Addendum #2 to the Technical Drainage Study for

AREA 15 DISTRICT 2

Date Prepared:
February 2023

Prepared for:
Fisher Brothers Las Vegas, LLC
299 Park Avenue, 42nd Floor
New York, NY 10171
212.940.6262

Prepared by:
Kimley-Horn and Associates, Inc.
6671 Las Vegas Boulevard South, Suite 320
Las Vegas, NV 89119
702.862.3600

Kimley»Horn

HYDROLOGIC CRITERIA AND DRAINAGE MANUAL

DRAINAGE STUDY INFORMATION FORM

Name of Development: Area 15 District 2 Date: February 2023

Location of Development: a) Descriptive (Cross Streets) North/South: Rigel Avenue & Rancho Drive

East/West: Meade Avenue & Sirius Avenue

b) Section: 8 Township: 21 South Range: 61 East

c) APN : 162-08-702-001, 162-08-702-002, 162-08-303-034, 162-08-799-003, 162-08-799-009, and 162-08-799-009

Name of Owner: New Vegas Holding Company, LLC

Telephone No.: 212.940.6262 Fax No.: n/a E-Mail Address: pbrohn@fisherbrothers.com

Address: 299 Park Avenue New York, NY 10171

Contact Person-Name: Rachael R. Dennis, P.E. **Telephone No.:** 702.734.5666

* **E-Mail Address:** Rachael.Dennis@kimley-horn.com **Fax No.:**

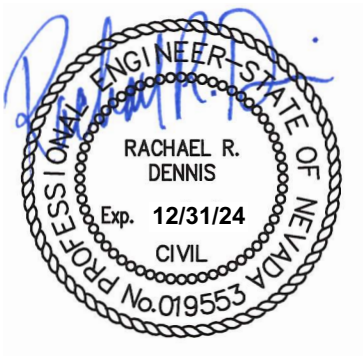
Firm: Kimley-Horn

Address: 6671 Las Vegas Boulevard South, #320, Las Vegas NV 89119

Type of Land Development/Land Disturbance Process:

	Rezoning		Subdivision Map		Clearing and Grading Only
	Parcel Map		Planned Unit Development	X	Other (Please specify below)
	Large Parcel Map	X	Building Permit		Grading Permit

1. Total Owned Land Area: At Site: +/- 11.06 ac Being Developed/Disturbed: +/- 11.06 ac
2. Is a portion or all of the subject property located in a designated FEMA Flood Hazard Area? ☐ **Yes**** ☒ **No**
3. Is the property bordered or crossed by an existing or proposed Clark County Regional Flood Control District Master Planned Facility? ☒ **Yes**** ☐ **No**
4. Proposed type of development (Residential, Commercial, Etc.): Parking Garage, Commercial
5. Approximate upstream land area which drains to the subject site: +/- 4.38 sq. mi.
6. Has the site drainage been evaluated in the past? ☒ **YES** ☐ **NO** If yes, please identify documentation: Area 15 TDS (DS-4921); Area 15 Event Pkg Lot TDS (DS-5288); Area 15 - Phase 2 TDS (DS-5313)
7. If known, please briefly identify the proposed discharge point(s) of runoff from the site: Surface runoff into Rancho Drive, Rigel Avenue, & Meade Avenue
8. Briefly describe your proposed schedule for the subject project: ASAP



Engineer's Seal 2/21/23

Submit this form as part of the required drainage study to the local entity which has jurisdiction over the subject property. This form may provide sufficient information to serve as the Conceptual Drainage Study.

***New Required Field**

****Review and concurrence of the Clark County Regional Flood Control District is required.**

Revision	Date

Local Entity File No.

REFERENCE:

STANDARD FORM 1

Updated 05/01/2008

CITY OF LAS VEGAS INTER-OFFICE MEMORANDUM				DATE: February 6, 2023
TO: **Land Development Services** Department of Building & Safety				FROM: Caitlyn Alcantara, P.E. Flood Control, Engr. Associate Department of Public Works
SUBJECT:	Drainage Study for:			**COPIES TO:**
Area 15 District 2				Kimley-Horn and Associates, Inc.
Cross Streets:	Rigel Avenue & Rancho Drive/ Meade Avenue & Sirius Avenue			Fisher Brothers Las Vegas, LLC
File Number:	F:\Depot\DSMemos\DS05627B.doc			CCRFCD
Parcel Number:	162-08-702-001, 162-08-702-002, 162-08-303-034, 162-08-799-003, 162-08-799-009			
Zoning Action:	22-0425-TMP1			
FEMA Flood Zone	YES	NO **X**		
Proposed Storm Drain	YES **X**	NO		

HISTORY	DATE RECEIVED	DATE REVIEWED	COMMENTS	REVIEW FEES	FEES PAID Payment Trn #
1st Submittal	11/23/2022	12/08/2022	Not Approved	$400	5048051: $400
2nd Submittal	1/17/2023	2/6/2023	See Comments Below	$400	5111599: $400
			TOTAL FEES (LDDRS):	**$800**	**----**

REMARKS:

The Drainage Study for the subject project has been reviewed and:

	is approved subject to conformance to all City standards and the following conditions:
X	must be resubmitted or supplemented including the following:
	is conditionally approved subject to Clark County Regional Flood Control District concurrence.
	is conditionally approved subject to Clark County Public Works Department concurrence.

1. The site is adjacent to or crosses an existing or proposed Clark County Regional Flood Control District (CCRFCD) master planned facility. Therefore, CCRFCD concurrence is required prior to final approval of the drainage study.

   Please note that effective March 15, 2019, the CCRFCD adopted new requirements for drainage study concurrence submittal. Follow the link below for specific guidance.

   http://gustfront.ccrfcd.org/LandDev/LandDev.aspx

   Please note that effective April 6, 2020, only electronic submittals to the CCRFCD will be accepted for regional concurrence. Contact cwang@regionalflood.org for direction.

2. It is unclear what flood protection is provided. Construction Note 10 states solid grout 18" inches above finished floor. It also asserts a grouted screen wall with the screen height as noted on the grading plans. Clarify the situation with a section showing the solid grouting and provide a section at the high side of the PR Building 1 ensuring the finished floor is protected.
3. Provide missing contours on Sheet C03.10 (proposed) and C03.11 (existing).
4. **Sheet C03.04, C03.05, & C03.15:** Explain what will happen when the walls break for a ramp up to the buildings, what protection is offered for these buildings.

5. The finish floor of PR Building 1 does not meet the Regional Flood Control District minimum criteria of twice the Q_{100} depth of flow up to 18-inches above the water surface (CCRFCD Manual Section 304.4.E.1) or 6-inch minimum above the highest adjacent top of curb (CCRFCD Manual Section 1602 304.4.E.1). The finished floor is not protected at the high side of the building.

Location	PR Building 1 FF	FL Grade at Ditch	Depth Applied	Min FF (FL + Depth + Freeboard)	Solid Grouting Protection Provided	
					FF + 18"	Top-of-Wall
High Side of Building	2108.00'	2101'	8.56' (Section RD)	2111.06' (2101 + 8.56 + 1.5)	2109.5'	2109.98'
At Section RD		2100.4'		2110.46' (2100.4 + 8.56 + 1.5)		2109.41'

6. Provide contour labels and slopes for streets for sheets C03.51 – C03.56.
7. **Sheet C03.18**: ADA WALK DETAIL is overlayed on the parking garage. Remove the detail from the sheet.
8. **Sheet C03.10 & C03.11:** In the OUTDOOR PATIO/STORAGE AREA, adjacent to the south of PR Building 1, there is a trench drain collecting onsite flow, Trench ONG#4. From the grading it appears Trench ONG#4 has no clear escape in an emergency situation. Show greater detail in this area or provide a pathway of escape.
9. **Sheets C03.06 & C03.10:** Provide a wall at the southwest corner of PR Building 1 to connect the north and south walls to prevent onsite flow from reaching the building and to protect against the emergency overflow of Trench ONG #1.
10. **Sheet C03.04:** There is a pond being created at the northeast wall of the trash enclosure. Review and revise accordingly.
11. **Previous Comment 10:** Provide flow slopes throughout the site for the proposed pipe and trench drains to verify pipe and trench flow capacity.
12. Provide for all streets with proposed improvements longitudinal slopes in the profiles.
13. Show the existing/proposed longitudinal slopes for all adjacent streets on the grading plans so we may review the provided computation analyzing the streets.
14. **Previous Comment 22:** Provide existing grades including grading tags100-feet past any proposed improvements on the grading plans. This comment applies to all surrounding streets, Meade Avenue, Rigel Avenue, Sirius Avenue, and the surrounding properties.
15. Street images indicate there are two drop inlets on both the north and the south boundary of the project site on Rancho Drive. Show both sets of inlets, the respective attached pipes with sizes, and the approved plan number, 107-V2438 for the north and 107-V1535 for the south, on the improvement plans.
16. The pipes impacting the retaining wall and going beneath the sidewalk underdrain are acceptable, however, the flow cannot be expected to go over the sidewalk in the 100-year event. Provide a transition and two sidewalk underdrains at every pipe outlet larger than 6" or equivalent solution.

NOTE: Please be advised that all land surface area disturbances over 1 acre or any area adjacent to a water way must submit to the *Nevada Division of Environmental Protection* a "Notice of Intent" to discharge that certifies a stormwater pollution prevention plan has been developed and is maintained on site; for inclusion in the Stormwater General Permit No. NVR100000. A phased construction unit in a contiguous subdivision is considered under construction until all stripped or disturbed surface areas have been covered by paving, building construction or planting. For more information, including forms and applications see http://ndep.nv.gov/bwpc/storm01.htm or call (775) 687-9429.

END OF REMARKS
HDR/CAA

T/R/S: T21S/R61E/S8
AREA R-08

Kimley»Horn

February 21, 2023

Mr. Albert Sung, P.E.
City of Las Vegas Flood Control
333 Rancho Drive
Las Vegas, NV 89106

RE: ***Addendum #2 to the Technical Drainage Study for Area 15 District 2***

Dear Mr. Sung,

Attached is one (1) copy of the *Addendum #2 to the Technical Drainage Study for Area 15 District 2* for your review. This letter certifies that all items provided on the electronic submittal (CD) match the paper version bound into the study.

With Kimley-Horn, you should expect more and will experience better. Please contact me at (702) 734-5666 or rachael.dennis@kimley-horn.com should you have any questions or concerns.

Sincerely,

Rachael R. Dennis, P.E.

Sean Schofield, Analyst

Kimley»Horn

Addendum #2 to the Technical Drainage Study for *AREA 15 DISTRICT 2*

Date Prepared:
February 2023

Prepared for:
Fisher Brothers Las Vegas, LLC
299 Park Avenue, 42nd Floor
New York, NY 10171
212.940.6262

Prepared by:
Kimley-Horn and Associates, Inc.
6671 Las Vegas Boulevard South, Suite 320
Las Vegas, NV 89119
702.862.3600

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February 2023
KH Project #092965012

Kimley»Horn

February 21, 2023

Caitlyn Alcantara, P.E.
Flood Control, Engr. Associate
Department of Public Works
City of Las Vegas
495 S. Main Street
Las Vegas, NV 89101

RE*: Addendum #2 to the Technical Drainage Study for Area 15 District 2* **(DS05627)**

The purpose of this letter is to provide satisfactory answers to the comments issued in the subject Comment Letter dated February 6, 2023. These comments have been reviewed and are addressed herein.

Comment 1: **The site is adjacent to or crosses an existing or proposed Clark County Regional Flood Control District (CCRFCD) master planned facility. Therefore, CCRFCD concurrence is required prior to final approval of the drainage study.**

Please note that effective March 15, 2019, the CCRFCD adopted new requirements for drainage study concurrence submittal. Follow the link below for specific guidance.

http://gustfront.ccrfcd.org/LandDev/LandDev.aspx

Please note that effective April 6, 2020, only electronic submittals to the CCRFCD will be accepted for regional concurrence. Contact cwang@regionalflood.org for direction.

Response: Noted. Upon conditional approval by CLV, the study will be submitted to CCRFCD for concurrence.

Comment 2: **It is unclear what flood protection is provided. Construction Note 10 states solid grout 18'' inches above finished floor. It also asserts a grouted screen wall with the screen height as noted on the grading plans. Clarify the situation with a section showing the solid grouting and provide a section at the high side of the PR Building 1 ensuring the finished floor is protected.**

Response: As discussed in a meeting with CLV on February 13, 2023, **Section K/C03.21** has been revised to callout 6 feet of solid grouting (**Construction Note 10A**) for the proposed screen wall closest to Building 1 to provide finished floor protection for Building 1. The proposed solid grouting will provide a minimum of 18-inches of freeboard above the adjacent flow depth in Rancho Drive. Refer to the improvement plans in **Appendix C**.

Comment 3: **Provide missing contours on Sheet C03.10 (proposed) and C03.11 (existing).**

Response: **Sheet C03.10** and **C03.11** have been revised and now show contours. Please refer to the improvement plans in **Appendix C**.

Comment 4: **Sheet C03.04, C03.05, & C03.15: Explain what will happen when the walls break for a ramp up to the buildings, what protection is offered for these buildings.**

Response: As discussed in a meeting with CLV on February 13, 2023, flood protection has been provided at the following areas:

Sheet C03.01: The proposed pedestrian access at Rigel Avenue is elevated 6-inches above the WSE in the street. Additionally, structural flood proofing for **PR Building 6** has been provided where the walls along Rigel Avenue break for the pedestrian access. Flood protection notes have been added to the Improvement Plans to call out the flood protection for the west side of **PR Building 6**. Please refer to the improvement plans in **Appendix C**.

Sheet C03.02: The proposed pedestrian access Ramp 2, Ramp 3, and the Stairway at Meade Avenue are elevated more than 6-inches above the WSE in the street. Additionally, the proposed **PR Buildings 5** & **6** finished floor elevations are set above twice the depth of flow in the adjacent roadway along Meade Avenue. Please refer to the improvement plans in **Appendix C**.

Sheet C03.04: The proposed driveway access at Rancho Drive is humped 6-inches above the WSE in the street looking both north and south along the driveway. Additionally, solid grouted walls have been provided for **PR Building 1** (Refer to Response to Comment #2) along Rancho Drive. It is understood that the 100-year water surface elevation will inundate the driveway, and pedestrian ramps to the north, but will not impact the proposed **PR Building 1**. Please refer to the improvement plans in **Appendix C**.

Sheet C03.05: The proposed pedestrian access Ramp 10 at Rigel Avenue is humped 6-inches above the WSE in the street. The proposed driveway access at Rigel Avenue is also humped 6-inches above the WSE in the street. Additionally, the **PR Building 5** finished floor elevation is set above twice the depth of flow in the adjacent roadway along Rigel Avenue. Please refer to the improvement plans in **Appendix C**.

Sheet C03.09: The proposed driveway access at Rigel Avenue is elevated more than 6-inches above the WSE in the street. Additionally, the proposed **PR Building 5** finished floor elevation is set above twice the depth of flow in the adjacent roadway along Rigel Avenue. Please refer to the improvement plans in **Appendix C**.

Sheet C03.14: The proposed driveway access at Rancho Drive is elevated 6-inches above the WSE in the street looking both north and south along the driveway. Additionally, proposed **PR Buildings 2 & 3** are elevated a minimum of 18-inches above the water surface elevation along Rancho Drive. It is understood that the 100-year water surface elevation will inundate the driveway ramp but will not impact **PR Buildings 2 & 3**. Please refer to the improvement plans in **Appendix C**.

Sheet C03.15: The proposed pedestrian access ramp at Sirius Avenue is elevated more than 6-inches above the WSE in the street (**HEC RAS Cross Section 1170**). Please refer to the improvement plans in **Appendix C**.

Comment 5: **The finish floor of PR Building 1 does not meet the Regional Flood Control District minimum criteria of twice the Q100 depth of flow up to 18-inches above the water surface (CCRFCD Manual Section 304.4.E.1) or 6-inch minimum above the highest adjacent top of curb (. The finished floor is not protected at the high side of the building.**

Location	PR Building 1 FF	FL Grade at Ditch	Depth Applied	Min FF (FL + Depth + Freeboard)	Solid Grouting Protection Provided	
					FF + 18"	Top-of-Wall
High Side of Building	2108.00'	2101'	8.56' (Section RD)	2111.06' (2101 + 8.56 + 1.5)	2109.5'	2109.98'
At Section RD		2100.4'		2110.46' (2100.4 + 8.56 + 1.5)		2109.41'

Response: See Response to Comment #2. A 6-foot-tall solid grouted flood wall has been provided along proposed **PR Building 1**. Refer to the improvement plans in **Appendix C**.

High Side of Building = FL + Depth + Freeboard = 2101' + 8.56' + 1.5' = 2111.06'
Proposed Top of Flood Wall = TC + Wall Ht = 2107.35' + 6' = 2113.35'
Since the proposed flood wall is 2.29 feet above the required freeboard to protect the finished floor; therefore, the proposed flood wall provides adequate flood protection for **PR Building 1.**

Section RD = FL + Depth + Freeboard = 2100.4' + 8.56' + 1.5' = 2110.46'
Proposed Top of Flood Wall = TC + Wall Ht = 2107.90' + 6' = 2113.90'
Since the proposed flood wall is 3.44 feet above the required freeboard to protect the finished floor; therefore, the proposed flood wall provides adequate flood protection for **PR Building 1.**

Comment 6: **Provide contour labels and slopes for sheets C03.51 – C03.56.**

Response: **Sheet C03.51** – **C03.56** have been revised to include contour labels and slopes. Refer to the improvement plans in **Appendix D**.

Comment 7: **Sheet C03.18: ADA WALK DETAIL is overlayed on the parking garage. Remove the detail from the sheet.**

Response: As discussed in a meeting with CLV on February 13, 2023, the ADA Walk Detail will remain on **Sheet C03.18** to show the variable curb height.

Comment 8: **Sheet C03.10 & C03.11: In the OUTDOOR PATIO/STORAGE AREA, adjacent to the south of PR Building 1, there is a trench drain collecting onsite flow, Trench ONG#4. From the grading it appears Trench ONG#4 has no clear escape in an emergency situation. Show greater detail in this area or provide a pathway of escape.**

Response: As discussed in a meeting with CLV on February 13, 2023, a gate has been added to **Sheet C03.11** to provide an emergency overflow path for the Outdoor Patio/Storage Area in the unlikely event the **Trench Drain ONG#4** becomes completely clogged. Please note that this is an emergency overflow condition only and the proposed system is designed to intercept and convey all onsite nuisance and storm flows up to a 100-year storm event. Refer to the improvement plans in **Appendix C**.

Comment 9: **Sheet C03.06 & C03.10: Provide a wall at the southwest corner of PR Building 1 to connect the north and south walls to prevent onsite flow from reaching the building and to protect against the emergency overflow of Trench ONG #1.**

Response: Per a phone conversation with CLV on February 13, 2023, the north and south walls at the southwest corner of **PR Building 1** have been connected to the building as shown on **Sheet C03.06** and **C03.10** to prevent emergency overflows from Trench ONG #1 from impacting the PR Building 1. Refer to the improvement plans in **Appendix C.**

Comment 10: **Sheet C03.04: There is a pond being created at the northeast wall of the trash enclosure. Review and revise accordingly.**

Response: Per a phone conversation with CLV on February 13, 2023, a note has been added to the **Ramp 15** Detail on **Sheet C03.25** noting that a drain will be provided at the low point for the trash compactor sand-oil separator which connects directly into the sewer system. Refer to the improvement plans in **Appendix C.**

Comment 11: **Previous Comment 10: Provide flow slopes throughout the site for the proposed pipe and trench drains to verify pipe and trench flow capacity.**

Response: Per phone conversation with CLV on February 13, 2023 this comment has been removed since the trench drain information was previously provided per the manufacturer detail shown on **Sheet C03.33**.

Comment 12: **Provide for all streets with proposed improvements longitudinal slopes in the profiles.**

Response: The longitudinal slopes have been provided for all the street profiles. Refer to the improvement plans in **Appendix C**.

Comment 13: **Show the existing/proposed longitudinal slopes for all adjacent streets on the grading plans so we may review the provided computation analyzing the streets.**

Response: The longitudinal slopes for all adjacent streets are provided in the improvement plans. Refer to the improvement plans in **Appendix C.**

Comment 14: **Previous Comment 22: Provide existing grades including grading tags100-feet past any proposed improvements on the grading plans. This comment applies to all surrounding streets, Meade Avenue, Rigel Avenue, Sirius Avenue, and the surrounding properties.**

Response: Per a phone conversation with CLV on February 13, 2023, existing grading tags have been provided 100 feet past the proposed improvements. Additionally, a profile sheet for Sirius Avenue has been provided in lieu of providing additional grading sheets with "No Construction". Refer to the improvement plans in **Appendix D**.

Comment 15: **Street images indicate there are two drop inlets on both the north and south boundary of the project site on Rancho Drive. Show both sets of inlets, the respective attached pipes with sizes, and the approved plan number, 107-V2438 for the north and 107-V1535 for the south, on the improvement plans.**

Response: The existing drop inlets north and south of the project site on Rancho Drive are now included in the improvement plans with their respective. Refer to the improvement plans in **Appendix C**.

Comment 16: **The pipes impacting the retaining wall and going beneath the sidewalk underdrain are acceptable, however, the flow cannot be expected to go over the sidewalk in the 100-year event. Provide a transition and two sidewalk underdrains at every pipe outlet larger than 6'' or equivalent solution.**

Response: Per a phone conversation with CLV on February 15, 2023, nuisance flows are not permitted to overtop the sidewalk. Additionally, proposed onsite storm drain discharging through the wall and into the adjacent streets has been limited to a maximum size of 10" PVC where a Curb-O-Let Round to Rectangular Adapter will reduce the PVC outlet height to 3-inches or 4-inches tall. Refer to Details 11 & 12 on **Sheet C03.34** in **Appendix C.** Onsite prorates for **Subbasins ONG and ONE2** were also revised accordingly. Refer to revised summary tables on **Figures PRO-1** and **PRO-2** in **Appendix A**. Revised wall penetration locations have been shown on **Figure FAC-1** in **Appendix A**. The 18" RCP that was previously discharging 5.5 cfs into Meade Avenue has been replaced by two (2) 10" PVC pipes which convey flows from **Prorated Subbasins ONE2.2, ONE3, & ONE4** to Meade Avenue. The 18" RCP that was previously discharging 5 cfs into Rancho Drive has been replaced with two (2) 10" PVC pipes and two (2) 8" PVC pipes conveying flows from **Prorated Subbains ONG1, ONG2, ONG3 & OND1** to Rancho Drive. Due to cover constraints, DI#3 has been replaced with a 20-foot-long Trench Drain (Trench OND1 #1) to collect flows from onsite prorated **Subbasin OND1**, which continues to outlet flows directly into Rancho Drive. DI#4 has been renamed to DI#3 on all exhibits and tables in **Appendix A**.

Revised Rancho Road **Cross Sections 1.5. 2.0 & 2.5** and trench drain calculations have been included in **Appendix B** and in updated flow summary tables on revised **Figures PRO-1**, **PRO-2, FAC-1** and **FAC-2.** Refer to the improvement plans in **Appendix C**.

With Kimley-Horn, you should expect more and will experience better. Please contact me at (702) 734-5666 or rachael.dennis@kimley-horn.com should you have any questions or need any additional information.

Sincerely,





Rachael R. Dennis, PE

Sean Schofield, Analyst

LIST OF APPENDICES

Appendix A – Documents & Figures

- PRO-1: Overall Proposed Condition Drainage Map
- PRO-2: Onsite Proposed Condition Drainage Map
- FAC-1: Onsite Facility Map
- FAC-2: Parking Garage Facility Map

Appendix B – Hydraulic Calculations

- Normal Depth Calculations – Proposed Conditions Street Sections
- Normal Depth Calculations - Onsite Sections
- Trench Drain Calculations

Appendix C – Improvement Plans

Appendix D – Data CD

Appendix A – Documents & Figures

- PRO-1: Overall Proposed Condition Drainage Map
- PRO-2: Onsite Proposed Condition Drainage Map
- FAC-1: Onsite Facility Map
- FAC-2: Parking Garage Facility Map

ONSITE HYDRAULIC SECTIONS														
ONSITE SECTION	TRIBUTARY BASINS	SLOPE %	Q_{100} (cfs)	FLOW DEPTH (ft)	FLOW LINE (ft)	FLOW LINE + 2D (ft)	FFE BLDG1 (ft)	FFE BLDG2 (ft)	FFE BLDG3 (ft)	FFE BLDG4 (ft)	FFE BLDG5 (ft)	FFE BLDG6 (ft)	BLDG PROTECTED?	BLDG PROTECTED?
ONA	ONA	0.54	2	0.35	2107.10	2107.80	2108.00	-	-	-	-	-	YES	-
ONE2	ONE2	0.50	2.5	0.14	2106.90	2107.18	2108.00	-	-	-	-	2107.20	YES	**
ONE4	ONE4	3.60	1	0.06	2107.25	2107.37	2108.00	-	-	-	2110.00	-	YES	YES
ONG1	ONG1	0.15	2	0.19	2111.35	2111.73	-	-	2111.70	2111.80	-	-	*	YES
ONG2	ONG2	0.80	1	0.10	2110.90	2111.10	-	2112.00	-	-	2110.00	-	YES	*
ONG3N	ONG3	0.10	1	0.20	2107.40	2107.80	2108.00	-	-	-	-	-	YES	-
ONG3S	ONG3	3.02	1	0.11	2111.70	2111.92	-	2112.00	-	-	-	-	YES	-

*Trench Drains have been provided adjacent to building
**Structural floor proofing provided a minimum of twice the depth of flow

GRAPHIC SCALE IN FEET
0 75 150 300

NORTH

LEGEND

- XXX — BASIN ID
- XXXX — PRORATED BASIN ID
- BASIN BOUNDARY
- PRORATED BASIN BOUNDARY
- FUTURE CCRFCD REGIONAL FACILITY
- EXITING DRAINAGE FACILITY
- FLOW ARROW
- CPX — CONCENTRATION POINT
- X* / XX — SECTION ID
- 1036 — HEC-RAS CROSS SECTION & ID
- 2-FT CONTOURS
- 1-FT CONTOURS
- PROPOSED CONTOURS
- PROPOSED 100-YR INUNDATION LIMITS

FUT. CCRFCD FACILITY
FW15-0242
(2) 12'X9' RCB
Q_{MPU}=4130 CFS

**CCPS08

48" X 16"
BLOCK WALL OPENING

**PS08

PR DI #1

EX DI
**CPS08

INTERSTATE 15

MEADE AVENUE
(PAVED PUBLIC STREET)

RANCHO DRIVE
(PAVED PUBLIC STREET)

PR DI #2

EX DI

EX. 36" RCP
50-YR FACILITY

PR DI #3
W/ BLOCK WALL OPENING

EX.
COMMERCIAL
DEVELOPMENT

78 CFS
(PER HEC
RAS WEIR)

RIGEL AVENUE
(PAVED PUBLIC STREET)

FUT. CCRFCD FACILITY
FW15 0271
(2) 12'X10' RCB
100-YR Q_{MPU}=3,842 CFS

***RD

VALLEY VIEW BOULEVARD
(PAVED PUBLIC STREET)

SHERIDAN STREET
(PAVED PUBLIC STREET)

**CPS06

FUT. CCRFCD FACILITY
FWPS 0000
12'X12' RCB
100-YR Q_{MPU}=3,544 CFS

*1,081
CFS

SIRIUS AVENUE
(PAVED PUBLIC STREET)

***CP12

**CRCPS06

EX DI

EX. 36" RCP
50-YR FACILITY

PROCYON STREET
(PAVED PUBLIC STREET)

POLARIS STREET
(PAVED PUBLIC STREET)

PRIVATE DRIVE
(PAVED PUBLIC STREET)

EX. (2) 36" RCP
50-YR FACILITY

EX. AREA
15

FUT. CCRFCD FACILITY
FW15 0301
CONC CHNL 12'W 4'D 2:1 SS
100-YR Q_{MPU}=353 CFS

OF1 OF2 OF3 OF4 OF5
RA ONA ONB ONC ONC2 ONC3 ONC4 ONC5 ONC6
ONE1 ONE2.1 ONE2.2 ONE3 ONE4
ONF1 ONF2
OND1 OND2
ONG1 ONG2 ONG3
ONH
***OF2

* REFERENCED FROM AREA 15 STUDY (DS-4921)
** REFERENCED FROM CITY OF LAS VEGAS CENTRAL NEIGHBORHOOD STUDY
*** REFERENCED FROM AREA 15 EVENT PARKING LOT (DS-5288)

NOTE:
1,081-CFS REFERENCED FOR FLOWRATE AT INTERSECTION OF PRIVATE DRIVEWAY & SIRIUS AVENUE. REFER TO APPENDIX D FOR REFERENCE Q.

Existing / Proposed Condition Flow Summary			
Basin ID / Comb Pt	Area / Tributary Area (ac)	Q_{100} (cfs)	Q_{10} (cfs)
**CPS06	N/A	1045	405
*CP05	N/A	31	18
*EX10	N/A	7	4
***CP12 Q = 1081-CFS + **PS08(OF2)	N/A	1158	459
**CRCPS06	N/A	2538	873
**PS08	114.56	235	100
**CPS08	N/A	2582	917
**CCPS08	N/A	3762	1226

DROP INLET SUMMARY TABLE							
DROP INLET ID	Tributary Basins	Q_{100} (cfs)	SLOPE (%)	FLOW DEPTH (ft)	Q_{INT} (cfs)	Q_{BYP} (cfs)	DI TYPE
DI#1	ONE1	1.0	SUMP	0.20	1.0	0.0	JENSEN DI2'X2'
DI#2	ONE1	1.0	SUMP	0.20	1.0	0.0	JENSEN DI2'X2'
DI#3	1/2OF5	0.5	SUMP	0.13	0.5	0.0	JENSEN DI2'X2'

RAS Standard Table 1											
Reach	River Sta	Profile	Plan	Q Total (cfs)	Min Ch El (ft)	W.S. Elev (ft)	Crit W.S. (ft)	E.G. Elev (ft)	E.G. Slope (ft/ft)	Vel Chnl (ft/s)	Flow Area (sq ft)	Top Width (ft)	Froude # Chl
SIRIUS	1916	100-yr	PropCond-EL	1,158.00	2120.70	2122.55	2122.55	2122.93	0.008145	4.96	233.59	297.67	0.99
SIRIUS	1750	100-yr	PropCond-EL	1,158.00	2116.50	2118.23	2118.93	2120.74	0.015487	14.09	95.80	97.00	2.14
SIRIUS	1533	100-yr	PropCond-EL	1,158.00	2112.00	2113.71	2114.66	2117.09	0.017377	15.05	79.46	83.06	2.29
SIRIUS	1245			Lat Struct									
SIRIUS	1215	100-yr	PropCond-EL	1,095.50	2109.25	2110.68	2111.04	2111.89	0.011742	10.27	129.87	184.50	1.88
SIRIUS	1170	100-yr	PropCond-EL	1,081.44	2108.93	2109.81	2110.22	2111.24	0.016094	9.89	117.19	197.44	1.98
SIRIUS	1036	100-yr	PropCond-EL	1,081.44	2108.20	2110.52	2110.52	2111.60	0.002889	8.52	132.14	61.50	1.01

CHANNEL HYDRAULIC SECTIONS SUMMARY TABLE										
ID	TRIBUTARY BASINS	CHANNEL SLOPE %	Q_{100} (cfs)	FLOW DEPTH (ft)	VELOCITY (ft/s)	D*V ft^2/s	TYPE	SIDE SLOPES	BOTTOM WIDTH (ft)	Req'd d_{50} (in)
*F-F(CHNL)	Channel Capacity	0.70	270.1	3.00	6.43	19.29	TRAP	4:1	7	N/A
SW1	ONB	1.00	2	0.54	1.73	0.93	V - Ditch	4:1	N/A	6"
SW2	ONB	0.25	2	0.70	1.03	0.72	V - Ditch	4:1	N/A	6"
SW3	ONC+ 1/2OF5	1.00	2.5	0.58	1.83	1.06	V - Ditch	4:1	N/A	6"
SW4	ONE1	1.01	1	0.15	2.36	0.35	V-Ditch	50:1	N/A	N/A
OF5W	1/2OF5	2.74	0.5	0.06	2.81	0.17	Concrete Flume	0:1	3	N/A
OF5S	1/2OF5 + ONC	1.01	2.5	0.40	3.87	1.55	V - Ditch	4:1	N/A	N/A

ROADWAY HYDRAULIC SECTIONS SUMMARY TABLE						
STREET SECTION	TRIBUTARY BASINS	CHANNEL SLOPE %	Q_{100} (cfs)	FLOW DEPTH (ft)	VELOCITY (ft/s)	D*V ft^2/s
*F-F(ROAD)	**CRCPS06	0.70	2,538	3.58	10.46	37.45
ST1.5	**CRCPS06 + ONG1	0.41	2,540	6.84	9.20	62.93
ST2	**CRCPS06 + ONG1 + OND2	0.90	2,541	6.35	10.94	69.47
ST2.5	**CRCPS06 + ONG1 + ONG2 + ONG3 + OND2	0.90	2,543	6.48	12.10	78.41
RD	**CRCPS06 + OND1 + OND2 + ONG1 + ONG2 + ONG3 + ***RD	0.25	2,546.5	8.56	6.05	51.79
ST3	**CRCPS06 + OND1 + OND2 + ONG1 + ONG2 + ONG3 + ***RD	0.67	2,546.5	6.80	10.58	71.94
RD-1	**CPS08	0.25	2,582	7.41	7.48	55.43
RA	**PS08(OF1) + 78-cfs + ONF2 + ONH	0.45	99	0.87	3.62	3.15
RA1	**PS08(OF1) + 78-cfs + ONF1 + ONF2 + ONC + ONB + ONH + 1/2OF5	0.68	103.5	1.30	5.50	7.15
RA2	**PS08(OF1) + 78-cfs + ONF1 + ONF2 + ONC + ONB + ONH + 1/2OF5	0.60	103.5	1.33	5.26	7.00
MA1	**PS08(OF3) + 1/2OF5	3.37	85.0	0.69	6.32	4.36
MA2A	**PS08(OF1) + **PS06(OF3) + **PS08(OF5) + 78cfs + RA + ONB + ONC + ONE1 + ONE2.1 + ONE2.2 + ONE3 + ONE4 + ONF1 + ONF2 + ONH	0.30	196.5	1.22	4.21	5.14
MA2B	**PS08(OF1) + **PS08(OF3) + **PS08(OF5) + 78cfs + RA + ONB + ONC + ONE2.1 + ONE2.2 + ONE3 + ONE4 + ONF1 + ONF2 + ONH	0.51	195.5	1.07	4.92	5.26
MA2C	**PS08(OF1) + **PS06(OF3) + **PS08(OF5) + 78cfs + RA + ONB + ONC + ONF1 + ONF2 + ONH	1.40	190	0.87	6.62	5.76

SECTIONS F-F(ROAD) & RD: FLOW DEPTH TAKEN FROM CHANNEL FLOWLINE OFFSET CROWN AT RANCHO FOR SECTION F-F
78-CFS PER RAS ANALYSIS FLOWS NORTH IN RIGEL AVENUE

Prorated Flow Summary					
BASIN ID	Q_{100} (cfs)	Q_{10} (cfs)	AREA (ac)	Q_{100} (cfs/ac)	Q_{10} (cfs/ac)
PS08	235	100	114.6	2.05	0.87
SUBBASIN ID	Q_{100} (cfs)	Q_{10} (cfs)	AREA (ac)	Q_{100} (cfs/ac)	Q_{10} (cfs/ac)
PS08(OF1)	19	8	9.2	2.05	0.87
PS08(OF2)	77	33	37.5	2.05	0.87
PS08(OF3)	84	36	40.9	2.05	0.87
PS08(OF4)	29	12	14.2	2.05	0.87
PS08(OF5)	1	<1	0.3	2.05	0.87
PS08(ONA)	2	1	0.8	2.05	0.87
PS08(ONB)	2	1	1.0	2.05	0.87
PS08(ONC)	2	1	0.8	2.05	0.87
PS08(OND1)	1	0.5	0.7	2.05	0.87
PS08(OND2)	1	0.5	0.7	2.05	0.87
PS08(ONE1)	1	<1	0.4	2.05	0.87
PS08(ONE2.1)	1.5	0.5	0.6	2.05	0.87
PS08(ONE2.2)	1	0.5	0.5	2.05	0.87
PS08(ONE3)	1	0.5	0.7	2.05	0.87
PS08(ONE4)	2	1	0.8	2.05	0.87
PS08(ONF1)	1	0.5	0.7	2.05	0.87
PS08(ONF2)	1	0.5	0.5	2.05	0.87
PS08(ONG1)	2	1	0.9	2.05	0.87
PS08(ONG2)	1	0.5	0.6	2.05	0.87
PS08(ONG3)	1	0.5	0.6	2.05	0.87
PS08(ONH)	1	0.5	0.7	2.05	0.87
PS08(RD)	2.5	1	1.1	2.05	0.87
PS08(RA)	1	<1	0.4	2.05	0.87
SUBTOTAL	235	100	114.6	-	-

No.	REVISIONS	DATE	BY

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01/05/2023

KHA PROJECT 092965011
DATE 01/05/2023
SCALE AS SHOWN
DESIGNED BY TEA
DRAWN BY SS
CHECKED BY RD

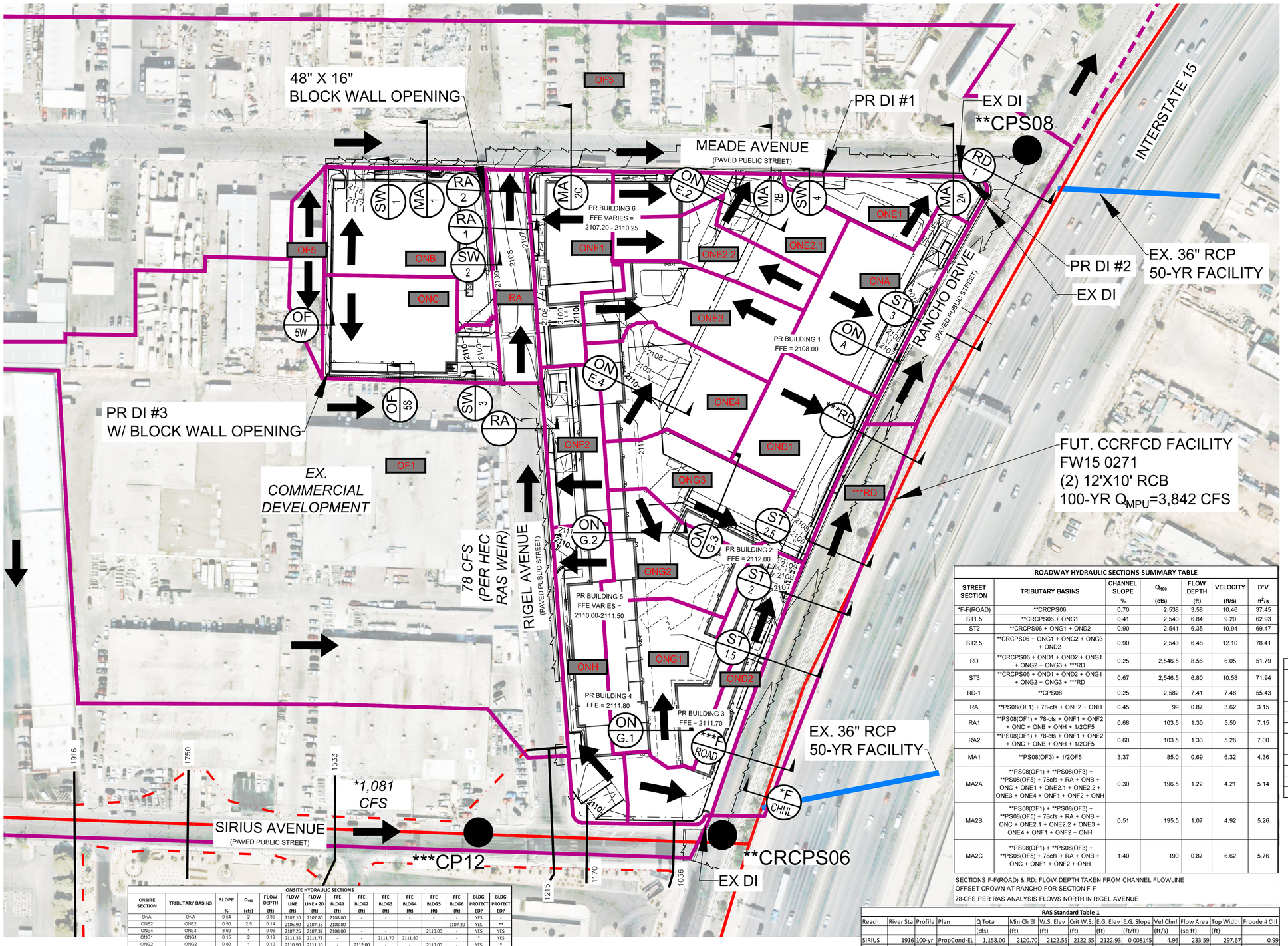
OVERALL PROPOSED CONDITION DRAINAGE MAP

AREA 15 DISTRICT 2

PREPARED FOR
NEW VEGAS HOLDING COMPANY, LLC
CITY OF LAS VEGAS NEVADA

PRO-1

Plotted By: Schofield, Sean Sheet Set: Key Layout: PRO-1 February 21, 2023 04:50:43pm K:\LAV_Civil\092965012 - Area 15 District 2 (Fisher Brothers)\Reports\DRAINAGE\03_ADP2\Figures\PRO_ADP2.dwg
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GRAPHIC SCALE IN FEET
0 35 70 140

NORTH

LEGEND

- XXX — BASIN ID
- BASIN BOUNDARY
- PRORATED BASIN BOUNDARY
- FUTURE CCRFCD REGIONAL FACILITY
- EXITING DRAINAGE FACILITY
- FLOW ARROW
- X* / XX — SECTION ID
- CPX — CONCENTRATION POINT
- XXXX — PRORATED BASIN ID
- 1036 — HEC-RAS CROSS SECTION & ID
- 2-FT CONTOURS
- 1-FT CONTOURS
- PROPOSED CONTOURS
- PROPOSED 100-YR INUNDATION LIMITS

* REFERENCED FROM AREA 15 STUDY (DS-4921)
** REFERENCED FROM CITY OF LAS VEGAS CENTRAL NEIGHBORHOOD STUDY
*** REFERENCED FROM AREA 15 EVENT PARKING LOT (DS-5288)

NOTE:
1,081-CFS REFERENCED FOR FLOWRATE AT INTERSECTION OF PRIVATE DRIVEWAY & SIRIUS AVENUE. REFER TO APPENDIX D FOR REFERENCE Q.

ROADWAY HYDRAULIC SECTIONS SUMMARY TABLE

STREET SECTION	TRIBUTARY BASINS	CHANNEL SLOPE %	Q_{100} (cfs)	FLOW DEPTH (ft)	VELOCITY (ft/s)	D*V ft²/s
*F-F(ROAD)	**CRCPS06	0.70	2,538	3.58	10.46	37.45
ST1.5	**CRCPS06 + ONG1	0.41	2,540	6.84	9.20	62.93
ST2	**CRCPS06 + ONG1 + OND2	0.90	2,541	6.35	10.94	69.47
ST2.5	**CRCPS06 + ONG1 + ONG2 + ONG3 + OND2	0.90	2,543	6.48	12.10	78.41
RD	**CRCPS06 + OND1 + OND2 + ONG1 + ONG2 + ONG3 + ***RD	0.25	2,546.5	8.56	6.05	51.79
ST3	**CRCPS06 + OND1 + OND2 + ONG1 + ONG2 + ONG3 + ***RD	0.67	2,546.5	6.80	10.58	71.94
RD-1	**CPS08	0.25	2,582	7.41	7.48	55.43
RA	**PS08(OF1) + 78-cfs + ONF2 + ONH	0.45	99	0.87	3.62	3.15
RA1	**PS08(OF1) + 78-cfs + ONF1 + ONF2 + ONC + ONB + ONH + 1/2OF5	0.68	103.5	1.30	5.50	7.15
RA2	**PS08(OF1) + 78-cfs + ONF1 + ONF2 + ONC + ONB + ONH + 1/2OF5	0.60	103.5	1.33	5.26	7.00
MA1	**PS08(OF3) + 1/2OF5	3.37	85.0	0.69	6.32	4.36
MA2A	**PS08(OF1) + **PS08(OF3) + **PS08(OF5) + 78cfs + RA + ONB + ONC + ONE1 + ONE2.1 + ONE2.2 + ONE3 + ONE4 + ONF1 + ONF2 + ONH	0.30	196.5	1.22	4.21	5.14
MA2B	**PS08(OF1) + **PS08(OF3) + **PS08(OF5) + 78cfs + RA + ONB + ONC + ONE2.1 + ONE2.2 + ONE3 + ONE4 + ONF1 + ONF2 + ONH	0.51	195.5	1.07	4.92	5.26
MA2C	**PS08(OF1) + **PS08(OF3) + **PS08(OF5) + 78cfs + RA + ONB + ONC + ONF1 + ONF2 + ONH	1.40	190	0.87	6.62	5.76

SECTIONS F-F(ROAD) & RD: FLOW DEPTH TAKEN FROM CHANNEL FLOWLINE OFFSET CROWN AT RANCHO FOR SECTION F-F

78-CFS PER RAS ANALYSIS FLOWS NORTH IN RIGEL AVENUE

Existing / Proposed Condition Flow Summary

Basin ID / Comb Pt	Area / Tributary Area (ac)	Q_{100} (cfs)	Q_{10} (cfs)
**CPS06	N/A	1045	405
*CP05	N/A	31	18
*EX10	N/A	7	4
***CP12 Q = 1081-CFS + **PS08(OF2)	N/A	1158	459
**CRCPS06	N/A	2538	873
**PS08	114.56	235	100
**CPS08	N/A	2582	917
**CCPS08	N/A	3762	1226

Prorated Flow Summary

BASIN ID	Q_{100} (cfs)	Q_{10} (cfs)	AREA (ac)	Q_{100} (cfs/ac)	Q_{10} (cfs/ac)
PS08	235	100	114.6	2.05	0.87
SUBBASIN ID	**Q_{100} (cfs)**	**Q_{10} (cfs)**	**AREA (ac)**	**Q_{100} (cfs/ac)**	**Q_{10} (cfs/ac)**
PS08(OF1)	19	8	9.2	2.05	0.87
PS08(OF2)	77	33	37.5	2.05	0.87
PS08(OF3)	84	36	40.9	2.05	0.87
PS08(OF4)	29	12	14.2	2.05	0.87
PS08(OF5)	1	<1	0.3	2.05	0.87
PS08(ONA)	2	1	0.8	2.05	0.87
PS08(ONB)	2	1	1.0	2.05	0.87
PS08(ONC)	2	1	0.8	2.05	0.87
PS08(OND1)	1	0.5	0.7	2.05	0.87
PS08(OND2)	1	0.5	0.7	2.05	0.87
PS08(ONE1)	1	<1	0.4	2.05	0.87
PS08(ONE2.1)	1.5	0.5	0.6	2.05	0.87
PS08(ONE2.2)	1	0.5	0.5	2.05	0.87
PS08(ONE3)	1	0.5	0.7	2.05	0.87
PS08(ONE4)	2	1	0.8	2.05	0.87
PS08(ONF1)	1	0.5	0.7	2.05	0.87
PS08(ONF2)	1	0.5	0.5	2.05	0.87
PS08(ONG1)	2	1	0.9	2.05	0.87
PS08(ONG2)	1	0.5	0.6	2.05	0.87
PS08(ONG3)	1	0.5	0.6	2.05	0.87
PS08(ONH)	1	0.5	0.7	2.05	0.87
PS08(RD)	2.5	1	1.1	2.05	0.87
PS08(RA)	1	<1	0.4	2.05	0.87
SUBTOTAL	**235**	**100**	**114.6**	-	-

ONSITE HYDRAULIC SECTIONS

ONSITE SECTION	TRIBUTARY BASINS	SLOPE %	Q_{100} (cfs)	FLOW DEPTH (ft)	FLOW LINE (ft)	FLOW LINE + 2D (ft)	FFE BLDG1 (ft)	FFE BLDG2 (ft)	FFE BLDG3 (ft)	FFE BLDG4 (ft)	FFE BLDG5 (ft)	FFE BLDG6 (ft)	BLDG PROTECT ED?	BLDG PROTECT ED?
ONA	ONA	0.54	2	0.35	2107.10	2107.80	2108.00	-	-	-	-	-	YES	-
ONE2	ONE2	0.50	2.5	0.14	2106.90	2107.18	2108.00	-	-	-	-	2107.20	YES	**
ONE4	ONE4	3.60	1	0.08	2107.25	2107.37	2108.00	-	-	-	2110.00	-	YES	YES
ONG1	ONG1	0.15	2	0.19	2111.35	2111.73	-	-	2111.70	2111.80	-	-	-	YES
ONG2	ONG2	0.80	1	0.10	2110.90	2111.10	-	2112.00	-	-	2110.00	-	YES	*
ONG3N	ONG3	0.10	1	0.20	2107.40	2107.80	2108.00	-	-	-	-	-	YES	-
ONG3S	ONG3	3.02	1	0.11	2111.70	2111.92	-	2112.00	-	-	-	-	YES	-

*Trench Drains have been provided adjacent to building
**Structural floor proofing provided a minimum of twice the depth of flow

DROP INLET SUMMARY TABLE

DROP INLET ID	Tributary Basins	Q_{100} (cfs)	SLOPE (%)	FLOW DEPTH (ft)	Q_{INT} (cfs)	Q_{BYP} (cfs)	DI TYPE
DI#1	ONE1	1.0	SUMP	0.20	1.0	0.0	JENSEN DI2'X2'
DI#2	ONE1	1.0	SUMP	0.20	1.0	0.0	JENSEN DI2'X2'
DI#3	1/2OF5	0.5	SUMP	0.13	0.5	0.0	JENSEN DI2'X2'

CHANNEL HYDRAULIC SECTIONS SUMMARY TABLE

ID	TRIBUTARY BASINS	CHANNEL SLOPE %	Q_{100} (cfs)	FLOW DEPTH (ft)	VELOCITY (ft/s)	D*V ft²/s	TYPE	SIDE SLOPES	BOTTOM WIDTH (ft)	Req'd d_{50} (in)
*F-F(CHNL)	Channel Capacity	0.70	270.1	3.00	6.43	19.29	TRAP	4:1	7	N/A
SW1	ONB	1.00	2	0.54	1.73	0.93	V - Ditch	4:1	N/A	6"
SW2	ONB	0.25	2	0.70	1.03	0.72	V - Ditch	4:1	N/A	6"
SW3	ONC+ 1/2OF5	1.00	2.5	0.58	1.83	1.06	V - Ditch	4:1	N/A	6"
SW4	ONE1	1.01	1	0.15	2.36	0.35	V-Ditch	50:1	N/A	N/A
OF5W	1/2OF5	2.74	0.5	0.06	2.81	0.17	Concrete Flume	0:1	3	N/A
OF5S	1/2OF5 + ONC	1.01	2.5	0.40	3.87	1.55	V - Ditch	4:1	N/A	N/A

RAS Standard Table 1

Reach	River Sta	Profile	Plan	Q Total (cfs)	Min Ch El (ft)	W.S. Elev (ft)	Crit W.S. (ft)	E.G. Elev (ft)	E.G. Slope (ft/ft)	Vel Chnl (ft/s)	Flow Area (sq ft)	Top Width (ft)	Froude # Chl
SIRIUS	1916	100-yr	PropCond-EL	1,158.00	2120.70	2122.55	2122.55	2122.93	0.008145	4.96	233.59	297.67	0.99
SIRIUS	1750	100-yr	PropCond-EL	1,158.00	2116.50	2118.23	2118.93	2120.74	0.015487	14.09	95.80	97.00	2.14
SIRIUS	1533	100-yr	PropCond-EL	1,158.00	2112.00	2113.71	2114.66	2117.09	0.017377	15.05	79.46	83.06	2.29
SIRIUS	1245			Lat Struct									
SIRIUS	1215	100-yr	PropCond-EL	1,095.50	2109.25	2110.68	2111.04	2111.89	0.011742	10.27	129.87	184.50	1.88
SIRIUS	1170	100-yr	PropCond-EL	1,081.44	2108.93	2109.81	2110.22	2111.24	0.016094	9.89	117.19	197.44	1.98
SIRIUS	1036	100-yr	PropCond-EL	1,081.44	2108.20	2110.52	2110.52	2111.60	0.002889	8.52	132.14	61.50	1.01

No.	REVISIONS	DATE	BY

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01/05/2023

KHA PROJECT	092965011
DATE	01/05/2023
SCALE	AS SHOWN
DESIGNED BY	TEA
DRAWN BY	SS
CHECKED BY	RD

ONSITE PROPOSED CONDITION DRAINAGE MAP

AREA 15 DISTRICT 2

PREPARED FOR
NEW VEGAS HOLDING COMPANY, LLC
CITY OF LAS VEGAS NEVADA

PRO-2

Plotted By: Schofield, Sean Sheet Set: Kha Layout: PRO-2 February 21, 2023 04:48:26pm K:\LAV-Civil\092965012 — Area 15 District 2 (Fisher Brothers)\Reports\DRAINAGE\03-ADP2\Figures\PRO_ADP2.dwg
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DROP INLET SUMMARY TABLE							
DROP INLET ID	Tributary Basins	Q_{100} (cfs)	SLOPE (%)	FLOW DEPTH (ft)	Q_{INT} (cfs)	Q_{BYP} (cfs)	DI TYPE
DI#1	ONE1	1.0	SUMP	0.20	1.0	0.0	JENSEN DI2'X2'
DI#2	ONE1	1.0	SUMP	0.20	1.0	0.0	JENSEN DI2'X2'
DI#3	1/2OF5	0.5	SUMP	0.13	0.5	0.0	JENSEN DI2'X2'

LEGEND

- PROPOSED ONSITE TRENCH DRAIN
- PROPOSED TRENCH DRAIN FLOW DIRECTION
- PROPOSED STORM DRAIN AND FLOW DIRECTION
- PROPOSED WALL

VIEWPORT 1

GRAPHIC SCALE IN FEET 0 15 30 60

NORTH

EX DI

RANCHO DRIVE (PAVED PUBLIC STREET)

TRENCH ONA #1

WALL PENETRATION 8" PVC OUTLET Q100 = 2 CFS ONA

PR DI #2 W/ BLOCKWALL PENETRATION

8" PVC OUTLET Q100 =1 CFS ONE1

8" PVC OUTLET Q100 =1 CFS ONE1

PR DI #1 W/ BLOCKWALL PENETRATION

WALL PENETRATION 10" PVC OUTLET Q100 = 2 CFS ONE4

PR BUILDING 1

MEADE AVENUE (PAVED PUBLIC STREET)

