

STORMWATER RUNOFF MANAGEMENT

1. THE OWNER, SITE DEVELOPER, CONTRACTOR, AND/OR THEIR AUTHORIZED AGENTS SHALL EACH DAY REMOVE ALL SEDIMENT, MUD, CONSTRUCTION DEBRIS, OR OTHER POTENTIAL POLLUTANTS THAT MAY HAVE BEEN DISCHARGED TO, OR ACCUMULATED IN, THE PUBLIC RIGHTS OF WAY OF THE CITY OF LAS VEGAS AS A RESULT OF CONSTRUCTION ACTIVITIES ASSOCIATED WITH THIS SITE DEVELOPMENT OR CONSTRUCTION PROJECT. SUCH MATERIALS SHALL BE PREVENTED FROM ENTERING THE STORM SEWER SYSTEM.
2. ADDITIONAL CONSTRUCTION SITE DISCHARGE BEST MANAGEMENT PRACTICES MAY BE REQUIRED OF THE OWNER AND HIS OR HER AGENTS DUE TO UNFORESEEN EROSION PROBLEMS OR IF THE SUBMITTED PLAN DOES NOT MEET THE PERFORMANCE STANDARDS SPECIFIED IN THE LVMC 141810 AND CLARK COUNTY REGIONAL FLOOD CONTROL DISTRICT'S HYDROLOGIC CRITERIA AND DRAINAGE DESIGN MANUAL SECTION 1500 AND THE LAS VEGAS VALLEY CONSTRUCTION SITE BMP GUIDANCE MANUAL.
3. TEMPORARY OR PERMANENT STABILIZATION PRACTICES WILL BE INSTALLED ON DISTURBED AREAS AS SOON AS PRACTICABLE AND NO LATER THAN 14 DAYS AFTER THE CONSTRUCTION ACTIVITY IN THAT PORTION OF THE SITE HAS TEMPORARILY OR PERMANENTLY CEASED. SOME EXCEPTIONS MAY APPLY. REFER TO THE NEVADA STORMWATER GENERAL PERMIT FOR CONSTRUCTION ACTIVITY NVR100000, SECTION II.A.5.
4. AT A MINIMUM, THE CONTRACTOR OR HIS AGENT SHALL INSPECT ALL DISTURBED AREAS, AREAS USED FOR STORAGE OF MATERIALS AND EQUIPMENT THAT ARE EXPOSED TO PRECIPITATION, VEHICLE ENTRANCE AND EXIT LOCATIONS, AND ALL BMPs WEEKLY, AND WITHIN 24 HOURS AFTER ANY RAIN EVENT OF 0.5 INCHES OR MORE. THE CONTRACTOR OR HIS AGENT SHALL UPDATE OR MODIFY THE STORMWATER POLLUTION PREVENTION PLAN AS NECESSARY. SOME EXCEPTIONS TO WEEKLY INSPECTIONS MAY APPLY, SUCH AS SUSPENSION OF LAND DISTURBANCE ACTIVITIES. REFER TO THE NEVADA STORMWATER GENERAL PERMIT FOR CONSTRUCTION ACTIVITY NVR100000, SECTION II.A.5.
5. ACCUMULATED SEDIMENT IN BMPs SHALL BE REMOVED WITHIN SEVEN DAYS AFTER A STORMWATER RUNOFF EVENT OR PRIOR TO THE NEXT ANTICIPATED STORM EVENT, WHICHEVER IS EARLIER. SEDIMENT MUST BE REMOVED WHEN BMP DESIGN CAPACITY HAS BEEN REDUCED BY 50 PERCENT OR MORE.

REVISED JANUARY 2022

SOUTHERN NEVADA - SOUTHWEST GAS CORPORATION GENERAL NOTES

1. IN THE EVENT OF NATURAL GAS EMERGENCIES CALL 911 AND 1-877-860-6020.
2. MINIMUM HORIZONTAL AND VERTICAL CLEARANCES BETWEEN NATURAL GAS FACILITIES AND ANY UNDERGROUND UTILITIES AND/OR STRUCTURES, INCLUDING BUT NOT LIMITED TO WATER, SEWER, STORM DRAIN, COMMUNICATIONS, AND ELECTRIC, SHALL BE AT LEAST 12-INCHES OR GREATER AS DICTATED BY LOCAL CODES AND STANDARDS.
 - a) ANY DEVIATION FROM SPECIFIED MINIMUM CLEARANCES MUST BE APPROVED BY ALL AFFECTED UTILITIES AND/OR MUNICIPALITIES.
3. FOR VALVE ADJUSTMENT CONTACT 702-528-7855 14 DAYS PRIOR TO CONSTRUCTION.
4. FOR ADJUSTMENT OF CATHODIC PROTECTION TEST POINTS CONTACT 702-528-7873 14 DAYS PRIOR TO CONSTRUCTION.
5. IN THE EVENT OF A NATURAL GAS CONFLICT WITH PROPOSED UTILITIES AND STRUCTURES CONTACT 702-365-2099.
6. FOR STANDBY WHEN EXCAVATING (INCLUDING SAW CUTTING AND PAVEMENT REMOVAL) OVER OR NEAR HIGH PRESSURE GAS LINES CONTACT 702-278-8451 48 HOURS PRIOR TO CONSTRUCTION.

REVISED 1/12/2022

LEGAL DESCRIPTION

LOTS "S", "T", & "U" OF "SUMMERLIN WEST VILLAGE 22 UNIT 6" AS SHOWN BY MAP THEREOF IN BOOK 166, PAGE 80 OF PLATS IN THE CLARK COUNTY RECORDER'S OFFICE, NEVADA, LYING WITHIN SECTIONS 22 AND 23, TOWNSHIP 20 SOUTH, RANGE 59 EAST, M.D.M., CITY OF LAS VEGAS, CLARK COUNTY, NEVADA.

BENCHMARK

BENCHMARK NUMBER: 5LV0923N4

RIVET AND PLATE IN TOP OF CONCRETE FENCE BASE +/- 0.25 MILS SOUTH OF LAKE MEAD AND CLARK COUNTY 215 BELTWAY.

ELEVATION = 3230.46 FEET, 984.65 METERS

NAVD 88 DATUM

PER THE CITY OF LAS VEGAS VERTICAL CONTROL.

BASIS OF BEARINGS

NORTH 321°74'6" EAST, BEING THE BEARING OF THE CENTERLINE OF DESERT FOOTHILLS DRIVE, LYING WITHIN NORTHWEST QUARTER (NW1/4) OF SECTION 23, TOWNSHIP 20 SOUTH, RANGE 59 EAST, M.D.M., CITY OF LAS VEGAS, CLARK COUNTY, NEVADA, AS SHOWN BY MAP THEREOF IN BOOK 166, PAGE 80 OF PLATS IN THE CLARK COUNTY RECORDER'S OFFICE, NEVADA.

GRADING NOTES

1. INDICATED GRADES OTHER THAN T.C., F.G. & CUTTER F.L. ARE ROUGH GRADES.
 2. THE ROUGH GRADING PLANS SHALL BE ON THE JOB SITE AT ALL TIMES. THE ROUGH GRADING SHALL BE FINISHED IN CONFORMANCE WITH THE LINES AND GRADES SHOWN ON THE PLANS. THE GRADING QUANTITIES ARE BASED ON THE ELEVATION AND DETAILS SHOWN ON THE PLANS. ANY DEVIATIONS FROM THE PLANS WILL RESULT IN QUANTITY CHANGES.
 3. CARE SHALL BE EXERCISED IN GRADING CORNER LOTS.
 4. ROUGH PAD ELEVATIONS SHALL BE GRADED TO WITHIN 0.1' OF THE PAD ELEVATIONS SHOWN ON THE PLANS. WHEN GRADING IS COMPLETE PER THE PLANS, THE CONTRACTOR SHALL NOTIFY THE ENGINEER SO THAT THE LOTS CAN BE INSPECTED. AT THAT TIME THE ENGINEER SHALL ALSO DECIDE IF ANY ADDITIONAL DITCHES OR BERMS ARE REQUIRED. THE CONTRACTOR IS REQUESTED NOT TO REMOVE ANY OF HIS ROUGH GRADING EQUIPMENT UNTIL HE RECEIVES GRADING APPROVAL FROM THE ENGINEER.
 5. SOILS REPORT PREPARED BY NOVA GEOTECHNICAL, PROJECT NO. G-18-176, DATED GEOTECH PROJECT DATE.
 6. EARTHWORK QUANTITIES (RAW):
 - CUT = ###.### CUBIC YARDS
 - FILL = ###.### CUBIC YARDS
- A) THE ABOVE QUANTITIES DO NOT REFLECT LOSSES DUE TO SUBSIDENCE OR SHRINKAGE.
B) THE ABOVE QUANTITIES DO REFLECT USING NATURAL MATERIAL IN LIEU OF TYPE I GRAVEL BASE MATERIAL FOR STREET SECTIONS.
C) THE ABOVE QUANTITIES DO NOT REFLECT ANY EARTHWORK WHICH MAY BE REQUIRED BY THE ENGINEER TO CONSTRUCT ADDITIONAL PROTECTIVE DITCHES OR BERMS NOT SHOWN ON THESE DRAWINGS.

CITY OF LAS VEGAS SEWER NOTES

1. ALL CONSTRUCTION AND 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. IT WILL BE THE RESPONSIBILITY OF THE CONTRACTOR TO BE AWARE OF THE CONTENTS OF THE ABOVE SPECIFICATIONS.
2. 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 CITY ENGINEER.
3. CHISEL "S" OR "C" IN CURBS WHERE SEWER OR GAS LATERALS PASS UNDER THE CURB.
4. POLYVINYL (PVC) SEWER PIPE SHALL MEET ASTM D-3034 SDR 35 SPECIFICATIONS, INSTALLED WITH SAND BEDDING AND BACKFILL OF TYPE II AGGREGATE BASE.
5. ALL MANHOLES PAVED IN STREETS EIGHTY (80') FOOT R/W AND LARGER SHALL HAVE CONCRETE COULERS, STREETS LESS THAN EIGHTY (80') FOOT R/W WILL REQUIRE RETROFIT IF PAVING DOES NOT CONFORM TO CITY STANDARDS AT THE MANHOLE.
6. TEE SADDLES SHALL BE USED TO CONNECT SEWER LATERALS TO EXISTING MAIN LINES UP TO TWELVE INCH (12") DIAMETER. CONNECTIONS TO FIFTEEN INCH (15") OR LARGER MAINS SHALL REQUIRE SPECIAL PROCEDURES. IN LINE "Y" S SHALL BE USED ON LINES TWELVE INCHES (12") OR ABOVE.
7. WATER MAINS SHALL BE PROTECTED IN ACCORDANCE WITH LVVWD STANDARDS WHENEVER A SEWER MAIN CROSSES OVER A WATER MAIN OR THE SEWER IS LESS THAN EIGHTEEN INCH (18") UNDER A WATER MAIN.
8. ALL CONTRACTORS INSTALLING SEWER MAINS THAT WILL BE UNDER THE JURISDICTION OF THE CITY OF LAS VEGAS MUST BE STATE OF NEVADA CLASS "A" CONTRACTORS.
9. 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 THE APPROVED CONSTRUCTION PLANS AT ANY LOCATION. SEWER MAINS FOUND TO EXCEED THIS TOLERANCE WILL HAVE TO BE REPAIRED OR REMOVED OR REPLACED TO THE SATISFACTION OF THE CITY ENGINEER PRIOR TO ACCEPTANCE BY THE CITY OF LAS VEGAS.
10. INSTALLATION OF CURVED SEWER REQUIRES THE USE OF C-900 PIPE WHICH ALLOWS FOR PIPE DEFLECTION AT THE JOINTS.
11. SEWER SERVICES AS APPROVED ON THIS PLAN, ARE INTENDED SPECIFICALLY FOR THE LOT AND USE SHOWN, AND ARE NOT INTENDED TO SERVE ADDITIONAL PARCELS OR STRUCTURES WHICH MAY BE CREATED IN THE FUTURE. IN THE EVENT THAT THE PARCEL AND/OR LOTS SHOWN ON THIS PLAN ARE FURTHER DIVIDED TO CREATE ADDITIONAL PARCELS OR LOTS, THE OWNER IS REQUIRED TO PROVIDE SEPARATE SEWER SERVICES TO EACH.

REVISED 09/16/2020

LAS VEGAS VALLEY WATER DISTRICT (LVVWD) STANDARD NOTES

LVVWD PROJECT #----- (REVISED 10/18/2021)

1. NO WORK SHALL BEGIN UNTIL THE WATER PLANS HAVE BEEN APPROVED FOR CONSTRUCTION BY THE LVVWD. FOLLOWING WATER PLAN APPROVAL, NOTICE SHALL BE GIVEN TO THE LVVWD COMMUNICATIONS SUPPORT CENTER (258-7171) TWO (2) WORKING DAYS PRIOR TO THE START OF CONSTRUCTION. FOR FUTURE INSPECTIONS, NOTICE MUST BE GIVEN BY 2:00 P.M. THE BUSINESS DAY PRIOR TO THE REQUESTED LVVWD INSPECTION. WHEN REQUESTING INSPECTIONS, PLEASE REFER TO THE PROJECT # IDENTIFIED ABOVE.
2. ALL WORK SHALL CONFORM TO LVVWD STANDARD PLATES, DRAWINGS, AND SPECIFICATIONS, AND TO THE 2010 EDITION OF THE UNIFORM DESIGN AND CONSTRUCTION STANDARDS FOR POTABLE WATER SYSTEMS (UDACS). THE LATEST EDITION OF UDACS SHALL SUPERSEDE ANY CONFLICTS CONTAINED IN THE APPROVED DRAWINGS AND/OR SPECIFICATIONS.
3. ALL WORK, EXCEPT AS MODIFIED BY THESE PLANS OR BY NOTE 2 ABOVE, SHALL BE DONE IN ACCORDANCE WITH THE MOST RECENT EDITION OF THE UNIFORM STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION OFFSITE IMPROVEMENT, CLARK COUNTY AREA.
4. A SINGLE PIPE MATERIAL SHALL BE USED THROUGHOUT THE PROJECT UNLESS OTHERWISE APPROVED BY THE LVVWD.
5. ALL SERVICE LATERALS TWO (2) INCHES IN DIAMETER AND SMALLER SHALL BE TYPE K COPPER TUBING WITH LVVWD APPROVED SERVICE SADDLES.
6. ALL WATER METER BOXES SHALL BE LOCATED OUTSIDE OF DRIVEWAY AREAS.
7. ALL VALVES SHALL BE LOCATED OUTSIDE OF DRIVEWAYS, VALLEY AND CURB CUTTERS.
8. ALL WATER AND STORM DRAIN OR SANITARY SEWER CROSSINGS SHALL CONFORM TO SECTION 2.22 OF THE 2010 EDITION OF THE UDACS.
9. ALL WATER FACILITIES AND APPURTENANCES SHALL BE DISINFECTED, PRESSURE TESTED, AND HAVE AN ACCEPTABLE PASSING HEALTH WATER SAMPLE OBTAINED, PRIOR TO OPERATION AND USE.
10. THE CONTRACTOR MUST OBTAIN ALL METERS TWO (2) INCHES AND SMALLER FROM LVVWD CENTRAL STORES. TELEPHONE 258-3152 OR 258-3802. TWO (2) WORKING DAYS PRIOR TO METER PICKUP.
11. ANY INTERRUPTION OF SERVICE MUST BE PERFORMED IN ACCORDANCE WITH UDACS SECTION 3.14.01, AND APPROVED BY THE LVVWD INSPECTION DIVISION PRIOR TO SHUTDOWN. PROPER WRITTEN NOTIFICATION MUST BE GIVEN TO ALL AFFECTED CUSTOMERS.
12. ALL WATER FACILITY CONSTRUCTION MATERIALS USED MUST BE AS LISTED ON THE LVVWD APPROVED PRODUCTS LIST FOR NEW FACILITIES, LATEST REVISION, OR SPECIFICALLY APPROVED ON THESE PLANS BY SUBMITTING SHOP DRAWINGS.
13. TELEPHONE USA NORTH 811 "CALL BEFORE YOU DIG" AT "811" OR 1-800-642-2444.
14. THE INSTALLATION OF LVVWD MUNICIPAL WATER FACILITIES WITHIN ALL STREETS IS ASSUMED TO BE IN CONFORMANCE WITH THE UNIFORM STANDARDS, INCLUDING THE PLACEMENT OF ASPHALT PAVING STREET SURFACES. ANY REPAIR WORK DONE BY THE LVVWD TO THE MUNICIPAL WATER FACILITIES WILL INCLUDE THE PLACEMENT OF AN APPROPRIATELY SIZED ASPHALT REPAIR PATCH ON THE STREET SURFACE.

ANY DECORATIVE PAVING SURFACE WITHIN THE STREET IS THE RESPONSIBILITY OF THE OWNER'S ASSOCIATION, OR THE INDIVIDUAL PROPERTY OWNERS IF NO OWNER'S ASSOCIATION IS IN EXISTENCE, OR THE AGENCY HAVING JURISDICTION. DECORATIVE SURFACE MATERIALS PLACED WITHIN THE TEN FOOT EASEMENT ADJUTING A PUBLIC OR PRIVATE STREET, IF DISTURBED BY THE LVVWD DURING THE REPAIR OR OPERATION OF ITS FACILITIES, WILL BE REPLACED BY LVVWD WITH AN APPROPRIATELY SIZED PLAIN FINISH CONCRETE PATCH. THE LVVWD WILL NOT RESTORE, AND WILL NOT BE RESPONSIBLE FOR THE RESTORATION OF, ANY DECORATIVE PAVING SURFACE WITHIN THE STREET. THE LVVWD WILL NOT ATTEMPT TO MATCH COLOR OR FINISH OF ANY ADJACENT MATERIALS.

15. NO LEAD COMPLIANCE NOTE TO COMPLY WITH THE FEDERAL SAFE DRINKING WATER ACT, ALL WATER WORKS BRASS PRODUCTS PROPOSED TO BE RELOCATED, OR INSTALLED AS NEW MUST BE INSTALLED WITH THE LEAD FREE APPROVED PRODUCT. THE OLD LEADED PRODUCT MAY NOT BE REUSED.

16. PROTECT IN PLACE AND ADJUST LVVWD EXISTING FACILITIES TO FINISH GRADE PER UDACS PLATES. ALL LVVWD FACILITIES SHALL BE ACCESSIBLE AT ALL TIMES.

17. **DRY UTILITY NOTES:** MAINTAIN A MINIMUM 12" VERTICAL SEPARATION AT ALL POINTS OF CROSSINGS. MAINTAIN A MINIMUM 3' PARALLEL SEPARATION.

RTC FAST NOTES

1. CONTRACTOR IS TO MAINTAIN AND KEEP OPERATIONAL ALL EXISTING ITS INFRASTRUCTURE WITHIN THE CONSTRUCTION LIMITS. IF ANY EXISTING ITS INFRASTRUCTURE IS DAMAGED DUE TO CONSTRUCTION, WITHIN THE PROJECT LIMITS, THE CONTRACTOR SHALL IMMEDIATELY CONTACT MR. LONNIE BROWN (RTC/FAST MANAGER TRAFFIC SYSTEMS MAINTENANCE) AT 702-290-1979 CELL OR 702-432-5300 GENERAL.
2. IF ANY EXISTING FIBER OPTIC CABLE IS TO BE CUT, SPLICED AND OR PULLED, ALONG OR ADJACENT TO THE PROJECT LIMITS, THE CONTRACTOR IS TO CONTACT MR. LONNIE BROWN TWO (2) WEEKS IN ADVANCE FOR SYSTEM SHUTDOWN COORDINATION.
3. CONTRACTOR MUST NOTIFY MR. LONNIE BROWN AT 702-290-1979 CELL, 702-432-5300 GENERAL, OR AT BROWN.L@RTC.SNV.COM, ONCE ALL PROJECT ITS FIBER OPTIC WORK IS COMPLETE.

REVISED 05/01/2020

CITY OF LAS VEGAS FIRE AND RESCUE GENERAL NOTES

1. ALL WORK SHALL BE DONE IN STRICT ACCORDANCE WITH THE LAS VEGAS FIRE AND RESCUE ADOPTED FIRE CODE ORDINANCE # 6631 FOR HYDRANT SPECIFICATIONS AND HYDRANT INSTALLATION SPECIFICATIONS.
2. ONLY FIRE HYDRANTS THAT ARE ON THE LAS VEGAS VALLEY WATER DISTRICTS - APPROVED PRODUCTS LIST ARE ALLOWED TO BE INSTALLED.
3. A PERMIT IS REQUIRED FROM LAS VEGAS FIRE AND RESCUE FOR THE INSTALLATION OF ON-SITE WATER LINES AND FIRE HYDRANTS. THE PERMIT AND CONTRACTORS MATERIAL TEST CERTIFICATE FOR UNDERGROUND PIPING WORK SHALL BE OBTAINED FROM THE FIRE PROTECTION ENGINEER BEFORE COMMENCEMENT OF WORK. IFC §505.6.15.
4. ON ANY RESIDENTIAL OR COMMERCIAL INSTALLATIONS, FIRE HYDRANTS SHALL BE INSTALLED AND FIRE APPARATUS ACCESS ROADS SHALL BE MAINTAINED BEFORE COMMENCEMENT OF ANY COMBUSTIBLE CONSTRUCTION. ALL FIRE HYDRANTS SHALL BE IN GOOD WORKING ORDER AND SHALL BE CAPABLE OF DELIVERING THE REQUIRED FIRE FLOW. IFC §3310, §3312.
5. TO IDENTIFY THE FIRE HYDRANT LOCATIONS, THE CONTRACTOR SHALL PLACE A BLUE REFLECTIVE MARKER AT THE CENTER LINE OF THE STREET ADJACENT TO THE FIRE HYDRANTS, IFC §507.5.7.3.
6. ALL UNDERGROUND INSPECTIONS, PRESSURE AND FLUSH VERIFICATIONS OF ALL FIRE HYDRANTS AND FIRE LINES, SHALL BE CONDUCTED BEFORE COVERING THE LINES. CENTER LOADING IS ACCEPTABLE FOR THE HYDRO TESTS WITH PRIOR FIRE PREVENTION APPROVAL. IFC §106.3.
7. ALL ON-SITE UNDERGROUND WATER MAINS AND MATERIALS SHALL BE U.L. LISTED, A.W.W.A APPROVED AND SHALL BE RATED FOR THE APPROPRIATE WORKING PRESSURE. IFC §507.2.1, WPA 24.
8. PAINTING OF CURBS, FIRE HYDRANTS, PADS, PROTECTION OF FIRE HYDRANTS FROM PHYSICAL DAMAGE, AND ALL OTHER WORK NECESSARY PER PLANS SHALL BE COMPLETED BEFORE APPROVAL BY LAS VEGAS FIRE AND RESCUE. FIRE PREVENTION DIVISION. IFC §507.
9. PRIVATE HYDRANTS SHALL BE PAINTED RED. IFC §507.5.7.1.
10. PRIOR TO THE FINAL OCCUPANCY, A FIRE FLOW TEST SHALL BE WITNESSED BY LAS VEGAS FIRE AND RESCUE. FIRE PREVENTION DIVISION TO VERIFY AVAILABILITY OF THE REQUIRED FIRE FLOW. IFC §507.
11. FIRE HYDRANT SPACING SHALL BE AS FOLLOWS:
 - RESIDENTIAL - 500 FT UNSPRINKLERED, 600 FT SPRINKLERED.
 - COMMERCIAL - 300 FT UNSPRINKLERED, 400 FT SPRINKLERED.
12. WHERE THE WATER MAINS ARE EXTENDED ALONG STREETS OR NEW STREETS ARE INSTALLED WHERE FIRE HYDRANTS ARE NOT NEEDED FOR PROTECTION OF THE STRUCTURES, FIRE HYDRANTS SHALL BE INSTALLED AT A MAXIMUM OF 1000 FT SPACING, TO PROVIDE FOR TRANSPORTATION HAZARDS, WHERE STREETS ARE PROVIDED WITH MEDIAN DIVIDERS OR HAVE FOUR (4) OR MORE TRAFFIC LANES AND HAVE A TRAFFIC COUNT OF MORE THAN 30,000 PER DAY, HYDRANTS ARE REQUIRED ON EACH SIDE OF THE STREET SPACED AT 500 FT ON AN ALTERNATING BASIS. IFC §102.8.
13. NO FIRE HYDRANTS SHALL BE LOCATED WITHIN THE RADIUS OF A CUL-DE-SAC OR WITHIN 20 FT OF THE PERIMETER OF THE RADIUS OF THE CUL-DE-SAC.
14. NO FIRE HYDRANTS SHALL BE LOCATED WITHIN 6 FT OF ANY CURB RETURN, DRIVEWAY, POWER POLE, STREETLIGHT OR ANY OTHER OBSTRUCTION. IFC §102.10.
15. A MAXIMUM DISTANCE FROM A FIRE HYDRANT TO A ONE-TWO FAMILY DWELLING SHALL NOT EXCEED 300 FT, AS MEASURED BY AN APPROVED ROUTE. IFC §102.4.
16. THE MAXIMUM DISTANCE FROM A FIRE HYDRANT TO A FIRE DEPARTMENT CONNECTION (FDC) SHALL NOT EXCEED 100 FT, AS MEASURED BY AN APPROVED ROUTE. IFC §102.7.
17. THE MAXIMUM DISTANCE FROM A HYDRANT TO THE END OF A DEAD-END STREET SHALL NOT EXCEED 200 FT. IFC §102.6.
18. TWO (2) SOURCES OF SUPPLY ARE REQUIRED WHENEVER THERE IS 4 OR MORE FIRE HYDRANTS/SPRINKLER LEAD-INS ARE INSTALLED ON A SINGLE SYSTEM. FOR SYSTEMS REQUIRED TO HAVE TWO (2) SOURCES OF WATER SUPPLY, SECTIONAL CONTROL VALVES SHALL BE INSTALLED SO THAT NO MORE THAN 2 FIRE HYDRANTS AND/OR FIRE SPRINKLER LEAD-INS CAN BE OUT OF SERVICE DUE TO A SERVICE INTERRUPTION. FOR SYSTEMS PERMITTED TO HAVE ONE SOURCE OF WATER SUPPLY, SECTIONAL CONTROL VALVES SHALL BE INSTALLED SO THAT NO MORE THAN 3 FIRE HYDRANTS AND/OR FIRE SPRINKLER LEAD-INS CAN BE OUT OF SERVICE DUE TO A SERVICE INTERRUPTION. IFC §104.
19. ALL FIRE APPARATUS ACCESS ROADS SHALL BE PAVED TO PROVIDE ALL-WEATHER DRIVING CAPABILITIES, AND SHALL BE DESIGNED AND MAINTAINED TO SUPPORT THE IMPOSED LOADS OF THE FIRE APPARATUS. IFC §503.2.3.
20. THE GRADIENT FOR THE FIRE APPARATUS ACCESS ROADS SHALL NOT EXCEED 12% ANGLES OF APPROACH AND ANGLES OF DEPARTURE SHALL NOT EXCEED 25 FT PRIOR TO OR AFTER THE GRADE CHANGE. ADJACENT TO THE STRUCTURES GRADIENT SHALL NOT EXCEED 6%. IFC §503.2.7, §503.2.8.
21. THE TURNING RADIUS OF THE FIRE APPARATUS ACCESS ROADS SHALL BE NO LESS THAN 52 FT OUTSIDE AND 28 FT INSIDE TURNING RADIUS. IFC §503.2.4.
22. VERTICAL CLEARANCE OF ALL FIRE APPARATUS ACCESS ROADS SHALL NOT BE LESS THAN 13ft 6 ins. IFC §503.2.1.
23. FIRE DEPARTMENT ACCESS ROADS SHALL HAVE A MINIMUM UNOBSTRUCTED WIDTH OF NOT LESS THAN 33 FT WITH PARKING ON BOTH SIDES MEASURED TO FACE OF CURB, NOT LESS THAN 28 FT WIDE WITH PARKING RESTRICTED TO ONE SIDE MEASURED TO FACE OF CURB, NOT LESS THAN 24 FT WIDE WITH NO PARKING ON EITHER SIDE MEASURED TO FACE OF CURB. FIRE LANES THROUGH PARKING LOTS SHALL BE NOT LESS THAN 24 FT. IFC §503.2.1.
24. A FIRE APPARATUS ACCESS ROAD SHALL BE REQUIRED WHEN ANY PORTION OF AN EXTERIOR WALL OF THE FIRST STORY IS LOCATED MORE THAN 150 FT FROM A FIRE DEPARTMENT VEHICLE ACCESS. IFC §503.1.1.
25. APPROVED SECONDARY FIRE APPARATUS ACCESS SHALL BE PROVIDED FOR 200 OR MORE DWELLING UNITS, ROAD(S) WITH DEAD-ENDS OR A SINGLE POINT OF ACCESS IN EXCESS OF 600 FT. CLV REGULATION AND MOU.
26. ALL DEAD-END FIRE APPARATUS ROADS AND/OR FIRE LANES, PUBLIC OR PRIVATE, IN EXCESS OF 150 FT IN LENGTH SHALL BE PROVIDED WITH AN APPROVED TURN AROUND HAVING A MINIMUM DIAMETER OF 81 FT. CLV REGULATION.
27. ALL FIRE APPARATUS ACCESS ROADS SHALL BE MARKED BY PLACING APPROVED SIGNS AT THE START OF THE DESIGNATED FIRE LANE, ONE SIGN AT THE END OF THE FIRE LANE AND WITH SIGNS AT INTERVALS OF 100 FT ALONG THE DESIGNATED FIRE LANE. SIGNS TO BE PLACED ON BOTH SIDES OF AN ACCESS ROADWAY IF NEEDED TO PREVENT PARKING ON EITHER SIDE. SIGNS TO BE INSTALLED NO HIGHER THAN 10 FT OR LESS THAN 6 FT FROM THE ROADWAY LEVEL. THE CURB ALONG OR ON THE PAVEMENT OR CEMENT (IF NO CURB IS PROVIDED) SHALL BE PAINTED WITH A RED WEATHER RESISTANT PAINT IN ADDITION TO THE SIGNS. IFC §503.3.
28. ELECTRICALLY CONTROLLED ACCESS GATES SHALL BE PROVIDED WITH AN APPROVED EMERGENCY VEHICLE DETECTOR/RECEIVER SYSTEM. IFC §503.6.
29. WHERE STREETS ARE PROVIDED WITH MEDIAN DIVIDERS, OR HAVING FOUR OR MORE TRAVEL LANES AND A TRAFFIC COUNT OF MORE THAN 30,000 VEHICLES PER DAY, ALL HYDRANTS BEING UTILIZED TO DELIVER FIRE FLOW TO THE PROPOSED LOCATION SHALL BE LOCATED ON THE SAME SIDE OF THE STREET AS THE PROPOSED DEVELOPMENT. CLV REGULATION.

CITY OF LAS VEGAS GRADING NOTES

1. IN THE EVENT THAT ANY UNFORESEEN CONDITIONS NOT COVERED BY THESE NOTES ARE ENCOUNTERED DURING GRADING OPERATIONS, THE OWNER/ENGINEER SHALL BE IMMEDIATELY NOTIFIED FOR DIRECTION.
2. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO PERFORM ALL NECESSARY CUTS AND FILLS WITHIN THE LIMITS OF THIS PROJECT AND THE RELATED OFF-SITE WORK, SO AS TO GENERATE THE DESIRED SUBGRADE, FINISH GRADES AND SLOPES SHOWN.
3. CONTRACTOR SHALL TAKE FULL RESPONSIBILITY FOR ALL EXCAVATION. ADEQUATE SHORING SHALL BE DESIGNED AND PROVIDED BY THE CONTRACTOR TO PREVENT UNDERMINING OF ANY ADJACENT FEATURES OR FACILITIES AND/OR CAVING OF THE EXCAVATION.
4. THE CONTRACTOR IS WARNED THAT AN EARTHWORK BALANCE WAS NOT NECESSARILY THE INTENT OF THIS PROJECT. ANY ADDITIONAL MATERIAL REQUIRED OR LEFTOVER MATERIAL FOLLOWING EARTHWORK OPERATIONS BECOMES THE RESPONSIBILITY OF THE CONTRACTOR.
5. THE GRADING CONTRACTOR IS RESPONSIBLE TO COORDINATE WITH THE OWNER TO PROVIDE FOR THE REQUIREMENTS OF THE PROJECT STORM WATER POLLUTION PREVENTION PLAN (SWPPP) AND ASSOCIATED PERMIT.
6. CONTRACTOR SHALL GRADE TO THE LINES AND ELEVATIONS SHOWN ON THE PLANS WITHIN THE FOLLOWING HORIZONTAL AND VERTICAL TOLERANCES AND DEGREES OF COMPACTION, IN THE AREAS INDICATED:

	HORIZONTAL	VERTICAL	COMPACTION
PAVEMENT AREA SUBGRADE	0.1"	+0.0' TO -0.1'	SEE SOILS REPORT
ENGINEERED FILL	0.5"	+0.1' TO -0.1'	SEE SOILS REPORT
7. COMPACTION TESTING WILL BE PERFORMED BY THE OWNER OR HIS REPRESENTATIVE.
8. CUT AND FILL SLOPES SHALL BE PROTECTED UNTIL EFFECTIVE EROSION CONTROL HAS BEEN ESTABLISHED.
9. THE USE OF POTABLE WATER WITHOUT A SPECIAL PERMIT FOR BUILDING OR CONSTRUCTION PURPOSES, INCLUDING CONSOLIDATION OF BACKFILL OR DUST CONTROL IS PROHIBITED. THE CONTRACTOR SHALL OBTAIN ALL NECESSARY PERMITS FOR CONSTRUCTION WATER.
10. THE CONTRACTOR SHALL MAINTAIN THE STREETS, SIDEWALKS AND ALL OTHER PUBLIC RIGHT-OF-WAY IN A CLEAN, SAFE AND USABLE CONDITION. ALL SPILLS OF SOIL, ROCK OR CONSTRUCTION DEBRIS SHALL BE PROMPTLY REMOVED FROM THE PUBLICLY OWNED PROPERTY DURING CONSTRUCTION AND UPON COMPLETION OF THE PROJECT. ALL ADJACENT PROPERTY, PRIVATE OR PUBLIC SHALL BE MAINTAINED IN A CLEAN, SAFE AND USABLE CONDITION.
10. IN THE EVENT THAT ANY TEMPORARY CONSTRUCTION ITEM IS REQUIRED THAT IS NOT SHOWN ON THESE DRAWINGS, THE OWNER AGREES TO PROVIDE AND INSTALL SUCH ITEM AT HIS OWN EXPENSE AND AT THE DIRECTION OF THE CITY ENGINEER. TEMPORARY CONSTRUCTION INCLUDES DITCHES, BERMS, ROAD SIGNS AND BARRICADES, ETC.

REVISED 04/15/10

UTILITY LOCATION NOTE TO CONTRACTOR

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 UNDERGROUND 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 LOCATIONS. CALL BEFORE YOU DIG: 1 (800) 227-2600; SOUTHWEST GAS CORPORATION: 702-278-8451 (STANDBY CONTACT NUMBER)

CITY OF LAS VEGAS GENERAL NOTES

1. ALL CONSTRUCTION AND MATERIALS SHALL BE IN ACCORDANCE WITH THE "UNIFORM STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION OFF-SITE IMPROVEMENTS, CLARK COUNTY AREA NEVADA", LATEST ISSUE; THE "UNIFORM STANDARD DRAWINGS FOR PUBLIC WORKS CONSTRUCTION, CLARK COUNTY AREA NEVADA", LATEST REVISED EDITION; THE "SUMMERLIN IMPROVEMENT STANDARDS" FOR WORK IN THE SUMMERLIN AREA; AND OTHER APPLICABLE APPROVED STANDARDS ISSUED BY THE CONTROLLING AGENCY; THE UNIFORM BUILDING CODE; AND ALL LOCAL CITY CODES AND ORDINANCES APPLICABLE, EXCEPT AS NOTED ON THESE PLANS AS "DEVIATIONS FROM STANDARDS".
2. THE EXISTENCE AND LOCATION OF ANY OVERHEAD OR UNDERGROUND UTILITY LINES, PIPES, OR STRUCTURES SHOWN ON THESE PLANS ARE OBTAINED BY A RESEARCH OF THE AVAILABLE RECORDS. EXISTING UTILITIES AS SHOWN FROM CLV PLANS LIBRARY ARE APPROXIMATE AND FOR RECORD PURPOSES. EXISTING UTILITIES ARE LOCATED ON PLANS ONLY FOR THE CONVENIENCE OF THE CONTRACTOR. EXISTING UTILITY SERVICE LATERALS MAY NOT BE SHOWN ON THE PLANS. THE CONTRACTOR SHALL, AT HIS OWN EXPENSE, LOCATE ALL UNDERGROUND AND OVERHEAD INTERFERENCES WHICH MAY AFFECT HIS OPERATION DURING CONSTRUCTION AND SHALL TAKE ALL NECESSARY PRECAUTIONS TO AVOID DAMAGE TO SAME. THE CONTRACTOR SHALL USE EXTREME CAUTION WHEN WORKING NEAR OVERHEAD UTILITIES, SO AS TO SAFELY PROTECT ALL PERSONNEL AND EQUIPMENT, AND SHALL BE RESPONSIBLE FOR ALL COST AND LIABILITY IN CONNECTION THEREWITH.
3. THE CONTRACTOR SHALL TAKE ALL PRECAUTIONARY MEASURES NECESSARY TO PROTECT EXISTING UTILITY LINES, STRUCTURES AND STREET IMPROVEMENTS WHICH ARE TO REMAIN IN PLACE, FROM DAMAGE, AND ALL SUCH IMPROVEMENTS OR STRUCTURES DAMAGED BY THE CONTRACTOR'S OPERATIONS SHALL BE REPAIRED OR REPLACED SATISFACTORILY TO THE CITY ENGINEER AND OWNING UTILITY COMPANY AT THE EXPENSE OF THE CONTRACTOR.
4. ALL CONSTRUCTION SHALL BE AS SHOWN ON THESE PLANS, ANY REVISIONS SHALL HAVE THE PRIOR WRITTEN APPROVAL OF THE CITY ENGINEER.
5. TYPE V CEMENT SHALL BE USED IN ALL OFF-SITE CONCRETE WORK. CONCRETE TO BE 3000 P.S.I. MINIMUM @ 28 DAYS. MIX DESIGNS TO BE APPROVED BY THE CITY, PRIOR TO THE USE ON THE PROJECT.
6. PERMITS ARE REQUIRED FOR ANY WORK IN THE PUBLIC RIGHT-OF-WAY. THE CONTRACTOR SHALL SECURE ALL PERMITS AND INSPECTIONS REQUIRED FOR THIS CONSTRUCTION.
7. EXPANSION JOINTS REQUIRED, MAXIMUM EVERY 300' IN EXTRUDED-TYPE CURB.
8. AC PAVEMENT TO BE ONE-HALF INCH (1/2") ABOVE UP OF ALL CUTTERS AFTER COMPACTION, EXCEPT AT SIDEWALK RAMPS AND CROSS CUTTERS.
9. CURB AND GUTTER FOUND TO BE UNACCEPTABLE TO THE CITY OF LAS VEGAS SHALL BE REMOVED AND REPLACED PER STANDARD DRAWING 216.
10. SIDEWALK RAMPS SHALL BE CONSTRUCTED IN EACH QUADRANT OF AN INTERSECTION PER STANDARD DRAWING 235. EXACT LOCATION OF RAMPS MAY BE ADJUSTED IN THE FIELD BY A CITY INSPECTOR.
11. CONTRACTOR SHALL PROVIDE ALL NECESSARY HORIZONTAL AND VERTICAL TRANSITIONS BETWEEN NEW CONSTRUCTION AND EXISTING SURFACES TO PROVIDE FOR PROPER DRAINAGE AND FOR INGRESS AND EGRESS TO NEW CONSTRUCTION. THE EXTENT OF THE TRANSITIONS TO BE AS SHOWN ON PLANS.
12. ALL GRADING WORK SHALL CONFORM TO THE SOILS REPORT AS PREPARED BY ADD_GEO, REPORT #ADD_LTE1, ADD_FILL APPROVED BY THE CITY ENGINEER, AND AS SHOWN ON THESE PLANS.
13. EXACT LOCATION OF ALL SAWCUT LINES MAY BE ADJUSTED OR DETERMINED IN THE FIELD BY A CITY OF LAS VEGAS ENGINEER IF LOCATION ON PLANS IS NOT CLEARLY SHOWN, OR EXISTING PAVEMENT CONDITION REQUIRES RELOCATIONS.
14. THE CONTRACTOR SHALL TAKE ALL PRECAUTIONS NECESSARY TO PROTECT EXISTING PERMANENT SURVEY MONUMENTS. ANY MONUMENTS DISTURBED SHALL BE REPLACED AND ADJUSTED PER AVAILABLE RECORDS IN ACCORDANCE WITH N.E.S. STATUTE NO. 625.380 & CITY OF LAS VEGAS CHAPTER 18, APPENDIX D.
15. UTILITY COMPANY METER BOXES, MANHOLE LIDS, VALVE COVERS, ETC., SHALL BE LOCATED OUT OF DRIVEWAYS, DRIVEWAY APRONS, FLOWLINES, AND CROSS CUTTERS UNLESS WRITTEN APPROVAL IS GRANTED BY THE UTILITY COMPANY AND THE CITY ENGINEER.

