

**LAS VEGAS VALLEY  
CONSTRUCTION SITE BEST  
GUIDANCE MANUAL SECTION  
3.5.1 STANDARD NOTES 1-6**

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 RIGHT-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.
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 CLARK COUNTY 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, SITE STABILIZATION REQUIREMENTS, SCHEDULES, AND DEADLINES.
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, INSPECTIONS SECTION.
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.
6. AT A MINIMUM, THE CONTRACTOR OR HIS AGENT SHALL RESPOND TO STORMWATER INSPECTION CORRECTIVE ACTIONS IN THE MANNER PRESCRIBED BY CLARK COUNTY, INCLUDING BUT NOT LIMITED TO PROVIDING PHOTOS AND DESCRIPTIONS OF THE CORRECTIONS COMPLETED BY THE CONTRACTOR OR HIS AGENT.

**GRADING NOTES:**

1. SLOPES 4:1 OR STEEPER AND FINE-GRAINED MATERIALS THAT HAVE EXISTING SANDY AND SILTY MATERIALS SHOULD BE PROTECTED WITH BURLAP OR OTHER EROSION CONTROL FABRIC/MATERIAL, UNLESS OTHERWISE SPECIFIED BY LANDSCAPE DRAWINGS AND SPECIFICATIONS OR THE SOILS REPORT.
2. CONTRACTOR SHALL DETERMINE HIS OWN FOOTING OR BASEMENT EXCAVATION QUANTITIES, EVEN THOUGH SHOWN ON GRADING PLANS. ADDITIONALLY, STRUCTURE BACKFILL COSTS SHOULD BE INCLUDED IN THE COST OF THE STRUCTURE, UNLESS OTHERWISE SPECIFIED IN THE CONTRACT DOCUMENTS.
3. CONTRACTOR SHALL NOTIFY LOCHSA ENGINEERING WITHIN 24 HOURS OF OMISSIONS AND ERRORS DISCOVERED ON PLANS. LOCHSA ENGINEERING WILL NOT BE RESPONSIBLE FOR ANY "CORRECTIVE" WORK DONE BY OTHERS.
4. CONTRACTOR TO ENSURE POSITIVE DRAINAGE, NO PONDING ALLOWED. CONTRACTOR TO FOLLOW RECOMMENDATIONS AS OUTLINED IN THE PROJECT GEOTECHNICAL REPORT, INCLUDING BUT NOT LIMITED TO EXCAVATION, GRADING AND COMPACTION. REFER TO THE REPORT PREPARED BY:
5. POST CONSTRUCTION BMPs (PCBMPs) / CONTROL MEASURES NOTED ON THE GRADING PLANS ARE MANDATORY PERMANENT REGULATORY STORMWATER POLLUTION CONTROLS. THESE PCBMPs MUST BE INSTALLED PER THE APPROVED PLANS AND MUST BE PERMANENTLY MAINTAINED.

**FLOOD ZONE NOTE:**

THE PROJECT SITE IS COVERED BY FLOOD INSURANCE RATE MAP (FIRM) FOR THE CLARK COUNTY, NEVADA, AND INCORPORATED AREAS, COMMUNITY PANEL NUMBER: 320030221707, EFFECTIVE DATE: NOVEMBER 16, 2011. REVIEW OF THE FIRM INDICATES THAT THE SUBJECT PROJECT SITE FALLS MOSTLY WITHIN ZONE "X" (UNSHADED), DESCRIBED BY FEMA AS: "AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN."

**EXISTING UTILITY NOTE:**

CONTRACTOR TO ADJUST ALL EXISTING UTILITIES TO MATCH PROPOSED FINISH GRADE ELEVATIONS.

**NOTES:**

POST-CONSTRUCTION BMPs (PCBMPs) / CONTROL MEASURES NOTED ON THE GRADING PLANS ARE MANDATORY PERMANENT REGULATORY STORMWATER POLLUTION CONTROLS. THESE PCBMPs MUST BE INSTALLED PER THE APPROVED PLANS AND MUST BE PERMANENTLY MAINTAINED.