WALL PENETRATION 10" PVC OUTLET Q100 = 2.0 CFS ONE2.2 + ONE3

TRENCH ONE4 #1

TRENCH ONE4 #3

TRENCH ONE2 #1

TRENCH ONE3 #2

TRENCH ONE4 #2

TRENCH ONE3 #1

PR BUILDING 6

TRENCH ONF2 #1

TRENCH ONF1 #3

TRENCH ONF1 #1

6" X 6" BLOCK WALL OPENINGS EVERY 10'

WALL PENETRATION 8" PVC OUTLET Q100 = 1 CFS ONF1

WALL PENETRATION 6" PVC OUTLET NUISANCE FLOWS

TRENCH ONF1 #2

WALL PENETRATION 8" PVC OUTLET NUISANCE FLOWS

8" PVC OUTLET Q100 = 1 CFS ONF2

RIGEL AVENUE (PAVED PUBLIC STREET)

MATCHLINE SEE VIEWPORT 2

MATCHLINE SEE VIEWPORT 1

TRENCH ONF2 #1

TRENCH ONG #5

TRENCH ONG #2

TRENCH OND1 #1

TRENCH ONG #4

WALL PENETRATION 8" RCP OUTLET Q100 = 1 CFS OND1

PR BUILDING 2

RIGEL AVENUE (PAVED PUBLIC STREET)

WALL PENETRATION 8" PVC OUTLET Q100 = 1 CFS ONH

TRENCH ONG #1

PR BUILDING 5

TRENCH ONH #1

RANCHO DRIVE (PAVED PUBLIC STREET)

WALL PENETRATION 8" PVC OUTLET Q100 = 1 CFS ONG3

WALL PENETRATION 10" PVC OUTLET Q100 = 1 CFS ONG2

WALL PENETRATION 8" PVC OUTLET Q100 = 1 CFS OND2

WALL PENETRATION 8" PVC OUTLET Q100 = 1 CFS OND2

TRENCH ONG #3

WALL PENETRATION 10" PVC OUTLET Q100 = 2 CFS ONG1

TRENCH OND2 #1

PR BUILDING 3

PR BUILDING 4

WALL PENETRATION 8" PVC OUTLET Q100 = 1 CFS OND2

TRENCH OND2 #2

EX DI

SIRIUS AVENUE (PAVED PUBLIC STREET)

VIEWPORT 2

GRAPHIC SCALE IN FEET 0 15 30 60

NORTH

No.	REVISIONS	DATE	BY

Kimley»Horn
© 2023 KIMLEY-HORN AND ASSOCIATES, INC.
6671 LAS VEGAS BOULEVARD S., SUITE 320, LAS VEGAS, NV 89119
PHONE: 702-862-3600
WWW.KIMLEY-HORN.COM

01/05/2023

KHA PROJECT	092965011
DATE	01/05/2023
SCALE	AS SHOWN
DESIGNED BY	TEA
DRAWN BY	SS
CHECKED BY	RD

ONSITE FACILITY MAP

AREA 15
DISTRICT 2
PREPARED FOR
NEW VEGAS HOLDING COMPANY, LLC
NEVADA
CITY OF LAS VEGAS

FAC-1

Plotted By: Satchfield, Sean Sheet Set: Kho Layout: FAC-1 February 21, 2023 12:49:58pm K:\LAV_Civil\092965012 — Area 15 District 2 (Fisher Brothers)\Report\DRAINAGE\03_ADD2\Figures\Facility Map_ADD2.dwg
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VIEWPORT 3

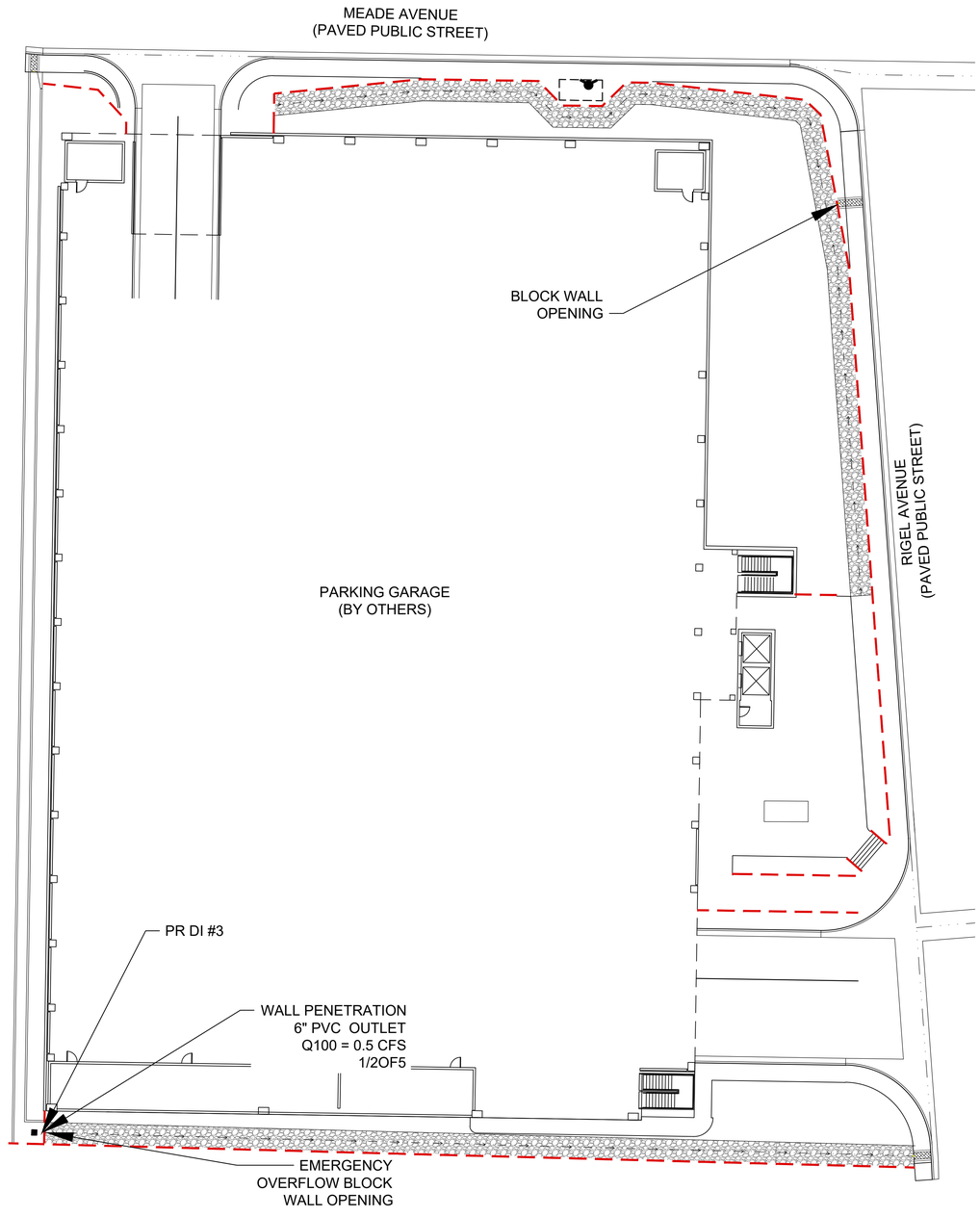
GRAPHIC SCALE IN FEET
0 10 20 40

NORTH

DROP INLET SUMMARY TABLE							
DROP INLET ID	Tributary Basins	Q_{100}	SLOPE	FLOW DEPTH	Q_{INT}	Q_{BYP}	DI TYPE
		(cfs)	(%)	(ft)	(cfs)	(cfs)	
DI#1	ONE1	1.0	SUMP	0.20	1.0	0.0	JENSEN DI2'X2'
DI#2	ONE1	1.0	SUMP	0.20	1.0	0.0	JENSEN DI2'X2'
DI#3	1/2OF5	0.5	SUMP	0.13	0.5	0.0	JENSEN DI2'X2'

LEGEND

- PROPOSED ONSITE TRENCH DRAIN
- PROPOSED TRENCH DRAIN FLOW DIRECTION
- PROPOSED STORM DRAIN AND FLOW DIRECTION
- PROPOSED WALL



No.	REVISIONS	DATE	BY

Kimley»Horn
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WWW.KIMLEY-HORN.COM

01/05/2023

KHA PROJECT	092965011
DATE	01/05/2023
SCALE	AS SHOWN
DESIGNED BY	TEA
DRAWN BY	SS
CHECKED BY	RD

PARKING GARAGE FACILITY MAP

AREA 15
DISTRICT 2
PREPARED FOR
NEW VEGAS HOLDING COMPANY, LLC
CITY OF LAS VEGAS NEVADA

FAC-2

Plotted By:Schofield, Sean Sheet Set:Kha Layout:FAC-2 February 21, 2023 12:50:20pm K:\LAV_Civil\092965012 - Area 15 District 2 (Fisher Brothers)\Reports\DRAINAGE\V3_ADD2\Figures\Facility Map_ADD2.dwg
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Appendix B – Hydraulic Calculations

- Normal Depth Calculations - Proposed Conditions Street Sections
- Normal Depth Calculations – Onsite Sections
- Trench Drain Calculations

Worksheet for ST1.5

Project Description	
Friction Method	Manning Formula
Solve For	Normal Depth

Input Data	
Channel Slope	0.41 %
Discharge	2,540.00 cfs

Section Definitions

Station (ft)	Elevation (ft)
0+15.67	2,110.93
0+15.67	2,106.93
0+25.67	2,106.73
0+26.17	2,106.23
0+27.72	2,106.36
0+46.41	2,106.81
0+67.42	2,106.20
0+67.46	2,106.66
0+71.50	2,107.12
0+81.85	2,102.45
0+87.55	2,102.45
0+98.18	2,108.42

Roughness Segment Definitions

Start Station	Ending Station	Roughness Coefficient
(0+15.67, 2,110.93)	(0+26.17, 2,106.23)	0.013
(0+26.17, 2,106.23)	(0+67.42, 2,106.20)	0.016
(0+67.42, 2,106.20)	(0+71.50, 2,107.12)	0.013
(0+71.50, 2,107.12)	(0+87.55, 2,102.45)	0.025
(0+87.55, 2,102.45)	(0+98.18, 2,108.42)	0.038

Options	
Current Roughness Weighted Method	Pavlovskii's Method
Open Channel Weighting Method	Pavlovskii's Method
Closed Channel Weighting Method	Pavlovskii's Method

Results	
Normal Depth	6.84 ft
Roughness Coefficient	0.022
Elevation	2,109.29 ft
Elevation Range	2,102.45 to 2,110.93 ft
Flow Area	276.1 ft²

Worksheet for ST1.5

Results	
Wetted Perimeter	88.98 ft
Hydraulic Radius	3.10 ft
Top Width	82.51 ft
Normal Depth	6.84 ft
Critical Depth	6.58 ft
Critical Slope	0.53 %
Velocity	9.20 ft/s
Velocity Head	1.32 ft
Specific Energy	8.15 ft
Froude Number	0.887
Flow Type	Subcritical

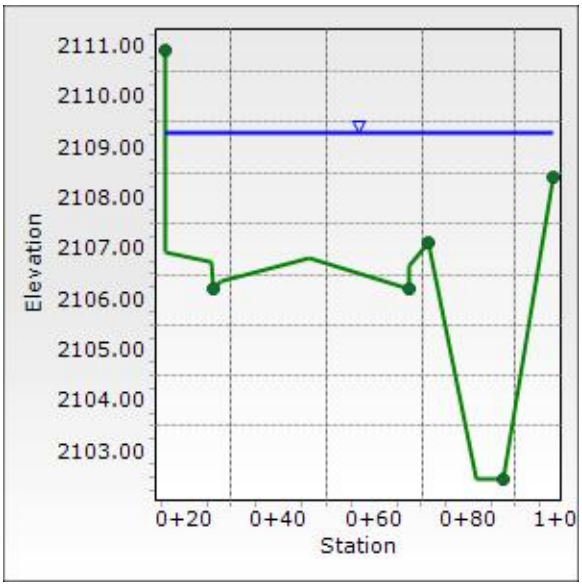
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Length	0.00 ft
Number Of Steps	0

GVF Output Data	
Upstream Depth	0.00 ft
Profile Description	N/A
Profile Headloss	0.00 ft
Downstream Velocity	Infinity ft/s
Upstream Velocity	Infinity ft/s
Normal Depth	6.84 ft
Critical Depth	6.58 ft
Channel Slope	0.41 %
Critical Slope	0.53 %

Cross Section for ST1.5

Project Description	
Friction Method	Manning Formula
Solve For	Normal Depth

Input Data	
Channel Slope	0.41 %
Normal Depth	6.84 ft
Discharge	2,540.00 cfs



Worksheet for ST2

Project Description	
Friction Method	Manning Formula
Solve For	Normal Depth

Input Data	
Channel Slope	0.90 %
Discharge	2,541.00 cfs

Section Definitions

Station (ft)	Elevation (ft)
0+19.77	2,110.44
0+19.77	2,106.44
0+29.77	2,106.23
0+29.79	2,105.77
0+29.86	2,105.79
0+31.15	2,105.89
0+49.46	2,106.26
0+68.88	2,105.84
0+70.33	2,105.69
0+74.31	2,106.76
0+84.72	2,102.72
0+86.09	2,101.71
0+91.96	2,101.71
1+07.91	2,108.66

Roughness Segment Definitions

Start Station	Ending Station	Roughness Coefficient
(0+19.77, 2,110.44)	(0+29.79, 2,105.77)	0.013
(0+29.79, 2,105.77)	(0+70.33, 2,105.69)	0.016
(0+70.33, 2,105.69)	(0+74.31, 2,106.76)	0.013
(0+74.31, 2,106.76)	(0+86.09, 2,101.71)	0.025
(0+86.09, 2,101.71)	(1+07.91, 2,108.66)	0.038

Options	
Current Roughness Weighted Method	Pavlovskii's Method
Open Channel Weighting Method	Pavlovskii's Method
Closed Channel Weighting Method	Pavlovskii's Method

Results	
Normal Depth	6.35 ft
Roughness Coefficient	0.024
Elevation	2,108.06 ft

Worksheet for ST2

Results	
Elevation Range	2,101.71 to 2,110.44 ft
Flow Area	232.2 ft²
Wetted Perimeter	91.39 ft
Hydraulic Radius	2.54 ft
Top Width	86.76 ft
Normal Depth	6.35 ft
Critical Depth	6.67 ft
Critical Slope	0.63 %
Velocity	10.94 ft/s
Velocity Head	1.86 ft
Specific Energy	8.21 ft
Froude Number	1.179
Flow Type	Supercritical

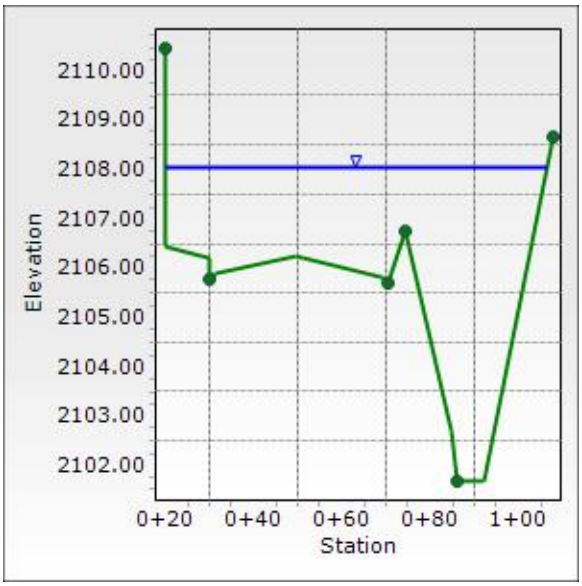
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Number Of Steps	0

GVF Output Data	
Upstream Depth	0.00 ft
Profile Description	N/A
Profile Headloss	0.00 ft
Downstream Velocity	Infinity ft/s
Upstream Velocity	Infinity ft/s
Normal Depth	6.35 ft
Critical Depth	6.67 ft
Channel Slope	0.90 %
Critical Slope	0.63 %

Cross Section for ST2

Project Description	
Friction Method	Manning Formula
Solve For	Normal Depth

Input Data	
Channel Slope	0.90 %
Normal Depth	6.35 ft
Discharge	2,541.00 cfs



Worksheet for ST2.5

Project Description	
Friction Method	Manning Formula
Solve For	Normal Depth

Input Data	
Channel Slope	0.90 %
Discharge	2,543.00 cfs

Section Definitions

Station (ft)	Elevation (ft)
0+18.30	2,106.55
0+18.95	2,105.98
0+29.66	2,105.82
0+30.11	2,105.73
0+34.39	2,105.83
0+56.65	2,105.77
0+69.15	2,105.51
0+70.63	2,105.38
0+70.73	2,105.78
0+73.69	2,105.79
0+74.24	2,105.85
0+83.89	2,101.62
0+88.99	2,101.29
0+90.71	2,101.18
1+06.66	2,115.13

Roughness Segment Definitions

Start Station	Ending Station	Roughness Coefficient
(0+18.30, 2,106.55)	(0+30.11, 2,105.73)	0.013
(0+30.11, 2,105.73)	(0+70.63, 2,105.38)	0.016
(0+70.63, 2,105.38)	(0+73.69, 2,105.79)	0.013
(0+73.69, 2,105.79)	(0+90.71, 2,101.18)	0.025
(0+90.71, 2,101.18)	(1+06.66, 2,115.13)	0.038

Options	
Current Roughness Weighted Method	Pavlovskii's Method
Open Channel Weighting Method	Pavlovskii's Method
Closed Channel Weighting Method	Pavlovskii's Method

Results	
Normal Depth	6.48 ft
Roughness Coefficient	0.021
Elevation	2,107.66 ft

Worksheet for ST2.5

Results	
Elevation Range	2,101.18 to 2,115.13 ft
Flow Area	210.1 ft²
Wetted Perimeter	84.82 ft
Hydraulic Radius	2.48 ft
Top Width	79.82 ft
Normal Depth	6.48 ft
Critical Depth	7.02 ft
Critical Slope	0.50 %
Velocity	12.10 ft/s
Velocity Head	2.28 ft
Specific Energy	8.76 ft
Froude Number	1.315
Flow Type	Supercritical

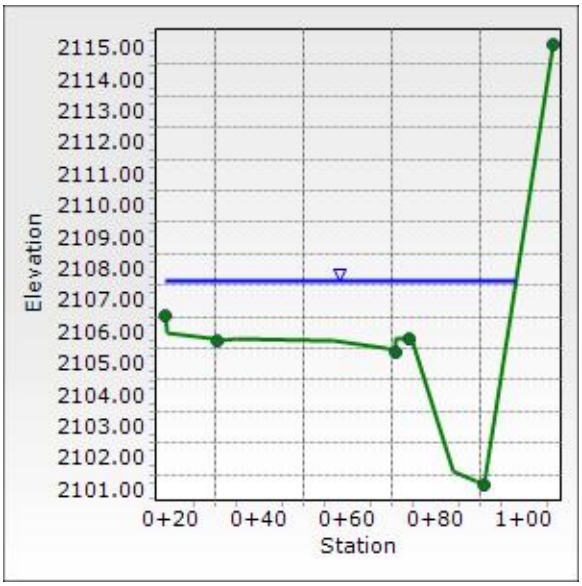
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Length	0.00 ft
Number Of Steps	0

GVF Output Data	
Upstream Depth	0.00 ft
Profile Description	N/A
Profile Headloss	0.00 ft
Downstream Velocity	Infinity ft/s
Upstream Velocity	Infinity ft/s
Normal Depth	6.48 ft
Critical Depth	7.02 ft
Channel Slope	0.90 %
Critical Slope	0.50 %

Cross Section for ST2.5

Project Description	
Friction Method	Manning Formula
Solve For	Normal Depth

Input Data	
Channel Slope	0.90 %
Normal Depth	6.48 ft
Discharge	2,543.00 cfs



Worksheet for ONG2

Project Description	
Friction Method	Manning Formula
Solve For	Normal Depth

Input Data	
Channel Slope	0.80 %
Discharge	1.00 cfs

Section Definitions

Station (ft)	Elevation (ft)
0+00.00	0.65
0+42.00	0.00
0+42.50	0.00
0+75.20	0.43

Roughness Segment Definitions

Start Station	Ending Station	Roughness Coefficient
(0+00.00, 0.65)	(0+75.20, 0.43)	0.013

Options	
Current Roughness Weighted Method	Pavlovskii's Method
Open Channel Weighting Method	Pavlovskii's Method
Closed Channel Weighting Method	Pavlovskii's Method

Results	
Normal Depth	0.10 ft
Roughness Coefficient	0.013
Elevation	0.10 ft
Elevation Range	0.00 to 0.65 ft
Flow Area	0.7 ft²
Wetted Perimeter	14.22 ft
Hydraulic Radius	0.05 ft
Top Width	14.21 ft
Normal Depth	0.10 ft
Critical Depth	0.10 ft
Critical Slope	0.66 %
Velocity	1.39 ft/s
Velocity Head	0.03 ft
Specific Energy	0.13 ft
Froude Number	1.094
Flow Type	Supercritical

Worksheet for ONG2

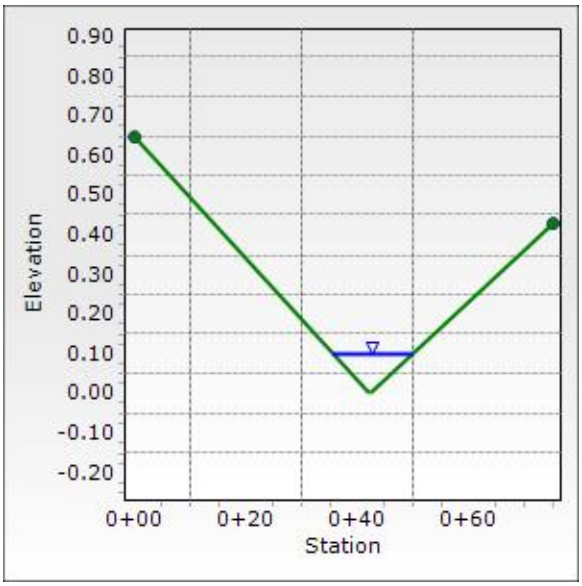
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Length	0.00 ft
Number Of Steps	0

GVF Output Data	
Upstream Depth	0.00 ft
Profile Description	N/A
Profile Headloss	0.00 ft
Downstream Velocity	Infinity ft/s
Upstream Velocity	Infinity ft/s
Normal Depth	0.10 ft
Critical Depth	0.10 ft
Channel Slope	0.80 %
Critical Slope	0.66 %

Cross Section for ONG2

Project Description	
Friction Method	Manning Formula
Solve For	Normal Depth

Input Data	
Channel Slope	0.80 %
Normal Depth	0.10 ft
Discharge	1.00 cfs



Worksheet for ONG3N

Project Description	
Friction Method	Manning Formula
Solve For	Normal Depth

Input Data		
Channel Slope	0.10	%
Discharge	1.00	cfs

Section Definitions

Station (ft)	Elevation (ft)
0+00.00	4.00
0+00.00	0.00
0+77.70	1.24

Roughness Segment Definitions

Start Station	Ending Station	Roughness Coefficient
(0+00.00, 4.00)	(0+77.70, 1.24)	0.013

Options	
Current Roughness Weighted Method	Pavlovskii's Method
Open Channel Weighting Method	Pavlovskii's Method
Closed Channel Weighting Method	Pavlovskii's Method

Results		
Normal Depth	0.20	ft
Roughness Coefficient	0.013	
Elevation	0.20	ft
Elevation Range	0.00 to 4.00	ft
Flow Area	1.3	ft²
Wetted Perimeter	12.90	ft
Hydraulic Radius	0.10	ft
Top Width	12.70	ft
Normal Depth	0.20	ft
Critical Depth	0.14	ft
Critical Slope	0.60	%
Velocity	0.78	ft/s
Velocity Head	0.01	ft
Specific Energy	0.21	ft
Froude Number	0.430	
Flow Type	Subcritical	

GVF Input Data

Worksheet for ONG3N

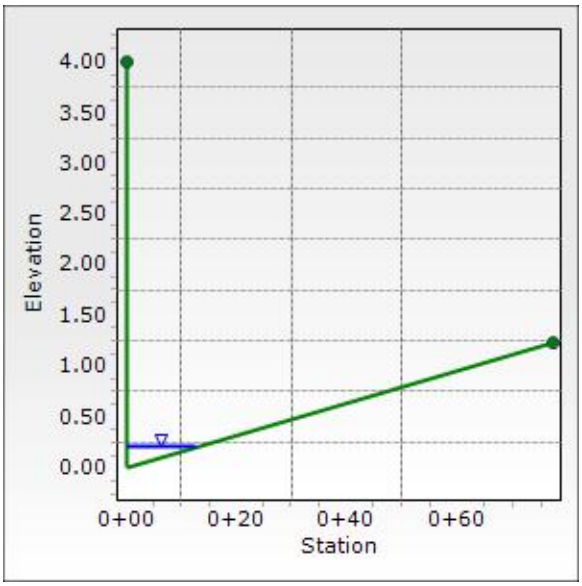
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Profile Description	N/A
Profile Headloss	0.00 ft
Downstream Velocity	Infinity ft/s
Upstream Velocity	Infinity ft/s
Normal Depth	0.20 ft
Critical Depth	0.14 ft
Channel Slope	0.10 %
Critical Slope	0.60 %

Cross Section for ONG3N

Project Description	
Friction Method	Manning Formula
Solve For	Normal Depth

Input Data	
Channel Slope	0.10 %
Normal Depth	0.20 ft
Discharge	1.00 cfs



Worksheet for ONG3S

Project Description	
Friction Method	Manning Formula
Solve For	Normal Depth

Input Data		
Channel Slope	3.02	%
Discharge	1.00	cfs

Section Definitions

Station (ft)	Elevation (ft)
0+00.00	0.19
0+09.30	0.00
0+09.80	0.00
0+09.80	4.00

Roughness Segment Definitions

Start Station	Ending Station	Roughness Coefficient
(0+00.00, 0.19)	(0+09.80, 4.00)	0.013

Options	
Current Roughness Weighted Method	Pavlovskii's Method
Open Channel Weighting Method	Pavlovskii's Method
Closed Channel Weighting Method	Pavlovskii's Method

Results		
Normal Depth	0.11	ft
Roughness Coefficient	0.013	
Elevation	0.11	ft
Elevation Range	0.00 to 4.00	ft
Flow Area	0.3	ft²
Wetted Perimeter	5.89	ft
Hydraulic Radius	0.06	ft
Top Width	5.78	ft
Normal Depth	0.11	ft
Critical Depth	0.15	ft
Critical Slope	0.59	%
Velocity	2.95	ft/s
Velocity Head	0.14	ft
Specific Energy	0.24	ft
Froude Number	2.149	
Flow Type	Supercritical	

Worksheet for ONG3S

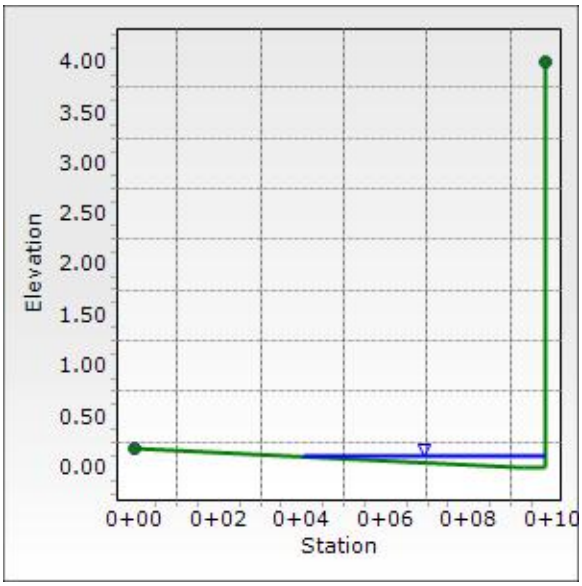
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Profile Headloss	0.00 ft
Downstream Velocity	Infinity ft/s
Upstream Velocity	Infinity ft/s
Normal Depth	0.11 ft
Critical Depth	0.15 ft
Channel Slope	3.02 %
Critical Slope	0.59 %

Cross Section for ONG3S

Project Description	
Friction Method	Manning Formula
Solve For	Normal Depth

Input Data	
Channel Slope	3.02 %
Normal Depth	0.11 ft
Discharge	1.00 cfs



Grate Inlet Headwater Depth Calculation

4.5-in by 20-ft Trench Drain OND1 #1

Known:

Q=	Flow (cfs)	1.0
W=	Width of Grate (ft)	0.375
L=	Length of Grate (ft)	20.0
D=	Diameter of Circle (in)	
Cf=	Clogging Factor (%)	50

Weir Conditions:

$Hw=(Q/(Cw*P))^{2/3}$

Cw=	Weir Coefficient	2.7
P=	Perimeter of grate (ft)	40.8
Pc=	Perimeter (w/clogging) (ft)	20.4
Hw=	Headwater depth (ft)	0.07

Orifice Conditions:

$Hw=(Q/(Co*Ac))^{2}/2*g$

Co=	Orifice Coefficient	0.67
Ag=	Grate Area (ft^2)	7.5
Gf=	Grate Opening Factor	0.25
Ac=	Grate Open Area (w/ clogging) (ft^2)	0.9
Hw=	Headwater depth (ft)	0.04

Worst Case Scenario Occurs Under Weir Conditions

Headwater Depth (ft) = 0.07

Grate Inlet Headwater Depth Calculation

4.5-in by 122-ft Trench Drain ONE3 #2

Known:

Q=	Flow (cfs)	1.0
W=	Width of Grate (ft)	0.375
L=	Length of Grate (ft)	122.0
D=	Diameter of Circle (in)	
Cf=	Clogging Factor (%)	50

Weir Conditions:

$Hw=(Q/(Cw*P))^{2/3}$

Cw=	Weir Coefficient	2.7
P=	Perimeter of grate (ft)	244.8
Pc=	Perimeter (w/clogging) (ft)	122.4
Hw=	Headwater depth (ft)	0.02

Orifice Conditions:

$Hw=(Q/(Co*Ac))^{2}/2*g$

Co=	Orifice Coefficient	0.67
Ag=	Grate Area (ft^2)	45.8
Gf=	Grate Opening Factor	0.25
Ac=	Grate Open Area (w/ clogging) (ft^2)	5.7
Hw=	Headwater depth (ft)	0.00

Worst Case Scenario Occurs Under Weir Conditions

Headwater Depth (ft) = 0.02

Appendix C – Improvement Plans

CIVIL IMPROVEMENT PLANS

FOR

AREA 15 DISTRICT 2

APN: 162-08-303-034, 162-08-702-001, & 162-08-702-002

CITY OF LAS VEGAS, NEVADA

PROJECT CONTACTS

OWNER/DEVELOPER
FISHER BROTHERS LAS VEGAS LLC
299 PARK AVENUE
NEW YORK, NEW YORK 10170

CONTACT: KYLE SUTHERLAND
(212)-940-6857

PROJECT ARCHITECT
KGA ARCHITECTURE
9075 W DIABLO DRIVE, SUITE 300
LAS VEGAS, NEVADA 89148

CONTACT: LEE NORSWORTHY
(702)-367-6900

PROJECT SURVEYOR
HERITAGE SURVEYING
1895 VILLAGE CENTER CIRCLE
LAS VEGAS, NEVADA 89134

CONTACT: DENNIS LAYTON, PLS
(702)-474-6277

CIVIL ENGINEER
KIMLEY-HORN AND ASSOCIATES, INC.
6671 LAS VEGAS BOULEVARD SOUTH, SUITE 320
LAS VEGAS, NEVADA 89119

CONTACT: THOMAS ACKERET, P.E., PTOE
(702)-862-3608

PROJECT INFORMATION

NUMBER OF LOTS: 3

ACREAGE: ±11.06

PROJECT AREA: ±11.06 ACRES

ZONING: INDUSTRIAL DISTRICT (M)

FLOOD ZONE NOTE

THE FEDERAL EMERGENCY MANAGEMENT AGENCY (FEMA) INDICATES THAT THE SUBJECT SITE LIES WITHIN ZONE "X" OF FLOOD INSURANCE RATE MAP (FIRM) No. 32003C2170F AS SHOWN ON THE FIRM INDEX, REVISED NOVEMBER 16, 2011. ZONE "X" IS DEFINED BY FEMA AS "AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOOD FLOODPLAIN".

BENCHMARK

CLARK COUNTY VERTICAL CONTROL BENCHMARK No. "0LV118SSW6"

CITY OF LAS VEGAS PIN AND PLATE IN THE TOP OF CURB AT THE NORTHEAST CORNER OF DESERT INN ROAD AND POLARIS AVENUE NEAR THE PC OF DESERT INN ROAD.

ELEVATION = 650.346 METERS
2133.676 FEET

CITY OF LAS VEGAS VERTICAL CONTROL DATUM BASED UPON
NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD '88 V.2018)

BASIS OF BEARING

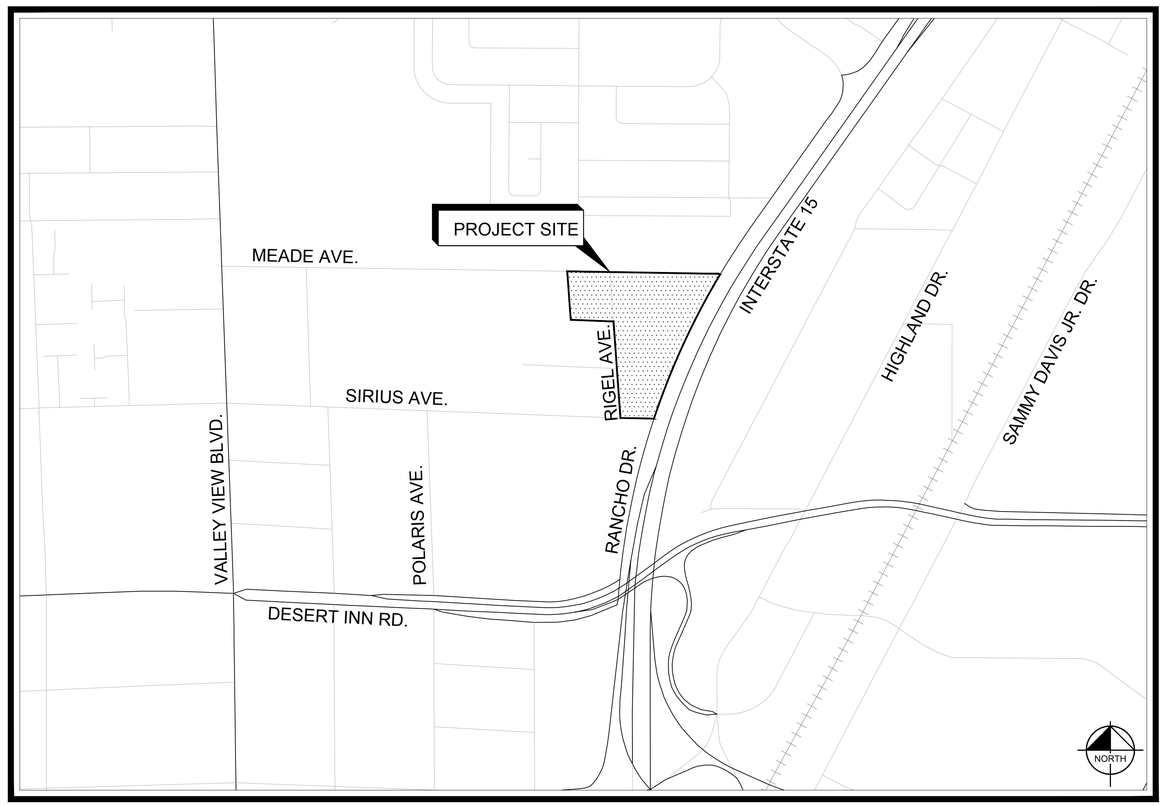
NORTH 87°51'18" WEST, BEING THE BEARING ALONG THE SOUTH LINE OF THE NORTH HALF OF THE SOUTHWEST QUARTER OF SECTION 8, TOWNSHIP 21 SOUTH, RANGE 61 EAST, M.D.M., AND BEING THE CENTERLINE OF SIRIUS AVENUE AS MEASURED BETWEEN VALLEY VIEW BOULEVARD AND RIGEL AVENUE AS SHOWN IN FILE 196, PAGE 060 OF SURVEYS ON FILE AT THE CLARK COUNTY, NEVADA, RECORDER'S OFFICE.

UTILITY NOTE

KIMLEY-HORN AND ASSOCIATES TAKES NO RESPONSIBILITY FOR EXISTING UTILITIES SHOWN HEREIN. THE EXISTING UTILITIES SHOWN ARE BASED ON INFORMATION PROVIDED BY-OTHER PARTIES. IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO LOCATE AND VERIFY THE LOCATIONS AND INVERTS OF THE EXISTING WITHIN THE VICINITY OF CONSTRUCTION ACTIVITIES. IF A CONFLICT IS FOUND TO EXIST, THE CONTRACTOR SHALL COORDINATE THE PROJECT ENGINEER, PROJECT ARCHITECT, AND THE OWNER IMMEDIATELY.

SHEET INDEX

SEE SHEET C0.03 FOR SHEET INDEX.



PROJECT VICINITY MAP

NTS

APPROVALS

CITY OF LAS VEGAS CITY ENGINEER DATE

DEPARTMENT OF COMMUNITY DEVELOPMENT , PLANNING DIVISION DATE

CLV FIRE AND RESCUE DATE

LUMEN (DOING BUSINESS AS CENTURYLINK) DATE

THE AFFIXED CENTURYLINK NEVADA APPROVAL DOES NOT ASSUME OR GUARANTEE LIABILITY FOR KNOWN OR UNKNOWN CONFLICTS WITH EXISTING OR PROPOSED IMPROVEMENTS. RESOLUTION OF ANY CONFLICT WILL BE ACCOMPLISHED PURSUANT TO LOCAL ORDINANCES, NEVADA REVISED STATUTES AND/OR PUBLIC UTILITY COMMISSION STANDARD REGULATIONS.

NV ENERGY - DISTRIBUTION DATE

NV ENERGY ACKNOWLEDGES THAT WE HAVE RECEIVED YOUR PLANS AND WILL PROVIDE SERVICE TO ALL ELECTRICAL NEEDS ASSOCIATED WITH THIS PROJECT. NV ENERGY RESERVES THE RIGHT TO ADDRESS ANY EXISTING OR FUTURE CONFLICTS ONCE THE FINAL DESIGN IS COMPLETED. THE NEW SERVICE AND THE RESOLUTION OF ANY CONFLICTS WILL BE ACCOMPLISHED PURSUANT TO THE NEVADA PUBLIC UTILITY COMMISSION'S RULES AND REGULATIONS.

SOUTHWEST GAS CORPORATION SWG UID DATE

COX COMMUNICATIONS LAS VEGAS, INC. DATE

APPROVED FOR CONSTRUCTION

LAS VEGAS VALLEY WATER DISTRICT PLANNING AND ENGINEERING SERVICES

PROJECT No._____ FIRST APPROVED DATE: _____

CLARK COUNTY WATER RECLAMATION DISTRICT DATE

CCWRD PIPES #: XX.XXX.
SIGNATURE ON THESE PLANS SHALL NOT BE CONSTRUED TO BE A PERMIT FOR OR AN APPROVAL OF ANY VIOLATION OF CLARK COUNTY WATER RECLAMATION DISTRICT RULES, REGULATIONS, OR DESIGN AND CONSTRUCTION STANDARDS.



Kimley»Horn
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Digitally signed by Thomas Ackeret
DN: C=US, E=Thomas.Ackeret@kimley-horn.com, O="Kimley-Horn and Associates, Inc.", OU=Las Vegas Office, CN="Thomas Ackeret"
Date: 2023.02.22 09:58:39 -08'00'

PROFESSIONAL ENGINEER STATE OF NEVADA
THOMAS ACKERET
Exp. 12/31/24
CIVIL
No. 18592

02/22/2023

No.	REVISIONS	DATE	BY

KHA PROJECT 092365012
DATE 02/22/2023
SCALE AS SHOWN
DESIGNED BY TEA
DRAWN BY TEA
CHECKED BY TEA

COVER SHEET

AREA 15 DISTRICT 2

PREPARED FOR
FISHER BROTHERS LAS VEGAS, LLC
NEVADA
CITY OF LAS VEGAS

1 OF 57 SHEETS

C00.01

Plotted By: Dockery, Olivia Sheet Set: 092365012 (02) Layout: C00.01 February 21, 2023 07:19:56pm K:\Las_civil\092365012 — prep 15 district 2 (fisher brothers)\Cad\plansheets\d2 plansheets\092365012 — GN.dwg
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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 THIS SHEET 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 GENERAL PURPOSES. UTILITIES ARE LOCATED ON RECORD PURPOSES 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 INTERFERENCE'S 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 SATISFACTORY 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. CONTRACTOR SHALL GRADE TO THE LINES AND ELEVATIONS SHOWN ON THE PLANS WITHIN THE FOLLOWING HORIZONTAL AND VERTICAL TOLERANCES AND TOLERANCES OF COMPACTION, IN THE AREAS INDICATED:
   HORIZONTAL VERTICAL COMPACTION
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 (½") ABOVE LIP OF ALL GUTTERS AFTER COMPACTION, EXCEPT AT SIDEWALK RAMPS AND CROSS GUTTERS.
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 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 THE (COMPANY, REPORT #, DATE) 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 INSPECTOR 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 LAVAILABLE RECORDS IN ACCORDANCE WITH N.R.S. STATUTE NO. 625.380 & CITY OF LAS VEGAS TITLE 18, APPENDIX D.
15. UTILITY COMPANY METER BOXES, MANHOLE LIDS, VALVE COVERS, ETC., SHALL BE LOCATED OUT OF DRIVEWAYS, DRIVEWAY APRONS, FLOWLINES, AND CROSS GUTTERS UNLESS WRITTEN APPROVAL IS GRANTED BY THE UTILITY COMPANY AND THE CITY ENGINEER.
16. WALL NOTES: 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 WAY.
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 NDOT OR THE CLARK COUNTY AREA SPECIFICATIONS (AS APPLICABLE) AND THE PLANS AND DETAILS, WHICHEVER IS MORE STRINGENT.
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 CONCRETE POUR.
21. AFTER HAUNCHING 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 LATERALS EXIT THE PUBLIC RIGHT-OF-WAY, SEWER AND STORM DRAIN MAIN ALIGNMENT, INCLUDING DEFLECTION POINTS. THE LOCATION SHALL BE DESCRIBED BY COORDINATES WHICH SHALL BE BASED ON THE OFFICIAL HORIZONTAL AND VERTICAL CONTROL NETWORKS OF THE CITY OF LAS VEGAS. FINAL LOCATION MAPS MUST BE SEALED AND CERTIFIED BY A NEVADA PROFESSIONAL LAND SURVEYOR TO HAVE POSITIONAL CERTAINTIES OF ± 0.09 METERS (± 0.3 FEET) HORIZONTALLY AND VERTICALLY. A SEPARATE ELECTRONIC COMMA DELIMITED FILE FOR THE SANITARY SEWER AND STORM DRAIN COORDINATES SHALL ALSO ACCOMPANY 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 EDITION.
23. A SEPARATE BORING PERMIT IS REQUIRED FOR ALL BORING ACTIVITIES.

REVISED 06/04/2018

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
   A. PAVEMENT AREA SUBGRADE 0.1'+ +0.0' TO −0.1' SEE SOILS REPORT
   B. ENGINEERED FILL 0.5'+ +0.1' TO −0.1' SEE SOILS REPORT

   COMPACTION TESTING WILL BE PERFORMED BY THE OWNER OR HIS REPRESENTATIVE.
7. ALL CUT AND FILL SLOPES SHALL BE PROTECTED UNTIL EFFECTIVE EROSION CONTROL HAS BEEN ESTABLISHED.
8. 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.
9. 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 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

CITY OF LAS VEGAS STREETLIGHT NOTES

1. ALL STREET LIGHTING INSTALLATIONS SHALL BE IN ACCORDANCE WITH THE STREET LIGHTING PLANS, THE "UNIFORM STANDARD SPECIFICATION FOR PUBLIC WORKS CONSTRUCTION OFF-SITE IMPROVEMENTS, CLARK COUNTY AREA, NEVADA", LATEST REVISION (USS), AND THE "UNIFORM STANDARD DRAWINGS FOR PUBLIC WORKS CONSTRUCTION OFF-SITE IMPROVEMENTS, CLARK COUNTY AREA, NEVADA" (USD), LATEST REVISION.
2. DESIGN PROFESSIONAL AND CONTRACTOR SHALL VERIFY CITY'S LATEST LED FIXTURE SPECIFICATIONS AND APPROVED FIXTURES PER CLV WEBSITE, UNDER BUILDING AND SAFETY FORMS, PRIOR TO ORDERING MATERIALS.
3. LUMINAIRES SHALL BE MARKED TO INDICATE INSTALLATION ORENTATION, AND SHALL HAVE EXTERNAL LABELS PER ANSI C136 THAT INDICATE WATTAGE AND ARE CLEARLY VISIBLE FROM STREET LEVEL.
4. NO DEVIATION OF STREET LIGHT, PULL BOX, CONDUITS, ETC., LOCATIONS SHALL BE PERMITTED WITHOUT WRITTEN APPROVAL OF THE TRAFFIC AND CITY ENGINEER. ANY DEVIATION FROM THE PLAN LOCATION WILL REQUIRE COMPLIANCE WITH SECTION 623 OF THE USS.
5. ALL EXISTING STREET LIGHTING SHALL REMAIN OPERATIONAL DURING CONSTRUCTION IN ACCORDANCE WITH SECTION 623 G.03.01 OF THE USS.
6. ALL EMPTY CONDUIT SHALL HAVE AT LEAST ONE GREEN No. #8 AWG WIRE INSTALLED AS TRACER WIRE IN ACCORDANCE WITH SECTION 623 G.02.01 OF THE USS PRIOR TO BACKFILLING AND FINAL INSPECTION.
7. ANY STRUCTURE SUCH AS BLOCK WALLS, CHAIN LINK FENCES, RETAINING WALLS, ETC., SHALL LEAVE A MINIMUM CLEARANCE IN COMPLIANCE WITH USD NO. 320A WHEN POLE IS INSTALLED BEHIND SIDEWALK, AND SHALL AT NO TIME COMPLETELY ENCLOSE THE STREET LIGHTING POLE.
8. AS-BUILT DRAWINGS SHALL BE SUPPLIED TO THE TRAFFIC ENGINEERING DIVISION PRIOR TO ANY PRE-FINAL INSPECTION. THE AS-BUILT DRAWING NEEDS TO BE STAMPED AS-BUILT AND SIGNED BY THE PREPARER.
9. SERVICE POINTS SHALL BE COORDINATED WITH NV ENERGY, AND WHEREVER POSSIBLE, BE LOCATED NEAR THE CENTER OF THE CIRCUIT. SERVICEPOINTS SHALL BE SHOWN ON THE PLANS.

CITY OF LAS VEGAS STREETLIGHT NOTES (CONTINUED)

10. NEW STREELIGHT SERVICES SHALL BE 200 AMP PADMOUNT AND SHALL PROVIDE CAPACITY FOR 20 OR 24 AVAILABLE CIRCUITS.
11. WHEREVER THERE IS AN OVERHEAD UTILITY THAT MAY CONFLICT WITH THE INSTALLATION OF STREETLIGHTING CIRCUITS AND/OR POLES, THESE CONFLICTS MUST BE RESOLVED BETWEEN THE DEVELOPER AND THE UTILITIES INVOLVED BEFORE STREETLIGHT BASES ARE INSTALLED, AT NO EXPENSE TO THE CITY OF LAS VEGAS.
12. THE CONTRACTOR SHALL FURNISH COMPLETE CONDUIT, WIRE, ETC. FROM SERVICE TO TRANSFORMERS AND CONTROL SYSTEMS IF REQUIRED ON THE PLANS.