WALL NOTES:

1. ALL WALLS, NEW OR EXISTING, ARE ONLY SHOWN ON CIVIL PLANS FOR THE PURPOSE OF REVIEWING GRADING RELATIONSHIPS; FLOOD CONTROL, AND SIGHT DISTANCE AT INTERSECTIONS. NEW WALLS REQUIRE A SEPARATE PERMIT AND INSPECTION BY THE BUILDING DEPARTMENT.
17. ASPHALT MIX DESIGN MUST BE SUBMITTED AND APPROVED BY THE CITY ENGINEER PRIOR TO THE PLACEMENT OF ASPHALT WITHIN CITY RIGHT OF INLET.
18. CONTRACTOR SHALL ADJUST ALL NEW AND EXISTING INLETS, VALVE BOXES, MANHOLE RIMS, AND SEWER CLEAN OUTS, ETC. TO FINISH GRADE AS APPLICABLE WHETHER OR NOT THEY ARE SHOWN ON THE PLANS.
19. MATERIALS, HANDLING AND PLACEMENT OF PORTLAND CEMENT CONCRETE SHALL BE IN ACCORDANCE WITH APPLICABLE SECTIONS OF MDT OR THE CLARK COUNTY AREA SPECIFICATIONS (AS APPLICABLE) AND THE PLANS AND DETAILS SHOWN HEREON.
20. WHEN INSTALLING UNDERGROUND FACILITIES THAT REQUIRE UNDERGROUND LOCATING DEVICES SUCH AS MARKER BALLS, LOCATING RIBBON, ETC., THE CONTRACTOR SHALL PROVIDE WRITTEN DOCUMENTATION TO OFFSITE INSPECTION AND TESTING CERTIFYING THAT ALL DEVICES HAVE BEEN PLACED AND VERIFIED TO BE IN GOOD WORKING CONDITION PRIOR TO THE CONSTRUCTION OF ANY ROAD BASE.
21. AFTER HAUNCHED AND PRIOR TO BACKFILL OPERATIONS WHICH WOULD COVER SANITARY SEWER AND STORM DRAIN FACILITIES, CONTRACTOR IS REQUIRED TO SCHEDULE CLV OPEN-TRENCH UTILITY SURVEY INSPECTION FOR DETERMINATION OF FINAL LOCATION COORDINATES. FACILITIES TO BE LOCATED BY CLV SHALL INCLUDE AT A MINIMUM THE HORIZONTAL AND VERTICAL (INVERT) LOCATION OF PUBLIC SEWER MANHOLES, STORM DRAIN MANHOLES AND TRANSITION STRUCTURES, STORM DRAIN LATERALS AT THE CONNECTION TO THE STORM DRAIN MAIN AND AT THE CONNECTION TO A DROP INLET, THE CONNECTION OF SEWER SERVICE LATERALS TO THE SEWER MAIN AND WHERE THE SEWER SERVICE LATERAL EXIT THE PUBLIC RIGHT-OF-WAY, SEWER AND STORM DRAIN ALIGNMENT, INCLUDING DEFLECTION POINTS. THE LOCATION SHALL BE BASED ON COORDINATES WHICH SHALL BE BASED ON THE OFFICIAL HORIZONTAL AND VERTICAL CONTROL NETWORKS OF THE CITY OF LAS VEGAS. FINAL LOCATION MAP(S) MUST BE SEALED AND VERIFIED BY A NEVADA PROFESSIONAL LAND SURVEYOR TO HAVE POSITIONAL CERTAINTY OF ± 0.09 METERS (+ 0.3 FEET) HORIZONTALLY AND VERTICALLY. A SEPARATION ELEVATION SHALL ALSO DELINEATE FILE FOR THE SANITARY SEWER AND STORM DRAIN COORDINATE. SHALL ALSO COMPANY THE SANITARY SEWER AND STORM DRAIN FINAL LOCATION MAP(S).

22. CCTV VIDEO INSPECTION IS REQUIRED FOR ALL SEWER AND STORM DRAINS. THE CCTV VIDEO INSPECTIONS NEED TO BE PERFORMED PER THE DESIGN AND CONSTRUCTION STANDARDS FOR WASTEWATER COLLECTION SYSTEMS LATEST ADITION.
23. A SEPARATE BORING PERMIT IS REQUIRED FOR ALL BORING ACTIVITIES.

REVISED 06/04/2018

CITY OF LAS VEGAS TRAFFIC NOTES

1. ALL CONSTRUCTION SIGNING, BARRICADING, AND TRAFFIC DELINEATION SHALL CONFORM TO THE "MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES", LATEST EDITION.
2. THE STREET SIGN CONTRACTOR SHALL OBTAIN STREET NAMES AND BLOCK NUMBERING FROM THE PLANNING DEPARTMENT PRIOR TO CONSTRUCTION.
3. BEFORE ANY WORK IS STARTED IN THE RIGHT-OF-WAY, THE CONTRACTOR SHALL INSTALL ALL ADVANCE WARNING SIGNS FOR THE PROPOSED CONSTRUCTION ZONE. THE CONTRACTOR SHALL INSTALL THE TEMPORARY STOP SIGNS AT ALL NEW STREET ENCROACHMENTS INTO EXISTING CITY STREETS WHERE WARRANTED IMMEDIATELY AFTER FIRST GRADING WORK IS ACCOMPLISHED, AND SHALL MAINTAIN SAID SIGNS UNTIL PERMANENT SIGNS ARE INSTALLED.
4. WHEN A DESIGNATED "SUGGESTED ROUTE TO SCHOOL" IS ENCROACHED UPON BY A CONSTRUCTION WORK ZONE AND PUBLIC WORKS STAFF IDENTIFIES A NEED FOR STUDENTS TO BE ASSURED IN THE SAFE CROSSING THROUGH THAT WORK ZONE, THE CONTRACTOR SHALL BE REQUIRED TO PROVIDE A QUALIFIED "CROSSING GUARD", THE GUARD SHALL BE PRESENT FOR THE FULL DURATION OF THE TIME THAT CHILDREN ARE LIKELY TO BE PRESENT.
5. IF THE IMPROVEMENTS NECESSITATE THE OBLITERATION, TEMPORARY OBSTRUCTION, TEMPORARY REMOVAL OR RELOCATION OF ANY EXISTING TRAFFIC PAVEMENT MARKING, SUCH PAVEMENT MARKING SHALL BE RESTORED OR REPLACED WITH LIKE MATERIALS TO THE SATISFACTION OF THE CITY TRAFFIC ENGINEER.
6. THE CONTRACTOR SHALL BE RESPONSIBLE FOR PROVIDING AND INSTALLING ALL PERMANENT SIGNS SHOWN ON THE PLANS. ALL NEW TRAFFIC SIGNS SHALL UTILIZE TYPE XI RETROREFLECTIVE SHEETING IN ACCORDANCE WITH CAUSSS 627 AND 716 AND SHALL HAVE AN ANTI-GRAFFITI PROTECTIVE OVERLAY FILM THAT IS A MATCHING COMPONENT TO, AND OF THE SAME MANUFACTURER AS THE RETROREFLECTIVE SHEETING TO WHICH IT IS APPLIED. STREET NAME SIGNS SHALL CONFORM IN THEIR ENTIRETY TO CURRENT CITY STANDARDS. ALL OTHER SIGNS SHALL BE STANDARD UNLESS OTHERWISE SPECIFIED ON THE PLANS. ALL SIGN POSTS SHALL BE INSTALLED IN ACCORDANCE WITH THE CURRENT CITY STANDARDS.
7. WHEN A PROPOSED STREET LIGHT STANDARD IS LOCATED WITHIN FIVE (5') FEET OF ANY PROPOSED SIGN SHOWN ON THE PLANS TO BE MOUNTED ON A SIGNPOST, THE SIGN SHALL BE MOUNTED ON THE STREET LIGHT STANDARD AND THE SIGNPOST SHALL BE ELIMINATED.
8. ALL PERMANENT TRAFFIC CONTROL DEVICES CALLED FOR HEREON SHALL BE IN PLACE AND IN FINAL POSITION PRIOR TO ALLOWING ANY PUBLIC TRAFFIC ONTO THE PORTIONS OF THE ROAD(S) BEING IMPROVED HERE UNDER, REGARDLESS OF THE STATUS OF COMPLETION OF PAVING OR OTHER OFF-SITE IMPROVEMENTS CALLED FOR BY THESE PLANS.
9. STREET SIGNS AND STOP SIGNS SHALL BE INSTALLED PER CITY STANDARD SPECIFICATIONS FOR PLACEMENT OF STREET NAME SIGNS.
10. THE CONTRACTOR SHALL PROVIDE ALL NECESSARY TRAFFIC CONTROL DEVICES AND FLAGGERS TO INSURE THE SAFETY OF THE PUBLIC IN OR AROUND THE WORK AREA. THE CONTRACTOR SHALL HAVE A CERTIFIED ATSSA TRAFFIC CONTROL TECHNICIAN OR MSA WORK ZONE SAFETY SPECIALIST SET UP, MAINTAIN AND/OR REMOVE ALL TRAFFIC CONTROL DEVICES IN THE CITY OF LAS VEGAS RIGHT OF WAY.
11. WORK IN PUBLIC STREETS, ONCE BEGUN, SHALL BE EXPEDITED TO COMPLETION SO AS TO PROVIDE MINIMUM INCONVENIENCE TO ADJACENT PROPERTY OWNERS AND TO THE TRAVELING PUBLIC.
12. THE CONTRACTOR SHALL BE RESPONSIBLE FOR NOTIFYING REGIONAL TRANSPORTATION COMMISSION OF SOUTHERN NEVADA (RTC), IF THE CONSTRUCTION INTERRUPTS OR RELOCATES A BUS STOP OR HAS AN ADVERSE EFFECT ON BUS SERVICE ON THAT STREET TO ARRANGE FOR TEMPORARY RELOCATION OF STOP.
13. GUARDS SHALL BE OBTAINED BY CONTACTING THE METROPOLITAN POLICE DEPARTMENT SPECIAL EVENTS UNIT (PHONE # 828-3442) WHO WILL PROVIDE OFFICERS PROPERLY TRAINED IN TRAFFIC CONTROL. FEES FOR THE USE OF THESE OFFICERS SHALL BE SET BY METRO AND WILL BE PAID BY THE CONTRACTOR. THE CONTRACTOR IS RESPONSIBLE FOR ALL ARRANGEMENTS WITH METRO.
14. ANY WORK WITHIN 300' OF A SIGNALIZED INTERSECTION WILL BE NIGHT WORK, UNLESS DIRECTED BY THE CITY OF LAS VEGAS TRAFFIC ENGINEER.
15. THE CONTRACTOR SHALL CONTACT THE TRAFFIC ENGINEERING DIVISION (TRANSPORTATION SECTION) THROUGH THE PROJECTS OFFSITE INSPECTOR PRIOR TO INITIATING PAVING TO RECEIVE

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ABBREVIATIONS			
AC	ASPHALTIC CONCRETE OR ACRE	FH	FIRE HYDRANT
AGG	AGGREGATE BASE	FL	FLOWLINE
APN	ASSESSORS PARCEL NUMBER	FT	FEET OR FOOT
APPROX OR ~	APPROXIMATE	FUT	FUTURE
AVE	AVENUE	GRD	GRADE OR GROUND
Ø	AT	GB	GRADE BREAK OR GRADE CHANGE
BC	BEGIN CURVE OR BACK OF CURB	GV	GATE VALVE
BCR	BEGINNING OF CURB RETURN	HDPE	HIGH DENSITY POLYETHYLENE
BHW	BOTTOM OF HEADWALL	HOA	HOME OWNERS ASSOCIATION
BLDG	BUILDING	HORZ	HORIZONTAL
BLVD	BOULEVARD	HP	HIGH POINT
BM	BENCHMARK	HWL	HIGH WATER LEVEL
BVC	BEGIN VERTICAL CURVE	HOWL OR HW	HEADWALL
BWV	BACK WATER VALVE	HYD	HYDRAULIC OR HYDRANT
CC	CLARK COUNTY	ID	INSIDE DIAMETER
CCAUSD	CLARK COUNTY AREA UNIFORM STANDARD DRAWINGS	IN	INCH
CCPW	CLARK COUNTY PUBLIC WORKS	INT	INTERSECTION
CCRFCD	CLARK COUNTY REGIONAL FLOOD DISTRICT	INV	INVERT ELEVATION
CCWWD	CLARK COUNTY WATER RECLAMATION DISTRICT	IP	IRON PIPE
CE	COMMON ELEMENT	IRRG	IRRIGATION
CLC/L/C	CENTERLINE	LF	LINEAR FEET
CLR	CLEAR OR CLEARANCE	LMC	LANDSCAPE MAINTENANCE CORPORATION
CLM	CONTROLLED LOW STRENGTH MATERIAL	LP	LOW POINT
CLV	CITY OF LAS VEGAS	LT OR L	LEFT
CML&C	CEMENT MORTAR LINED AND COATED	LVVWD	LAS VEGAS VALLEY WATER DISTRICT
CMU	CONCRETE MASONRY UNIT	LWL	LOW WATER LEVEL
CONV	CITY OF NORTH LAS VEGAS	MAX	MAXIMUM
COH	CITY OF HENDERSON	MECH	MECHANICAL
CONC	CONCRETE	MH	MANHOLE
CT	COURT	MIN	MINIMUM
CVC	COMPOUND VERTICAL CURVE	MISC	MISCELLANEOUS
CY OR CU YD	CUBIC YARD	MUE	MUNICIPAL UTILITY EASEMENT
DCWCS	DESIGN AND CONSTRUCTION FOR WASTEWATER COLLECTION SYSTEMS	NDOT	NEVADA DEPARTMENT OF TRANSPORTATION
DE	DETAIL	NTS	NOT TO SCALE
DET	DETAIL	NUE	NONEXCLUSIVE UTILITY EASEMENT
DI	DUCTILE IRON OR DRAIN INLET	NVE	NV ENERGY
DIA, Ø	DIAMETER	OC	ON CENTER
DR	DUCTILE IRON PIPE	OD	OUTSIDE DIAMETER OR OVERALL DIMENSION
DWG(S)	DRAWING	OFF	OFFSET
DWY	DRIVEWAY	ORIG	ORIGINAL
EA	EACH	PAC	PUBLIC OR PEDESTRIAN ACCESS EASEMENT
ECR	END CURB RETURN	PB	PULL BOX
EG	EXISTING GROUND	PC	POINT OF CURVE
ELEV	ELEVATION	PCC	POINT OF COMPOUND CURVE
ESMT	EASEMENT	PDE	PUBLIC DRAINAGE EASEMENT
EP	EDGE OF PAVEMENT	PL	PROPERTY LINE
ERU	EQUIVALENT RESIDENTIAL UNIT	POB	POINT OF BEGINNING
EVC	END VERTICAL CURVE	POC	POINT OF CURVATURE
EX OR EXIST	EXISTING	PDE	POINT OF ENDING
FC	FACE OF CURB	PRC	POINT OF REVERSE CURVATURE
FF	FINISHED FLOOR	PRELIM	PRELIMINARY
FG	FINISHED GRADE	PROP	PROPOSED
FGH	FINISHED GRADE, HIGH SIDE	PRV	PRESSURE REDUCING VALVE
FGL	FINISHED GRADE, LOW SIDE	PUE	PUBLIC UTILITY EASEMENT
		PT	POINT OF TANGENT OR POINT
		PVC	POLYVINYL CHLORIDE
		PVH	POINT OF VERTICAL INTERSECTION
		QTY	QUANTITY
		R	RADIUS
		RCA	REINFORCED CONCRETE ARCH
		RCB	REINFORCED CONCRETE BOX
		RCP	REINFORCED CONCRETE PIPE
		RD	ROAD
		RDWY ESMT	ROADWAY EASEMENT
		REQD	REQUIRED
		REV	REVISION
		RG	ROUGH GRADE
		RT OR R	RIGHT
		RW, ROW	RIGHT OF WAY
		S	SLOPE
		SOH	SCHEDULE
		SD	STORM DRAIN
		SDDI	STORM DRAIN DROP INLET
		SDMH	STORM DRAIN MANHOLE
		SEC	SECTION
		SF	SQUARE FEET
		SHT	SHEET
		SLTC	STREET LIGHT & TRAFFIC CONTROL ESMT
		SNWA	SOUTHERN NEVADA WATER AUTHORITY
		STA	STATION
		ST	STREET
		SSMH	SANITARY SEWER MANHOLE
		STA	STATION
		STD	STANDARD
		STL	STEEL
		STLT	STREET LIGHT
		SW	SIDEWALK
		SWG	SOUTHWEST GAS
		SWR OR SS	SANITARY SEWER
		SY	SQUARE YARD
		TAN	TANGENT
		TC	TOP OF CURB
		TF	TOP OF FLOOR OR TOP OF FOOTING
		TO	TOP OF CRATE
		THRU	THROUGH
		THW	TOP OF HEADWALL
		TP	TOP OF PIPE
		TW	TOP OF WALL
		TRW	TOP OF RETAINING WALL
		TSW	TOP OF SCREEN WALL
		TYP	TYPICAL
		UDACS	UNIFORM DESIGN AND CONSTRUCTION STANDARDS
		UE	UTILITY EASEMENT
		VC	VERTICAL CURVE
		VERT	VERTICAL
		VG	VALLEY GUTTER
		WI	WROUGHT IRON
		WL	WATER LINE
		WP2	WATER PRESSURE ZONE
		WT	WEIGHT
		WTR	WATER LINE

SPECIAL NOTE

IN THE EVENT THAT ANY TEMPORARY CONSTRUCTION ITEM IS REQUIRED WHICH IS NOT SHOWN ON THESE DRAWINGS, THE OWNER AGREES TO PROVIDE AND INSTALL SUCH ITEM AT HIS OWN EXPENSE AND AT THE DIRECTION OF THE CITY OF LAS VEGAS DEPT. OF PUBLIC WORKS. TEMPORARY CONSTRUCTION ITEMS INCLUDE: PAVEMENT TRANSITIONS, PROTECTIVE DITCHES AND BERMS, ROAD SIGNS AND BARRICADES, ETC.

NOTICE TO CONTRACTOR

-QUANTITIES SHOWN ARE ESTIMATES ONLY AND ARE INTENDED TO ILLUSTRATE SCOPE OF WORK. THE CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFYING THE EXACT QUANTITIES INVOLVED.

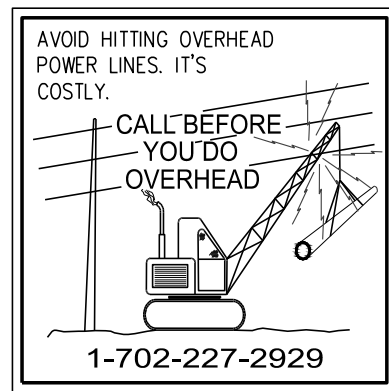
-EXISTING UTILITY LOCATIONS SHOWN HEREIN ARE APPROXIMATE ONLY. IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO DETERMINE THE EXACT VERTICAL AND HORIZONTAL LOCATION OF ALL EXISTING UNDERGROUND UTILITIES PRIOR TO COMMENCING CONSTRUCTION. NO REPRESENTATION IS MADE THAT ALL EXISTING UTILITIES ARE SHOWN HEREON. THE ENGINEER ASSUMES NO RESPONSIBILITY FOR UTILITIES NOT SHOWN OR UTILITIES NOT SHOWN IN THEIR PROPER LOCATIONS. CALL BEFORE YOU DIG: 1-800-642-2444

LEGEND		
EXISTING	PROPOSED	DESCRIPTION
		5' CONTOUR
		1' CONTOUR
		STRIPING
		SEWER MANHOLE
		CURB AND GUTTER
		SANITARY SEWER PIPE AND FLOW ARROW
		WATER PIPE
		WATER GATE VALVE
		FIRE HYDRANT
		WATER BLOW-OFF
		WATER LATERAL W/ METER
		SANITARY SEWER LATERAL
		STREETLIGHT
		EDGE OF PAVEMENT
		TRAFFIC SIGN
		PAD ELEVATION
		FINISHED FLOOR ELEVATION
		ELEVATION
		RETAINING WALL
		STORM DRAIN W/ MANHOLE
		EXISTING GAS GATE VALVE
		EXISTING UNKNOWN MANHOLE
		EXISTING GAS, SIZE PER PLAN
		EXISTING POWER POLE
		EXISTING TRAFFIC SIGNAL
		EXISTING WALL
		WATER PIPE FITTING
		WATER POINT OF CONNECTION
		SEWER POINT OF CONNECTION
		DAYLIGHT LINE
		STREET CENTERLINE
		RIGHT-OF-WAY
		MATCHLINE
		BOUNDARY LINE
		PHASE LINE
		PROPERTY LINE
		FLOWLINE
		SAWCUT
		CUT/FILL TRANSITION LINE
		SIDEWALK
		EX STRIPING TO BE OBLITERATED
		GRADE BREAK LINE
		REFLECTIVE RAISED PAVEMENT MARKERS
		BACK WATER VALVE
		WROUGHT IRON FENCE
		PONY RETAINING WALL
		PONY RETAINING WALL W/ 3.5' RAILING
		DECORATIVE PERIMETER WALL
		DECORATIVE PERIMETER RETAINING WALL
		PROPOSED CURB AND GUTTER WITH RIGHT-OF-WAY AT BACK OF CURB
		EXISTING CURB AND GUTTER WITH RIGHT-OF-WAY AT BACK OF CURB
		FUTURE CURB AND GUTTER WITH RIGHT-OF-WAY AT BACK OF CURB

QUANTITIES		PUBLIC	PRIVATE
DRAINAGE			
1. 48" TYPE I STORM DRAIN MANHOLE	EA	5	-
2. 60" TYPE I STORM DRAIN MANHOLE	EA	1	-
3. 48" TYPE II STORM DRAIN MANHOLE	EA	2	-
4. 10.0' TYPE "CM2" DROP INLET	EA	1	-
5. 12.5' TYPE "CM2" DROP INLET	EA	1	-
6. 15.0' TYPE "CM2" DROP INLET	EA	1	-
7. 7.5' TYPE "CM2" DROP INLET	EA	1	-
8. 18" RCP CLASS III STORM DRAIN	LF	340	-
9. 18" RCP CLASS IV STORM DRAIN	LF	47	-
10. 18" RCP CLASS V STORM DRAIN	LF	162	-
11. 24" RCP CLASS V STORM DRAIN	LF	74	-
12. 8' WIDE CONCRETE VALLEY GUTTER W/10" TYPE I AGGREGATE BASE	SF	4,566	-
13.			
SEWER SYSTEM			
1. 4" PVC SEWER LATERAL (PRIVATE)	LF	-	-
2. 8" PVC SEWER PIPE (PUBLIC)	LF	-	-
3. STANDARD 48" SEWER MANHOLE (PUBLIC)	EA	-	-
4. 8" SEWER PIPE CAP	EA	-	-
5. BACK WATER VALVE	EA	-	-
6. 8" C-900 WATER QUALITY SEWER PIPE (PUBLIC)	EA	-	-
7.			
WATER SYSTEM			
1. FIRE HYDRANT ASSEMBLY W/6" GATE VALVE PER UDACS PLATE NO. 40	EA	-	-
2. 6" PVC WATER PIPE (CLASS 150)	LF	-	-
3. 8" PVC WATER PIPE (CLASS 150)	LF	-	-
4. 8" DIP WATER PIPE (CLASS 53)	LF	-	-
5. 8" GATE VALVE WITH VALVE BOX PER UDACS PLATE NO. 30 & 39	EA	-	-
6. 8" x 6" TEE PER UDACS PLATE NO. 31	EA	-	-
7. 8" x 8" TEE PER UDACS PLATE NO. 31	EA	-	-
8. 8" 5 DEGREE BEND WITH RESTRAINED JOINTS	EA	-	-
9. 8" 11.25 DEGREE BEND PER UDACS PLATE NO. 31	EA	-	-
10. 8" 22.5 DEGREE BEND PER UDACS PLATE NO. 31	EA	-	-
11. 8" 45 DEGREE BEND PER UDACS PLATE NO. 31	EA	-	-
12. 8" 90 DEGREE BEND PER UDACS PLATE NO. 31	EA	-	-
13. CAP AND 2" BLOW-OFF ASSEMBLY W/CAP PER UDACS PLATE NO. 36	EA	-	-
14. 1" COPPER SERVICE W/ 3/4" METER PER UDACS PLATE NO. 2	EA	-	-
15. 1" COPPER SERVICE W/ 1" METER PER UDACS PLATE NO. 4	EA	-	-
16. 1" COPPER SERVICE W/ 3/4" METER & 1" RPPA PER UDACS PLATE NO. 4 & 8	EA	-	-
17.			
STREET IMPROVEMENTS			
1. 2" A.C. PAVEMENT W/ 4" TYPE II OVER 6" TYPE I AGGREGATE BASE	SY	-	-
2. STANDARD 18" TYPE "L" ISLAND CURB & GUTTER W/6" TYPE I AGGREGATE BASE	LF	-	-
3. STANDARD 8" TYPE "A" ISLAND CURB W/6" TYPE I AGGREGATE BASE	LF	-	-
4. STANDARD 30" TYPE "ROLL" CURB & GUTTER W/6" TYPE I AGGREGATE BASE	LF	-	-
5. 4' WIDE CONCRETE SIDEWALK W/4" TYPE II AGGREGATE BASE	SF	-	-
6.			
7.			
TRAFFIC SIGNALS			
1. 30" STOP SIGN WITH POST (R1-1)	EA	-	-
2. 9" STREET NAME SIGN (D-3, BROWN W/ WHITE LETTERS)(6 POLES x 2 PER POLE=12)	EA	-	-
3. BLUE COLORED REFLECTIVE RAISED PAVEMENT MARKER	EA	-	-
4. CROSSWALK MARKINGS	LF	-	-
5.			
6.			
7.			
8.			
DRY UTILITIES			
1. 100W H.P.S. LUMINAIRE STREET LIGHT W/DECORATIVE POLE	EA	-	-
2. 1-1/4" PVC STREET LIGHT CONDUIT WITH (2) #4 AND (1) #8 CONDUCTORS	LF	-	-
3. NO. 3-1/2 PULL BOX W/METAL COVER	EA	-	-
4. 125 AMP SERVICE PEDESTAL (RPP)	EA	-	-
5. 200 AMP SERVICE PEDESTAL (STL1)	EA	-	-
6.			

APPROVED FOR CONSTRUCTION

LAS VEGAS VALLEY WATER DISTRICT PLANNING AND ENGINEERING SERVICES
PROJECT NO. _____ FIRST APPROVED DATE: _____



9/20/2022 9:47 AM Don Bundo

DATE: 09/20/22

DRAFTER: DHSB

DESIGNER: PDV

CHECKED: MF

PROJECT NO.

KBH2204.001



C-3

SHEET 3 OF 19

L22-
CLV DWG # _____

CITY OF LAS VEGAS, NV

kb HOME

SUMMERLIN VILLAGE 22 PARCEL STU - QUAIL COVE

GENERAL NOTES II, LEGEND, ABBREVIATIONS, & QUANTITIES

Westwood

5725 W. Badura Ave.
Suite 100
Las Vegas, NV 89118
Phone (702) 284-5300
westwoods.com

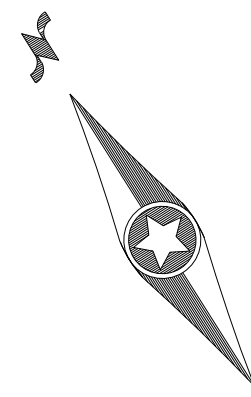
Westwood Professional Services, Inc.

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MATCHLINE SEE SHEET G-6 FOR CONTINUATION

MATCHLINE SEE SHEET G-2 FOR CONTINUATION



SCALE - 1"=30' FEET

CALL SOUTHWEST GAS AT 702-651-2111 FOR STANDBY WHEN EXCAVATING OVER OR NEAR HIGH PRESSURE GAS LINES

SOILS REPORT

SOILS REPORT BY NOVA GEOTECHNICAL
PROJECT NO. G-18-176 DATED 12/03/18
UPDATED SOILS REPORT BY NOVA GEOTECHNICAL
PROJECT NO. G-18-176 DATED 12/02/20

EARTHWORKS

EARTHWORK QUANTITIES (RAW):
CUT= ### CU YDS
FILL= ### CU YDS
EXPORTED MATERIAL TO BE DISPOSED OF AT AN APPROVED LICENSED DISPOSAL FACILITY OR AT A SITE WITH AN APPROVED AND ACTIVE GRADING PERMIT.

SURVEY NOTE

OWNER RESPONSIBLE TO PROVIDE SURVEY MONUMENTATION AS SHOWN AND TO REPLACE ALL SURVEY MONUMENTATION DAMAGED, DISTURBED, DESTROYED, OR OBSURED DURING CONSTRUCTION.

ELEVATION NOTE

ADD 3300 TO ALL SPOT GRADES WHERE THE HUNDREDS AND THOUSANDS PLACES ARE OMITTED FOR ACTUAL ELEVATION (I.E. 01.00 REPRESENTS 3301.00 AND 101.00 REPRESENTS 3401.00)

DISCLAIMER NOTE

- EXISTING UTILITY LOCATIONS SHOWN HEREON ARE APPROXIMATE ONLY. IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO DETERMINE THE EXACT VERTICAL AND HORIZONTAL LOCATION OF ALL EXISTING UNDERGROUND 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 IN THEIR PROPER LOCATION.
- FOR ROADWAY WIDENING AND HALF STREET IMPROVEMENTS THE CONTRACTOR SHALL VERIFY CROSS SLOPES FROM EXISTING PAVEMENT SAWCUT LINE TO PROPOSED EDGE OF PAVEMENT OR PROJECTED UP OF CURB PRIOR TO SUBGRADE PREPARATION AND CONSTRUCTION OF PROPOSED CURB LINE. IF MINIMUM OR MAXIMUM CROSS SLOPES DO NOT MEET AGENCY STANDARDS THE CONTRACTOR SHALL NOTIFY THE ENGINEER.

CONSTRUCTION NOTES

- THE CONTRACTOR SHALL VERIFY ALL CONDITIONS AND DIMENSIONS AND REPORT ALL DISCREPANCIES TO THE ENGINEER.
- ALL IMPROVEMENTS TO BE PROTECTED FROM EROSION BY SWPPP.
- MAXIMUM/MINIMUM SLOPES AND MINIMUM STREET SECTIONS NOT TO EXCEED THAT SHOWN ON GEOTECH REPORT.
- SEE DETAIL SHEET FOR STREET SECTIONS AND DETAILS.
- ALL PUBLIC AND PRIVATE DRAINAGE IMPROVEMENTS TO BE BONDED FOR AND INSPECTED.
- CONSTRUCTION OF BLOCK WALLS REQUIRES A SEPARATE BUILDING PERMIT AND APPROVAL BY THE CITY OF LAS VEGAS BUILDING DEPARTMENT.
- CONTRACTOR TO VERIFY LOCATION AND ELEVATION OF EXISTING UTILITY STRUCTURES AND FACILITIES AND NOTIFY ENGINEER OF ANY DISCREPANCIES PRIOR TO CONSTRUCTION. CONTRACTOR TO PROTECT IN PLACE DURING CONSTRUCTION. ENGINEER/OWNER SHALL BE NOTIFIED OF PRIOR DAMAGE TO EXISTING FACILITIES PRIOR TO CONSTRUCTION. CONTRACTOR WILL BE RESPONSIBLE FOR REPAIR/REPLACING FACILITIES IF ENGINEER/OWNER IS NOT NOTIFIED OF EXISTING DAMAGE PRIOR TO CONSTRUCTION COMMENCING.
- NO STRUCTURE, VEGETATION, OR OBJECTS OF ANY KIND IS PERMITTED OVER TWENTY-FOUR (24) INCHES IN HEIGHT (MEASURED FROM THE TOP OF THE ADJACENT CURB IF CURB EXIST) WITHIN THE SIGHT VISIBILITY ZONES.

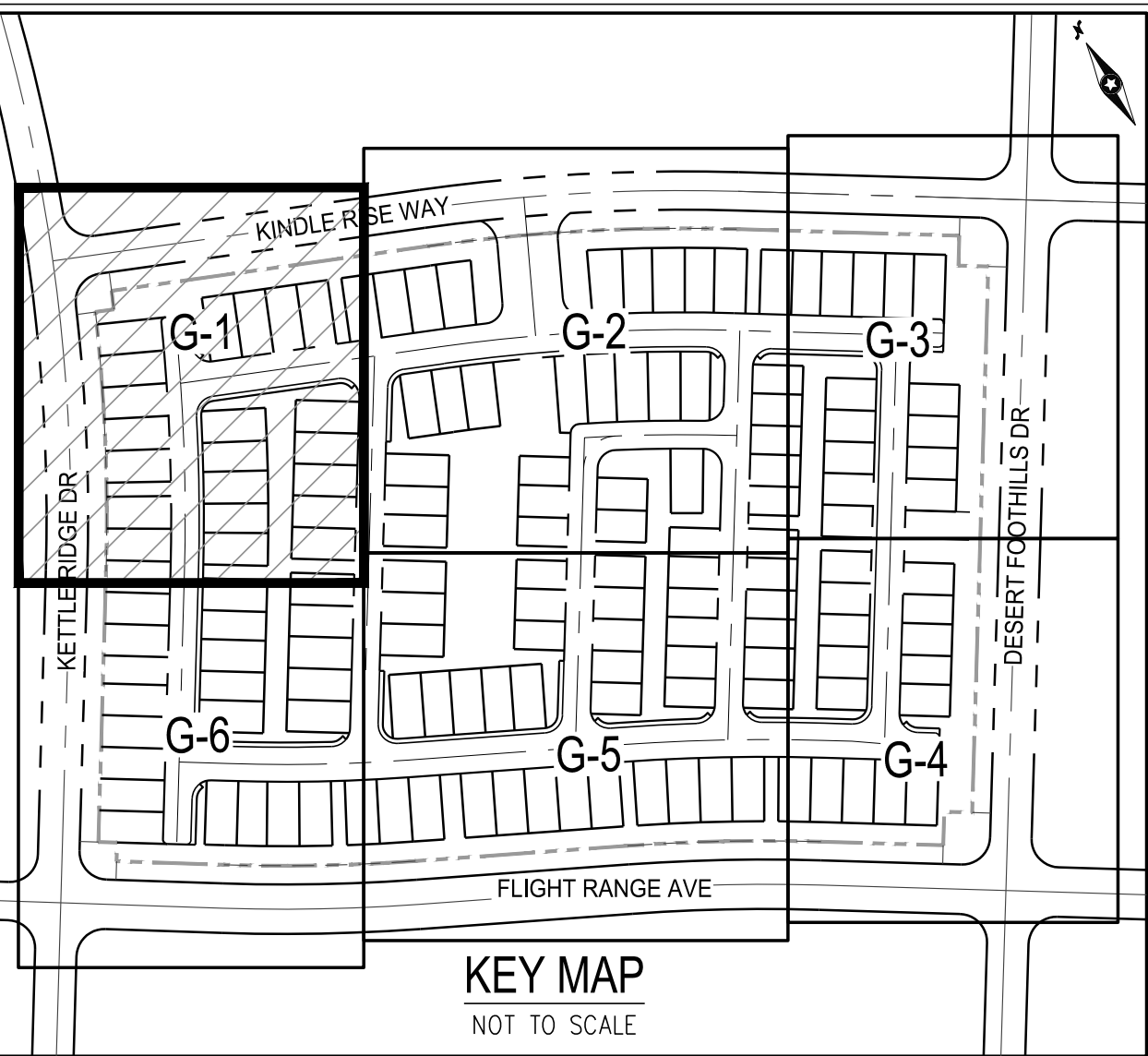
LAS VEGAS VALLEY CONSTRUCTION SITE BMP GUIDELINES

(REQUIRED FOR ALL SITES GREATER THAN 1 ACRE (4,356,000 SQ.F.T.))