**CONSTRUCTION NOTES:**

- ALL CONSTRUCTION TO BE DONE IN ACCORDANCE WITH CLARK COUNTY AREA UNIFORM STANDARD DRAWINGS (C.C.A.U.S.D.) LATEST EDITION AND/OR REGULATING ENTITY HAVING JURISDICTION.
- NOT ALL NOTES USED ON THIS SHEET -
- 1. CONSTRUCT AC PAVEMENT PER DETAIL 5 ON C6.02.
- 2. CONSTRUCT "A" TYPE CURB PER DETAIL 3 SHEET C6.02.
- 3. CONSTRUCT "L" TYPE CURB PER USDOCA DWG NO. 216.
- 4. CONSTRUCT CONC. SIDEWALK PER USDOCA DWG NO. 234. REFER TO ARCH. PLANS FOR ON-SITE SIDEWALK SURFACE TREATMENTS.
- 5. LANDSCAPING. REFER TO LANDSCAPE PLANS FOR SPECIFICATIONS.
- 6. CONSTRUCT 3" VALLEY GUTTER PER DETAIL 2 ON C6.02.
- 7. CONSTRUCT ON-SITE MODIFIED CURB RAMP PER DETAIL 6 ON SHEET C6.02.
- 8. CONSTRUCT SIDEWALK RAMP CASE 1 WITH TRUNCATED DOMES PER USDOCA DWG NO. 235.
- 9. TRASH ENCLOSURE REFER TO ARCHITECTURAL PLANS FOR SPECIFICATIONS.
- 10. TRANSITION TO 0" CURB PER DETAIL 1 ON C6.02.
- 11. SAWCUT EXISTING PAVEMENT AND MATCH EXISTING GRADE.
- 12. CONSTRUCT MASONRY RETAINING WALLS PER SOUTHERN NEVADA BUILDING OFFICIALS REGIONAL STANDARDS B-100-2.
- 13. CONSTRUCT SIDEWALK UNDERDRAIN PER USDOCA DWG NO. 236.
- 14. CONSTRUCT CROSS GUTTER PER USDOCA DWG NO. 228.
- 15. CONSTRUCT COMMERCIAL DRIVEWAY PER USDOCA DWG NO. 222.1 AND 225.
- 16. CONSTRUCT 2" CURB OPENING PER DETAIL 10 ON SHEET C6.01.
- 17. CONSTRUCT BLOCK WALL PER SOUTHERN NEVADA BUILDING OFFICIAL REGIONAL STANDARDS B-100-1.
- 18. CONSTRUCT SCREEN WALL PER ARCH. PLAN.
- 19. CONSTRUCT 2-COURSE SOLID GROUTED FLOOD WALL TOP OF WALL MIN. 16" FROM BACK OF SIDEWALK.
- 20. CONSTRUCT 6" WIDE WATER QUALITY SWALE PER DETAIL 9 ON SHEET C6.02.

**GRADING PLAN CERTIFICATION**

NAME: *Fay* PE # *1126* DATE: *1/24/23*

CERTIFY THAT THIS GRADING PLAN IS IN CONFORMANCE WITH APPROVED DRAINAGE STUDY FOR THIS SITE ON FILE AT CITY OF LAS VEGAS FOR THIS PROJECT. DS #05634

**CLARK COUNTY DEPARTMENT OF PUBLIC WORKS DEVELOPMENT REVIEW**

ACCEPTANCE OF PLANS FOR FILING:

BY: \_\_\_\_\_ DATE: \_\_\_\_\_

ACCEPTANCE OF THESE PLANS FOR FILING SHALL NOT BE CONSTRUED TO BE A PERMIT FOR OR AN APPROVAL OF ANY VIOLATION OF ANY OF THE PROVISIONS OF THE STATE OR COUNTY LAWS AND/OR SPECIFICATIONS. CLARK COUNTY SHALL BE HELD FREE FROM DAMAGES WHICH MAY RESULT FROM THE CONSTRUCTION OF THE IMPROVEMENTS FROM THE ENGINEERING DESIGN DEPICTED HEREIN.

NOTE: POWER POLES AND/OR OTHER EXISTING FACILITIES NOT IN PROPER LOCATION, BASED ON PROPOSED IMPROVEMENTS SHOWN HEREON WILL BE RELOCATED AT NO EXPENSE TO CLARK COUNTY.