REVISED MA 19, 2020 (LD VERSION)

CITY OF LAS VEGAS TRAFFIC SIGNAL NOTES

1. ALL WORK PERFORMED ON ANY TRAFFIC SIGNAL COMPONENT MUST BE UNDER THE DIRECT ON-SITE SUPERVISION OF AN IMSA CERTIFIED TECHNICIAN. THE LEVEL OF CERTIFICATION REQUIRED SHALL BE LEVEL II.
2. THE CONTRACTOR SHALL BE RESPONSIBLE FOR DAMAGE TO ALL EXISTING UTILITIES. THE LOCATIONS OF UNDERGROUND UTILITIES AS SHOWN ON THE PLANS ARE APPROXIMATE ONLY. THE CONTRACTOR SHALL NOTIFY ALL UTILITY COMPANIES TO VERIFY IN THE FIELD THE LOCATIONS OF THEIR INSTALLATIONS 72 HOURS PRIOR TO CONSTRUCTION.
   CALL-BEFORE-YOU-OVERHEAD 1-702-227-2929
   CALL-BEFORE-YOU-DIG 1-800-227-2600
   STREETLIGHTS 1-702-228-6331
   F.A.S.T. 1-702-432-5300
3. ALL TRAFFIC SIGNAL INSTALLATIONS SHALL CONFORM TO THE UNIFORM STANDARD DRAWINGS SPECIFICATIONS AND SPECIAL PROVISIONS FOR PUBLIC WORKS CONSTRUCTION OFF-SITE IMPROVEMENTS, CLARK COUNTY AREA, NEVADA, VOLUMES I AND II, ADOPTED BY THE REGIONAL TRANSPORTATION COMMISSION APRIL 8, 1992 WITH ALL SUBSEQUENT REVISIONS. BRACKET MOUNTED (SIDE-MOUNTED) VEHICLE SIGNAL ASSEMBLIES WITH 2 OR MORE SIGNAL HEADS SHALL HAVE AN ADDITIONAL ELBOW AS SHOWN IN UNIFORM STANDARD DRAWING NUMBER 863 AND SHOWN AS OPTION E IN UNIFORM STANDARD DRAWING NUMBER 844, AND SHALL HAVE A MENERALLAC SUPPORT AS SHOWN IN UNIFORM STANDARD DRAWING NUMBER 863 IF ONE OF THE SIGNAL HEADS CONTAINS 4 OR MORE SIGNAL MODULES.
4. SERVICE SHALL HAVE 1-60 AMP SINGLE POLE BREAKER FOR SIGNAL, AND ONE 40 AMP SINGLE POLE BREAKERS FOR STREET LIGHTS. SERVICE SHALL BE 200 AMP PADMOUNT AND SHALL HAVE A CAPACITY OF 20 OR 24 CIRCUITS.
5. LINE SIDE OF METER TO BE WIRED WITH THREE #3/0 AWG THW. LOAD SIDE SHALL BE WIRED WITH FOUR #4 AWG THW (2 BLACK, 2 WHITE) AND ONE #8 AWG THW (GREEN).
6. LUMINAIRES ON ALL SIGNAL POLES SHALL BE L.E.D. AS APPROVED BY THE CITY OF LAS VEGAS (CLV). DESIGN PROFESSIONAL AND CONTRACTOR SHALL VERIFY CITY'S LATEST LED FIXTURE SPECIFICATIONS AND APPROVED FIXTURES PER CLV WEBSITE, UNDER BUILDING AND SAFETY FORMS, PRIOR TO ORDERING MATERIALS. INTERSECTION LIGHTING SHALL MEET THE REQUIREMENTS OF UNIFORM STANDARD DRAWING NUMBER 300.S.3. EACH LUMINAIRE SHALL HAVE AN INDIVIDUAL 1000 WATT P.E. CONTROL. FOR LUMINAIRES THERE SHALL BE 2(TWO)-#4 AWG THW CONDUCTORS FROM THE SERVICE TO THE CABINET. IN THE CABINET, THE #4 AWG THE CONDUCTORS SHALL BRANCH OFF INTO (2) #8 AWG THW CONDUCTORS INDIVIDUALLY FUSED WITH 10 AMP FUSES. THERE SHALL BE NO SPLICES BETWEEN THE CABINET AND LUMINAIRE FIXTURES.
7. LUMINAIRES SHALL BE MARKED TO INDICATE INSTALLATION ORIENTATION, AND SHALL HAVE EXTERNAL LABELS PER ANSI C136 THAT INDICATE WATTAGE AND ARE CLEARLY VISIBLE FROM STREET LEVEL. TRAFFIC SIGNAL LUMINAIRES INSTALLED ADJACENT TO RESIDENTIAL HOUSING SHALL BE INSTALLED WITH MANUFACTURER PROVIDED HOUSE-SIDE SHIELDS.
8. THE INTERNALLY ILLUMINATED STREET NAME SIGNS SHALL BE WIRED TO THE LUMINAIRES PHOTO CELL FOR CONTROL WITH #10 AWG THW COPPER STRANDED WIRE (TYPICAL). THE SIGN SHALL BE WIRED TO THE LUMINAIRE DIRECTLY ABOVE IT. IN THE EVENT THERE IS NO LUMINAIRE ON THE TRAFFIC SIGNAL POLE, THE 1000 WATT P.E. CONTROL SHALL BE MOUNTED ON THE POLE CAP. ALL ILLUMINATED STREET NAME SIGNS SHALL HAVE LIGHT EMITTING DIODE (LED) LAMPS PER SECTION 623 T.02.16 OF THE SPECIAL PROVISIONS.
9. CHECK CONDUIT AND CABLE SCHEDULE FOR CONDUIT, CABLE, AND WIRE SIZE. VERIFY ALL EXISTING CONDUIT RUNS.
10. ALL PULLBOXES SHALL BE IN ACCORDANCE WITH UNIFORM STANDARD DRAWINGS NO. 705, NO. 706, AND NO. 707.
11. TRAFFIC SIGNAL CABLE SHALL BE 15 OR 25 CONDUCTOR #14 AWG SOLID (TYPICAL) CABLE AND SHALL CONFORM TO IMSA SPEC. NO. 20-1.
12. PEDESTRIAN PUSH BUTTONS SHALL BE AUDIBLE TACTILE "POLARA INAVIGATOR" TYPE (2-WIRE PEDESTRIAN PUSHBUTTON SYSTEM WITH IN2 PUSH BUTTON STATIONS AND SHELF-MOUNT BIU CONTROL UNIT WITH SDLC CABLE) IN ACCORDANCE WITH THE CITY OF LAS VEGAS SPECIAL PROVIONS AND SECTION 623 OF THE USS. PUSH BUTTON SIGNS SHALL BE R10-3e PER MUTCD, 2009 EDITION, WITH FULL MOUNTING BRACKETS, AS MODIFIED BY THE MANUFACTURER TO FIT ON A 9"X12" SIGN, AND SHALL BE PORCELAIN-ENAMELED METAL. ALL PUSH BUTTONS TO BE MOUNTED 42" ABOVE SIDEWALK. THE HORIZONTAL REACH DISTANCE IS TO BE 10". SIDEWALK RAMPS WILL BE ACCORDING TO U.S.D. No. 235 (1-4) LATEST EDITION. WHEN AN EXISTING SIGNAL WITH EXISTING AUDIBLE-TACILE PUSHBUTTONS IS MODIFIED, THE CONTRACTOR SHALL VERIFY NEW PEDESTRIAN PUSH BUTTONS OR CABINET EQUIPMENT MATCHES THE MANUFACTURE AND MODEL OF ANY EXISTING EQUIPMENT SCHEDULED TO REMAIN, TO PROVIDE A FULLY FUNCTIONING SYSTEM. THE CONTRACTOR SHALL PROVIDE AND INSTALL ALL CABINET EQUIPMENT, INCLUDING THE PEDESTRIAN PUSH BUTTON CONTROL UNIT, INTERFACE PANEL AND ANY REQUIRED HARNESSES, TO PROVIDE A FULLY FUNCTIONING SYSTEM.
13. THE ROUTING AND TERMINATION OF CONDUIT AND PLACING OF POLES AND CABINETS SHALL BE AS INDICATED ON THE PLANS. ALL CHANGES SHALL BE APPROVED BY THE ENGINEER.
14. MAST ARM R10-12 SIGNS TO BE ADJACENT (NO GAP) TO THE M-5 SIGNAL HEAD. WHERE FLASHING YELLOW ARROW LEFT TURN SIGNALS ARE USED, A SIGN R10-12P LEFT TURN YIELD ON FLASHING YELLOW ARROW" SIGN SHALL BE MOUNTED ADJACENT TO THE M-4 SIGNAL HEAD.
15. TRAFFIC SIGNAL CABINET SHALL BE A TYPE VIII CABINET UNLESS OTHERWISE SPECIFIED IN THE PLANS. THIS IS COMMONLY REFERRED TO AS AN "R" CABINET. THE CABINET SHALL CONFORM TO THE CLARK COUNTY AREA UNIFORM STANDARD DRAWINGS AND SPECIFICATIONS AND THE CITY OF LAS VEGAS SPECIAL PROVISIONS AND SHALL BE A NEMA TS2-TYPE2 CABINET. INSTALL CABINET NEAR THE R.O.W. LINE OR AS SHOWN ON THE DRAWINGS. THE TRAFFIC SIGNAL CONTROLLER CABINET SHALL BE EQUIPPED WITH 16 LOAD BAY POSITIONS AND SHALL BE A 64 DETECTOR CHANNEL R CABINET WITH RACK-MOUNTED DETECTION. THE CABINET SHALL CONTAIN A 764 OPTICOM PHASE SELECTOR, WITH A 768 AUXILIARY INTERFACE PANEL MOUNTED IN THE CABINET AND FULLY WIRED FOR GREEN SENSE CAPABILITIES. THE CABINET SHALL BE EITHER: MODEL R-44 CAB, TS2-2, LAS VEGAS, 64CH DET, PART # M73650 FROM MCCAIN, INC.; MODEL MOBOTREX LAS VEGAS TS2-TYPE2 16 POS., 64 CH. DET, DRAWING # TF-4216(1).101 FROM TRANSPORTATION TECHNOLOGIES; OR MODEL TS2-2 HW 64 DETECTOR CHANNEL HORIZONTAL CITY OF LAS VEGAS CABINET, PART # 34413G12-02-06 FROM ECONOLITE CONTROL PRODUCTS, INC. ALL CABINETS SHALL BE PROVIDED WITH A COMPLETE SET OF FOUR BUS INTERFACE UNITS, POWER SUPPLY AND SDLC CABLES TO PROVIDE A FULLY FUNCTIONING SYSTEM. CABINET POWER SUPPLIES SHALL BE RENO A&E MODEL CPS-TS2 SHELLED, PEEK MODEL PS10I, OR ECONOLITE PS-200. BIU'S SHALL BE RENO A&E MODEL 1240, PEEK MODEL BUS INTERFACE UNIT 82-1886-01, OR ECONOLITE PART # 160-1018-501.
16. THE CONTRACTOR SHALL SUPPLY A MALFUNCTION MANAGEMENT UNIT (MMU) AND TRAFFIC SIGNAL CONTROLLER TO THE CITY OF LAS VEGAS TRAFFIC SIGNAL TECHNICIAN FROM WHOM A MINIMUM OF FOURTEEN DAYS PRIOR TO SIGNAL TURN-ON OR PRIOR TO CONVERTING TO A NEW PHASING SCHEME, FOR TESTING AND PROGRAMMING PURPOSES. THE CONTROLLER SHALL BE A NAZTEC 980 ATC TS2 TYPE 2 NTCIP COMPLIANT SIGNAL CONTROLLER WITH INTSTALLED AND LICENSED APOGEE CONTROLLER SOFTWARE, LATEST VERSION, AND THE MMU SHALL BE A MODEL MMU-16OOGE AS MANUFACTURED BY RENO A&E,, OR APPROVED EQUAL. THE CONTRACTOR SHALL DELIVER THE CONTROLLER AND MMU TO AND PICKUP THE CONTROLLER AT 2985 RONEMUS DRIVE. CONTRACTOR SHALL NOTIFY TRAFFIC ENGINEERING FIELD OPERATIONS (702-229-6331) SEVEN DAYS PRIOR TO PICK UP. THE CITY, AT ITS DISCRETION, MAY PROVIDE A DIFFERENT MODEL MMU FOR INITIAL TURN-ON, IN WHICH CASE THE CONTRACTOR SHALL SWAP THE MMU AFTER THE PROJECT IS ACCEPTED.
17. CONTRACTOR SHALL POTHOLE SIGNAL POLE LOCATIONS PRIOR TO ORDERING OF POLES.
18. ALL MAST ARMS TO BE HOT-DIP GALVANIZED BY THE MANUFACTURER THE MAST ARM IS TO BE FABRICATED WITH END TENON ONLY. THE END TENON SHALL BE FACTORY INSTALLED AND THE REMAINING TENONS SHALL BE FABRICATED IN THE FIELD AT THE LOCATION SHOWN ON THE PLANS OR AS DIRECTED BY THE TRAFFIC ENGINEER AND/OR HIS AUTHORIZED REPRESENTATIVE. CONTRACTOR FABRICATION DETAILS SHALL FIRST MEET WITH THE APPROVAL OF THE CITY ENGINEER.
19. ALL VEHICLE AND PEDESTRIAN SIGNAL INDICATIONS SHALL HAVE LIGHT EMITTING DIODE (LED) TYPE INDICATIONS, IN CONFORMANCE TO CITY OF LAS VEGAS SPECIAL PROVISIONS AND TO SECTION 623 OF THE CCA USS. ALL PEDESTRIAN SIGNAL FACES SHALL PROVIDE "WALKING PERSON", "HAND", AND "COUNTDOWN" MESSAGES AS PROVIDED BY DURACOMIT MODEL #JXM-400-HSL OR DIALIGHT MODEL #430-6479-007X, OR APPROVED EQUAL. THE "COUNTDOWN" MESSAGE SHALL NOT EXCEED 9SH. WHERE EXISTING SIGNALS ARE MODIFIED, THE CONTRACTOR SHALL VERIFY THAT LED PEDESTRIAN INDICATIONS FOR A SPECIFIC PHASE ARE OF THE SAME MANUFACTURE SO THAT THEY FUNCTION CORRECTLY, OR SHALL REPLACE ALL COUNTDOWN PEDESTRIAN INDICATIONS FOR THAT PHASE.
20. VIDEO DETECTION SYSTEMS SHALL BE TS2 COMPATIBLE AND SHALL INPUT DETECTOR CALLS TO THE CONTROLLER THROUGH AN SDLC CABLE. SYSTEMS WILL BE EITHER ITERIS EDGE 2-1IN PROCESSORS WITH VRACK5-PS, EDGE2-TS2-IM-PAK AND EDGECONNECT PAK, (IP ADDRESSABLE); PEEK VIDEOTRAK IQ (WITH ETHERNET PORT AND SDLC), ECONOLITE AUTOSCOPE VISION AND MSM WITH COMM MANAGER AND MINI DETECTION PROGRAMMING KIT MOUNTED IN THE CABINET; OR TRAFICON VIP WITH VIEWCOM (IP ADDRESSABLE) AND PIM (SDLC). WHEN VIDEO DETECTION IS SPECIFIED ON THE TRAFFIC SIGNAL PLANS. ALL VIDEO DETECTION SYSTEMS WILL BE STAND ALONE SYSTEMS TO INCLUDE ALL NECESSARY EQUIPMENT TO PROGRAM THE VIDEO DETECTION SYSTEM. A PROGRAMMING "MOUSE", KEYBOARD OR LAPTOP (WHICHEVER IS REQUIRED FOR PROGRAMMING THE VIDEO DETECTION SYSTEM) AND APPROPRIATE SOFTWARE WILL BE SUPPLIED WITH EACH VIDEO SYSTEM. PERSONAL COMPUTERS (PCs) MAY NOT BE SUBSTITUTED FOR LAPTOPS. A VIDEO MONITOR (COLOR FLAT SCREEN) 9" TO 13" WILL BE SUPPLIED WITH EACH VIDEO DETECTION SYSTEM. EACH VIDEO CAMERA WILL HAVE POWER AND VIDEO CABLE DIRECTLY FROM THE CABINET. COAXIAL CABLE WILL BE TYPE 6281 (SOLID CENTER CONDUCTOR). CAMERAS THAT USE A PREFABRICATED CABLE INTEGRATING POWER AND VIDEO INTO A SINGLE WEATHERPROOF CONNECTOR ARE ACCEPTABLE. "BNC" ARE THE ONLY ACCEPTABLE TERMINATION OF COAXIAL CABLES. CAMERAS WILL BE MOUNTED PER MANUFACTURER'S RECOMMENDATIONS AND PER CLV TRAFFIC ENGINEER APPROVAL. VIDEO CAMERAS SHALL BE COLOR AND SHALL BE MOUNTED ON A MINIMUM 6 FOOT RISER ON THE SIGNAL MAST ARM WITH EXTENSION BRACKETS (TYPE AG-0175-74-62 OR EQUIVALENT). THE LOCATION OF THE CAMERA ON THE MAST ARM SHALL BE APPROVED BY THE TEFO TRAFFIC SIGNAL SUPERVISOR. A VIDEO FILTER (CX06-BNYC OR EQUIVALENT) WILL BE INSTALLED IN THE SIGNAL CABINET FOR EACH CAMERA INPUT WHEN COAX IS USED. VIDEO DETECTION PROCESSORS AND COMMUNICATIONS CARDS SHALL BE PROVIDED WITH THE LATEST VERSIONS OF THE MANUFACTURER'S SOFTWARE. THE CONTRACTOR SHALL AIM CAMERAS AND PROGRAM AND CONFIGURE THE VIDEO DETECTION PROCESSORS TO PROVIDE A FULLY FUNCTIONING SYSTEM.
21. WHERE NEW LOOPS WILL BE OVERLAID WITH NEW PAVEMENT, LOOP DETECTORS SHALL BE PREFORMED LOOPS AS MANUFACTURED BY RENO A & E LOOP SYSTEMS AND ALL LOOPS SHALL BE INSTALLED IN THE ROADWAY PRIOR TO PLACEMENT OF THE FINAL PAVEMENT LIFT. WHERE NEW LOOPS ARE INSTALLED THAT ARE NOT OVERLAID WITH NEW PAVEMENT, LOOPS SHALL BE CABLE-IN-DUCT PER SECTION 623 T.02.04.C OF THE CITY OF LAS VEGAS SPECIAL PROVISIONS. LOOP LEAD-IN CABLE SHALL BE 6-PAIR 18 AWG MULTIPLE CONDUCTOR CABLE AS SPECIFIED IN SECTION 623T.02.04 OF THE CLV SPECIAL PROVISIONS. ALL WIRING HARNESSES, RACK POSITIONS, AND LOOP LEAD-IN CABLE SHALL BE CLEARLY MARKED AS TO THE APPROPRIATE PHASE AND LETTER DESIGNATION TO WHICH IT BELONGS AS SHOWN ON THE TRAFFIC SIGNAL PLANS. LOOPS SHALL BE LOCATED AS SHOWN ON THE TRAFFIC SIGNAL PLANS AND APPROVED BY THE CLV TRAFFIC ENGINEERING DIVISION PRIOR TO INSTALLATION. REFER TO SECTION 623T.02.04 OF THE CLV SPECIAL PROVISIONS FOR ADDITIONAL REQUIREMENTS.
22. OPTICAL PREEMPTION UNITS WILL BE GLOBAL TRAFFIC TECHNOLOGIES (ENCODING CAPABLE), MODEL 764 OPTICOM PHASE SELECTOR INSTALLED IN A MODEL 760 RACK WITH A MODEL 768 AUXILIARY INTERFACE PANEL (AIP) M

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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 CONSTRUCTION ZONE. THE CONTRACTOR SHALL INSTALL 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 ASSISTED 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 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 CCAUSS 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 SIZE 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 IMSA 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 PROJECT'S OFFSITE INSPECTOR PRIOR TO INITIATING PAVING TO RECEIVE DIRECTION FOR ANY PERMANENT OR TEMPORARY MODIFICATIONS TO THE APPROVED DRAWINGS REGARDING FINAL PAVEMENT TRANSITIONS, MARKINGS AND SIGNING THAT ARE REQUIRED TO MATCH ADJACENT ROADWAY SEGMENTS. THE CONTRACTOR SHALL PROVIDE A DRAWING FOR APPROVAL BY THE TRAFFIC ENGINEERING DIVISION DEPICTING ANY ADJUSTMENTS TO THE FINAL PAVEMENT MARKINGS AND SIGNAGE, WHICH MAY INCLUDE OMITTING, ADDING OR MODIFYING PAVEMENT MARKINGS AND TRAFFIC CONTROL SIGNS SUCH THAT ADEQUATE TRANSITIONS AND LANE TERMINATIONS BETWEEN ADJACENT ROADWAY SEGMENTS ARE CONSTRUCTED.

ENGINEER'S ESTIMATE OF PUBLIC UTILITY QUANTITIES

PUBLIC WATER QUANTITIES		
ITEM	PUBLIC QUANTITY	UNIT TYPE
	–	LF
	–	LF
	–	EA
	–	EA

SANITARY SEWER QUANTITIES				
ITEM	PUBLIC QUANTITY	UNIT TYPE	PRIVATE QUANTITY	UNIT TYPE
	–	LF	–	LF
	–	LF	–	LF
	–	EA	–	EA
	–	EA	–	EA
	–	EA	–	EA



No.	REVISIONS	DATE	BY

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PHONE: 702–862–3000
WWW.KIMLEY–HORN.COM

PROFESSIONAL ENGINEER — THOMAS ACKERT — Exp. 12/31/24 — CIVIL — No. 18592 — STATE OF NEVADA

02/22/2023

KHA PROJECT	092965012
DATE	02/22/2023
SCALE	AS SHOWN
DESIGNED BY	TEA
DRAWN BY	TEA
CHECKED BY	TEA

GENERAL NOTES, LEGEND, & ABBREVIATIONS

AREA 15 DISTRICT 2

PREPARED FOR
FISHER BROTHERS LAS VEGAS, LLC
CITY OF LAS VEGAS NEVADA

Plotted By: Dockery, Olivia Sheet Set: 092965012 (02) Layout: C00.03 February 21, 2023 07:20:00pm K:\lav_civil\092965012 – area 15 district 2 (fisher brothers)\CAD\plansheets\c2 plansheets\092965012 (02) – GN.dwg
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley–Horn and Associates, Inc. shall be without liability to Kimley–Horn and Associates, Inc.

Posted By:Dockery, Olivia Sheet Set:09296502 (02) Layout:C01.01 February 21, 2023 07:20:55pm K:\Dev_civil\09296502 — area 15 district 2 (fisher brothers)\CAD\plansheets\09296502 — DM.dwg
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APN: 162-08-301-023
OWNER: 3100 MEADE AVE L L C
(NOT A PART)

APN: 162-08-701-002
OWNER: FISHER BROTHERS
LAS VEGAS L L C
(NOT A PART)

APN: 162-08-701-003
OWNER: FISHER BROTHERS
LAS VEGAS L L C
(NOT A PART)

APN: 162-08-701-004
OWNER: PARADISE
LAS VEGAS L L C
(NOT A PART)

EX. PAVEMENT

EX. SSMH

EX. UTILITY APPERTENANCE

EX. STREETLIGHT

EX. SIDEWALK

EX. CURB AND GUTTER

EX. FIRE HYDRANT

192+28.98 MEADE AVE = 11+22.62 RIGEL AVE

MEADE AVE
(PUBLIC - PAVED)

192+00 193+00 194+00 195+00 196+00

STA: 11+04.56
OFF: 0.00

RIGEL AVE
(PUBLIC - PAVED)

11+00 10+00 9+00

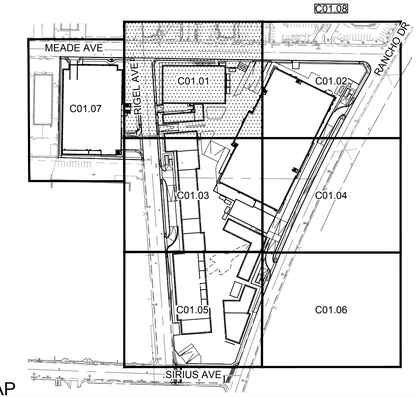
SEE SHEET C01.07 FOR DEMOLITION DETAILS

MATCHLINE - SEE SHEET C01.02

MATCHLINE - SEE SHEET C01.03

(TYP)

C01.08



KEY MAP

NTS

GENERAL NOTES

1. REFER TO SHEET C0.02 FOR LEGEND AND ABBREVIATIONS.
2. ALL DIMENSIONS ARE MEASURED FROM BACK OF CURB UNLESS OTHERWISE NOTED ON PLANS.
3. THE CONTRACTOR SHALL VERIFY EX. GRADES PRIOR TO CONSTRUCTION. IF A CONFLICT EXISTS BETWEEN THE FIELD CONDITION AND THESE PLANS, THE CONTRACTOR SHALL NOTIFY THE ENGINEER.
4. THE CONTRACTOR SHALL VERIFY EX. IMPROVEMENTS SHOWN ON THE PLAN AND NOTIFY THE ENGINEER IMMEDIATELY IF DISCREPANCIES EXIST.
5. THE CONTRACTOR SHALL PROTECT IN PLACE EX. IMPROVEMENTS, THAT ARE NOTED TO REMAIN, DURING DEMOLITION AND CONSTRUCTION.
6. THE CONTRACTOR SHALL VERIFY AND LOCATE ALL EXISTING UNDERGROUND UTILITIES PRIOR TO COMMENCEMENT OF CONSTRUCTION AND PROTECT IN PLACE UNLESS OTHERWISE NOTED ON THE PLANS.
7. ANY EXISTING STRUCTURE(S), IMPROVEMENT(S), AND/OR APPURTENANCE(S) TO REMAIN, WHICH ARE DAMAGED DURING DEMOLITION OR CONSTRUCTION, SHALL BE IMMEDIATELY REPAIRED OR REPLACED BY THE CONTRACTOR AT THEIR EXPENSE.
8. THE CONTRACTOR SHALL ENSURE POSITIVE DRAINAGE IS MAINTAINED.

DEMOLITION NOTES

1. REMOVE EXISTING ASPHALT SECTIONS TO DEPTH NEEDED FOR PROPOSED STRUCTURAL SECTION (LIMITS AS NOTED ON PLAN).
2. REMOVE EXISTING CONCRETE.
3. REMOVE EXISTING CURB TO NEAREST JOINT, LIMITS AS SHOWN ON PLANS.
4. REMOVE EXISTING SIDEWALK TO NEAREST JOINT, LIMITS AS SHOWN ON PLAN.
7. REMOVE EXISTING FENCE, INCLUDING GATES WHERE APPLICABLE.
11. REMOVE EXISTING BOLLARDS.
15. REMOVE EXISTING DRIVEWAY.
17. REMOVE EXISTING LANDSCAPE AREA.
18. REMOVE EXISTING LIGHT. REMOVE FOUNDATION IN ITS ENTIRETY.
20. REMOVE/RELOCATE UTILITY APPERTENANCE PER UTILITY PLANS.
22. PROTECT EXISTING UTILITY APPERTENANCE AND ADJUST TO GRADE.
BD. DEMOLISH BUILDING, SEE BUILDING DEMOLITION PLANS FOR DETAILS.
PP. PROTECT IN PLACE.
SC. SAWCUT LINE/MATCH EXISTING.

CLARK COUNTY WATER RECLAMATION DISTRICT DATE

CCWRD PIPES #: XX.XXX
SIGNATURE ON THESE PLANS SHALL NOT BE CONSTRUED TO BE A PERMIT FOR OR THE APPROVAL OF ANY VIOLATION OF CLARK COUNTY WATER RECLAMATION DISTRICT RULES, REGULATIONS, OR DESIGN AND CONSTRUCTION STANDARDS.

APPROVED FOR CONSTRUCTION

LAS VEGAS VALLEY WATER DISTRICT PLANNING AND ENGINEERING SERVICES

PROJECT No. TBD FIRST APPROVED DATE: _____
LVVWD APPROVED FIRE FLOW: TOTAL X,XXX GPM/ONSITE X,XXX GPM

BENCHMARK

CLARK COUNTY VERTICAL CONTROL
BENCHMARK No. "5LV118NEE6"

RIVET AND PLATE IN THE TOP OF CURB AT THE NORTHWEST CORNER OF RANCHO DRIVE AND KINGS WAY.

ELEVATION = 635.481 METERS
2084.91 FEET

CONVERSION TO CLV VERTICAL CONTROL (NAVD88)
ELEVATION = 635.481+0.024m=635.505 METERS
2084.91+0.074'=2133.984 FEET
SEE SHEET C0.01 FOR ADDITIONAL INFORMATION

CITY OF LAS VEGAS VERTICAL CONTROL DATUM BASED UPON
NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD '88 V.2018)

BASIS OF BEARING

SOUTH 89°40'45" EAST, BEING THE BEARING OF THE NORTH LINE OF THE NORTHEAST QUARTER (NE 1/4) OF THE NORTHEAST QUARTER (NE 1/4) OF SECTION 8, TOWNSHIP 21 SOUTH, RANGE 61 EAST, M.D.M., AS SHOWN IN FILE 135, PAGE 29 OF SURVEYS ON FILE AT THE CLARK COUNTY, NEVADA RECORDER'S OFFICE.

SOUTHWEST GAS CORPORATION SWG UID DATE

CITY OF LAS VEGAS FIRE AND RESCUE DATE

NORTH

GRAPHIC SCALE IN FEET
0 10 20 40

Call before you Dig
Avoid cutting underground utility lines. It's costly.
CALL before you DIG underground
Call before you UnderGround
1-702-432-5300
FREEWAY AND ARTERIAL SYSTEM OF TRANSPORTATION (FAST)
AVOID HITTING UNDERGROUND TRAFFIC SIGNAL SYSTEMS AND STREET LIGHTING CONDUITS ITS COSTLY!
CALL 811 OR 1-800-642-2444
Avoid overhead power line contact. It's costly.
Call Before You Overhead
1-702-227-2929

No.	REVISIONS	DATE	BY

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PROFESSIONAL ENGINEER — THOMAS E. ACKERT — Exp. 12/31/24 — CIVIL — No. 18592 — STATE OF NEVADA

KHA PROJECT	09296502
DATE	02/22/2023
SCALE	AS SHOWN
DESIGNED BY	TEA
DRAWN BY	TEA
CHECKED BY	TEA

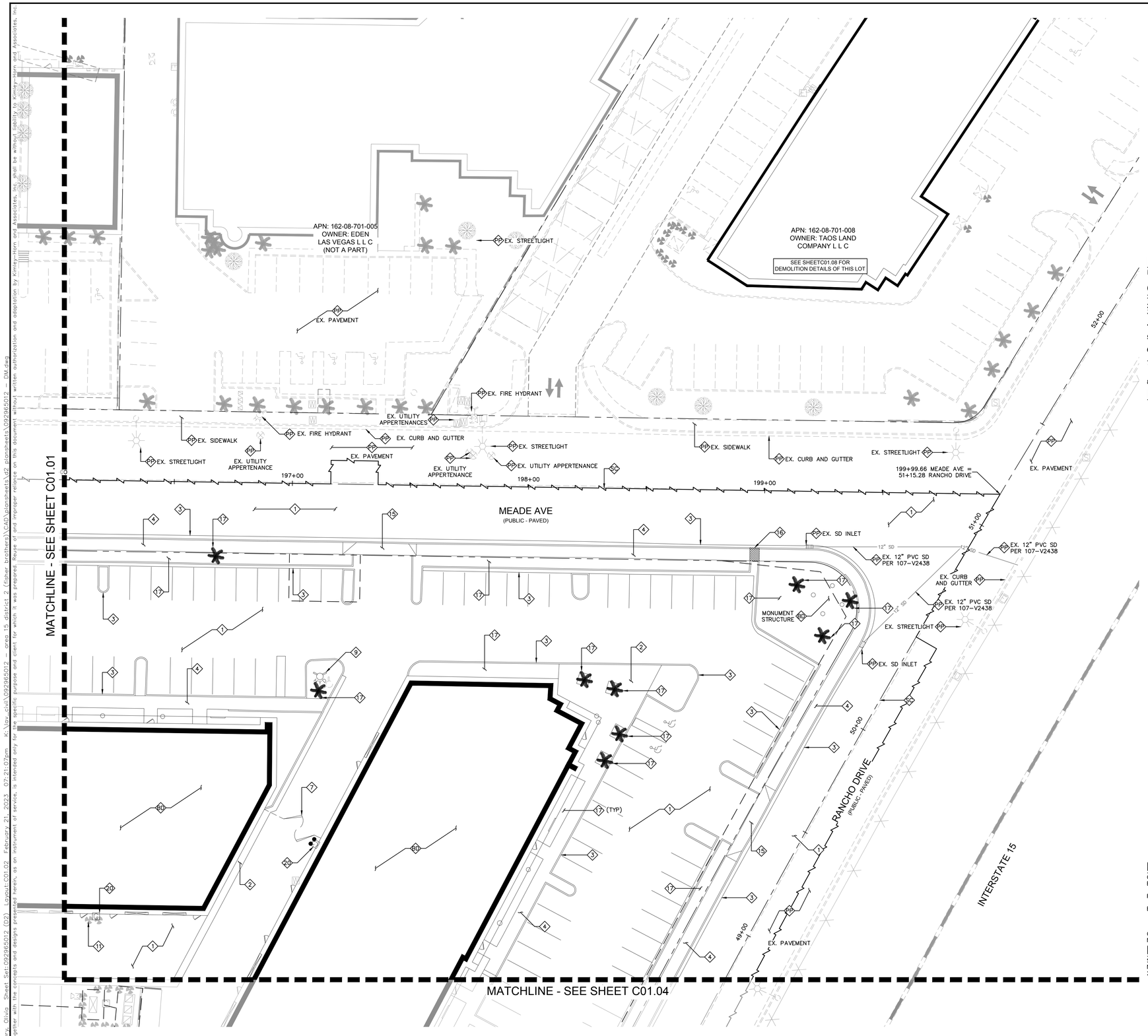
02/22/2023

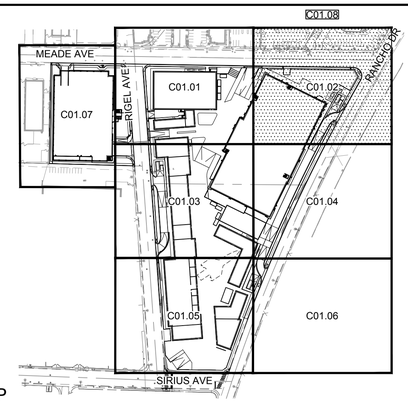
DEMOLITION PLAN - SHEET 1

AREA 15
DISTRICT 2
PREPARED FOR
FISHER BROTHERS LAS VEGAS, LLC
CITY OF LAS VEGAS NEVADA

4 OF 57 SHEETS
C01.01

Plotted By:Dockery, Olivia Sheet Set:09296502 (02) Layout:C01.02 February 21, 2023 07:21:07pm K:\lvs_civil\09296502 area 15 district 2 (fisher brothers)\CAD\plansheets\09296502 - DM.dwg
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KEY MAP
NTS

GENERAL NOTES
1. REFER TO SHEET C0.02 FOR LEGEND AND ABBREVIATIONS.
2. ALL DIMENSIONS ARE MEASURED FROM BACK OF CURB UNLESS OTHERWISE NOTED ON PLANS.
3. THE CONTRACTOR SHALL VERIFY EX. GRADES PRIOR TO CONSTRUCTION. IF A CONFLICT EXISTS BETWEEN THE FIELD CONDITION AND THESE PLANS, THE CONTRACTOR SHALL NOTIFY THE ENGINEER.
4. THE CONTRACTOR SHALL VERIFY EX. IMPROVEMENTS SHOWN ON THE PLAN AND NOTIFY THE ENGINEER IMMEDIATELY IF DISCREPANCIES EXIST.
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17. REMOVE EXISTING LANDSCAPE AREA.
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PP. PROTECT IN PLACE.
SC. SAWCUT LINE/MATCH EXISTING.

CLARK COUNTY WATER RECLAMATION DISTRICT — DATE

CCWRD PIPES #: XX.XXX
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APPROVED FOR CONSTRUCTION

LAS VEGAS VALLEY WATER DISTRICT PLANNING AND ENGINEERING SERVICES

PROJECT No. TBD — FIRST APPROVED DATE: ____
LVVWD APPROVED FIRE FLOW: TOTAL X,XXX GPM/ONSITE X,XXX GPM

BENCHMARK
CLARK COUNTY VERTICAL CONTROL
BENCHMARK No. "5LV118NEE6"

RIVET AND PLATE IN THE TOP OF CURB AT THE NORTHWEST CORNER OF RANCHO DRIVE AND KINGS WAY.

ELEVATION = 635.481 METERS
2084.91 FEET

CONVERSION TO CLV VERTICAL CONTROL (NAVD88)
ELEVATION = 635.481+0.024m=635.505 METERS
2084.91+0.074'=2133.984 FEET
SEE SHEET C0.01 FOR ADDITIONAL INFORMATION

CITY OF LAS VEGAS VERTICAL CONTROL DATUM BASED UPON
NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD '88 V.2018)

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SOUTHWEST GAS CORPORATION — SWG UID — DATE

CITY OF LAS VEGAS FIRE AND RESCUE — DATE

NORTH

GRAPHIC SCALE IN FEET
0 10 20 40

Call before you Dig
Avoid cutting underground utility lines. It's costly.
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Call 811 OR 1-800-642-2444
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Call Before You Overhead 1-702-227-2929

No.	REVISIONS	DATE	BY

Kimley»Horn
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6671 LAS VEGAS BOULEVARD S., SUITE 320, LAS VEGAS, NV 89119
PHONE: 702-862-3500
WWW.KIMLEY-HORN.COM

PROFESSIONAL ENGINEER — STATE OF NEVADA — THOMAS E. ACKERT — No. 18592 — Exp. 12/31/24 — CIVIL

02/22/2023

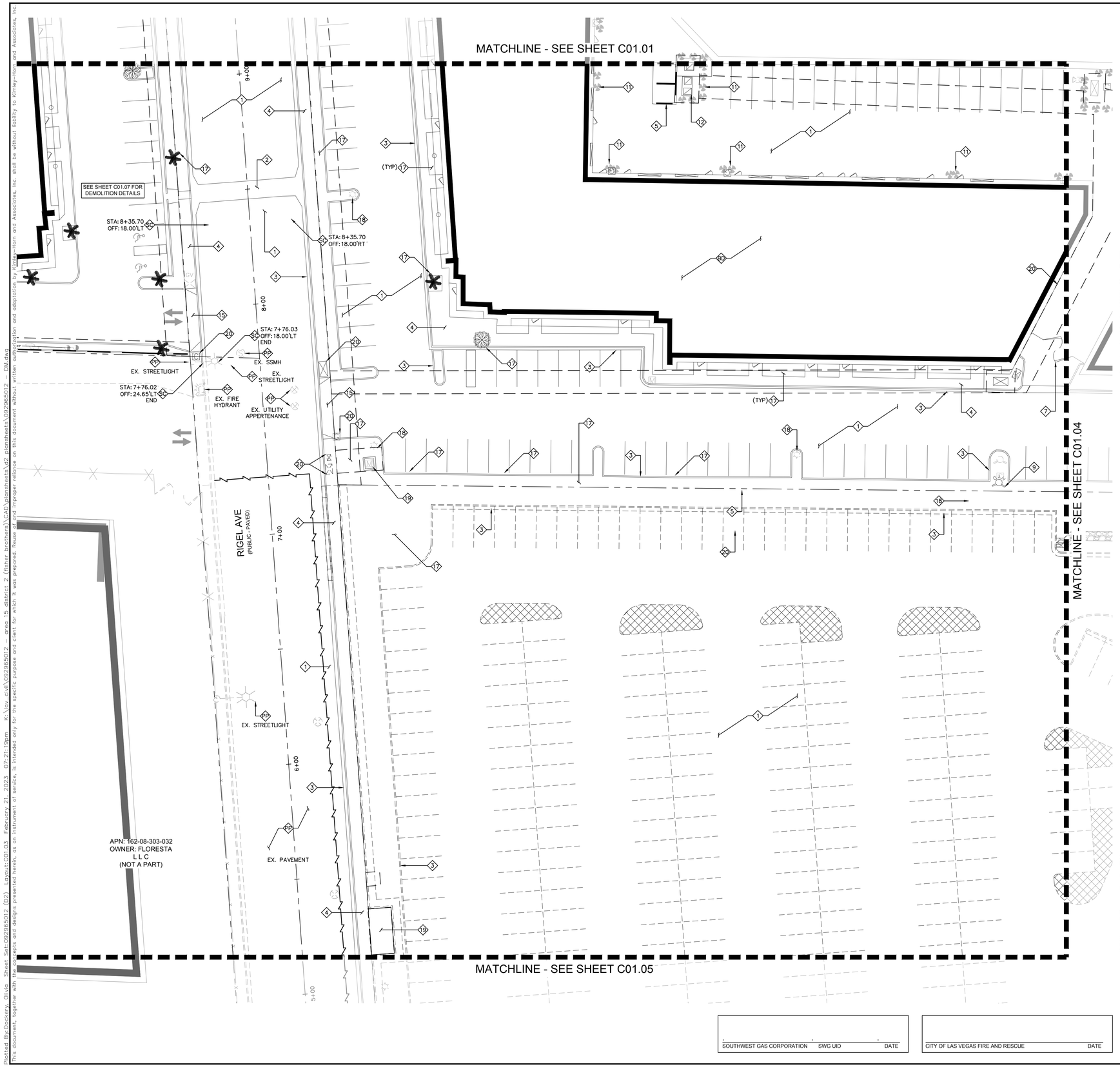
KHA PROJECT	092965012
DATE	02/22/2023
SCALE	AS SHOWN
DESIGNED BY	TEA
DRAWN BY	TEA
CHECKED BY	TEA

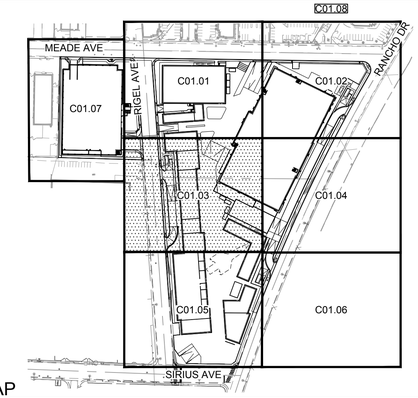
DEMOLITION PLAN - SHEET 2

AREA 15 DISTRICT 2
PREPARED FOR
FISHER BROTHERS LAS VEGAS, LLC
NEVADA
CITY OF LAS VEGAS

5 OF 57 SHEETS
C01.02

Posted By:Dockery, Olivia Sheet Set:092965012 (02) Layout:C01.03 February 21, 2023 07:21:19pm K:\lav_civil\092965012 — area 15 district 2 (fisher brothers)\CAD\plansheets\v2 plansheets\092965012 — DM.dwg
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15. REMOVE EXISTING DRIVEWAY.
17. REMOVE EXISTING LANDSCAPE AREA.
18. REMOVE EXISTING LIGHT. REMOVE FOUNDATION IN ITS ENTIRETY.
19. REMOVE/RELOCATE EXISTING WATER METERS PER W SHEETS.
20. REMOVE/RELOCATE UTILITY APPERTENANCE PER UTILITY PLANS.
30. DEMOLISH BUILDING, SEE BUILDING DEMOLITION PLANS FOR DETAILS.
PP. PROTECT IN PLACE.
SC. SAWCUT LINE/MATCH EXISTING.

CLARK COUNTY WATER RECLAMATION DISTRICT DATE

CCWRD PIPES #: XX.XXX
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APPROVED FOR CONSTRUCTION

LAS VEGAS VALLEY WATER DISTRICT PLANNING AND ENGINEERING SERVICES

PROJECT No. TBD FIRST APPROVED DATE: _____
LVVWD APPROVED FIRE FLOW: TOTAL X,XXX GPM/ONSITE X,XXX GPM

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CLARK COUNTY VERTICAL CONTROL
BENCHMARK No. "5LV118NEE6"

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2084.91 FEET

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SOUTHWEST GAS CORPORATION SWG UID DATE

CITY OF LAS VEGAS FIRE AND RESCUE DATE

NORTH

GRAPHIC SCALE IN FEET
0 10 20 40

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Avoid cutting underground utility lines. It's costly.
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No.	REVISIONS	DATE	BY

Kimley»Horn
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6671 LAS VEGAS BOULEVARD S., SUITE 320, LAS VEGAS, NV 89119
PHONE: 702-862-3000
WWW.KIMLEY-HORN.COM

PROFESSIONAL ENGINEER
THOMAS E. ACKERET
No. 18592
Exp. 12/31/24
CIVIL
STATE OF NEVADA

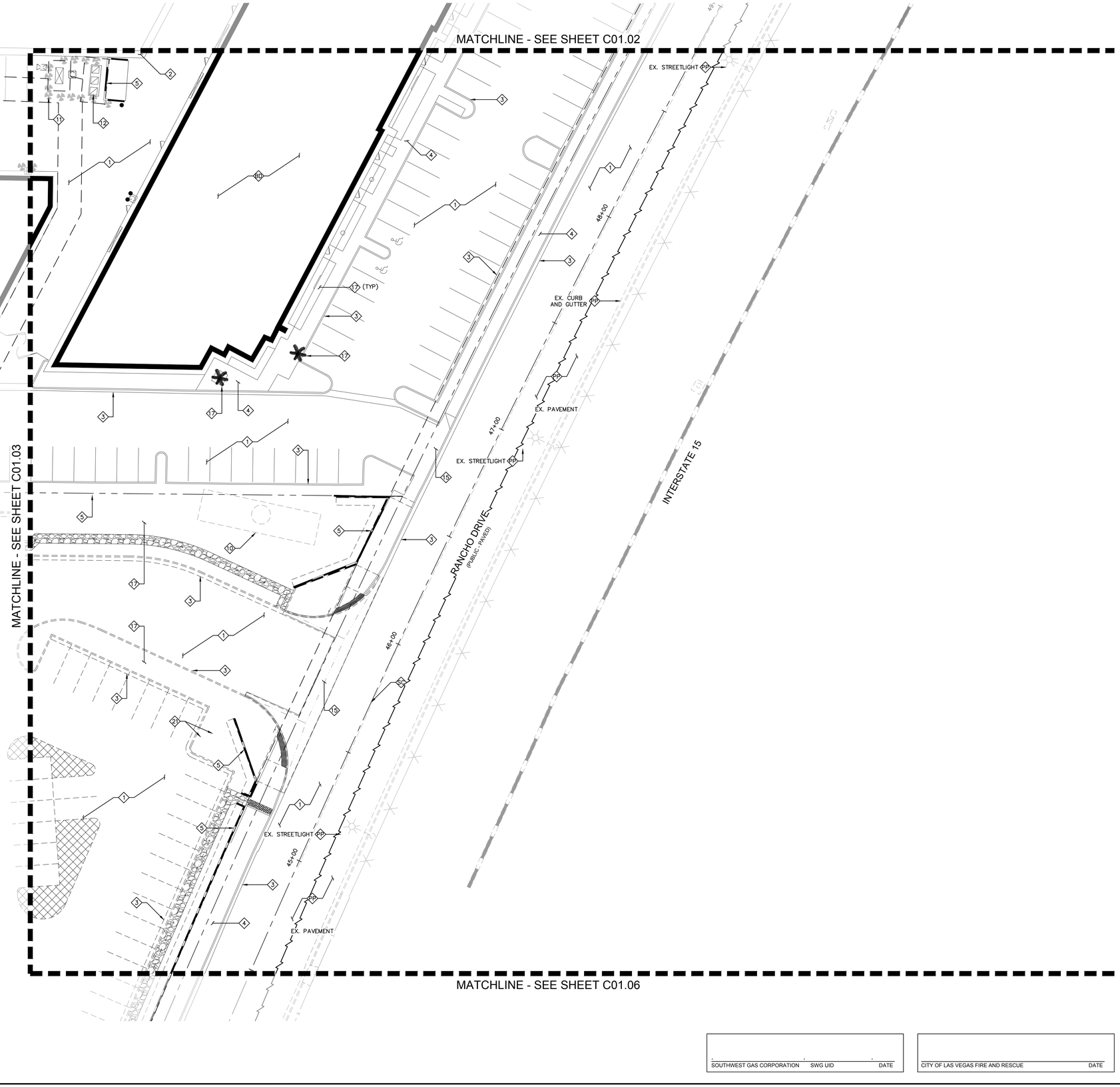
02/22/2023

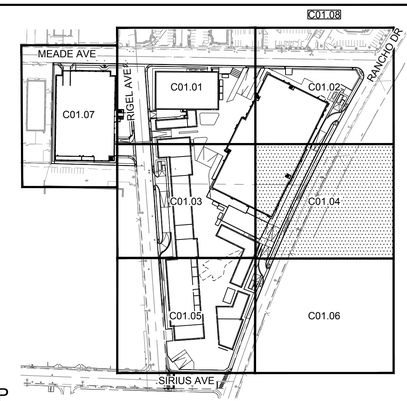
KHA PROJECT	092965012
DATE	02/22/2023
SCALE	AS SHOWN
DESIGNED BY	TEA
DRAWN BY	TEA
CHECKED BY	TEA

DEMOLITION PLAN - SHEET 3

AREA 15 DISTRICT 2
PREPARED FOR
FISHER BROTHERS LAS VEGAS, LLC
CITY OF LAS VEGAS NEVADA

6 OF 57 SHEETS
C01.03





KEY MAP
NTS

GENERAL NOTES
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17. REMOVE EXISTING LANDSCAPE AREA.
21. REMOVE/RELOCATE EXISTING NV ENERGY EQUIPMENT PER NV ENERGY PLANS.
BD. DEMOLISH BUILDING, SEE BUILDING DEMOLITION PLANS FOR DETAILS.
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CLARK COUNTY WATER RECLAMATION DISTRICT DATE

CCWRD PIPES #: XX.XXX

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APPROVED FOR CONSTRUCTION

LAS VEGAS VALLEY WATER DISTRICT PLANNING AND ENGINEERING SERVICES

PROJECT No. TBD FIRST APPROVED DATE: _____

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NORTH

GRAPHIC SCALE IN FEET
0 10 20 40

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Avoid cutting underground utility lines. It's costly.
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No.	REVISIONS	DATE	BY

Kimley»Horn
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6671 LAS VEGAS BOULEVARD S., SUITE 320, LAS VEGAS, NV 89119
PHONE: 702-862-3000
WWW.KIMLEY-HORN.COM

PROFESSIONAL ENGINEER STATE OF NEVADA
THOMAS ACKERET
Exp. 12/31/24
CIVIL
No. 18592
02/22/2023

KHA PROJECT	092965012		
DATE	02/22/2023		
SCALE	AS SHOWN		
DESIGNED BY	TEA	TEA	
DRAWN BY	TEA	TEA	
CHECKED BY	TEA	TEA	

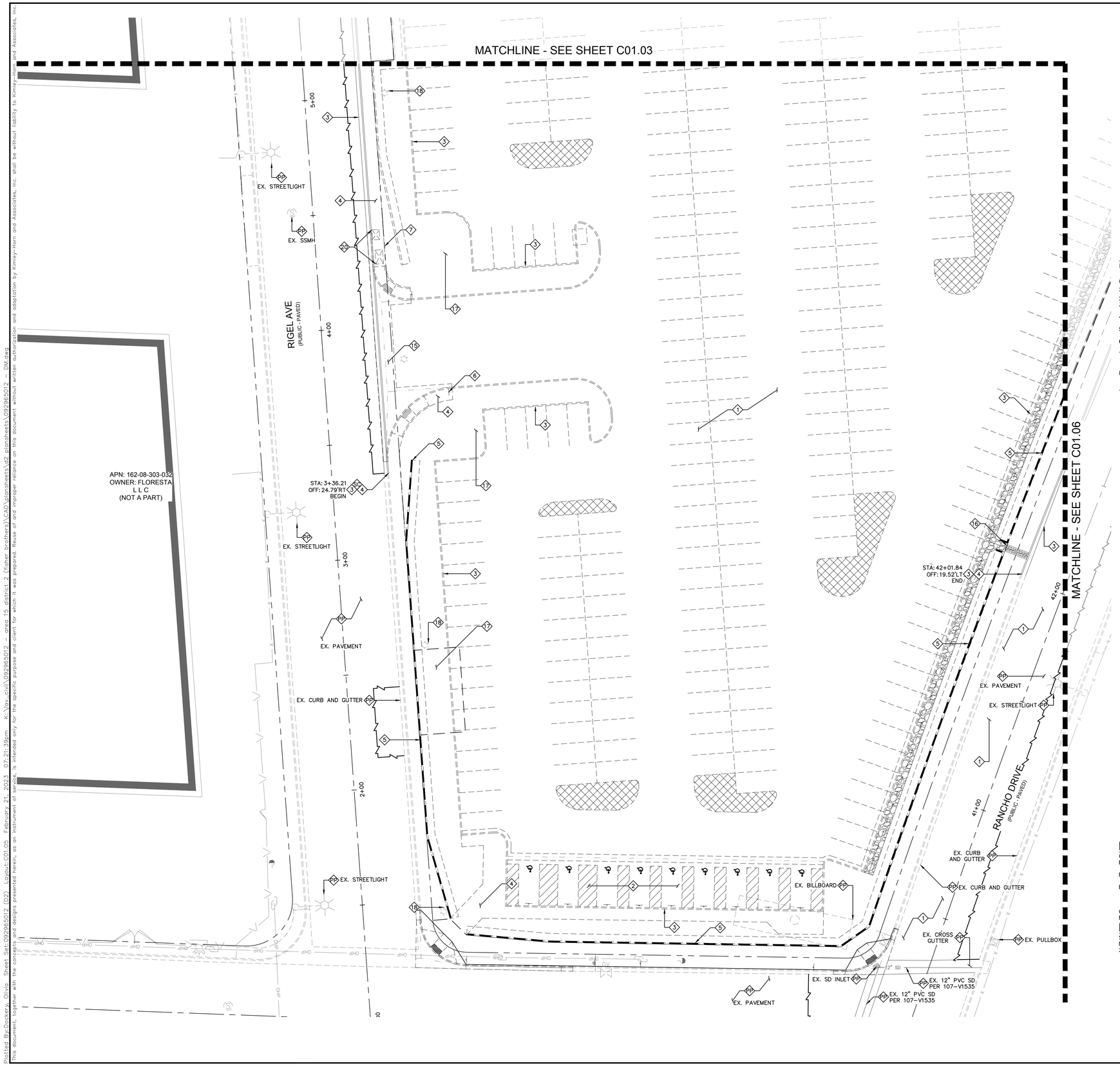
DEMOLITION PLAN - SHEET 4

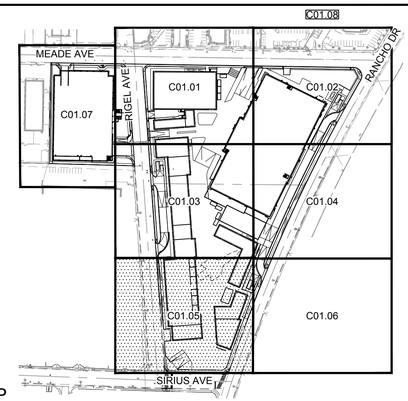
AREA 15 DISTRICT 2
PREPARED FOR
FISHER BROTHERS LAS VEGAS, LLC NEVADA
CITY OF LAS VEGAS

7 OF 57 SHEETS
C01.04

Plotted By:Dickerson, Olivia Sheet Set:092965012 (D2) Layout:C01.04 February 21, 2023 07:21:29pm K:\lav_civil\092965012 — area 15 district 2 (fisher brothers)\CAD\plansheets\d2 plansheets\092965012 — DM.dwg
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PROFESSIONAL ENGINEER
THOMAS ACKERT
Exp. 12/31/24
CIVIL
No. 18592
STATE OF NEVADA
02/22/2023

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DATE	02/22/2023
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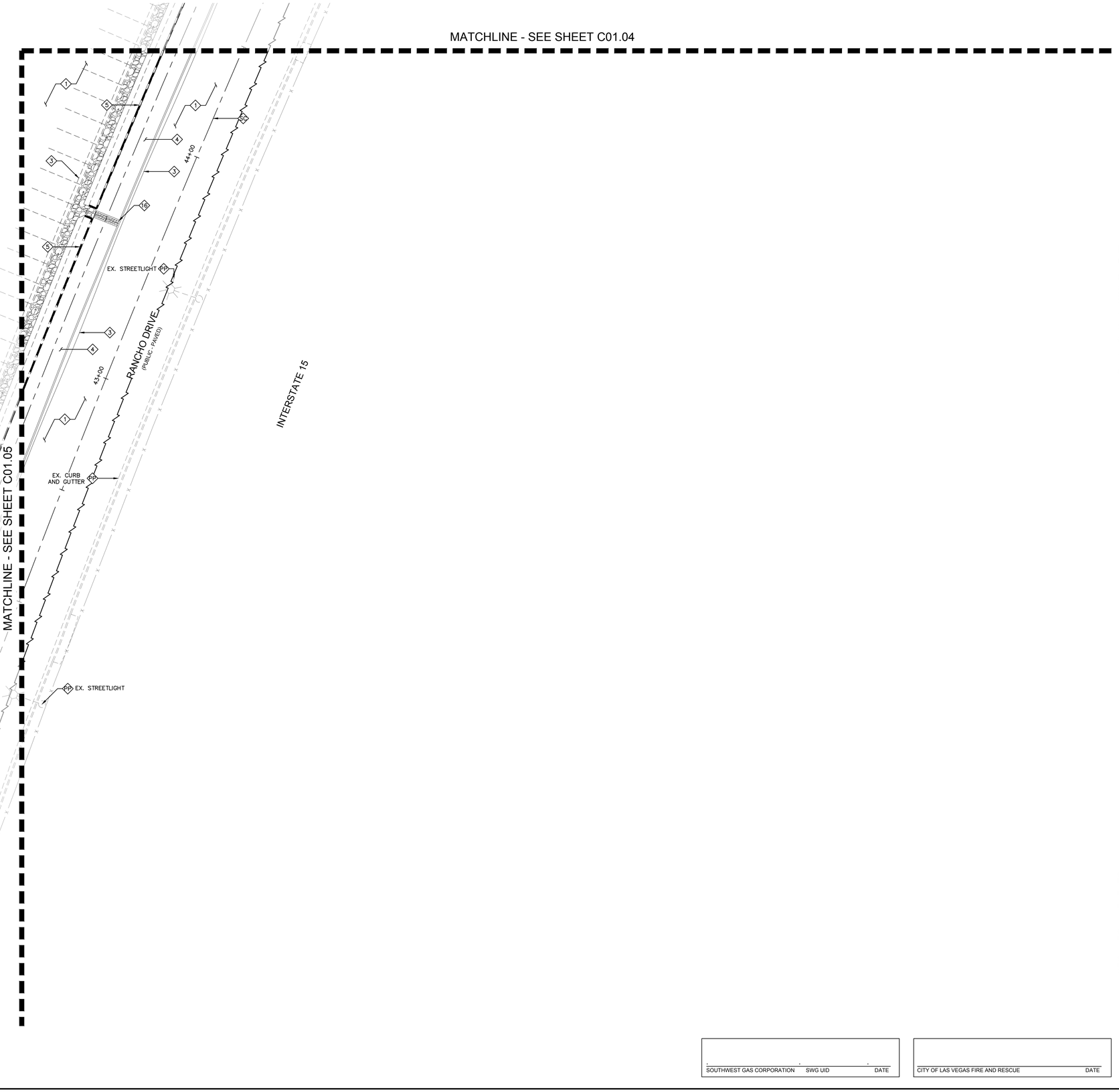
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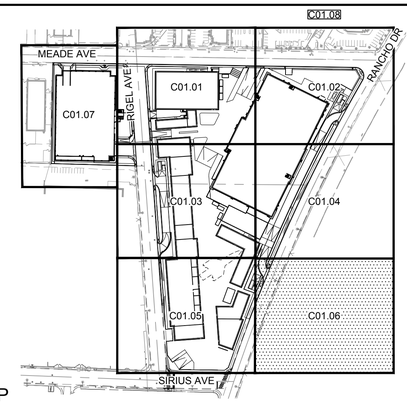
DEMOLITION PLAN - SHEET 5

AREA 15 DISTRICT 2
PREPARED FOR
FISHER BROTHERS LAS VEGAS, LLC
NEVADA
CITY OF LAS VEGAS

8 OF 57 SHEETS
C01.05

Plotted By: Dockery, Olivia Sheet Set: 092965012 (02) Layout: C01.06 February 21, 2023 07:21:48pm K:\lav_civil\092965012 — area 15 district 2 (fisher brothers)\CAD\plansheets\vd plansheets\V092965012 — DW.dwg
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.





KEY MAP
NTS

GENERAL NOTES
1. REFER TO SHEET C0.02 FOR LEGEND AND ABBREVIATIONS.
2. ALL DIMENSIONS ARE MEASURED FROM BACK OF CURB UNLESS OTHERWISE NOTED ON PLANS.
3. THE CONTRACTOR SHALL VERIFY EX. GRADES PRIOR TO CONSTRUCTION. IF A CONFLICT EXISTS BETWEEN THE FIELD CONDITION AND THESE PLANS, THE CONTRACTOR SHALL NOTIFY THE ENGINEER.
4. THE CONTRACTOR SHALL VERIFY EX. IMPROVEMENTS SHOWN ON THE PLAN AND NOTIFY THE ENGINEER IMMEDIATELY IF DISCREPANCIES EXIST.
5. THE CONTRACTOR SHALL PROTECT IN PLACE EX. IMPROVEMENTS, THAT ARE NOTED TO REMAIN, DURING DEMOLITION AND CONSTRUCTION.
6. THE CONTRACTOR SHALL VERIFY AND LOCATE ALL EXISTING UNDERGROUND UTILITIES PRIOR TO COMMENCEMENT OF CONSTRUCTION AND PROTECT IN PLACE UNLESS OTHERWISE NOTED ON THE PLANS.
7. ANY EXISTING STRUCTURE(S), IMPROVEMENT(S), AND/OR APPURTENANCE(S) TO REMAIN, WHICH ARE DAMAGED DURING DEMOLITION OR CONSTRUCTION, SHALL BE IMMEDIATELY REPAIRED OR REPLACED BY THE CONTRACTOR AT THEIR EXPENSE.
8. THE CONTRACTOR SHALL ENSURE POSITIVE DRAINAGE IS MAINTAINED.