- THE OWNER, SITE DEVELOPER, CONTRACTOR, AND/OR THEIR AUTHORIZED AGENTS SHALL EACH DAY REMOVE ALL SEDIMENT, MUD, CONSTRUCTION DEBRIS, OR OTHER POTENTIAL POLLUTANTS THAT MAY HAVE BEEN DISCHARGED TO, OR ACCUMULATED IN, THE PUBLIC RIGHTS OF WAY OF CLARK COUNTY AS A RESULT OF CONSTRUCTION ACTIVITIES ASSOCIATED WITH THIS SITE DEVELOPMENT OR CONSTRUCTION PROJECT. SUCH MATERIALS SHALL BE PREVENTED FROM ENTERING THE STORM SEWER SYSTEM.
- ADDITIONAL CONSTRUCTION SITE DISCHARGE BEST MANAGEMENT PRACTICES MAY BE REQUIRED OF THE OWNER AND HIS OR HER AGENTS DUE TO UNFORESEEN EROSION PROBLEMS OR IF THE SUBMITTED PLAN DOES NOT MEET THE PERFORMANCE STANDARDS SPECIFIED IN CLARK COUNTY TITLE 24.40 AND IN THE LAS VEGAS VALLEY CONSTRUCTION SITE BMP GUIDANCE MANUAL.
- TEMPORARY OR PERMANENT STABILIZATION PRACTICES WILL BE INSTALLED ON DISTURBED AREAS AS SOON AS PRACTICABLE AND NO LATER THAN 14 DAYS AFTER THE CONSTRUCTION ACTIVITY IN THAT PORTION OF THE SITE HAS TEMPORARILY OR PERMANENTLY CEASED. SOME EXCEPTIONS MAY APPLY; REFER TO THE NEVADA STORMWATER GENERAL PERMIT FOR CONSTRUCTION ACTIVITY NV1000000, SECTION III.A.5.
- AT A MINIMUM, THE CONTRACTOR OR HIS AGENT SHALL INSPECT ALL DISTURBED AREAS, AREAS USED FOR STORAGE OF MATERIALS AND EQUIPMENT THAT ARE EXPOSED TO PRECIPITATION, VEHICLE ENTRANCE AND EXIT LOCATIONS, AND ALL BMPs WEEKLY, AND WITHIN 24 HOURS AFTER A RAIN EVENT OF 0.5 INCHES OR MORE. THE CONTRACTOR OR HIS AGENT SHALL UPDATE OR MODIFY THE STORMWATER POLLUTION PREVENTION PLAN AS NECESSARY. SOME EXCEPTIONS TO WEEKLY INSPECTIONS MAY APPLY, SUCH AS SUSPENSION OF LAND DISTURBANCE ACTIVITIES. REFER TO THE NEVADA STORMWATER GENERAL PERMIT FOR CONSTRUCTION ACTIVITY NV1000000, SECTION III.A.2.
- ACCUMULATED SEDIMENT IN BMPs SHALL BE REMOVED WITHIN SEVEN DAYS AFTER A STORMWATER RUNOFF EVENT OR PRIOR TO THE NEXT ANTICIPATED STORM EVENT, WHICHEVER IS EARLIER. SEDIMENT MUST BE REMOVED WHEN BMP DESIGN CAPACITY HAS BEEN REDUCED BY 50 PERCENT OR MORE.

FEMA FLOOD ZONE

THE PROJECT SITE IS LOCATED WITHIN A FEMA DESIGNATED UNSHADED ZONE "X" (AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN) PER THE FEMA FIRM PANEL 32003C21506, DATED SEPTEMBER 27, 2002, REVISED TO REFLECT LOWS DATED FEBRUARY 5, 2018.



GRADING NOTES

- SAWCUT AND MATCH EXISTING GRADE AND IMPROVEMENTS PER CCAUSD 500.1, 500.2 & 503
- CONSTRUCT AC PAVEMENT WITH TYPE II AGGREGATE BASE PER CORRESPONDING STREET SECTION DETAILS ON DETAIL SHEETS
- CONSTRUCT 5' WIDE X 5" THICK CONCRETE SIDEWALK PER CCAUSD NO. 234
- CONSTRUCT 4' WIDE X 4" THICK CONCRETE SIDEWALK PER CCAUSD NO. 234
- CONSTRUCT 5' WIDE X 4" THICK CONCRETE SIDEWALK PER CCAUSD NO. 234
- CONSTRUCT 10' TRANSITION FROM MODIFIED ROLL TYPE CURB TO 24" "L" TYPE CURB PER DETAIL 47 ON SHEET D-3
- CONSTRUCT 24" "L" TYPE CURB AND GUTTER PER CCAUSD NO. 216
- CONSTRUCT 30" MODIFIED ROLL CURB AND GUTTER PER CCAUSD NO. 217.1
- CONSTRUCT 18" "L" TYPE ISLAND CURB AND GUTTER PER CCAUSD NO. 219
- CONSTRUCT 8" "A" TYPE CURB PER CCAUSD NO. 219
- CONSTRUCT SIDEWALK RAMP USING ARMOR TILE TRUNCATED DOMES OR EQUIVALENT PER CCAUSD NO. 235, CASE I, NO. 235.1, & DETAIL 44 ON SHEET D-3
- CONSTRUCT ONE-SIDED SIDEWALK RAMP USING ARMOR TILE TRUNCATED DOMES OR EQUIVALENT PER CCAUSD NO. 235, CASE I, NO. 235.1, & DETAIL 51 ON SHEET D-4
- CONSTRUCT COMMERCIAL AND INDUSTRIAL DRIVEWAY (OPTION A) PER CCAUSD NO. 224
- CONSTRUCT 8' WIDE VALLEY GUTTER PER CCAUSD NO. 228 & DETAIL 45 ON SHEET D-3
- INSTALL 3.5' HIGH MAINTENANCE ACCESS GATE
- CONSTRUCT SIDEWALK RAMP USING ARMOR TILE TRUNCATED DOMES OR EQUIVALENT PER CCAUSD NO. 235, CASE II, NO. 235.1, & DETAIL 52 ON SHEET D-4
- INSTALL (2) 3" SCH 40 PVC DRAIN PIPE (LENGTH PER PLAN)
- INSTALL RCP SD, SIZE PER PLAN (SEE PLAN AND PROFILE SHEETS FOR CLASS)
- INSTALL 48" TYPE I SD MANHOLE PER CCAUSD NO. 401 & 403
- INSTALL 60" TYPE I SD MANHOLE PER CCAUSD NO. 401 & 403
- INSTALL 48" TYPE II SD MANHOLE PER CCAUSD NO. 401 & 405
- PROTECT IN PLACE EXISTING SD MANHOLE
- CONSTRUCT CM2 DROP INLET PER CCAUSD NO. 412.2 & 421 (SIZE PER PLAN)

SEE SHEET C-3 FOR LEGEND, ABBREVIATIONS, & QUANTITIES

EASEMENT NOTES

- ALL PRIVATE STREETS ARE P.U.E., PUBLIC SEWER EASEMENTS AND PUBLIC DRAINAGE EASEMENTS TO BE PRIVATELY MAINTAINED BY HOA.
- ALL COMMON EASEMENTS ARE PUBLIC DRAINAGE EASEMENTS TO BE PRIVATELY MAINTAINED BY HOA.

FLOOD CERTIFICATION

I CERTIFY THAT THIS GRADING PLAN IS IN CONFORMANCE WITH THE APPROVED TECHNICAL DRAINAGE STUDY DS-_____ ON FILE AT CITY OF LAS VEGAS FOR THE SUBJECT PROJECT.

MICHAEL FANG, P.E. 24464 DATE _____

BASIS OF BEARINGS

NORTH 3217'46" EAST, BEING THE BEARING OF THE CENTERLINE OF DESERT FOOTHILLS DRIVE, LYING WITHIN NORTHWEST QUARTER (NW/4) OF SECTION 23, TOWNSHIP 20 SOUTH RANGE 59 EAST, M.D.M., CITY OF LAS VEGAS CLARK COUNTY, NEVADA, AS SHOWN BY MAP THEREOF IN BOOK 166, PAGE 80 OF PLATS IN THE CLARK COUNTY RECORDER'S OFFICE, NEVADA.

BENCHMARK

BENCHMARK NUMBER: SLV0923N4
RIVET AND PLATE IN TOP OF CONCRETE FENCE BASE +/- 0.25 MILES SOUTH OF LAKE MEAD AND CLARK COUNTY 215 BELTWAY.
ELEVATION = 3230.46 FEET, 984.65 METERS
NAVD 88 DATUM
PER THE CITY OF LAS VEGAS VERTICAL CONTROL

Westwood
5725 W. Badura Ave.
Suite 100
Las Vegas, NV 89118
Phone (702) 284-5300
westwoodps.com
Westwood Professional Services, Inc.

CITY OF LAS VEGAS, NV

kb HOME

SUMMERLIN VILLAGE 22 PARCEL STU - QUAIL COVE
GRADING PLAN I

9/20/2022 9:48 AM

DATE: 09/20/22

DRAWN: DHSB

DESIGNER: PDV

CHECKED: MF

PROJECT NO.

KBH2204.001



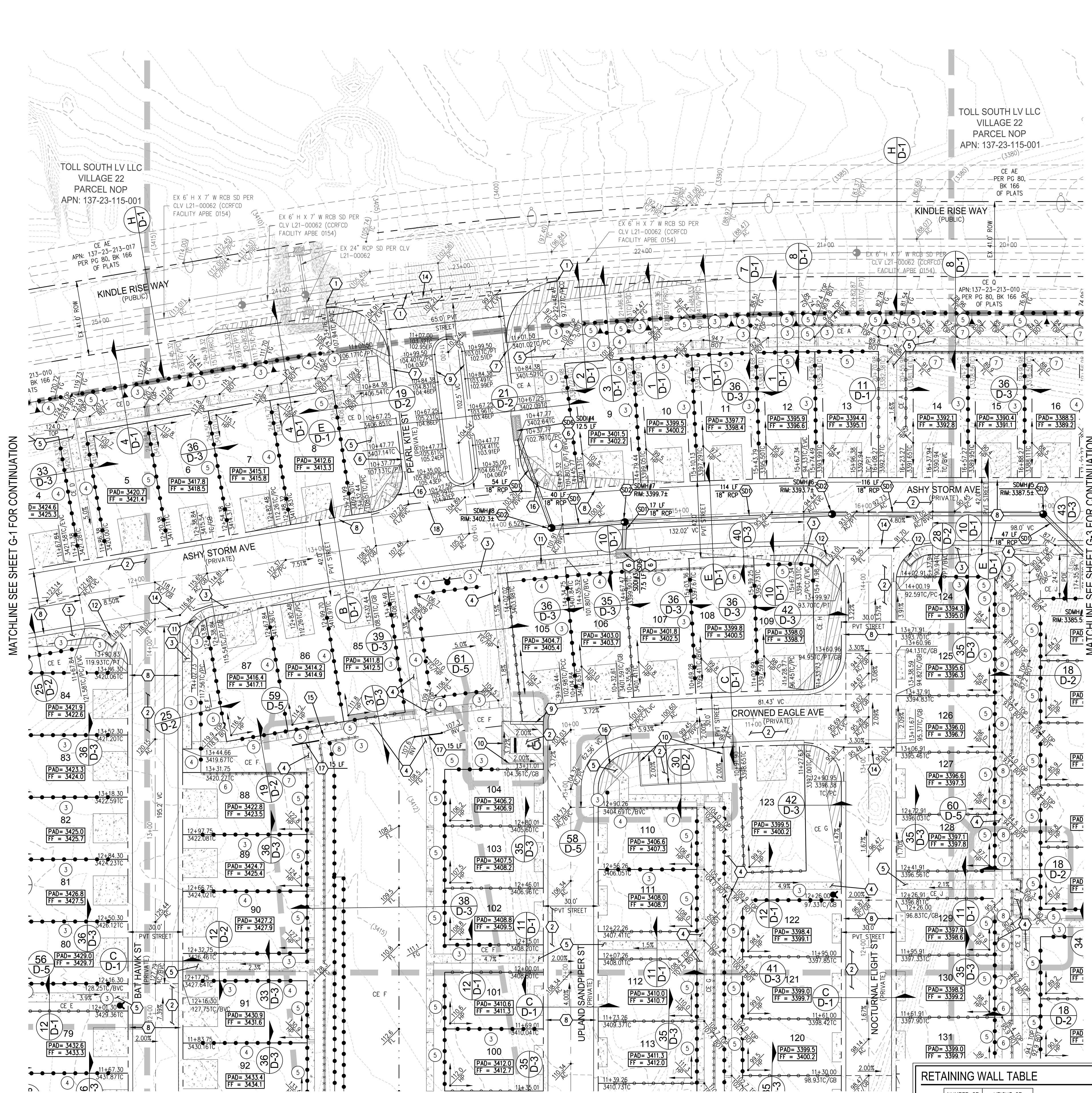
G-1

SHEET 4 OF 19

L22-_____

CLV DWG # _____

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MATCHLINE SEE SHEET G-5 FOR CONTINUATION

RETAINING WALL TABLE

NUMBER OF COURSES	HEIGHT OF RETAINING WALL
3	1.0'-1.7'
4	1.7'-2.3'
5	2.3'-3.0'
6	3.0'-3.7'
7	3.7'-4.3'
8	4.3'-5.0'
9	5.0'-5.7'
10	5.7'-6.0'

- ALL OF THE RETAINING WALL HEIGHTS ARE DETERMINED WITH THE TOP OF THE FOOTING BEING APPROXIMATELY 4" BELOW EXISTING GRADE, WITH THE EXCEPTION OF RETAINING WALLS WHICH ARE NEXT TO A SIDEWALK. ALL OF THESE ARE FIGURED TO HAVE THE TOP OF FOOTING BEING 8" BELOW THE ELEVATION OF THE SIDEWALK.
- ELEVATION DIFFERENCE OF 1" OR LESS DOES NOT REQUIRE RETAINING.
- SEE DETAIL SHEETS FOR MAX WALL HEIGHTS.

SOILS REPORT

SOILS REPORT BY NOVA GEOTECHNICAL
PROJECT NO. G-18-176 DATED 12/03/18
UPDATED SOILS REPORT BY NOVA GEOTECHNICAL
PROJECT NO. G-18-176 DATED 12/02/20

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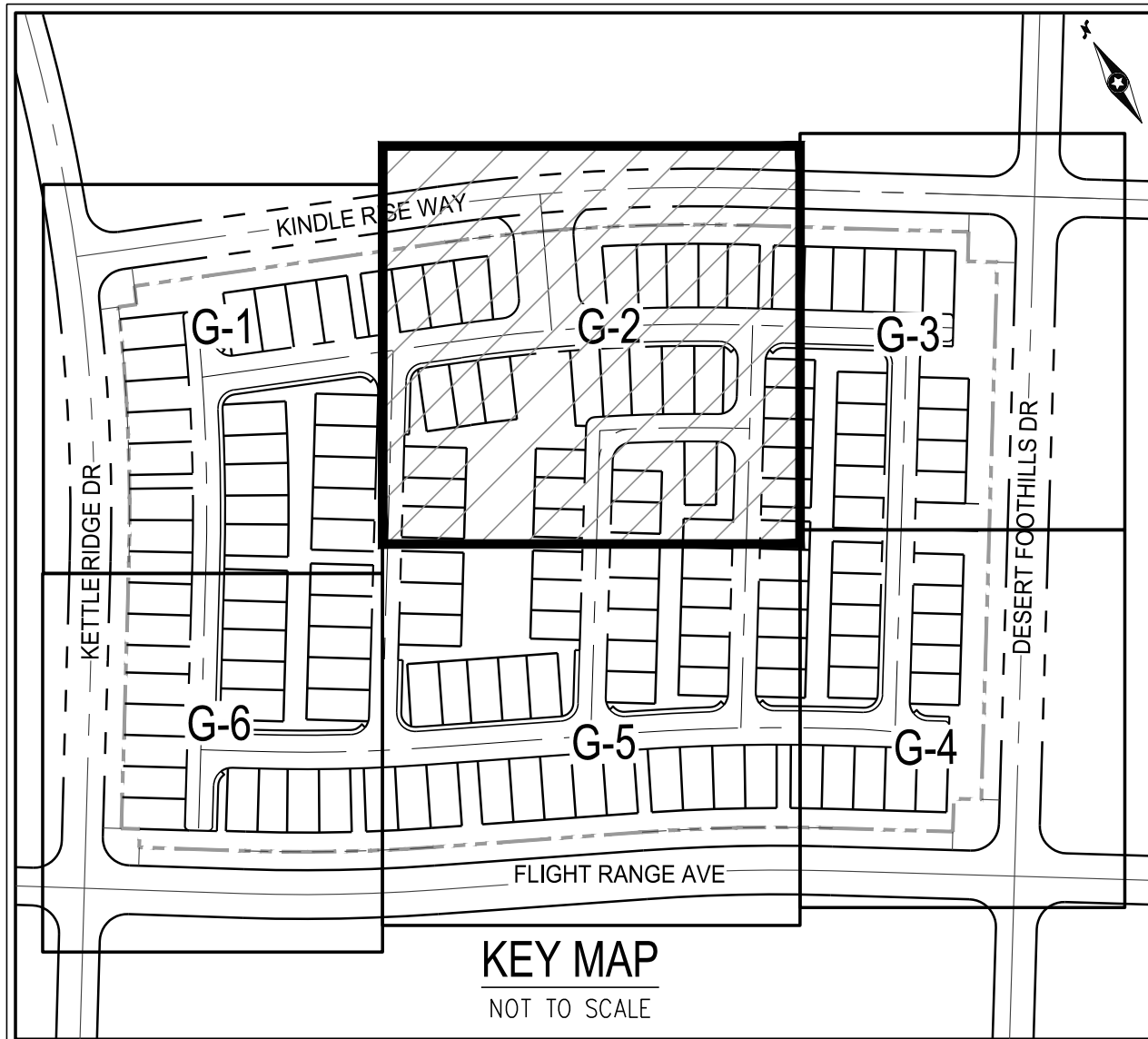
LAS VEGAS VALLEY CONSTRUCTION SITE BMP GUIDELINES

(REQUIRED FOR ALL SITES GREATER THAN 1 ACRE (43,560 SQ.F.T.))

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- CONSTRUCT SIDEWALK RAMP USING ARMOR TILE TRUNCATED DOMES OR EQUIVALENT PER CCAUSD NO. 235, CASE II, NO. 235.1, & DETAIL 52 ON SHEET D-4
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- PROTECT IN PLACE EXISTING SD MANHOLE
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SEE SHEET C-3 FOR LEGEND, ABBREVIATIONS, & QUANTITIES

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FLOOD CERTIFICATION

I CERTIFY THAT THIS GRADING PLAN IS IN CONFORMANCE WITH THE APPROVED TECHNICAL DRAINAGE STUDY DS-_____ ON FILE AT CITY OF LAS VEGAS FOR THE SUBJECT PROJECT.

MICHAEL FANG, P.E. 24464 DATE _____

BASIS OF BEARINGS

NORTH 3217'46" EAST, BEING THE BEARING OF THE CENTERLINE OF DESERT FOOTHILLS DRIVE, LYING WITHIN NORTHWEST QUARTER (NW1/4) OF SECTION 23, TOWNSHIP 20 SOUTH RANGE 59 EAST, M.D.M., CITY OF LAS VEGAS CLARK COUNTY, NEVADA, AS SHOWN BY MAP THEREOF IN BOOK 166, PAGE 80 OF PLATS IN THE CLARK COUNTY RECORDER'S OFFICE, NEVADA.

BENCHMARK

BENCHMARK NUMBER: SLV0923N4
RIVET AND PLATE IN TOP OF CONCRETE FENCE BASE +/- 0.25 MILES SOUTH OF LAKE MEAD AND CLARK COUNTY 215 BELTWAY.
ELEVATION = 3230.46 FEET, 984.65 METERS
NAVD 88 DATUM
PER THE CITY OF LAS VEGAS VERTICAL CONTROL.

Westwood

5725 W. Badura Ave.
Suite 100
Las Vegas, NV 89118
Phone (702) 284-5500
westwoodps.com

CITY OF LAS VEGAS, NV

kb HOME

SUMMERLIN VILLAGE 22 PARCEL STU - QUAIL COVE
GRADING PLAN II

DATE: 09/20/22

DRAWN: DHSB

DESIGNER: PDV

CHECKED: MF

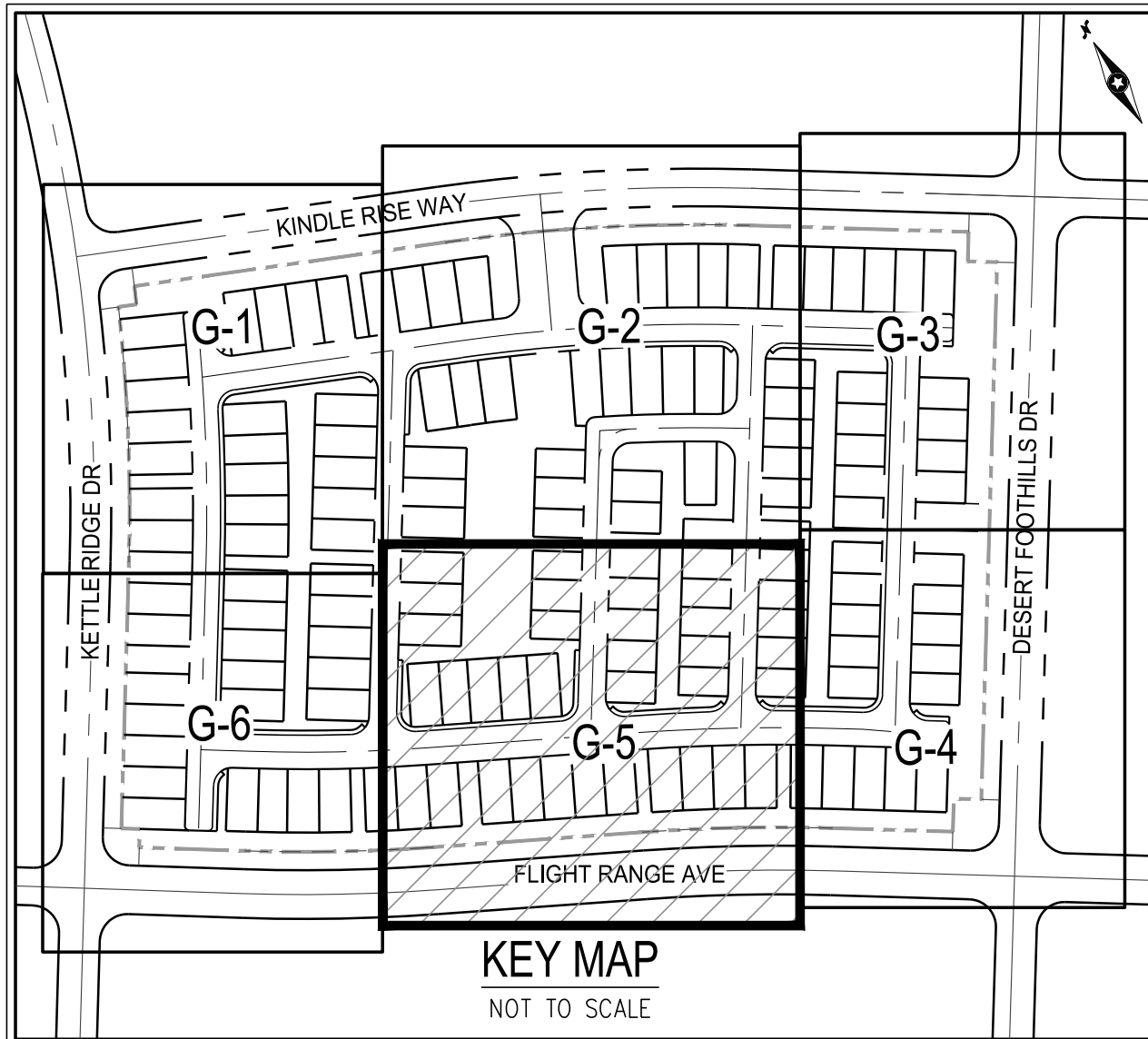
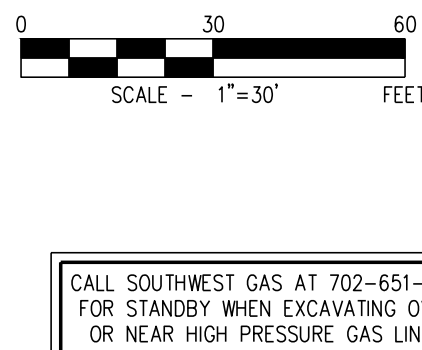
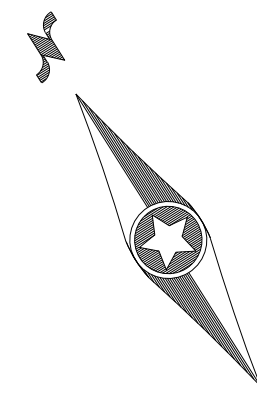
PROJECT NO.

KBH2204.001



G-2
SHEET 5 OF 19
L22-_____
CLV DWG # _____

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Westwood
5725 W. Badura Ave.
Suite 100
Las Vegas, NV 89118
Phone (702) 284-5500
westwoodps.com
Westwood Professional Services, Inc.

DATE	BY	APP	DATE

DESCRIPTION	NO.

CITY OF LAS VEGAS, NV

kb HOME
SUMMERLIN VILLAGE 22 PARCEL STU - QUAIL COVE
GRADING PLAN V

DATE: 09/20/22
DRAFTER: DHSB
DESIGNER: PDV
CHECKED: MF
PROJECT NO.
KBH2204.001

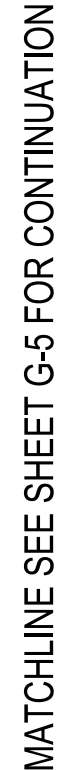
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BENCHMARK
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RIVET AND PLATE IN TOP OF CONCRETE FENCE BASE +/- 0.25 MILES SOUTH OF LAKE MEAD AND CLARK COUNTY 215 BELTWAY.
ELEVATION = 3230.46 FEET, 984.65 METERS
NAVD 88 DATUM
PER THE CITY OF LAS VEGAS VERTICAL CONTROL.

FAST
Call before you UnderGround
1-702-432-5300
FREEMAN & ARTERIAL SYSTEM OF TRANSPORTATION (F.A.S.T.)

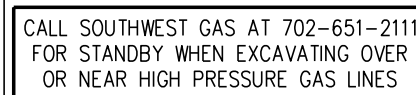
811
Call before you Dig
AVOID CUTTING UNDERGROUND UTILITY LINES. IT'S COSTLY.
Call 811
OR
1-800-642-2444

G-5
SHEET 8 OF 19
L22-
CLV DWG #



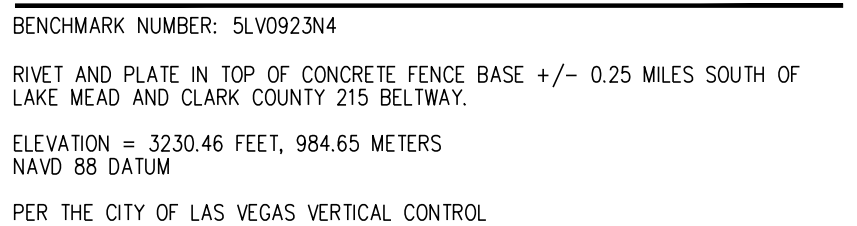
NUMBER OF COURSES	HEIGHT OF RETAINING WALL
3	1.0'-1.7'
4	1.7'-2.3'
5	2.3'-3.0'
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7	3.7'-4.3'
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9	5.0'-5.7'
10	5.7'-6.0'

1. ALL OF THE RETAINING WALL HEIGHTS ARE DETERMINED WITH THE TOP OF THE FOOTING BEING APPROXIMATELY 4" BELOW EXISTING GRADE, WITH THE EXCEPTION OF RETAINING WALLS WHICH ARE NEXT TO A SIDEWALK. ALL OF THESE ARE FIGURED TO HAVE THE TOP OF FOOTING BEING 8" BELOW THE ELEVATION OF THE SIDEWALK.
2. ELEVATION DIFFERENCE OF 1' OR LESS DOES NOT REQUIRE RETAINING.
3. SEE DETAIL SHEETS FOR MAX WALL HEIGHTS.



Call before you Dig
 AVOID CUTTING UNDERGROUND
 UTILITY LINES. IT'S COSTLY.
Call

 OR
1-800-642-2444



Phone (702) 284-5300
5725 W. Badura Ave.
Suite 100
Las Vegas, NV 89118
westwoodps.com
Westwood Professional Services, Inc.

[illegible][illegible]