**UTILITY NOTE:**

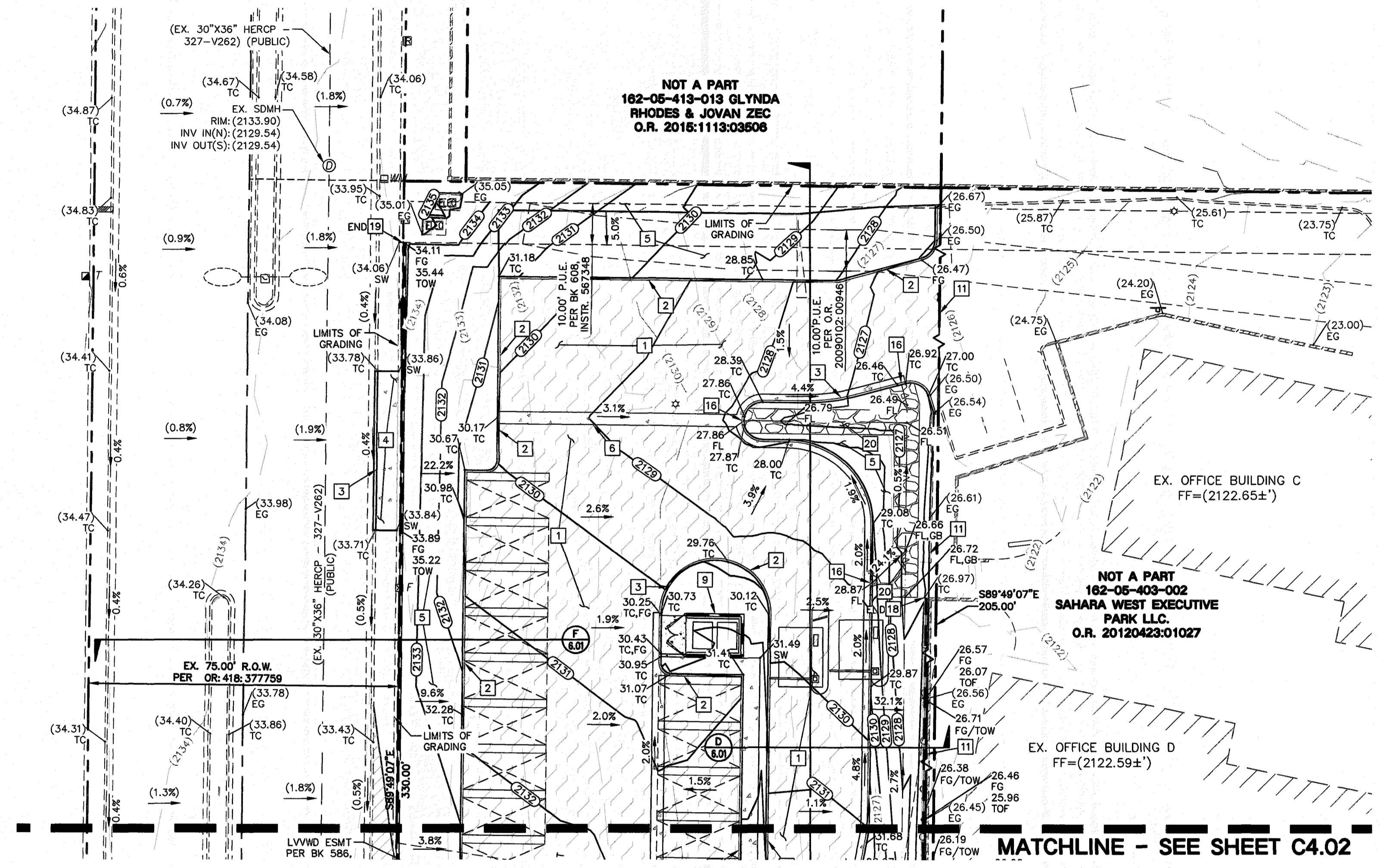
LOCHSA ENGINEERING ASSUMES NO RESPONSIBILITY FOR EXISTING UTILITY LOCATIONS AND ELEVATIONS. THE UTILITIES SHOWN ON THIS PLAN ARE FROM THE BEST AVAILABLE INFORMATION. IT IS THE CONTRACTOR'S RESPONSIBILITY TO FIELD VERIFY THE LOCATION AND ELEVATION OF ALL UTILITIES, INCLUDING BUT NOT LIMITED TO, THE WATER, FIRE, SANITARY SEWER, STORM SEWER, TELEPHONE, POWER, GAS, AND IRRIGATION LINES PRIOR TO THE COMMENCEMENT OF CONSTRUCTION. IF CONFLICT EXISTS IN THE FIELD, THE CONTRACTOR IS TO NOTIFY THE PROJECT ARCHITECT, OWNER'S REPRESENTATIVE AND THE PROJECT ENGINEER IMMEDIATELY.

Call before you Dig  
YOU DO UNDERGROUND  
1-800-842-2444

FAST  
Call before you Dig  
UNDERGROUND  
1-702-432-6300

CALL BEFORE YOU DIG  
OVERHEAD  
1-702-227-2929

Avoid hitting overhead power lines. It's costly. utility lines. It's costly.