DEMOLITION NOTES
1. REMOVE EXISTING ASPHALT SECTIONS TO DEPTH NEEDED FOR PROPOSED STRUCTURAL SECTION (LIMITS AS NOTED ON PLAN).
3. REMOVE EXISTING CURB TO NEAREST JOINT, LIMITS AS SHOWN ON PLANS.
4. REMOVE EXISTING SIDEWALK TO NEAREST JOINT, LIMITS AS SHOWN ON PLAN.
5. REMOVE EXISTING WALL.
16. REMOVE EXISTING SIDEWALK UNDERDRAIN.
PP. PROTECT IN PLACE.
SC. SAWCUT LINE/MATCH EXISTING.

CLARK COUNTY WATER RECLAMATION DISTRICT DATE

CCWRD PIPES #: XX.XXX
SIGNATURE ON THESE PLANS SHALL NOT BE CONSTRUED TO BE A PERMIT FOR OR THE APPROVAL OF ANY VIOLATION OF CLARK COUNTY WATER RECLAMATION DISTRICT RULES, REGULATIONS, OR DESIGN AND CONSTRUCTION STANDARDS.

APPROVED FOR CONSTRUCTION

LAS VEGAS VALLEY WATER DISTRICT PLANNING AND ENGINEERING SERVICES

PROJECT No. TBD FIRST APPROVED DATE: _____
LVVWD APPROVED FIRE FLOW: TOTAL X,XXX GPM/ONSITE X,XXX GPM

BENCHMARK
CLARK COUNTY VERTICAL CONTROL
BENCHMARK No. "5LV118NEE6"

RIVET AND PLATE IN THE TOP OF CURB AT THE NORTHWEST CORNER OF RANCHO DRIVE AND KINGS WAY.

ELEVATION = 635.481 METERS
2084.91 FEET

CONVERSION TO CLV VERTICAL CONTROL (NAVD88)
ELEVATION = 635.481+0.024m=635.505 METERS
2084.91+0.074'=2133.984 FEET
SEE SHEET C0.01 FOR ADDITIONAL INFORMATION

CITY OF LAS VEGAS VERTICAL CONTROL DATUM BASED UPON
NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD '88 V.2018)

BASIS OF BEARING
SOUTH 89°40'45" EAST, BEING THE BEARING OF THE NORTH LINE OF THE NORTHEAST QUARTER (NE 1/4) OF THE NORTHEAST QUARTER (NE 1/4) OF SECTION 8, TOWNSHIP 21 SOUTH, RANGE 61 EAST, M.D.M., AS SHOWN IN FILE 135, PAGE 29 OF SURVEYS ON FILE AT THE CLARK COUNTY, NEVADA RECORDER'S OFFICE.

NORTH

GRAPHIC SCALE IN FEET
0 10 20 40

SOUTHWEST GAS CORPORATION SWG UID DATE

CITY OF LAS VEGAS FIRE AND RESCUE DATE

AVOID HITTING UNDERGROUND TRAFFIC SIGNAL SYSTEMS AND STREET LIGHT SYSTEM CONDUITS ITS COSTLY
CALL BEFORE YOU DIG UNDERGROUND
Call before you UnderGround
1-702-432-5300
FREEWAY AND ARTERIAL SYSTEM OF TRANSPORTATION (FAST)

Call before you Dig
Avoid cutting underground utility lines. It's costly.
CALL 811 OR 1-800-642-2444

Avoid overhead power line contact. It's costly.
Call Before You Overhead
1-702-227-2929

No.	REVISIONS	DATE	BY

Kimley»Horn
© 2023 KIMLEY-HORN AND ASSOCIATES, INC.
6671 LAS VEGAS BOULEVARD S., SUITE 320, LAS VEGAS, NV 89119
PHONE: 702-862-3500
WWW.KIMLEY-HORN.COM

PROFESSIONAL ENGINEER — THOMAS ACKERET — Exp. 12/31/24 — CIVIL — No. 18592 — STATE OF NEVADA
02/22/2023

KHA PROJECT	092965012
DATE	02/22/2023
SCALE	AS SHOWN
DESIGNED BY	TEA
DRAWN BY	TEA
CHECKED BY	TEA

DEMOLITION PLAN - SHEET 6

AREA 15
DISTRICT 2
PREPARED FOR
FISHER BROTHERS LAS VEGAS, LLC
NEVADA
CITY OF LAS VEGAS

9 OF 57 SHEETS
C01.06

Plotted By:Dockery, Olivia Sheet Set:(09296501 2) (02) Layout:C01.07 February 21, 2023 07:22:27pm K:\tea_civil\09296501 2 - area 15 district 2 (fisher brothers)\CAD\plansheets\d2 plansheets\09296501 2 - DM - GARAGE.dwg
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MEADE AVE
(PUBLIC - PAVED)

STA:189+65.86
OFF:18.00'RT
BEGIN

STA:189+65.79
OFF:24.63'RT
BEGIN

STA:192+30.55
OFF:18.00'RT
END

189+00 190+00 191+00 192+00 193+00

EX. STREETLIGHT
EX. PAVEMENT
EX. SSMH
EX. UTILITY APPERTENANCE
EX. OVERHEAD POWER GROUND ANCHOR
EX. OVERHEAD POWER POLE
EX. POWER GROUND ANCHOR
EX. FIRE HYDRANT

APN: 162-08-303-14
OWNER: 3043 MEADE AVE L L C
(NOT A PART)

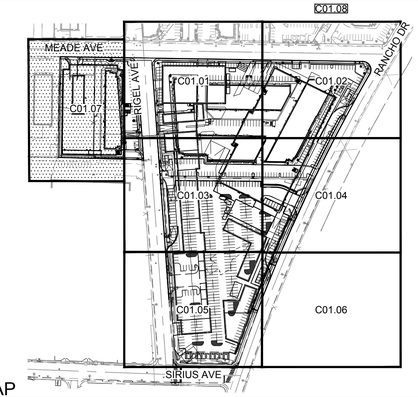
RIGEL AVE
(PUBLIC - PAVED)

10+00 9+00 8+00 11+00

STA: 7+76.02
OFF: 25.15'LT
END

SEE SHEETS C01.01 & C01.03
FOR DEMOLITION DETAILS

C01.08



KEY MAP
NTS

GENERAL NOTES
1. REFER TO SHEET C0.02 FOR LEGEND AND ABBREVIATIONS.
2. ALL DIMENSIONS ARE MEASURED FROM BACK OF CURB UNLESS OTHERWISE NOTED ON PLANS.
3. THE CONTRACTOR SHALL VERIFY EX. GRADES PRIOR TO CONSTRUCTION. IF A CONFLICT EXISTS BETWEEN THE FIELD CONDITION AND THESE PLANS, THE CONTRACTOR SHALL NOTIFY THE ENGINEER.
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8. THE CONTRACTOR SHALL ENSURE POSITIVE DRAINAGE IS MAINTAINED.

DEMOLITION NOTES
1. REMOVE EXISTING ASPHALT SECTIONS TO DEPTH NEEDED FOR PROPOSED STRUCTURAL SECTION (LIMITS AS NOTED ON PLAN).
2. REMOVE EXISTING CONCRETE.
3. REMOVE EXISTING CURB TO NEAREST JOINT, LIMITS AS SHOWN ON PLANS.
4. REMOVE EXISTING SIDEWALK TO NEAREST JOINT, LIMITS AS SHOWN ON PLAN.
5. REMOVE EXISTING WALL.
7. REMOVE EXISTING FENCE, INCLUDING GATES WHERE APPLICABLE.
9. REMOVE/RELOCATE EXISTING FIRE HYDRANT.
11. REMOVE EXISTING BOLLARDS.
12. REMOVE/RELOCATE EXISTING ELECTRICAL APPERTENANCES.
14. REMOVE EXISTING ENCLOSURE DOORS.
15. REMOVE EXISTING DRIVEWAY.
17. REMOVE EXISTING LANDSCAPE AREA.
18. REMOVE EXISTING LIGHT. REMOVE FOUNDATION IN ITS ENTIRETY.
19. REMOVE/RELOCATE EXISTING WATER METERS PER W SHEETS.
20. REMOVE/RELOCATE UTILITY APPERTENANCE PER UTILITY PLANS.
22. PROTECT EXISTING UTILITY APPERTENANCE AND ADJUST TO GRADE.
BD. DEMOLISH BUILDING, SEE BUILDING DEMOLITION PLANS FOR DETAILS.
PP. PROTECT IN PLACE.
SC. SAWCUT LINE/MATCH EXISTING.

BENCHMARK
CLARK COUNTY VERTICAL CONTROL
BENCHMARK No. "SLV18NEE6"

RIVET AND PLATE IN THE TOP OF CURB AT THE NORTHWEST CORNER OF RANCHO DRIVE AND KINGS WAY.

ELEVATION = 635.481 METERS
2084.91 FEET

CONVERSION TO CLV VERTICAL CONTROL (NAVD88)
ELEVATION = 635.481+0.024m=635.505 METERS
2084.91+0.074'=2133.984 FEET
SEE SHEET C0.01 FOR ADDITIONAL INFORMATION

CITY OF LAS VEGAS VERTICAL CONTROL DATUM BASED UPON
NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD '88 V.2018)

BASIS OF BEARING
SOUTH 89°40'45" EAST, BEING THE BEARING OF THE NORTH LINE OF THE NORTHEAST QUARTER (NE 1/4) OF THE NORTHEAST QUARTER (NE 1/4) OF SECTION 8, TOWNSHIP 21 SOUTH, RANGE 61 EAST, M.D.M., AS SHOWN IN FILE 135, PAGE 29 OF SURVEYS ON FILE AT THE CLARK COUNTY, NEVADA RECORDER'S OFFICE.

GRAPHIC SCALE IN FEET
0 10 20 40

CLARK COUNTY WATER RECLAMATION DISTRICT DATE

CCWRD PIPES #: XX.XXX
SIGNATURE ON THESE PLANS SHALL NOT BE CONSTRUED TO BE A PERMIT FOR OR THE APPROVAL OF ANY VIOLATION OF CLARK COUNTY WATER RECLAMATION DISTRICT RULES, REGULATIONS, OR DESIGN AND CONSTRUCTION STANDARDS.

APPROVED FOR CONSTRUCTION

LAS VEGAS VALLEY WATER DISTRICT PLANNING AND ENGINEERING SERVICES

PROJECT No. TBD FIRST APPROVED DATE: _____
LVVWD APPROVED FIRE FLOW: TOTAL _X,XXX_ GPM/ONSITE _X,XXX_ GPM

SOUTHWEST GAS CORPORATION SWG UID DATE

CITY OF LAS VEGAS FIRE AND RESCUE DATE

Call before you DIg
Avoid cutting underground utility lines. It's costly.
CALL BEFORE YOU DIG UNDERGROUND
Call before you UnderGround
1-702-432-5300
FREEWAY AND ARTERIAL SYSTEM OF TRANSPORTATION (FAST)
Call 811 OR 1-800-642-2444
Avoid overhead power line contact. It's costly.
Call Before You Overhead
1-702-227-2929

No.	REVISIONS	DATE	BY

Kimley»Horn
© 2022 KIMLEY-HORN AND ASSOCIATES, INC.
6671 LAS VEGAS BOULEVARD S., SUITE 320, LAS VEGAS, NV 89119
PHONE: 702-862-3500
WWW.KIMLEY-HORN.COM

PROFESSIONAL ENGINEER
THOMAS E. ACKERET
Exp. 12/31/24
CIVIL
No. 18592
STATE OF NEVADA
02/22/2023

KHA PROJECT	09296501 2
DATE	02/22/2023
SCALE	AS SHOWN
DESIGNED BY	TEA
DRAWN BY	TEA
CHECKED BY	TEA

DEMOLITION PLAN - GARAGE

AREA 15 DISTRICT 2
PREPARED FOR
FISHER BROTHERS LAS VEGAS, LLC
CITY OF LAS VEGAS NEVADA

10 OF 57 SHEETS
C01.07

Plotted By:Dockery, Olivia Sheet Set:092965012 (02) Layout:C01.08 February 21, 2023 07:22:37pm K:\lav_civil\092965012 - area 15 district 2 (fisher brothers)\CAD\plansheets\d2 plansheets\092965012 - DM - GARAGE.dwg
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EX. CURB
EX. PAVEMENT
EX. DRIVEWAY
EX. FIRE HYDRANT
EX. CURB AND GUTTER
EX. LANDSCAPE AREA
EX. LANDSCAPE AREA
EX. TRASH ENCLOSURE
EX. CONCRETE PAD
EX. DRIVEWAY
EX. OVERHEAD PARKING COVER
EX. VALLEY GUTTER
EX. OVERHEAD PARKING COVER
EX. CURB AND GUTTER
EX. PAVEMENT
EX. LANDSCAPE AREA
EX. VALLEY GUTTER
EX. OVERHEAD PARKING COVER
EX. SIDEWALK
EX. DRIVEWAY
EX. PAVEMENT
EX. POWER TRANSFORMER
EX. OVERHEAD PARKING COVER
EX. CURB AND GUTTER
EX. LANDSCAPE AREA
EX. DRIVEWAY
EX. SIDEWALK

APN: 162-08-701-005
OWNER: EDEN LAS VEGAS L L C
(NOT A PART)

55+00
54+00
53+00
52+00
51+00
198+00
199+00
200+00

RANCHO DRIVE
(PUBLIC - PAVED)

INTERSTATE 15

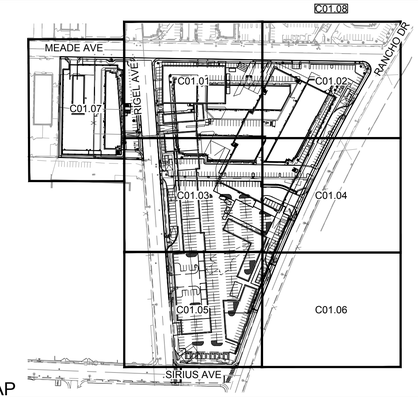
MEADE AVE
(PUBLIC - PAVED)

SEE SHEET C01.02 FOR DEMOLITION DETAILS

SOUTHWEST GAS CORPORATION SWG UID DATE

CITY OF LAS VEGAS FIRE AND RESCUE DATE

C01.08



KEY MAP
NTS

GENERAL NOTES
1. REFER TO SHEET C0.02 FOR LEGEND AND ABBREVIATIONS.
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8. THE CONTRACTOR SHALL ENSURE POSITIVE DRAINAGE IS MAINTAINED.

DEMOLITION NOTES
(DB) DEMOLISH BUILDING, SEE BUILDING DEMOLITION PLANS FOR DETAILS.
(PP) PROTECT IN PLACE.

CLARK COUNTY WATER RECLAMATION DISTRICT DATE

CCWRD PIPES #: XX.XXX
SIGNATURE ON THESE PLANS SHALL NOT BE CONSTRUED TO BE A PERMIT FOR OR THE APPROVAL OF ANY VIOLATION OF CLARK COUNTY WATER RECLAMATION DISTRICT RULES, REGULATIONS, OR DESIGN AND CONSTRUCTION STANDARDS.

APPROVED FOR CONSTRUCTION

LAS VEGAS VALLEY WATER DISTRICT PLANNING AND ENGINEERING SERVICES

PROJECT No. TBD FIRST APPROVED DATE:
LVVWD APPROVED FIRE FLOW: TOTAL X,XXX GPM/ONSITE X,XXX GPM

BENCHMARK
CLARK COUNTY VERTICAL CONTROL
BENCHMARK No. "5LV118NEE6"

RIVET AND PLATE IN THE TOP OF CURB AT THE NORTHWEST CORNER OF RANCHO DRIVE AND KINGS WAY.

ELEVATION = 635.481 METERS
2084.91 FEET

CONVERSION TO CLV VERTICAL CONTROL (NAVD88)
ELEVATION = 635.481+0.024m=635.505 METERS
2084.91+0.074'=2133.984 FEET
SEE SHEET C0.01 FOR ADDITIONAL INFORMATION

CITY OF LAS VEGAS VERTICAL CONTROL DATUM BASED UPON
NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD '88 V.2018)

BASIS OF BEARING
SOUTH 89°40'45" EAST, BEING THE BEARING OF THE NORTH LINE OF THE NORTHEAST QUARTER (NE 1/4) OF THE NORTHEAST QUARTER (NE 1/4) OF SECTION 8, TOWNSHIP 21 SOUTH, RANGE 61 EAST, M.D.M., AS SHOWN IN FILE 135, PAGE 29 OF SURVEYS ON FILE AT THE CLARK COUNTY, NEVADA RECORDER'S OFFICE.

NORTH

GRAPHIC SCALE IN FEET
0 10 20 40

AVOID HITTING UNDERGROUND TRAFFIC SIGNAL SYSTEMS AND STREET LIGHT SYSTEM CONDUITS IT'S COSTLY
CALL BEFORE YOU DO UNDERGROUND
Call before you UnderGround
1-702-432-5300
FREEWAY AND ARTERIAL SYSTEM OF TRANSPORTATION (FAST)

Call before you Dig
Avoid cutting underground utility lines. It's costly.
CALL 811 OR
1-800-642-2444

Avoid overhead power line contact. It's costly.
Call Before You Overhead
1-702-227-2929

No.	REVISIONS	DATE	BY

Kimley»Horn
© 2022 KIMLEY-HORN AND ASSOCIATES, INC.
6671 LAS VEGAS BOULEVARD S., SUITE 320, LAS VEGAS, NV 89119
PHONE: 702-862-3000
WWW.KIMLEY-HORN.COM

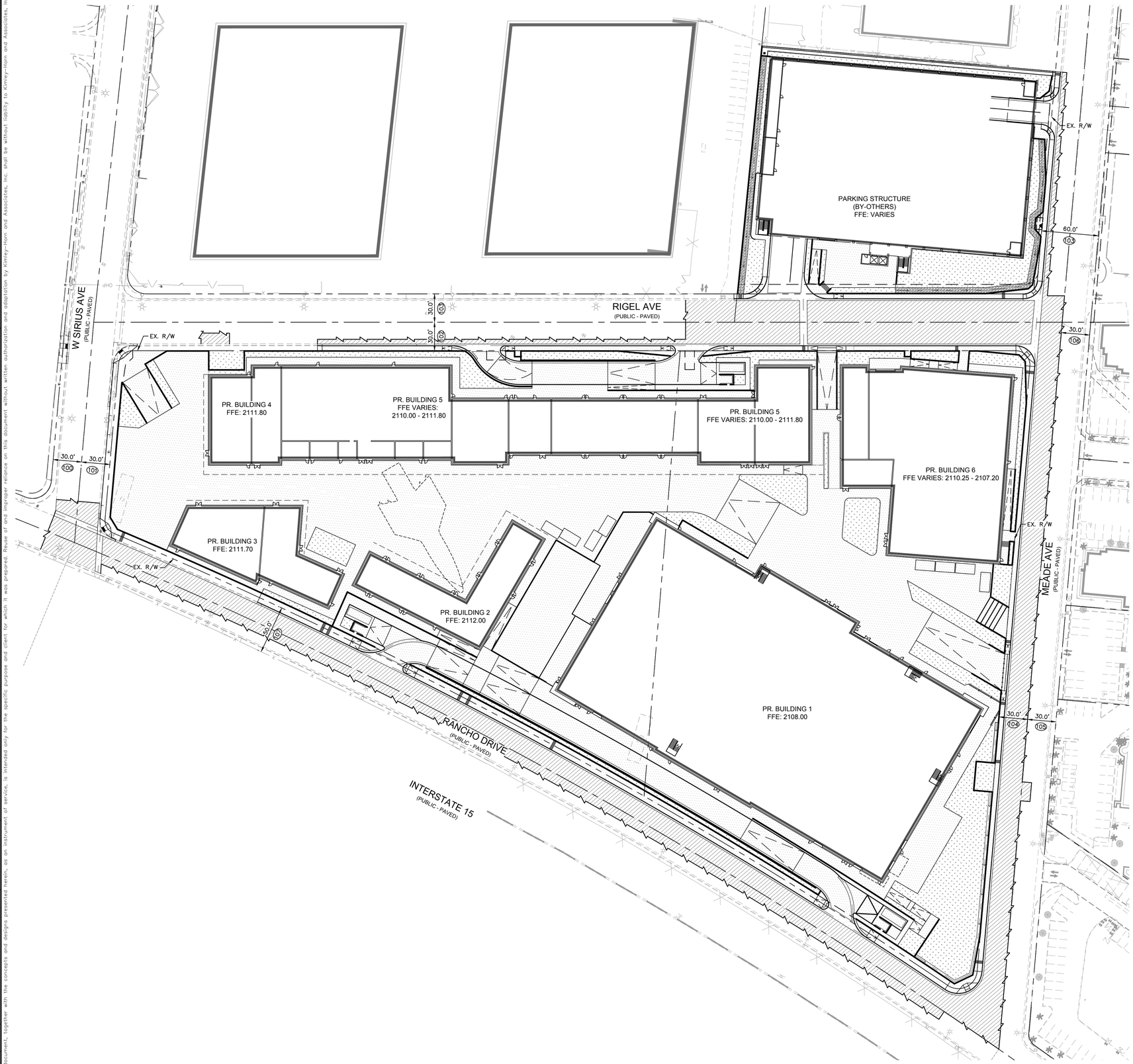
PROFESSIONAL ENGINEER
THOMAS ACKERET
Exp. 12/31/24
CIVIL
No. 18592
STATE OF NEVADA
02/22/2023

KHA PROJECT	
092965012	
DATE	02/22/2023
SCALE	AS SHOWN
DESIGNED BY	TEA
DRAWN BY	TEA
CHECKED BY	TEA

DEMOLITION PLAN -OFFSITE BUILDING

AREA 15 DISTRICT 2
PREPARED FOR
FISHER BROTHERS LAS VEGAS, LLC NEVADA
CITY OF LAS VEGAS

11 OF 57 SHEETS
C01.08



GENERAL NOTES

1. REFER TO SHEET C00.02 FOR LEGEND AND ABBREVIATIONS.
2. ALL DIMENSIONS ARE MEASURED FROM BACK OF CURB UNLESS OTHERWISE NOTED ON PLANS.
3. REFER TO SHEET C02.0X FOR SIGN INVENTORY SCHEDULE FOR SUMMARY OF SIGN, SYMBOLS, SIZES, DESIGNATIONS, AND QUANTITY.
4. ALL SIGNS SHALL CONFORM TO THE CITY OF LAS VEGAS STANDARDS.
5. ALL SIGNS SHALL CONFORM TO THE CURRENT MUTCD STANDARDS.

OVERALL HORIZONTAL CONTROL LEGEND

- PR. LANDSCAPING
- PR. SIDEWALK/CONCRETE PAVING
- PR. AC PAVEMENT
- PR. SWALE

RIGHT-OF-WAY AND EASEMENTS

(100) EX. SIRIUS AVE R/W PER DOC #_____.
(101) EX. SIRIUS AVE R/W PER DOC #_____.
(102) EX. RIGEL AVE R/W PER DOC #0452:0364174.
(103) EX. RIGEL AVE R/W PER DOC #0020:0018943.
(104) EX. MEADE AVE R/W PER DOC #0000:0232884.
(105) EX. MEADE AVE R/W PER DOC #0000:0288327.
(106) EX. MEADE AVE R/W PER DOC #_____.
(107) EX. RANCHO DR R/W PER DOC #0329:0288327.

NOTE:
THIS SHEET IS SHOWN FOR INFORMATIONAL PURPOSES ONLY. NO CONSTRUCTION SHALL BE DONE BASED ON INFORMATION SHOWN ON THIS SHEET. SEE SHEETS C03.01–C03.22

BENCHMARK

CLARK COUNTY VERTICAL CONTROL
BENCHMARK No. "5LV118NEE6"

RIVET AND PLATE IN THE TOP OF CURB AT THE NORTHWEST CORNER OF RANCHO DRIVE AND KINGS WAY.

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2084.91 FEET

CITY OF LAS VEGAS VERTICAL CONTROL DATUM BASED UPON
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NORTH

GRAPHIC SCALE IN FEET
0 25 50 100

AVOID HITTING UNDERGROUND TRAFFIC SIGNAL SYSTEMS AND STREET LIGHTING CONDUITS OR COSTLY REPAIRS
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Call before you UnderGround
1-702-432-5300
FREEWAY AND ARTERIAL SYSTEM OF TRANSPORTATION (FAST)

Call before you Dig
Avoid cutting underground utility lines. It's costly.
CALL 811 OR
1-800-642-2444

Avoid overhead power line contact. It's costly.
Call Before You Overhead
1-702-227-2929

No.	REVISIONS	DATE	BY

Kimley»Horn
© 2023 KIMLEY-HORN AND ASSOCIATES, INC.
6671 LAS VEGAS BOULEVARD S., SUITE 320, LAS VEGAS, NV 89119
PHONE: 702-862-3000
WWW.KIMLEY-HORN.COM

PROFESSIONAL ENGINEER
THOMAS E. ACKERET
Exp. 12/31/24
CIVIL
No. 18592
STATE OF NEVADA

02/22/2023

KHA PROJECT	092965012
DATE	02/22/2023
SCALE	AS SHOWN
DESIGNED BY	TEA
DRAWN BY	TEA
CHECKED BY	TEA

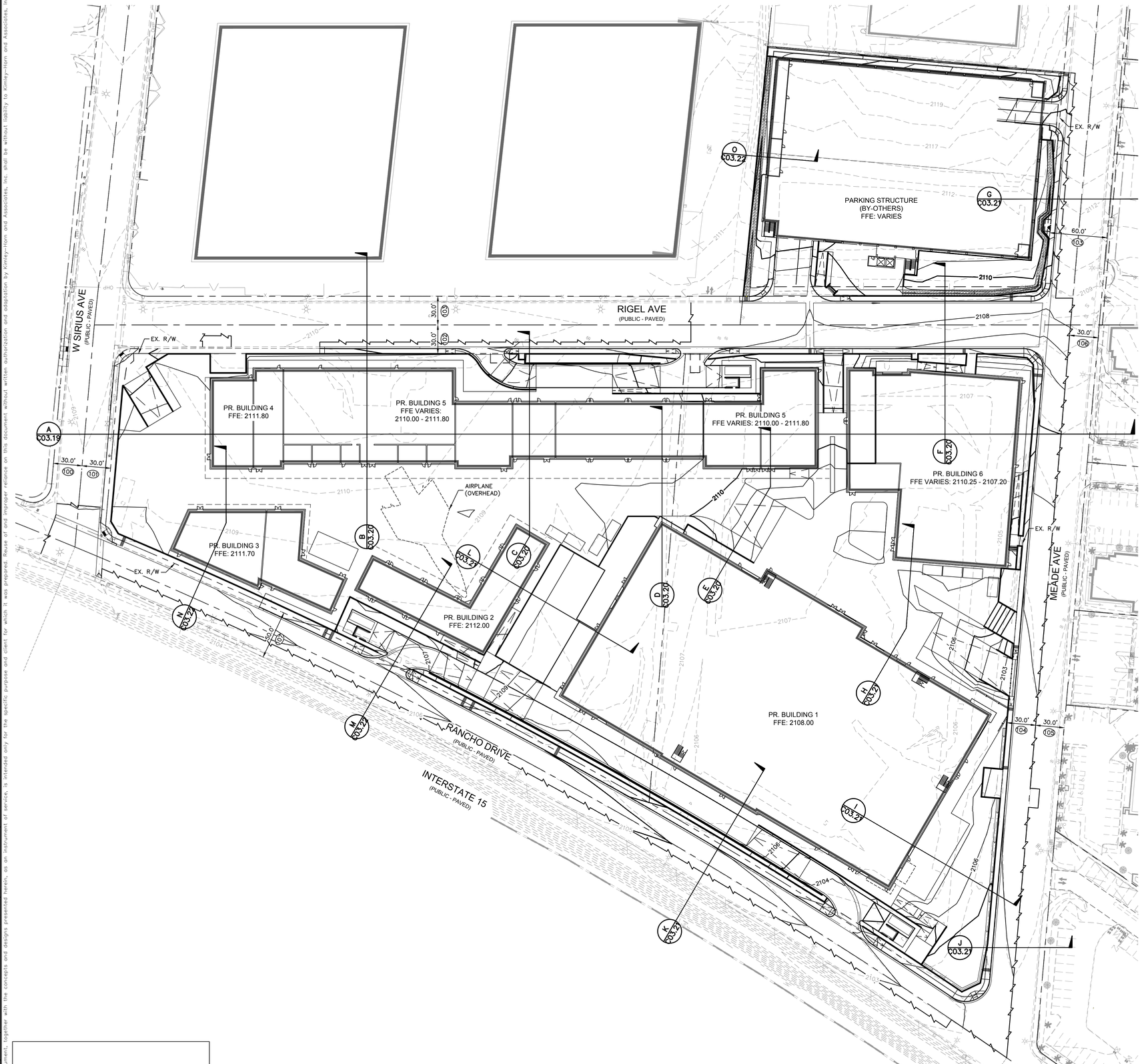
OVERALL HORIZONTAL CONTROL PLAN

AREA 15 DISTRICT 2

PREPARED FOR
FISHER BROTHERS LAS VEGAS, LLC
NEVADA
CITY OF LAS VEGAS

12 OF 57 SHEETS
C02.00

Plotted By:Dockery, Olivia Sheet Set:092965012 (02) Layout:C02.00 February 21, 2023 07:49:28pm K:\lav_civil\092965012 — area 15 district 2 (fisher brothers)\CAD\plansheets\c2 plansheets\092965012 — HC OVRL.dwg
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GENERAL NOTES

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8. THE CONTRACTOR SHALL ENSURE POSITIVE DRAINAGE IS MAINTAINED.
9. THE ONSITE STORMWATER CONVEYANCE SYSTEM IS TO BE PRIVATELY MAINTAINED.
10. ADD 2100.00 TO ALL 2-DIGIT ELEVATIONS UNLESS OTHERWISE NOTED.

GEOTECHNICAL REPORT

ALL GRADING SHALL CONFORM TO THE GEOTECHNICAL REPORT:

ENGINEER: NINYO & MOORE
DATED: 10/31/2022
PROJECT No: 304970001

FLOOD ZONE NOTE

THE FEDERAL EMERGENCY MANAGEMENT AGENCY (FEMA) INDICATES THAT THE SUBJECT SITE LIES WITHIN ZONE "X" OF FLOOD INSURANCE RATE MAP (FIRM) No. 32003C2170F AS SHOWN ON THE FIRM INDEX, REVISED NOVEMBER 16, 2011. ZONE "X" IS DEFINED BY FEMA AS "AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOOD FLOODPLAIN."

STORMWATER COMPLIANCE NOTES

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 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 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.

RIGHT-OF-WAY AND EASEMENTS

(100) EX. SIRIUS AVE R/W PER DOC #_____.
(101) EX. SIRIUS AVE R/W PER DOC #_____.
(102) EX. RIGEL AVE R/W PER DOC #0452: 0364174.
(103) EX. RIGEL AVE R/W PER DOC #0020: 0018943.
(104) EX. MEADE AVE R/W PER DOC #0000: 0232884.
(105) EX. MEADE AVE R/W PER DOC #0000: 0288327.
(106) EX. MEADE AVE R/W PER DOC #_____.
(107) EX. RANCHO DR R/W PER DOC #0329: 0288327.

GRADING NOTES

1. THE EARTHWORK QUANTITIES ABOVE ARE FOR PERMIT PURPOSES ONLY. THE CONTRACTOR IS NOT AUTHORIZED TO USE THE ESTIMATES HEREIN FOR BIDDING AND CONSTRUCTION PURPOSES WITHOUT THE EXPLICIT WRITTEN PERMISSION OF THE ENGINEER OF RECORD. NO REPRESENTATIONS OF SUCH QUANTITIES OR A BALANCED SITE CONDITION ARE MADE BY THE ENGINEER OF RECORD.
2. UNLESS EXPLICITLY STATED OTHERWISE HEREIN, THE ABOVE QUANTITIES ARE APPROXIMATE, IN PLACE VOLUMES CALCULATED FROM THE EXISTING GROUND TO THE PROPOSED FINISHED GRADE. EXISTING GROUND IS DEFINED BY THE CONTOURS AND SPOT GRADES ON THE BASE SURVEY. PROPOSED FINISHED GRADE IS DEFINED AS THE FINAL GRADE AS INDICATED ON THE GRADING PLAN(S) AS FINISHED GROUND, FINISHED SURFACE, AND FINISHED FLOOR ELEVATIONS.
3. UNLESS EXPLICITLY STATED OTHERWISE HEREIN, THE ABOVE GRADING QUANTITIES HAVE NOT BEEN FACTORED TO ACCOUNT FOR CHANGES IN VOLUME DUE TO BULKING, CLEARING AND GRUBBING, SHRINKAGE, SUBSIDENCE, OVER-EXCAVATION AND RE-COMPACTION, AND CONSTRUCTION METHODS. NOR DO THEY ACCOUNT FOR THE THICKNESS OF PAVEMENT SECTIONS, STORMWATER QUALITY MEDIA SECTIONS, UTILITY PIPES, TRENCHING AND BEDDING MATERIALS, BUILDING OR WALL FOOTINGS, BUILDING SLAB THICKNESSES AND UNDERLYING BASE OR SAND LAYERS, REUSE OF PULVERIZED MATERIALS THAT WILL UNDERLIE NEW PAVEMENTS, ETC.
4. ANY OVEREXCAVATION AND RECOMPACTION DEPTHS AND VOLUMES, SHRINKAGE FACTORS, PAVEMENT SECTIONS, BUILDING PAD SECTIONS, AND BULKING FACTORS ARE BASED ON A SEPARATE GEOTECHNICAL REPORT. ANY BUILDING SLAB THICKNESSES ARE BASED ON THE SEPARATE BUILDING STRUCTURAL ENGINEERING PLANS. ANY UTILITY, STORMWATER MITIGATION, AND FOOTING SPOILS ARE BASED ON ESTIMATES PROVIDED BY THE OWNER OR CONTRACTOR

EARTHWORK ESTIMATE

CUT VOLUME: 1900 CY
FILL VOLUME: 23,850 CY
NET VOLUME: 21,950 CY OF FILL*
*BASED ON A SURFACE TO SURFACE, UNADJUSTED ANALYSIS. FOR INFORMATION ONLY; CONTRACTOR SHALL PERFORM AND BASE BID ON ITS OWN TAKE-OFF.

NOTE:
THIS SHEET IS SHOWN FOR INFORMATIONAL PURPOSES ONLY. NO CONSTRUCTION SHALL BE DONE BASED ON INFORMATION SHOWN ON THIS SHEET. SEE SHEETS C03.01-C03.22

BENCHMARK

CLARK COUNTY VERTICAL CONTROL
BENCHMARK No. "5LV118NEE6"

RIVET AND PLATE IN THE TOP OF CURB AT THE NORTHWEST CORNER OF RANCHO DRIVE AND KINGS WAY.

ELEVATION = 635.481 METERS
2084.91 FEET

CITY OF LAS VEGAS VERTICAL CONTROL DATUM BASED UPON
NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD '88 V.2018)

BASIS OF BEARING

SOUTH 89°40'45" EAST, BEING THE BEARING OF THE NORTH LINE OF THE NORTHEAST QUARTER (NE 1/4) OF THE NORTHEAST QUARTER (NE 1/4) OF SECTION 8, TOWNSHIP 21 SOUTH, RANGE 61 EAST, M.D.M., AS SHOWN IN FILE 135, PAGE 29 OF SURVEYS ON FILE AT THE CLARK COUNTY, NEVADA RECORDER'S OFFICE.

NORTH

GRAPHIC SCALE IN FEET
0 25 50 100

AVOID HITTING UNDERGROUND TRAFFIC SIGNAL SYSTEMS AND STREET LIGHTING CONDUITS ITS CONDUIT
CALL BEFORE YOU DIG UNDERGROUND
Call before you DIG
Avoid cutting underground utility lines. It's costly.
Call before you UnderGround
1-702-432-5300
FREEWAY AND ARTERIAL SYSTEM OF TRANSPORTATION (FAST)
CALL 811 OR 1-800-642-2444
Avoid overhead power line contact. It's costly.
Call Before You Overhead
1-702-227-2929

SOUTHWEST GAS CORPORATION SWG UID DATE

No.	REVISIONS	DATE	BY

Kimley»Horn
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6671 LAS VEGAS BOULEVARD S., SUITE 320, LAS VEGAS, NV 89119
PHONE: 702-862-3000
WWW.KIMLEY-HORN.COM

PROFESSIONAL ENGINEER
THOMAS C. ACKERLEY
Exp. 12/31/24
CIVIL
No. 18592
STATE OF NEVADA
02/22/2023

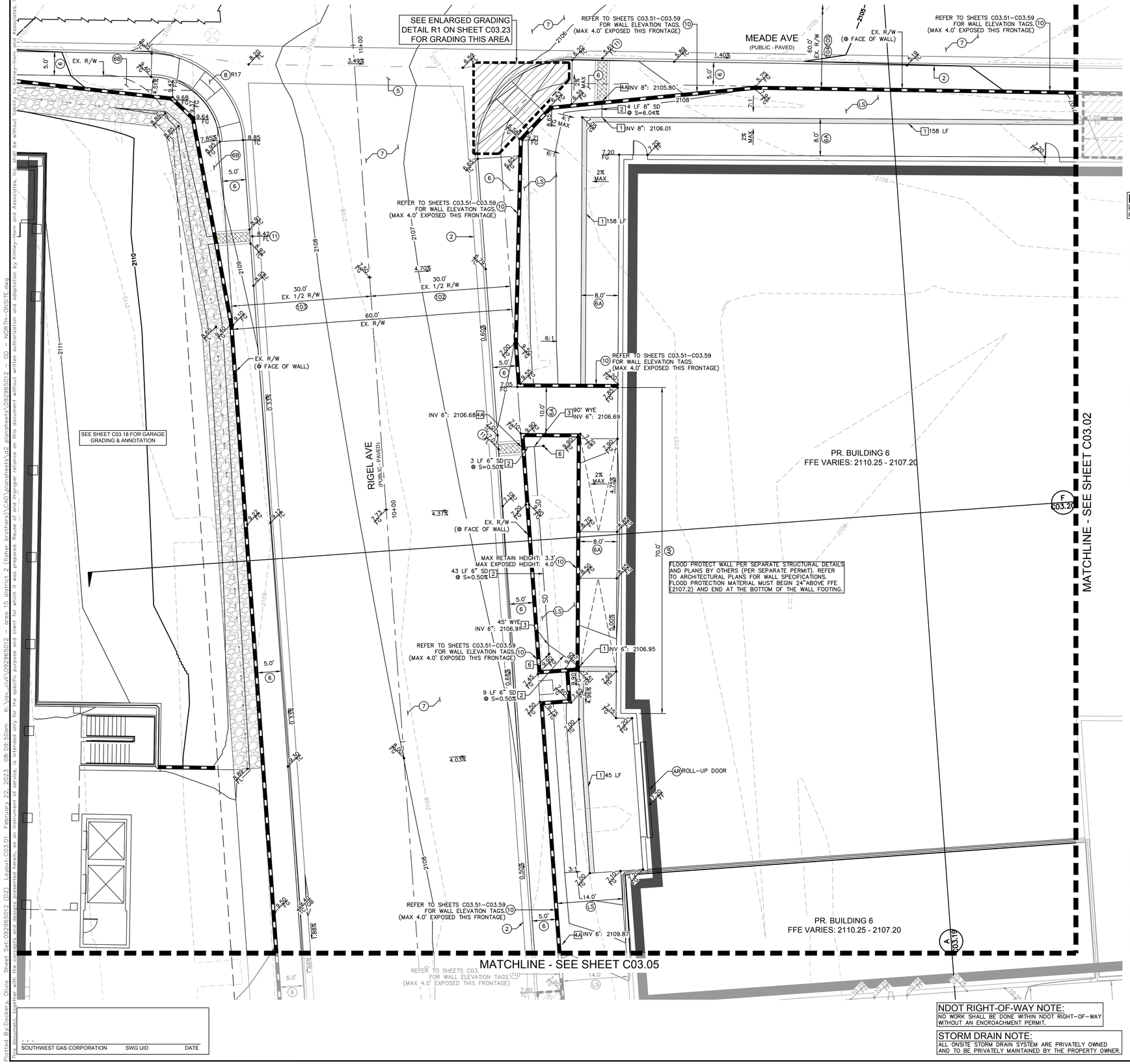
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DATE	02/22/2023
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DESIGNED BY	TEA
DRAWN BY	TEA
CHECKED BY	TEA

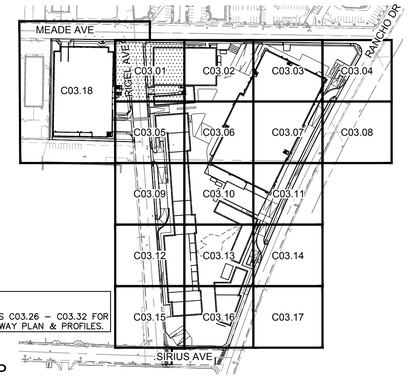
OVERALL GRADING PLAN

AREA 15
DISTRICT 2
PREPARED FOR
FISHER BROTHERS LAS VEGAS, LLC
NEVADA
CITY OF LAS VEGAS

13 OF 57 SHEETS
C03.00

Plotted By:Dockery, Olivia Sheet Set:092965012 (D2) Layout:C03.00 February 21, 2023 07:23:21pm K:\lav_civil\092965012 - area 15 district 2 (fisher brothers)\CAD\plansheets\d2 plansheets\d2 plansheets\092965012 - GD OVRL.dwg
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.





NOTE:
REFER TO SHEETS C03.26 – C03.32 FOR PERIMETER ROADWAY PLAN & PROFILES.

KEY MAP
NTS

GENERAL NOTES

1. REFER TO SHEET C00.02 FOR LEGEND AND ABBREVIATIONS.
2. ALL DIMENSIONS ARE MEASURED FROM BACK OF CURB UNLESS OTHERWISE NOTED ON PLANS.
3. THE CONTRACTOR SHALL VERIFY EX. GRADES PRIOR TO CONSTRUCTION. IF A CONFLICT EXISTS BETWEEN THE FIELD CONDITION AND THESE PLANS, THE CONTRACTOR SHALL NOTIFY THE ENGINEER.
4. THE CONTRACTOR SHALL VERIFY EX. IMPROVEMENTS SHOWN ON THE PLAN AND NOTIFY THE ENGINEER IMMEDIATELY IF DISCREPANCIES EXIST.
5. THE CONTRACTOR SHALL PROTECT IN PLACE EX. IMPROVEMENTS, THAT ARE NOTED TO REMAIN, DURING DEMOLITION AND CONSTRUCTION.
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8. THE CONTRACTOR SHALL ENSURE POSITIVE DRAINAGE IS MAINTAINED.
9. THE ONSITE STORMWATER CONVEYANCE SYSTEM IS TO BE PRIVATELY MAINTAINED.
10. ADD 2100.00 TO ALL 2–DIGIT ELEVATIONS UNLESS OTHERWISE NOTED.

GEOTECHNICAL REPORT
ALL GRADING SHALL CONFORM TO THE GEOTECHNICAL REPORT:

ENGINEER: NINYO & MOORE
DATED: 10/31/2022
PROJECT No: 304970001

FLOOD ZONE NOTE
REFER TO SHEET C03.00 FOR FLOOD ZONE NOTES.

STORMWATER COMPLIANCE NOTES
REFER TO SHEET C03.00 FOR STORM WATER COMPLIANCE NOTES.

CONSTRUCTION NOTES

(2) INSTALL TYPE 'L' CONCRETE CURB AND GUTTER PER CCAUSD No. 216.
(5) INSTALL CONCRETE CROSS GUTTER PER CCAUSD No. 228.
(6) INSTALL CONCRETE PUBLIC SIDEWALK PER CCAUSD No. 234, WIDTH AS NOTED ON PLANS, 2% MAX CROSS SLOPE.
(6A) INSTALL CONCRETE PRIVATE SIDEWALK PER CCAUSD NO. 234 (2% MAX CROSS SLOPE) REFER TO ARCHITECTUAL PLANS FOR COLOR, PATTERN, & OR TREATMENT.
(6B) INSTALL CONCRETE 4" CONCRETE WALK (NON ADA) PER CCAUSD NO. 234. LOCATED BEHIND R/W TO FACE OF WALL.
(7) INSTALL PAVEMENT AND BASE MATERIAL PER CCAUSD No. 200 AND 200.1 OR MATCH EXISTING ROADWAY STRUCTURAL SECTION, WHICHEVER IS GREATER.
(8) INSTALL ADA SIDEWALK RAMP, I.D. AS NOTED ON PLAN. REFER TO DETAILS ON SHEET C03.23–C03.25 FOR RAMP I.D., GEOMETRY AND GRADES.
(10) INSTALL RETAINING WALL PER SNBO REGIONAL STANDARD No. B–100–2 SOLID GROUT (ENTIRE HEIGHT) SCREEN WALL, 4.0' MAX RETAINING HEIGHT, SCREEN HEIGHT AS NOTED ON PLANS.
(11) INSTALL SIDEWALK UNDERDRAIN PER CCAUSD No. 236.
(AR) REFER TO ARCHITECTURAL PLANS FOR DETAILS.
(LS) REFER TO LANDSCAPE PLANS FOR DETAILS.

STORM DRAIN NOTES

1 INSTALL Z886–HDG–LD TRENCH DRAIN SYSTEM WITH STORM WATER QUALITY STAMP PER CCAUSD No. 421, CLASS A DUCTILE IRON DECORATIVE GRATE (DDG) PER DETAIL 6 ON SHEET C03.34 (OR APPROVED EQUAL), WITH ANY REQUIRED ADAPTERS/FITTINGS REQUIRED TO CONNECT DRAIN TO OUTLET PIPE, LENGTH AS NOTED ON PLANS.
2 INSTALL PVC STORM DRAIN PIPE WITH EXCAVATION, BACKFILL, AND TYPE 2 BEDDING PER CCAUSD No.503.1. SIZE, LENGTH, AND SLOPE AS NOTED ON PLANS.
3 INSTALL PVC FITTING, SIZE PER PIPE. TYPE AS NOTED ON PLANS.
4A OUTLET STORM DRAIN PIPE THROUGH PERIMETER FLOOD WALL WITH ROUND TO RECTANGLE ADAPTER PER DETAIL 11 ON SHEET C03.35. INVERT SHALL BE FLUSH WITH SIDEWALK UNDERDRAIN FLOWLINE ELEVATION. SEE DETAIL 9 FOR PIPE PENETRATION DETAIL.
6 INSTALL 4" STORM DRAIN CLEANOUT.

RIGHT-OF-WAY AND EASEMENTS

(102) EX. RIGEL AVE R/W PER DOC #0452:0364174.
(103) EX. RIGEL AVE R/W PER DOC #0020:0018943.
(104) EX. MEADE AVE R/W PER DOC #0000:0232884.
(105) EX. MEADE AVE R/W PER DOC #0000:0288327.

BENCHMARK
CLARK COUNTY VERTICAL CONTROL
BENCHMARK No. "5LV118NEE6"

RIVET AND PLATE IN THE TOP OF CURB AT THE NORTHWEST CORNER OF RANCHO DRIVE AND KINGS WAY.

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NORTH

GRAPHIC SCALE IN FEET
0 5 10 20

Call before you DIG
Avoid cutting underground utility lines. It's costly.
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No.	REVISIONS	DATE	BY

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PROFESSIONAL ENGINEER
THOMAS E. ACKERET
Exp. 12/31/24
CIVIL
No. 18592
02/22/2023

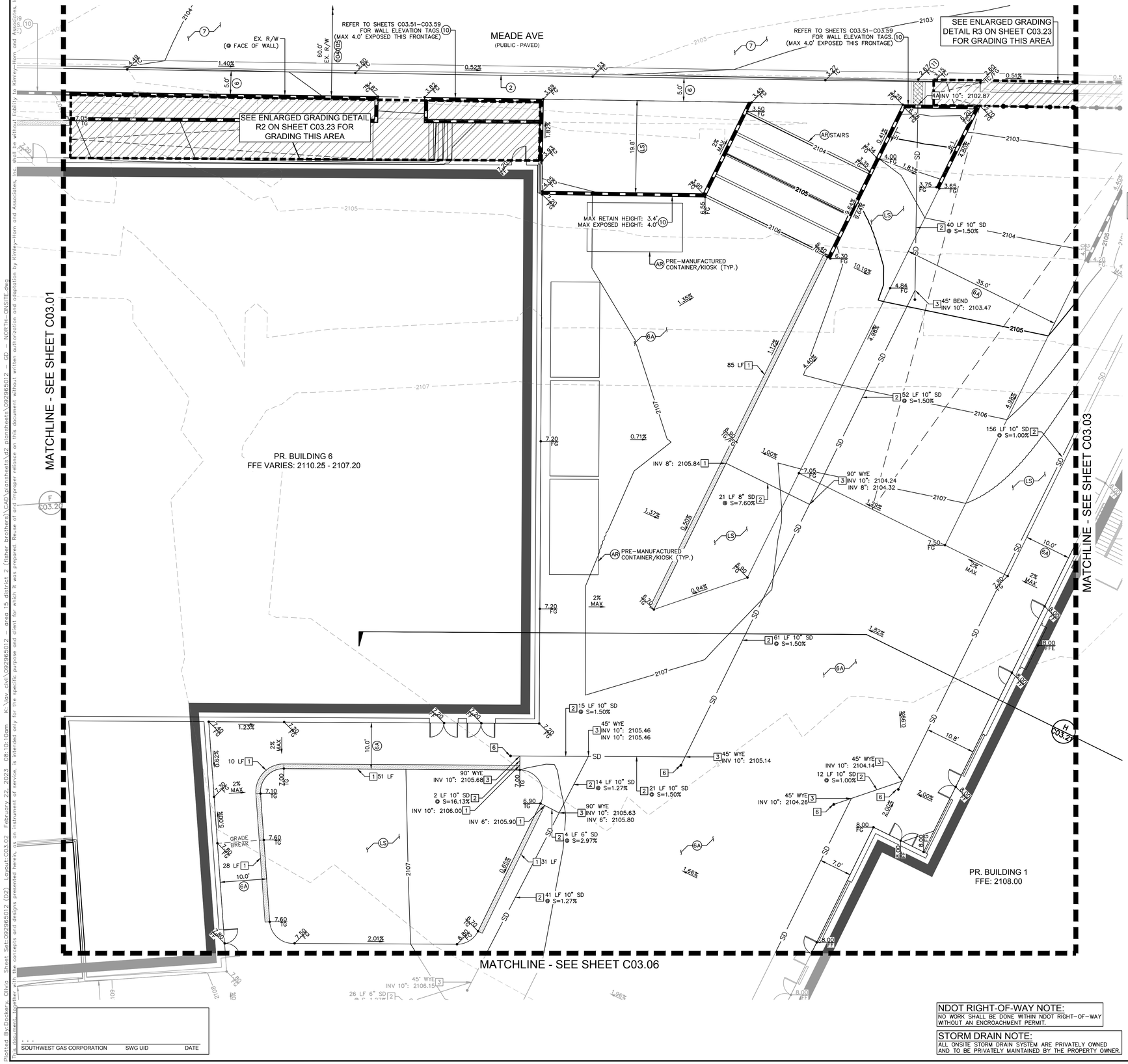
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DATE	02/22/2023
SCALE	AS SHOWN
DESIGNED BY	TEA
DRAWN BY	TEA
CHECKED BY	TEA

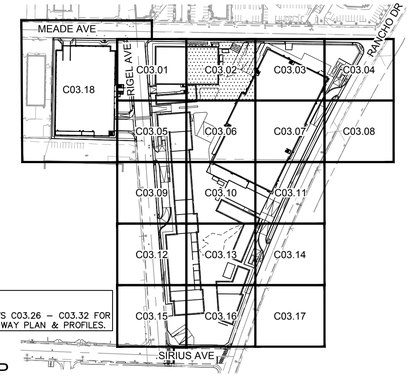
GRADING PLAN - SHEET 1

AREA 15 DISTRICT 2
PREPARED FOR
FISHER BROTHERS LAS VEGAS, LLC
CITY OF LAS VEGAS NEVADA

14 OF 57 SHEETS
C03.01

Plotted By: Dockery, Olivia Sheet Set: 092965012 (02) Layout: C03.01 February 22, 2023 08:09:50am K:\lav_civil\092965012 - area 15 district 2 (fisher brothers)\CAD\plansheets\v2 plansheets\092965012 - GD – NORTH–ONSITE.dwg
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NTS

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ENGINEER: NINYO & MOORE
DATED: 10/31/2022
PROJECT No: 304970001

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BENCHMARK

CLARK COUNTY VERTICAL CONTROL
BENCHMARK No. "5LV118NEE6"

RIVET AND PLATE IN THE TOP OF CURB AT THE NORTHWEST CORNER OF RANCHO DRIVE AND KINGS WAY.