MAIL COVE

klb HOME
AGE 22 PARCEL S
GRADING PLAN VI

DATE:	09/20/22
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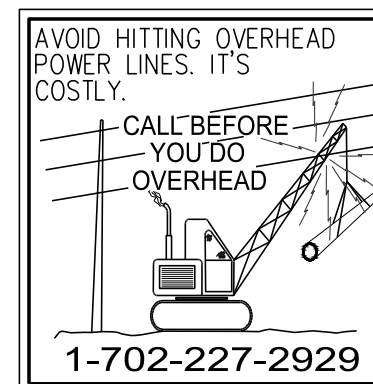
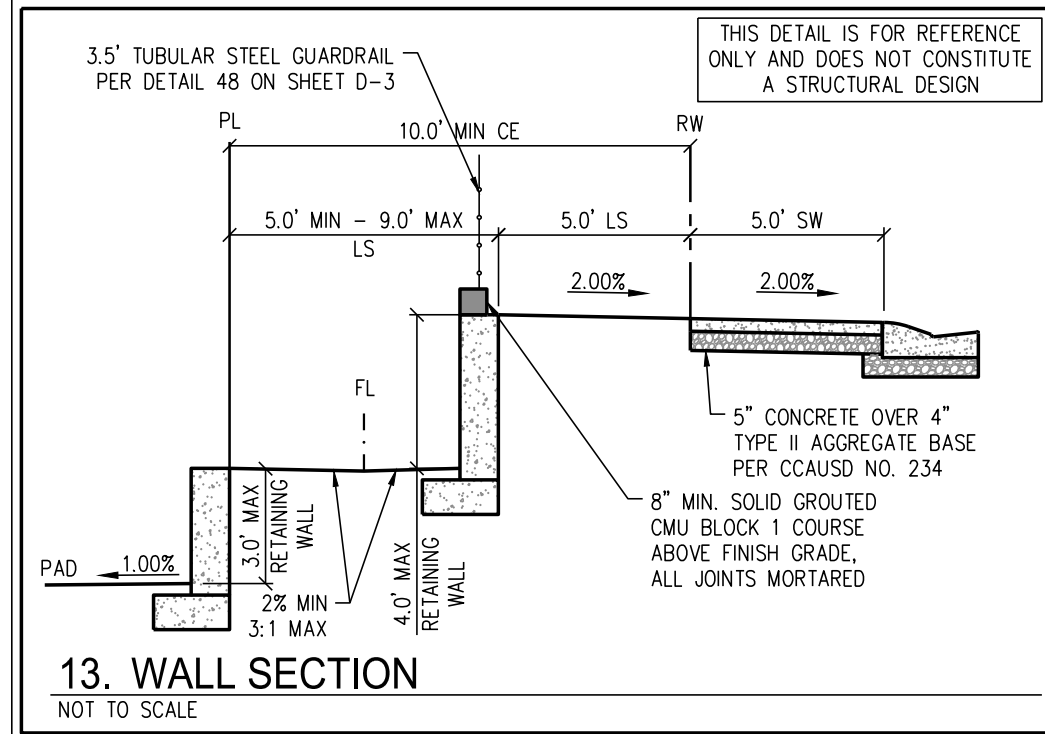
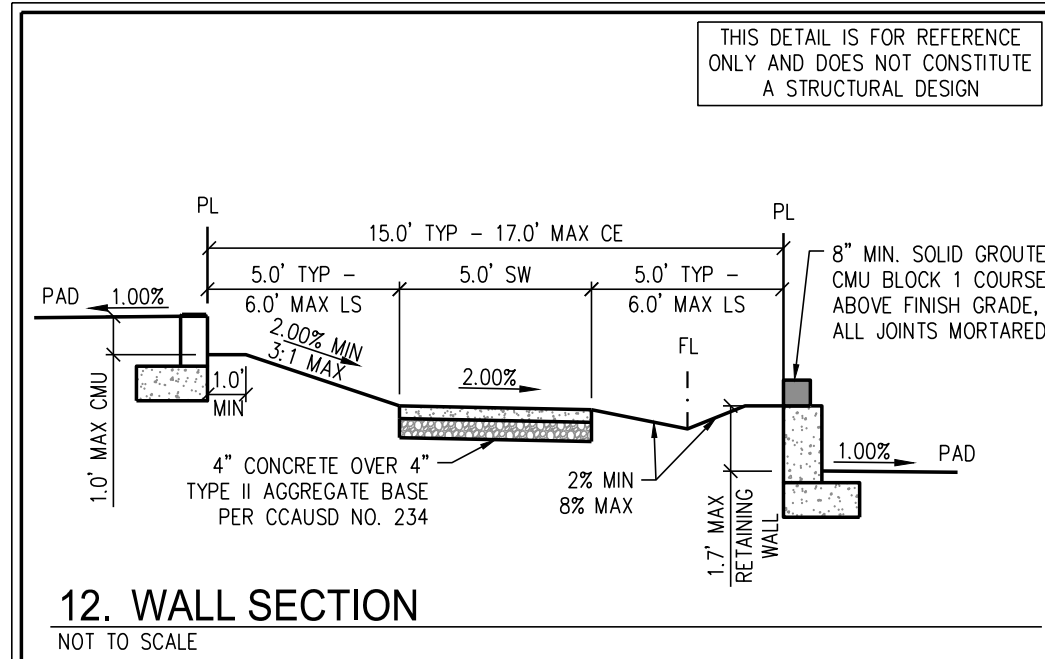
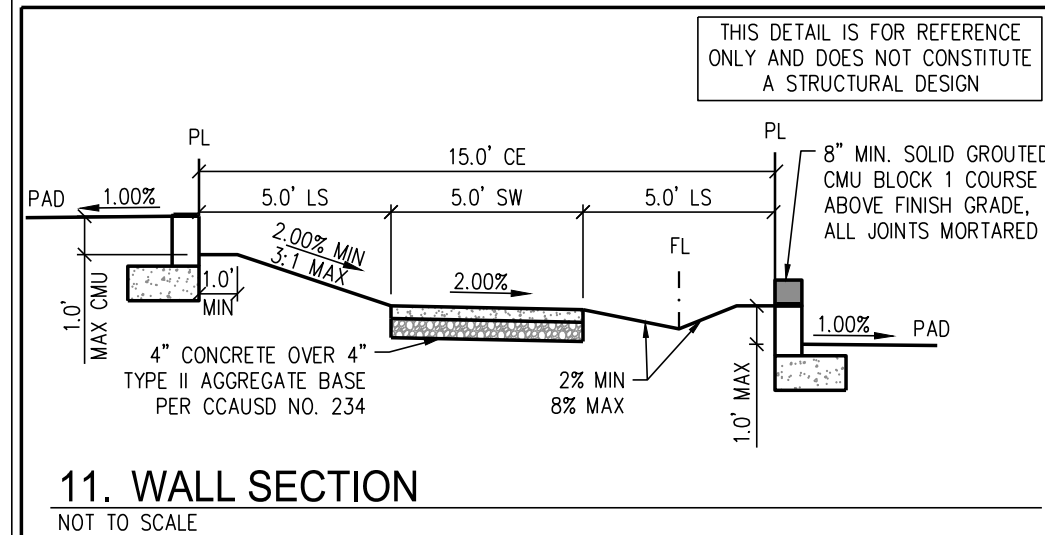
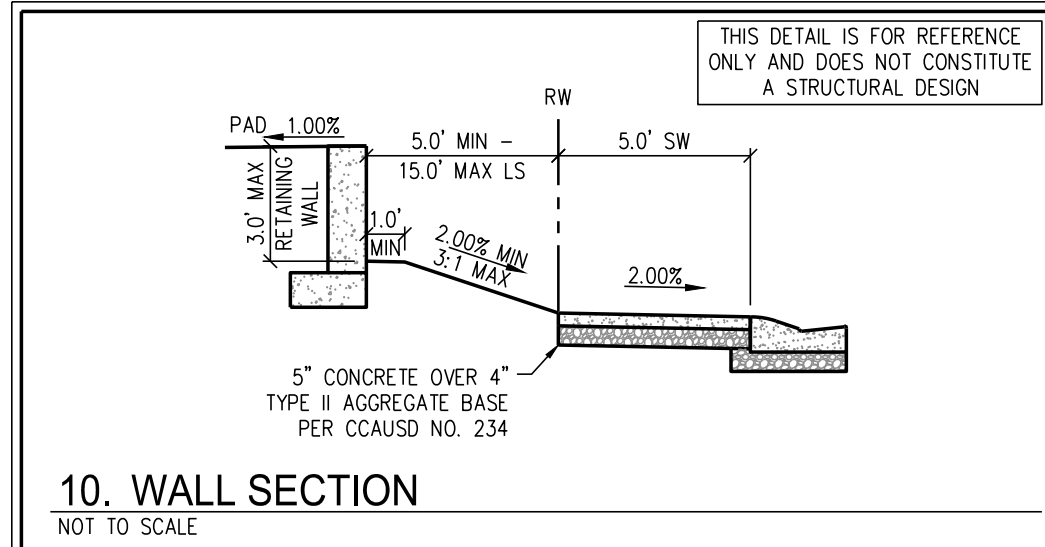
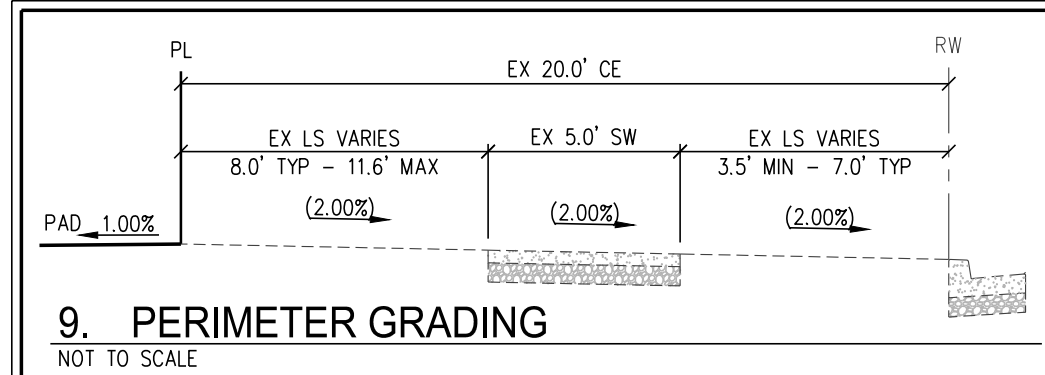
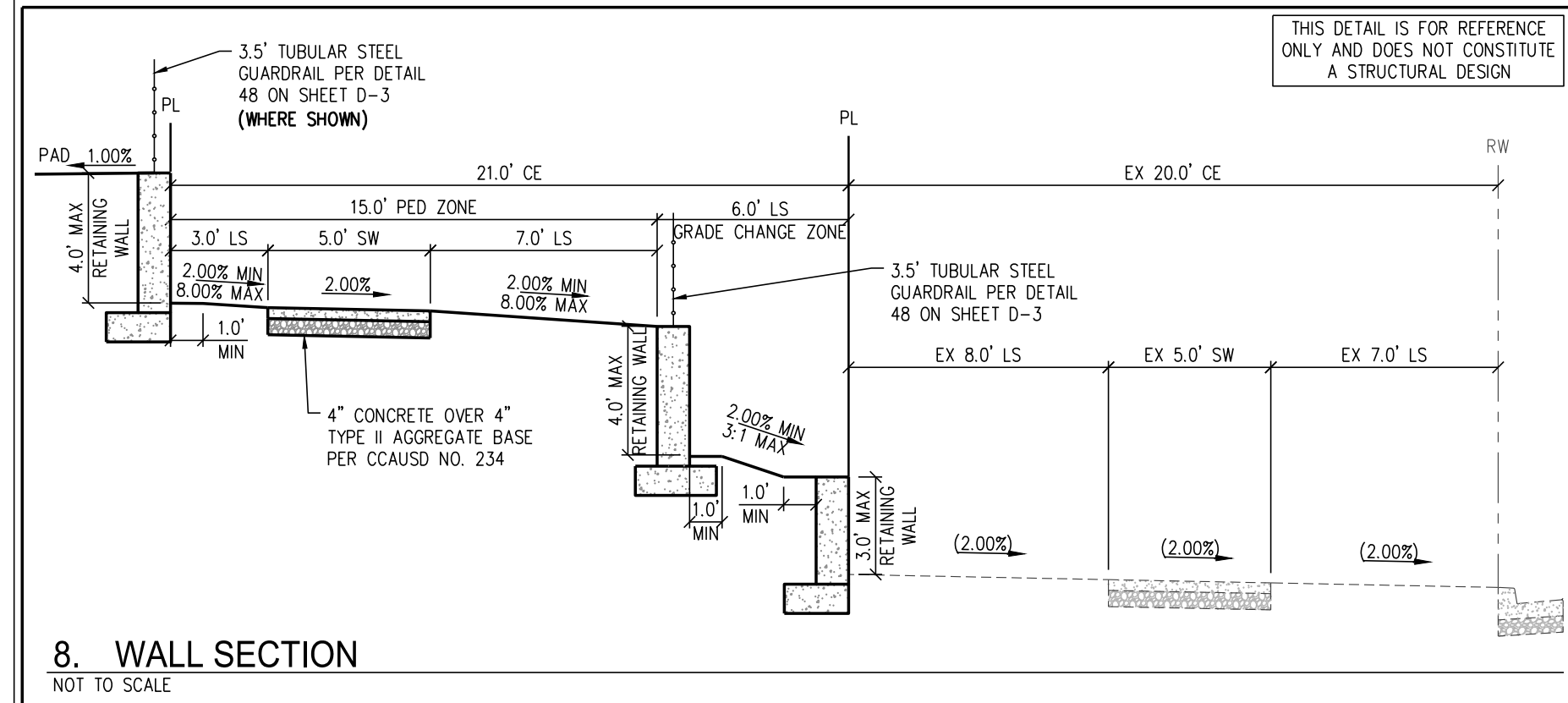
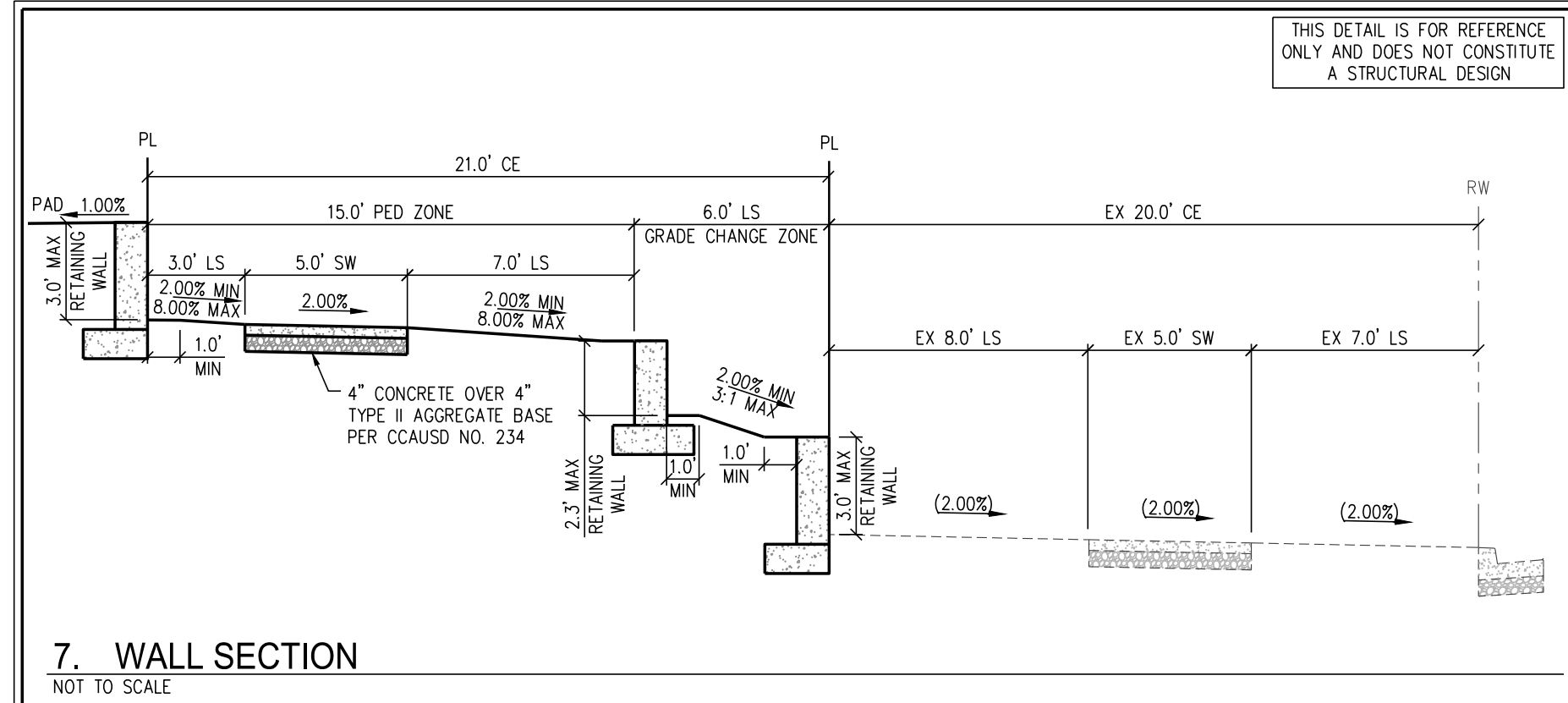
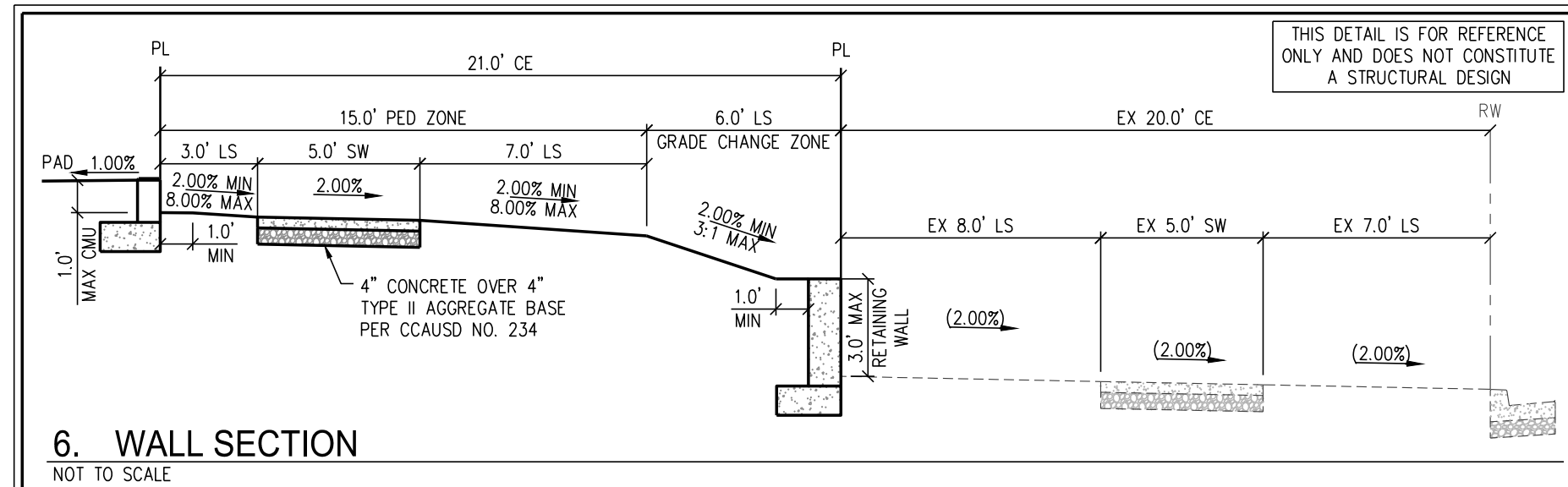
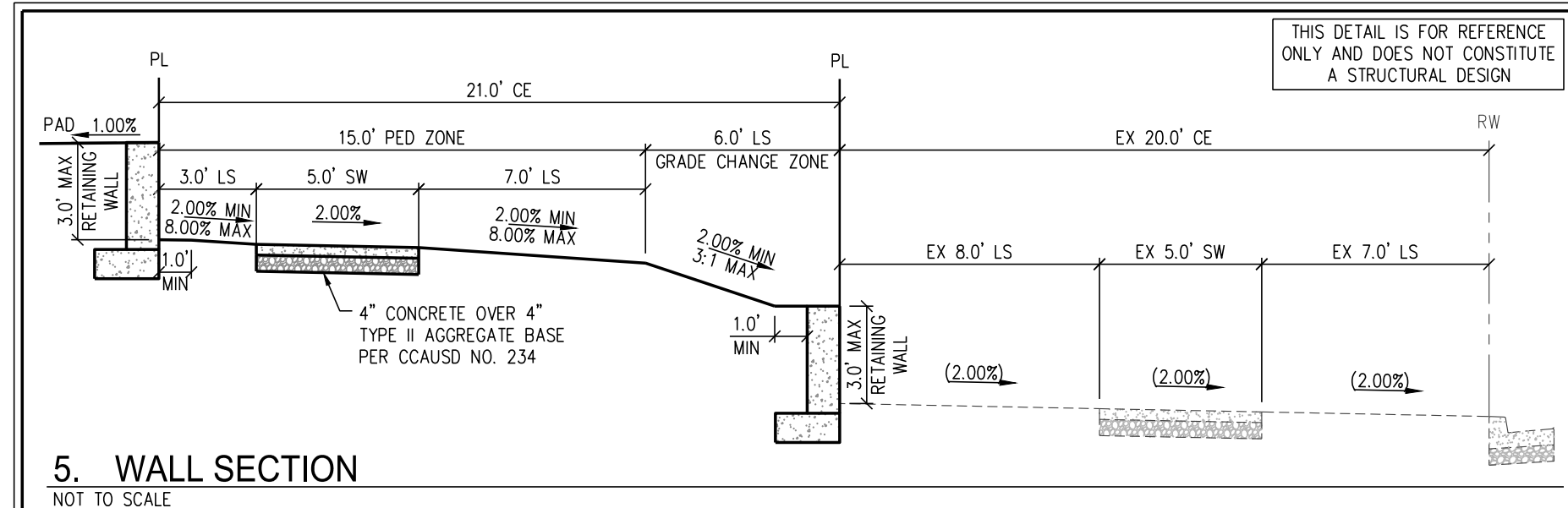
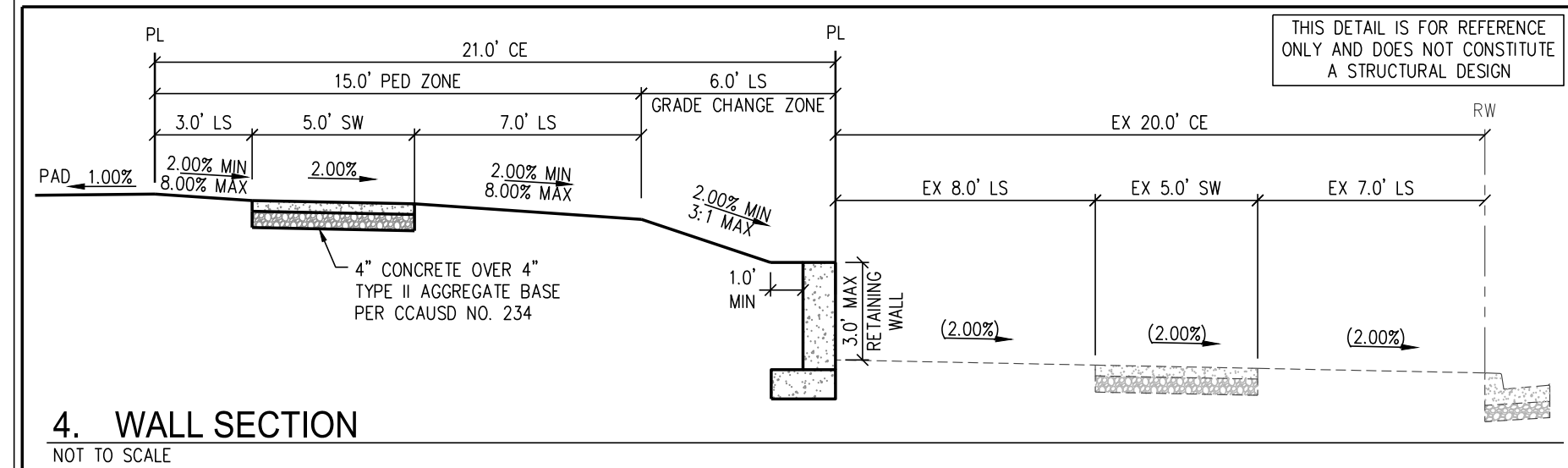
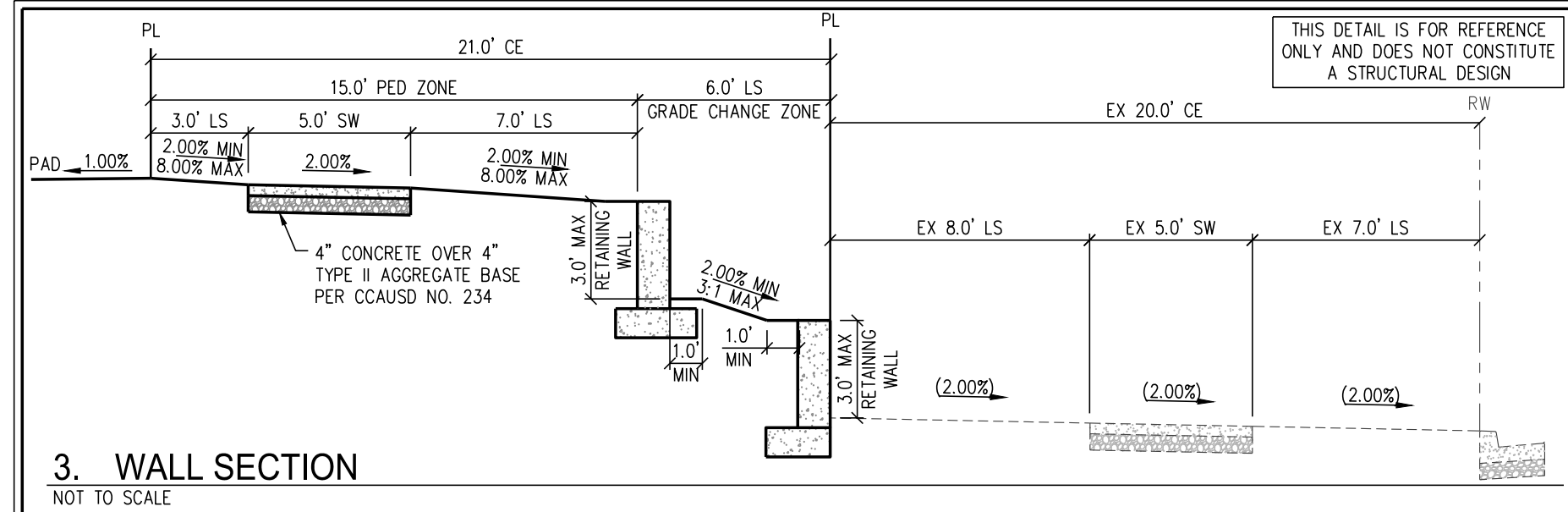
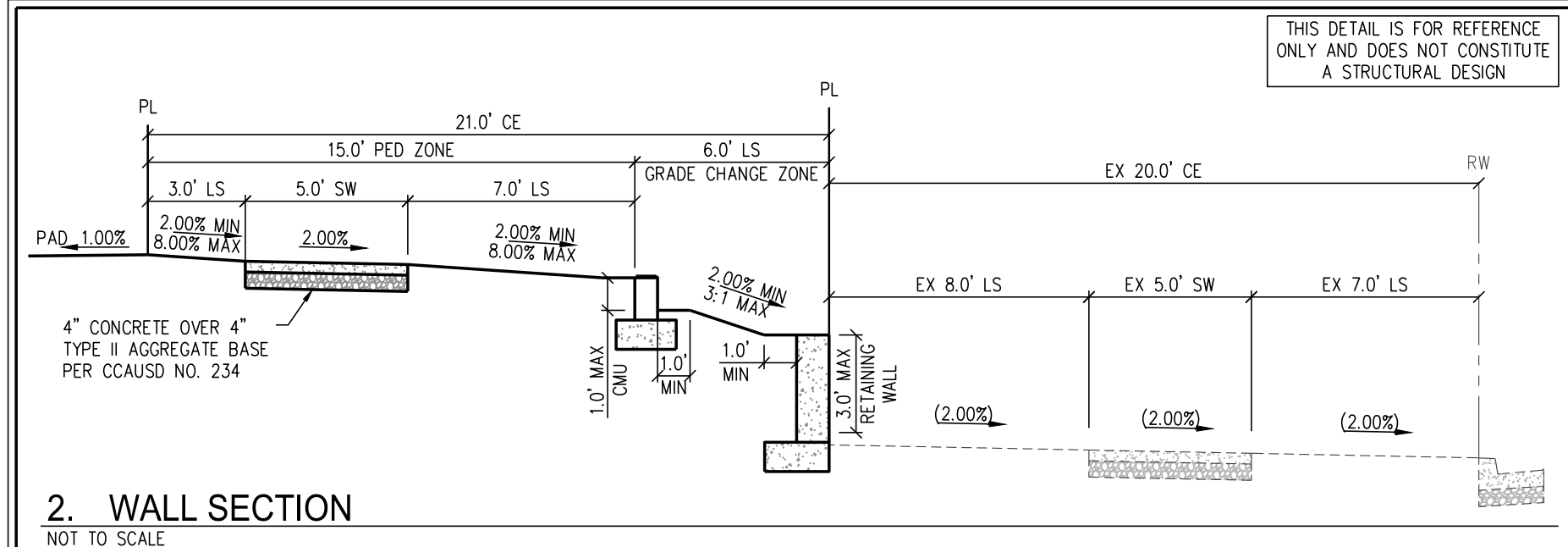
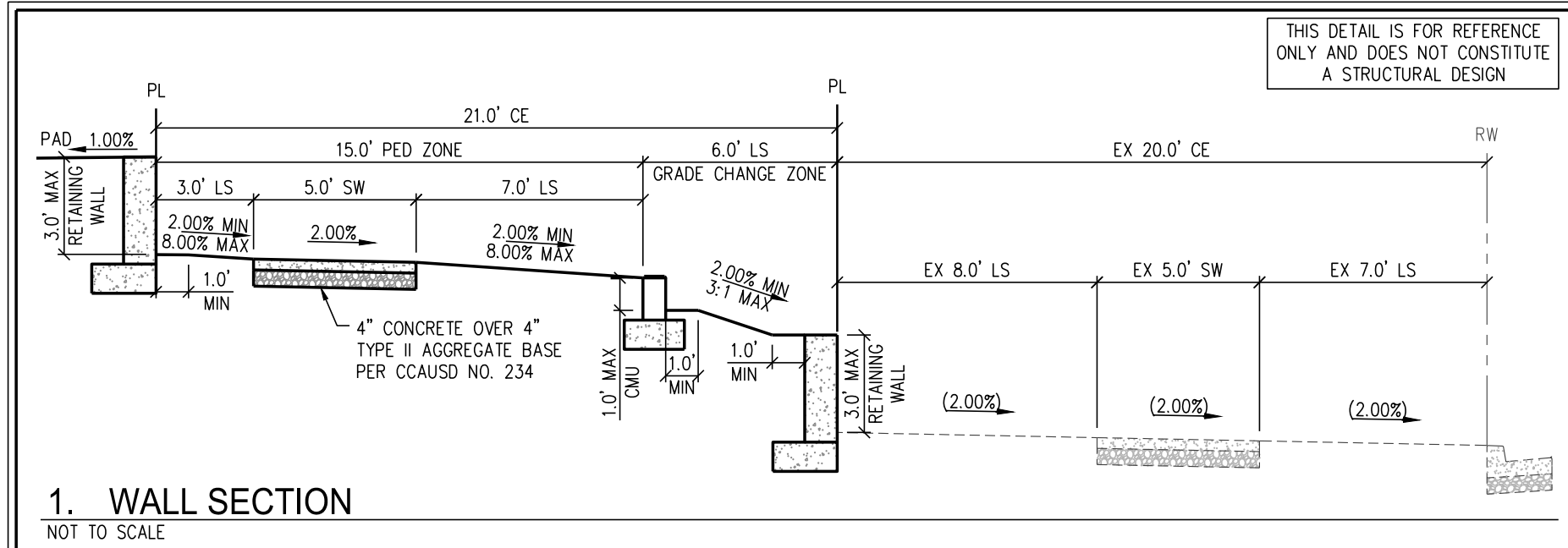
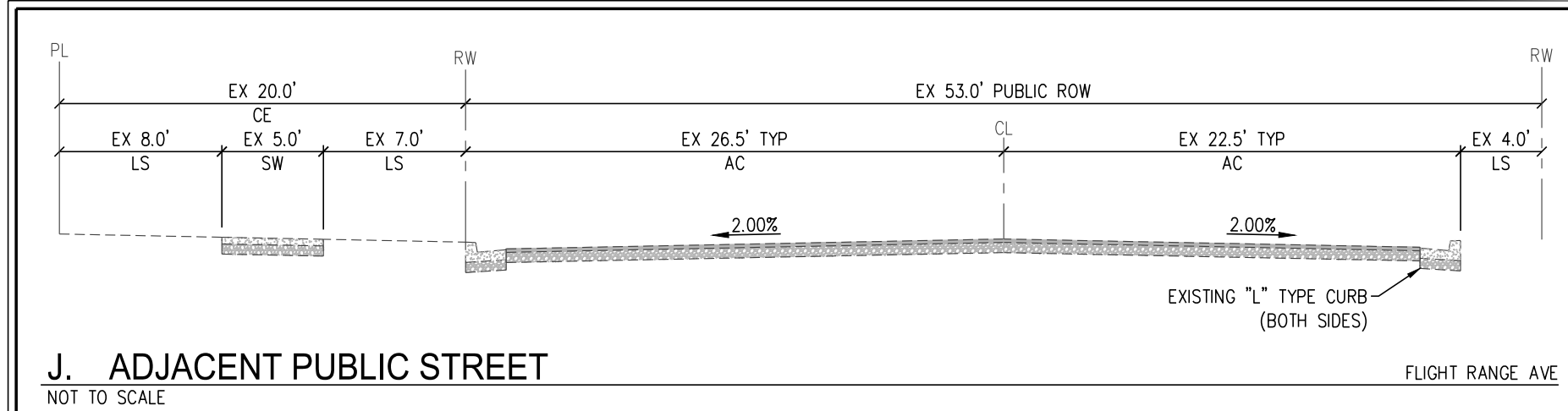
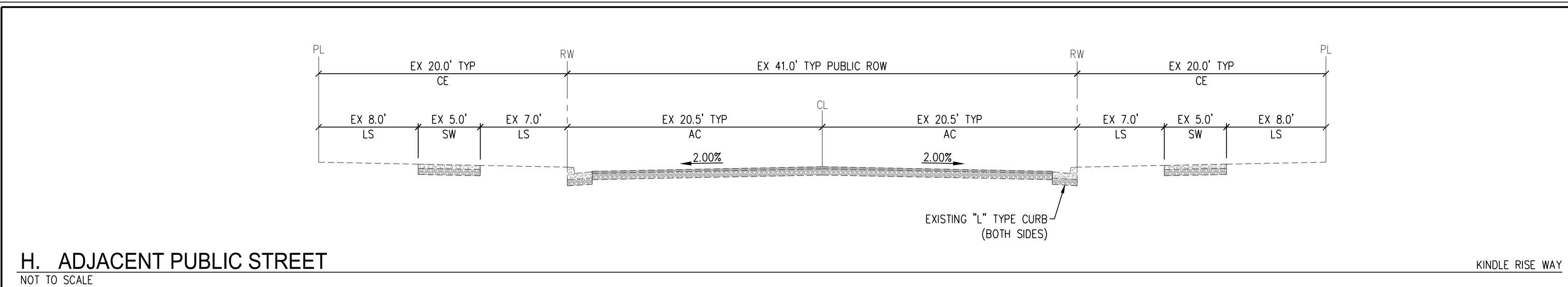
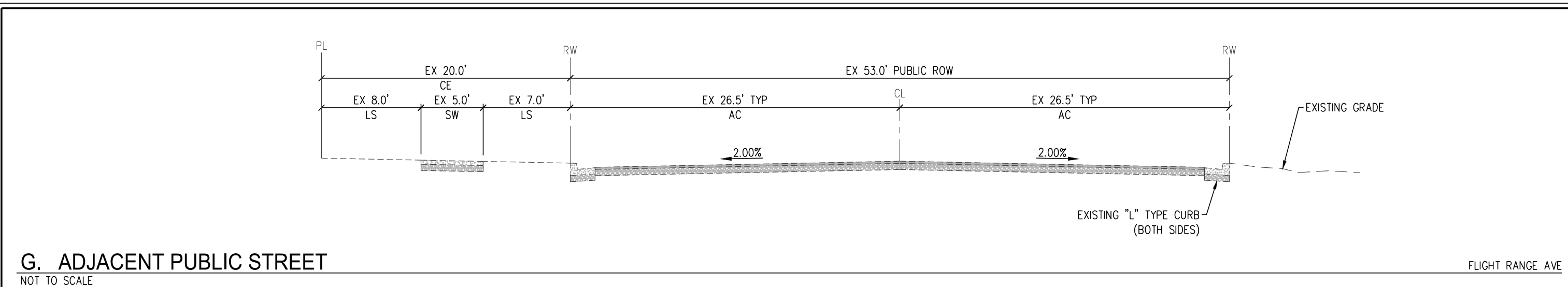
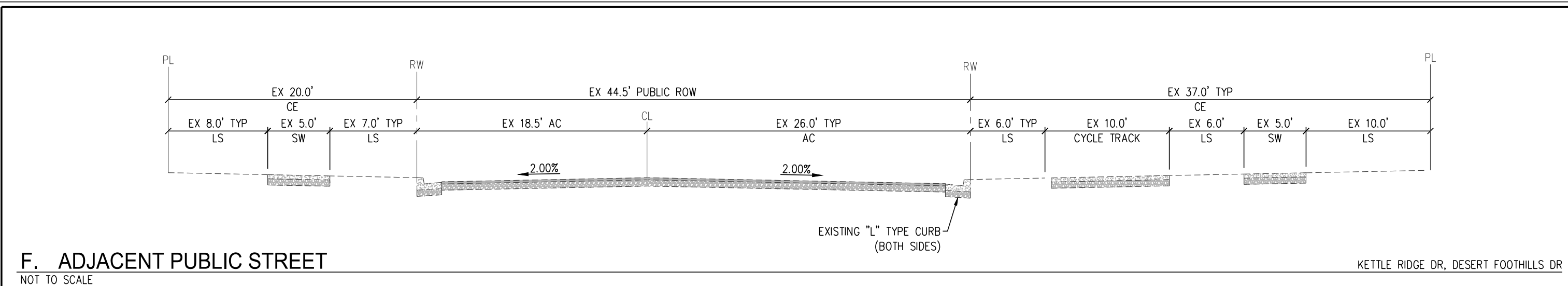
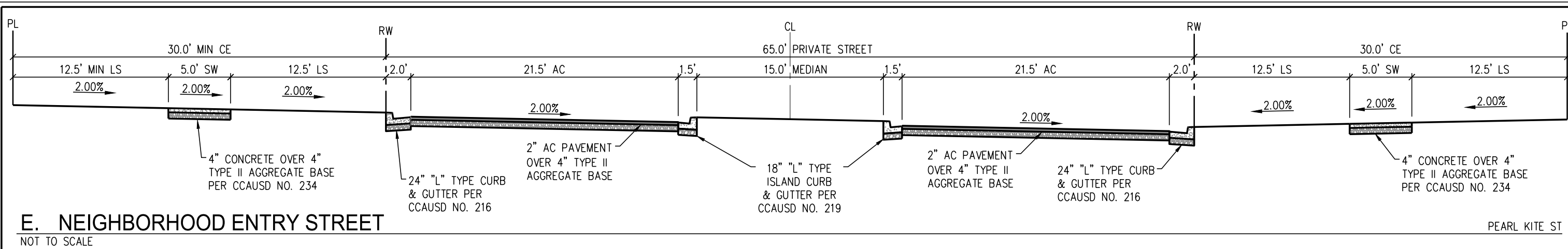
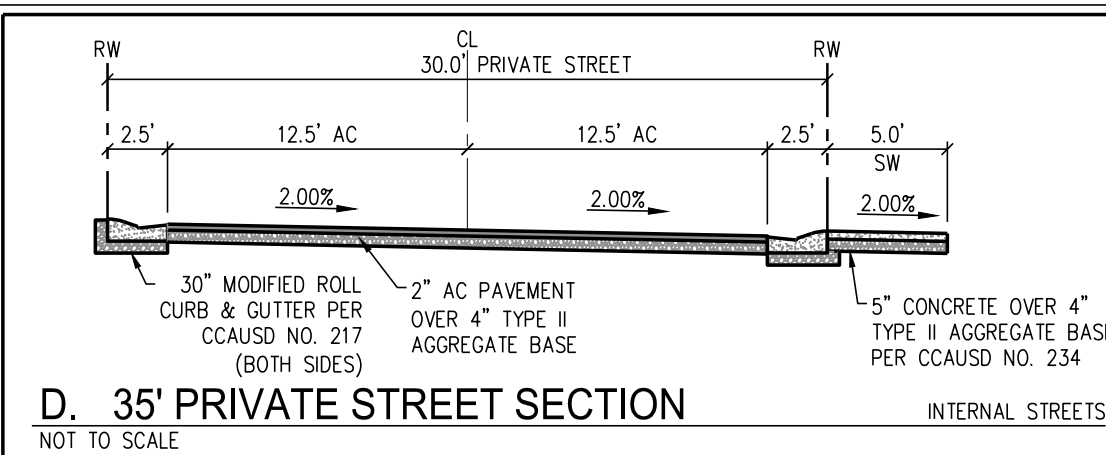
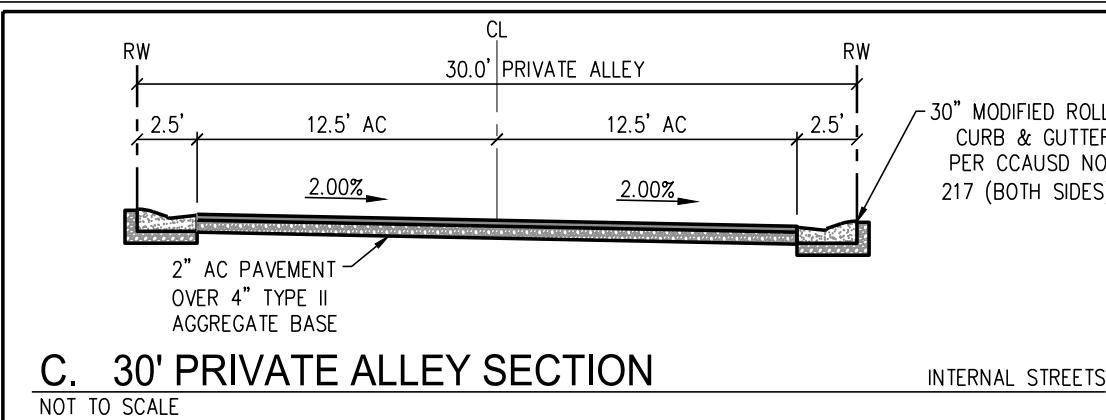
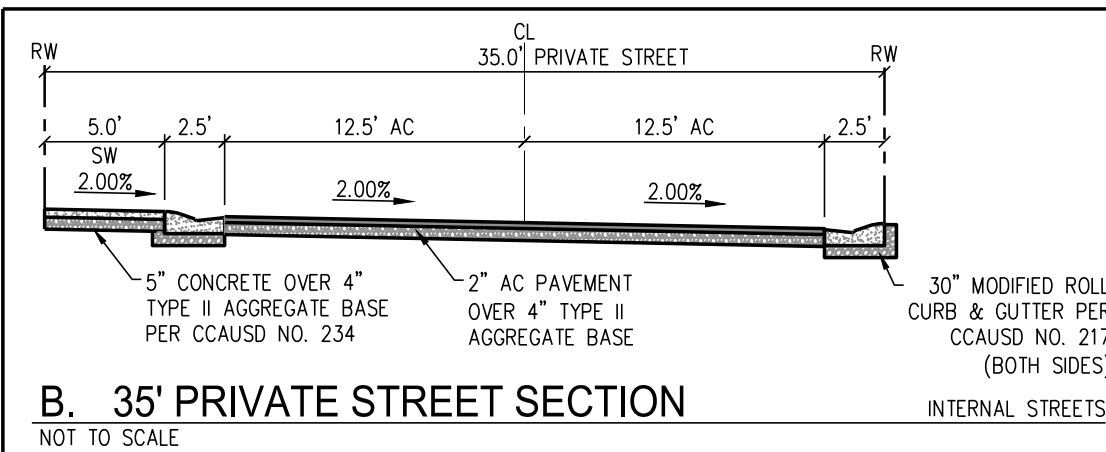
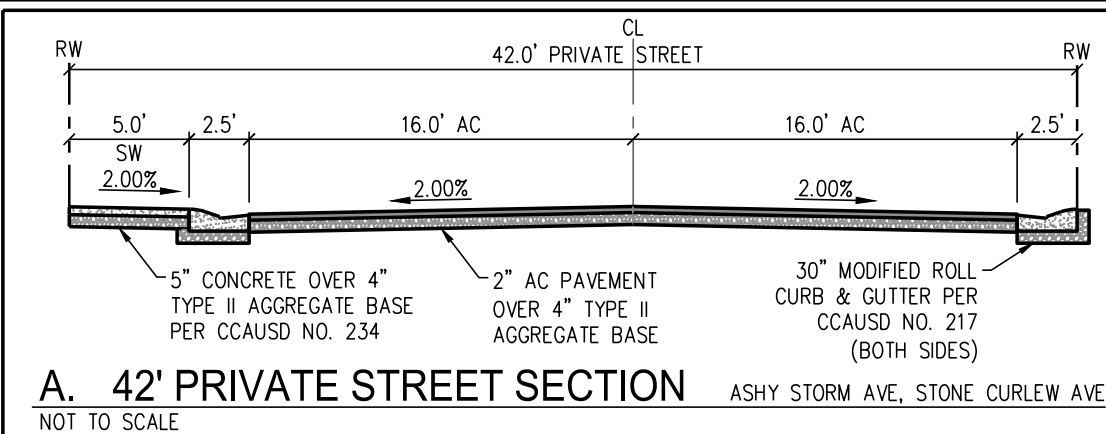
DESIGNER: PDV
CHECKED: MF
PROJECT NO. KBH2204.001