MATCHLINE - SEE SHEET C4.02

NOT A PART  
162-06-413-013 GLYNDA  
RHODES & JOVAN ZEC  
O.R. 2018:1113:03606

NOT A PART  
162-06-403-002  
SAHARA WEST EXECUTIVE  
PARK LLC.  
O.R. 20120423:01027

CL OR SURVEY LINE	EASEMENT LINE	DESCRIPTION:	BUILDING OUTLINE	EDGE OF PAVEMENT	"A" TYPE CURBS	"L" TYPE CURBS	WALLS	CONTOUR LINES	AC PAVEMENT	CONCRETE	SPOT ELEVATIONS	SIGNS	MANHOLE W/ DESCRIPTION	MANHOLE DESCRIPTIONS	FIRE HYDRANTS	GATE VALVES	REDUCERS	CLEAN OUTS	UTILITY BOX OR VAULT	60' ROW LED STREETLIGHTS	80' ROW LED STREETLIGHTS	100' ROW LED STREETLIGHTS	INTERSECTION STREETLIGHTS
PROPERTY LINE	SAWCUT LINE	EXISTING:						(2122)			(12.34) EG		⊙	⊙ = SANITARY SEWER	⊙	⊙	⊙	⊙	⊙	⊙	⊙	⊙	⊙
ROW LINE	SCARP LINE	PROPOSED:									(12.34) BC		⊙	⊙ = STORM DRAIN	⊙	⊙	⊙	⊙	⊙	⊙	⊙	⊙	⊙
											(12.34) EC		⊙	⊙ = ELECTRICAL	⊙	⊙	⊙	⊙	⊙	⊙	⊙	⊙	⊙
											(12.34) FC		⊙	⊙ = TELEPHONE	⊙	⊙	⊙	⊙	⊙	⊙	⊙	⊙	⊙

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**Lochsa**  
engineering

GRADING PLANS  
SHEET 1 OF 2

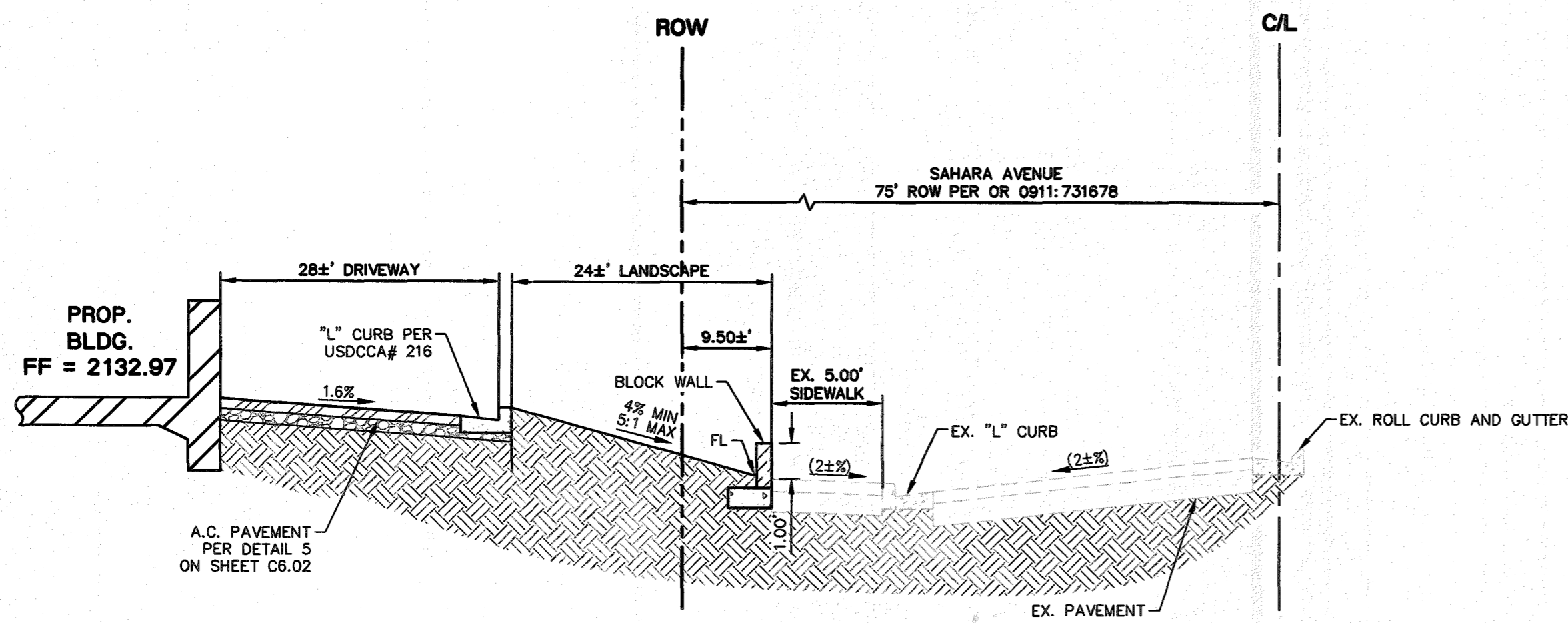
CARWASH WEST SAHARA  
IMPROVEMENT PLANS  
CITY OF LAS VEGAS, NEVADA

SHEET No. 221125  
DATE: 01/19/2023  
SCALE: 1" = 20'  
DRAWN BY: C.V.  
DESIGNED BY: C.V.  
CHECKED BY: T.E.  
DIGITAL SIGNATURE:

PROJECT No. 221125  
DATE: 01/19/2023  
SCALE: 1" = 20'  
DRAWN BY: C.V.  
DESIGNED BY: C.V.  
CHECKED BY: T.E.  
DIGITAL SIGNATURE:

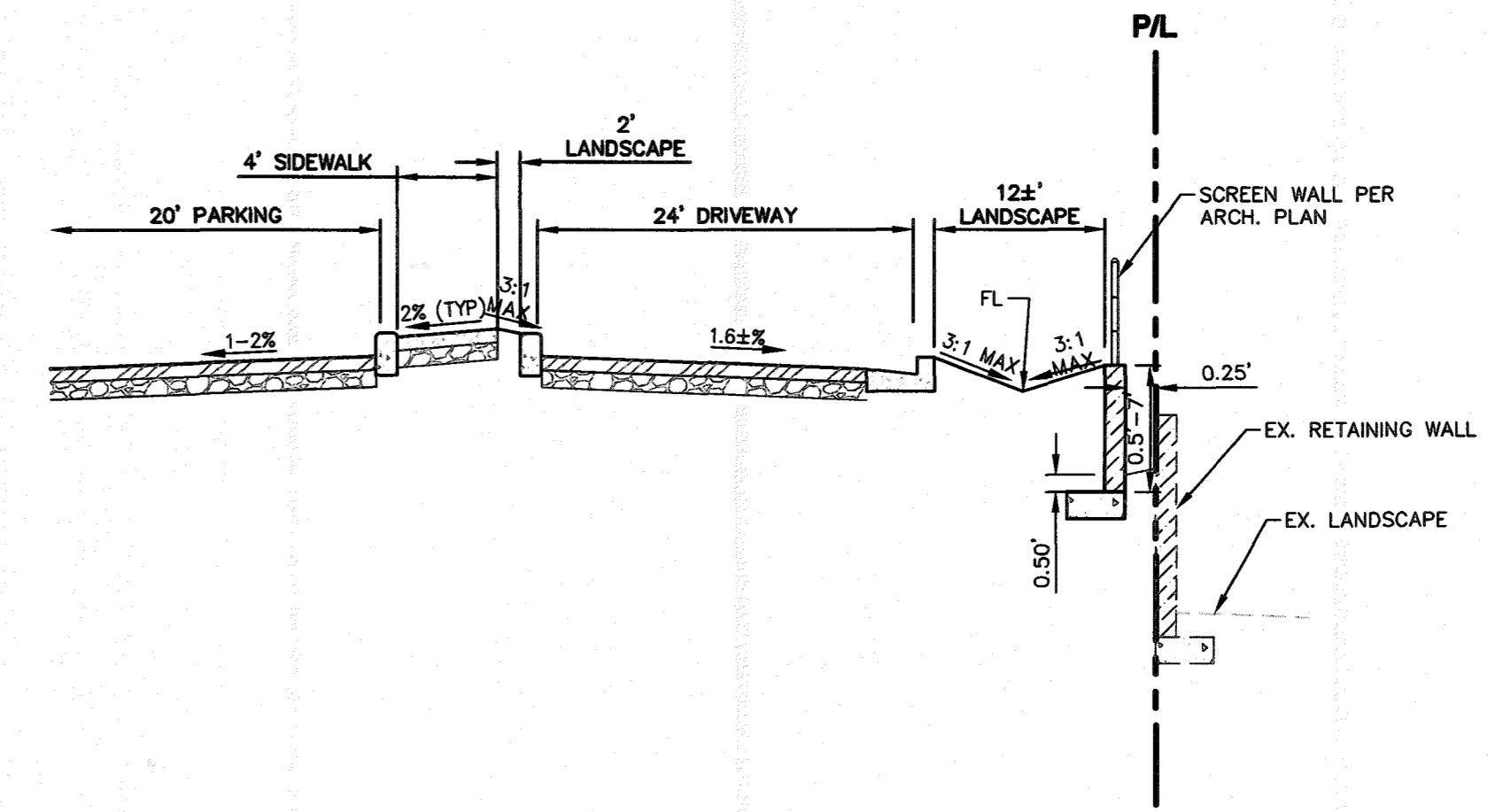
SHEET No. C4.01  
SHEET 3 of 6  
OFFSITE HTE No.