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NORTH

GRAPHIC SCALE IN FEET
0 5 10 20

SOUTHWEST GAS CORPORATION SWG UID DATE

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Plotted By:Dickery, Olivo Sheet Set:09296501 2 (D2) Layout:C03.02 February 22, 2023 08:10:10am K:\lav_civil\09296501 area 15 district 2 (fisher brothers)\CAD\plansheets\d2 plansheets\09296501 — GD — NORTH-ONSITE.dwg
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No.	REVISIONS	DATE	BY

Kimley»Horn
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PROFESSIONAL ENGINEER
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STATE OF NEVADA

02/22/2023

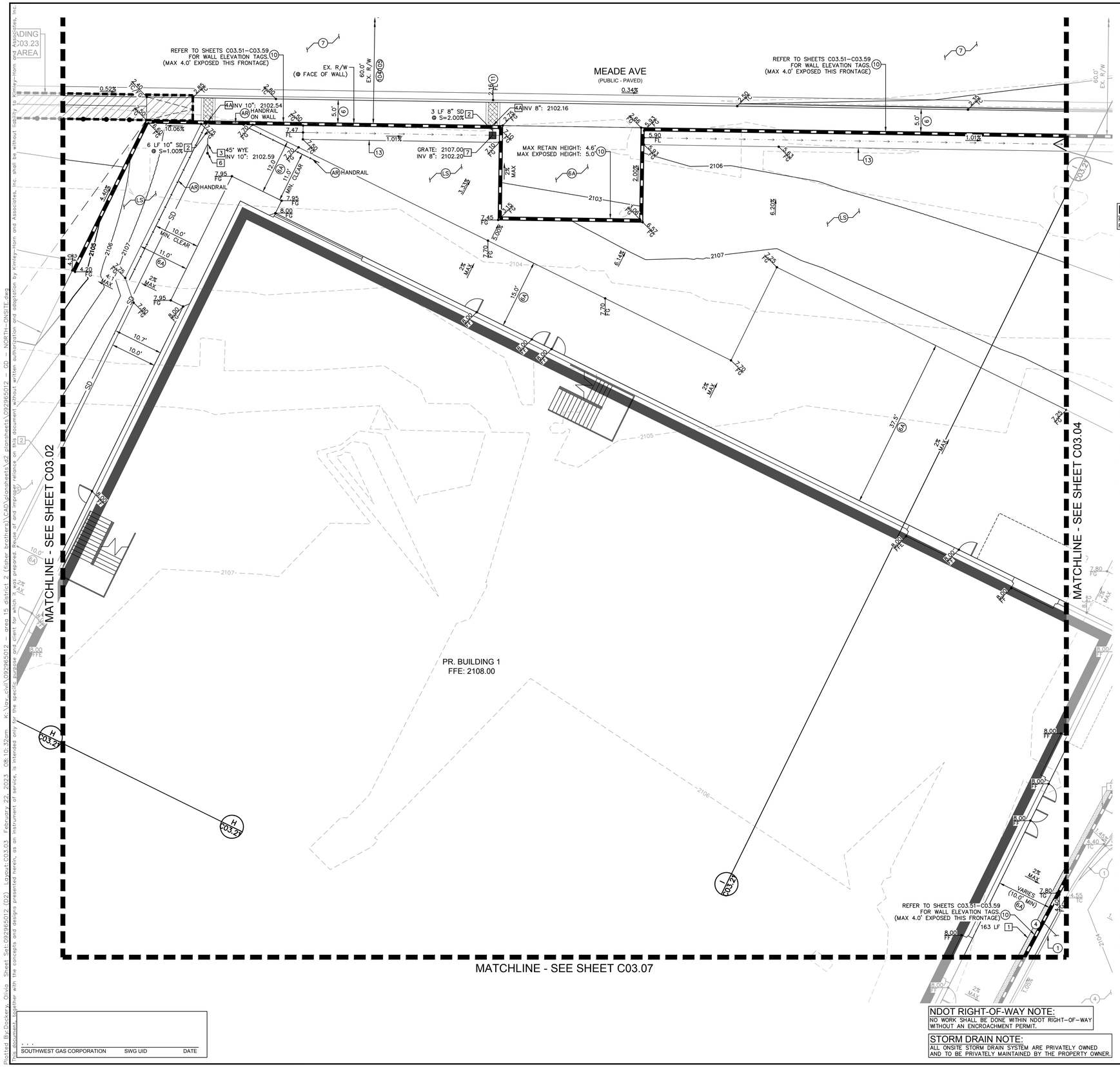
KHA PROJECT	09296501
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CHECKED BY	TEA

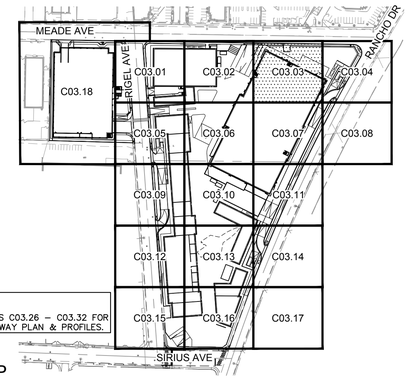
GRADING PLAN - SHEET 2

AREA 15 DISTRICT 2

PREPARED FOR
FISHER BROTHERS LAS VEGAS, LLC NEVADA
CITY OF LAS VEGAS

15 OF 57 SHEETS
C03.02





NOTE:
REFER TO SHEETS C03.26 – C03.32 FOR PERIMETER ROADWAY PLAN & PROFILES.

KEY MAP
NTS

GENERAL NOTES

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3. THE CONTRACTOR SHALL VERIFY EX. GRADES PRIOR TO CONSTRUCTION. IF A CONFLICT EXISTS BETWEEN THE FIELD CONDITION AND THESE PLANS, THE CONTRACTOR SHALL NOTIFY THE ENGINEER.
4. THE CONTRACTOR SHALL VERIFY EX. IMPROVEMENTS SHOWN ON THE PLAN AND NOTIFY THE ENGINEER IMMEDIATELY IF DISCREPANCIES EXIST.
5. THE CONTRACTOR SHALL PROTECT IN PLACE EX. IMPROVEMENTS, THAT ARE NOTED TO REMAIN, DURING DEMOLITION AND CONSTRUCTION.
6. THE CONTRACTOR SHALL VERIFY AND LOCATE ALL EXISTING UNDERGROUND UTILITIES PRIOR TO COMMENCEMENT OF CONSTRUCTION AND PROTECT IN PLACE UNLESS OTHERWISE NOTED ON THE PLANS.
7. ANY EXISTING STRUCTURE(S), IMPROVEMENT(S), AND/OR APPURTENANCE(S) TO REMAIN, WHICH ARE DAMAGED DURING DEMOLITION OR CONSTRUCTION, SHALL BE IMMEDIATELY REPAIRED OR REPLACED BY THE CONTRACTOR AT THEIR EXPENSE.
8. THE CONTRACTOR SHALL ENSURE POSITIVE DRAINAGE IS MAINTAINED.
9. THE ONSITE STORMWATER CONVEYANCE SYSTEM IS TO BE PRIVATELY MAINTAINED.
10. ADD 2100.00 TO ALL 2-DIGIT ELEVATIONS UNLESS OTHERWISE NOTED.

GEOTECHNICAL REPORT
ALL GRADING SHALL CONFORM TO THE GEOTECHNICAL REPORT:

ENGINEER: NINYO & MOORE
DATED: 10/31/2022
PROJECT No: 304970001

FLOOD ZONE NOTE
REFER TO SHEET C03.00 FOR FLOOD ZONE NOTES.

STORMWATER COMPLIANCE NOTES
REFER TO SHEET C03.00 FOR STORM WATER COMPLIANCE NOTES.

CONSTRUCTION NOTES

1. INSTALL MODIFIED TYPE 'A' CONCRETE CURB PER DETAIL 1 ON SHEET C03.34.
4. INSTALL 6.0" CONCRETE PAVEMENT OVER 4.0" TYPE II AGGREGATE BASE PER GEOTECHNICAL REPORT RECOMMENDATIONS.
6. INSTALL CONCRETE PUBLIC SIDEWALK PER CCAUSD No. 234, WIDTH AS NOTED ON PLANS, 2% MAX CROSS SLOPE.
6A. INSTALL CONCRETE PRIVATE SIDEWALK PER CCAUSD No. 234 (2% MAX CROSS SLOPE) REFER TO ARCHITECTURAL PLANS FOR COLOR, PATTERN, & OR TREATMENT.
7. INSTALL PAVEMENT AND BASE MATERIAL PER CCAUSD No. 200 AND 200.1 OR MATCH EXISTING ROADWAY STRUCTURAL SECTION, WHICHEVER IS GREATER.
10. INSTALL RETAINING WALL PER SNBO REGIONAL STANDARD No. B-100-2 SOLID GROUT (ENTIRE HEIGHT) SCREEN WALL, 4.0' MAX RETAINING HEIGHT, SCREEN HEIGHT AS NOTED ON PLANS.
11. INSTALL SIDEWALK UNDERDRAIN PER CCAUSD No. 236.
13. INSTALL 6' WIDE VALLEY GUTTER PER DETAIL 4 ON SHEET C03.34.
AR. REFER TO ARCHITECTURAL PLANS FOR DETAILS.
LS. REFER TO LANDSCAPE PLANS FOR DETAILS.

STORM DRAIN NOTES

1. INSTALL Z886-HDG-LD TRENCH DRAIN SYSTEM WITH STORM WATER QUALITY STAMP PER CCAUSD No. 421, CLASS A DUCTILE IRON DECORATIVE GRATE (DOG) PER DETAIL 6 ON SHEET C03.34 (OR APPROVED EQUAL), WITH ANY REQUIRED ADAPTERS/FITTINGS REQUIRED TO CONNECT DRAIN TO OUTLET PIPE, LENGTH AS NOTED ON PLANS.
2. INSTALL PVC STORM DRAIN PIPE WITH EXCAVATION, BACKFILL, AND TYPE 2 BEDDING PER CCAUSD No.503.1. SIZE, LENGTH, AND SLOPE AS NOTED ON PLANS.
3. INSTALL PVC FITTING, SIZE PER PIPE. TYPE AS NOTED ON PLANS.
4A. OUTLET STORM DRAIN PIPE THROUGH PERIMETER FLOOD WALL WITH ROUND TO RECTANGLE ADAPTER PER DETAIL 11 ON SHEET C03.35. INVERT SHALL BE FLUSH WITH SIDEWALK UNDERDRAIN FLOWLINE ELEVATION. SEE DETAIL 9 FOR PIPE PENETRATION DETAIL.
6. INSTALL 4" STORM DRAIN CLEANOUT.
7. INSTALL 24"X24" JENSEN PRECAST INLET PER DETAIL 7 ON SHEET C03.34 WITH STORMWATER QUALITY STAMP PER CCAUSD No. 421 WITH A BOLT DOWN TOP.

RIGHT-OF-WAY AND EASEMENTS
104 EX. MEADE AVE R/W PER DOC #0000:0232884.
105 EX. MEADE AVE R/W PER DOC #0000:0288327.

BENCHMARK
CLARK COUNTY VERTICAL CONTROL
BENCHMARK No. "5LV118NEE6"

RIVET AND PLATE IN THE TOP OF CURB AT THE NORTHWEST CORNER OF RANCHO DRIVE AND KINGS WAY.

ELEVATION = 635.481 METERS
2084.91 FEET

CITY OF LAS VEGAS VERTICAL CONTROL DATUM BASED UPON NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD '88 V.2018)

BASIS OF BEARING
SOUTH 89°40'45" EAST, BEING THE BEARING OF THE NORTH LINE OF THE NORTHEAST QUARTER (NE 1/4) OF THE NORTHEAST QUARTER (NE 1/4) OF SECTION 8, TOWNSHIP 21 SOUTH, RANGE 61 EAST, M.D.M., AS SHOWN IN FILE 135, PAGE 29 OF SURVEYS ON FILE AT THE CLARK COUNTY, NEVADA RECORDER'S OFFICE.

NDOT RIGHT-OF-WAY NOTE:
NO WORK SHALL BE DONE WITHIN NDOT RIGHT-OF-WAY WITHOUT AN ENCROACHMENT PERMIT.

STORM DRAIN NOTE:
ALL ONSITE STORM DRAIN SYSTEM ARE PRIVATELY OWNED AND TO BE PRIVATELY MAINTAINED BY THE PROPERTY OWNER.

NORTH

GRAPHIC SCALE IN FEET
0 5 10 20

SOUTHWEST GAS CORPORATION SWG UID DATE

Call before you DIG
Avoid cutting underground utility lines. It's costly.
CALL before you UNDERGROUND
Call before you UnderGround 1-702-432-5300
FREEWAY AND ARTERIAL SYSTEM OF TRANSPORTATION (FAST)
Call 811 OR 1-800-642-2444
Avoid overhead power line contact. It's costly.
Call Before You Overhead 1-702-227-2929

No.	REVISIONS	DATE	BY

Kimley»Horn
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6671 LAS VEGAS BOULEVARD S., SUITE 320, LAS VEGAS, NV 89119
PHONE: 702-862-3000
WWW.KIMLEY-HORN.COM

PROFESSIONAL ENGINEER
THOMAS ACKERET
Exp. 12/31/24
CIVIL
No. 18592
STATE OF NEVADA
02/22/2023

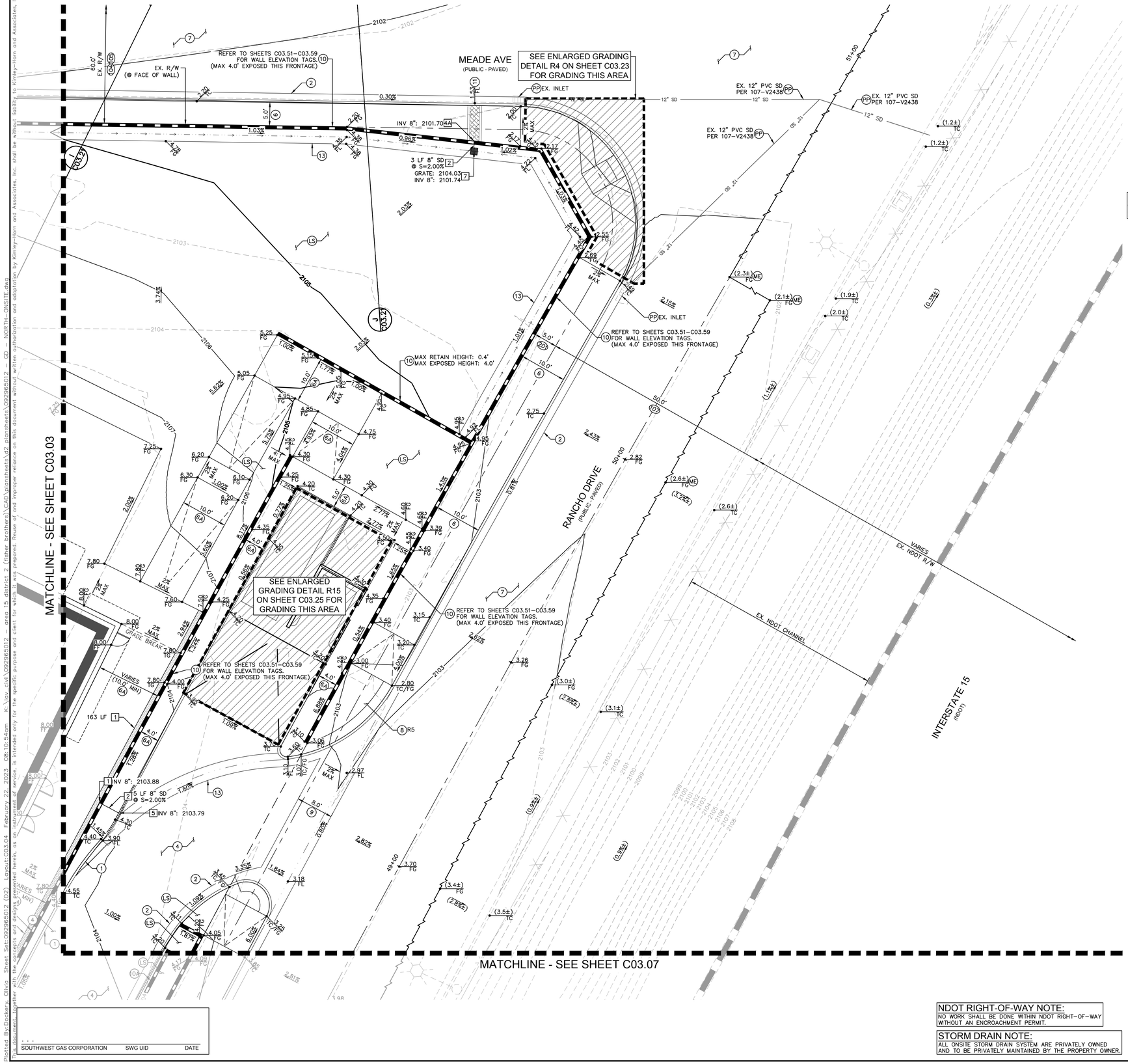
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092965012	
DATE	02/22/2023
SCALE	AS SHOWN
DESIGNED BY	TEA
DRAWN BY	TEA
CHECKED BY	TEA

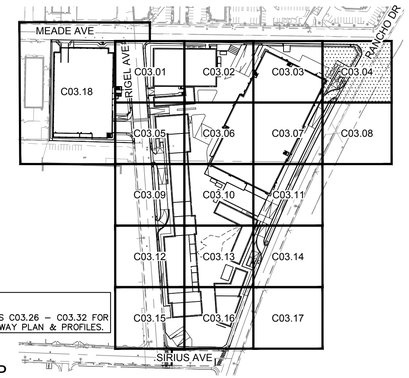
GRADING PLAN - SHEET 3

AREA 15 DISTRICT 2
PREPARED FOR
FISHER BROTHERS LAS VEGAS, LLC
NEVADA
CITY OF LAS VEGAS

16 OF 57 SHEETS
C03.03

Plotted By:Dockery, Olivia Sheet Set:092965012 (02) Layout:C03.03 February 22, 2023 08:10:32am K:\las-civil\092965012 - area 15 district 2 (fisher brothers)\CAD\plansheets\d2 plansheets\092965012 - GD - NORTH-ONSITE.dwg
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NOTE:
REFER TO SHEETS C03.26 – C03.32 FOR PERIMETER ROADWAY PLAN & PROFILES.

KEY MAP
NTS

GENERAL NOTES
1. REFER TO SHEET C00.02 FOR LEGEND AND ABBREVIATIONS.
2. ALL DIMENSIONS ARE MEASURED FROM BACK OF CURB UNLESS OTHERWISE NOTED ON PLANS.
3. THE CONTRACTOR SHALL VERIFY EX. GRADES PRIOR TO CONSTRUCTION. IF A CONFLICT EXISTS BETWEEN THE FIELD CONDITION AND THESE PLANS, THE CONTRACTOR SHALL NOTIFY THE ENGINEER.
4. THE CONTRACTOR SHALL VERIFY EX. IMPROVEMENTS SHOWN ON THE PLAN AND NOTIFY THE ENGINEER IMMEDIATELY IF DISCREPANCIES EXIST.
5. THE CONTRACTOR SHALL PROTECT IN PLACE EX. IMPROVEMENTS, THAT ARE NOTED TO REMAIN, DURING DEMOLITION AND CONSTRUCTION.
6. THE CONTRACTOR SHALL VERIFY AND LOCATE ALL EXISTING UNDERGROUND UTILITIES PRIOR TO COMMENCEMENT OF CONSTRUCTION AND PROTECT IN PLACE UNLESS OTHERWISE NOTED ON THE PLANS.
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8. THE CONTRACTOR SHALL ENSURE POSITIVE DRAINAGE IS MAINTAINED.
9. THE ONSITE STORMWATER CONVEYANCE SYSTEM IS TO BE PRIVATELY MAINTAINED.
10. ADD 2100.00 TO ALL 2–DIGIT ELEVATIONS UNLESS OTHERWISE NOTED.

GEOTECHNICAL REPORT
ALL GRADING SHALL CONFORM TO THE GEOTECHNICAL REPORT:

ENGINEER: NINYO & MOORE
DATED: 10/31/2022
PROJECT No: 304970001

FLOOD ZONE NOTE
REFER TO SHEET C03.00 FOR FLOOD ZONE NOTES.

STORMWATER COMPLIANCE NOTES
REFER TO SHEET C03.00 FOR STORM WATER COMPLIANCE NOTES.

CONSTRUCTION NOTES
1. INSTALL MODIFIED TYPE 'A' CONCRETE CURB PER DETAIL 1 ON SHEET C03.34.
2. INSTALL TYPE 'L' CONCRETE CURB AND GUTTER PER CCAUSD No. 216.
4. INSTALL 6.0" CONCRETE PAVEMENT OVER 4.0" TYPE II AGGREGATE BASE PER GEOTECHNICAL REPORT RECOMMENDATIONS.
6. INSTALL CONCRETE PUBLIC SIDEWALK PER CCAUSD No. 234, WIDTH AS NOTED ON PLANS, 2% MAX CROSS SLOPE.
6A. INSTALL CONCRETE PRIVATE SIDEWALK PER CCAUSD NO. 234 (2% MAX CROSS SLOPE) REFER TO ARCHITECTUAL PLANS FOR COLOR, PATTERN, & OR TREATMENT.
7. INSTALL PAVEMENT AND BASE MATERIAL PER CCAUSD No. 200 AND 200.1 OR MATCH EXISTING ROADWAY STRUCTURAL SECTION, WHICHEVER IS GREATER.
8. INSTALL ADA SIDEWALK RAMP, I.D. AS NOTED ON PLAN. REFER TO DETAILS ON SHEET C03.23–C03.25 FOR RAMP I.D., GEOMETRY AND GRADES.
9. INSTALL COMMERCIAL DRIVEWAY PER CCAUSD No. 222.1 AND 225.
10. INSTALL RETAINING WALL PER SNBO REGIONAL STANDARD No. B–100–2 SOLID GROUT (ENTIRE HEIGHT) SCREEN WALL, 4.0' MAX RETAINING HEIGHT, SCREEN HEIGHT AS NOTED ON PLANS.
10A. INSTALL SCREEN WALL PER SNBO REGIONAL STANDARD No. B–100–1 SOLID GROUT (ENTIRE HEIGHT) SCREEN WALL, 6.0' MIN. SCREEN HEIGHT. SEE ARCHITECTURAL PLANS FOR COLOR, TEXTURE, AND/OR FINISH DETAILS.
11. INSTALL SIDEWALK UNDERDRAIN PER CCAUSD No. 236.
13. INSTALL 6' WIDE VALLEY GUTTER PER DETAIL 4 ON SHEET C03.34.
LS. REFER TO LANDSCAPE PLANS FOR DETAILS.
ME. MATCH EXISTING
PP. PROTECT IN PLACE

STORM DRAIN NOTES
1. INSTALL Z886–HDG–LD TRENCH DRAIN SYSTEM WITH STORM WATER QUALITY STAMP PER CCAUSD No. 421, CLASS A DUCTILE IRON DECORATIVE GRATE (DOG) PER DETAIL 6 ON SHEET C03.34 (OR APPROVED EQUAL), WITH ANY REQUIRED ADAPTERS/FITTINGS REQUIRED TO CONNECT DRAIN TO OUTLET PIPE, LENGTH AS NOTED ON PLANS.
2. INSTALL PVC STORM DRAIN PIPE WITH EXCAVATION, BACKFILL, AND TYPE 2 BEDDING PER CCAUSD No.503.1. SIZE, LENGTH, AND SLOPE AS NOTED ON PLANS.
4A. OUTLET STORM DRAIN PIPE THROUGH PERIMETER FLOOD WALL WITH ROUND TO RECTANGLE ADAPTER PER DETAIL 11 ON SHEET C03.35. INVERT SHALL BE FLUSH WITH SIDEWALK UNDERDRAIN FLOWLINE ELEVATION. SEE DETAIL 9 FOR PIPE PENETRATION DETAIL.
5. INSTALL CURB–O–LET MODEL No. TCD35–NS, PER DETAIL 8 ON SHEET C03.34 (OR APPROVED EQUAL), WITH ANY REQUIRED ADAPTERS/FITTINGS REQUIRED TO CONNECT INLET PIPE TO CURB–O–LET.
7. INSTALL 24"X24" JENSEN PRECAST INLET PER DETAIL 7 ON SHEET C03.34 WITH STORMWATER QUALITY STAMP PER DETAIL 10 ON SHEET C03.34 AND GRATE PER DETAIL 6 ON SHEET C03.34.

RIGHT-OF-WAY AND EASEMENTS
104. EX. MEADE AVE R/W PER DOC #0000:0232884.
105. EX. MEADE AVE R/W PER DOC #0000:0288327.
107. EX. RANCHO DR R/W PER DOC #0329:0288327.
201. PP. PEDESTRIAN ACCESS EASEMENT PER DOC #_____.

BENCHMARK
CLARK COUNTY VERTICAL CONTROL
BENCHMARK No. "SLV118NEE6"

RIVET AND PLATE IN THE TOP OF CURB AT THE NORTHWEST CORNER OF RANCHO DRIVE AND KINGS WAY.

ELEVATION = 635.481 METERS
2084.91 FEET

CITY OF LAS VEGAS VERTICAL CONTROL DATUM BASED UPON
NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD '88 V.2018)

BASIS OF BEARING
SOUTH 89°40'45" EAST, BEING THE BEARING OF THE NORTH LINE OF THE NORTHEAST QUARTER (NE 1/4) OF THE NORTHEAST QUARTER (NE 1/4) OF SECTION 8, TOWNSHIP 21 SOUTH, RANGE 61 EAST, M.D.M., AS SHOWN IN FILE 135, PAGE 29 OF SURVEYS ON FILE AT THE CLARK COUNTY, NEVADA RECORDER'S OFFICE.

NDOT RIGHT-OF-WAY NOTE:
NO WORK SHALL BE DONE WITHIN NDOT RIGHT–OF–WAY WITHOUT AN ENCROACHMENT PERMIT.

STORM DRAIN NOTE:
ALL ONSITE STORM DRAIN SYSTEM ARE PRIVATELY OWNED AND TO BE PRIVATELY MAINTAINED BY THE PROPERTY OWNER.

NORTH
GRAPHIC SCALE IN FEET
0 5 10 20

Call before you Dig
Avoid cutting underground utility lines. It's costly.
CALL BEFORE YOU DIG UNDERGROUND
Call before you UnderGround
1-702-432-5300
Avoid overhead power line contact. It's costly.
Call Before You Overhead
1-702-227-2929
CALL 811 OR 1-800-642-2444

No.	REVISIONS	DATE	BY

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PHONE: 702–862–3000
WWW.KIMLEY–HORN.COM

PROFESSIONAL ENGINEER
THOMAS ACKERET
No. 18592
Exp. 12/31/24
CIVIL
STATE OF NEVADA
02/22/2023

KHA PROJECT	092965012		
DATE	02/22/2023		
SCALE	AS SHOWN		
DESIGNED BY	TEA	BY	
DRAWN BY	TEA	BY	
CHECKED BY	TEA	BY	

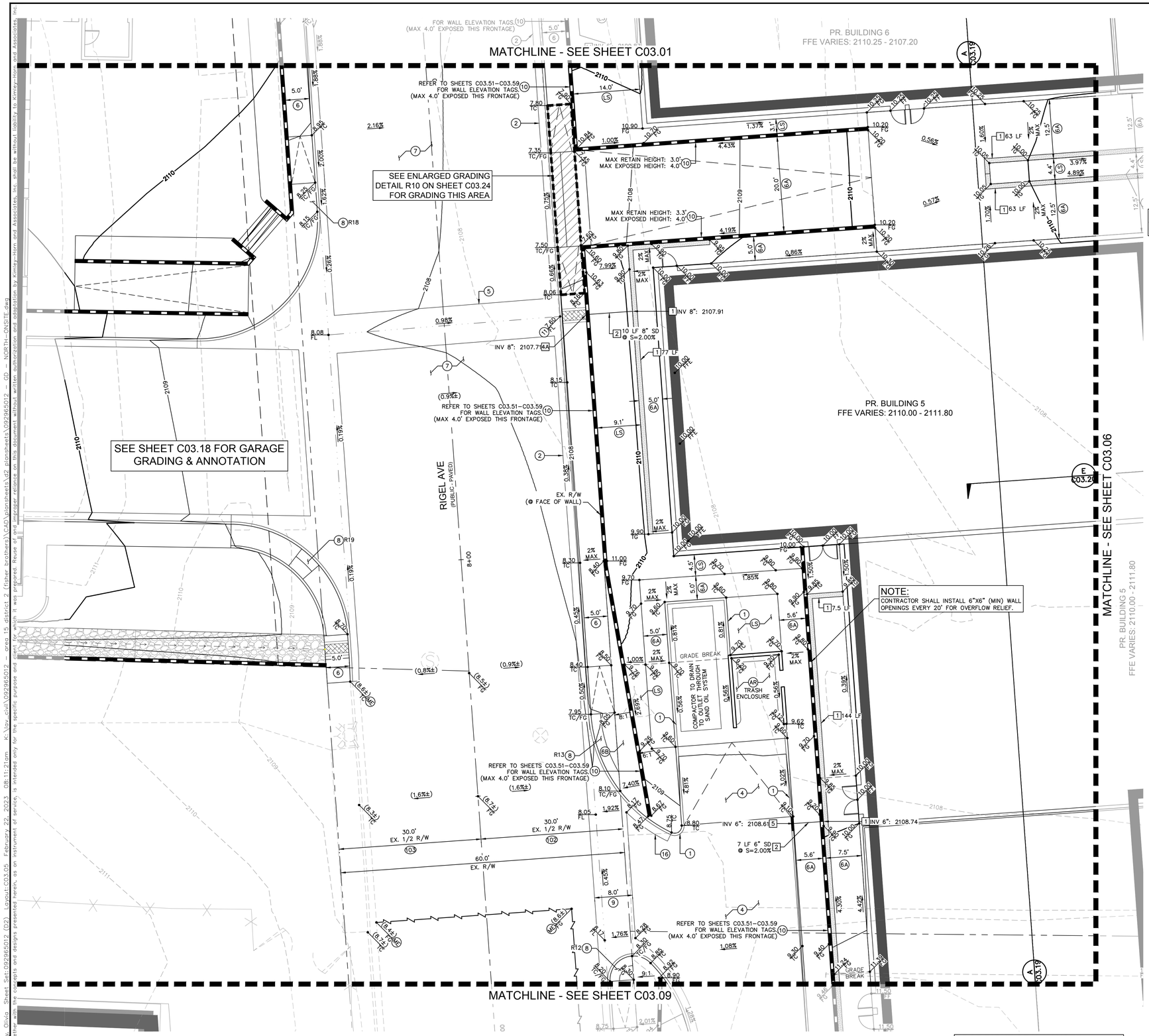
GRADING PLAN - SHEET 4

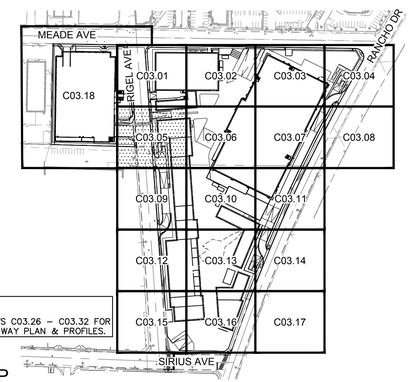
AREA 15 DISTRICT 2
PREPARED FOR
FISHER BROTHERS LAS VEGAS, LLC
NEVADA
CITY OF LAS VEGAS

17 OF 57 SHEETS
C03.04

Plotted By: Dockery, Olivia Sheet Set: 092965012 (D2) Layout: C03.04 February 22, 2023 08:10:54am K:\lvs_civil\092965012 area 15 district 2 (fisher brothers)\CAD\plansheets\d2 plansheets\092965012 – GD – NORTH–ONSITE.dwg
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Plotted By:Dickery, Olivo Sheet Set:09296502 (02) Layout:C03.05 February 22, 2023 08:11:21am K:\lav-civil\09296502 - area 15 district 2 (fisher brothers)\CAD\plansheets\09296502 - GD - NORTH-ONSITE.dwg
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NOTE:
REFER TO SHEETS C03.26 – C03.32 FOR PERIMETER ROADWAY PLAN & PROFILES.

KEY MAP
NTS

GENERAL NOTES

1. REFER TO SHEET C00.02 FOR LEGEND AND ABBREVIATIONS.
2. ALL DIMENSIONS ARE MEASURED FROM BACK OF CURB UNLESS OTHERWISE NOTED ON PLANS.
3. THE CONTRACTOR SHALL VERIFY EX. GRADES PRIOR TO CONSTRUCTION. IF A CONFLICT EXISTS BETWEEN THE FIELD CONDITION AND THESE PLANS, THE CONTRACTOR SHALL NOTIFY THE ENGINEER.
4. THE CONTRACTOR SHALL VERIFY EX. IMPROVEMENTS SHOWN ON THE PLAN AND NOTIFY THE ENGINEER IMMEDIATELY IF DISCREPANCIES EXIST.
5. THE CONTRACTOR SHALL PROTECT IN PLACE EX. IMPROVEMENTS, THAT ARE NOTED TO REMAIN, DURING DEMOLITION AND CONSTRUCTION.
6. THE CONTRACTOR SHALL VERIFY AND LOCATE ALL EXISTING UNDERGROUND UTILITIES PRIOR TO COMMENCEMENT OF CONSTRUCTION AND PROTECT IN PLACE UNLESS OTHERWISE NOTED ON THE PLANS.
7. ANY EXISTING STRUCTURE(S), IMPROVEMENT(S), AND/OR APPURTENANCE(S) TO REMAIN, WHICH ARE DAMAGED DURING DEMOLITION OR CONSTRUCTION, SHALL BE IMMEDIATELY REPAIRED OR REPLACED BY THE CONTRACTOR AT THEIR EXPENSE.
8. THE CONTRACTOR SHALL ENSURE POSITIVE DRAINAGE IS MAINTAINED.
9. THE ONSITE STORMWATER CONVEYANCE SYSTEM IS TO BE PRIVATELY MAINTAINED.
10. ADD 2100.00 TO ALL 2-DIGIT ELEVATIONS UNLESS OTHERWISE NOTED.

GEOTECHNICAL REPORT
ALL GRADING SHALL CONFORM TO THE GEOTECHNICAL REPORT:

ENGINEER: NINYO & MOORE
DATED: 10/31/2022
PROJECT No: 304970001

FLOOD ZONE NOTE
REFER TO SHEET C03.00 FOR FLOOD ZONE NOTES.

STORMWATER COMPLIANCE NOTES
REFER TO SHEET C03.00 FOR STORM WATER COMPLIANCE NOTES.

CONSTRUCTION NOTES

(1) INSTALL MODIFIED TYPE 'A' CONCRETE CURB PER DETAIL 1 ON SHEET C03.34.
(2) INSTALL TYPE 'L' CONCRETE CURB AND GUTTER PER CCAUSD No. 216.
(4) INSTALL 6.0" CONCRETE PAVEMENT OVER 4.0" TYPE II AGGREGATE BASE PER GEOTECHNICAL REPORT RECOMMENDATIONS.
(5) INSTALL CONCRETE CROSS GUTTER PER CCAUSD No. 228.
(6) INSTALL CONCRETE PUBLIC SIDEWALK PER CCAUSD No. 234, WIDTH AS NOTED ON PLANS, 2% MAX CROSS SLOPE.
(6A) INSTALL CONCRETE PRIVATE SIDEWALK PER CCAUSD NO. 234 (2% MAX CROSS SLOPE) REFER TO ARCHITECTUAL PLANS FOR COLOR, PATTERN, & OR TREATMENT.
(6B) INSTALL CONCRETE 4" CONCRETE WALK (NON ADA) PER CCAUSD NO. 234. LOCATED BEHIND R/W TO FACE OF WALL.
(7) INSTALL PAVEMENT AND BASE MATERIAL PER CCAUSD No. 200 AND 200.1 OR MATCH EXISTING ROADWAY STRUCTURAL SECTION, WHICHEVER IS GREATER.
(8) INSTALL ADA SIDEWALK RAMP, I.D. AS NOTED ON PLAN. REFER TO DETAILS ON SHEET C03.23–C03.25 FOR RAMP I.D., GEOMETRY AND GRADES.
(9) INSTALL COMMERCIAL DRIVEWAY PER CCAUSD No. 222.1 AND 225.
(10) INSTALL RETAINING WALL PER SNBO REGIONAL STANDARD No. B-100-2 SOLID GROUT (ENTIRE HEIGHT) SCREEN WALL, 4.0' MAX RETAINING HEIGHT, SCREEN HEIGHT AS NOTED ON PLANS.
(11) INSTALL SIDEWALK UNDERDRAIN PER CCAUSD No. 236.
(16) INSTALL TRANSITION FROM TYPE 'L' CURB TO 0" FACE CURB.
(AR) REFER TO ARCHITECTURAL PLANS FOR DETAILS.
(LS) REFER TO LANDSCAPE PLANS FOR DETAILS.
(ME) MATCH EXISTING

STORM DRAIN NOTES

[1] INSTALL Z886-HDG-LD TRENCH DRAIN SYSTEM WITH STORM WATER QUALITY STAMP PER CCAUSD No. 421, CLASS A DUCTILE IRON DECORATIVE GRATE (DOG) PER DETAIL 6 ON SHEET C03.34 (OR APPROVED EQUAL), WITH ANY REQUIRED ADAPTERS/FITTINGS REQUIRED TO CONNECT DRAIN TO OUTLET PIPE, LENGTH AS NOTED ON PLANS.
[2] INSTALL PVC STORM DRAIN PIPE WITH EXCAVATION, BACKFILL, AND TYPE 2 BEDDING PER CCAUSD No.503.1. SIZE, LENGTH, AND SLOPE AS NOTED ON PLANS.
[4A] OUTLET STORM DRAIN PIPE THROUGH PERIMETER FLOOD WALL WITH ROUND TO RECTANGLE ADAPTER PER DETAIL 11 ON SHEET C03.35. INVERT SHALL BE FLUSH WITH SIDEWALK UNDERDRAIN FLOWLINE ELEVATION. SEE DETAIL 9 FOR PIPE PENETRATION DETAIL.
[5] INSTALL CURB-O-LET MODEL No. TCD35-NS, PER DETAIL 8 ON SHEET C03.34 (OR APPROVED EQUAL), WITH ANY REQUIRED ADAPTERS/FITTINGS REQUIRED TO CONNECT PIPE TO CURB-O-LET.

RIGHT-OF-WAY AND EASEMENTS

(102) EX. RIGEL AVE R/W PER DOC #0452:0364174.
(103) EX. RIGEL AVE R/W PER DOC #0020:0018943.

BENCHMARK
CLARK COUNTY VERTICAL CONTROL
BENCHMARK No. "5LV118NEE6"

RIVET AND PLATE IN THE TOP OF CURB AT THE NORTHWEST CORNER OF RANCHO DRIVE AND KINGS WAY.

ELEVATION = 635.481 METERS
2084.91 FEET

CITY OF LAS VEGAS VERTICAL CONTROL DATUM BASED UPON
NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD '88 V.2018)

BASIS OF BEARING
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STORM DRAIN NOTE:
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NORTH

GRAPHIC SCALE IN FEET
0 5 10 20

SOUTHWEST GAS CORPORATION SWG UID DATE

Call before you Dig
Avoid cutting underground utility lines. It's costly.
Call before you UnderGround 1-702-432-5300
Call 811 OR 1-800-642-2444
Call Before You Overhead 1-702-227-2929
Avoid overhead power line contact. It's costly.

No.	REVISIONS	DATE	BY

Kimley»Horn
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PHONE: 702-862-3000
WWW.KIMLEY-HORN.COM

PROFESSIONAL ENGINEER
THOMAS E. ACKERET
Exp. 12/31/24
CIVIL
No. 18592
STATE OF NEVADA

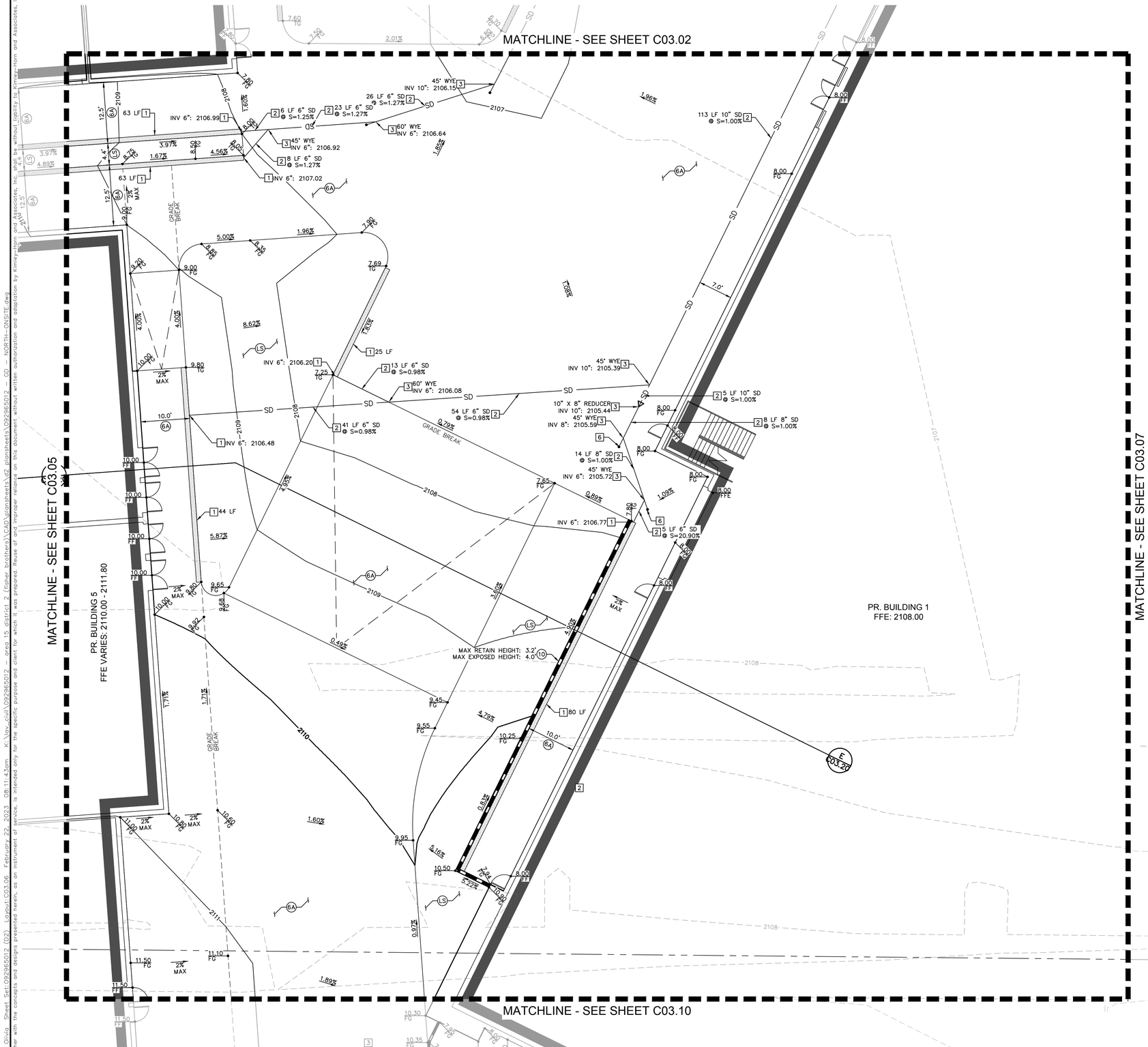
02/22/2023

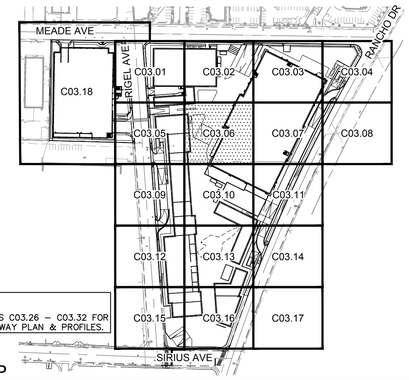
KHA PROJECT 092965012	
DATE	02/22/2023
SCALE	AS SHOWN
DESIGNED BY	TEA
DRAWN BY	TEA
CHECKED BY	TEA

GRADING PLAN - SHEET 5

AREA 15 DISTRICT 2
PREPARED FOR
FISHER BROTHERS LAS VEGAS, LLC
CITY OF LAS VEGAS NEVADA

18 OF 57 SHEETS
C03.05





NOTE:
REFER TO SHEETS C03.26 – C03.32 FOR PERIMETER ROADWAY PLAN & PROFILES.

KEY MAP
NTS

GENERAL NOTES

1. REFER TO SHEET C00.02 FOR LEGEND AND ABBREVIATIONS.
2. ALL DIMENSIONS ARE MEASURED FROM BACK OF CURB UNLESS OTHERWISE NOTED ON PLANS.
3. THE CONTRACTOR SHALL VERIFY EX. GRADES PRIOR TO CONSTRUCTION. IF A CONFLICT EXISTS BETWEEN THE FIELD CONDITION AND THESE PLANS, THE CONTRACTOR SHALL NOTIFY THE ENGINEER.
4. THE CONTRACTOR SHALL VERIFY EX. IMPROVEMENTS SHOWN ON THE PLAN AND NOTIFY THE ENGINEER IMMEDIATELY IF DISCREPANCIES EXIST.
5. THE CONTRACTOR SHALL PROTECT IN PLACE EX. IMPROVEMENTS, THAT ARE NOTED TO REMAIN, DURING DEMOLITION AND CONSTRUCTION.
6. THE CONTRACTOR SHALL VERIFY AND LOCATE ALL EXISTING UNDERGROUND UTILITIES PRIOR TO COMMENCEMENT OF CONSTRUCTION AND PROTECT IN PLACE UNLESS OTHERWISE NOTED ON THE PLANS.
7. ANY EXISTING STRUCTURE(S), IMPROVEMENT(S), AND/OR APPURTENANCE(S) TO REMAIN, WHICH ARE DAMAGED DURING DEMOLITION OR CONSTRUCTION, SHALL BE IMMEDIATELY REPAIRED OR REPLACED BY THE CONTRACTOR AT THEIR EXPENSE.
8. THE CONTRACTOR SHALL ENSURE POSITIVE DRAINAGE IS MAINTAINED.
9. THE ONSITE STORMWATER CONVEYANCE SYSTEM IS TO BE PRIVATELY MAINTAINED.
10. ADD 2100.00 TO ALL 2-DIGIT ELEVATIONS UNLESS OTHERWISE NOTED.

GEOTECHNICAL REPORT
ALL GRADING SHALL CONFORM TO THE GEOTECHNICAL REPORT:

ENGINEER: NINYO & MOORE
DATED: 10/31/2022
PROJECT No: 304970001

FLOOD ZONE NOTE
REFER TO SHEET C03.00 FOR FLOOD ZONE NOTES.

STORMWATER COMPLIANCE NOTES
REFER TO SHEET C03.00 FOR STORM WATER COMPLIANCE NOTES.

CONSTRUCTION NOTES

(6A) INSTALL CONCRETE PRIVATE SIDEWALK PER CCAUSD NO. 234 (2% MAX CROSS SLOPE) REFER TO ARCHITECTUAL PLANS FOR COLOR, PATTERN, & OR TREATMENT.

(10) INSTALL RETAINING WALL PER SNBO REGIONAL STANDARD No. B-100-2 SOLID GROUT (ENTIRE HEIGHT) SCREEN WALL, 4.0' MAX RETAINING HEIGHT, SCREEN HEIGHT AS NOTED ON PLANS.

(LS) REFER TO LANDSCAPE PLANS FOR DETAILS.

STORM DRAIN NOTES

[1] INSTALL Z886-HDG-LD TRENCH DRAIN SYSTEM WITH STORM WATER QUALITY STAMP PER CCAUSD No. 421, CLASS A DUCTILE IRON DECORATIVE GRATE (DOG) PER DETAIL 6 ON SHEET C03.34 (OR APPROVED EQUAL), WITH ANY REQUIRED ADAPTERS/FITTINGS REQUIRED TO CONNECT DRAIN TO OUTLET PIPE, LENGTH AS NOTED ON PLANS.

[2] INSTALL PVC STORM DRAIN PIPE WITH EXCAVATION, BACKFILL, AND TYPE 2 BEDDING PER CCAUSD No.503.1. SIZE, LENGTH, AND SLOPE AS NOTED ON PLANS.

[3] INSTALL PVC FITTING, SIZE PER PIPE. TYPE AS NOTED ON PLANS.

[6] INSTALL 4" STORM DRAIN CLEANOUT.

BENCHMARK
CLARK COUNTY VERTICAL CONTROL
BENCHMARK No. "SLV118NEE6"

RIVET AND PLATE IN THE TOP OF CURB AT THE NORTHWEST CORNER OF RANCHO DRIVE AND KINGS WAY.

ELEVATION = 635.481 METERS
2084.91 FEET

CITY OF LAS VEGAS VERTICAL CONTROL DATUM BASED UPON
NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD '88 V.2018)

BASIS OF BEARING
SOUTH 89°40'45" EAST, BEING THE BEARING OF THE NORTH LINE OF THE NORTHEAST QUARTER (NE 1/4) OF THE NORTHEAST QUARTER (NE 1/4) OF SECTION 8, TOWNSHIP 21 SOUTH, RANGE 61 EAST, M.D.M., AS SHOWN IN FILE 135, PAGE 29 OF SURVEYS ON FILE AT THE CLARK COUNTY, NEVADA RECORDER'S OFFICE.

NDOT RIGHT-OF-WAY NOTE:
NO WORK SHALL BE DONE WITHIN NDOT RIGHT-OF-WAY WITHOUT AN ENCROACHMENT PERMIT.

STORM DRAIN NOTE:
ALL ONSITE STORM DRAIN SYSTEM ARE PRIVATELY OWNED AND TO BE PRIVATELY MAINTAINED BY THE PROPERTY OWNER.

SOUTHWEST GAS CORPORATION | SWG UID | DATE

GRAPHIC SCALE IN FEET
0 5 10 20

Call before you DIG
Avoid cutting underground utility lines. It's costly.
Call before you UnderGround 1-702-432-5300
CALL 811 OR 1-800-642-2444
Avoid overhead power line contact. It's costly.
Call Before You Overhead 1-702-227-2929

No.	REVISIONS	DATE	BY

Kimley»Horn
© 2023 KIMLEY-HORN AND ASSOCIATES, INC.
6671 LAS VEGAS BOULEVARD S., SUITE 320, LAS VEGAS, NV 89119
PHONE: 702-862-3000
WWW.KIMLEY-HORN.COM

PROFESSIONAL ENGINEER — THOMAS ACKERET — Exp. 12/31/24 — CIVIL — No. 18592 — STATE OF NEVADA
02/22/2023

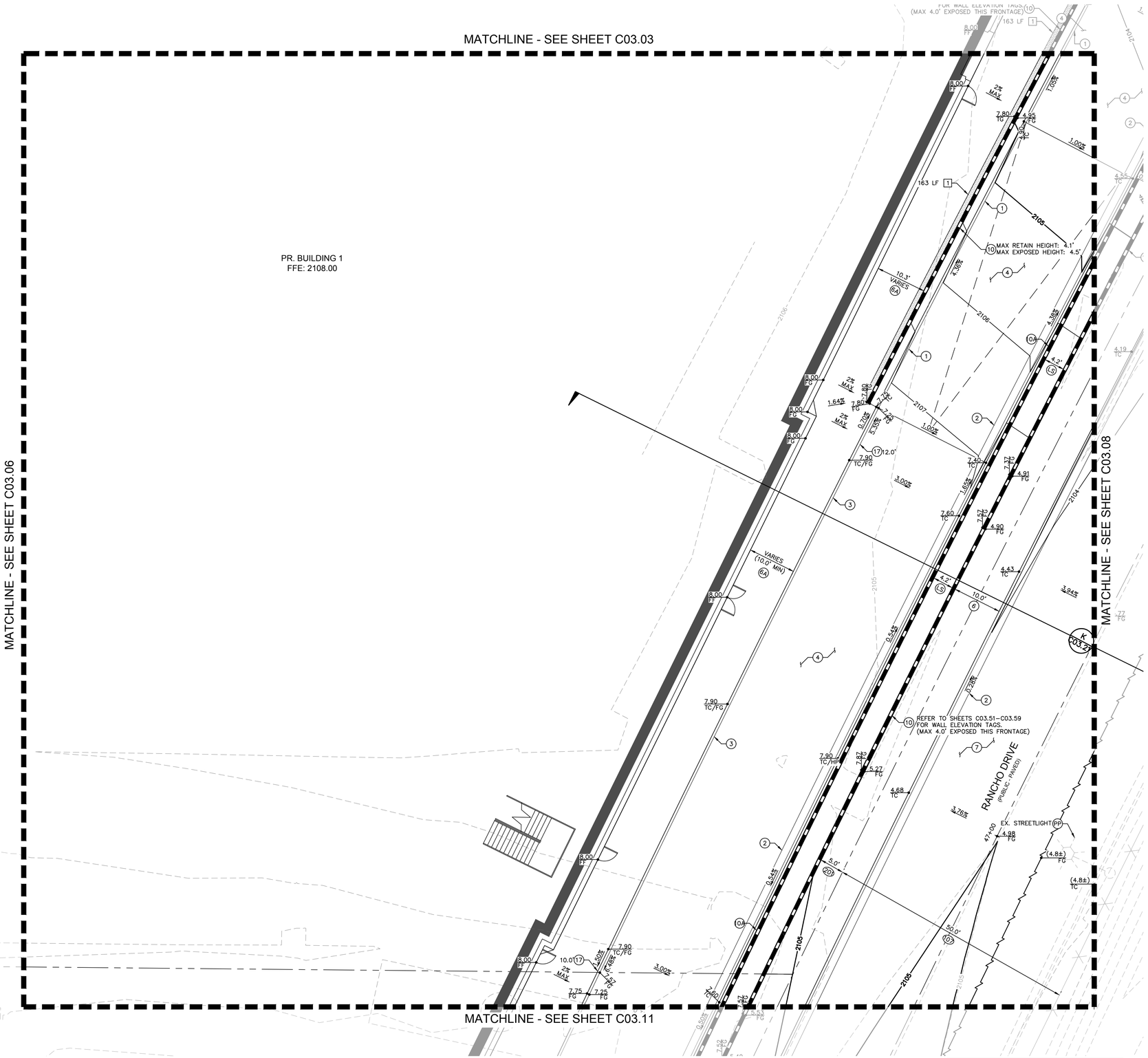
KHA PROJECT 092965012
DATE 02/22/2023
SCALE AS SHOWN
DESIGNED BY TEA
DRAWN BY TEA
CHECKED BY TEA

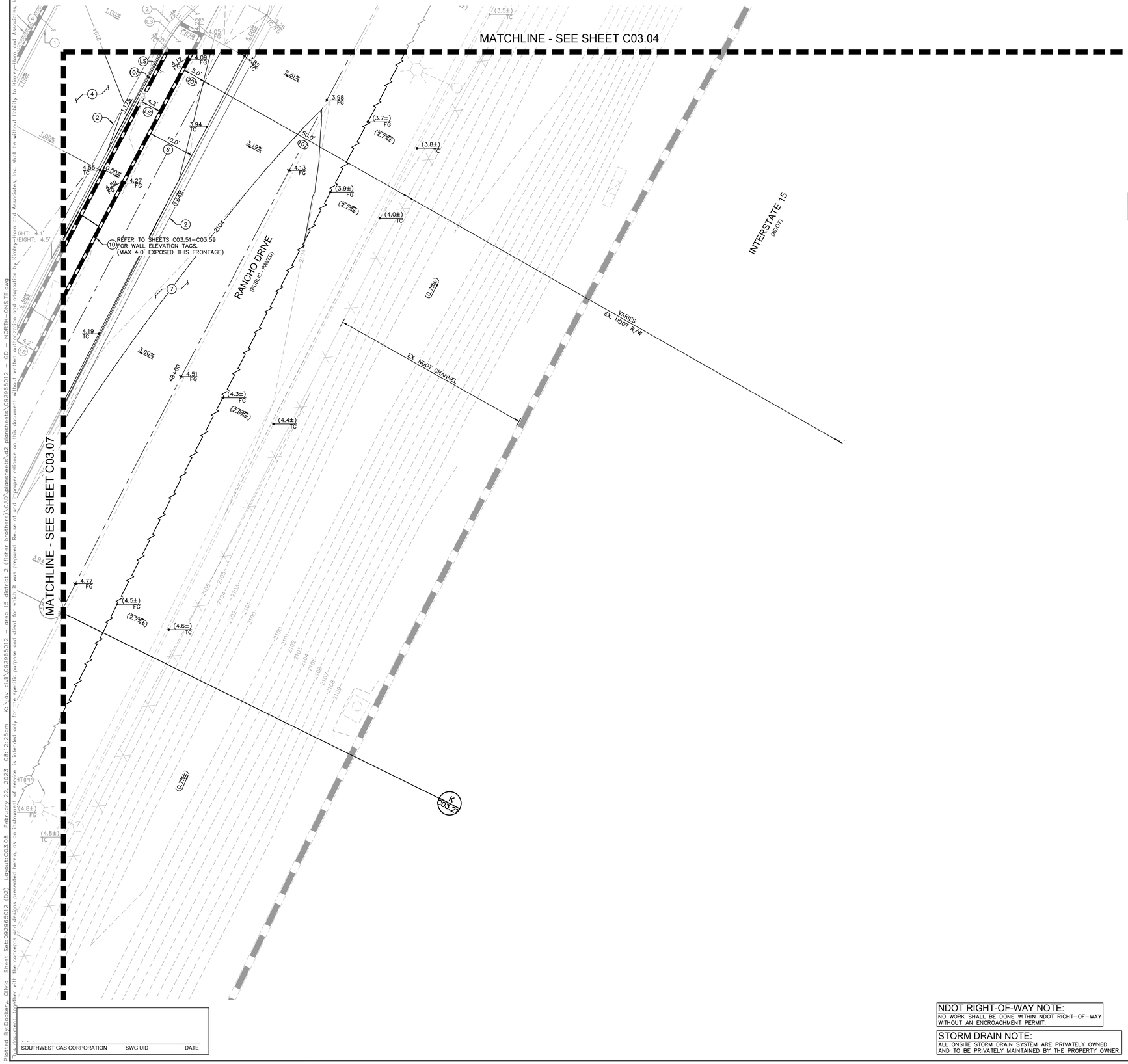
GRADING PLAN - SHEET 6

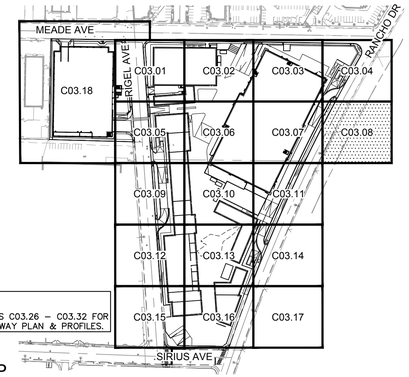
AREA 15
DISTRICT 2
PREPARED FOR
FISHER BROTHERS LAS VEGAS, LLC
CITY OF LAS VEGAS NEVADA

19 OF 57 SHEETS
C03.06

Plotted By:Dockery, Olivia Sheet Set:092965012 (02) Layout:C03.06 February 22, 2023 08:11:42am K:\Las_civil\092965012 - area 15 district 2 (fisher brothers)\CAD\plansheets\c# plansheets\092965012 - GD - NORTH-ONSITE.dwg
File Description: Together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.