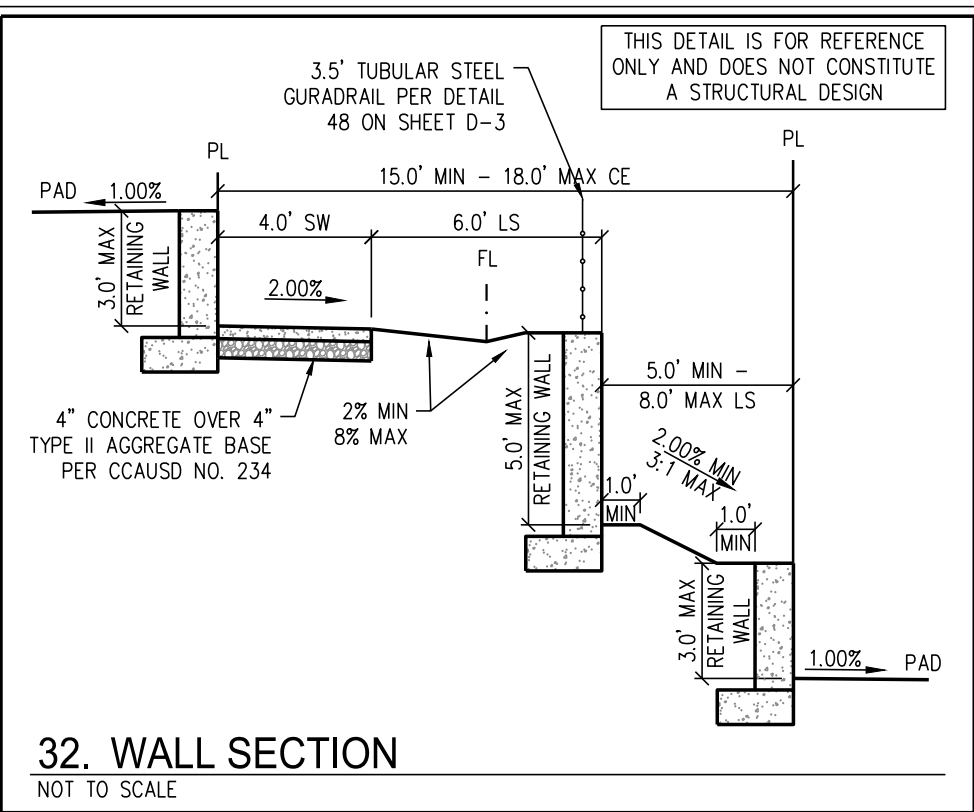
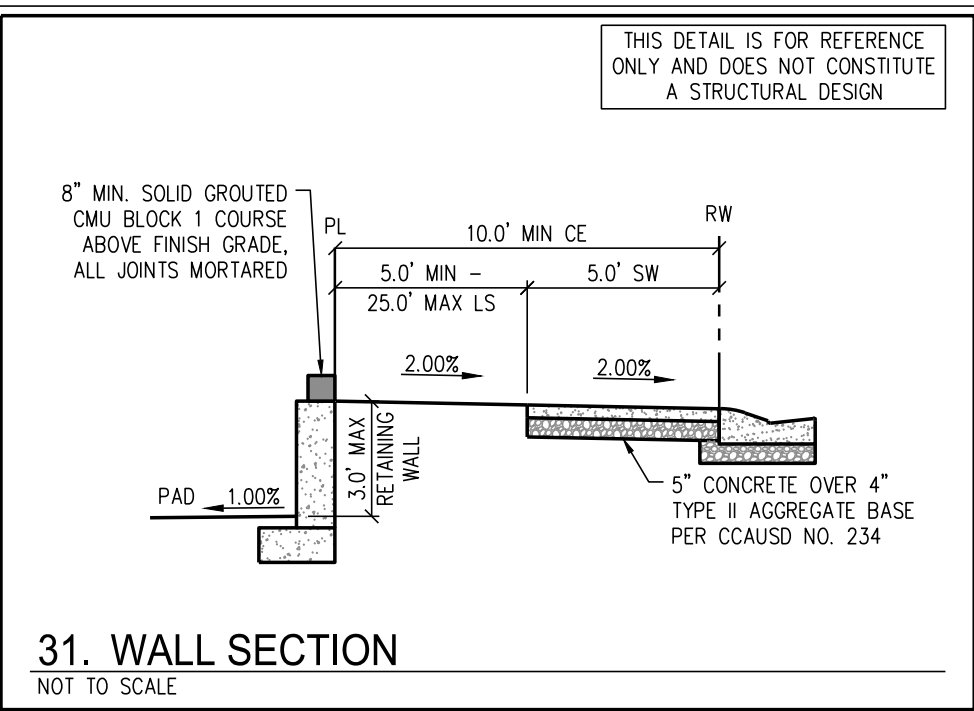
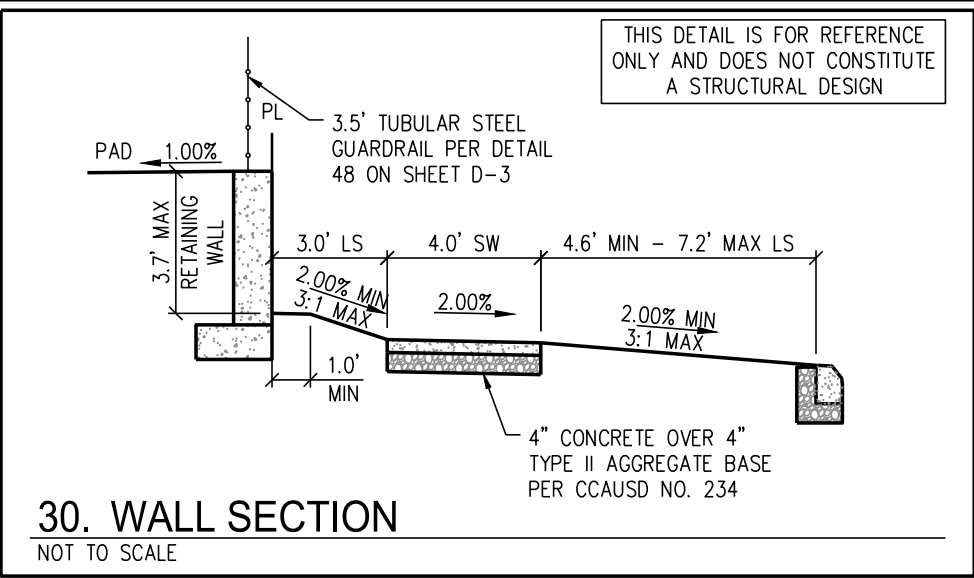
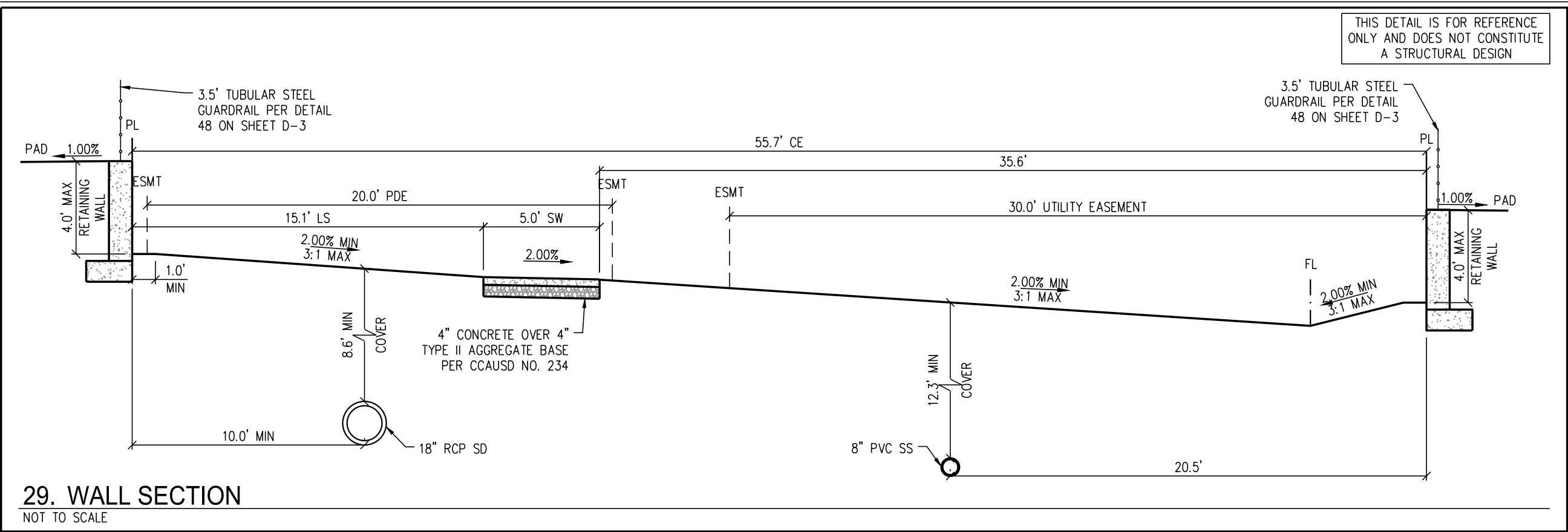
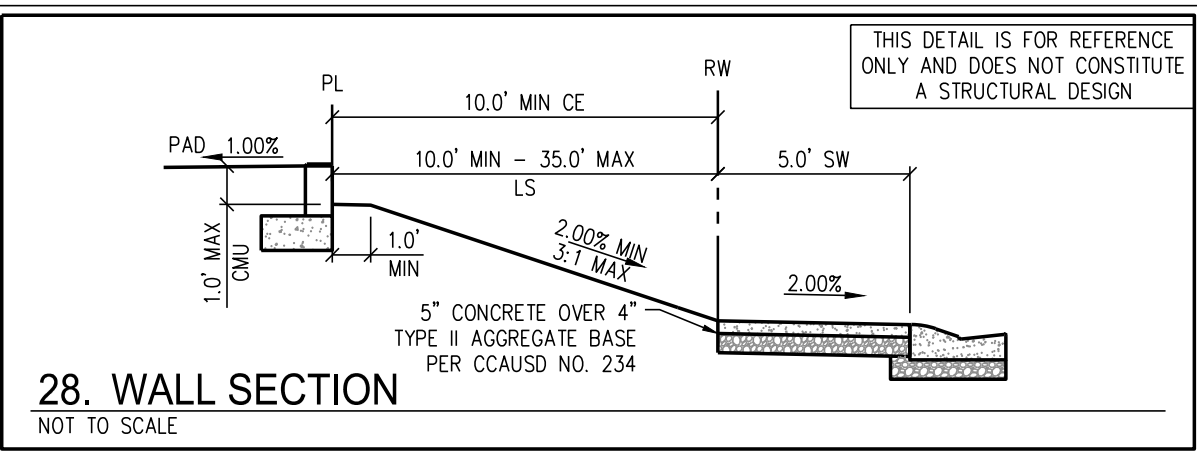
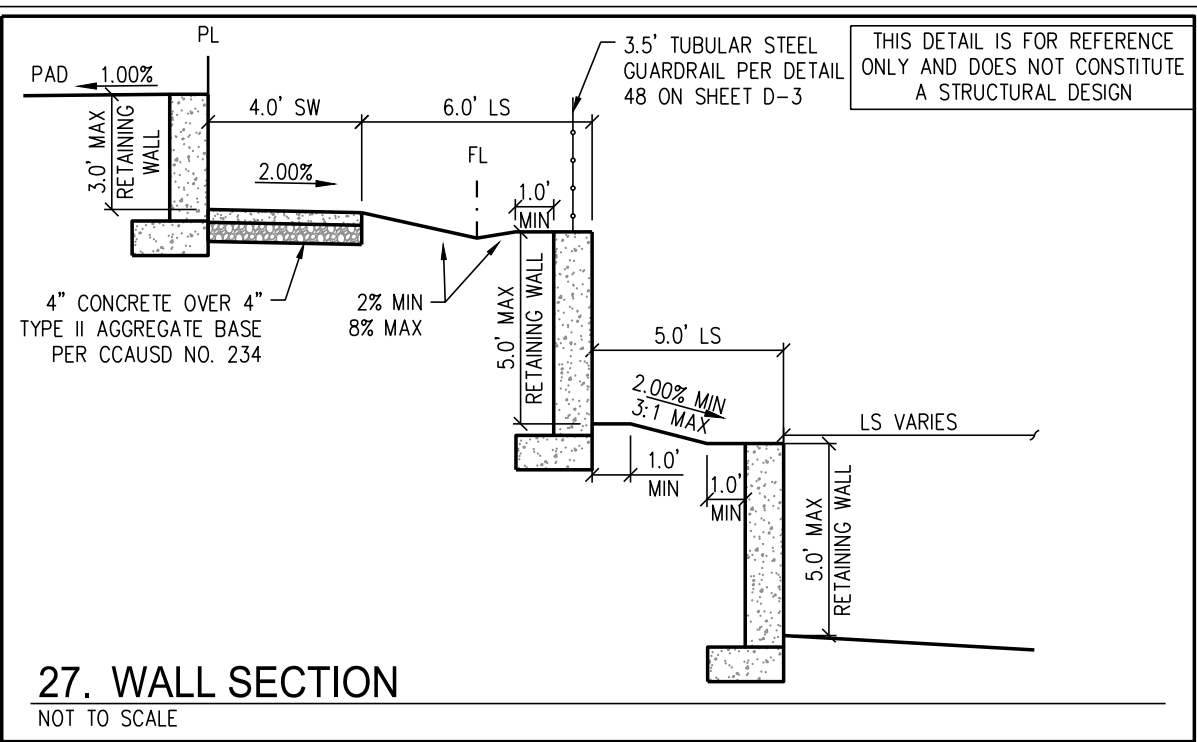
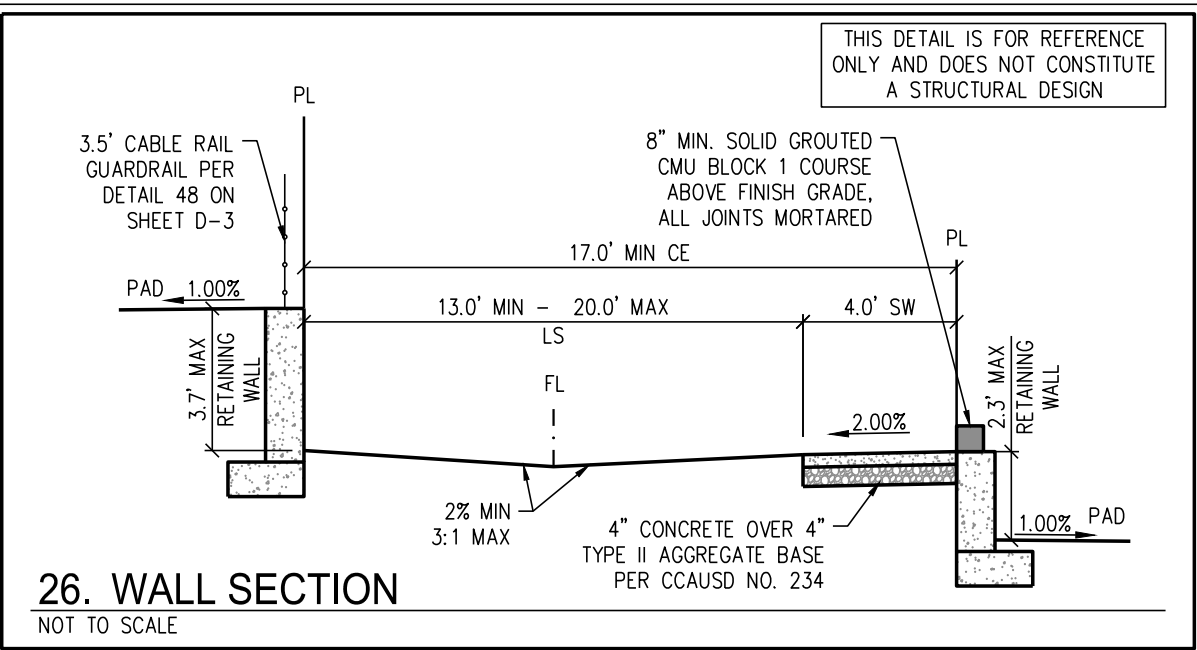
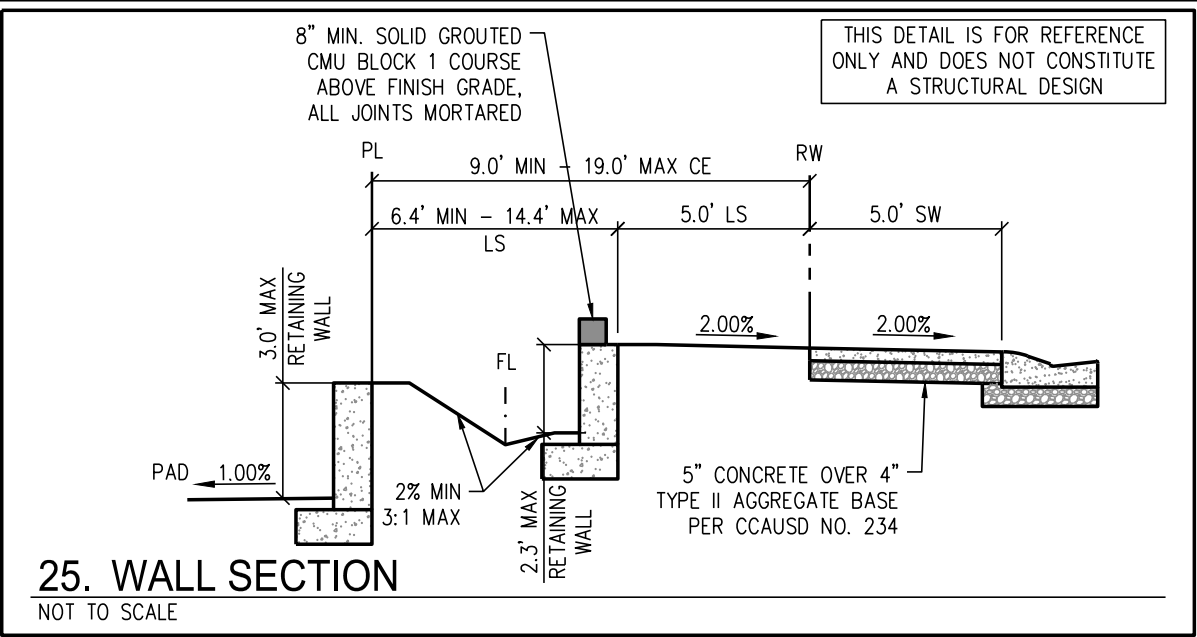
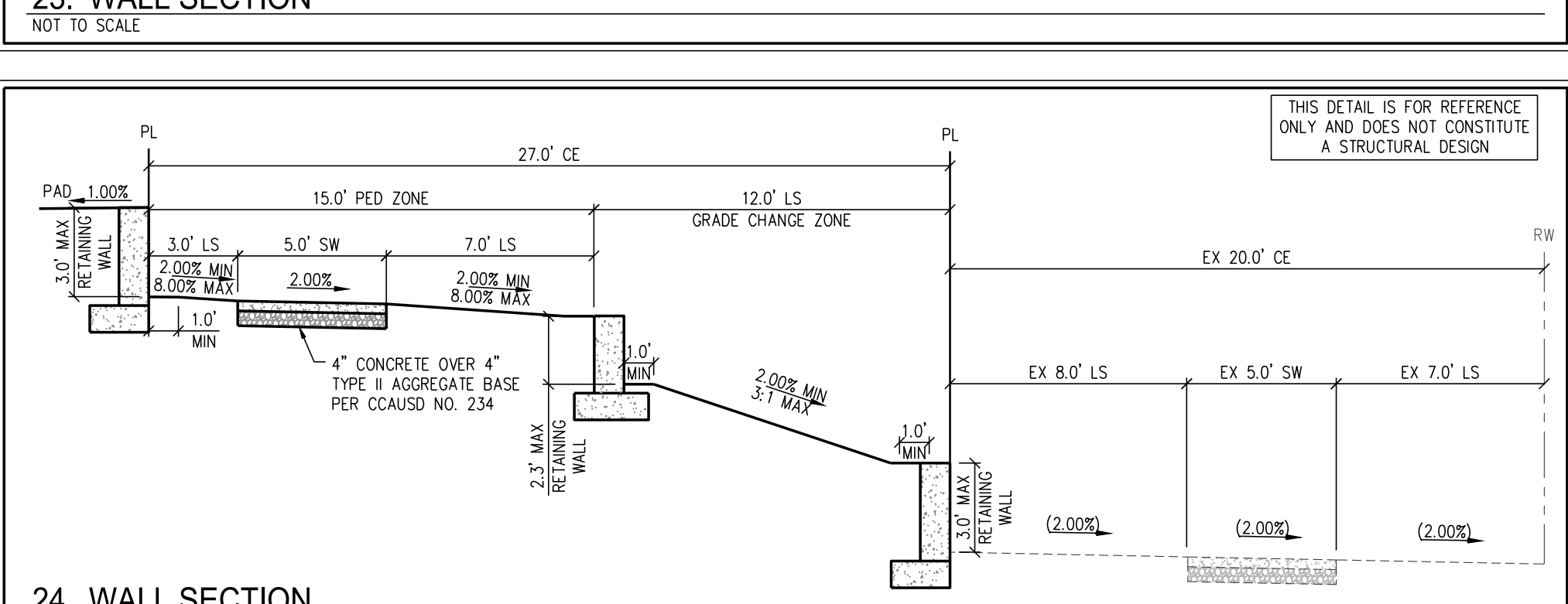
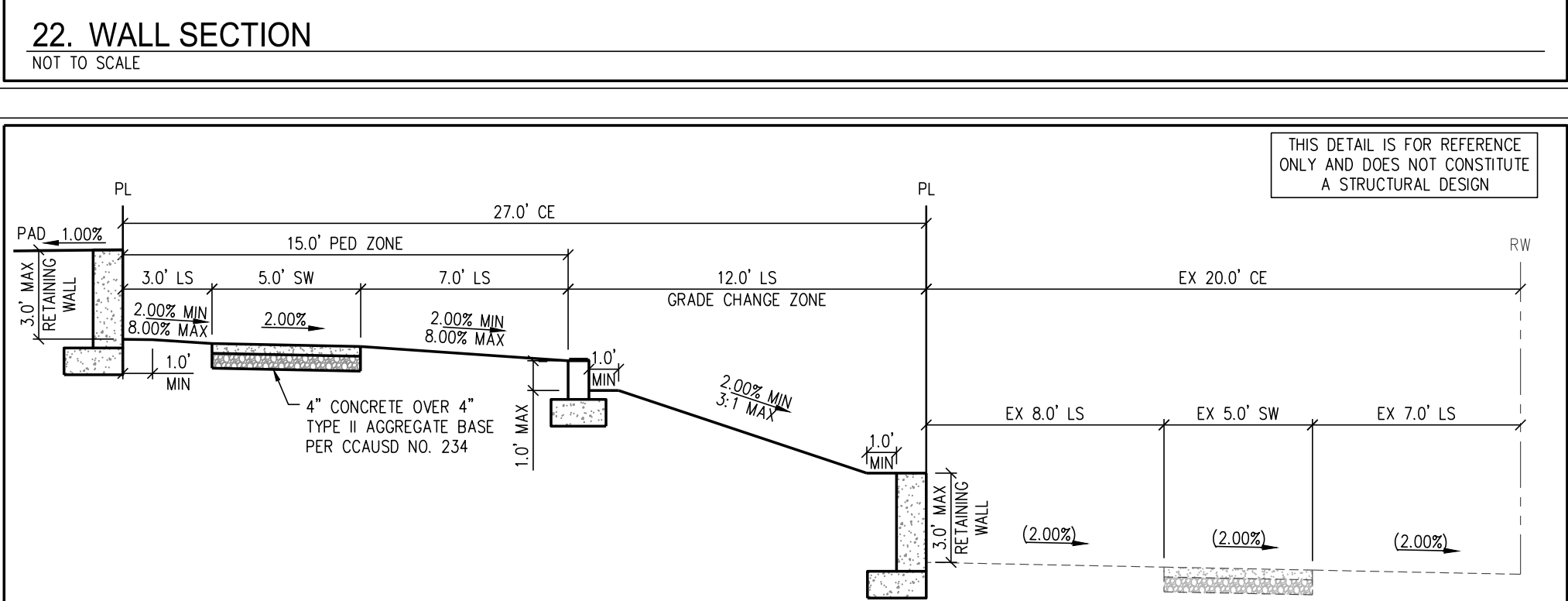
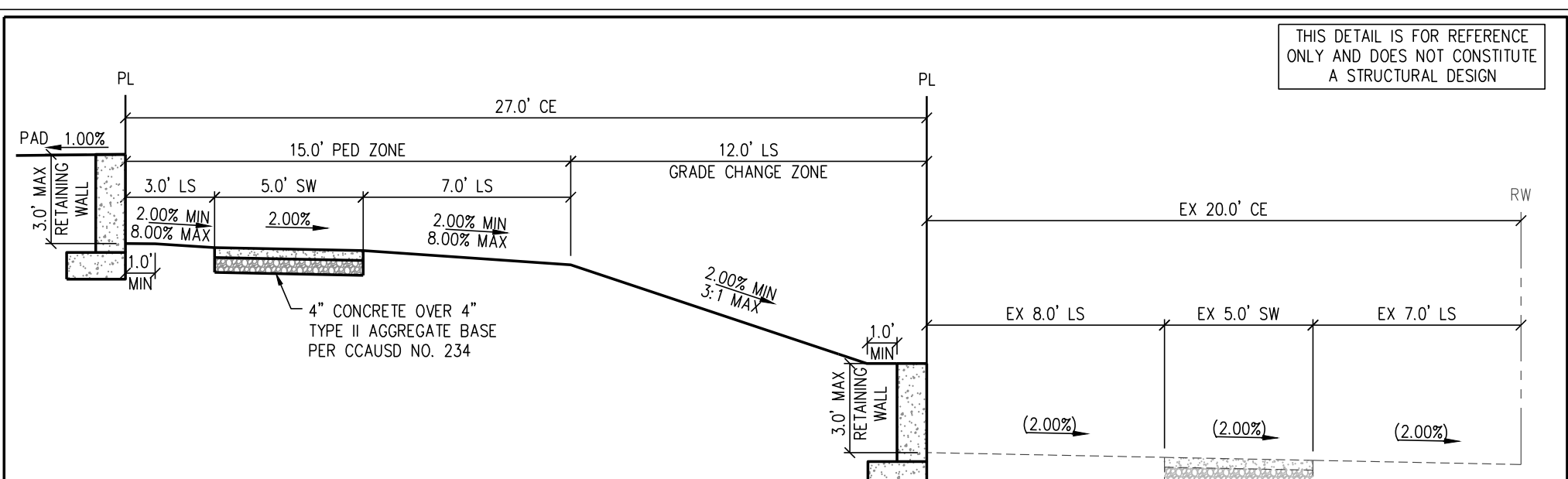
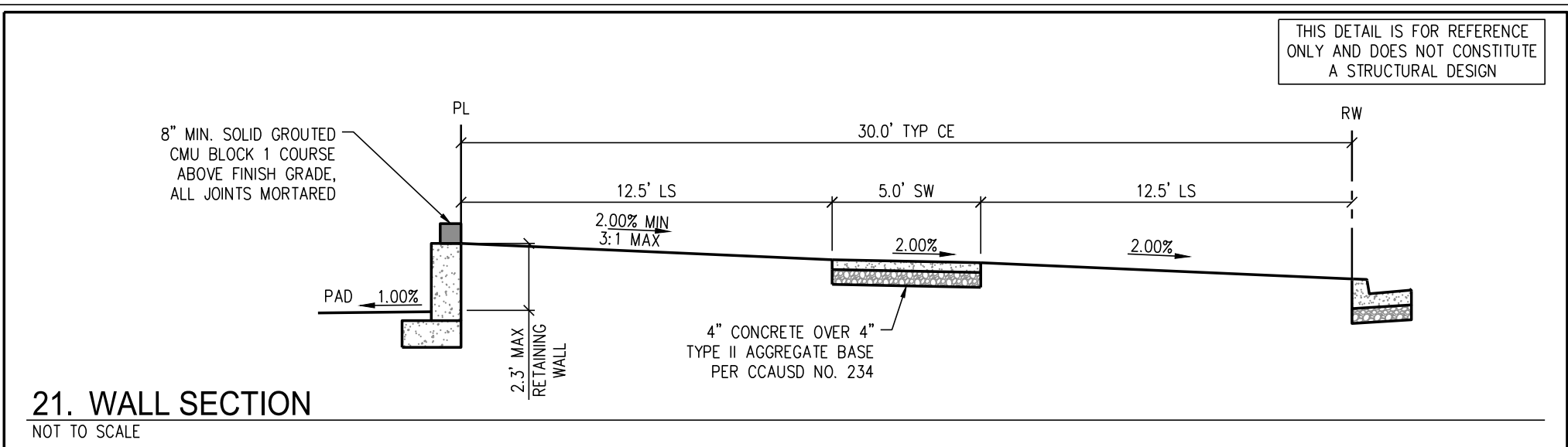
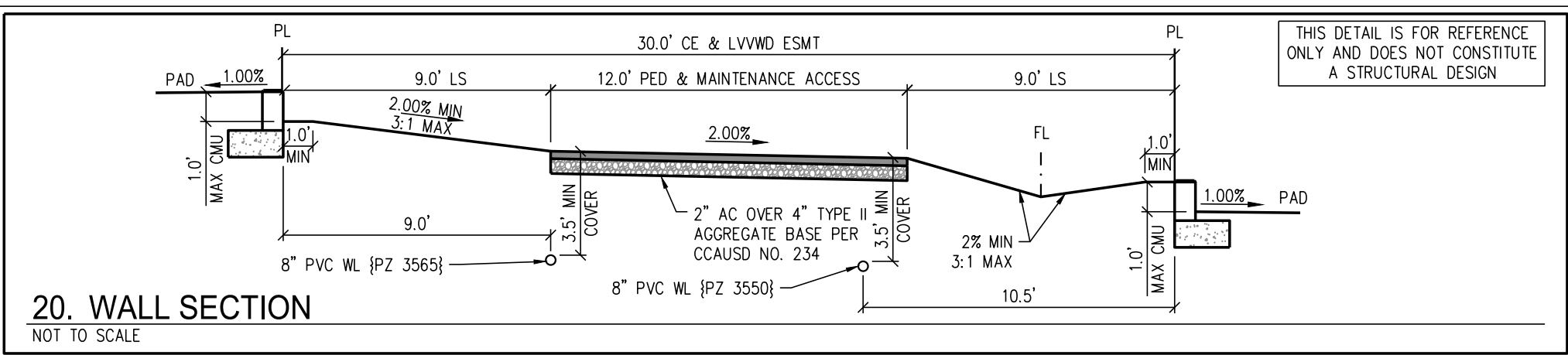
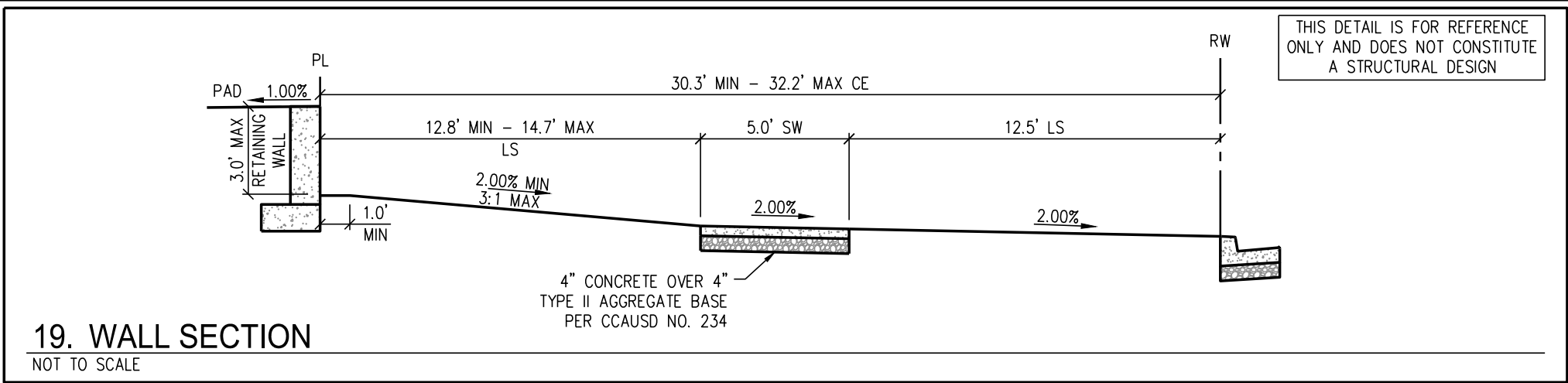
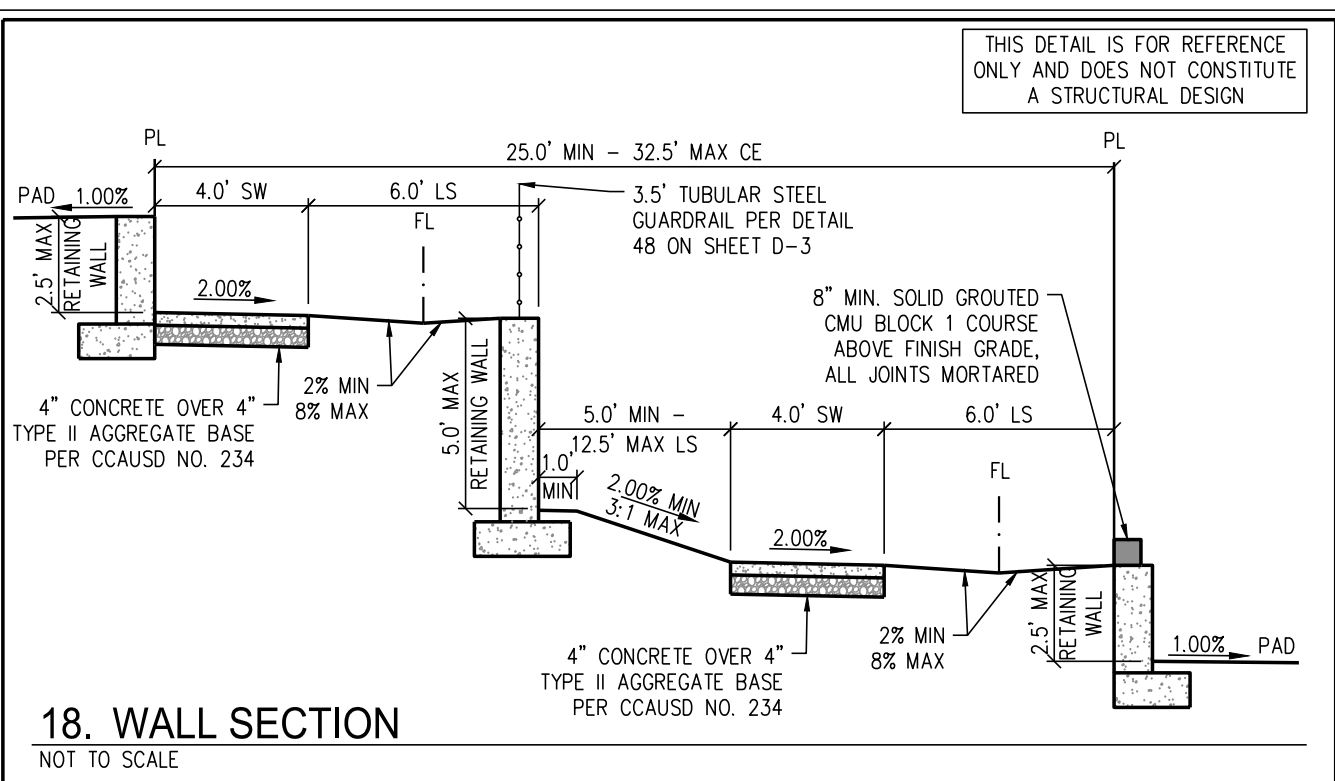
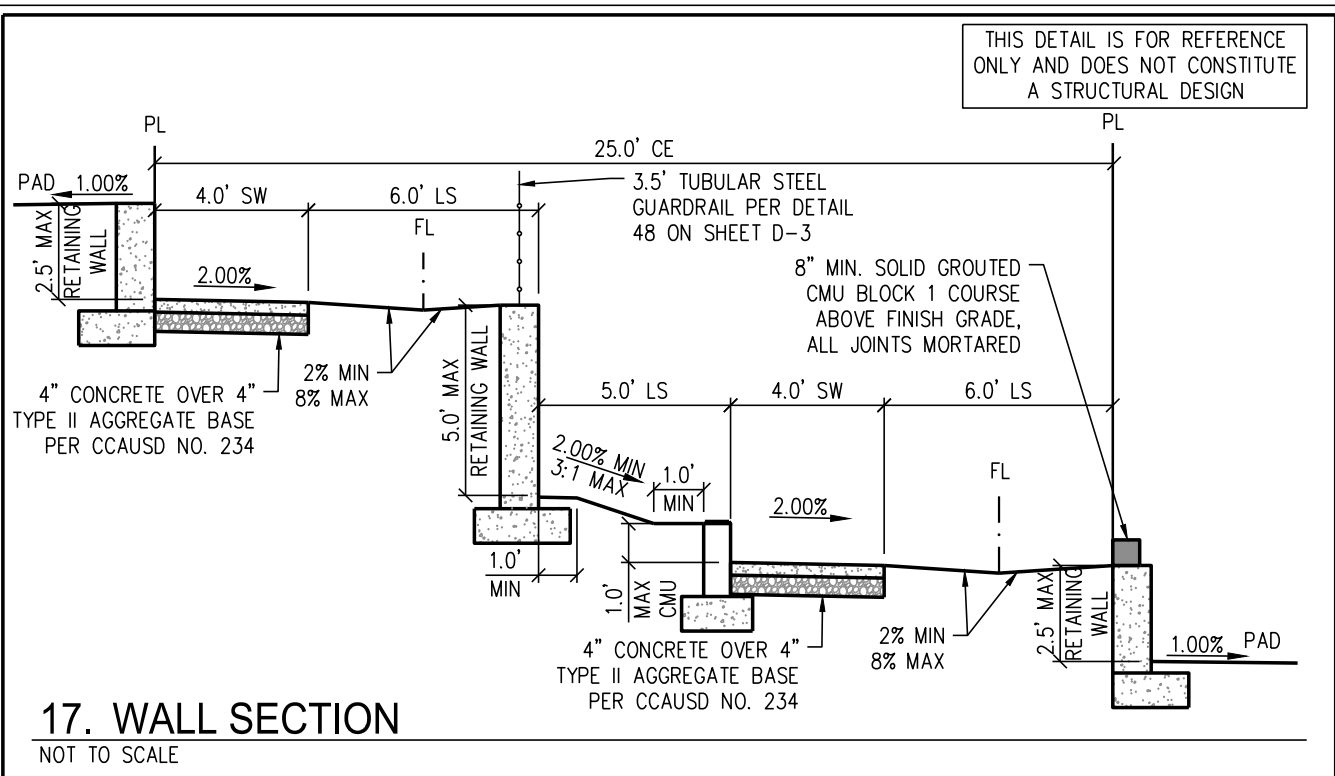
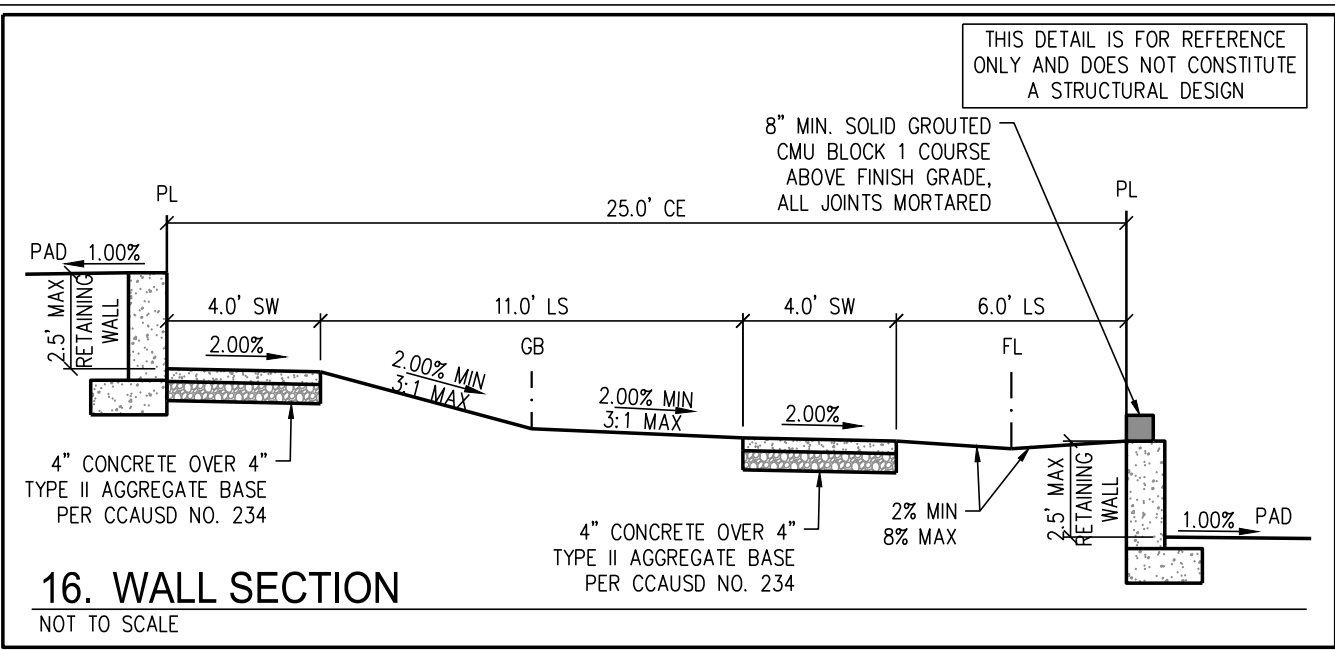
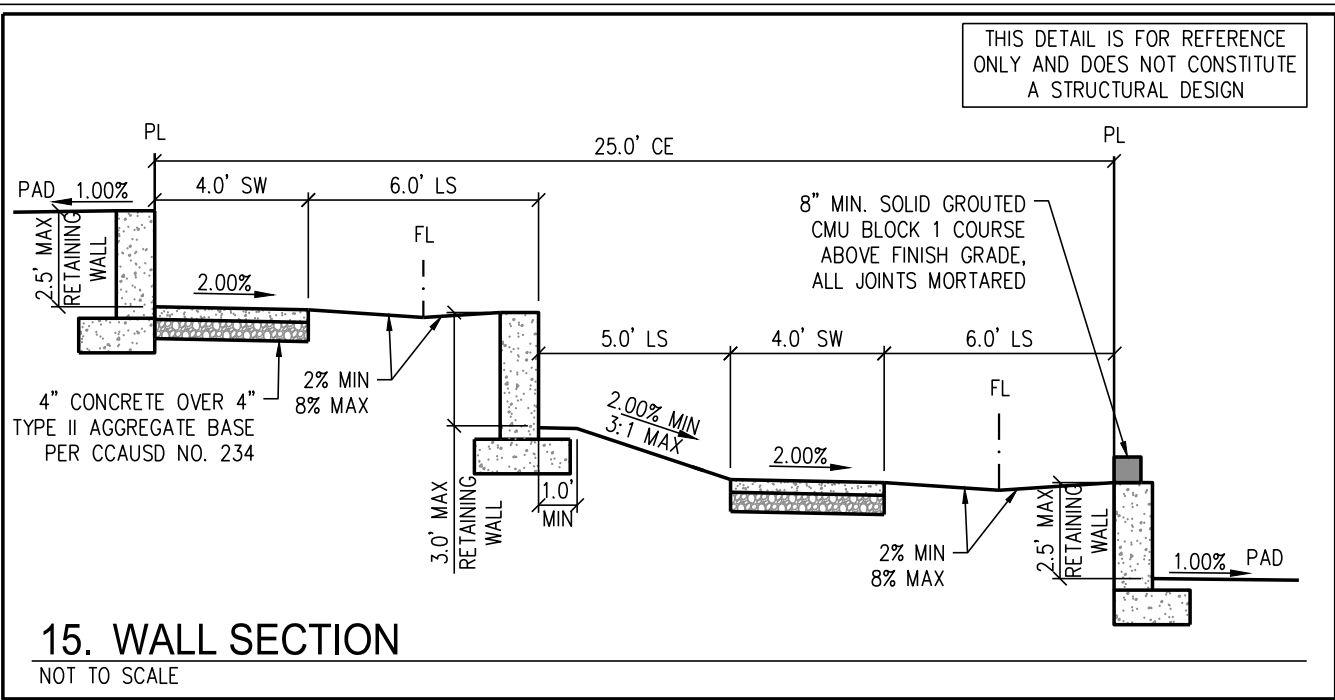
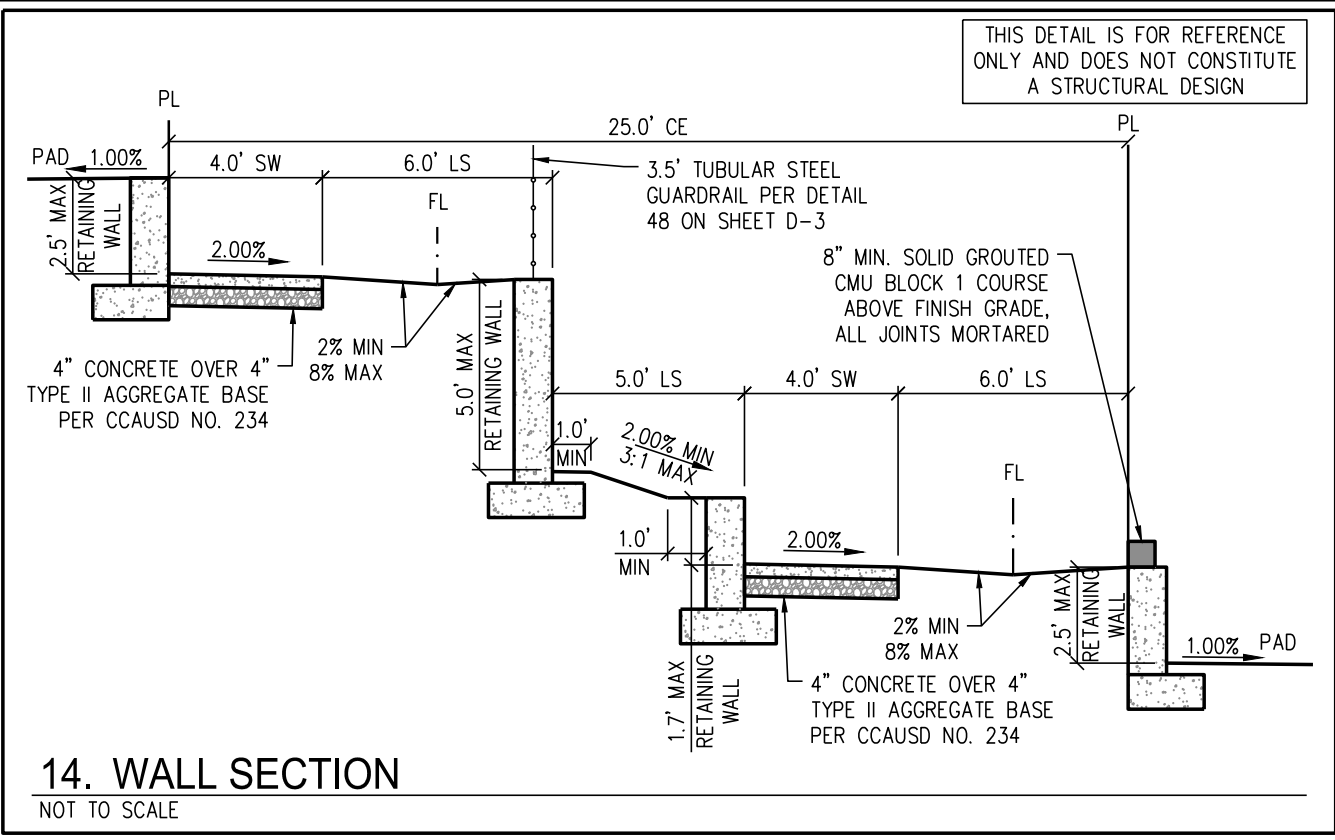
G-6