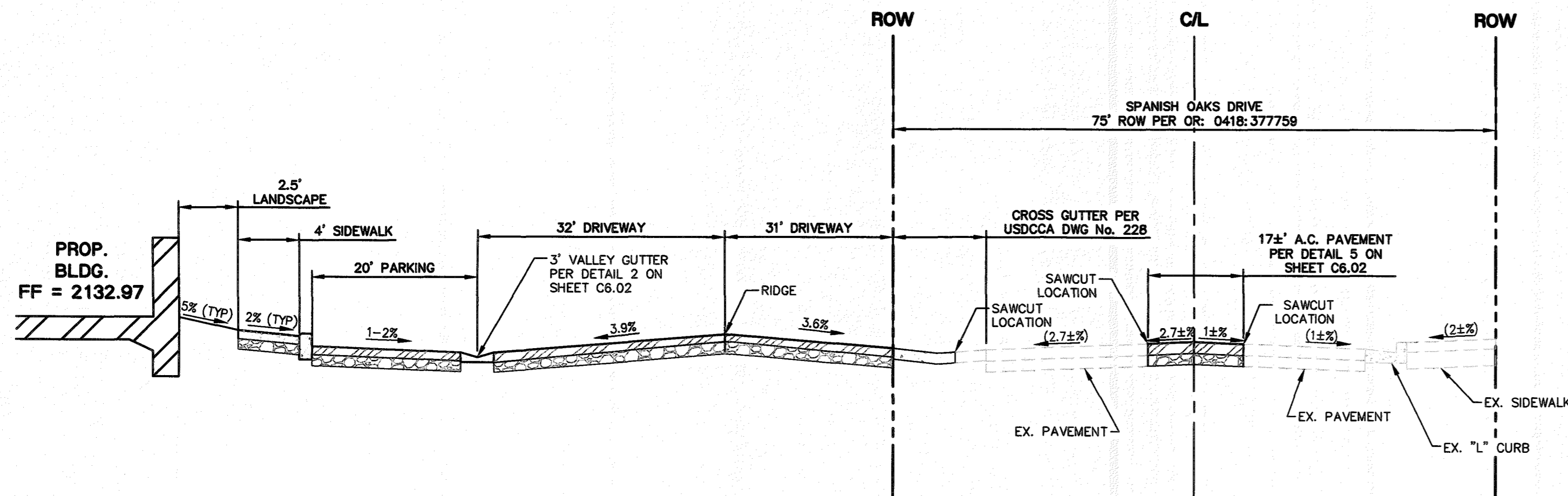
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NTS