MATCHLINE - SEE SHEET C03.03
MATCHLINE - SEE SHEET C03.06
MATCHLINE - SEE SHEET C03.08
MATCHLINE - SEE SHEET C03.11
PR. BUILDING 1
FFE: 2108.00
RANCHO DRIVE
(PUBLIC, PAVED)
REFER TO SHEETS C03.51–C03.59
FOR WALL ELEVATION TAGS.
(MAX 4.0' EXPOSED THIS FRONTAGE)
MAX RETAIN HEIGHT: 4.1'
MAX EXPOSED HEIGHT: 4.5'
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NOTE:
REFER TO SHEETS C03.26 – C03.32 FOR PERIMETER ROADWAY PLAN & PROFILES.

KEY MAP
NTS

GENERAL NOTES

1. REFER TO SHEET C00.02 FOR LEGEND AND ABBREVIATIONS.
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8. THE CONTRACTOR SHALL ENSURE POSITIVE DRAINAGE IS MAINTAINED.
9. THE ONSITE STORMWATER CONVEYANCE SYSTEM IS TO BE PRIVATELY MAINTAINED.
10. ADD 2100.00 TO ALL 2–DIGIT ELEVATIONS UNLESS OTHERWISE NOTED.

GEOTECHNICAL REPORT
ALL GRADING SHALL CONFORM TO THE GEOTECHNICAL REPORT:

ENGINEER: NINYO & MOORE
DATED: 10/31/2022
PROJECT No: 304970001

FLOOD ZONE NOTE
REFER TO SHEET C03.00 FOR FLOOD ZONE NOTES.

STORMWATER COMPLIANCE NOTES
REFER TO SHEET C03.00 FOR STORM WATER COMPLIANCE NOTES.

CONSTRUCTION NOTES

(1) INSTALL MODIFIED TYPE 'A' CONCRETE CURB PER DETAIL 1 ON SHEET C03.34.
(2) INSTALL TYPE 'L' CONCRETE CURB AND GUTTER PER CCAUSD No. 216.
(4) INSTALL 6.0" CONCRETE PAVEMENT OVER 4.0" TYPE II AGGREGATE BASE PER GEOTECHNICAL REPORT RECOMMENDATIONS.
(6) INSTALL CONCRETE PUBLIC SIDEWALK PER CCAUSD No. 234, WIDTH AS NOTED ON PLANS, 2% MAX CROSS SLOPE.
(7) INSTALL PAVEMENT AND BASE MATERIAL PER CCAUSD No. 200 AND 200.1 OR MATCH EXISTING ROADWAY STRUCTURAL SECTION, WHICHEVER IS GREATER.
(10) INSTALL RETAINING WALL PER SNBO REGIONAL STANDARD No. B–100–2 SOLID GROUT (ENTIRE HEIGHT) SCREEN WALL, 4.0' MAX RETAINING HEIGHT, SCREEN HEIGHT AS NOTED ON PLANS.
(10A) INSTALL SCREEN WALL PER SNBO REGIONAL STANDARD No. B–100–1 SOLID GROUT (ENTIRE HEIGHT) SCREEN WALL, 6.0' MIN. SCREEN HEIGHT. SEE ARCHITECTURAL PLANS FOR COLOR, TEXTURE, AND/OR FINISH DETAILS.
(LS) REFER TO LANDSCAPE PLANS FOR DETAILS.
(PP) PROTECT IN PLACE

RIGHT-OF-WAY AND EASEMENTS

(107) EX. RANCHO DR R/W PER DOC #0329:0288327.
(201) PR. PEDESTRIAN ACCESS EASEMENT PER DOC #_____.

BENCHMARK
CLARK COUNTY VERTICAL CONTROL
BENCHMARK No. "5LV118NEE6"

RIVET AND PLATE IN THE TOP OF CURB AT THE NORTHWEST CORNER OF RANCHO DRIVE AND KINGS WAY.

ELEVATION = 635.481 METERS
2084.91 FEET

CITY OF LAS VEGAS VERTICAL CONTROL DATUM BASED UPON
NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD '88 V.2018)

BASIS OF BEARING
SOUTH 89°40'45" EAST, BEING THE BEARING OF THE NORTH LINE OF THE NORTHEAST QUARTER (NE 1/4) OF THE NORTHEAST QUARTER (NE 1/4) OF SECTION 8, TOWNSHIP 21 SOUTH, RANGE 61 EAST, M.D.M., AS SHOWN IN FILE 135, PAGE 29 OF SURVEYS ON FILE AT THE CLARK COUNTY, NEVADA RECORDER'S OFFICE.

NDOT RIGHT-OF-WAY NOTE:
NO WORK SHALL BE DONE WITHIN NDOT RIGHT–OF–WAY WITHOUT AN ENCROACHMENT PERMIT.

STORM DRAIN NOTE:
ALL ONSITE STORM DRAIN SYSTEM ARE PRIVATELY OWNED AND TO BE PRIVATELY MAINTAINED BY THE PROPERTY OWNER.

NORTH
GRAPHIC SCALE IN FEET
0 5 10 20

AVOID HITTING UNDERGROUND TRAFFIC SIGNAL SYSTEMS AND STREET LIGHT SYSTEM CONDUITS. IT'S COSTLY
CALL BEFORE YOU DIG UNDERGROUND
Call before you UnderGround 1-702-432-5300 FREEWAY AND ARTERIAL SYSTEM OF TRANSPORTATION (FAST)
Call before you DIG Avoid cutting underground utility lines. It's costly.
CALL 811 OR 1-800-642-2444
Avoid overhead power line contact. It's costly.
Call Before You Overhead 1-702-227-2929

No.	REVISIONS	DATE	BY

Kimley»Horn
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6671 LAS VEGAS BOULEVARD S., SUITE 320, LAS VEGAS, NV 89119
PHONE: 702–862–3000
WWW.KIMLEY–HORN.COM

PROFESSIONAL ENGINEER
THOMAS ACKERET
Exp. 12/31/24
CIVIL
No. 18592
STATE OF NEVADA
02/22/2023

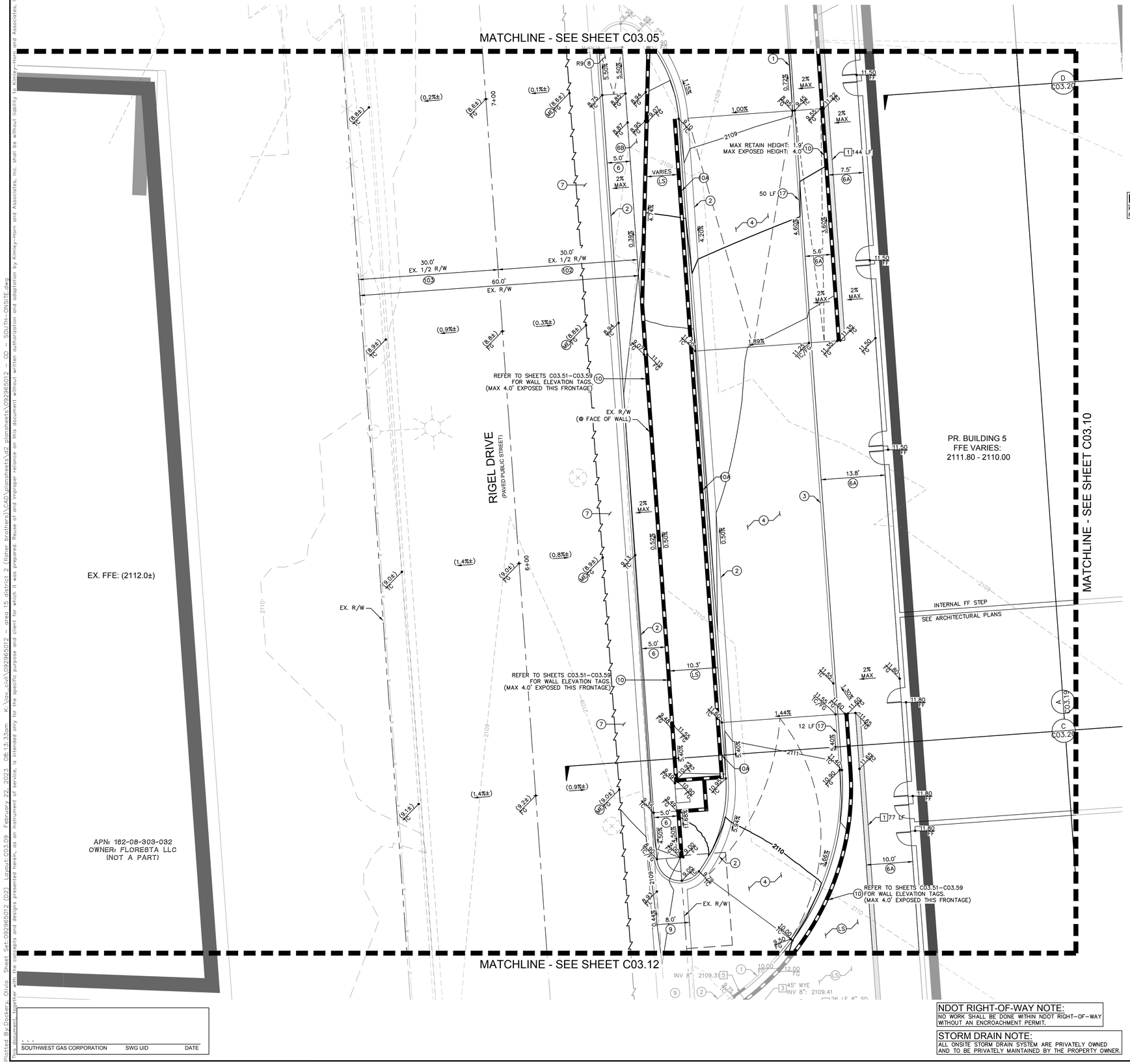
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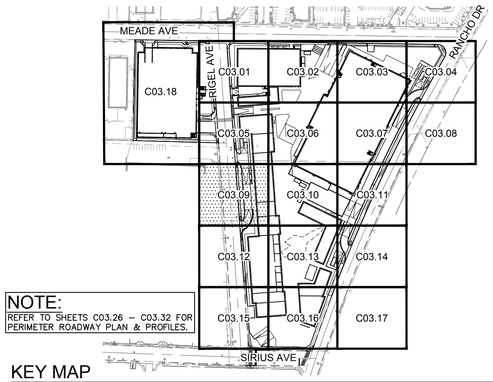
GRADING PLAN - SHEET 8

AREA 15 DISTRICT 2
PREPARED FOR
FISHER BROTHERS LAS VEGAS, LLC
NEVADA
CITY OF LAS VEGAS

21 OF 57 SHEETS
C03.08

Plotted By:Dockery, Olivia Sheet Set:092965012 (02) Layout:C03.08 February 22, 2023 08:12:25am K:\Las_civil\092965012 area 15 district 2 (fisher brothers)\CAD\plansheets\02 plansheets\092965012 – GD – NORTH–ONSITE.dwg
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NOTE:
REFER TO SHEETS C03.26 – C03.32 FOR PERIMETER ROADWAY PLAN & PROFILES.

KEY MAP
NTS

GENERAL NOTES

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9. THE ONSITE STORMWATER CONVEYANCE SYSTEM IS TO BE PRIVATELY MAINTAINED.
10. ADD 2100.00 TO ALL 2-DIGIT ELEVATIONS UNLESS OTHERWISE NOTED.

GEOTECHNICAL REPORT
ALL GRADING SHALL CONFORM TO THE GEOTECHNICAL REPORT:

ENGINEER: NINYO & MOORE
DATED: 10/31/2022
PROJECT No: 304970001

FLOOD ZONE NOTE
REFER TO SHEET C03.00 FOR FLOOD ZONE NOTES.

STORMWATER COMPLIANCE NOTES
REFER TO SHEET C03.00 FOR STORM WATER COMPLIANCE NOTES.

CONSTRUCTION NOTES

1. INSTALL MODIFIED TYPE 'A' CONCRETE CURB PER DETAIL 1 ON SHEET C03.34.
2. INSTALL TYPE 'L' CONCRETE CURB AND GUTTER PER CCAUSD No. 216.
3. INSTALL 0" FACE CURB PER DETAIL 2 ON SHEET C03.34.
4. INSTALL 6.0" CONCRETE PAVEMENT OVER 4.0" TYPE II AGGREGATE BASE PER GEOTECHNICAL REPORT RECOMMENDATIONS.
6. INSTALL CONCRETE PUBLIC SIDEWALK PER CCAUSD No. 234, WIDTH AS NOTED ON PLANS, 2% MAX CROSS SLOPE.
6A. INSTALL CONCRETE PRIVATE SIDEWALK PER CCAUSD NO. 234 (2% MAX CROSS SLOPE) REFER TO ARCHITECTUAL PLANS FOR COLOR, PATTERN, & OR TREATMENT.
6B. INSTALL CONCRETE 4" CONCRETE WALK (NON ADA) PER CCAUSD NO. 234. LOCATED BEHIND R/W TO FACE OF WALL.
7. INSTALL PAVEMENT AND BASE MATERIAL PER CCAUSD No. 200 AND 200.1 OR MATCH EXISTING ROADWAY STRUCTURAL SECTION, WHICHEVER IS GREATER.
8. INSTALL ADA SIDEWALK RAMP, I.D. AS NOTED ON PLAN. REFER TO DETAILS ON SHEET C03.23–C03.25 FOR RAMP I.D., GEOMETRY AND GRADES.
9. INSTALL COMMERCIAL DRIVEWAY PER CCAUSD No. 222.1 AND 225.
10. INSTALL RETAINING WALL PER SNBO REGIONAL STANDARD No. B-100-2 SOLID GROUT (ENTIRE HEIGHT) SCREEN WALL, 4.0' MAX RETAINING HEIGHT, SCREEN HEIGHT AS NOTED ON PLANS.
10A. INSTALL SCREEN WALL PER SNBO REGIONAL STANDARD No. B-100-1 SOLID GROUT (ENTIRE HEIGHT) SCREEN WALL, 6.0' MIN. SCREEN HEIGHT. SEE ARCHITECTURAL PLANS FOR COLOR, TEXTURE, AND/OR FINISH DETAILS.
17. INSTALL TRANSITION FROM MODIFIED TYPE 'A' CURB TO 0" FACE CURB.
LS. REFER TO LANDSCAPE PLANS FOR DETAILS.
ME. MATCH EXISTING

STORM DRAIN NOTES

1. INSTALL Z886-HDG-LD TRENCH DRAIN SYSTEM WITH STORM WATER QUALITY STAMP PER CCAUSD No. 421, CLASS A DUCTILE IRON DECORATIVE GRATE (DOG) PER DETAIL 6 ON SHEET C03.34 (OR APPROVED EQUAL), WITH ANY REQUIRED ADAPTERS/FITTINGS REQUIRED TO CONNECT DRAIN TO OUTLET PIPE, LENGTH AS NOTED ON PLANS.
2. INSTALL PVC STORM DRAIN PIPE WITH EXCAVATION, BACKFILL, AND TYPE 2 BEDDING PER CCAUSD No.503.1. SIZE, LENGTH, AND SLOPE AS NOTED ON PLANS.
3. INSTALL PVC FITTING, SIZE PER PIPE. TYPE AS NOTED ON PLANS.
5. INSTALL CURB-O-LET MODEL No. TCD35-NS, PER DETAIL 8 ON SHEET C03.34 (OR APPROVED EQUAL), WITH ANY REQUIRED ADAPTERS/FITTINGS REQUIRED TO CONNECT INLET PIPE TO CURB-O-LET.

RIGHT-OF-WAY AND EASEMENTS

102. EX. RIGEL AVE R/W PER DOC #0452:0364174.
103. EX. RIGEL AVE R/W PER DOC #0020:0018943.

BENCHMARK
CLARK COUNTY VERTICAL CONTROL
BENCHMARK No. "SLV118NEE6"

RIVET AND PLATE IN THE TOP OF CURB AT THE NORTHWEST CORNER OF RANCHO DRIVE AND KINGS WAY.

ELEVATION = 635.481 METERS
2084.91 FEET

CITY OF LAS VEGAS VERTICAL CONTROL DATUM BASED UPON
NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD '88 V.2018)

BASIS OF BEARING
SOUTH 89°40'45" EAST, BEING THE BEARING OF THE NORTH LINE OF THE NORTHEAST QUARTER (NE 1/4) OF THE NORTHEAST QUARTER (NE 1/4) OF SECTION 8, TOWNSHIP 21 SOUTH, RANGE 61 EAST, M.D.M., AS SHOWN IN FILE 135, PAGE 29 OF SURVEYS ON FILE AT THE CLARK COUNTY, NEVADA RECORDER'S OFFICE.

NORTH

GRAPHIC SCALE IN FEET
0 5 10 20

NDOT RIGHT-OF-WAY NOTE:
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STORM DRAIN NOTE:
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SOUTHWEST GAS CORPORATION SWG UID DATE

Avoid overhead power line contact. It's costly.
Call Before You Overhead 1-702-227-2929

Call before you DIG
Avoid cutting underground utility lines. It's costly.
CALL 811 OR 1-800-642-2444

CALL BEFORE YOU DIG UNDERGROUND
Call before you UnderGround 1-702-432-5300
AVOID HITTING UNDERGROUND ELECTRIC SIGNAL SYSTEMS AND STREET LIGHT SYSTEM CONDUITS. IT'S COSTLY

Plotted By: Dickery, Olivo Sheet Set: 09296501 2 (D2) Layout: C03.09 February 22, 2023 08:13:33am K:\Las_civil\09296501 area 15 district 2 (fisher brothers)\CAD\plansheets\d2 plansheets\09296501 – GD – SOUTH-ONSITE.dwg
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No.	REVISIONS	DATE	BY

Kimley»Horn
© 2023 KIMLEY-HORN AND ASSOCIATES, INC.
6671 LAS VEGAS BOULEVARD S., SUITE 320, LAS VEGAS, NV 89119
PHONE: 702-862-3000
WWW.KIMLEY-HORN.COM

PROFESSIONAL ENGINEER
THOMAS E. ACKERET
Exp. 12/31/24
CIVIL
No. 18592
STATE OF NEVADA

02/22/2023

KHA PROJECT	09296501		
DATE	02/22/2023		
SCALE	AS SHOWN		
DESIGNED BY		TEA	
DRAWN BY		TEA	
CHECKED BY		TEA	

GRADING PLAN - SHEET 9

AREA 15 DISTRICT 2
PREPARED FOR
FISHER BROTHERS LAS VEGAS, LLC
NEVADA
CITY OF LAS VEGAS

22 OF 57 SHEETS
C03.09

Plotted By:Dockery, Olivia Sheet Set:092965012 (02) Layout:C03.10 February 22, 2023 08:13:46am K:\lav_civ\092965012 — area 15 district 2 (fisher brothers)\CAD\plansheets\c2 plansheets\092965012 — GD — SOUTH-ONSITE.dwg
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MATCHLINE - SEE SHEET C03.06

MATCHLINE - SEE SHEET C03.09

MATCHLINE - SEE SHEET C03.11

MATCHLINE - SEE SHEET C03.13

PR. BUILDING 1
FFE: 2108.00

PR. BUILDING 2
FFE: 2112.00

PR. BUILDING 5
FFE VARIES:
2111.80 - 2110.00

OUTDOOR
PATIO/STORAGE AREA

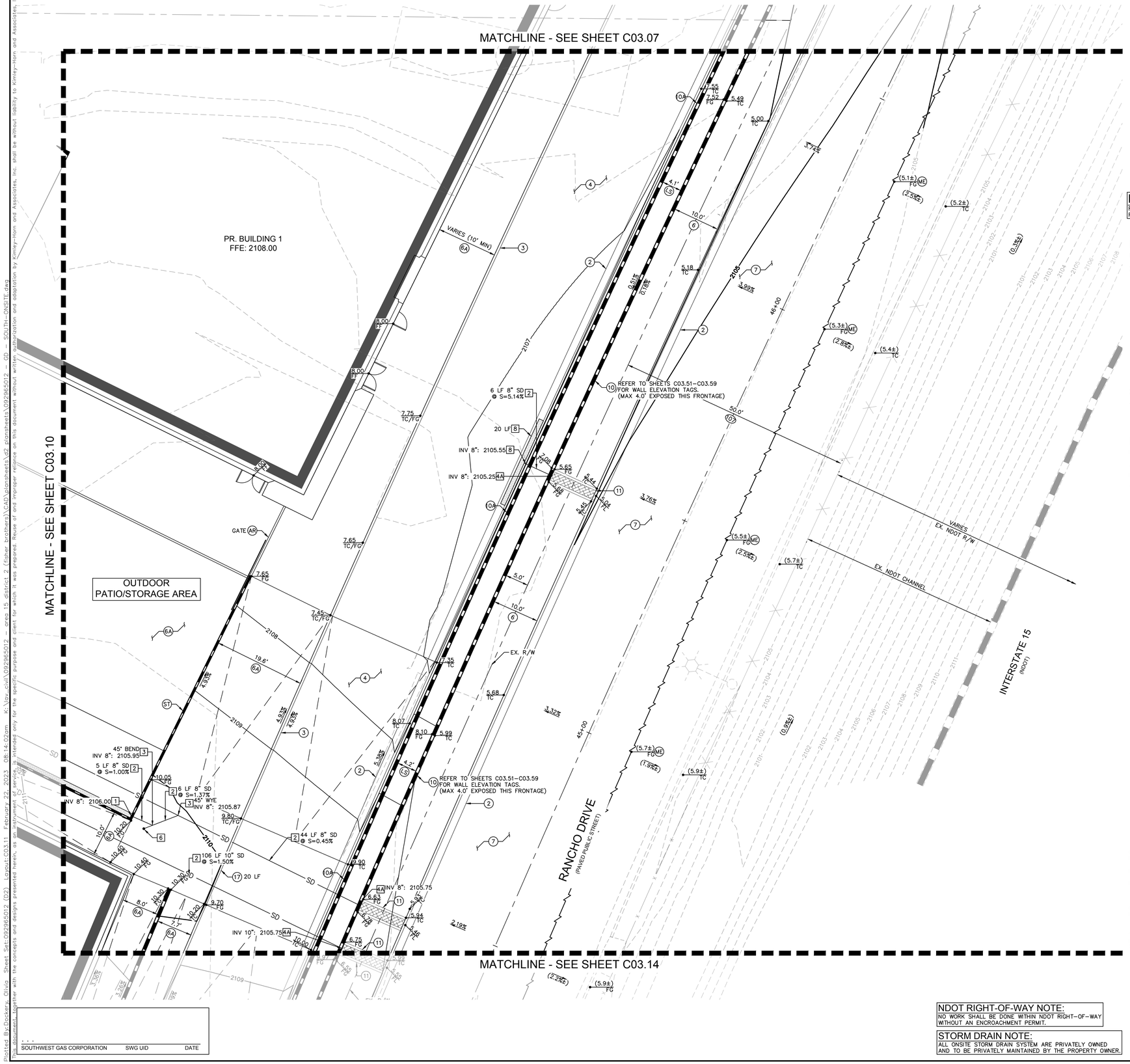
PREMANUFACTURED (AR)
CONATINER/KIOSK (TYP.)

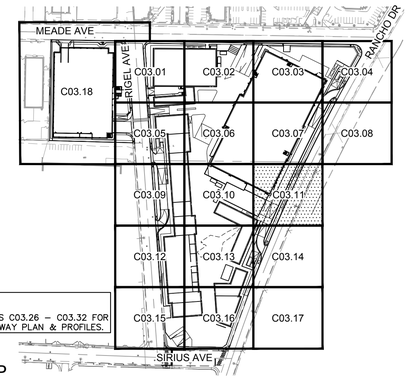
INTERNAL FF STEP
SEE ARCHITECTURAL PLANS

GRADE BREAK

INV 8": 2110.14 [1]
INV 8": 2110.26 [1]
INV 8": 2109.92 [1]
INV 6": 2108.67 [1]
INV 10": 2108.65
INV 10": 2108.70
INV 10": 2108.62
INV 10": 2108.51
INV 10": 2108.55
INV 10": 2107.34
INV 10": 2109.29

[1] 61 LF
[1] 60 LF
[1] 46 LF
[1] 25 LF
[1] 45 LF
[1] 50 LF
[1] 384 LF
[1] 135 LF
[2] 52 LF 8" SD @ S=2.81%
[2] 45 LF 8" SD @ S=3.30%
[2] 4 LF 10" SD @ S=1.50%
[2] 2 LF 10" SD @ S=1.50%
[2] 6 LF 10" SD @ S=1.50%
[2] 54 LF 10" SD @ S=1.39%
[2] 44 LF 10" SD @ S=1.39%
[2] 2 LF 8" SD @ S=1.39%
[2] 143 LF 8" SD @ S=0.45%
[2] 81 LF 10" SD @ S=1.50%
[2] 106 LF 10" SD @ S=1.50%
[2] 5 LF 6" SD @ S=26.66%
[3] 45° WYE
[3] 18" X 8" REDUCER
[3] 90° WYE
[3] 22.5° WYE
[3] CONNECT TO EXIST STORM INV 8": 2106.51
[6] 6.78 LF
[6] 90° WYE
[6] 12.00 FG
[6] 11.80 FG
[6] 11.50 FG
[6] 11.10 FG
[6] 10.90 FG
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[6] 16.20 FF
[6]





NOTE:
REFER TO SHEETS C03.26 – C03.32 FOR PERIMETER ROADWAY PLAN & PROFILES.

KEY MAP
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GEOTECHNICAL REPORT
ALL GRADING SHALL CONFORM TO THE GEOTECHNICAL REPORT:

ENGINEER: NINYO & MOORE
DATED: 10/31/2022
PROJECT No: 304970001

FLOOD ZONE NOTE
REFER TO SHEET C03.00 FOR FLOOD ZONE NOTES.

STORMWATER COMPLIANCE NOTES
REFER TO SHEET C03.00 FOR STORM WATER COMPLIANCE NOTES.

CONSTRUCTION NOTES

(2) INSTALL TYPE 'L' CONCRETE CURB AND GUTTER PER CCAUSD No. 216.
(3) INSTALL 0" FACE CURB PER DETAIL 2 ON SHEET C03.34.
(4) INSTALL 6.0" CONCRETE PAVEMENT OVER 4.0" TYPE II AGGREGATE BASE PER GEOTECHNICAL REPORT RECOMMENDATIONS.
(6) INSTALL CONCRETE PUBLIC SIDEWALK PER CCAUSD No. 234, WIDTH AS NOTED ON PLANS, 2% MAX CROSS SLOPE.
(6A) INSTALL CONCRETE PRIVATE SIDEWALK PER CCAUSD NO. 234 (2% MAX CROSS SLOPE) REFER TO ARCHITECTUAL PLANS FOR COLOR, PATTERN, & OR TREATMENT.
(7) INSTALL PAVEMENT AND BASE MATERIAL PER CCAUSD No. 200 AND 200.1 OR MATCH EXISTING ROADWAY STRUCTURAL SECTION, WHICHEVER IS GREATER.
(10) INSTALL RETAINING WALL PER SNBO REGIONAL STANDARD No. B–100–2 SOLID GROUT (ENTIRE HEIGHT) SCREEN WALL, 4.0' MAX RETAINING HEIGHT, SCREEN HEIGHT AS NOTED ON PLANS.
(10A) INSTALL SCREEN WALL PER SNBO REGIONAL STANDARD No. B–100–1 SOLID GROUT (ENTIRE HEIGHT) SCREEN WALL, 6.0' MIN. SCREEN HEIGHT. SEE ARCHITECTURAL PLANS FOR COLOR, TEXTURE, AND/OR FINISH DETAILS.
(11) INSTALL SIDEWALK UNDERDRAIN PER CCAUSD No. 236.
(17) INSTALL TRANSITION FROM MODIFIED TYPE 'A' CURB TO 0" FACE CURB.
(AR) REFER TO ARCHITECTURAL PLANS FOR DETAILS.
(LS) REFER TO LANDSCAPE PLANS FOR DETAILS.
(ME) MATCH EXISTING
(ST) STRUCTURAL RETAINING WALL (BY–OTHERS). SEE STRUCTURAL PLANS FOR DESIGN AND ANNOTATION.

STORM DRAIN NOTES

1 INSTALL Z886–HDG–LD TRENCH DRAIN SYSTEM WITH STORM WATER QUALITY STAMP PER CCAUSD No. 421, CLASS A DUCTILE IRON DECORATIVE GRATE (DOG) PER DETAIL 6 ON SHEET C03.34 (OR APPROVED EQUAL), WITH ANY REQUIRED ADAPTERS/FITTINGS REQUIRED TO CONNECT DRAIN TO OUTLET PIPE, LENGTH AS NOTED ON PLANS.
2 INSTALL PVC STORM DRAIN PIPE WITH EXCAVATION, BACKFILL, AND TYPE 2 BEDDING PER CCAUSD No.503.1. SIZE, LENGTH, AND SLOPE AS NOTED ON PLANS.
3 INSTALL PVC FITTING, SIZE PER PIPE. TYPE AS NOTED ON PLANS.
4A OUTLET STORM DRAIN PIPE THROUGH PERIMETER FLOOD WALL WITH ROUND TO RECTANGLE ADAPTER PER DETAIL 11 ON SHEET C03.35. INVERT SHALL BE FLUSH WITH SIDEWALK UNDERDRAIN FLOWLINE ELEVATION. SEE DETAIL 9 FOR PIPE PENETRATION DETAIL.
6 INSTALL 4" STORM DRAIN CLEANOUT.
8 INSTALL Z886–HDG TRENCH DRAIN SYSTEM (WITH CLASS E GRATING) WITH STORM WATER QUALITY STAMP PER CCAUSD No. 421 PER DETAIL 10 ON SHEET C03.35 (OR APPROVED EQUAL), WITH ANY REQUIRED ADAPTERS/FITTINGS REQUIRED TO CONNECT DRAIN TO OUTLET PIPE, LENGTH AS NOTED ON PLANS.

RIGHT–OF–WAY AND EASEMENTS
(107) EX. RANCHO DR R/W PER DOC #0329:0288327.

BENCHMARK
CLARK COUNTY VERTICAL CONTROL
BENCHMARK No. "5LV118NEE6"

RIVET AND PLATE IN THE TOP OF CURB AT THE NORTHWEST CORNER OF RANCHO DRIVE AND KINGS WAY.

ELEVATION = 635.481 METERS
2084.91 FEET

CITY OF LAS VEGAS VERTICAL CONTROL DATUM BASED UPON
NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD '88 V.2018)

BASIS OF BEARING
SOUTH 89°40'45" EAST, BEING THE BEARING OF THE NORTH LINE OF THE NORTHEAST QUARTER (NE 1/4) OF THE NORTHEAST QUARTER (NE 1/4) OF SECTION 8, TOWNSHIP 21 SOUTH, RANGE 61 EAST, M.D.M., AS SHOWN IN FILE 135, PAGE 29 OF SURVEYS ON FILE AT THE CLARK COUNTY, NEVADA RECORDER'S OFFICE.

NDOT RIGHT-OF-WAY NOTE:
NO WORK SHALL BE DONE WITHIN NDOT RIGHT–OF–WAY WITHOUT AN ENCROACHMENT PERMIT.

STORM DRAIN NOTE:
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NORTH
GRAPHIC SCALE IN FEET
0 5 10 20

Call before you Dig
Avoid cutting underground utility lines. It's costly.
Avoid overhead power line contact. It's costly.
CALL BEFORE YOU DIG UNDERGROUND
Call before you UnderGround
1-702-432-5300
CALL 811 OR
1-800-642-2444
Call Before You Overhead
1-702-227-2929

No.	REVISIONS	DATE	BY

Kimley»Horn
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6671 LAS VEGAS BOULEVARD S., SUITE 320, LAS VEGAS, NV 89119
PHONE: 702–862–3000
WWW.KIMLEY–HORN.COM

PROFESSIONAL ENGINEER
THOMAS ACKERT
Exp. 12/31/24
CIVIL
No. 18592
STATE OF NEVADA
02/22/2023

KHA PROJECT	092965012
DATE	02/22/2023
SCALE	AS SHOWN
DESIGNED BY	TEA
DRAWN BY	TEA
CHECKED BY	TEA

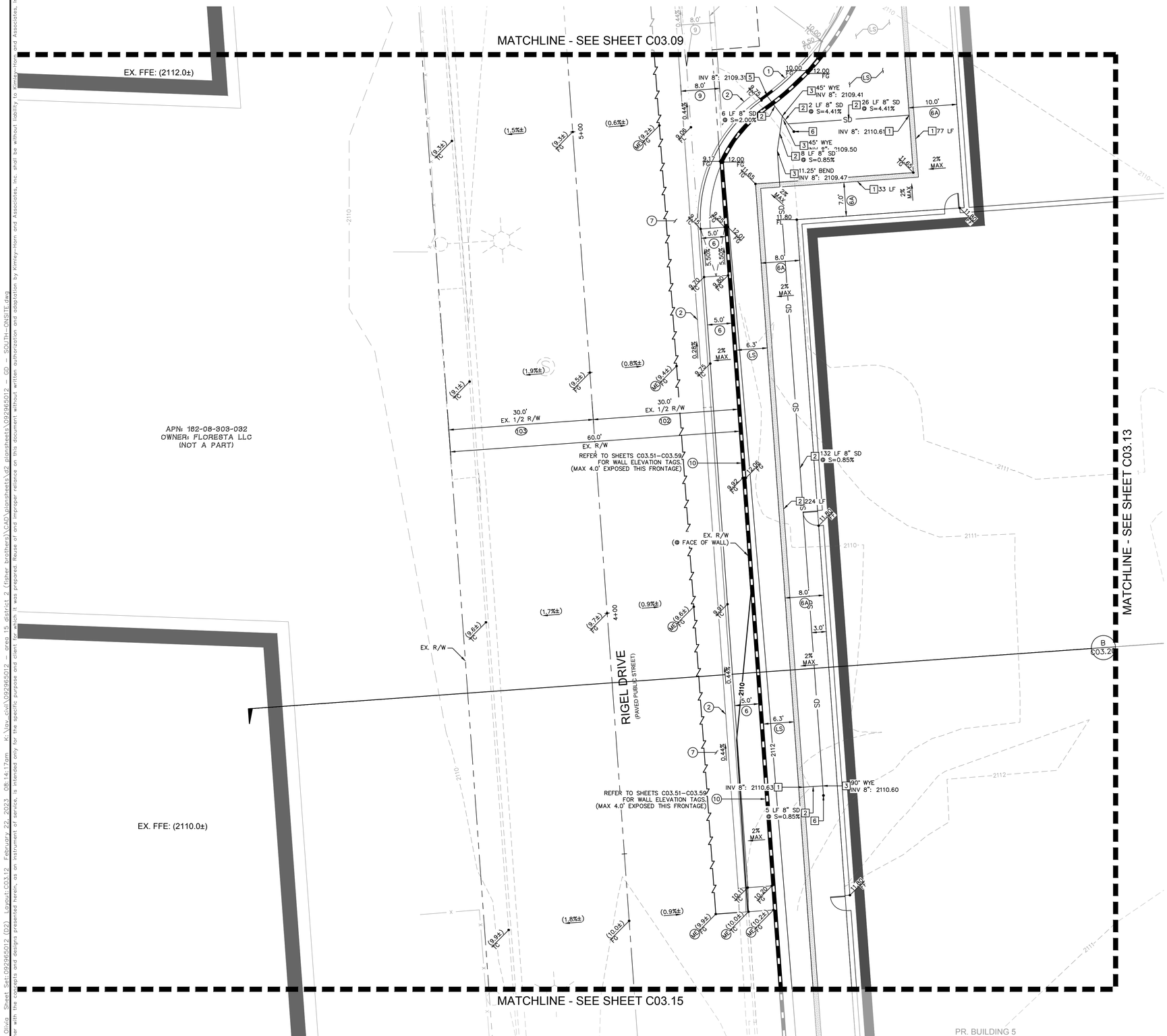
GRADING PLAN - SHEET 11

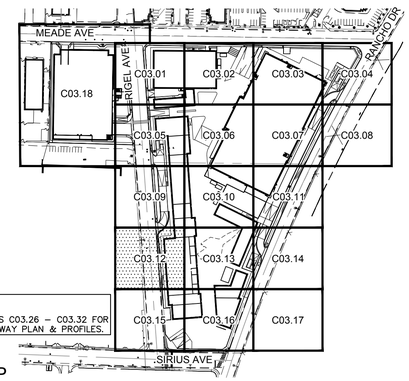
AREA 15 DISTRICT 2
PREPARED FOR
FISHER BROTHERS LAS VEGAS, LLC
NEVADA
CITY OF LAS VEGAS

24 OF 57 SHEETS
C03.11

Plotted By: Dickery, Olivia Sheet Set: 092965012 (D2) Layout: C03.11 February 22, 2023 08:14:02am K:\lav-civil\092965012 – area 15 district 2 (fisher brothers)\CAD\plansheets\d2 plansheets\092965012 – GD – SOUTH–ONSITE.dwg
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley–Horn and Associates, Inc. shall be without liability to Kimley–Horn and Associates, Inc.

Plotted By:Dockery, Olivia Sheet Set:09295012 (02) Layout:C03.12 February 22, 2023 08:14:17am K:\Dev_civil\09295012 - area 15 district 2 (fisher brothers)\CAD\plansheets\09295012 - GD - SOUTH-ONSITE.dwg
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NOTE:
REFER TO SHEETS C03.26 – C03.32 FOR PERIMETER ROADWAY PLAN & PROFILES.

KEY MAP
NTS

GENERAL NOTES

1. REFER TO SHEET C00.02 FOR LEGEND AND ABBREVIATIONS.
2. ALL DIMENSIONS ARE MEASURED FROM BACK OF CURB UNLESS OTHERWISE NOTED ON PLANS.
3. THE CONTRACTOR SHALL VERIFY EX. GRADES PRIOR TO CONSTRUCTION. IF A CONFLICT EXISTS BETWEEN THE FIELD CONDITION AND THESE PLANS, THE CONTRACTOR SHALL NOTIFY THE ENGINEER.
4. THE CONTRACTOR SHALL VERIFY EX. IMPROVEMENTS SHOWN ON THE PLAN AND NOTIFY THE ENGINEER IMMEDIATELY IF DISCREPANCIES EXIST.
5. THE CONTRACTOR SHALL PROTECT IN PLACE EX. IMPROVEMENTS, THAT ARE NOTED TO REMAIN, DURING DEMOLITION AND CONSTRUCTION.
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8. THE CONTRACTOR SHALL ENSURE POSITIVE DRAINAGE IS MAINTAINED.
9. THE ONSITE STORMWATER CONVEYANCE SYSTEM IS TO BE PRIVATELY MAINTAINED.
10. ADD 2100.00 TO ALL 2-DIGIT ELEVATIONS UNLESS OTHERWISE NOTED.

GEOTECHNICAL REPORT
ALL GRADING SHALL CONFORM TO THE GEOTECHNICAL REPORT:

ENGINEER: NINYO & MOORE
DATED: 10/31/2022
PROJECT No: 304970001

FLOOD ZONE NOTE
REFER TO SHEET C03.00 FOR FLOOD ZONE NOTES.

STORMWATER COMPLIANCE NOTES
REFER TO SHEET C03.00 FOR STORM WATER COMPLIANCE NOTES.

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2. INSTALL TYPE 'L' CONCRETE CURB AND GUTTER PER CCAUSD No. 216.
6. INSTALL CONCRETE PUBLIC SIDEWALK PER CCAUSD No. 234, WIDTH AS NOTED ON PLANS, 2% MAX CROSS SLOPE.
6A. INSTALL CONCRETE PRIVATE SIDEWALK PER CCAUSD NO. 234 (2% MAX CROSS SLOPE) REFER TO ARCHITECTUAL PLANS FOR COLOR, PATTERN, & OR TREATMENT.
7. INSTALL PAVEMENT AND BASE MATERIAL PER CCAUSD No. 200 AND 200.1 OR MATCH EXISTING ROADWAY STRUCTURAL SECTION, WHICHEVER IS GREATER.
9. INSTALL COMMERCIAL DRIVEWAY PER CCAUSD No. 222.1 AND 225.
10. INSTALL RETAINING WALL PER SNBO REGIONAL STANDARD No. B-100-2 SOLID GROUT (ENTIRE HEIGHT) SCREEN WALL, 4.0' MAX RETAINING HEIGHT, SCREEN HEIGHT AS NOTED ON PLANS.
LS. REFER TO LANDSCAPE PLANS FOR DETAILS.
ME. MATCH EXISTING

STORM DRAIN NOTES

1. INSTALL Z886-HDG-LD TRENCH DRAIN SYSTEM WITH STORM WATER QUALITY STAMP PER CCAUSD No. 421, CLASS A DUCTILE IRON DECORATIVE GRATE (DOG) PER DETAIL 6 ON SHEET C03.34 (OR APPROVED EQUAL), WITH ANY REQUIRED ADAPTERS/FITTINGS REQUIRED TO CONNECT DRAIN TO OUTLET PIPE, LENGTH AS NOTED ON PLANS.
2. INSTALL PVC STORM DRAIN PIPE WITH EXCAVATION, BACKFILL, AND TYPE 2 BEDDING PER CCAUSD No.503.1. SIZE, LENGTH, AND SLOPE AS NOTED ON PLANS.
3. INSTALL PVC FITTING, SIZE PER PIPE. TYPE AS NOTED ON PLANS.
5. INSTALL CURB-O-LET MODEL No. TCD35-NS, PER DETAIL 8 ON SHEET C03.34 (OR APPROVED EQUAL), WITH ANY REQUIRED ADAPTERS/FITTINGS REQUIRED TO CONNECT INLET PIPE TO CURB-O-LET.
6. INSTALL 4" STORM DRAIN CLEANOUT.

RIGHT-OF-WAY AND EASEMENTS

102. EX. RIGEL AVE R/W PER DOC #0452:0364174.
103. EX. RIGEL AVE R/W PER DOC #0020:0018943.

BENCHMARK
CLARK COUNTY VERTICAL CONTROL
BENCHMARK No. "SLV118NEE6"

RIVET AND PLATE IN THE TOP OF CURB AT THE NORTHWEST CORNER OF RANCHO DRIVE AND KINGS WAY.

ELEVATION = 635.481 METERS
2084.91 FEET

CITY OF LAS VEGAS VERTICAL CONTROL DATUM BASED UPON
NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD '88 V.2018)

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NORTH

GRAPHIC SCALE IN FEET
0 5 10 20

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Avoid cutting underground utility lines. It's costly.
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FREEWAY AND ARTERIAL SYSTEM OF TRANSPORTATION (FAST)
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No.	REVISIONS	DATE	BY

Kimley»Horn
© 2023 KIMLEY-HORN AND ASSOCIATES, INC.
6671 LAS VEGAS BOULEVARD S., SUITE 320, LAS VEGAS, NV 89119
PHONE: 702-862-3000
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PROFESSIONAL ENGINEER
THOMAS E. ACKERET
No. 18592
Exp. 12/31/24
CIVIL
STATE OF NEVADA
02/22/2023

KHA PROJECT 09295012		
DATE	02/22/2023	
SCALE	AS SHOWN	
DESIGNED BY	TEA	
DRAWN BY	TEA	
CHECKED BY	TEA	

GRADING PLAN - SHEET 12

AREA 15 DISTRICT 2
PREPARED FOR
FISHER BROTHERS LAS VEGAS, LLC
CITY OF LAS VEGAS NEVADA

25 OF 57 SHEETS
C03.12

Plotted By:Dockery, Olivia Sheet Set:09296502 (02) Layout:C03.13 February 22, 2023 08:14:32am K:\lav_civil\09296502 - area 15 district 2 (fisher brothers)\CAD\plansheets\d2 plansheets\09296502 - GD - SOUTH-ONSITE.dwg
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MATCHLINE - SEE SHEET C03.12

MATCHLINE - SEE SHEET C03.10

MATCHLINE - SEE SHEET C03.14

MATCHLINE - SEE SHEET C03.16

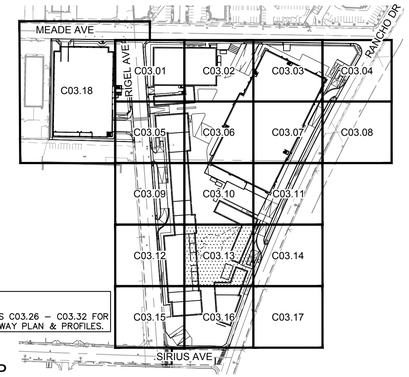
PR. BUILDING 5
FFE VARIES:
2111.80 - 2110.00

PR. BUILDING 2
FFE: 2112.00

PR. BUILDING 3
FFE: 2111.70

PR. BUILDING 5
FFE VARIES:

2 LF 8" SD @ S=1.39%
INV 8": 2109.92
90° WYE
INV 10": 2109.89
115 LF
TRENCH DRAIN HIGH POINT
SPLIT FLOW
INV 8": 2110.00
20 LF 8" SD @ S=7.48%
22.5° WYE
INV 8": 2108.56
53 LF 8" SD @ S=1.76%
15 LF
90° WYE
INV 10": 2107.59
62 LF 10" SD @ S=1.76%
INV 8": 2110.55
INV 8": 2110.55
2 LF 8" SD @ S=53.02%
90° WYE
INV 8": 2109.84
61 LF
53 LF
26 LF
INV 8": 2107.30
107 LF
82 LF
33 LF
11 LF 8" SD @ S=2.
EX. R/W
PLANE (OVERHEAD)
GRADE BREAK
REFER TO SHEETS C03.51–C03.59 FOR WALL ELEVATION TAGS (MAX 4.0' EXPOSED THIS FRONTAGE)
SEE ENLARGED GRADING DETAIL ON SHEET C03.14 FOR GRADING THIS AREA
COMPACTOR TO DRAIN TO OUTLET THROUGH SAND OIL SYSTEM



NOTE:
REFER TO SHEETS C03.26 – C03.32 FOR PERIMETER ROADWAY PLAN & PROFILES.

KEY MAP
NTS

GENERAL NOTES
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GEOTECHNICAL REPORT
ALL GRADING SHALL CONFORM TO THE GEOTECHNICAL REPORT:

ENGINEER: NINYO & MOORE
DATED: 10/31/2022
PROJECT No: 304970001

FLOOD ZONE NOTE
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STORMWATER COMPLIANCE NOTES
REFER TO SHEET C03.00 FOR STORM WATER COMPLIANCE NOTES.

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LS. REFER TO LANDSCAPE PLANS FOR DETAILS.

STORM DRAIN NOTES
1. INSTALL Z886–HDG–LD TRENCH DRAIN SYSTEM WITH STORM WATER QUALITY STAMP PER CCAUSD No. 421, CLASS A DUCTILE IRON DECORATIVE GRATE (DOG) PER DETAIL 6 ON SHEET C03.34 (OR APPROVED EQUAL), WITH ANY REQUIRED ADAPTERS/FITTINGS REQUIRED TO CONNECT DRAIN TO OUTLET PIPE, LENGTH AS NOTED ON PLANS.
2. INSTALL PVC STORM DRAIN PIPE WITH EXCAVATION, BACKFILL, AND TYPE 2 BEDDING PER CCAUSD No.503.1. SIZE, LENGTH, AND SLOPE AS NOTED ON PLANS.
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5. INSTALL CURB–O–LET MODEL No. TCD35–NS, PER DETAIL 8 ON SHEET C03.34 (OR APPROVED EQUAL), WITH ANY REQUIRED ADAPTERS/FITTINGS REQUIRED TO CONNECT INLET PIPE TO CURB–O–LET.
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BENCHMARK
CLARK COUNTY VERTICAL CONTROL
BENCHMARK No. "5LV118NEE6"

RIVET AND PLATE IN THE TOP OF CURB AT THE NORTHWEST CORNER OF RANCHO DRIVE AND KINGS WAY.

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NORTH

GRAPHIC SCALE IN FEET
0 5 10 20

SOUTHWEST GAS CORPORATION SWG UID DATE

Call before you Dig
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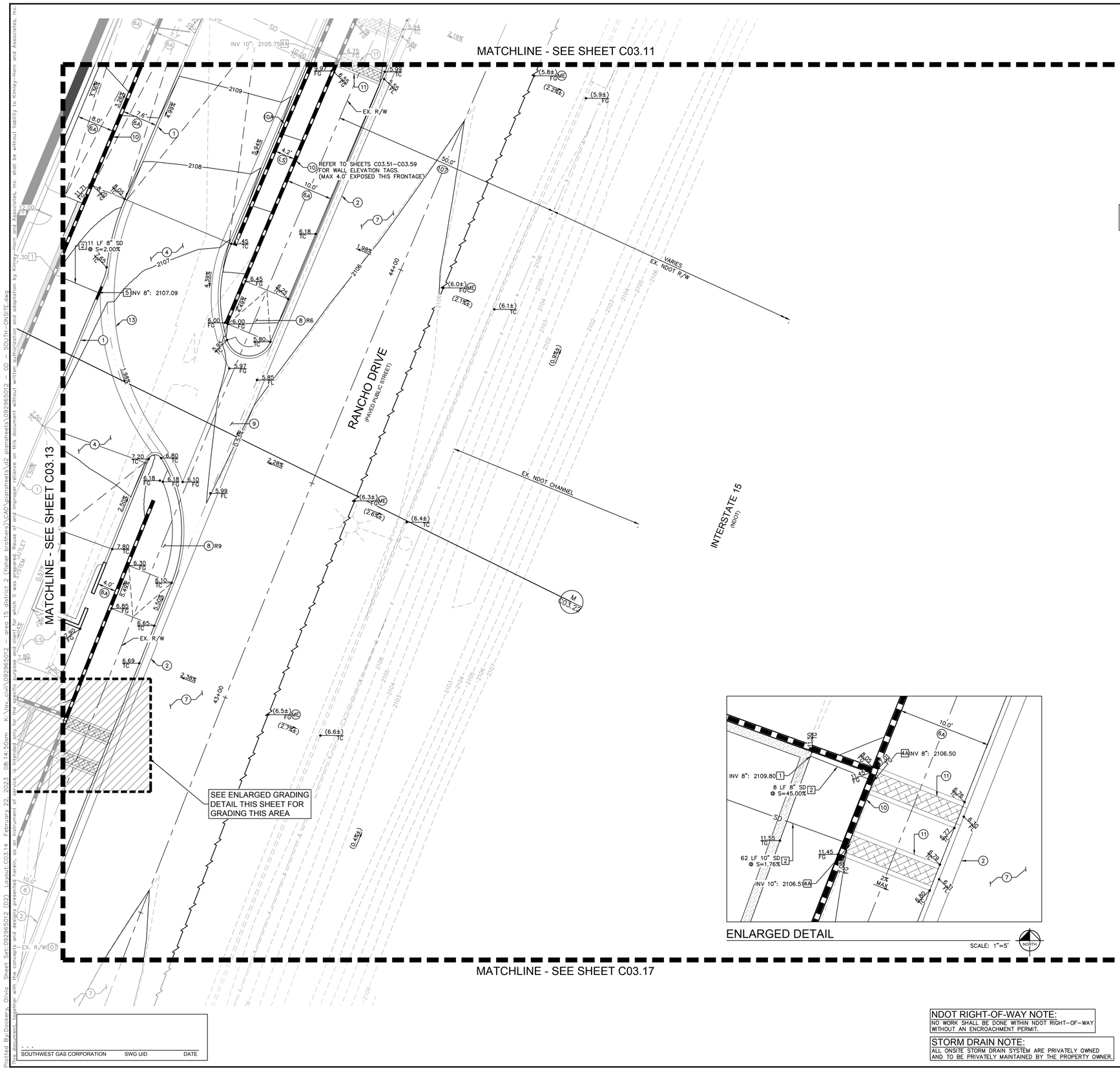
PROFESSIONAL ENGINEER
THOMAS E. ACKERT
Exp. 12/31/24
CIVIL
No. 18592
STATE OF NEVADA
02/22/2023

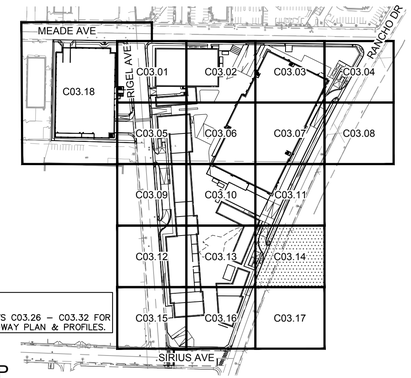
KHA PROJECT	09296502
DATE	02/22/2023
SCALE	AS SHOWN
DESIGNED BY	TEA
DRAWN BY	TEA
CHECKED BY	TEA

GRADING PLAN - SHEET 13

AREA 15 DISTRICT 2
PREPARED FOR
FISHER BROTHERS LAS VEGAS, LLC
CITY OF LAS VEGAS NEVADA

26 OF 57 SHEETS
C03.13





NOTE:
REFER TO SHEETS C03.26 – C03.32 FOR PERIMETER ROADWAY PLAN & PROFILES.

