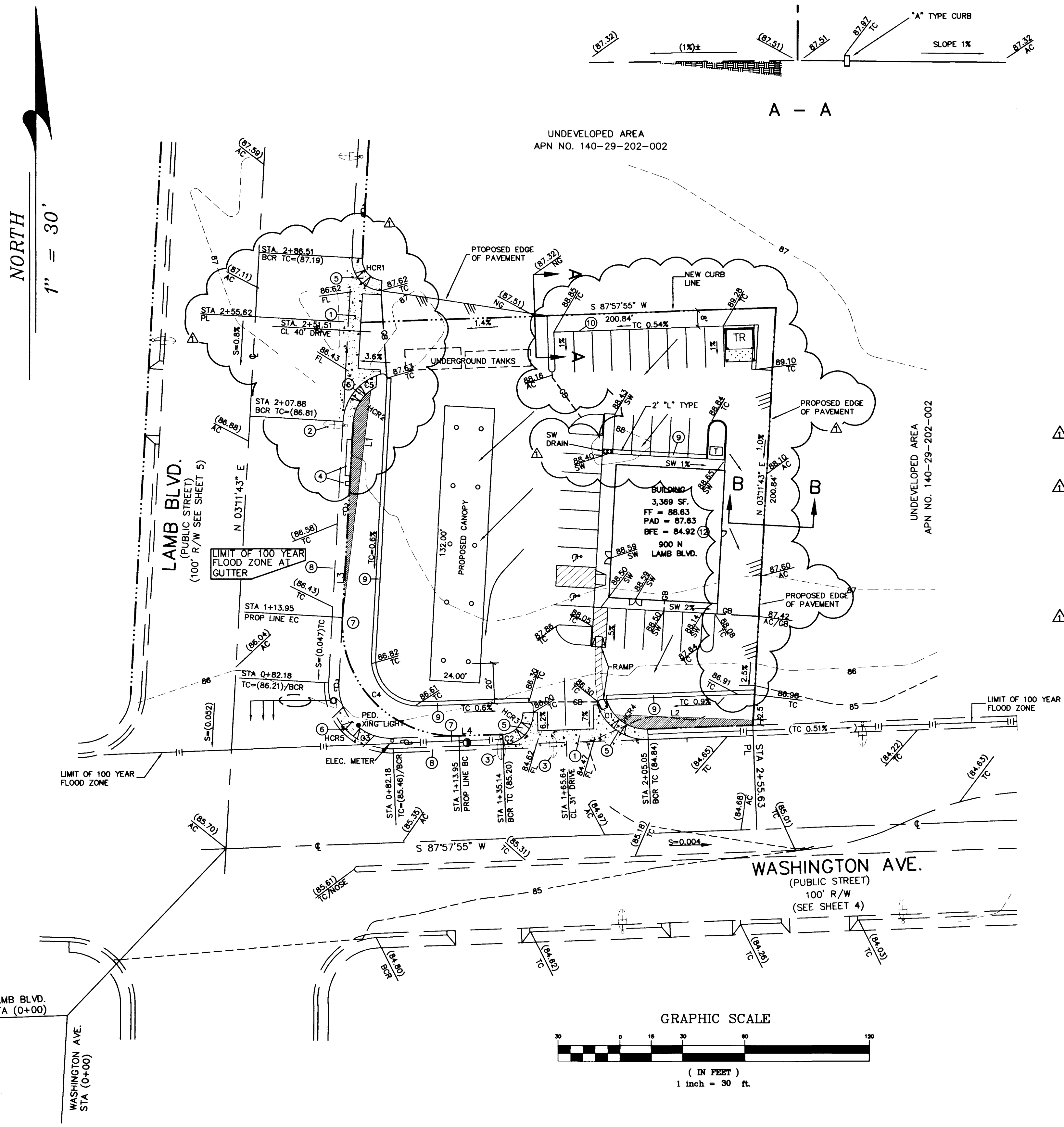
GRADING PLAN
WASHINGTON/LAMB
CONV. STORE

JHR ASSOCIATES LTD.
CONSULTING ENGINEERS & LAND SURVEYORS
P.O. BOX 28631
LAS VEGAS, NEVADA 89126
(702) 876-2341

DRAWN BY: JHR
CHECKED BY: JHR
APPROVED BY: JHR
DATE: 01-15-98

RELOCATE DRIVE ON LAMB BLVD. MODIFY LDCSP. REMOVE PERIMETER WALL
DESCRIPTION: 12/2/97
DATE: 12/2/97
REV: 1
BY: JHR

SHEET 2 OF 5 SHEETS



GRADING NOTES:

- ALL GRADING AND PAVING TO COMPLETED IN STRICT ACCORDANCE WITH BBC ENGINEERING, INC. SOILS REPORT No. 71255, DATED APRIL 11, 1997.
- PAVING SECTION TO BE A MINIMUM OF TWO INCHES (2") ASPHALTIC CONCRETE ON A MINIMUM OF 6 INCHES (6") TYPE II.
- PAD ELEVATION IS BASED ON FOUR INCH (4") CONCRETE PAD, TWO INCHES (2") SAND AND SIX INCHES (6") TYPE II WITH 10 MIL VISQUEEN SEPARATING THE SAND AND TYPE II.
- WRITTEN PERMISSION TO BE OBTAINED FROM THE ADJACENT LAND OWNER PRIOR TO CONSTRUCTION OF NEW BLOCK WALL ON NORTH AND EAST PROPERTY LINES.