SHEET 9 OF 19

L22- _____
V DWG #



I:\kbb2204-000 summerlin stu.dwg:mpcray,kbb2204.000-til.dwg 9/20/2022 9:52 AM Don Burdick



APPROVED FOR CONSTRUCTION

LAS VEGAS VALLEY WATER DISTRICT ENGINEERING SERVICES
PROJECT NO. _____ FIRST APPROVED DATE: _____
LVWD APPROVED FIRE FLOW 1,500 GPM AT 20 PS RESIDUAL
MAXIMUM AVAILABLE FIRE SPRINKLER FLOW 20 GPM



Westwood
5725 W. Badura Ave.
Suite 100
Las Vegas, NV 89118
Phone (702) 284-5300
westwoodps.com
Westwood Professional Services, Inc.

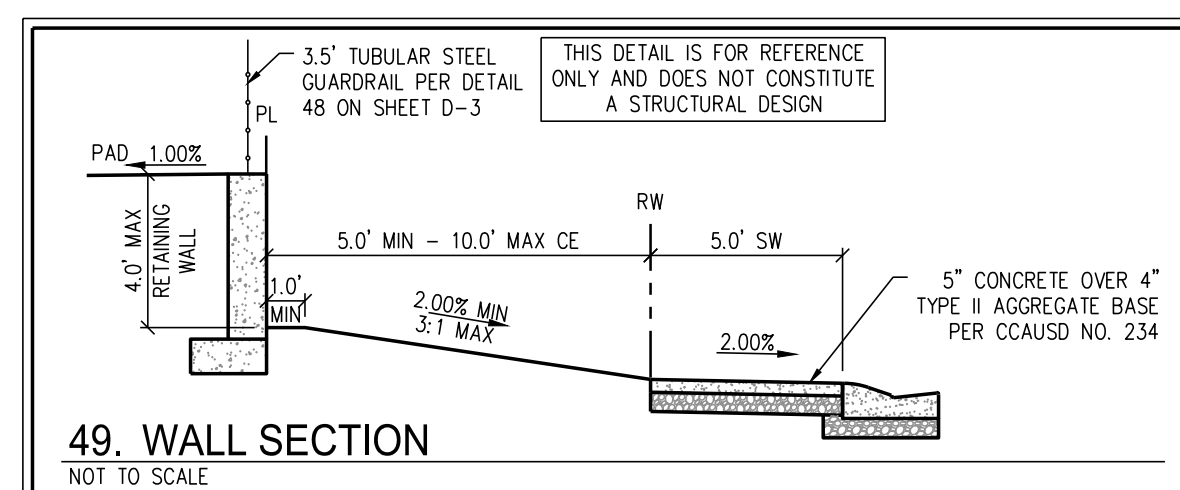
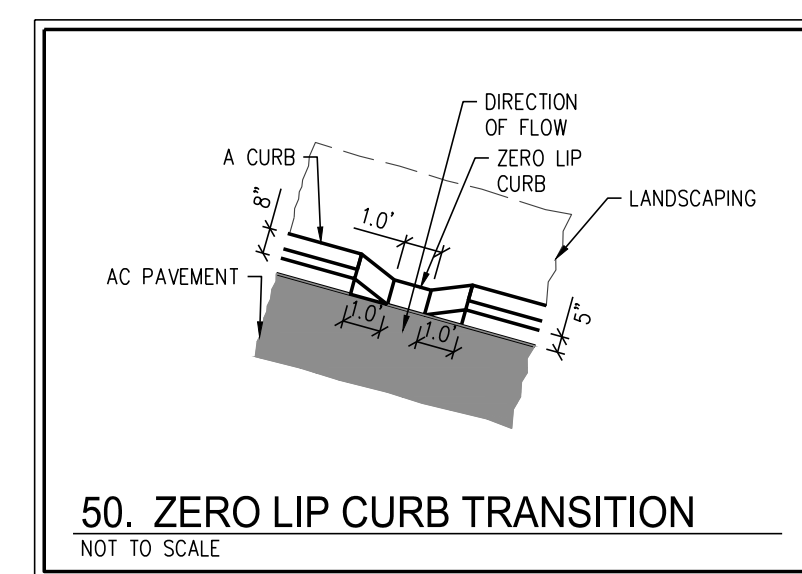
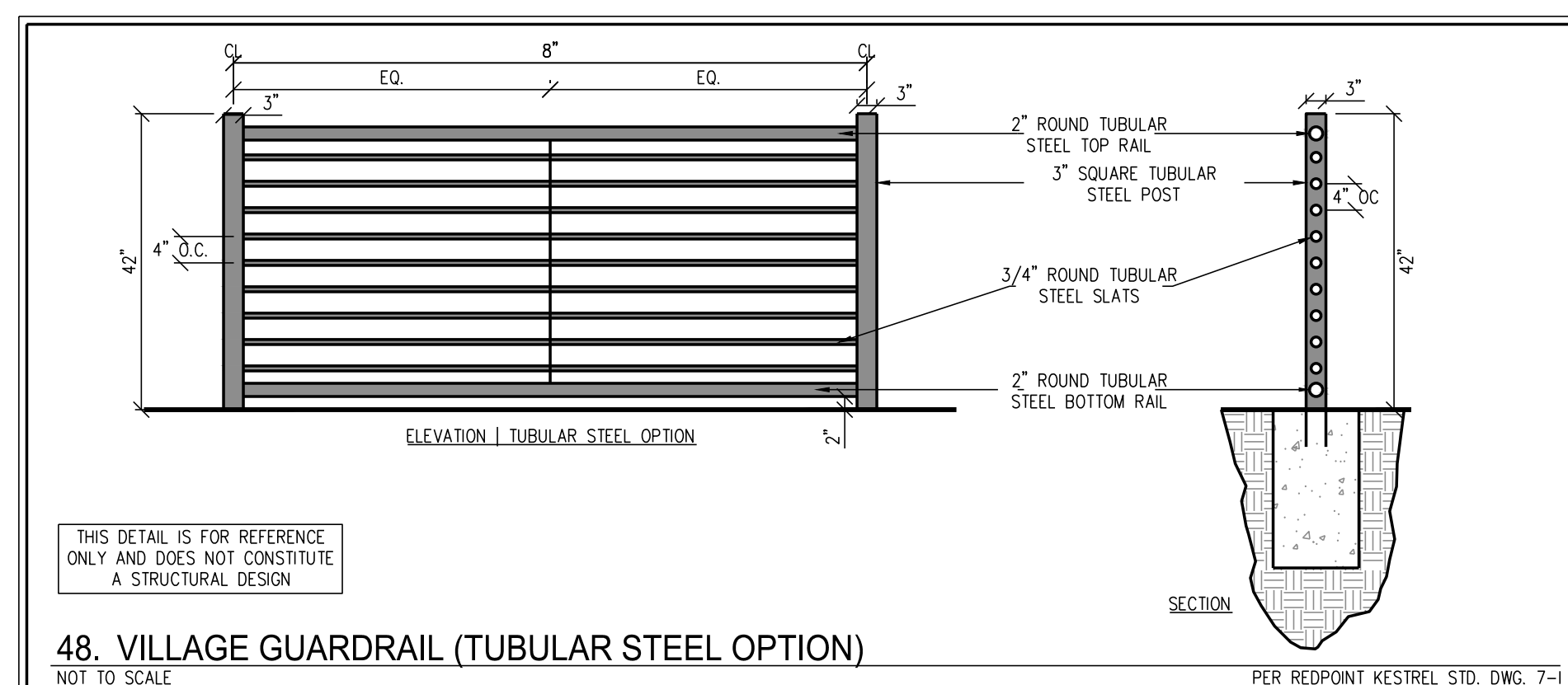
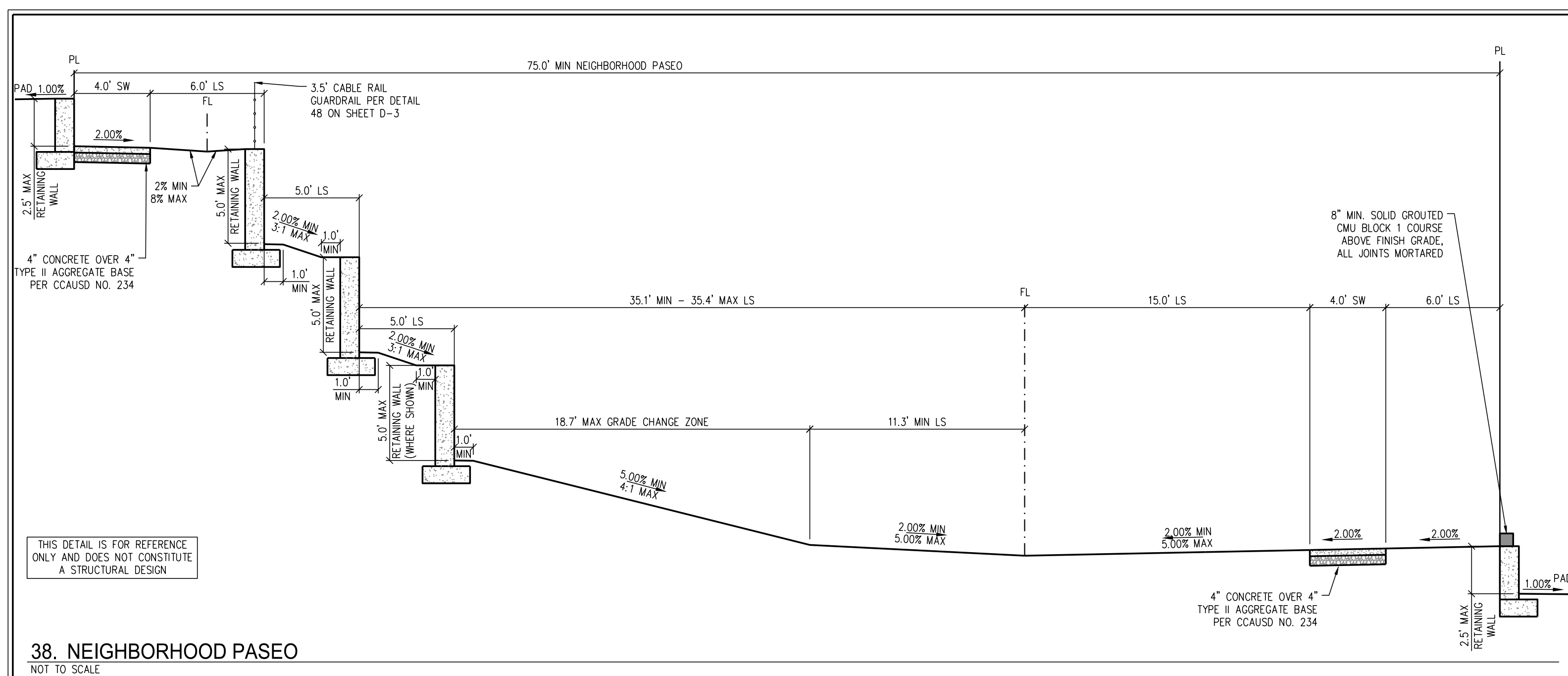
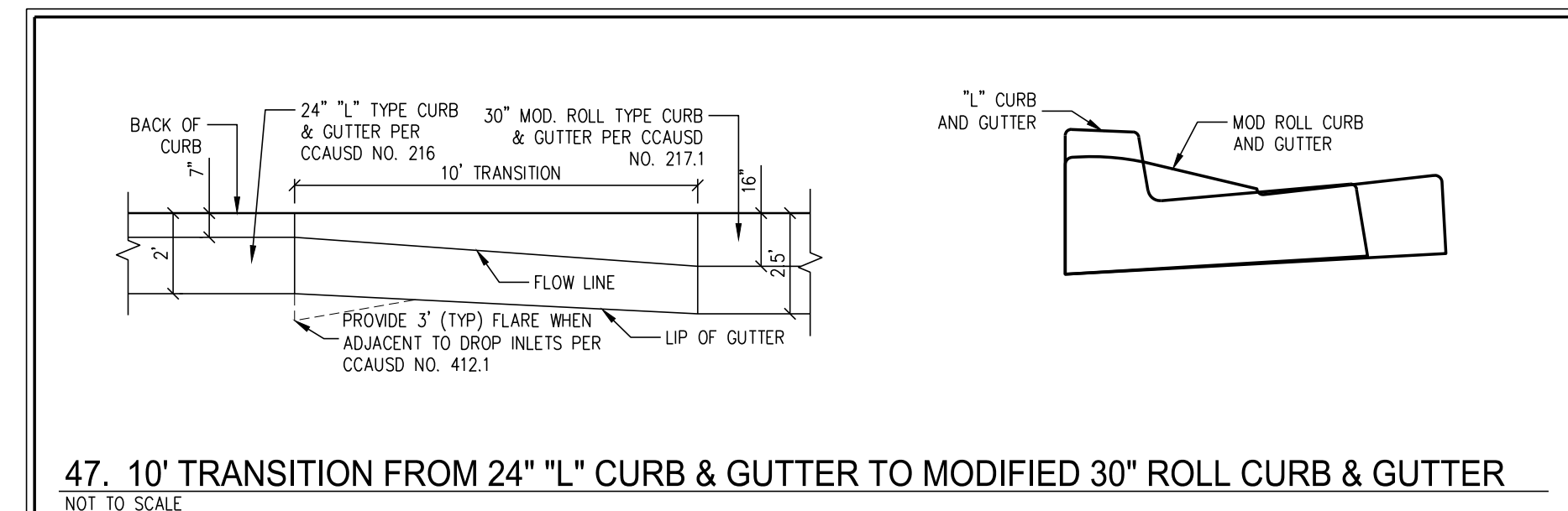
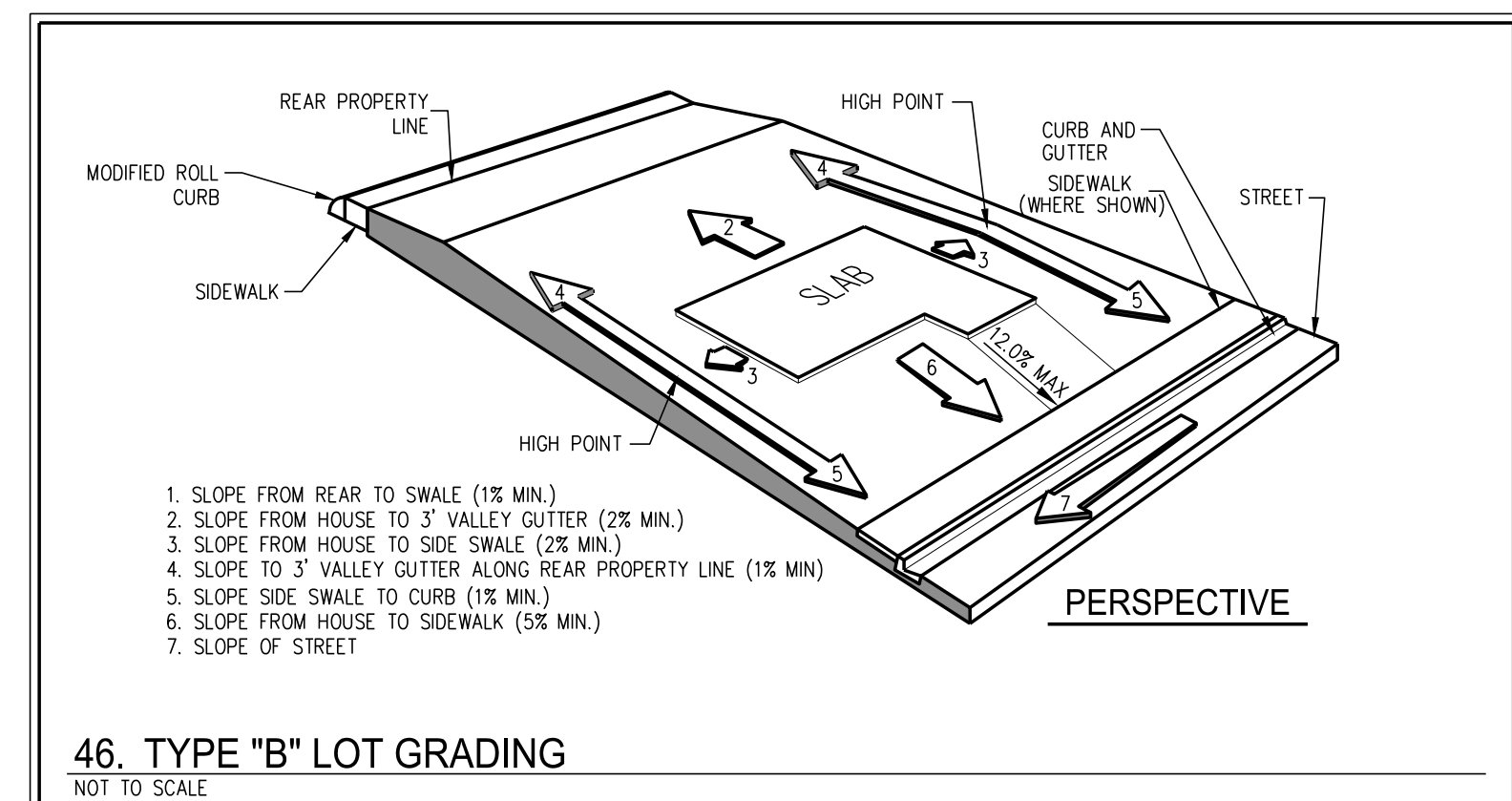
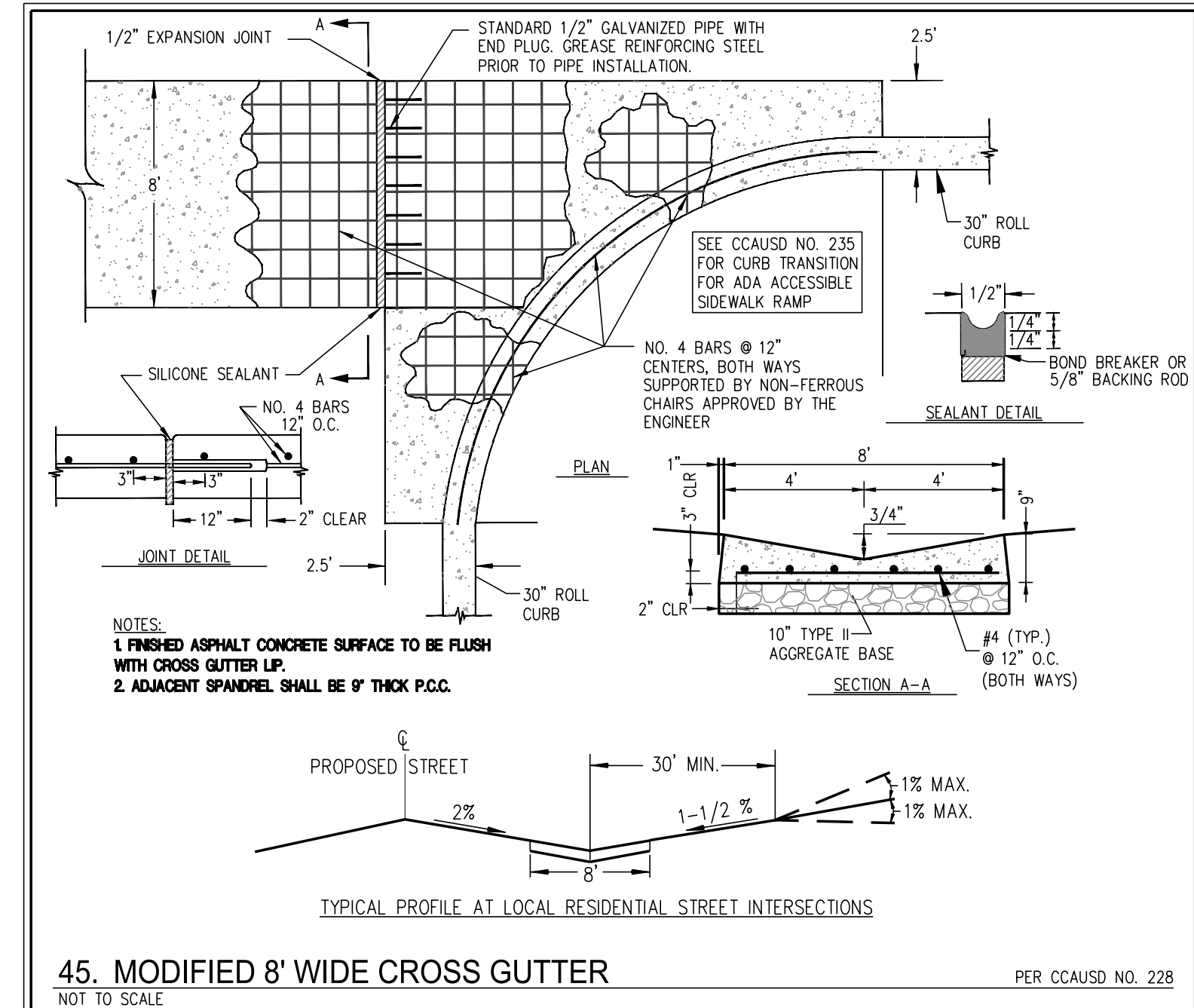
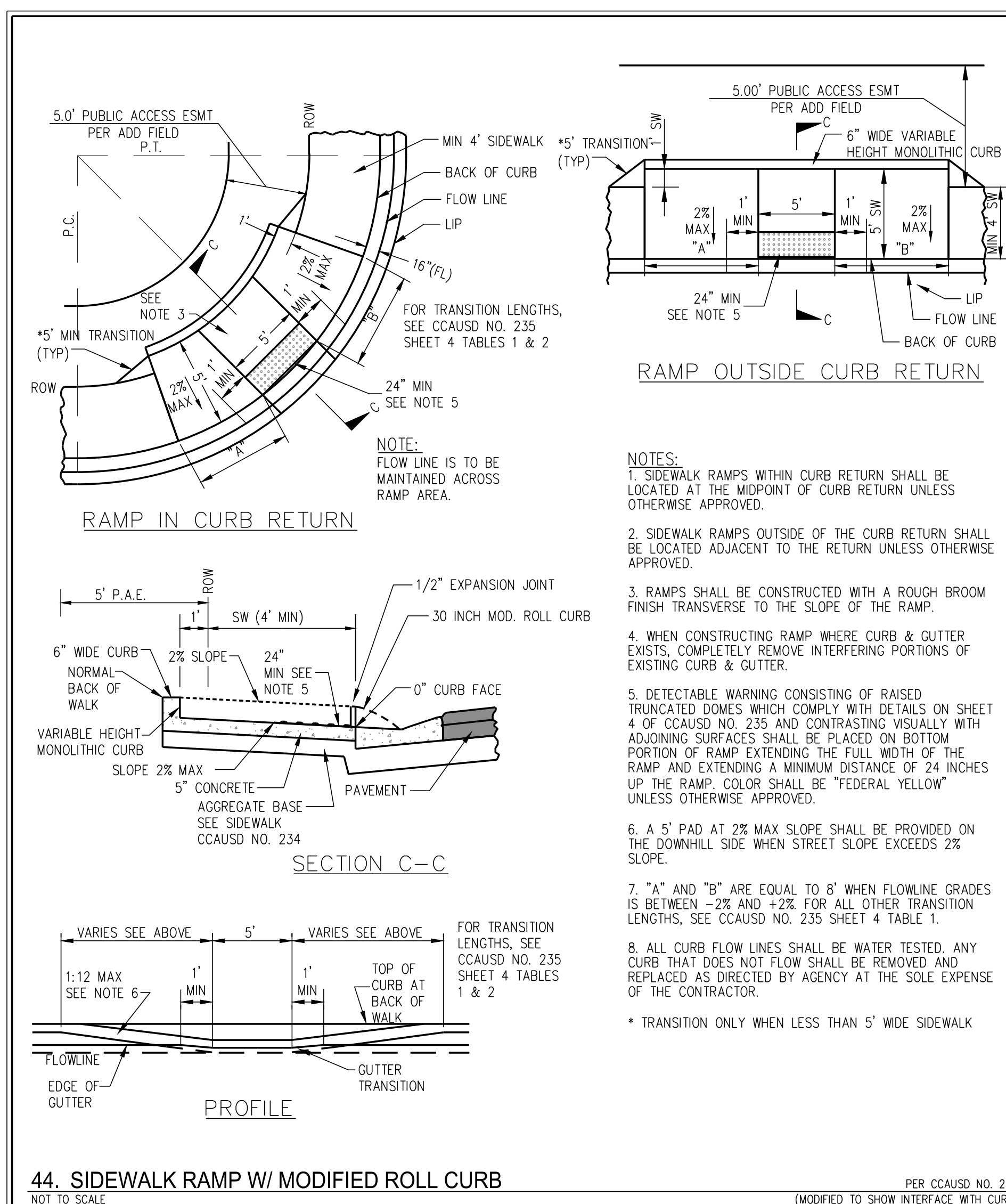
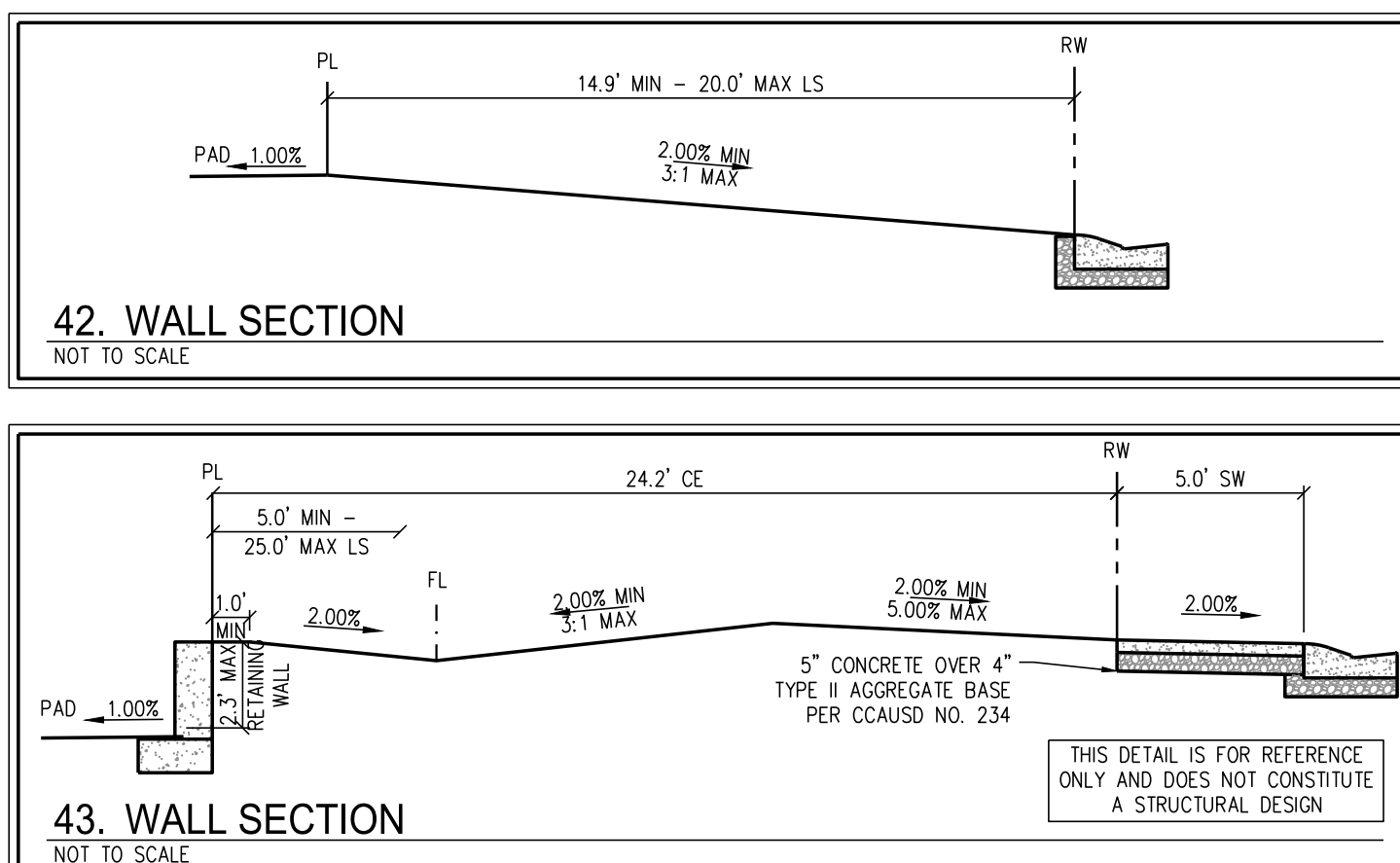
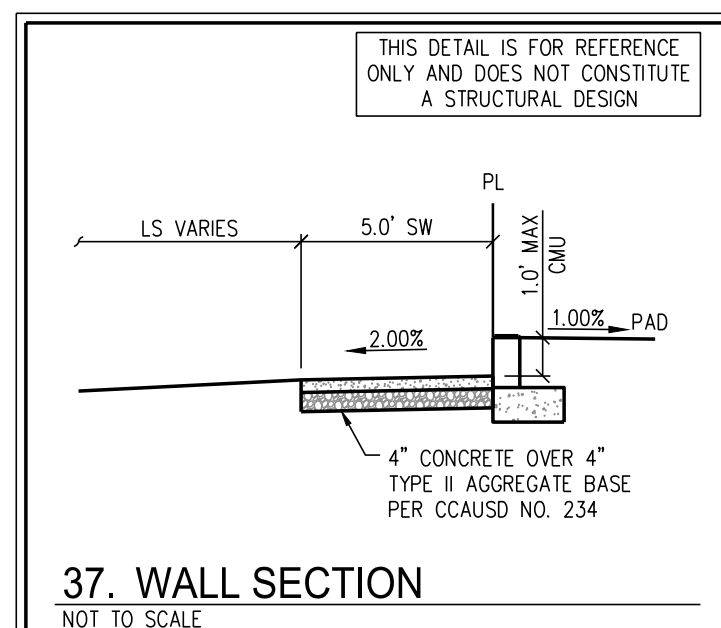
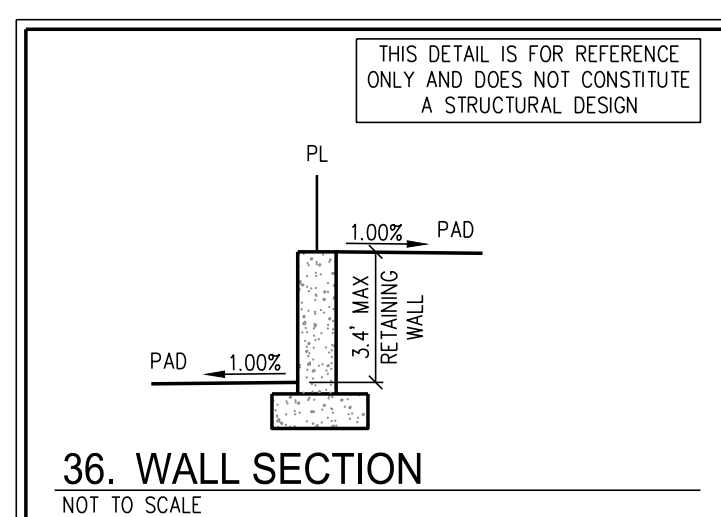
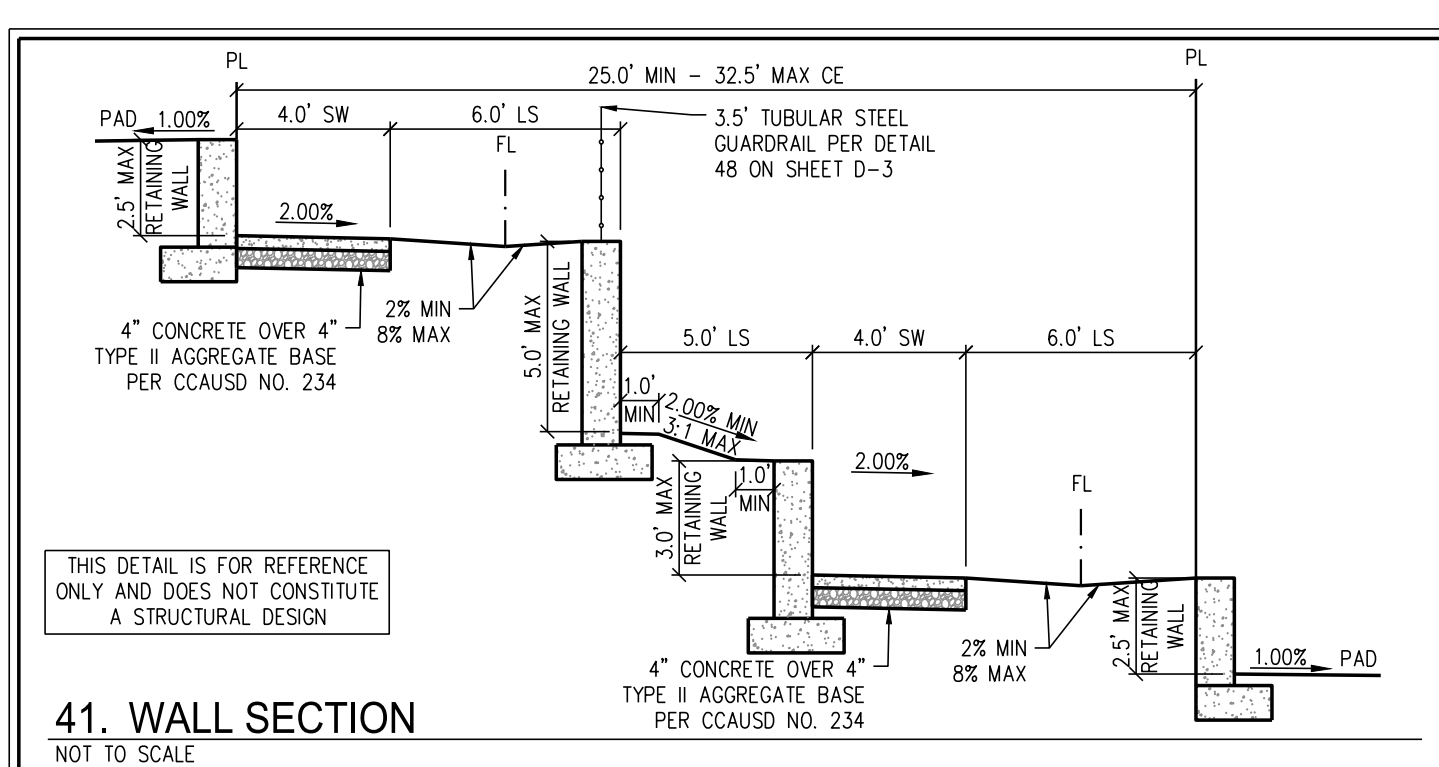
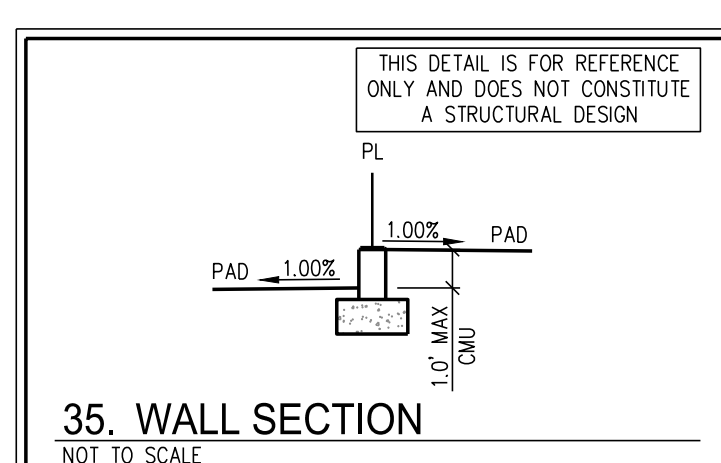
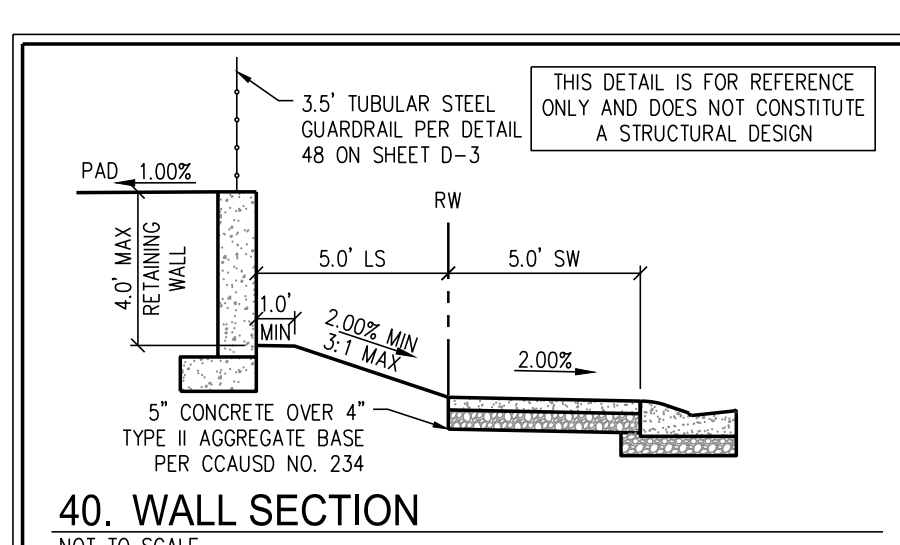
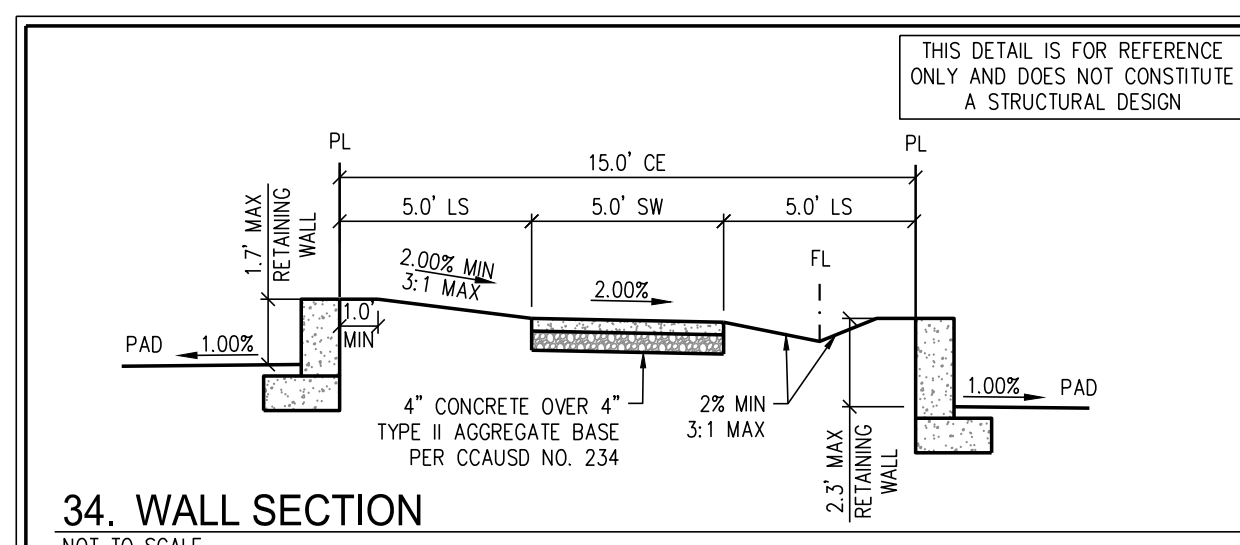
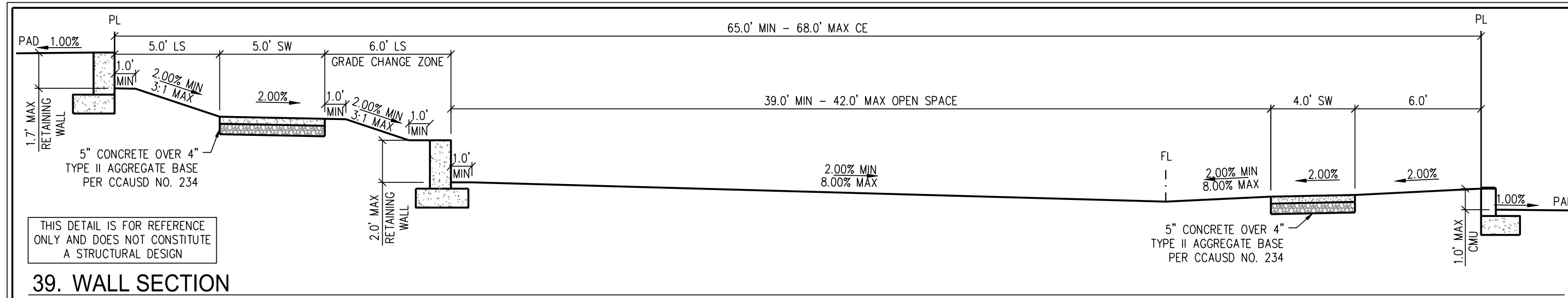
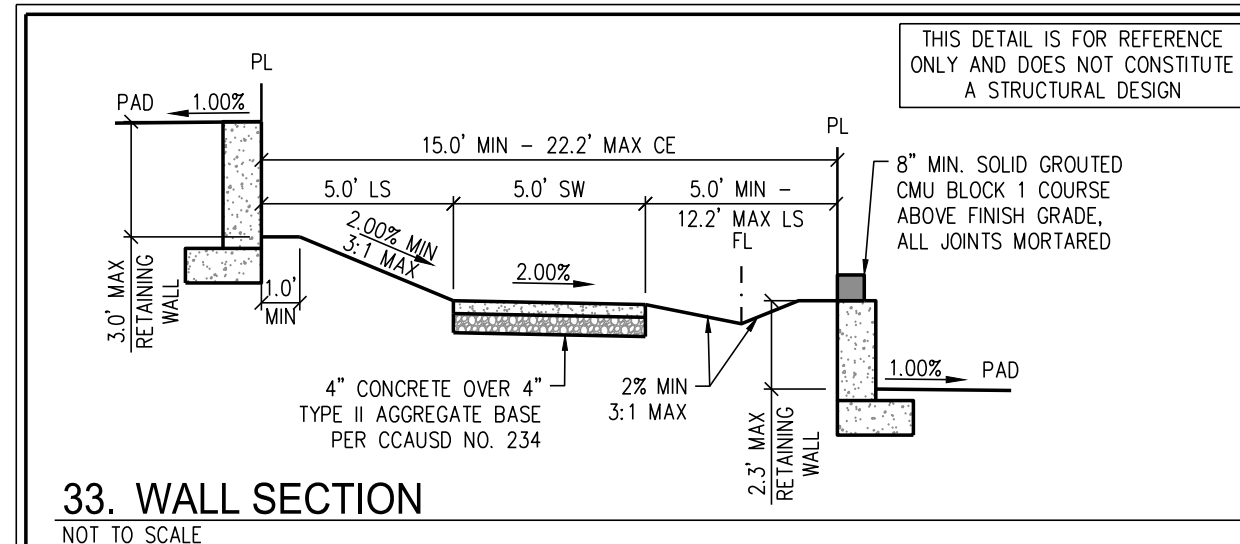
NO.	DESCRIPTION	DATE	BY	APP. DATE