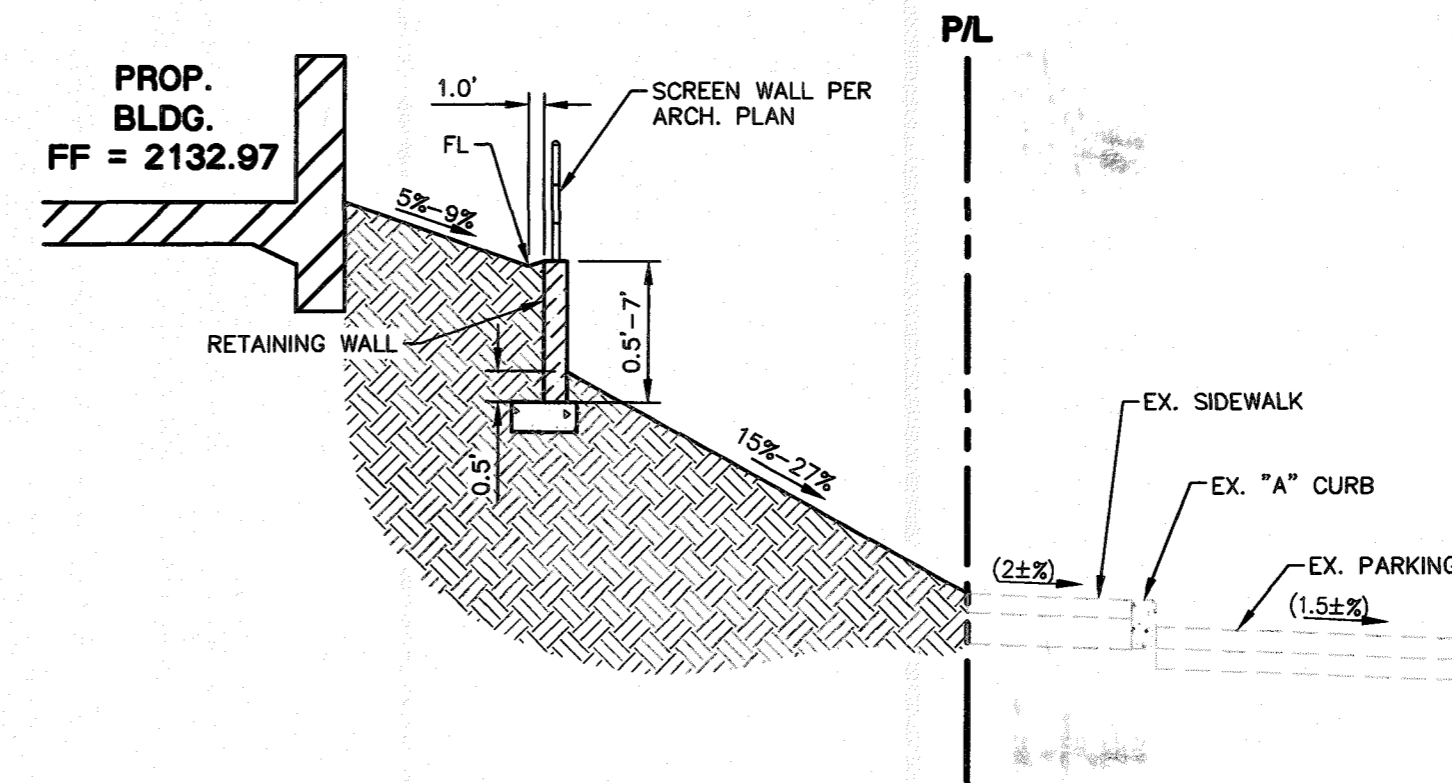
D CROSS SECTION

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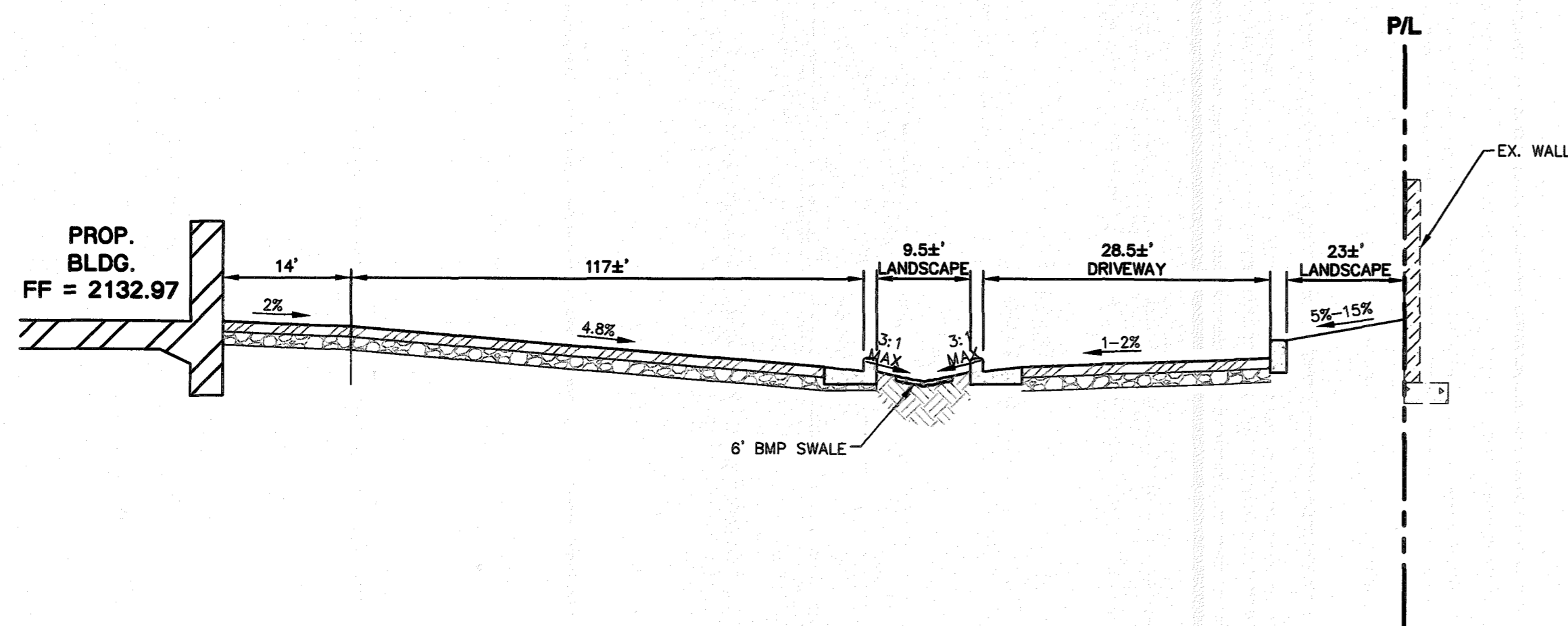
B CROSS SECTION