CONSTRUCTION NOTES

- CONSTRUCT 8" CROSS GUTTER PER USDCCA DWG #228
- RELOCATE EXISTING STREET LIGHT FROM STA 2+06.03 TO STA 1+91.60 AS SHOWN (LAMB BLVD) TO REMAIN AT 2+06.03
- RELOCATE EXISTING STREET LIGHT FROM STA 1+59.24 TO STA 1+34.14 AS SHOWN (WASHINGTON BLVD.)
- RELOCATE EXISTING BUS STOP, TRASH CAN & SIGN TO STA 2+85.00 AS SHOWN (LAMB BLVD) TO REMAIN (AS EXISTING)
- CONSTRUCT SIDEWALK RAMP PER USDCCA NO 235, CASE 1
- REMOVE EXISTING SIDEWALK RAMP AND RECONSTRUCT PER USDCCA NO 235 CASE 1
- EXISTING 5' SIDEWALK
- EXIST 2' L TYPE CURB & GUTTER
- CONSTRUCT 2' L TYPE CURB & GUTTER PER USDCCA NO 216
- CONSTRUCT A TYPE CURB PER USDCCA NO 219
- CONSTRUCT 2" WATERWAY
- BFE BASED ON DEPTH OF FLOW IN WASHINGTON AVENUE OF 0.56 FEET ABOVE GUTTER FLOWLINE. REFERENCE TECHNICAL DRAINAGE STUDY FOR WASHINGTON AND LAMB FOR PACESETTER/DASCO PREPARED BY BRECHLER & BELL CONSULTING ENGINEERS INC DATED FEBRUARY 17, 1997.

NOTE:

ENTIRE SITE RESIDES WITHIN A FEMA SPECIAL FLOOD HAZARD AREA ZONE AE.

HDCP RAMP TABLE (STD. DWG. #235)

NO	CASE	A	B
HCR-1	1	8'	8'
HCR-2	1	9.5'	4.5'
HCR-3	1	4.5'	15'
HCR-4	1	15'	4.5'
HCR-5	1	8'	8'

LINE TABLE

LINE	DIRECTION	DISTANCE
L1 SVRE	S 07°09'01" W	109.78'
L2 SVRE	S 87°43'07" E	66.66'
L3 PL	N 03°11'43" E	141.67'
L4 PL	S 87°57'55" W	141.67'

CURVE TABLE

CURVE	RADIUS	DELTA	LENGTH	TANGENT
C1 TBC	25.00'	72°16'52"	31.54'	18.26'
C2 TBC	15.00'	90°00'00"	23.56'	15.00'
C3 TBC	30.00'	95°13'48"	49.86'	32.67'
C4 PL	54.00'	95°13'48"	89.75'	59.17'
C5 TBC	25.00'	72°16'52"	31.54'	18.26'
C6 TBC	15.00'	90°00'00"	23.56'	15.00'

LEGEND & ABBREVIATIONS

--- ---	LIMIT OF 100YR FLOOD ZONE
---	CENTERLINE STREET
---	PROPERTY LINE
---	EXISTING CURB & GUTTER
---	EXIST. STORM DRAIN
---	PROPOSED BLOCK WALL
---	EXISTING 250W HPS STREET LIGHT
---	RELOCATED 250W HPS STREET LIGHT
---	ASPHALTIC CONCRETE
---	BACK OF SIDEWALK
---	CURB & GUTTER
---	CENTERLINE
---	DRIVEWAY
---	EXISTING
---	FINISH GRADE
---	FLOW LINE
---	GRADE BREAK
---	HIGH POINT
---	PROPERTY LINE
---	STREET LIGHT
---	STORM DRAIN
---	MANHOLE
---	STATION
---	SIDEWALK
---	TOP BACK OF CURB
---	FACE OF CURB
---	TOP OF CURB
---	TOP OF MANHOLE
---	PROPOSED GRADE
---	EXISTING GRADE
---	UTILITY POLE
---	PROPOSED SIGN AS INDICATED
---	EXISTING STORM DRAIN
---	GUY WIRE ANCHOR

NO OBSTRUCTION OVER 30" IN SIGHT VISIBILITY RESTRICTION AREA

NEW CONSTRUCTION

OWNER/DEVELOPER

LAWRENCE SCHUMACHER
GPE CONSTRUCTION
15355 EAST ADMIRAL PLACE
TULSA, OK 74116-2314
(702) 896-3924

APN

140-29-202-005

LEGAL DESCRIPTION

ALL OF LOT 4 OF THE AMENDED PARCEL MAP AS SHOWN IN FILE 83 PAGE 62 ON FILE IN THE CLARK COUNTY RECORDERS OFFICE.

NOTE:

THE PROPERTY LINES SHOWN ON THIS DRAWING ARE FROM PARCEL MAP FILE 83, PAGE 62. NO BOUNDARY SURVEY HAS BEEN PERFORMED TO ESTABLISH EXACT LOT LINES. ENCROACHMENTS MAY OR MAY NOT EXIST.

AVOID OVERHEAD POWER LINE CONTACT. IT'S COSTLY.

Call before you OVERHEAD

1-702-593-6111

NEVADA POWER ENVIRONMENT AND SAFETY SERVICES DEPARTMENT

AVOID CUTTING UNDERGROUND UTILITY LINES. IT'S COSTLY.

Call before you Dig.

1-800-227-2600

underground service (USA)
(48 hrs. Advance Notice Required)

NOTICE:

THE UTILITY LOCATIONS SHOWN ON THIS MAP ARE APPROXIMATE ONLY, AND ARE NOT RELIABLE FOR CONSTRUCTION PURPOSES. FOR ACTUAL FIELD LOCATIONS, CALL USA, 1-800-227-2600