KEY MAP

NTS

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ALL GRADING SHALL CONFORM TO THE GEOTECHNICAL REPORT:

ENGINEER: NINYO & MOORE
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4. INSTALL 6.0" CONCRETE PAVEMENT OVER 4.0" TYPE II AGGREGATE BASE PER GEOTECHNICAL REPORT RECOMMENDATIONS.
6. INSTALL CONCRETE PUBLIC SIDEWALK PER CCAUSD No. 234, WIDTH AS NOTED ON PLANS, 2% MAX CROSS SLOPE.
6A. INSTALL CONCRETE PRIVATE SIDEWALK PER CCAUSD NO. 234 (2% MAX CROSS SLOPE) REFER TO ARCHITECTURAL PLANS FOR COLOR, PATTERN, & OR TREATMENT.
7. INSTALL PAVEMENT AND BASE MATERIAL PER CCAUSD No. 200 AND 200.1 OR MATCH EXISTING ROADWAY STRUCTURAL SECTION, WHICHEVER IS GREATER.
8. INSTALL ADA SIDEWALK RAMP, I.D. AS NOTED ON PLAN. REFER TO DETAILS ON SHEET C03.23–C03.25 FOR RAMP I.D., GEOMETRY AND GRADES.
9. INSTALL COMMERCIAL DRIVEWAY PER CCAUSD No. 222.1 AND 225.
10. INSTALL RETAINING WALL PER SNBO REGIONAL STANDARD No. B–100–2 SOLID GROUT (ENTIRE HEIGHT) SCREEN WALL, 4.0' MAX RETAINING HEIGHT, SCREEN HEIGHT AS NOTED ON PLANS.
10A. INSTALL SCREEN WALL PER SNBO REGIONAL STANDARD No. B–100–1 SOLID GROUT (ENTIRE HEIGHT) SCREEN WALL, 6.0' MIN. SCREEN HEIGHT. SEE ARCHITECTURAL PLANS FOR COLOR, TEXTURE, AND/OR FINISH DETAILS.
11. INSTALL SIDEWALK UNDERDRAIN PER CCAUSD No. 236.
13. INSTALL 6' WIDE VALLEY GUTTER PER DETAIL 4 ON SHEET C03.34.
LS. REFER TO LANDSCAPE PLANS FOR DETAILS.
ME. MATCH EXISTING

STORM DRAIN NOTES

1. INSTALL Z886–HDG–LD TRENCH DRAIN SYSTEM WITH STORM WATER QUALITY STAMP PER CCAUSD No. 421, CLASS A DUCTILE IRON DECORATIVE GRATE (DOO) PER DETAIL 6 ON SHEET C03.34 (OR APPROVED EQUAL), WITH ANY REQUIRED ADAPTERS/FITTINGS REQUIRED TO CONNECT DRAIN TO OUTLET PIPE, LENGTH AS NOTED ON PLANS.
2. INSTALL PVC STORM DRAIN PIPE WITH EXCAVATION, BACKFILL, AND TYPE 2 BEDDING PER CCAUSD No.503.1. SIZE, LENGTH, AND SLOPE AS NOTED ON PLANS.
4A. OUTLET STORM DRAIN PIPE THROUGH PERIMETER FLOOD WALL WITH ROUND TO RECTANGLE ADAPTER PER DETAIL 11 ON SHEET C03.35. INVERT SHALL BE FLUSH WITH SIDEWALK UNDERDRAIN FLOWLINE ELEVATION. SEE DETAIL 9 FOR PIPE PENETRATION DETAIL.
5. INSTALL CURB–O–LET MODEL No. TCD35–NS, PER DETAIL 8 ON SHEET C03.34 (OR APPROVED EQUAL), WITH ANY REQUIRED ADAPTERS/FITTINGS REQUIRED TO CONNECT INLET PIPE TO CURB–O–LET.

RIGHT-OF-WAY AND EASEMENTS

107. EX. RANCHO DR R/W PER DOC #0329:0288327.

BENCHMARK

CLARK COUNTY VERTICAL CONTROL
BENCHMARK No. "SLV118NEE6"

RIVET AND PLATE IN THE TOP OF CURB AT THE NORTHWEST CORNER OF RANCHO DRIVE AND KINGS WAY.

ELEVATION = 635.481 METERS
2084.91 FEET

CITY OF LAS VEGAS VERTICAL CONTROL DATUM BASED UPON
NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD '88 V.2018)

BASIS OF BEARING

SOUTH 89°40'45" EAST, BEING THE BEARING OF THE NORTH LINE OF THE NORTHEAST QUARTER (NE 1/4) OF THE NORTHEAST QUARTER (NE 1/4) OF SECTION 8, TOWNSHIP 21 SOUTH, RANGE 61 EAST, M.D.M., AS SHOWN IN FILE 135, PAGE 29 OF SURVEYS ON FILE AT THE CLARK COUNTY, NEVADA RECORDER'S OFFICE.

NDOT RIGHT-OF-WAY NOTE:
NO WORK SHALL BE DONE WITHIN NDOT RIGHT–OF–WAY WITHOUT AN ENCROACHMENT PERMIT.

STORM DRAIN NOTE:
ALL ONSITE STORM DRAIN SYSTEM ARE PRIVATELY OWNED AND TO BE PRIVATELY MAINTAINED BY THE PROPERTY OWNER.

GRAPHIC SCALE IN FEET
0 5 10 20

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CALL before you DIG UNDERGROUND
Call before you UnderGround
1-702-432-5300
FREEWAY AND ARTERIAL SYSTEM OF TRANSPORTATION (FAST)
Call 811 or 1-800-642-2444
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1-702-227-2929

No.	REVISIONS	DATE	BY

Kimley»Horn
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6671 LAS VEGAS BOULEVARD S., SUITE 320, LAS VEGAS, NV 89119
PHONE: 702–862–3000
WWW.KIMLEY–HORN.COM

PROFESSIONAL ENGINEER
THOMAS ACKERT
Exp. 12/31/24
CIVIL
No. 18592
STATE OF NEVADA
02/22/2023

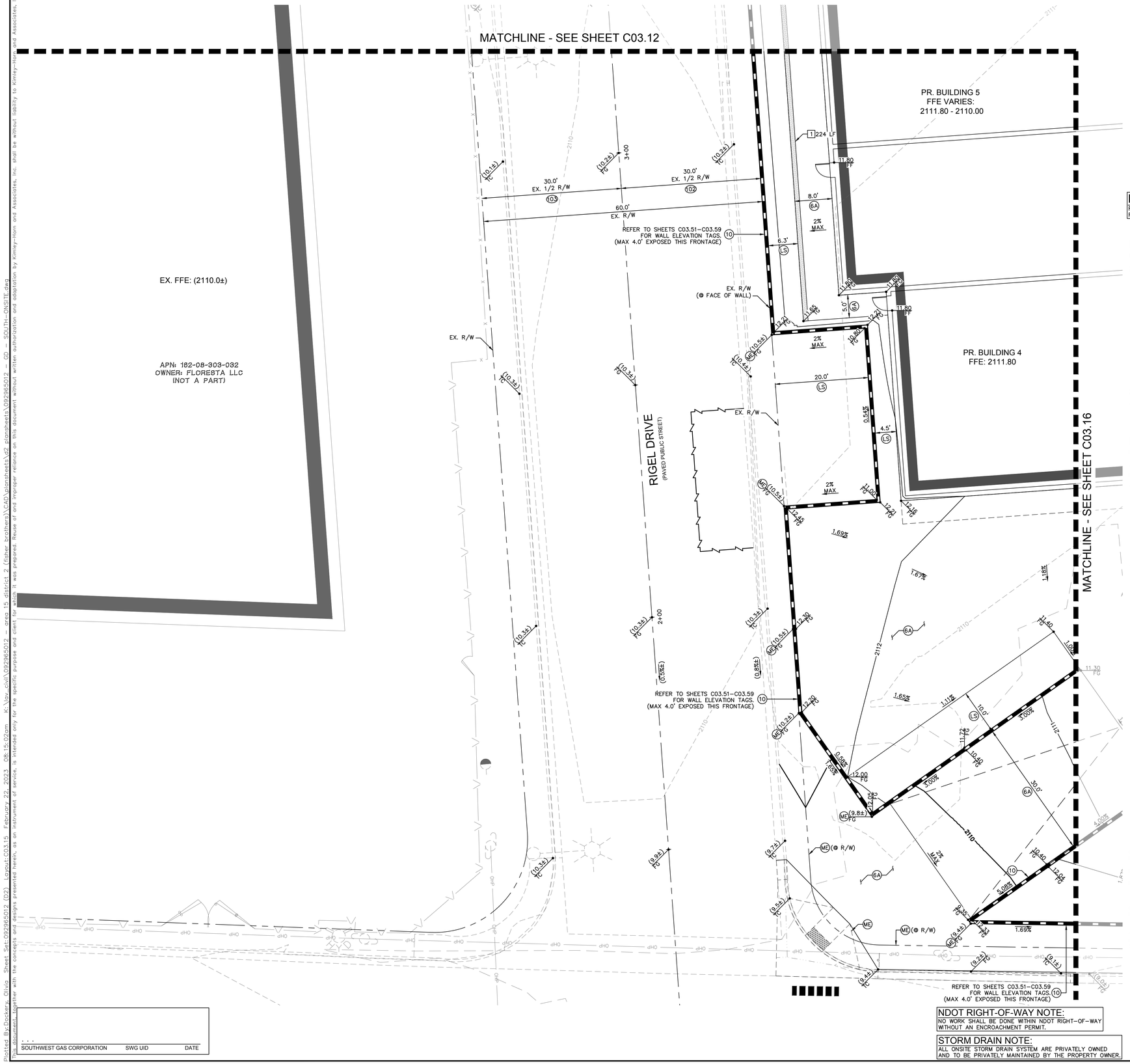
KHA PROJECT	092965012
DATE	02/22/2023
SCALE	AS SHOWN
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CHECKED BY	TEA

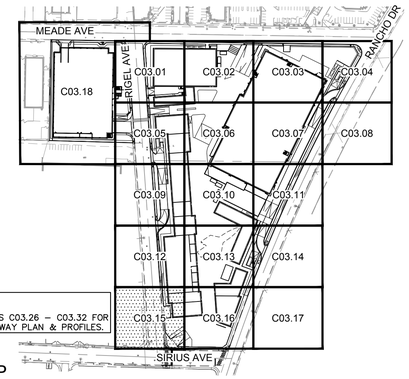
GRADING PLAN - SHEET 14

AREA 15
DISTRICT 2
PREPARED FOR
FISHER BROTHERS LAS VEGAS, LLC
NEVADA
CITY OF LAS VEGAS

27 OF 57 SHEETS
C03.14

Plotted By:Dockery, Olivia Sheet Set:092965012 (02) Layout:C03.14 February 22, 2023 08:14:50am K:\Vau-civil\092965012 - area 15 district 2 (fisher brothers)\CAD\plansheets\c# plansheets\092965012 - GD - SOUTH-ONSITE.dwg
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NOTE:
REFER TO SHEETS C03.26 – C03.32 FOR PERIMETER ROADWAY PLAN & PROFILES.

KEY MAP
NTS

GENERAL NOTES

1. REFER TO SHEET C00.02 FOR LEGEND AND ABBREVIATIONS.
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8. THE CONTRACTOR SHALL ENSURE POSITIVE DRAINAGE IS MAINTAINED.
9. THE ONSITE STORMWATER CONVEYANCE SYSTEM IS TO BE PRIVATELY MAINTAINED.
10. ADD 2100.00 TO ALL 2-DIGIT ELEVATIONS UNLESS OTHERWISE NOTED.

GEOTECHNICAL REPORT
ALL GRADING SHALL CONFORM TO THE GEOTECHNICAL REPORT:

ENGINEER: NINYO & MOORE
DATED: 10/31/2022
PROJECT No: 304970001

FLOOD ZONE NOTE
REFER TO SHEET C03.00 FOR FLOOD ZONE NOTES.

STORMWATER COMPLIANCE NOTES
REFER TO SHEET C03.00 FOR STORM WATER COMPLIANCE NOTES.

CONSTRUCTION NOTES

(6A) INSTALL CONCRETE PRIVATE SIDEWALK PER CCAUSD NO. 234 (2% MAX CROSS SLOPE) REFER TO ARCHITECTUAL PLANS FOR COLOR, PATTERN, & OR TREATMENT.

(10) INSTALL RETAINING WALL PER SNBO REGIONAL STANDARD No. B-100-2 SOLID GROUT (ENTIRE HEIGHT) SCREEN WALL, 4.0' MAX RETAINING HEIGHT, SCREEN HEIGHT AS NOTED ON PLANS.

(LS) REFER TO LANDSCAPE PLANS FOR DETAILS.

(ME) MATCH EXISTING

STORM DRAIN NOTES

[1] INSTALL Z886-HDG-LD TRENCH DRAIN SYSTEM WITH STORM WATER QUALITY STAMP PER CCAUSD No. 421, CLASS A DUCTILE IRON DECORATIVE GRATE (DOG) PER DETAIL 6 ON SHEET C03.34 (OR APPROVED EQUAL), WITH ANY REQUIRED ADAPTERS/FITTINGS REQUIRED TO CONNECT DRAIN TO OUTLET PIPE, LENGTH AS NOTED ON PLANS.

RIGHT-OF-WAY AND EASEMENTS

(102) EX. RIGEL AVE R/W PER DOC #0452:0364174.

(103) EX. RIGEL AVE R/W PER DOC #0020:0018943.

BENCHMARK
CLARK COUNTY VERTICAL CONTROL
BENCHMARK No. "5LV118NEE6"

RIVET AND PLATE IN THE TOP OF CURB AT THE NORTHWEST CORNER OF RANCHO DRIVE AND KINGS WAY.

ELEVATION = 635.481 METERS
2084.91 FEET

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NORTH

GRAPHIC SCALE IN FEET
0 5 10 20

SOUTHWEST GAS CORPORATION SWG UID DATE

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No.	REVISIONS	DATE	BY

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PHONE: 702-862-3500
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PROFESSIONAL ENGINEER
THOMAS E. ACKERET
No. 18592
Exp. 12/31/24
STATE OF NEVADA
02/22/2023

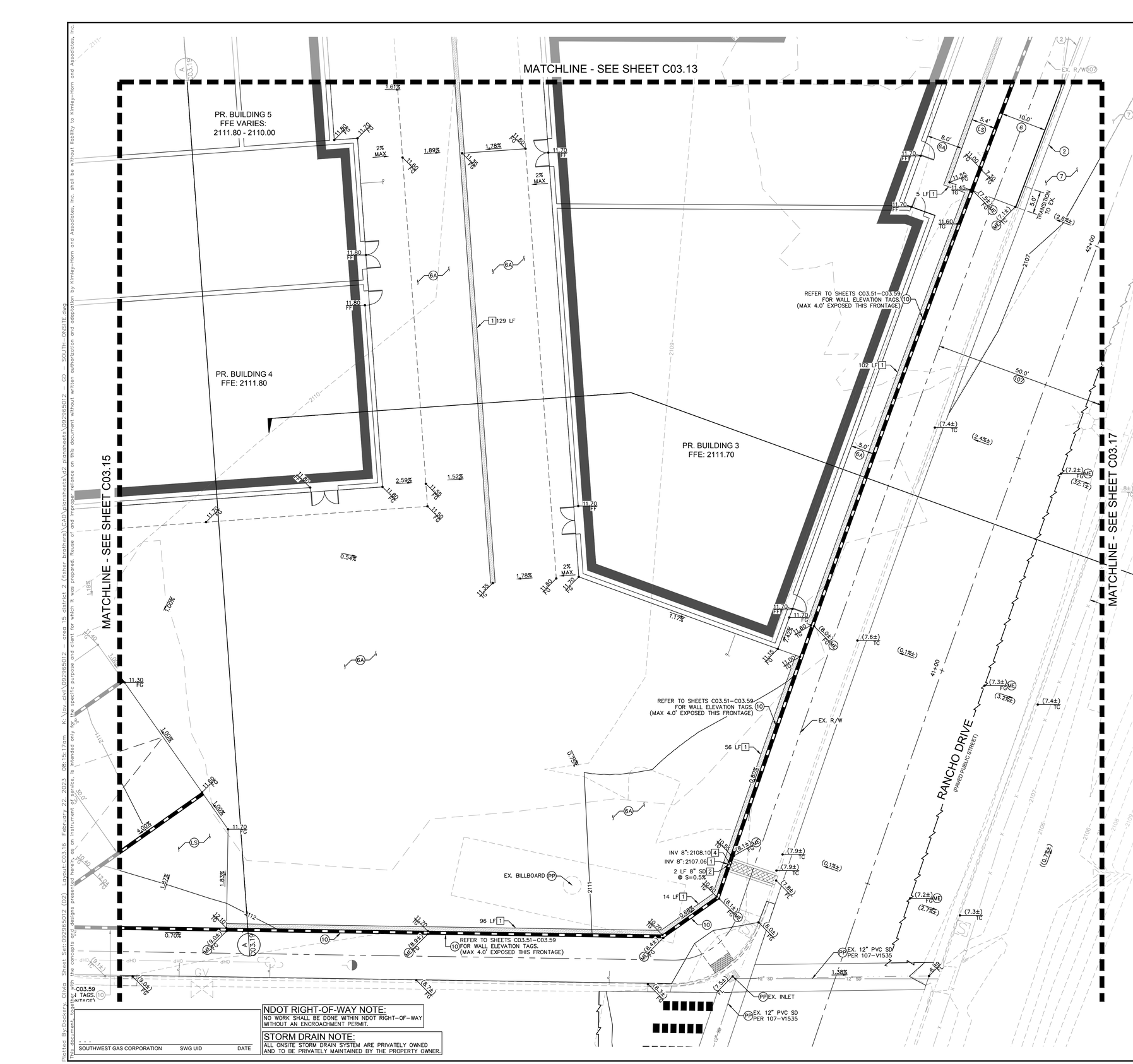
KHA PROJECT	092965012
DATE	02/22/2023
SCALE	AS SHOWN
DESIGNED BY	TEA
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CHECKED BY	TEA

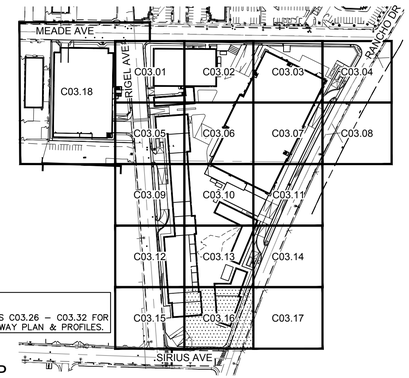
GRADING PLAN - SHEET 15

AREA 15 DISTRICT 2
PREPARED FOR
FISHER BROTHERS LAS VEGAS, LLC
NEVADA
CITY OF LAS VEGAS

28 OF 57 SHEETS
C03.15

Plotted By: Dockery, Olivia Sheet Set: 092965012 (02) Layout: C03.15 February 22, 2023 08:15:02am K:\lvg_civil\092965012 - grep 15 district 2 (fisher brothers)\CAD\plansheets\d2 plansheets\092965012 - GD - SOUTH-ONSITE.dwg
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NOTE:
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KEY MAP
NTS

GENERAL NOTES

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9. THE ONSITE STORMWATER CONVEYANCE SYSTEM IS TO BE PRIVATELY MAINTAINED.
10. ADD 2100.00 TO ALL 2-DIGIT ELEVATIONS UNLESS OTHERWISE NOTED.

GEOTECHNICAL REPORT
ALL GRADING SHALL CONFORM TO THE GEOTECHNICAL REPORT:

ENGINEER: NINYO & MOORE
DATED: 10/31/2022
PROJECT No: 304970001

FLOOD ZONE NOTE
REFER TO SHEET C03.00 FOR FLOOD ZONE NOTES.

STORMWATER COMPLIANCE NOTES
REFER TO SHEET C03.00 FOR STORM WATER COMPLIANCE NOTES.

CONSTRUCTION NOTES

(2) INSTALL TYPE 'L' CONCRETE CURB AND GUTTER PER CCAUSD No. 216.
(6) INSTALL CONCRETE PUBLIC SIDEWALK PER CCAUSD No. 234, WIDTH AS NOTED ON PLANS, 2% MAX CROSS SLOPE.
(6A) INSTALL CONCRETE PRIVATE SIDEWALK PER CCAUSD NO. 234 (2% MAX CROSS SLOPE) REFER TO ARCHITECTUAL PLANS FOR COLOR, PATTERN, & OR TREATMENT.
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(LS) REFER TO LANDSCAPE PLANS FOR DETAILS.
(ME) MATCH EXISTING
(PP) PROTECT IN PLACE

STORM DRAIN NOTES

[1] INSTALL Z886-HDG-LD TRENCH DRAIN SYSTEM WITH STORM WATER QUALITY STAMP PER CCAUSD No. 421, CLASS A DUCTILE IRON DECORATIVE GRATE (DOG) PER DETAIL 6 ON SHEET C03.34 (OR APPROVED EQUAL), WITH ANY REQUIRED ADAPTERS/FITTINGS REQUIRED TO CONNECT DRAIN TO OUTLET PIPE, LENGTH AS NOTED ON PLANS.
[2] INSTALL PVC STORM DRAIN PIPE WITH EXCAVATION, BACKFILL, AND TYPE 2 BEDDING PER CCAUSD No.503.1. SIZE, LENGTH, AND SLOPE AS NOTED ON PLANS.
[4] OUTLET STORM DRAIN PIPE THROUGH PERIMITER FLOOD WALL PER DETAIL 9 ON SHEET C03.34. PIPE INVERT SHALL BE FLUSH WITH SIDEWALK UNDERDRAIN FLOWLINE ELEVATION. SEE DETAIL 9 FOR PIPE PENTRATION DETAIL.

RIGHT-OF-WAY AND EASEMENTS

(107) EX. RANCHO DR R/W PER DOC #0329:0288327.

BENCHMARK
CLARK COUNTY VERTICAL CONTROL
BENCHMARK No. "SLV118NEE6"

RIVET AND PLATE IN THE TOP OF CURB AT THE NORTHWEST CORNER OF RANCHO DRIVE AND KINGS WAY.

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NORTH

GRAPHIC SCALE IN FEET
0 5 10 20

SOUTHWEST GAS CORPORATION	SWG UID	DATE

NDOT RIGHT-OF-WAY NOTE:
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STORM DRAIN NOTE:
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Call before you Dig
Avoid cutting underground utility lines. It's costly.
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Call before you UnderGround 1-702-432-5300
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No.	REVISIONS	DATE	BY

Kimley»Horn
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PHONE: 702-862-3000
WWW.KIMLEY-HORN.COM

PROFESSIONAL ENGINEER
THOMAS E. ACKERT
No. 18592
Exp. 12/31/24
CIVIL
STATE OF NEVADA

02/22/2023

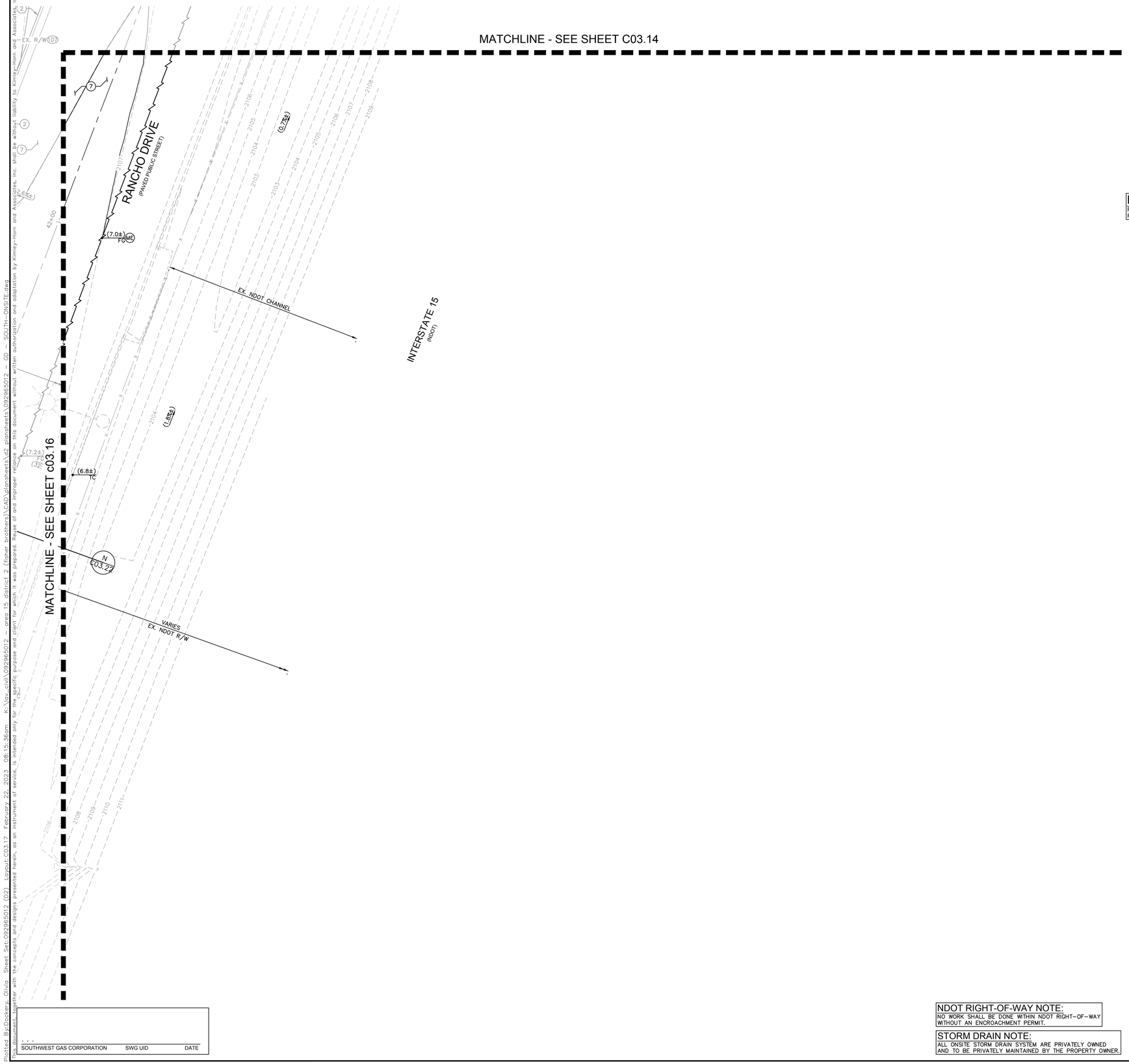
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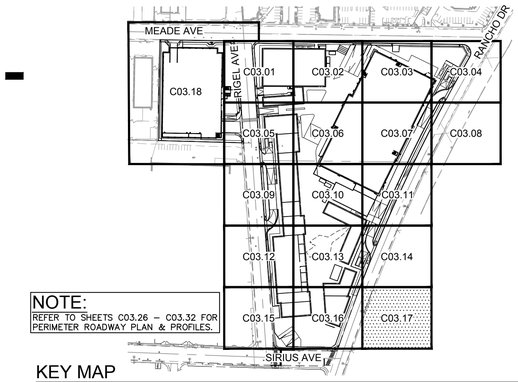
GRADING PLAN - SHEET 16

AREA 15 DISTRICT 2
PREPARED FOR
FISHER BROTHERS LAS VEGAS, LLC
NEVADA
CITY OF LAS VEGAS

29 OF 57 SHEETS
C03.16

Plotted By:Dockery, Olivia Sheet Set:092965012 (02) Layout:C03.16 February 22, 2023 08:15:17am K:\Vax_civil\092965012 - area 15 district 2 (fisher brothers)\CAD\plansheets\d2 plansheets\092965012 - GD - SOUTH-ONSITE.dwg
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NOTE:
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KEY MAP

NTS

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GEOTECHNICAL REPORT

ALL GRADING SHALL CONFORM TO THE GEOTECHNICAL REPORT:

ENGINEER: NINYO & MOORE
DATED: 10/31/2022
PROJECT No: 304970001

FLOOD ZONE NOTE

REFER TO SHEET C03.00 FOR FLOOD ZONE NOTES.

STORMWATER COMPLIANCE NOTES

REFER TO SHEET C03.00 FOR STORM WATER COMPLIANCE NOTES.

CONSTRUCTION NOTES

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(ME) MATCH EXISTING

RIGHT-OF-WAY AND EASEMENTS

(107) EX. RANCHO DR R/W PER DOC #0329:0288327.

BENCHMARK

CLARK COUNTY VERTICAL CONTROL
BENCHMARK No. "5LV118NEE6"

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NORTH

GRAPHIC SCALE IN FEET
0 5 10 20

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No.	REVISIONS	DATE	BY

Kimley»Horn
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PROFESSIONAL ENGINEER
THOMAS ACKERET
Exp. 12/31/24
CIVIL
No. 18592
STATE OF NEVADA
02/22/2023

KHA PROJECT 092965012	DATE 02/22/2023	SCALE AS SHOWN	DESIGNED BY TEA	DRAWN BY TEA	CHECKED BY TEA

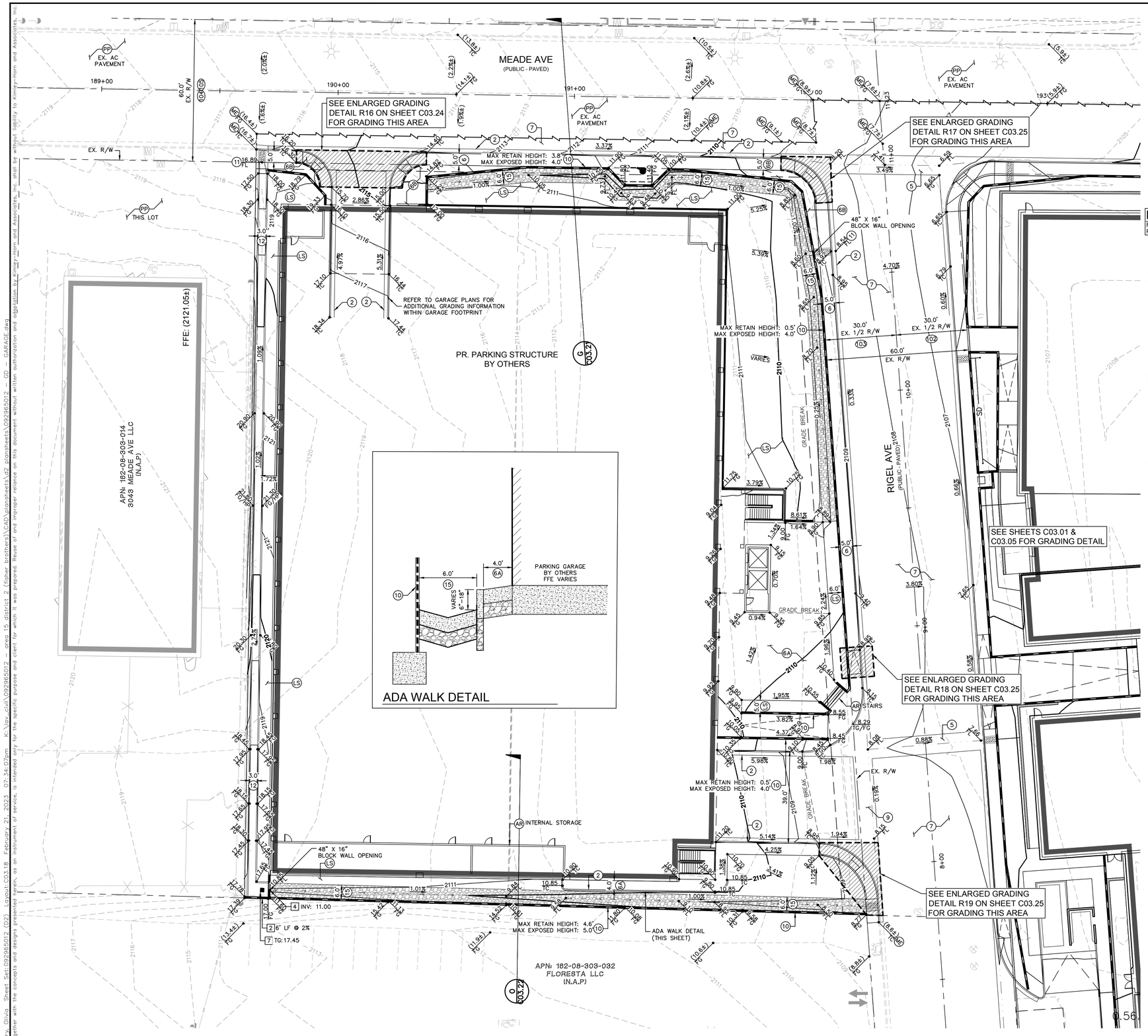
GRADING PLAN - SHEET 17

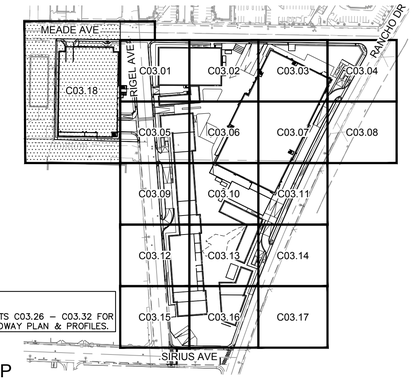
AREA 15 DISTRICT 2

PREPARED FOR
FISHER BROTHERS LAS VEGAS, LLC
CITY OF LAS VEGAS NEVADA

30 OF 57 SHEETS
C03.17

Plotted By:Dockery, Olivia Sheet Set:092965012 (02) Layout:C03.17 February 22, 2023 08:15:36am K:\lav_civil\092965012 - area 15 district 2 (fisher brothers)\CAD\plansheets\v2 plansheets\092965012 - GD - SOUTH-ONSITE.dwg
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NOTE:
REFER TO SHEETS C03.26 – C03.32 FOR PERIMETER ROADWAY PLAN & PROFILES.

KEY MAP
NTS

GENERAL NOTES
1. REFER TO SHEET C00.02 FOR LEGEND AND ABBREVIATIONS.
2. ALL DIMENSIONS ARE MEASURED FROM BACK OF CURB UNLESS OTHERWISE NOTED ON PLANS.
3. THE CONTRACTOR SHALL VERIFY EX. GRADES PRIOR TO CONSTRUCTION. IF A CONFLICT EXISTS BETWEEN THE FIELD CONDITION AND THESE PLANS, THE CONTRACTOR SHALL NOTIFY THE ENGINEER.
4. THE CONTRACTOR SHALL VERIFY EX. IMPROVEMENTS SHOWN ON THE PLAN AND NOTIFY THE ENGINEER IMMEDIATELY IF DISCREPANCIES EXIST.
5. THE CONTRACTOR SHALL PROTECT IN PLACE EX. IMPROVEMENTS, THAT ARE NOTED TO REMAIN, DURING DEMOLITION AND CONSTRUCTION.
6. THE CONTRACTOR SHALL VERIFY AND LOCATE ALL EXISTING UNDERGROUND UTILITIES PRIOR TO COMMENCEMENT OF CONSTRUCTION AND PROTECT IN PLACE UNLESS OTHERWISE NOTED ON THE PLANS.
7. ANY EXISTING STRUCTURE(S), IMPROVEMENT(S), AND/OR APPURTENANCE(S) TO REMAIN, WHICH ARE DAMAGED DURING DEMOLITION OR CONSTRUCTION, SHALL BE IMMEDIATELY REPAIRED OR REPLACED BY THE CONTRACTOR AT THEIR EXPENSE.
8. THE CONTRACTOR SHALL ENSURE POSITIVE DRAINAGE IS MAINTAINED.
9. THE ONSITE STORMWATER CONVEYANCE SYSTEM IS TO BE PRIVATELY MAINTAINED.
10. ADD 2100.00 TO ALL 2-DIGIT ELEVATIONS UNLESS OTHERWISE NOTED.

GEOTECHNICAL REPORT
ALL GRADING SHALL CONFORM TO THE GEOTECHNICAL REPORT:

ENGINEER: NINYO & MOORE
DATED: 10/31/2022
PROJECT No: 304970001

FLOOD ZONE NOTE
REFER TO SHEET C03.00 FOR FLOOD ZONE NOTES.

STORMWATER COMPLIANCE NOTES
REFER TO SHEET C03.00 FOR STORM WATER COMPLIANCE NOTES.

CONSTRUCTION NOTES
(2) INSTALL TYPE 'L' CONCRETE CURB AND GUTTER PER CCAUSD No. 216.
(5) INSTALL CONCRETE CROSS GUTTER PER CCAUSD No. 228.
(6) INSTALL CONCRETE PUBLIC SIDEWALK PER CCAUSD No. 234, WIDTH AS NOTED ON PLANS, 2% MAX CROSS SLOPE.
(6A) INSTALL CONCRETE PRIVATE SIDEWALK PER CCAUSD NO. 234 (2% MAX CROSS SLOPE) REFER TO ARCHITECTURAL PLANS FOR COLOR, PATTERN, & OR TREATMENT.
(6B) INSTALL CONCRETE 4" CONCRETE WALK (NON ADA) PER CCAUSD NO. 234. LOCATED BEHIND R/W TO FACE OF WALL.
(7) INSTALL PAVEMENT AND BASE MATERIAL PER CCAUSD No. 200 AND 200.1 OR MATCH EXISTING ROADWAY STRUCTURAL SECTION, WHICHEVER IS GREATER.
(9) INSTALL COMMERCIAL DRIVEWAY PER CCAUSD No. 222.1 AND 225.
(10) INSTALL RETAINING WALL PER SNBO REGIONAL STANDARD No. B-100-2 WITH SOLID GROUT (ENTIRE HEIGHT) SCREEN WALL, 4.0' MAX RETAINING HEIGHT, SCREEN HEIGHT AS NOTED ON PLANS.
(11) INSTALL SIDEWALK UNDERDRAIN PER CCAUSD No. 236.
(12) INSTALL CONCRETE FLUME PER DETAIL 3 ON SHEET C03.33, WIDTH AS NOTED ON PLANS.
(15) INSTALL LID RIP-RAP SWALE (1% MAX SLOPE) PER DETAIL 5 ON SHEET C03.33
(AR) REFER TO ARCHITECTURAL PLANS FOR DETAILS.
(LS) REFER TO LANDSCAPE PLANS FOR DETAILS.
(ME) MATCH EXISTING
(PP) PROTECT IN PLACE

STORM DRAIN NOTES
[2] INSTALL PVC STORM DRAIN PIPE WITH EXCAVATION, BACKFILL, AND TYPE 2 BEDDING PER CCAUSD No.503.1. SIZE, LENGTH, AND SLOPE AS NOTED ON PLANS.
[4] OUTLET STORM DRAIN PIPE THROUGH PERIMITER FLOOD WALL PER DETAIL 9 SHEET C03.32. PIPE INVERT SHALL BE FLUSH WITH SIDEWALK UNDERDRAIN FLOWLINE ELEVATION.SEE DETAIL 9 FOR PIPE PENETRATION DETAIL.
[7] INSTALL 24"X24" JENSEN PRECAST INLET PER DETAIL 7 ON SHEET C03.26 WITH STORMWATER QUALITY STAMP PER CCAUSD No. 421 WITH A BOLT DOWN TOP.

RIGHT-OF-WAY AND EASEMENTS
(102) EX. RIGEL AVE R/W PER DOC #0452: 0364174.
(103) EX. RIGEL AVE R/W PER DOC #0020: 0018943.
(104) EX. MEADE AVE R/W PER DOC #0000: 0232884.
(105) EX. MEADE AVE R/W PER DOC #0000: 0288327.

BENCHMARK
CLARK COUNTY VERTICAL CONTROL
BENCHMARK No. "SLV118NEE6"

RIVET AND PLATE IN THE TOP OF CURB AT THE NORTHWEST CORNER OF RANCHO DRIVE AND KINGS WAY.

ELEVATION = 635.481 METERS
2084.91 FEET

CITY OF LAS VEGAS VERTICAL CONTROL DATUM BASED UPON
NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD '88 V.2018)

BASIS OF BEARING
SOUTH 89°40'45" EAST, BEING THE BEARING OF THE NORTH LINE OF THE NORTHEAST QUARTER (NE 1/4) OF THE NORTHEAST QUARTER (NE 1/4) OF SECTION 8, TOWNSHIP 21 SOUTH, RANGE 61 EAST, M.D.M., AS SHOWN IN FILE 135, PAGE 29 OF SURVEYS ON FILE AT THE CLARK COUNTY, NEVADA RECORDER'S OFFICE.

STORM DRAIN NOTE:
ALL ONSITE STORM DRAIN SYSTEM ARE PRIVATELY OWNED AND TO BE PRIVATELY MAINTAINED BY THE PROPERTY OWNER.

NORTH
GRAPHIC SCALE IN FEET
0 10 20 40

Call before you DIG
Avoid cutting underground utility lines. It's costly.
CALL BEFORE YOU DIG UNDERGROUND
Call before you UnderGround
1-702-432-5300
FREEWAY AND ARTERIAL SYSTEM OF TRANSPORTATION (FAST)
CALL 811 OR 1-800-642-2444
Avoid overhead power line contact. It's costly.
Call Before You Overhead
1-702-227-2929

No.	REVISIONS	DATE	BY

Kimley»Horn
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6671 LAS VEGAS BOULEVARD S., SUITE 320, LAS VEGAS, NV 89119
PHONE: 702-862-3000
WWW.KIMLEY-HORN.COM

PROFESSIONAL ENGINEER
THOMAS E. ACKERT
Exp. 12/31/24
CIVIL
No. 18592
STATE OF NEVADA
02/22/2023

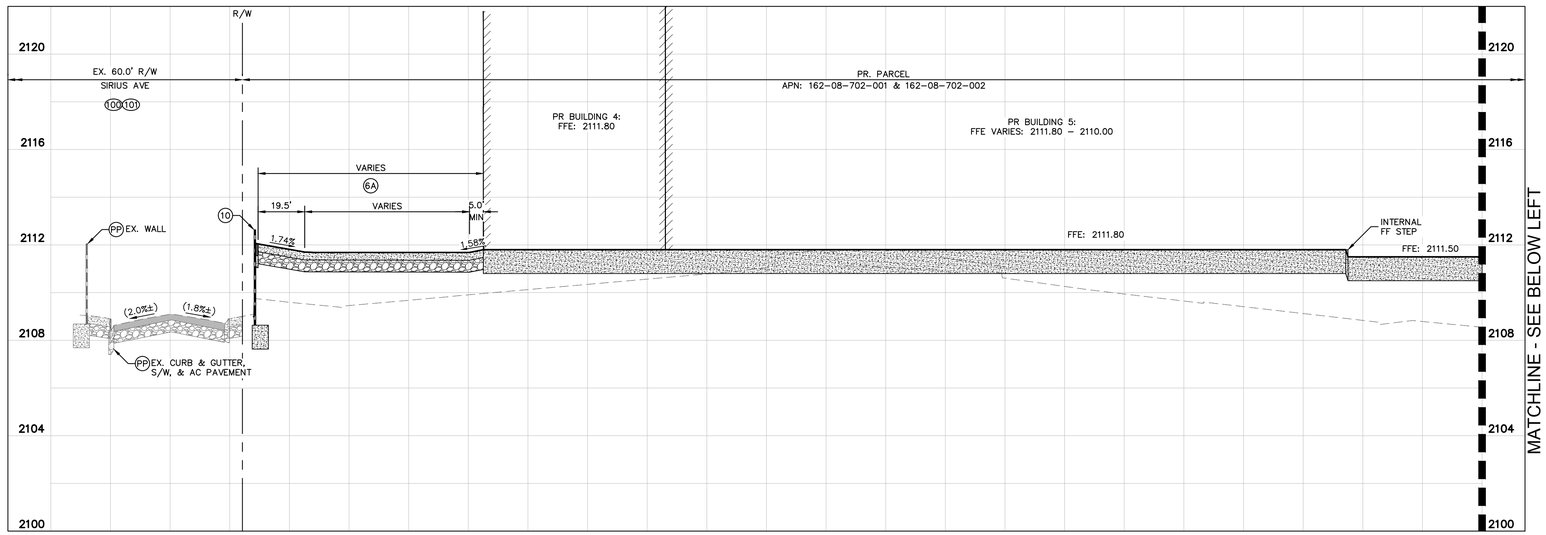
KHA PROJECT	092965012
DATE	02/22/2023
SCALE	AS SHOWN
DESIGNED BY	TEA
DRAWN BY	TEA
CHECKED BY	TEA

GRADING PLAN - GARAGE

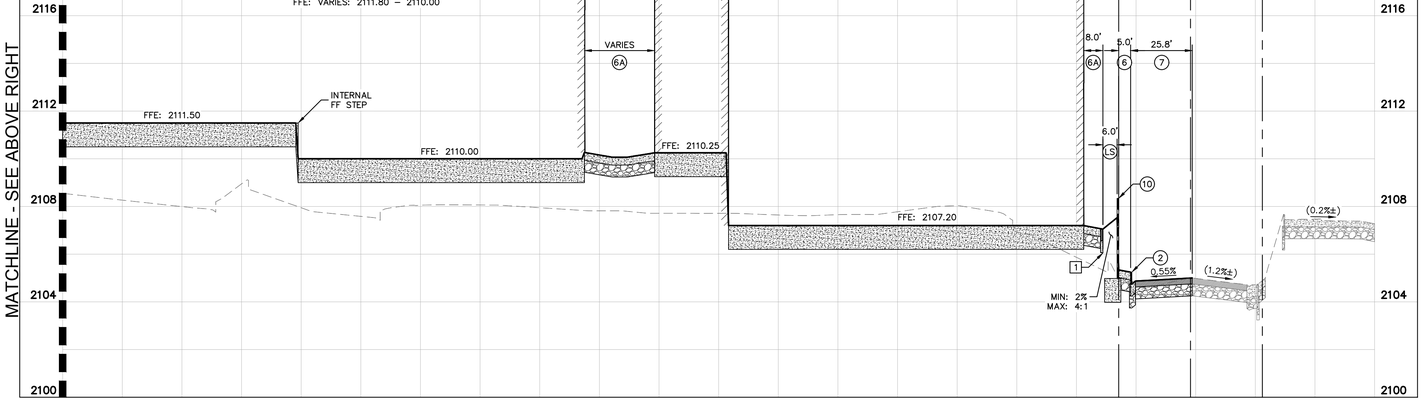
AREA 15 DISTRICT 2
PREPARED FOR
FISHER BROTHERS LAS VEGAS, LLC
NEVADA
CITY OF LAS VEGAS

31 OF 57 SHEETS
C03.18

Plotted By:Dockery, Olivia Sheet Set:092965012 (02) Layout:C03.18 February 21, 2023 07:34:07pm K:\Las_civil\092965012 - prep 15 district 2 (fisher brothers)\CAD\plansheets\d2 plansheets\092965012 - (02) - GARAGE.dwg
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A C03.00 SECTION A



A C03.00 SECTION A CONTINUED

GENERAL NOTES

1. THE CONTRACTOR SHALL VERIFY THE EX. GRADES PRIOR TO CONSTRUCTION. IF A CONFLICT EXISTS BETWEEN THE FIELD CONDITION AND THESE PLANS, THE CONTRACTOR SHALL NOTIFY THE ENGINEER.
2. THE CONTRACTOR SHALL ENSURE POSITIVE DRAINAGE IS MAINTAINED.
3. ALL PAVEMENT SECTIONS SHOWN HEREIN ARE BASED ON THE RECOMMENDATIONS OF A GEOTECHNICAL ENGINEER.
4. THE ONSITE STORMWATER CONVEYANCE SYSTEM IS TO BE PRIVATELY MAINTAINED.
5. ADD 2000' TO ALL 2-DIGIT ELEVATIONS UNLESS OTHERWISE NOTED.
6. REFER TO SHEET C00.02 FOR LEGEND AND ABBREVIATIONS.

CONSTRUCTION NOTES

(2) INSTALL TYPE 'L' CONCRETE CURB AND GUTTER PER CCAUSD No. 216.

(6) INSTALL CONCRETE PUBLIC SIDEWALK PER CCAUSD No. 234, WIDTH AS NOTED ON PLANS, 2% MAX CROSS SLOPE.

(6A) INSTALL CONCRETE PRIVATE SIDEWALK PER CCAUSD NO. 234 (2% MAX CROSS SLOPE) REFER TO ARCHITECTUAL PLANS FOR COLOR, PATTERN, & OR TREATMENT.

(7) INSTALL PAVEMENT AND BASE MATERIAL PER CCAUSD No. 200 AND 200.1 OR MATCH EXISTING ROADWAY STRUCTURAL SECTION, WHICHEVER IS GREATER.

(10) INSTALL RETAINING WALL PER SNBO REGIONAL STANDARD No. B-100-2 SOLID GROUT (ENTIRE HEIGHT) SCREEN WALL, 4.0' MAX RETAINING HEIGHT, SCREEN HEIGHT AS NOTED ON PLANS.

(LS) REFER TO LANDSCAPE PLANS FOR DETAILS.

(PP) PROTECT IN PLACE

STORM DRAIN NOTES

[1] INSTALL Z886-HDG-LD TRENCH DRAIN SYSTEM WITH STORM WATER QUALITY STAMP PER CCAUSD No. 421, CLASS A DUCTILE IRON DECORATIVE GRATE (DOG) PER DETAIL 6 ON SHEET C03.34 (OR APPROVED EQUAL), WITH ANY REQUIRED ADAPTERS/FITTINGS REQUIRED TO CONNECT DRAIN TO OUTLET PIPE, LENGTH AS NOTED ON PLANS.

RIGHT-OF-WAY AND EASEMENTS

(100) EX. SIRIUS AVE R/W.

(101) EX. SIRIUS AVE R/W.

(104) EX. MEADE AVE R/W PER DOC #0000:0232884.

(105) EX. MEADE AVE R/W PER DOC #0000:0288327.

STORM DRAIN NOTE:
ALL ONSITE STORM DRAIN SYSTEM ARE PRIVATELY OWNED AND TO BE PRIVATELY MAINTAINED BY THE PROPERTY OWNER.

BENCHMARK

CLARK COUNTY VERTICAL CONTROL
BENCHMARK No. "5LV118NEE6"

RIVET AND PLATE IN THE TOP OF CURB AT THE NORTHWEST CORNER OF RANCHO DRIVE AND KINGS WAY.

ELEVATION = 635.481 METERS
2084.91 FEET

CITY OF LAS VEGAS VERTICAL CONTROL DATUM BASED UPON NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD '88 V.2018)

BASIS OF BEARING

SOUTH 89°40'45" EAST, BEING THE BEARING OF THE NORTH LINE OF THE NORTHEAST QUARTER (NE 1/4) OF THE NORTHEAST QUARTER (NE 1/4) OF SECTION 8, TOWNSHIP 21 SOUTH, RANGE 61 EAST, M.D.M., AS SHOWN IN FILE 135, PAGE 29 OF SURVEYS ON FILE AT THE CLARK COUNTY, NEVADA RECORDER'S OFFICE.