CITY OF LAS VEGAS, NV

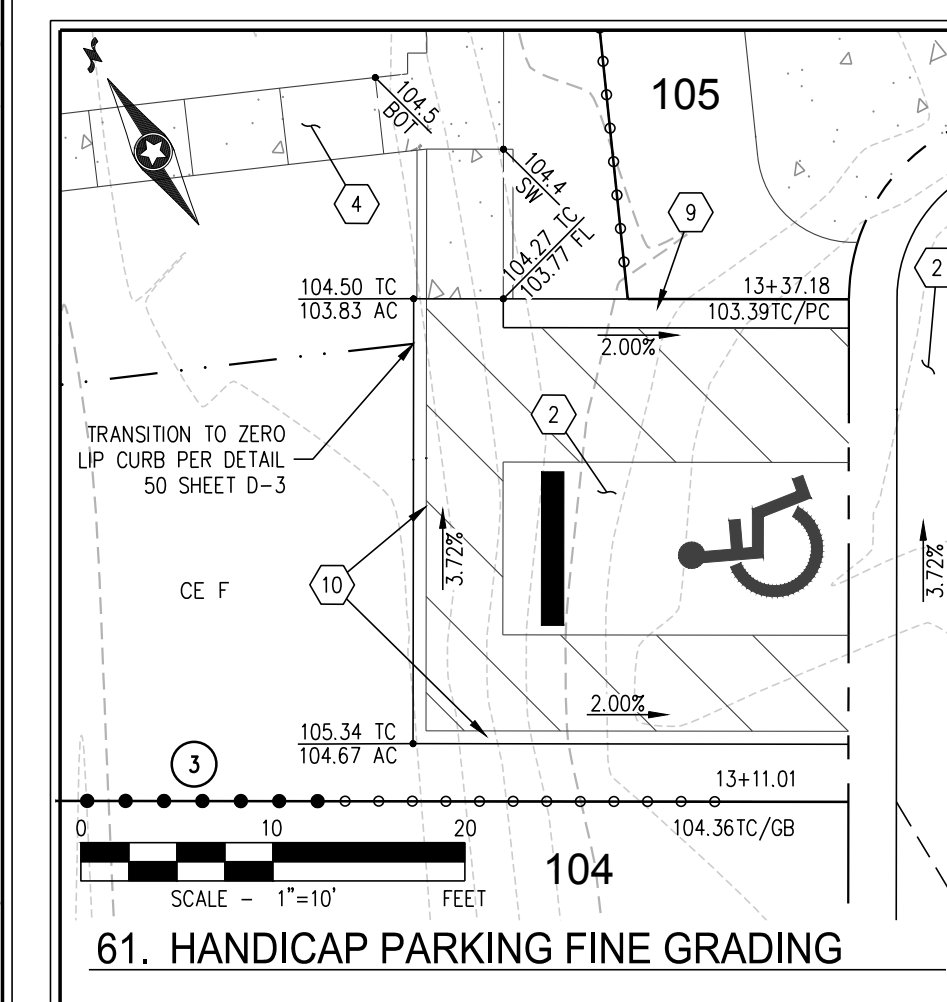
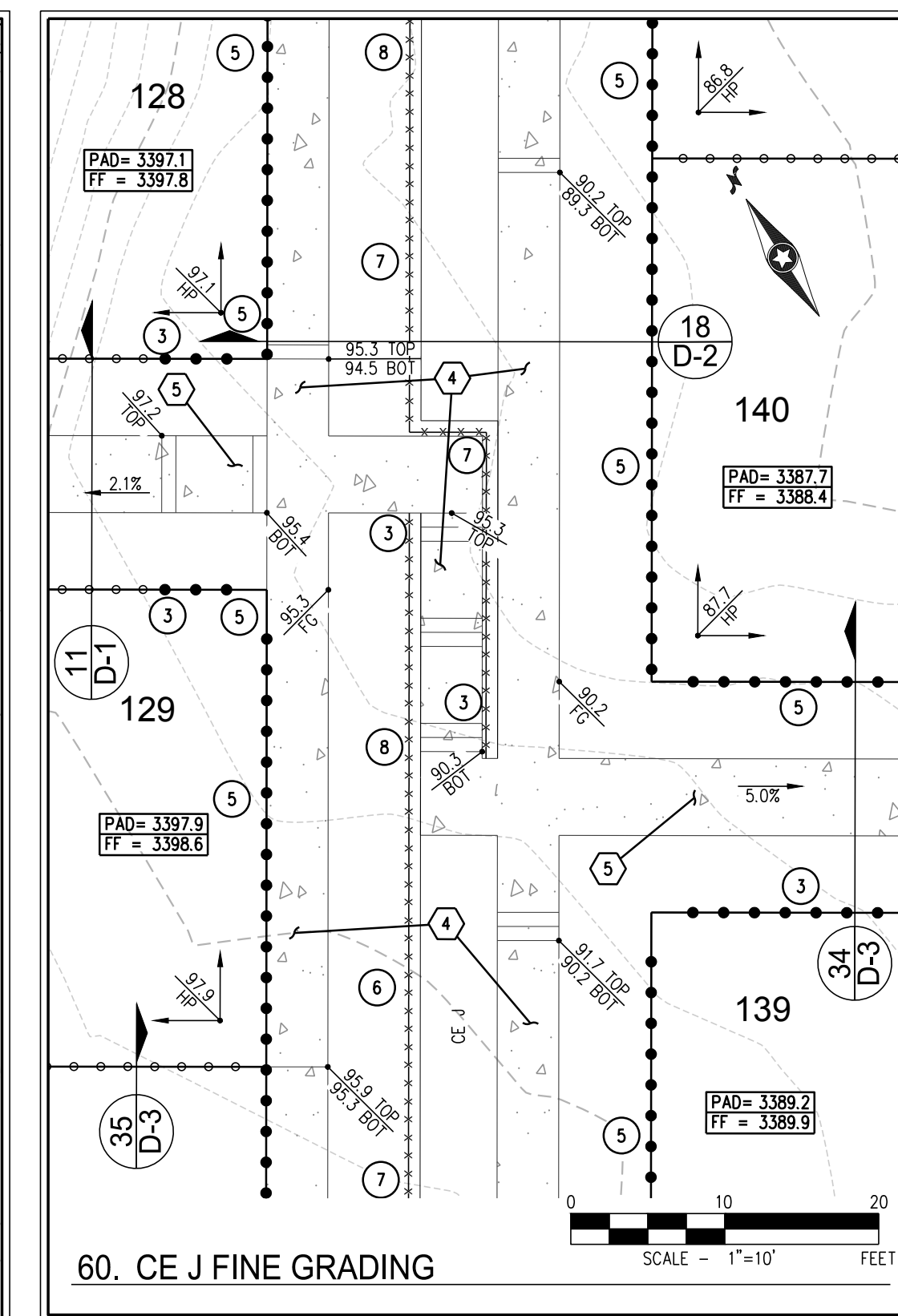
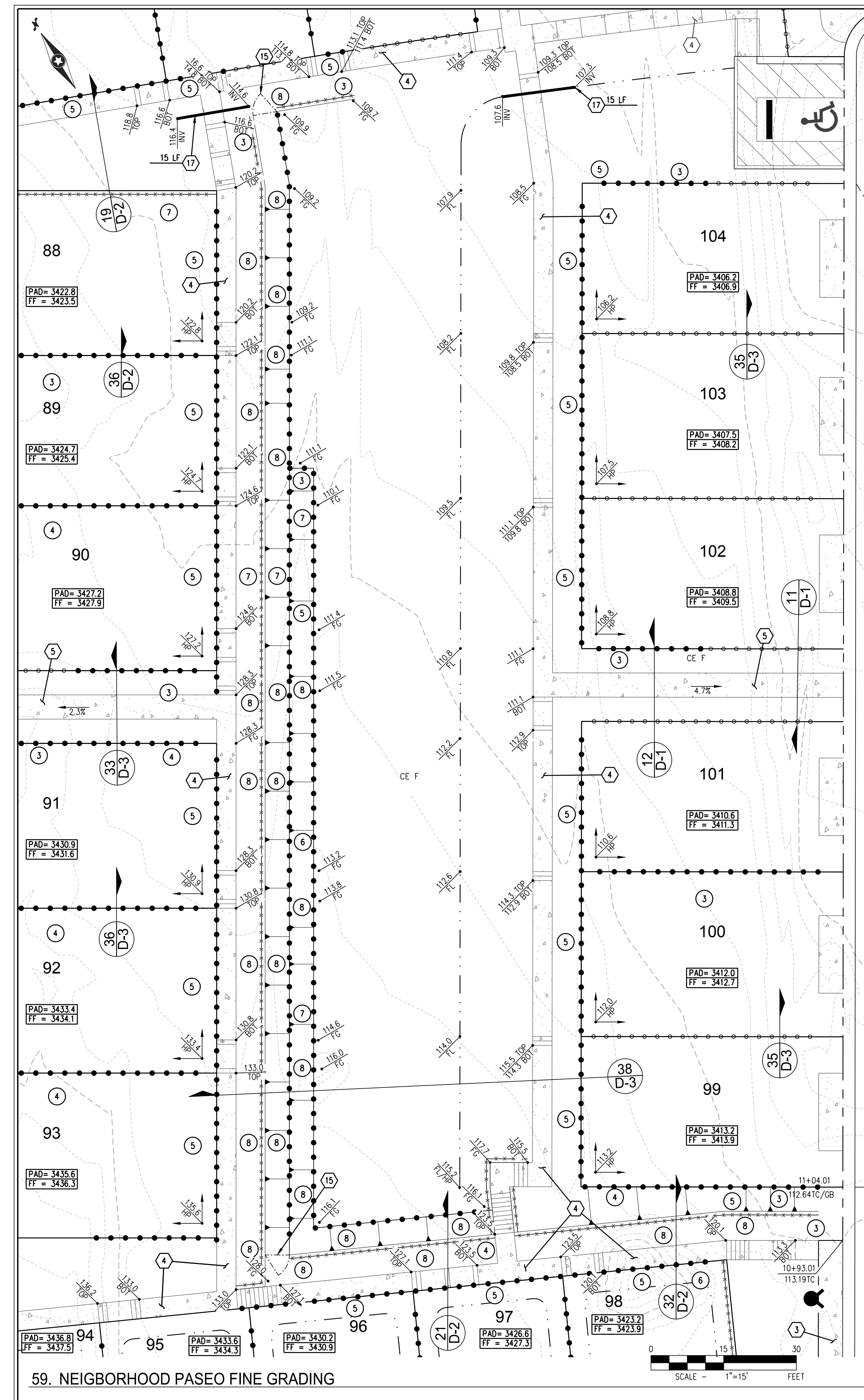
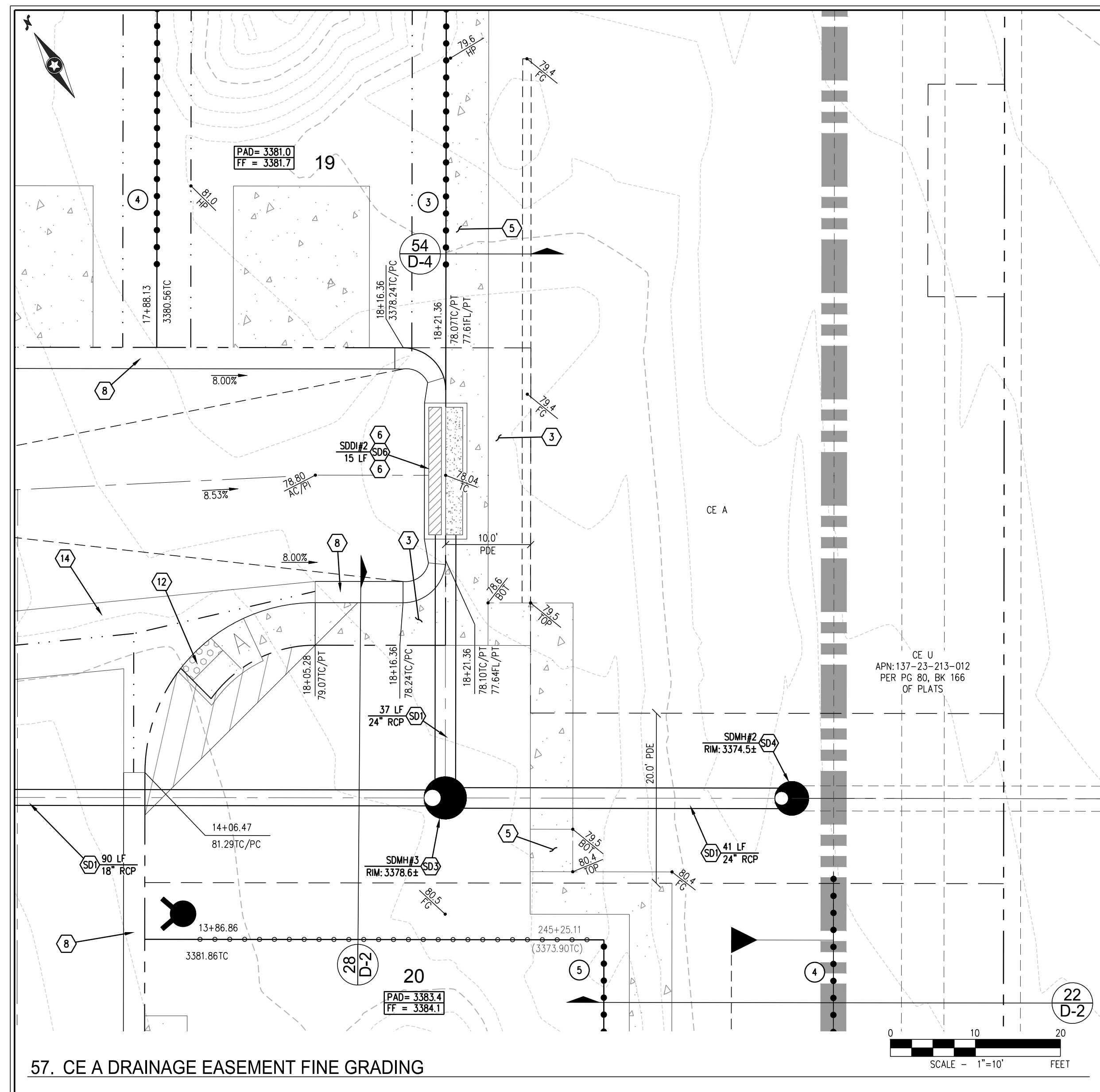
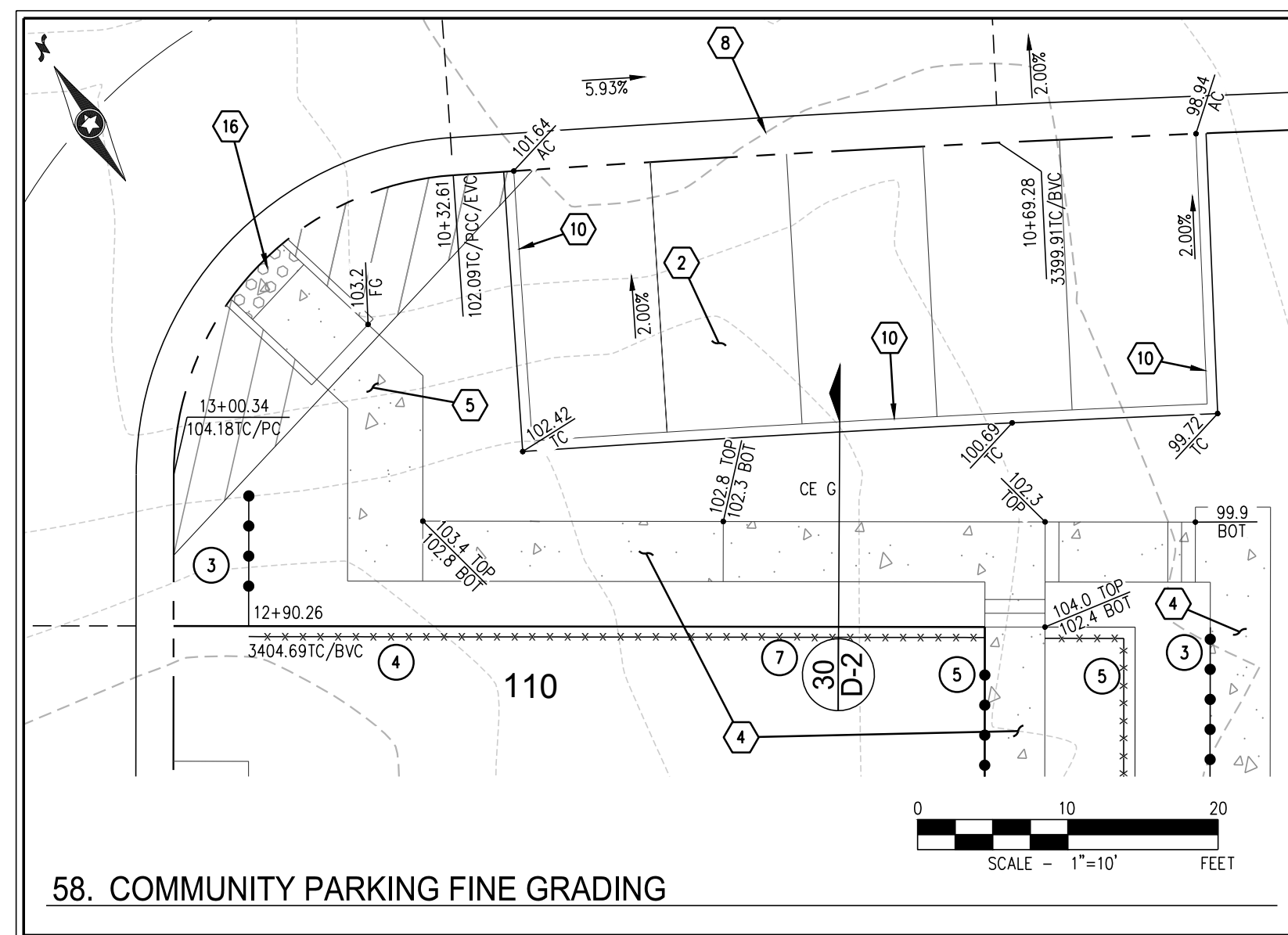
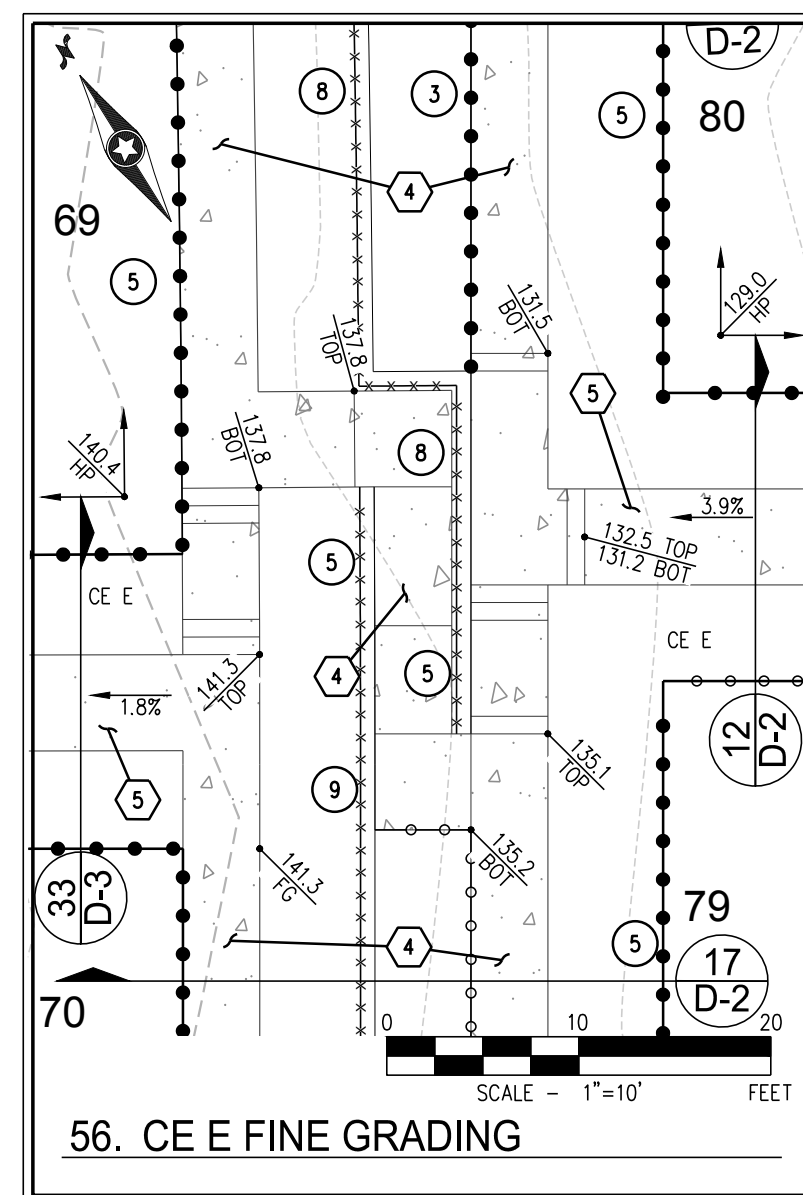
kb HOME
SUMMERLIN VILLAGE 22 PARCEL STU - QUAIL COVE
DETAIL SHEET II

DATE: 09/20/22
DRAFTER: DHSB
DESIGNER: PDV
CHECKED: MF
PROJECT NO.
KBH2204.001

D-2
SHEET 11 OF 19
L22-
CLV DWG # _____





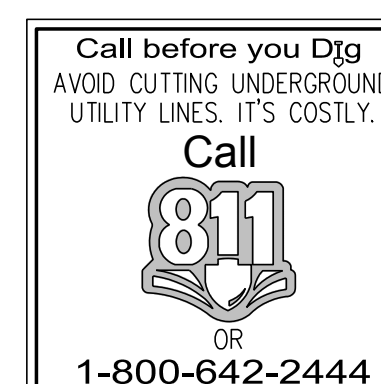


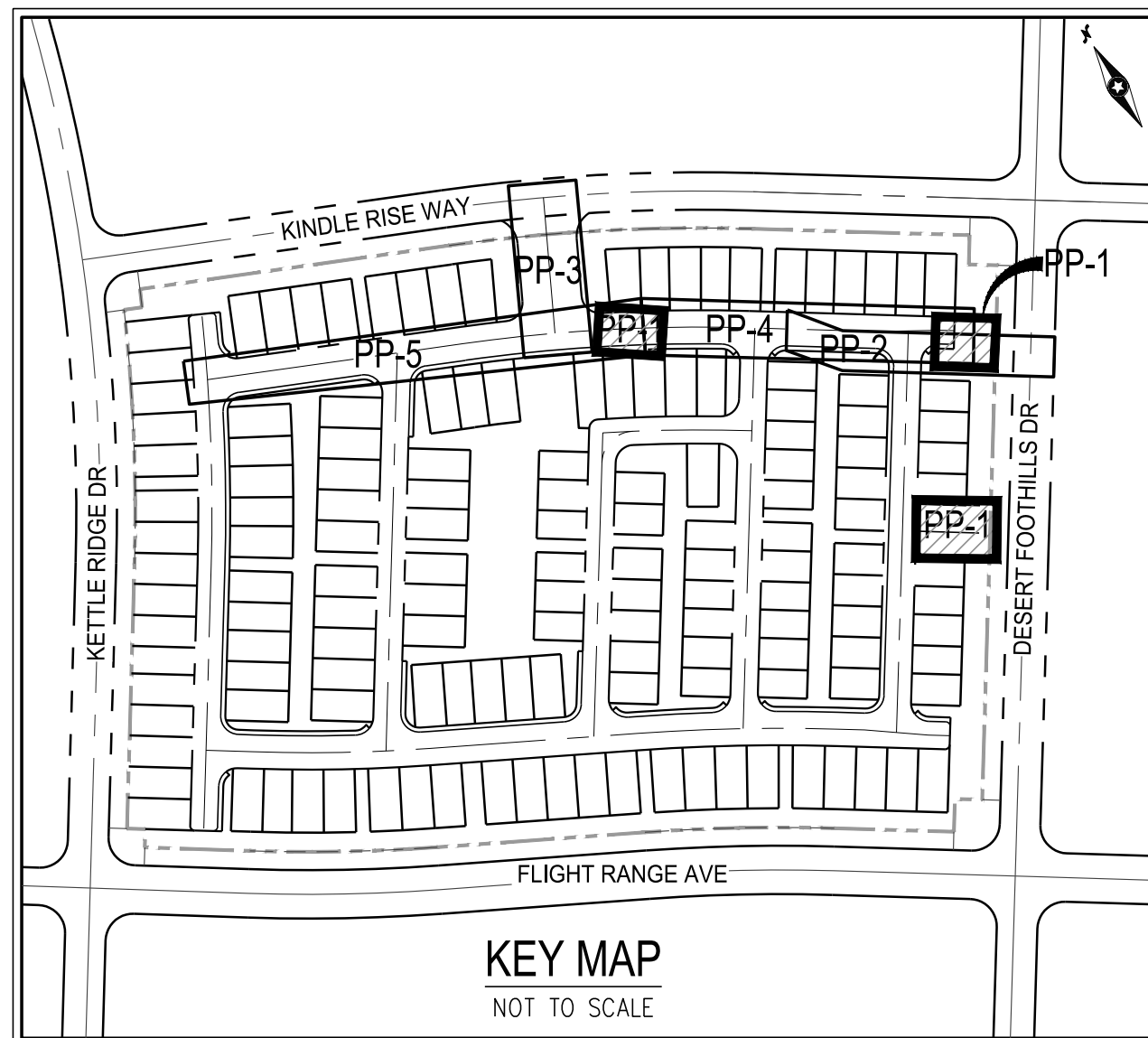
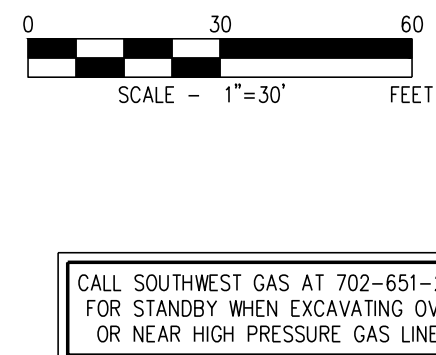
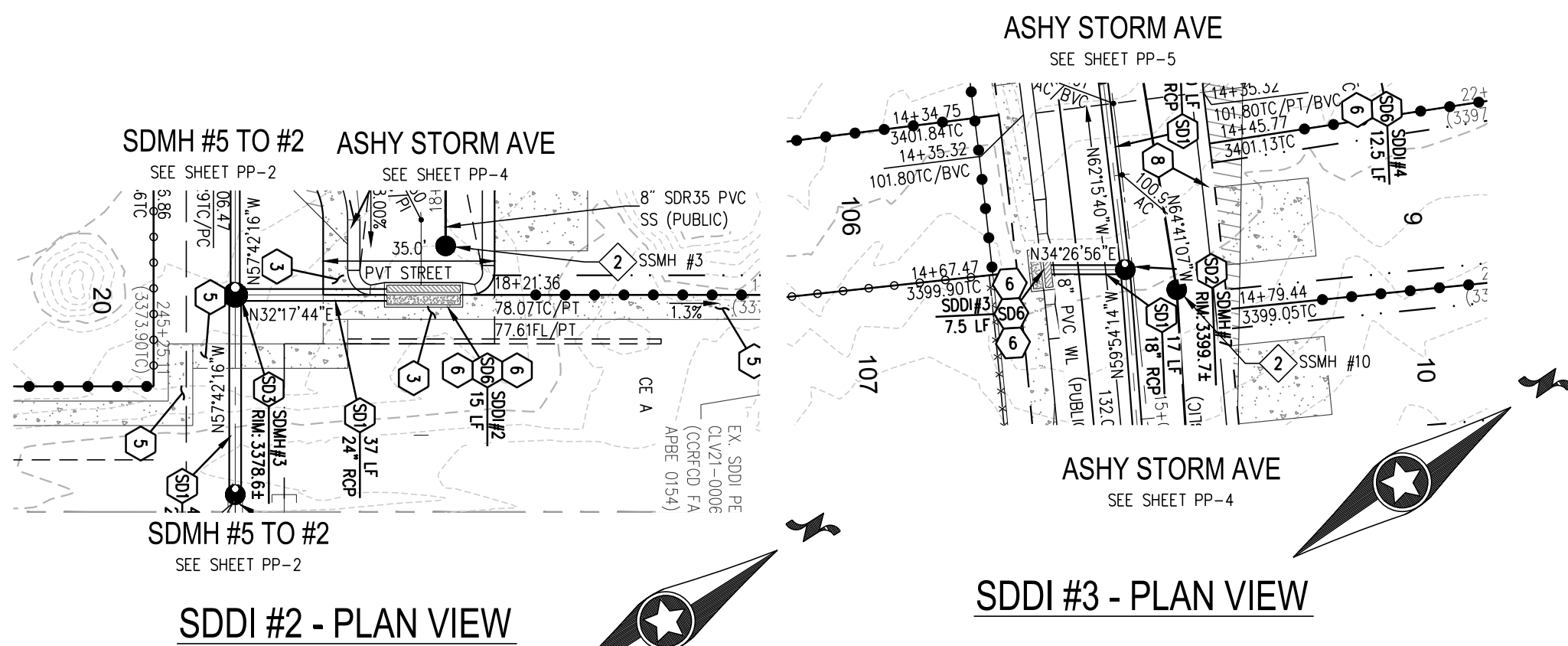
NUMBER OF COURSES	HEIGHT OF RETAINING WALL
3	1.0'-1.7'
4	1.7'-2.3'
5	2.3'-3.0'
6	3.0'-3.7'
7	3.7'-4.3'
8	4.3'-5.0'
9	5.0'-5.7'
10	5.7'-6.0'

1. ALL OF THE RETAINING WALL HEIGHTS ARE DETERMINED WITH THE TOP OF THE FOOTING BEING APPROXIMATELY 4" BELOW EXISTING GRADE, WITH THE EXCEPTION OF RETAINING WALLS WHICH ARE NEXT TO A SIDEWALK. ALL OF THESE ARE FIGURED TO HAVE THE TOP OF FOOTING BEING 8" BELOW THE ELEVATION OF THE SIDEWALK.
2. ELEVATION DIFFERENCE OF 1' OR LESS DOES NOT REQUIRE RETAINING.
3. SEE DETAIL SHEETS FOR MAX WALL HEIGHTS

GRADING NOTES

- | | | | | | |
|---|---|----|---|----|---|
| 2 | CONSTRUCT AC PAVEMENT WITH TYPE II AGGREGATE BASE PER CORRESPONDING STREET SECTION DETAILS ON DETAIL SHEETS | 10 | CONSTRUCT 18" "A" TYPE CURB PER CCAUSD NO. 219 | 50 | INSTALL RCP SD, SIZE PER PLAN (SEE PLAN AND PROFILE SHEETS FOR CLASS) |
| 3 | CONSTRUCT 5' WIDE X 5" THICK CONCRETE SIDEWALK PER CCAUSD NO. 234 | 12 | CONSTRUCT ONE-SIDED SIDEWALK RAMP USING ARMOR TILE TRUNCATED DOMES OR EQUIVALENT PER CCAUSD NO. 235 CASE I, NO. 235.1, & DETAIL 51 ON SHEET D-4 | 50 | INSTALL 60" TYPE I SD MANHOLE PER CCAUSD NO. 401 & 403 |
| 4 | CONSTRUCT 4' WIDE X 4" THICK CONCRETE SIDEWALK PER CCAUSD NO. 234 | 14 | CONSTRUCT 8' WIDE VALLEY GUTTER PER CCAUSD NO. 228 & DETAIL 45 ON SHEET D-3 | 50 | INSTALL 48" TYPE II SD MANHOLE PER CCAUSD NO. 401 & 405 |
| 5 | CONSTRUCT 5' WIDE X 4" THICK CONCRETE SIDEWALK PER CCAUSD NO. 234 | 15 | INSTALL 3.5' HIGH MAINTENANCE ACCESS GATE | 50 | CONSTRUCT CM2 DROP INLET PER CCAUSD NO. 412 & 421 (SIZE PER PLAN) |
| 6 | CONSTRUCT 10' TRANSITION FROM MODIFIED ROLL TYPE CURB TO 24" "L" TYPE CURB PER DETAIL 47 ON SHEET D-3 | 16 | CONSTRUCT SIDEWALK RAMP USING ARMOR TILE TRUNCATED DOMES OR EQUIVALENT PER CCAUSD NO. 235 CASE II, NO. 235.1, & DETAIL 52 ON SHEET D-4 | | |
| 7 | CONSTRUCT 24" "L" TYPE CURB AND GUTTER PER CCAUSD NO. 216 | 17 | INSTALL (2) 3" SCH 40 PVC DRAIN PIPE, LENGTH PER PLAN | | |
| 8 | CONSTRUCT 30" MODIFIED ROLL CURB AND GUTTER PER CCAUSD NO. 217.1 | | | | |
| 9 | CONSTRUCT 18" "L" TYPE ISLAND CURB AND GUTTER PER CCAUSD NO. 219 | | | | |





OWNER RESPONSIBLE TO PROVIDE SURVEY MONUMENTATION AS SHOWN AND TO REPLACE ALL SURVEY MONUMENTATION DAMAGED, DISTURBED, DESTROYED, OR OBSCURED DURING CONSTRUCTION.