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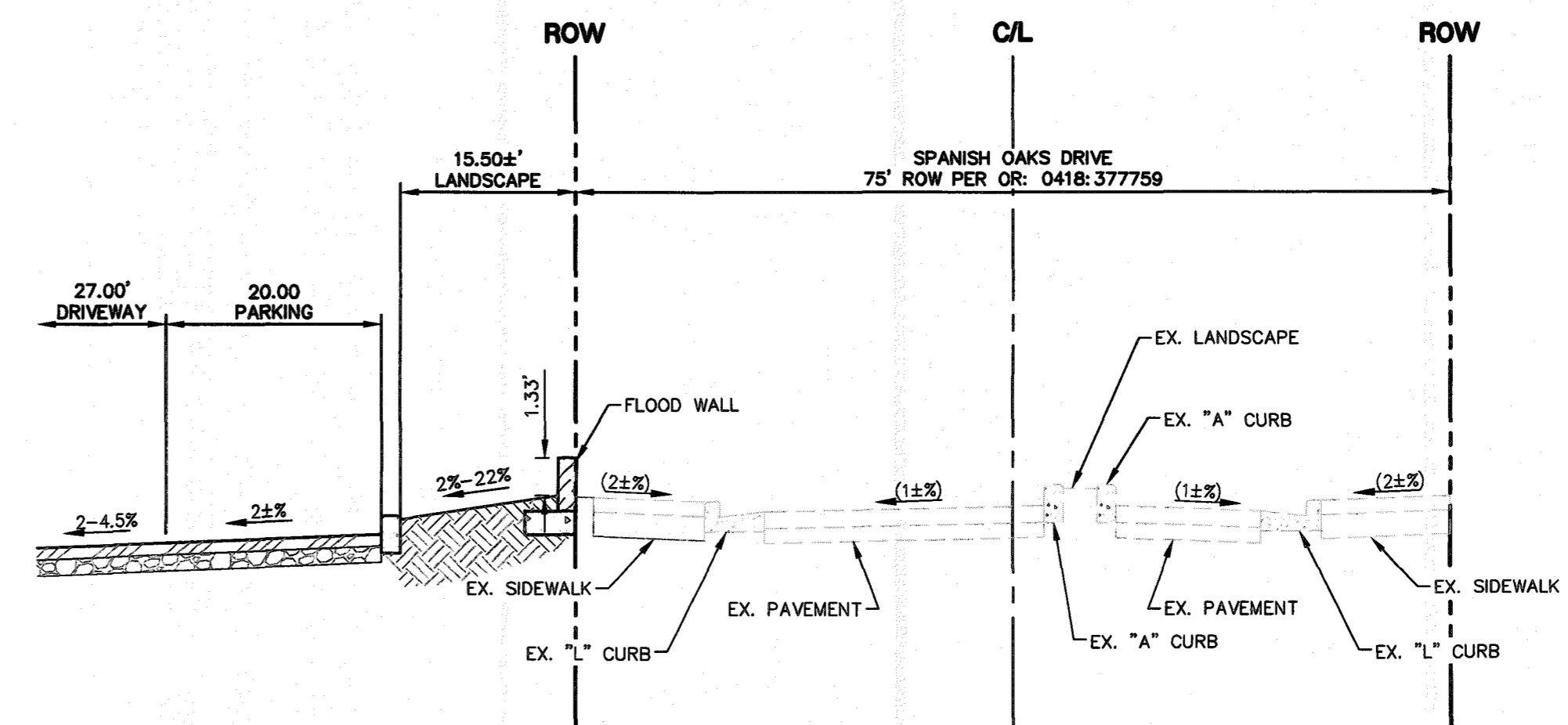
E CROSS SECTION

NTS



C CROSS SECTION

NTS



F CROSS SECTION

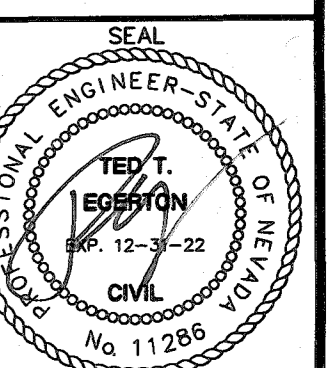
NTS

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DETAIL SHEETS  
SHEET 1 OF 2  
CARWASH WEST SAHARA  
IMPROVEMENT PLANS  
CITY OF LAS VEGAS, NEVADA

PROJECT No.: 221125  
DATE: 01/19/2023  
SCALE: N.T.S.  
DRAWN BY: C.V.  
DESIGNED BY: C.V.  
CHECKED BY: T.E.  
DIGITAL SIGNATURE:



01/19/2023  
SHEET No.  
**C6.01**  
SHEET 5 OF 6  
OFFSITE HTE No.

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