ADD 3300 TO ALL SPOT GRADES WHERE THE HUNDREDS AND THOUSANDS PLACES ARE OMITTED FOR ACTUAL ELEVATION (I.E. 01.00 REPRESENTS 3301.00 AND 101.00 REPRESENTS 3401.00)

- 1) EXISTING UTILITY LOCATIONS SHOWN HEREON ARE APPROXIMATE ONLY. IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO DETERMINE THE EXACT VERTICAL AND HORIZONTAL LOCATION OF ALL EXISTING UNDERGROUND 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 IN THEIR PROPER LOCATION.
- 2) FOR ROADWAY WIDENING AND HALF STREET IMPROVEMENTS THE CONTRACTOR SHALL VERIFY CROSS SLOPES FROM EXISTING PAVEMENT SAWCUT LINE TO PROPOSED EDGE OF PAVEMENT OR PROJECTED TOP OF CURB PRIOR TO SUBGRADE PREPARATION AND CONSTRUCTION OF PROPOSED CURB LINE. MINIMUM OR MAXIMUM CROSS SLOPES DO NOT MEET AGENCY STANDARDS THE CONTRACTOR SHALL NOTIFY THE ENGINEER.

- 1 FIELD VERIFY INVERT, REMOVE CAP, & CONNECT TO EXISTING SEWER LINE
- 2 INSTALL 48" DIAMETER SANITARY SEWER MANHOLE PER DCSWCS
- 3 PROTECT IN PLACE EXISTING SS MANHOLE
- 4 MANHOLE SHALL BE CORROSION PROTECTED WITH FIELD APPLIED COATING DCSWCS SECTION 3.16.88

1	SAW CUT AND MATCH EXISTING GRADE AND IMPROVEMENTS PER CCAUSD 500.1, 500.2 & 503	PER CORRESPONDING
2	CONSTRUCT AC PAVEMENT WITH TYPE II AGGREGATE BASE	STREET SECTION DETAILS ON DETAIL SHEETS
3	CONSTRUCT 5' WIDE X 5" THICK CONCRETE SIDEWALK PER CCAUSD NO. 234	
4	CONSTRUCT 4' WIDE X 4" THICK CONCRETE SIDEWALK PER CCAUSD NO. 234	
5	CONSTRUCT 5' WIDE X 4" THICK CONCRETE SIDEWALK PER CCAUSD NO. 234	
6	CONSTRUCT 10' TRANSITION FROM MODIFIED ROLL TYPE CURB TO 24" L" TYPE CURB PER DETAIL 47 ON SHEET D-3.	

1. ALL PRIVATE STREETS ARE P.U.E., PUBLIC SEWER EASEMENTS AND PUBLIC DRAINAGE EASEMENTS TO BE PRIVATELY MAINTAINED BY HOA.
2. ALL COMMON ELEMENTS ARE PUBLIC DRAINAGE EASEMENTS TO BE PRIVATELY MAINTAINED BY HOA.

NORTH 32°17'46" EAST, BEING THE BEARING OF THE CENTERLINE OF DESERT FOOTHILL DRIVE, LYING WITHIN NORTHWEST QUARTER (NW1/4) OF SECTION 23, TOWNSHIP 20 SOUTH RANGE 59 EAST, M.D.M., CITY OF LAS VEGAS CLARK COUNTY, NEVADA, AS SHOWN BY MAP THEREOF IN BOOK 166, PAGE 80 OF PLATS IN THE CLARK COUNTY RECORDER'S OFFICE, NEVADA.

BENCHMARK NUMBER: 5LV0923N4
RIVET AND PLATE IN TOP OF CONCRETE FENCE BASE +/- 0.25 MILES SOUTH
LAKE MEAD AND CLARK COUNTY 215 BELTWAY.
ELEVATION = 3230.46 FEET, 984.65 METERS
NAVD 88 DATUM
PER THE CITY OF LAS VEGAS VERTICAL CONTROL

LAS VEGAS VALLEY WATER DISTRICT PLANNING AND ENGINEERING SERVICES
PROJECT NO. _____ FIRST APPROVED DATE: _____

Phone (702) 284-5300
5725 W. Badura Ave.
Suite 100
Las Vegas, NV 89118
westwoodps.com

klb HOME

**SUMMERLIN VILLAGE 22 PARCEL STU - QUAIL COVE
PLAN AND PROFILE - SDDI 1, SDDI 2, & SDDI 3**

DRAFTER: DHSB

CHECKED: MF

KBH2204.001

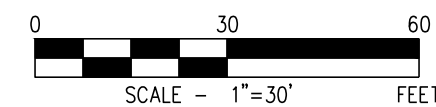
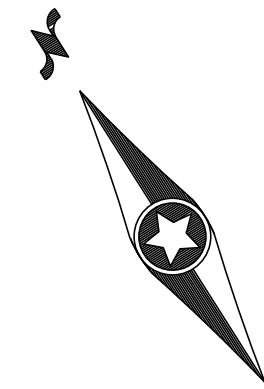
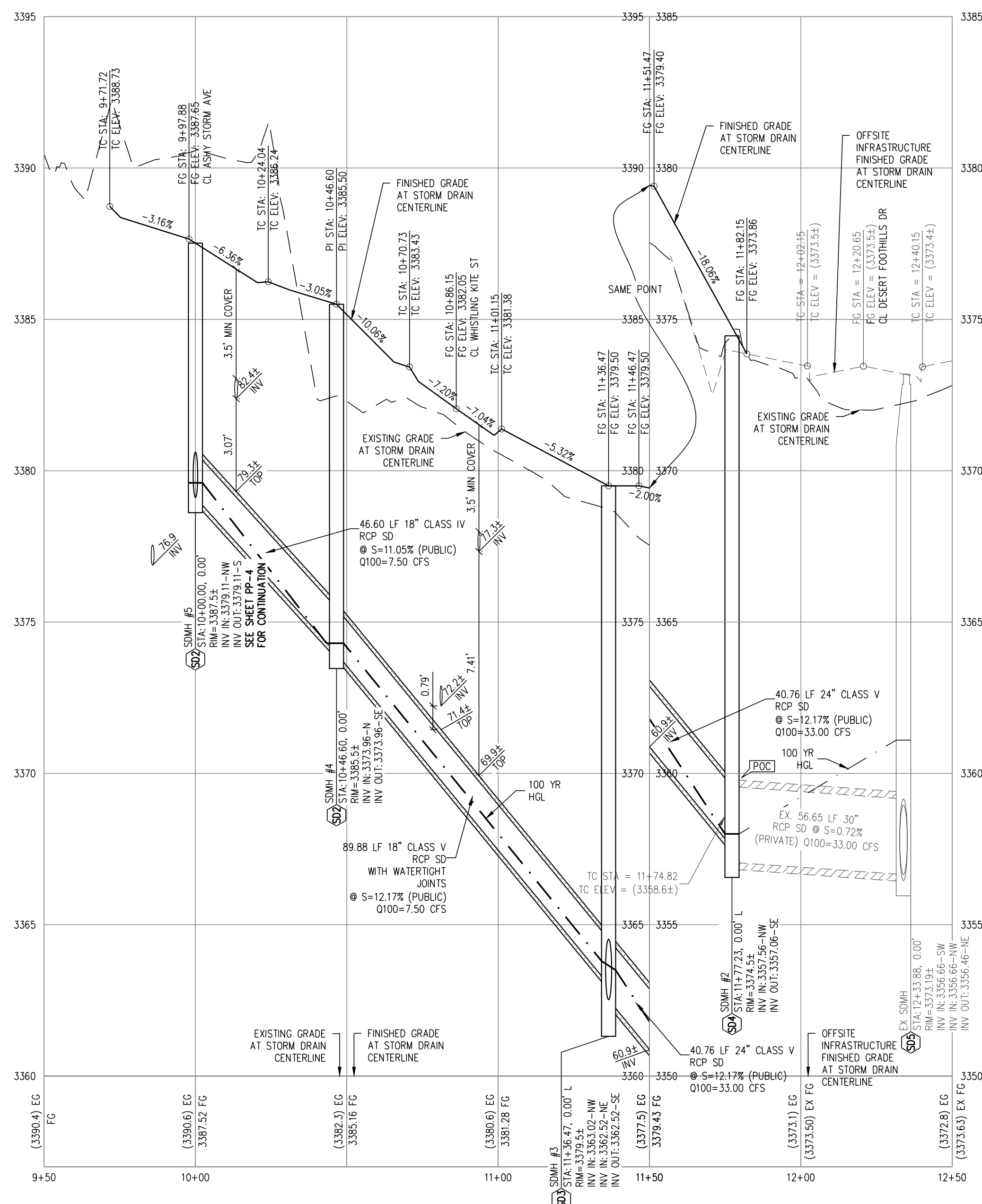
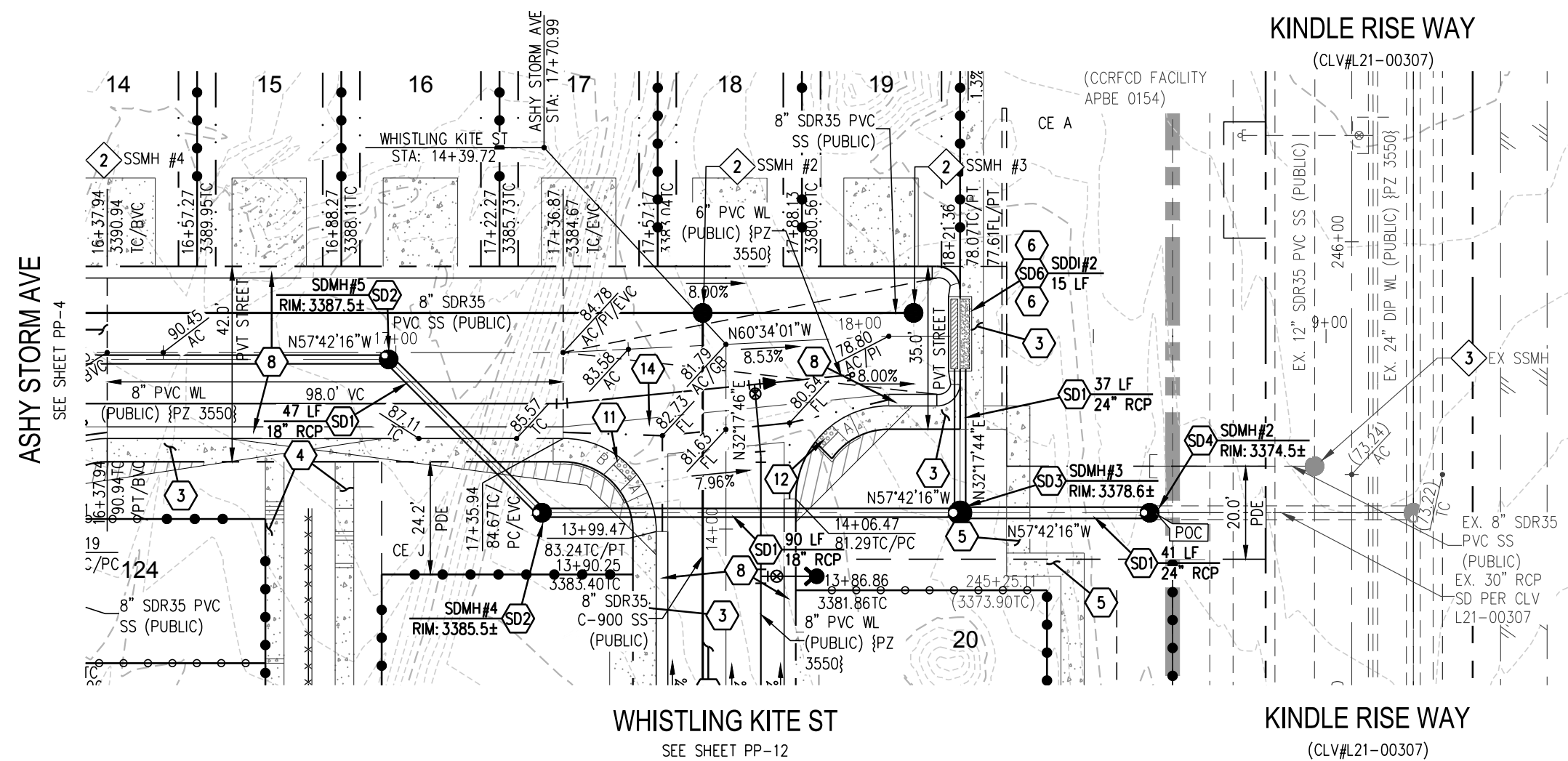


SHEET 15 OF 19

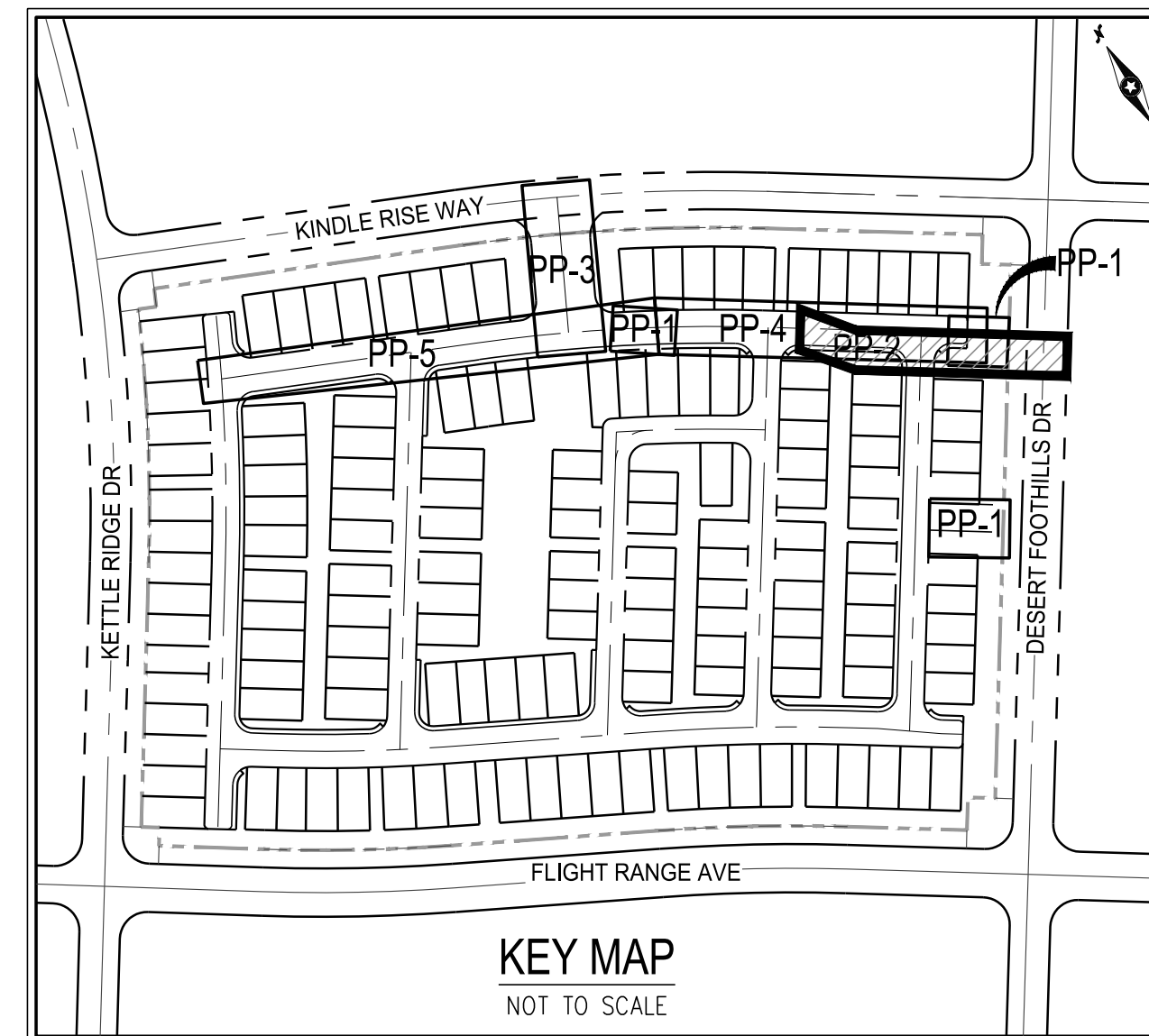
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DWG # _____

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CALL SOUTHWEST GAS AT 702-651-2111
FOR STANDBY WHEN EXCAVATING OVER
OR NEAR HIGH PRESSURE GAS LINES



SURVEY NOTE

OWNER RESPONSIBLE TO PROVIDE SURVEY MONUMENTATION AS SHOWN AND TO REPLACE ALL SURVEY MONUMENTATION DAMAGED, DISTURBED, DESTROYED, OR OBSCURED DURING CONSTRUCTION.

ELEVATION NOTE

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SEWER NOTES

- | | |
|---|--|
| 1 | FIELD VERIFY INVERT, REMOVE CAP, & CONNECT TO EXISTING SEWER LINE |
| 2 | INSTALL 48" DIAMETER SANITARY SEWER MANHOLE PER DCSWCS |
| 3 | PROTECT IN PLACE EXISTING SS MANHOLE |
| 4 | MANHOLE SHALL BE CORROSION PROTECTED WITH FIELD APPLIED COATING PER DCSWCS SECTION 3.16.88 |

GRADING NOTES

- 1 SAWCUT AND MATCH EXISTING GRADE AND IMPROVEMENTS PER CCAUSD 5001.0
500.2 & 503
- 2 CONSTRUCT AC PAVEMENT WITH TYPE II AGGREGATE BASE PER CORRESPONDING
STREET SECTION DETAIL ON DETAIL SHEETS
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- 6 CONSTRUCT 10' TRANSITION FROM MODIFIED ROLL TYPE CURB TO 24" "L" TYPE
CURB PER DETAIL 44 ON SHEET D-3
- 7 CONSTRUCT 24" "L" TYPE CURB AND GUTTER PER CCAUSD NO. 216
- 8 CONSTRUCT 30" MODIFIED ROLL CURB AND GUTTER PER CCAUSD NO. 217.1
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- 11 CONSTRUCT SIDEWALK RAMP USING ARMOR TILE TRUNCATED DOMES OR
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D-4
- 12 CONSTRUCT ONE-SIDED SIDEWALK RAMP USING ARMOR TILE TRUNCATED DOMES
OR EQUIVALENT PER CCAUSD NO. 235, CAGE 1, NO. 235.1, & DETAIL 51 ON
SHEET D-4
- 13 CONSTRUCT COMMERCIAL AND INDUSTRIAL DRIVEWAY (OPTIONAL A) PER CCAUSD
NO. 224
- 14 CONSTRUCT 8" WIDE VALLEY GUTTER PER CCAUSD NO. 228 & DETAIL 45 ON
SHEET D-3
- 15 INSTALL 3.5' HIGH MAINTENANCE ACCESS GATE.
- 16 CONSTRUCT SIDEWALK RAMP USING ARMOR TILE TRUNCATED DOMES OR
EQUIVALENT PER CCAUSD NO. 235, CAGE 1, NO. 235.1, & DETAIL 52 ON SHEET
D-4
- 17 INSTALL (2) 3" SCH 40 PVC DRAIN PIPE (LENGTH PER PLAN)
- 18 INSTALL RCP SD. SIZE PER PLAN (SEE PLAN AND PROFILE SHEETS FOR CLASSES)
- 19 INSTALL 48" TYPE I SD MANHOLE PER CCAUSD NO. 401 & 403
- 20 INSTALL 60" TYPE I SD MANHOLE PER CCAUSD NO. 401 & 403
- 21 INSTALL 48" TYPE II SD MANHOLE PER CCAUSD NO. 401 & 405
- 22 PROTECT IN PLACE EXISTING SD MANHOLE
- 23 CONSTRUCT CM2 DROP INLET PER CCAUSD NO. 412.2 & 421 (SIZE PER PLAN)

EASEMENT NOTES

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NORTH 32°17'46" EAST, BEING THE BEARING OF THE CENTERLINE OF DESERT FOOTHILLS DRIVE, LYING WITHIN NORTHWEST QUARTER (NW1/4) OF SECTION 23, TOWNSHIP 20 SOUTH RANGE 59 EAST, M.D.M., CITY OF LAS VEGAS CLARK COUNTY, NEVADA, AS SHOWN BY MAP THEREOF IN BOOK 166, PAGE 80 OF PLATS IN THE CLARK COUNTY RECORDER'S OFFICE, NEVADA.

BENCHMARK

BENCHMARK NUMBER: 5LV0923N4

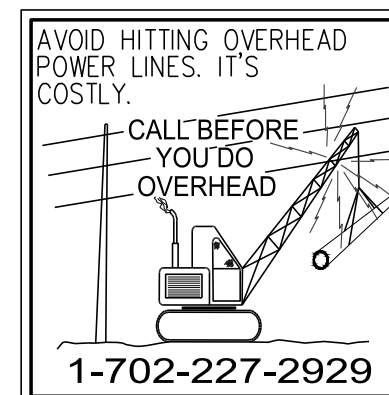
RIVET AND PLATE IN TOP OF CONCRETE FENCE BASE +/- 0.25 MILES SOUTH OF LAKE MEAD AND CLARK COUNTY 215 BELTWAY.

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APPROVED FOR CONSTRUCTION

LAS VEGAS VALLEY WATER DISTRICT PLANNING AND ENGINEERING SERVICES
PROJECT NO. _____ FIRST APPROVED DATE: _____



Westwood

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Suite 100
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westwoodps.com

CITY OF LAS VEGAS, NV

kpb HOME

**SUMMERLIN VILLAGE 22 PARCEL STU - QUAIL COVE
PLAN AND PROFILE - SDMH 5 TO SDMH 2**

S 22 & 23
T 20 S
R 59 E

DATE: 09/20/22

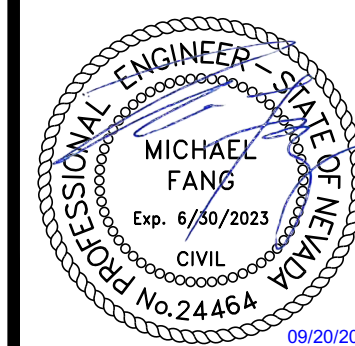
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DESIGNER: PDV

CHECKED: MF

PROJECT NO.

KBH2204.001

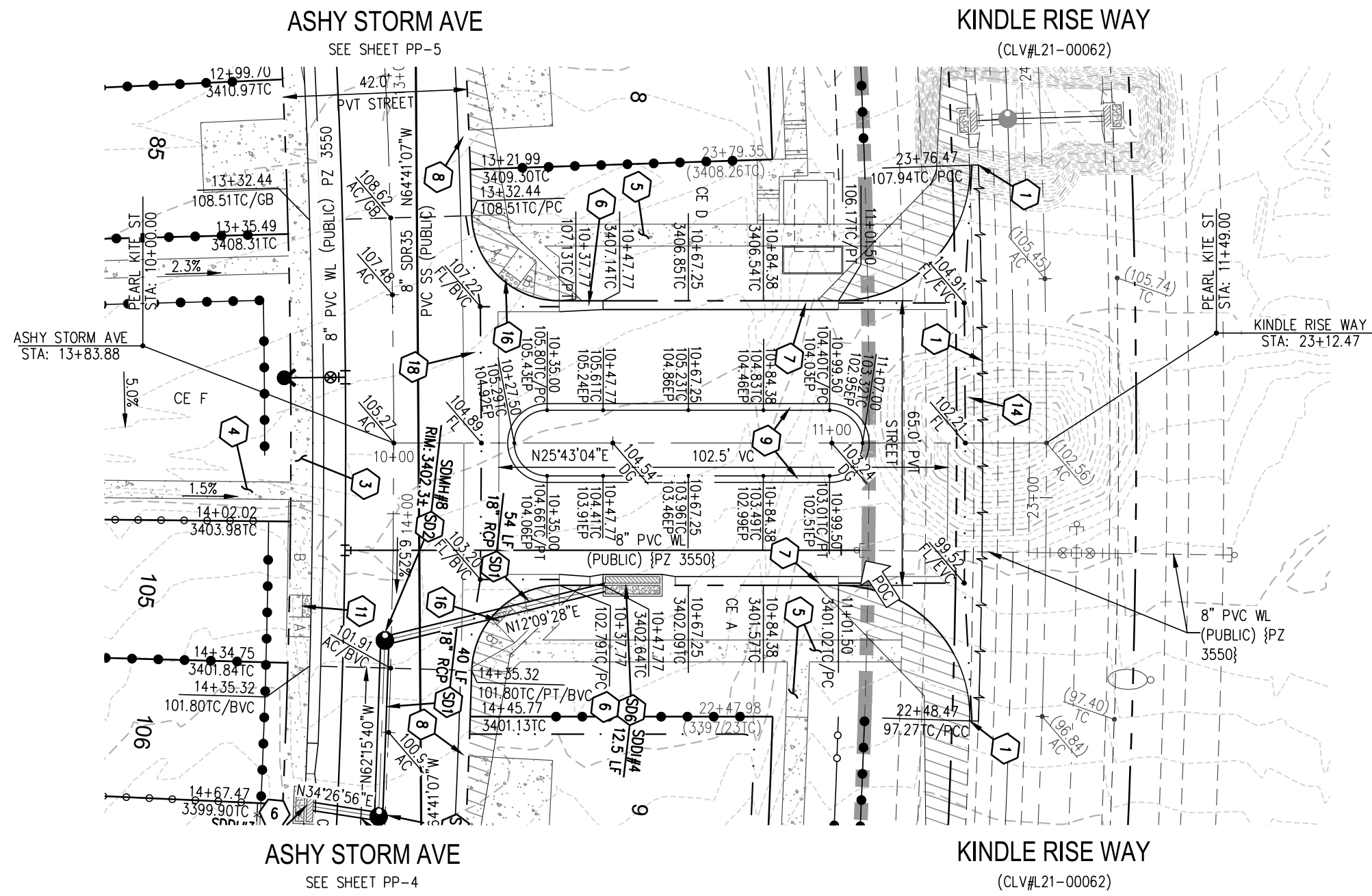


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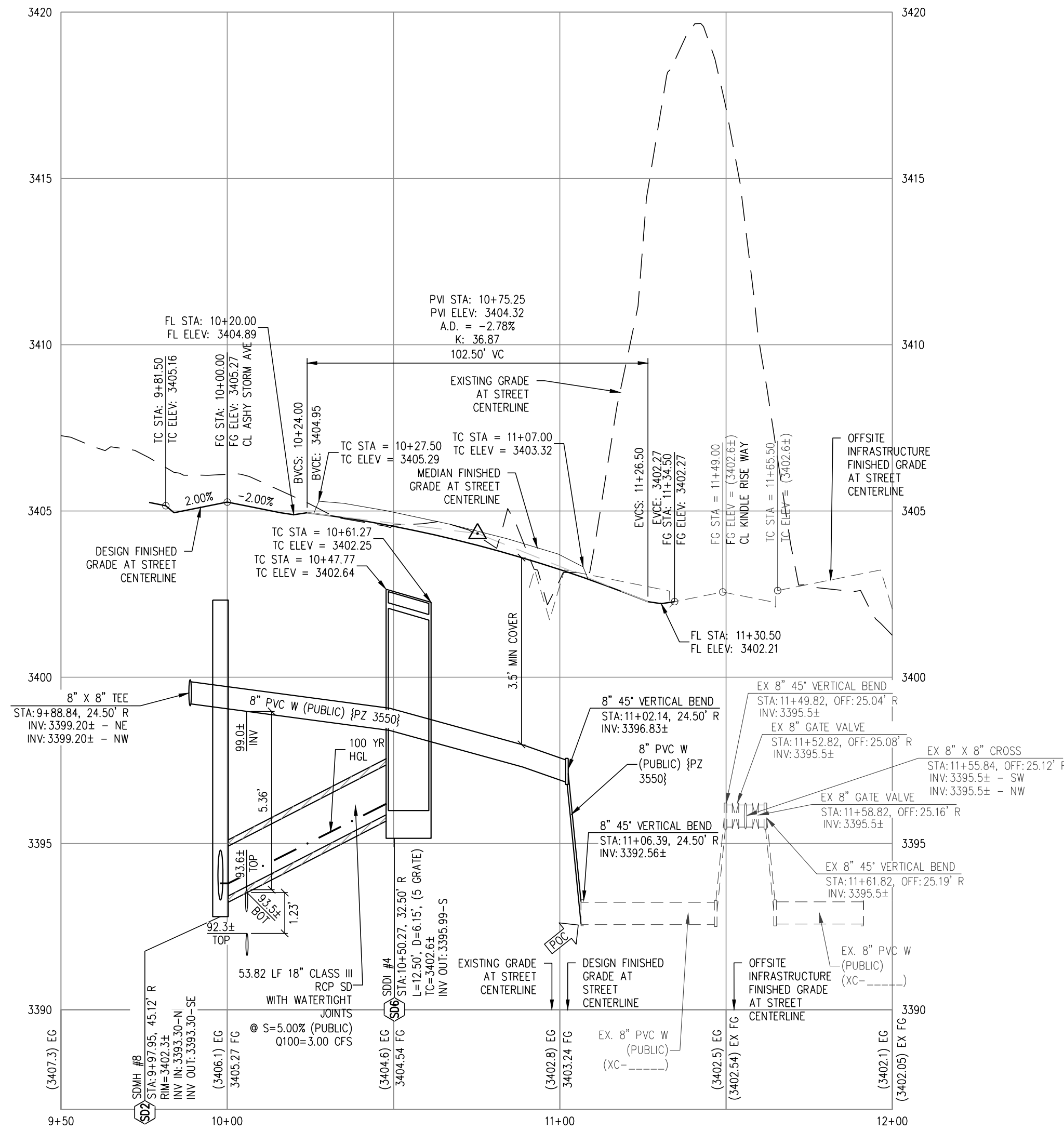
SHEET 16 OF 19

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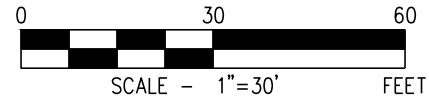
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PEARL KITE ST - PLAN VIEW
(PRIVATE) (CE Z)



PROFILE VIEW
HORIZ: 1" = 30'
VERT: 1" = 3'



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OR NEAR HIGH PRESSURE GAS LINES

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- CONSTRUCT ONE-SIDED SIDEWALK RAMP USING ARMOR TILE TRUNCATED DOMES OR EQUIVALENT PER CCAUSD NO. 235 CASE I, NO. 235.1, & DETAIL 51 ON SHEET D-4
- CONSTRUCT COMMERCIAL AND INDUSTRIAL DRIVEWAY (OPTION A) PER CCAUSD NO. 224
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SEE SHEET C-3 FOR LEGEND, ABBREVIATIONS, & QUANTITIES

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BENCHMARK

BENCHMARK NUMBER: SLV0923N4

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ELEVATION = 3230.46 FEET, 984.65 METERS

NAVD 88 DATUM

PER THE CITY OF LAS VEGAS VERTICAL CONTROL

APPROVED FOR CONSTRUCTION

LAS VEGAS VALLEY WATER DISTRICT PLANNING AND ENGINEERING SERVICES

PROJECT NO. _____ FIRST APPROVED DATE: _____



Westwood

5725 W. Badura Ave.
Suite 100
Las Vegas, NV 89118
Phone (702) 284-5300
westwoodps.com
Westwood Professional Services, Inc.

CITY OF LAS VEGAS, NV

kb HOME

SUMMERLIN VILLAGE 22 PARCEL STU - QUAIL COVE
PLAN AND PROFILE - PEARL KITE ST

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DATE: 09/20/22

DRAFTER: DHSB

DESIGNER: PDV

CHECKED: MF

PROJECT NO.

KBH2204.001

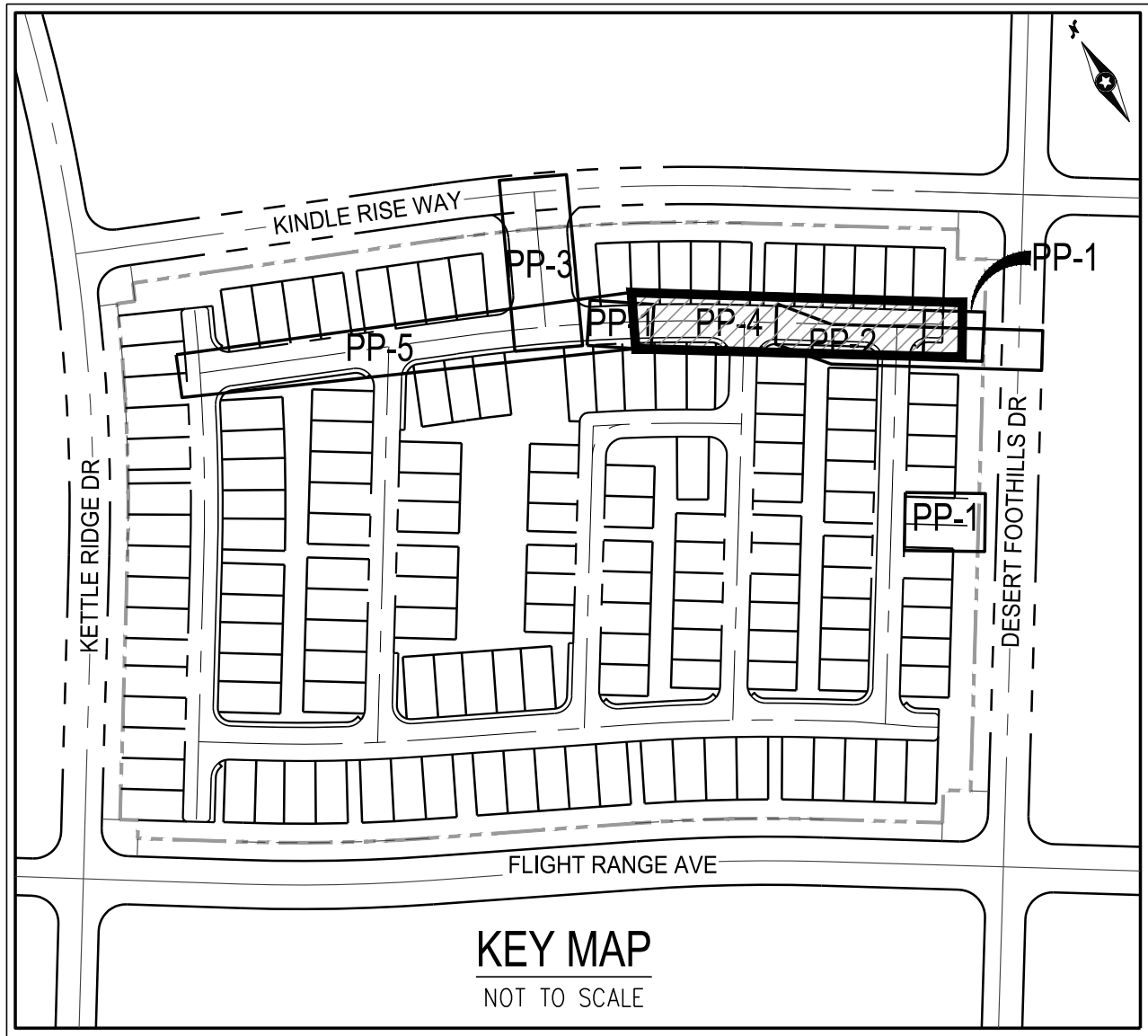


PP-3

SHEET 17 OF 19

L22 -

CLV DWG #



SEWER NOTES

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| SD9 | PROTECT IN PLACE EXISTING SD MANHOLE |
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BENCHMARK

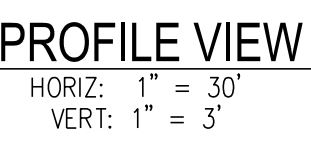
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Call before you Dig
 AVOID CUTTING UNDERGROUND
 UTILITY LINES. IT'S COSTLY.
Call

 OR
1-800-642-2444