GRAPHIC SCALE IN FEET
0 10 20 40
HORIZONTAL
0 1 2 4
VERTICAL

.	.	.
SOUTHWEST GAS CORPORATION	SWG UID	DATE

Plotted By:Dickery, Olivo Sheet Set:09295012 (D2) Layout:C03.19 February 22, 2023 08:16:22am K:\lav_civil\09295012 - area 15 district 2 (fisher brothers)\CAD\plansheets\d2 plansheets\09295012 - GD - SECTIONS.dwg
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No.	REVISIONS	DATE	BY

Kimley»Horn
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6671 LAS VEGAS BOULEVARD S., SUITE 320, LAS VEGAS, NV 89119
PHONE: 702-862-3000
WWW.KIMLEY-HORN.COM

PROFESSIONAL ENGINEER — THOMAS ACKERT — No. 18592 — Exp. 12/31/24 — CIVIL — STATE OF NEVADA

02/22/2023

KHA PROJECT 09295012	DATE 02/22/2023	SCALE AS SHOWN	DESIGNED BY TEA	DRAWN BY TEA	CHECKED BY TEA

AREA 15 DISTRICT 2

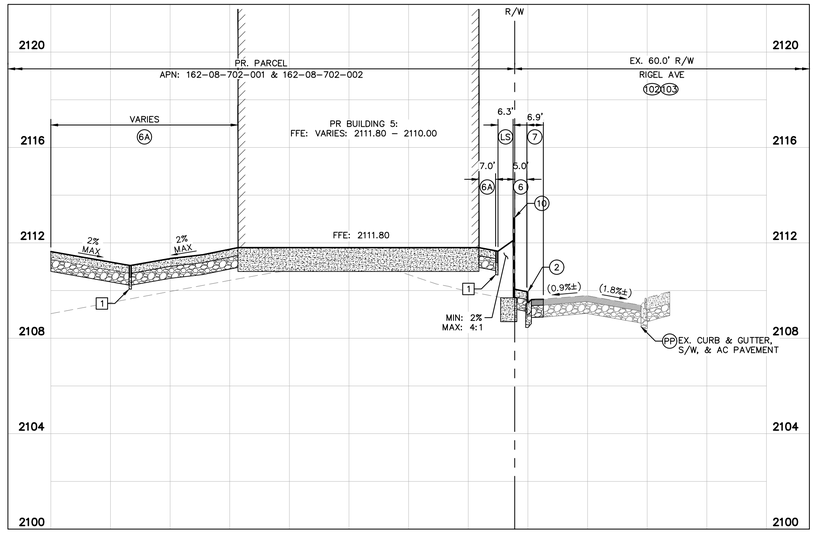
PREPARED FOR
FISHER BROTHERS LAS VEGAS, LLC
CITY OF LAS VEGAS NEVADA

GRADING SECTIONS - SHEET 1

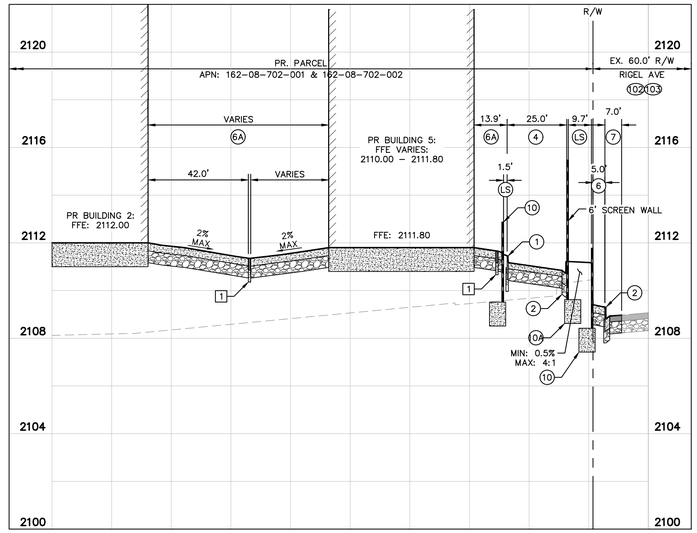
32 OF 57 SHEETS

C03.19

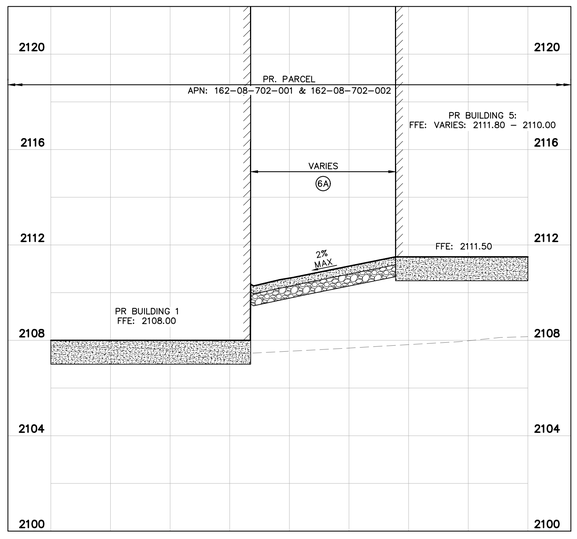
Call before you DIG
Avoid cutting underground utility lines. It's costly.
AVOID HITTING UNDERGROUND TRAFFIC SIGNAL SYSTEMS AND STREET LIGHT SYSTEM CONDUITS IT'S COSTLY
CALL BEFORE YOU DIG UNDERGROUND
Call before you UnderGround 1-702-432-5300
811 OR 1-800-642-2444
Avoid overhead power line contact. It's costly.
Call Before You Overhead 1-702-227-2929



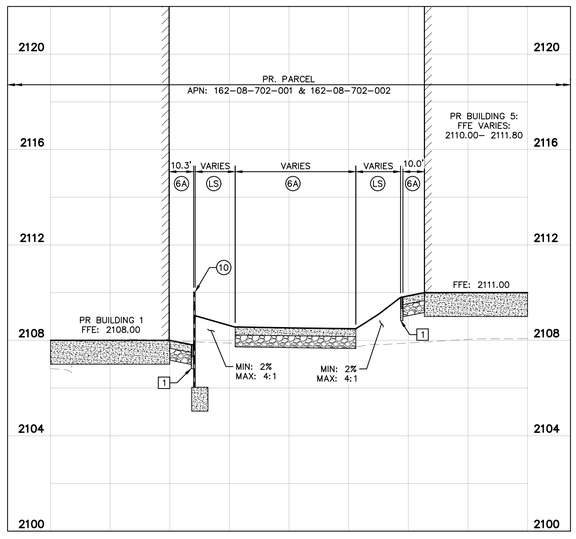
B C03.00 SECTION B



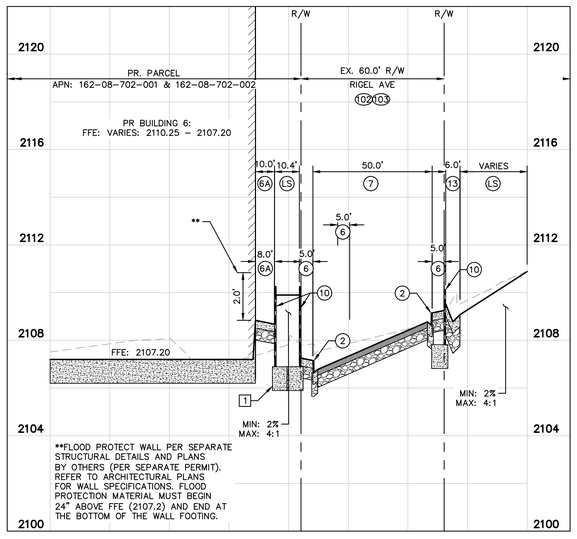
C C03.00 SECTION C



D C03.00 SECTION D



E C03.00 SECTION E



F C03.00 SECTION F

GENERAL NOTES

1. THE CONTRACTOR SHALL VERIFY THE EX. GRADES PRIOR TO CONSTRUCTION. IF A CONFLICT EXISTS BETWEEN THE FIELD CONDITION AND THESE PLANS, THE CONTRACTOR SHALL NOTIFY THE ENGINEER.
2. THE CONTRACTOR SHALL ENSURE POSITIVE DRAINAGE IS MAINTAINED.
3. ALL PAVEMENT SECTIONS SHOWN HEREIN ARE BASED ON THE RECOMMENDATIONS OF A GEOTECHNICAL ENGINEER.
4. THE ONSITE STORMWATER CONVEYANCE SYSTEM IS TO BE PRIVATELY MAINTAINED.
5. ADD 2000' TO ALL 2-DIGIT ELEVATIONS UNLESS OTHERWISE NOTED.
6. REFER TO SHEET C00.02 FOR LEGEND AND ABBREVIATIONS.

CONSTRUCTION NOTES

1. INSTALL MODIFIED TYPE 'A' CONCRETE CURB PER DETAIL 1 ON SHEET C03.34.
2. INSTALL TYPE 'L' CONCRETE CURB AND GUTTER PER CCAUSD No. 216.
4. INSTALL 6.0" CONCRETE PAVEMENT OVER 4.0" TYPE II AGGREGATE BASE PER GEOTECHNICAL REPORT RECOMMENDATIONS.
6. INSTALL CONCRETE PUBLIC SIDEWALK PER CCAUSD No. 234, WIDTH AS NOTED ON PLANS, 2% MAX CROSS SLOPE.
6A. INSTALL CONCRETE PRIVATE SIDEWALK PER CCAUSD NO. 234 (2% MAX CROSS SLOPE) REFER TO ARCHITECTUAL PLANS FOR COLOR, PATTERN, & OR TREATMENT.
7. INSTALL PAVEMENT AND BASE MATERIAL PER CCAUSD No. 200 AND 200.1 OR MATCH EXISTING ROADWAY STRUCTURAL SECTION, WHICHEVER IS GREATER.
10. INSTALL RETAINING WALL PER SNBO REGIONAL STANDARD No. B-100-2 SOLID GROUT (ENTIRE HEIGHT) SCREEN WALL, 4.0' MAX RETAINING HEIGHT, SCREEN HEIGHT AS NOTED ON PLANS.
10A. INSTALL SCREEN WALL PER SNBO REGIONAL STANDARD No. B-100-1 SOLID GROUT (ENTIRE HEIGHT) SCREEN WALL, 6.0' MIN. SCREEN HEIGHT. SEE ARCHITECTURAL PLANS FOR COLOR, TEXTURE, AND/OR FINISH DETAILS.
13. INSTALL 6' WIDE VALLEY GUTTER PER DETAIL 4 ON SHEET C03.34.
LS. REFER TO LANDSCAPE PLANS FOR DETAILS.
PP. PROTECT IN PLACE

STORM DRAIN NOTES

1. INSTALL Z886-HDG-LD TRENCH DRAIN SYSTEM WITH STORM WATER QUALITY STAMP PER CCAUSD No. 421, CLASS A DUCTILE IRON DECORATIVE GRATE (DOG) PER DETAIL 6 ON SHEET C03.34 (OR APPROVED EQUAL), WITH ANY REQUIRED ADAPTERS/FITTINGS REQUIRED TO CONNECT DRAIN TO OUTLET PIPE, LENGTH AS NOTED ON PLANS.

RIGHT-OF-WAY AND EASEMENTS

102. EX. RIGEL AVE R/W PER DOC #0452:0364174.
103. EX. RIGEL AVE R/W PER DOC #0020:0018943.

STORM DRAIN NOTE:
ALL ONSITE STORM DRAIN SYSTEM ARE PRIVATELY OWNED AND TO BE PRIVATELY MAINTAINED BY THE PROPERTY OWNER.

BENCHMARK

CLARK COUNTY VERTICAL CONTROL
BENCHMARK No. "SLV18NEE5"

RIVET AND PLATE IN THE TOP OF CURB AT THE NORTHWEST CORNER OF RANCHO DRIVE AND KINGS WAY.

ELEVATION = 635.481 METERS
2084.91 FEET

CITY OF LAS VEGAS VERTICAL CONTROL DATUM BASED UPON NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD '88 V.2018)

BASIS OF BEARING

SOUTH 89°40'45" EAST, BEING THE BEARING OF THE NORTH LINE OF THE NORTHEAST QUARTER (NE 1/4) OF THE NORTHEAST QUARTER (NE 1/4) OF SECTION 8, TOWNSHIP 21 SOUTH, RANGE 61 EAST, M.D.M., AS SHOWN IN FILE 135, PAGE 29 OF SURVEYS ON FILE AT THE CLARK COUNTY, NEVADA RECORDER'S OFFICE.

GRAPHIC SCALE IN FEET
0 10 20 40
HORIZONTAL
0 1 2 4
VERTICAL

SOUTHWEST GAS CORPORATION SWG UID DATE

Call before you Dig
Avoid cutting underground utility lines. It's costly.
CALL 811 OR 1-800-642-2444
Call before you UnderGround 1-702-432-5300
Avoid overhead power line contact. It's costly.
Call Before You Overhead 1-702-227-2929

No.	REVISIONS	DATE	BY

Kimley»Horn
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6671 LAS VEGAS BOULEVARD S., SUITE 320, LAS VEGAS, NV 89119
PHONE: 702-862-3000
WWW.KIMLEY-HORN.COM

PROFESSIONAL ENGINEER
THOMAS ACKERT
No. 18592
Exp. 12/31/24
CIVIL
STATE OF NEVADA
02/22/2023

K+H PROJECT	092965012
DATE	02/22/2023
SCALE	AS SHOWN
DESIGNED BY	TEA
DRAWN BY	TEA
CHECKED BY	TEA

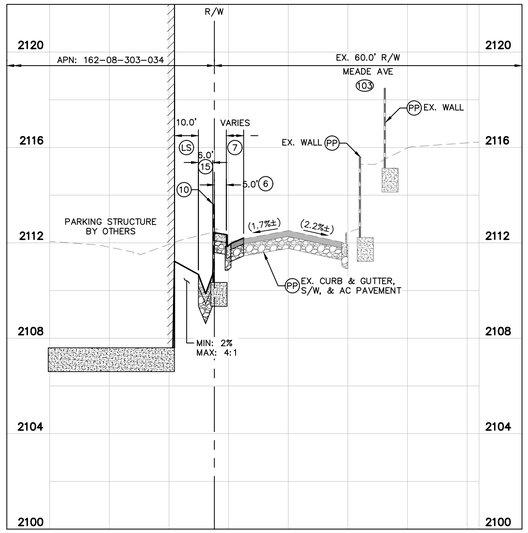
GRADING SECTIONS - SHEET 2

AREA 15 DISTRICT 2

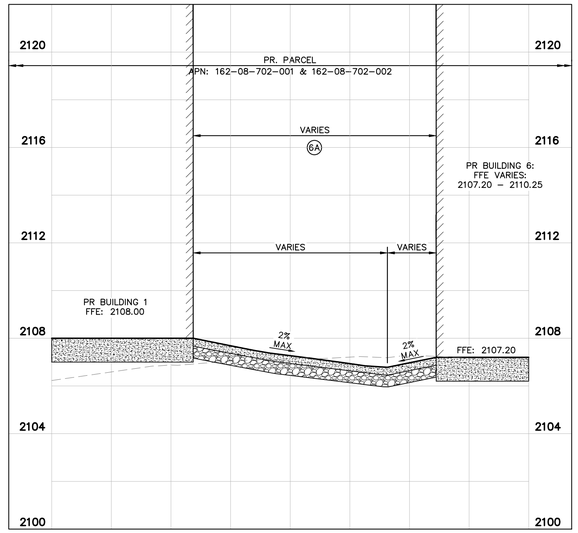
PREPARED FOR
FISHER BROTHERS LAS VEGAS, LLC
NEVADA
CITY OF LAS VEGAS

33 OF 57 SHEETS
C03.20

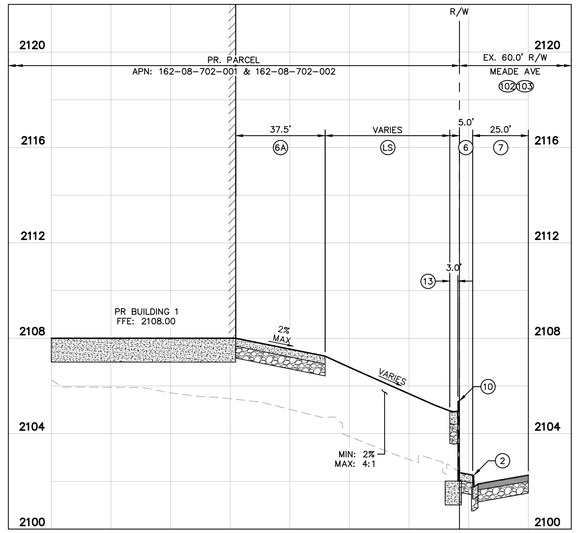
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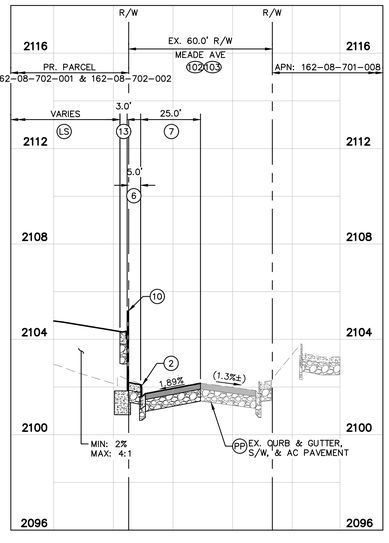
G C03.00 SECTION G



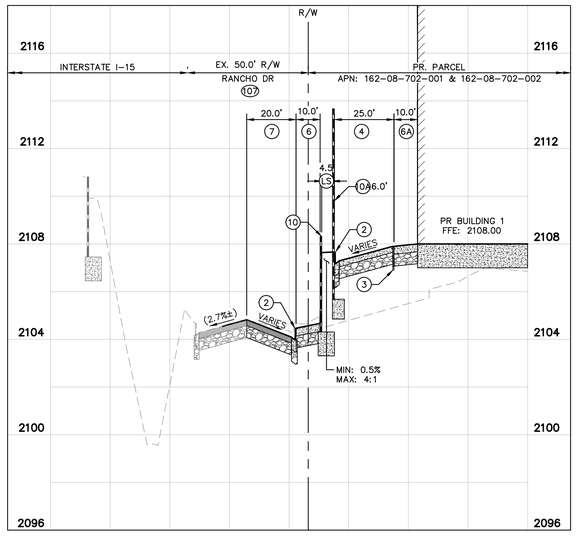
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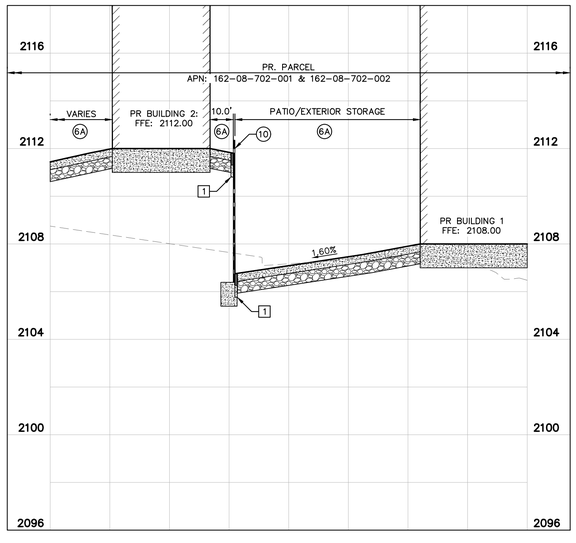
I C03.00 SECTION I



J C03.00 SECTION J



K C03.00 SECTION K



L C03.00 SECTION L

GENERAL NOTES

1. THE CONTRACTOR SHALL VERIFY THE EX. GRADES PRIOR TO CONSTRUCTION. IF A CONFLICT EXISTS BETWEEN THE FIELD CONDITION AND THESE PLANS, THE CONTRACTOR SHALL NOTIFY THE ENGINEER.
2. THE CONTRACTOR SHALL ENSURE POSITIVE DRAINAGE IS MAINTAINED.
3. ALL PAVEMENT SECTIONS SHOWN HEREIN ARE BASED ON THE RECOMMENDATIONS OF A GEOTECHNICAL ENGINEER.
4. THE ONSITE STORMWATER CONVEYANCE SYSTEM IS TO BE PRIVATELY MAINTAINED.
5. ADD 2000' TO ALL 2-DIGIT ELEVATIONS UNLESS OTHERWISE NOTED.
6. REFER TO SHEET C00.02 FOR LEGEND AND ABBREVIATIONS.

CONSTRUCTION NOTES

(2) INSTALL TYPE 'L' CONCRETE CURB AND GUTTER PER CCAUSD No. 216.
(3) INSTALL 0" FACE CURB PER DETAIL 2 ON SHEET C03.34.
(4) INSTALL 6.0" CONCRETE PAVEMENT OVER 4.0" TYPE II AGGREGATE BASE PER GEOTECHNICAL REPORT RECOMMENDATIONS.
(6) INSTALL CONCRETE PUBLIC SIDEWALK PER CCAUSD No. 234, WIDTH AS NOTED ON PLANS, 2% MAX CROSS SLOPE.
(6A) INSTALL CONCRETE PRIVATE SIDEWALK PER CCAUSD NO. 234 (2% MAX CROSS SLOPE) REFER TO ARCHITECTUAL PLANS FOR COLOR, PATTERN, & OR TREATMENT.
(7) INSTALL PAVEMENT AND BASE MATERIAL PER CCAUSD No. 200 AND 200.1 OR MATCH EXISTING ROADWAY STRUCTURAL SECTION, WHICHEVER IS GREATER.
(10) INSTALL RETAINING WALL PER SNBO REGIONAL STANDARD No. B-100-2 SOLID GROUT (ENTIRE HEIGHT) SCREEN WALL, 4.0' MAX RETAINING HEIGHT, SCREEN HEIGHT AS NOTED ON PLANS.
(10A) INSTALL SCREEN WALL PER SNBO REGIONAL STANDARD No. B-100-1 SOLID GROUT (ENTIRE HEIGHT) SCREEN WALL, 6.0' MIN. SCREEN HEIGHT. SEE ARCHITECTURAL PLANS FOR COLOR, TEXTURE, AND/OR FINISH DETAILS.
(13) INSTALL 6' WIDE VALLEY GUTTER PER DETAIL 4 ON SHEET C03.34.
(15) INSTALL LID RIP-RAP SWALE (1% MAX SLOPE) PER DETAIL 5 ON SHEET C03.34.
(LS) REFER TO LANDSCAPE PLANS FOR DETAILS.
(PP) PROTECT IN PLACE

STORM DRAIN NOTES

[1] INSTALL Z886-HDG-LD TRENCH DRAIN SYSTEM WITH STORM WATER QUALITY STAMP PER CCAUSD No. 421, CLASS A DUCTILE IRON DECORATIVE GRATE (DOG) PER DETAIL 6 ON SHEET C03.34 (OR APPROVED EQUAL), WITH ANY REQUIRED ADAPTERS/FITTINGS REQUIRED TO CONNECT DRAIN TO OUTLET PIPE, LENGTH AS NOTED ON PLANS.

RIGHT-OF-WAY AND EASEMENTS

(102) EX. RIGEL AVE R/W PER DOC #0452:0364174.
(103) EX. RIGEL AVE R/W PER DOC #0020:0018943.
(107) EX. RANCHO DR R/W PER DOC #0329:0288327.

STORM DRAIN NOTE:
ALL ONSITE STORM DRAIN SYSTEM ARE PRIVATELY OWNED AND TO BE PRIVATELY MAINTAINED BY THE PROPERTY OWNER.

BENCHMARK

CLARK COUNTY VERTICAL CONTROL
BENCHMARK No. "SLV118NEE6"

RIVET AND PLATE IN THE TOP OF CURB AT THE NORTHWEST CORNER OF RANCHO DRIVE AND KINGS WAY.

ELEVATION = 635.481 METERS
2084.91 FEET

CITY OF LAS VEGAS VERTICAL CONTROL DATUM BASED UPON NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD '88 V.2018)

BASIS OF BEARING

SOUTH 89°40'45" EAST, BEING THE BEARING OF THE NORTH LINE OF THE NORTHEAST QUARTER (NE 1/4) OF THE NORTHEAST QUARTER (NE 1/4) OF SECTION 8, TOWNSHIP 21 SOUTH, RANGE 61 EAST, M.D.M., AS SHOWN IN FILE 135, PAGE 29 OF SURVEYS ON FILE AT THE CLARK COUNTY, NEVADA RECORDER'S OFFICE.

GRAPHIC SCALE IN FEET
0 10 20 40
HORIZONTAL
0 1 2 4
VERTICAL

SOUTHWEST GAS CORPORATION SWG UID DATE

Kimley»Horn
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6671 LAS VEGAS BOULEVARD S., SUITE 320, LAS VEGAS, NV 89119
PHONE: 702-862-3000
WWW.KIMLEY-HORN.COM

PROFESSIONAL ENGINEER
THOMAS E. ACKERT
Exp. 12/31/24
CIVIL
No. 18592
STATE OF NEVADA
02/22/2023

KHA PROJECT	092965012
DATE	02/22/2023
SCALE	AS SHOWN
DESIGNED BY	TEA
DRAWN BY	TEA
CHECKED BY	TEA

No.	REVISIONS	DATE	BY

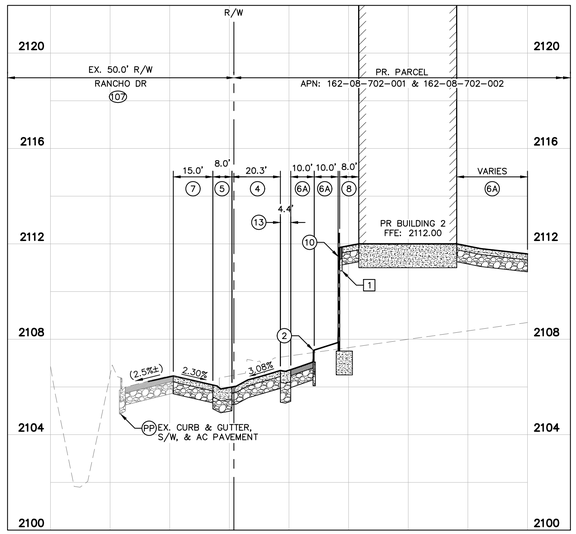
GRADING SECTIONS - SHEET 3

AREA 15
DISTRICT 2
PREPARED FOR
FISHER BROTHERS LAS VEGAS, LLC
NEVADA
CITY OF LAS VEGAS

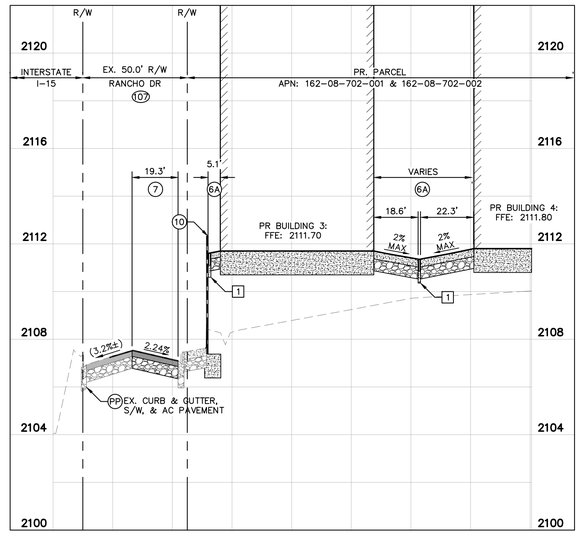
34 OF 57 SHEETS
C03.21

Call before you DIG
Avoid cutting underground utility lines. It's costly.
AVOID HITTING UNDERGROUND TRAFFIC SIGNAL SYSTEMS AND STREET LIGHT SYSTEM CONDUITS IN THE AREA
CALL BEFORE YOU DIG UNDERGROUND
Call before you UnderGround
1-702-432-5300
FREEWAY AND ARTERIAL SYSTEM OF TRANSPORTATION (FAST)
CALL 811 OR 1-800-642-2444
Avoid overhead power line contact. It's costly.
Call Before You Overhead
1-702-227-2929

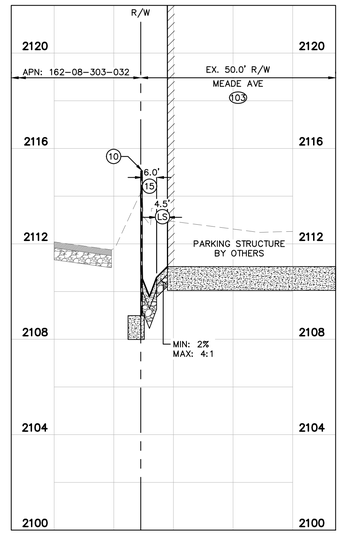
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M C03.00 SECTION M



N C03.00 SECTION N



O C03.00 SECTION O

GENERAL NOTES

1. THE CONTRACTOR SHALL VERIFY THE EX. GRADES PRIOR TO CONSTRUCTION. IF A CONFLICT EXISTS BETWEEN THE FIELD CONDITION AND THESE PLANS, THE CONTRACTOR SHALL NOTIFY THE ENGINEER.
2. THE CONTRACTOR SHALL ENSURE POSITIVE DRAINAGE IS MAINTAINED.
3. ALL PAVEMENT SECTIONS SHOWN HEREIN ARE BASED ON THE RECOMMENDATIONS OF A GEOTECHNICAL ENGINEER.
4. THE ONSITE STORMWATER CONVEYANCE SYSTEM IS TO BE PRIVATELY MAINTAINED.
5. ADD 2000' TO ALL 2-DIGIT ELEVATIONS UNLESS OTHERWISE NOTED.
6. REFER TO SHEET C00.02 FOR LEGEND AND ABBREVIATIONS.

CONSTRUCTION NOTES

(2) INSTALL TYPE 'L' CONCRETE CURB AND GUTTER PER CCAUSD No. 216.
(4) INSTALL 6.0" CONCRETE PAVEMENT OVER 4.0" TYPE II AGGREGATE BASE PER GEOTECHNICAL REPORT RECOMMENDATIONS.
(5) INSTALL CONCRETE CROSS GUTTER PER CCAUSD No. 228.
(6A) INSTALL CONCRETE PRIVATE SIDEWALK PER CCAUSD NO. 234 (2% MAX CROSS SLOPE) REFER TO ARCHITECTUAL PLANS FOR COLOR, PATTERN, & OR TREATMENT.
(7) INSTALL PAVEMENT AND BASE MATERIAL PER CCAUSD No. 200 AND 200.1 OR MATCH EXISTING ROADWAY STRUCTURAL SECTION, WHICHEVER IS GREATER.
(8) INSTALL ADA SIDEWALK RAMP, I.D. AS NOTED ON PLAN. REFER TO DETAILS ON SHEET C03.23-C03.25 FOR RAMP I.D., GEOMETRY AND GRADES.
(10) INSTALL RETAINING WALL PER SNBO REGIONAL STANDARD No. B-100-2 SOLID GROUT (ENTIRE HEIGHT) SCREEN WALL, 4.0' MAX RETAINING HEIGHT, SCREEN HEIGHT AS NOTED ON PLANS.
(13) INSTALL 6' WIDE VALLEY GUTTER PER DETAIL 4 ON SHEET C03.34.
(15) INSTALL LID RIP-RAP SWALE (1% MAX SLOPE) PER DETAIL 5 ON SHEET C03.34.
(LS) REFER TO LANDSCAPE PLANS FOR DETAILS.
(PP) PROTECT IN PLACE

STORM DRAIN NOTES

[1] INSTALL Z886-HDG-LD TRENCH DRAIN SYSTEM WITH STORM WATER QUALITY STAMP PER CCAUSD No. 421, CLASS A DUCTILE IRON DECORATIVE GRATE (DOG) PER DETAIL 6 ON SHEET C03.34 (OR APPROVED EQUAL), WITH ANY REQUIRED ADAPTERS/FITTINGS REQUIRED TO CONNECT DRAIN TO OUTLET PIPE, LENGTH AS NOTED ON PLANS.

RIGHT-OF-WAY AND EASEMENTS

(103) EX. RIGEL AVE R/W PER DOC #0020:0018943.
(107) EX. RANCHO DR R/W PER DOC #0329:0288327.

STORM DRAIN NOTE:
ALL ONSITE STORM DRAIN SYSTEM ARE PRIVATELY OWNED AND TO BE PRIVATELY MAINTAINED BY THE PROPERTY OWNER.

BENCHMARK

CLARK COUNTY VERTICAL CONTROL
BENCHMARK No. "SLV18NEE6"

RIVET AND PLATE IN THE TOP OF CURB AT THE NORTHWEST CORNER OF RANCHO DRIVE AND KINGS WAY.

ELEVATION = 635.481 METERS
2084.91 FEET

CITY OF LAS VEGAS VERTICAL CONTROL DATUM BASED UPON NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD '88 V.2018)

BASIS OF BEARING

SOUTH 89°40'45" EAST, BEING THE BEARING OF THE NORTH LINE OF THE NORTHEAST QUARTER (NE 1/4) OF THE NORTHEAST QUARTER (NE 1/4) OF SECTION 8, TOWNSHIP 21 SOUTH, RANGE 61 EAST, M.D.M., AS SHOWN IN FILE 135, PAGE 29 OF SURVEYS ON FILE AT THE CLARK COUNTY, NEVADA RECORDER'S OFFICE.

GRAPHIC SCALE IN FEET
0 10 20 40
HORIZONTAL
0 1 2 4
VERTICAL

AVOID HITTING UNDERGROUND TRAFFIC SIGNAL SYSTEMS AND STREET LIGHT SYSTEM CONDUITS. IT'S COSTLY
CALL BEFORE YOU DIG UNDERGROUND
Call before you UnderGround
1-702-432-5300
FREEWAY AND ARTERIAL SYSTEM OF TRANSPORTATION (FAST)
Call before you Dig
Avoid cutting underground utility lines. It's costly.
CALL 811 OR 1-800-642-2444
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Call Before You Overhead
1-702-227-2929

		BY
		DATE
		REVISIONS
		No.

Kimley»Horn
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6671 LAS VEGAS BOULEVARD S., SUITE 320, LAS VEGAS, NV 89119
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PROFESSIONAL ENGINEER
THOMAS ACKERET
Exp. 12/31/24
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No. 18592
STATE OF NEVADA
02/22/2023

KHA PROJECT	092965012
DATE	02/22/2023
SCALE	AS SHOWN
DESIGNED BY	TEA
DRAWN BY	TEA
CHECKED BY	TEA

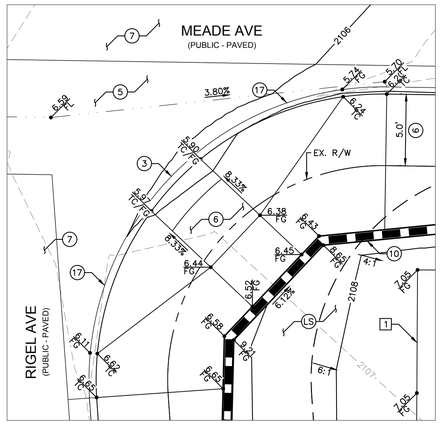
GRADING SECTIONS - SHEET 4

AREA 15
DISTRICT 2
PREPARED FOR
FISHER BROTHERS LAS VEGAS, LLC
NEVADA
CITY OF LAS VEGAS

35 OF 57 SHEETS
C03.22

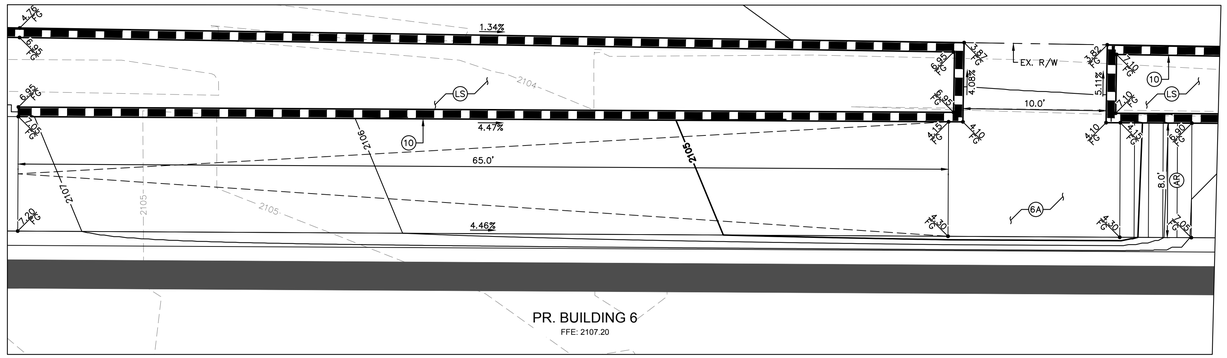
SOUTHWEST GAS CORPORATION	SWG UID	DATE

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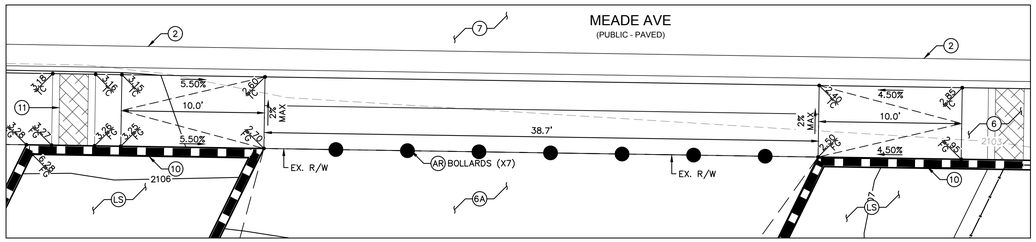
R1 C03.01 RAMP R1

SCALE: 1"=5'



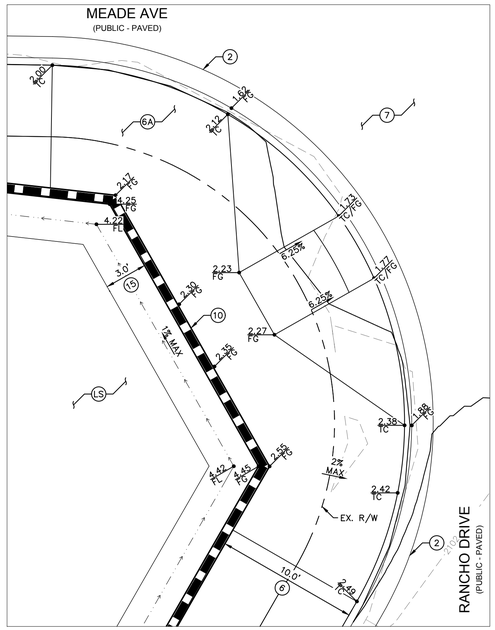
R2 C03.02 RAMP R2

SCALE: 1"=5'



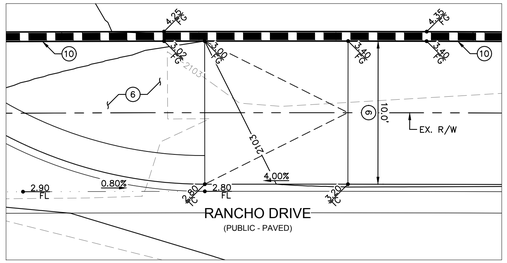
R3 C03.02 RAMP R3

SCALE: 1"=5'



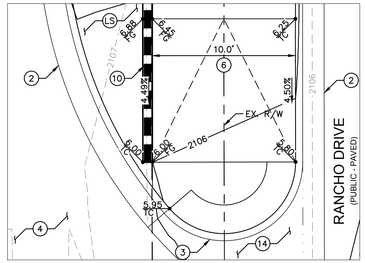
R4 C03.04 RAMP R4

SCALE: 1"=5'



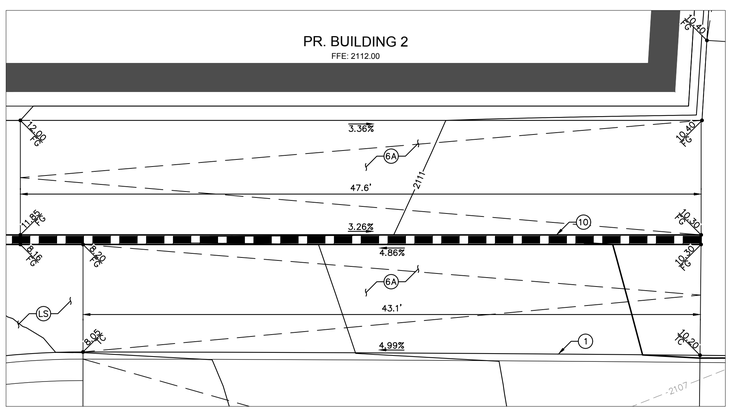
R5 C03.04 RAMP R5

SCALE: 1"=5'



R6 C03.14 RAMP R6

SCALE: 1"=5'



R7 C03.14 RAMP R7

SCALE: 1"=5'

GENERAL NOTES

1. REFER TO SHEET C00.02 FOR LEGEND AND ABBREVIATIONS.
2. ALL DIMENSIONS ARE MEASURED FROM BACK OF CURB UNLESS OTHERWISE NOTED ON PLANS.
3. THE CONTRACTOR SHALL VERIFY EX. GRADES PRIOR TO CONSTRUCTION. IF A CONFLICT EXISTS BETWEEN THE FIELD CONDITION AND THESE PLANS, THE CONTRACTOR SHALL NOTIFY THE ENGINEER.
4. THE CONTRACTOR SHALL VERIFY EX. IMPROVEMENTS SHOWN ON THE PLAN AND NOTIFY THE ENGINEER IMMEDIATELY IF DISCREPANCIES EXIST.
5. THE CONTRACTOR SHALL PROTECT IN PLACE EX. IMPROVEMENTS, THAT ARE NOTED TO REMAIN, DURING DEMOLITION AND CONSTRUCTION.
6. THE CONTRACTOR SHALL VERIFY AND LOCATE ALL EXISTING UNDERGROUND UTILITIES PRIOR TO COMMENCEMENT OF CONSTRUCTION AND PROTECT IN PLACE UNLESS OTHERWISE NOTED ON THE PLANS.
7. ANY EXISTING STRUCTURE(S), IMPROVEMENT(S), AND/OR APPURTENANCE(S) TO REMAIN, WHICH ARE DAMAGED DURING DEMOLITION OR CONSTRUCTION, SHALL BE IMMEDIATELY REPAIRED OR REPLACED BY THE CONTRACTOR AT THEIR EXPENSE.
8. THE CONTRACTOR SHALL ENSURE POSITIVE DRAINAGE IS MAINTAINED.
9. THE ONSITE STORMWATER CONVEYANCE SYSTEM IS TO BE PRIVATELY MAINTAINED.
10. ADD 2100.00 TO ALL 2-DIGIT ELEVATIONS UNLESS OTHERWISE NOTED.

GEOTECHNICAL REPORT

ALL GRADING SHALL CONFORM TO THE GEOTECHNICAL REPORT:

ENGINEER: NINYO & MOORE
DATED: 10/31/2022
PROJECT No: 304970001

FLOOD ZONE NOTE

REFER TO SHEET C03.00 FOR FLOOD ZONE NOTES.

STORMWATER COMPLIANCE NOTES

REFER TO SHEET C03.00 FOR STORM WATER COMPLIANCE NOTES.

CONSTRUCTION NOTES

1. INSTALL MODIFIED TYPE 'A' CONCRETE CURB PER DETAIL 1 ON SHEET C03.34.
2. INSTALL TYPE 'L' CONCRETE CURB AND GUTTER PER CCAUSD No. 216.
3. INSTALL 0" FACE CURB PER DETAIL 2 ON SHEET C03.34.
4. INSTALL 6.0" CONCRETE PAVEMENT OVER 4.0" TYPE II AGGREGATE BASE PER GEOTECHNICAL REPORT RECOMMENDATIONS.
5. INSTALL CONCRETE CROSS GUTTER PER CCAUSD No. 228.
6. INSTALL CONCRETE PUBLIC SIDEWALK PER CCAUSD No. 234, WIDTH AS NOTED ON PLANS, 2% MAX CROSS SLOPE.
6A. INSTALL CONCRETE PRIVATE SIDEWALK PER CCAUSD NO. 234 (2% MAX CROSS SLOPE) REFER TO ARCHITECTUAL PLANS FOR COLOR, PATTERN, & OR TREATMENT.
7. INSTALL PAVEMENT AND BASE MATERIAL PER CCAUSD No. 200 AND 200.1 OR MATCH EXISTING ROADWAY STRUCTURAL SECTION, WHICHEVER IS GREATER.
10. INSTALL RETAINING WALL PER SNBO REGIONAL STANDARD No. B-100-2 SOLID GROUT (ENTIRE HEIGHT) SCREEN WALL, 4.0' MAX RETAINING HEIGHT, SCREEN HEIGHT AS NOTED ON PLANS.
11. INSTALL SIDEWALK UNDERDRAIN PER CCAUSD No. 236.
14. INSTALL CONCRETE CROSS GUTTER PER CCAUSD No. 228.
15. INSTALL LID RIP-RAP SWALE (1% MAX SLOPE) PER DETAIL 5 ON SHEET C03.34.
17. INSTALL TRANSITION FROM MODIFIED TYPE 'A' CURB TO 0" FACE CURB.
AR. REFER TO ARCHITECTURAL PLANS FOR DETAILS.
LS. REFER TO LANDSCAPE PLANS FOR DETAILS.

BENCHMARK

CLARK COUNTY VERTICAL CONTROL
BENCHMARK No. "5LV118NEE6"

RIVET AND PLATE IN THE TOP OF CURB AT THE NORTHWEST CORNER OF RANCHO DRIVE AND KINGS WAY.

ELEVATION = 635.481 METERS
2084.91 FEET

CITY OF LAS VEGAS VERTICAL CONTROL DATUM BASED UPON
NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD '88 V.2018)

BASIS OF BEARING

SOUTH 89°40'45" EAST, BEING THE BEARING OF THE NORTH LINE OF THE NORTHEAST QUARTER (NE 1/4) OF THE NORTHEAST QUARTER (NE 1/4) OF SECTION 8, TOWNSHIP 21 SOUTH, RANGE 61 EAST, M.D.M., AS SHOWN IN FILE 135, PAGE 29 OF SURVEYS ON FILE AT THE CLARK COUNTY, NEVADA RECORDER'S OFFICE.

NDOT RIGHT-OF-WAY NOTE:
NO WORK SHALL BE DONE WITHIN NDOT RIGHT-OF-WAY WITHOUT AN ENCROACHMENT PERMIT.

STORM DRAIN NOTE:
ALL ONSITE STORM DRAIN SYSTEM ARE PRIVATELY OWNED AND TO BE PRIVATELY MAINTAINED BY THE PROPERTY OWNER.

SOUTHWEST GAS CORPORATION SWG UID DATE

Call before you Dig
Avoid cutting underground utility lines. It's costly.
Call 811 or 1-800-642-2444
Call Before You Overhead
Avoid overhead power line contact. It's costly.
1-702-227-2929
Call before you UnderGround
1-702-432-5300
FREEWAY AND ARTERIAL SYSTEM OF TRANSPORTATION (FAST)

No.	REVISIONS	DATE	BY

Kimley»Horn
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6671 LAS VEGAS BOULEVARD S., SUITE 320, LAS VEGAS, NV 89119
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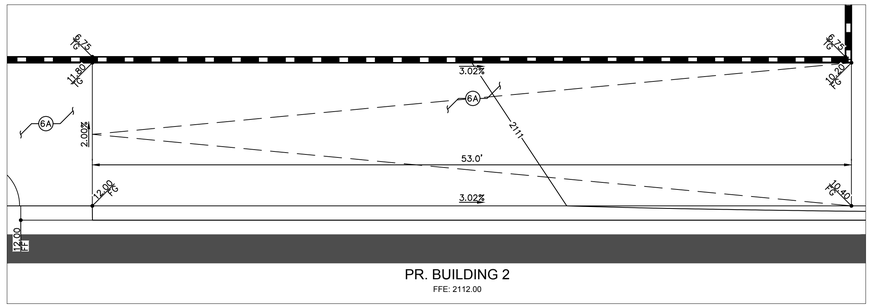
KHA PROJECT 092965012
DATE 02/22/2023
SCALE AS SHOWN
DESIGNED BY TEA
DRAWN BY TEA
CHECKED BY TEA

DETAILED RAMP GRADING - SHEET 1

AREA 15
DISTRICT 2
PREPARED FOR
FISHER BROTHERS LAS VEGAS, LLC
CITY OF LAS VEGAS NEVADA

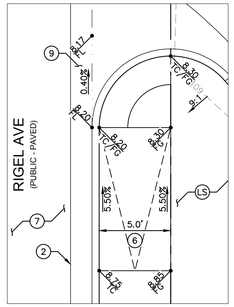
36 OF 57 SHEETS
C03.23

Plotted By:Dockery, Olivia Sheet Set:092965012 (02) Layout:C03.23 February 21, 2023 07:36:42pm K:\Lav_civil\092965012 — area 15 district 2 (fisher brothers)\CAD\plansheets\d2 plansheets\092965012 — GD Ramps.dwg
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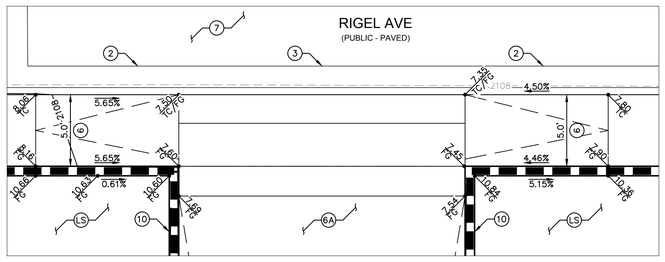
R8 C03.10 RAMP R8

SCALE: 1"=5'



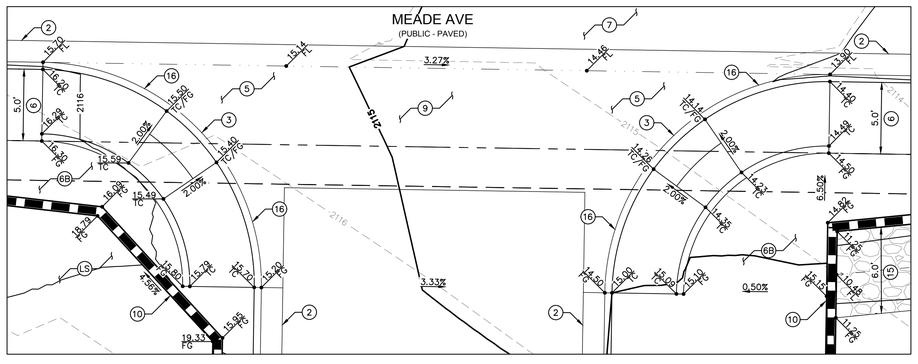
R9 C03.09 RAMP R9

SCALE: 1"=5'



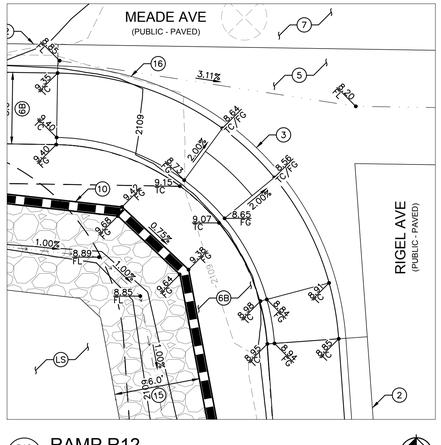
R10 C03.10 RAMP R10

SCALE: 1"=5'



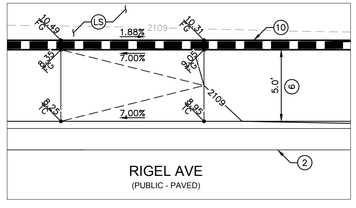
R11 C03.18 RAMP R11

SCALE: 1"=5'



R12 C03.18 RAMP R12

SCALE: 1"=5'



R13 C03.18 RAMP R13

SCALE: 1"=5'

GENERAL NOTES

1. REFER TO SHEET C00.02 FOR LEGEND AND ABBREVIATIONS.
2. ALL DIMENSIONS ARE MEASURED FROM BACK OF CURB UNLESS OTHERWISE NOTED ON PLANS.
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4. THE CONTRACTOR SHALL VERIFY EX. IMPROVEMENTS SHOWN ON THE PLAN AND NOTIFY THE ENGINEER IMMEDIATELY IF DISCREPANCIES EXIST.
5. THE CONTRACTOR SHALL PROTECT IN PLACE EX. IMPROVEMENTS, THAT ARE NOTED TO REMAIN, DURING DEMOLITION AND CONSTRUCTION.
6. THE CONTRACTOR SHALL VERIFY AND LOCATE ALL EXISTING UNDERGROUND UTILITIES PRIOR TO COMMENCEMENT OF CONSTRUCTION AND PROTECT IN PLACE UNLESS OTHERWISE NOTED ON THE PLANS.
7. ANY EXISTING STRUCTURE(S), IMPROVEMENT(S), AND/OR APPURTENANCE(S) TO REMAIN, WHICH ARE DAMAGED DURING DEMOLITION OR CONSTRUCTION, SHALL BE IMMEDIATELY REPAIRED OR REPLACED BY THE CONTRACTOR AT THEIR EXPENSE.
8. THE CONTRACTOR SHALL ENSURE POSITIVE DRAINAGE IS MAINTAINED.
9. THE ONSITE STORMWATER CONVEYANCE SYSTEM IS TO BE PRIVATELY MAINTAINED.
10. ADD 2100.00 TO ALL 2-DIGIT ELEVATIONS UNLESS OTHERWISE NOTED.

GEOTECHNICAL REPORT

ALL GRADING SHALL CONFORM TO THE GEOTECHNICAL REPORT:

ENGINEER: NINYO & MOORE
DATED: 10/31/2022
PROJECT No: 304970001

FLOOD ZONE NOTE

REFER TO SHEET C03.00 FOR FLOOD ZONE NOTES.

STORMWATER COMPLIANCE NOTES

REFER TO SHEET C03.00 FOR STORM WATER COMPLIANCE NOTES.

CONSTRUCTION NOTES

2. INSTALL TYPE 'L' CONCRETE CURB AND GUTTER PER CCAUSD No. 216.
3. INSTALL 0" FACE CURB PER DETAIL 2 ON SHEET C03.34.
5. INSTALL CONCRETE CROSS GUTTER PER CCAUSD No. 228.
6. INSTALL CONCRETE PUBLIC SIDEWALK PER CCAUSD No. 234, WIDTH AS NOTED ON PLANS, 2% MAX CROSS SLOPE.
6A. INSTALL CONCRETE PRIVATE SIDEWALK PER CCAUSD NO. 234 (2% MAX CROSS SLOPE) REFER TO ARCHITECTUAL PLANS FOR COLOR, PATTERN, & OR TREATMENT.
6B. INSTALL CONCRETE 4" CONCRETE WALK (NON ADA) PER CCAUSD NO. 234. LOCATED BEHIND R/W TO FACE OF WALL.
7. INSTALL PAVEMENT AND BASE MATERIAL PER CCAUSD No. 200 AND 200.1 OR MATCH EXISTING ROADWAY STRUCTURAL SECTION, WHICHEVER IS GREATER.
9. INSTALL COMMERCIAL DRIVEWAY PER CCAUSD No. 222.1 AND 225.
10. INSTALL RETAINING WALL PER SNBO REGIONAL STANDARD No. B-100-2 SOLID GROUT (ENTIRE HEIGHT) SCREEN WALL, 4.0' MAX RETAINING HEIGHT, SCREEN HEIGHT AS NOTED ON PLANS.
15. INSTALL LID RIP-RAP SWALE (1% MAX SLOPE) PER DETAIL 5 ON SHEET C03.34.
16. INSTALL TRANSITION FROM TYPE 'L' CURB TO 0" FACE CURB.
LS. REFER TO LANDSCAPE PLANS FOR DETAILS.

BENCHMARK

CLARK COUNTY VERTICAL CONTROL
BENCHMARK No. "SLV118EE6"

RIVET AND PLATE IN THE TOP OF CURB AT THE NORTHWEST CORNER OF RANCHO DRIVE AND KINGS WAY.

ELEVATION = 635.481 METERS
2084.91 FEET

CITY OF LAS VEGAS VERTICAL CONTROL DATUM BASED UPON
NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD '88 V.2018)

BASIS OF BEARING

SOUTH 89°40'45" EAST, BEING THE BEARING OF THE NORTH LINE OF THE NORTHEAST QUARTER (NE 1/4) OF THE NORTHEAST QUARTER (NE 1/4) OF SECTION 8, TOWNSHIP 21 SOUTH, RANGE 61 EAST, M.D.M., AS SHOWN IN FILE 135, PAGE 29 OF SURVEYS ON FILE AT THE CLARK COUNTY, NEVADA RECORDER'S OFFICE.

NDOT RIGHT-OF-WAY NOTE:
NO WORK SHALL BE DONE WITHIN NDOT RIGHT-OF-WAY WITHOUT AN ENCROACHMENT PERMIT.

STORM DRAIN NOTE:
ALL ONSITE STORM DRAIN SYSTEM ARE PRIVATELY OWNED AND TO BE PRIVATELY MAINTAINED BY THE PROPERTY OWNER.

SOUTHWEST GAS CORPORATION SWG UID DATE

Call before you UnderGround 1-702-432-5300
Call before you Dig Avoid cutting underground utility lines. It's costly. CALL 811 OR 1-800-642-2444
Call Before You Overhead Avoid overhead power line contact. It's costly. 1-702-227-2929

No.	REVISIONS	DATE	BY

Kimley»Horn
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6671 LAS VEGAS BOULEVARD S., SUITE 320, LAS VEGAS, NV 89119
PHONE: 702-862-3000
WWW.KIMLEY-HORN.COM

PROFESSIONAL ENGINEER STATE OF NEVADA
THOMAS E. ACKERET
Exp. 12/31/24
CIVIL
No. 18592

02/22/2023

KHA PROJECT	092965012		
DATE	02/22/2023		
SCALE	AS SHOWN		
DESIGNED BY	TEA		
DRAWN BY	TEA		
CHECKED BY	TEA		

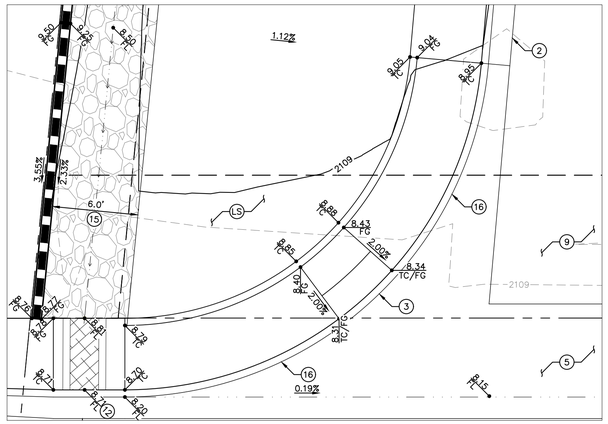
DETAILED RAMP GRADING - SHEET 2

AREA 15 DISTRICT 2

PREPARED FOR
FISHER BROTHERS LAS VEGAS, LLC
NEVADA
CITY OF LAS VEGAS

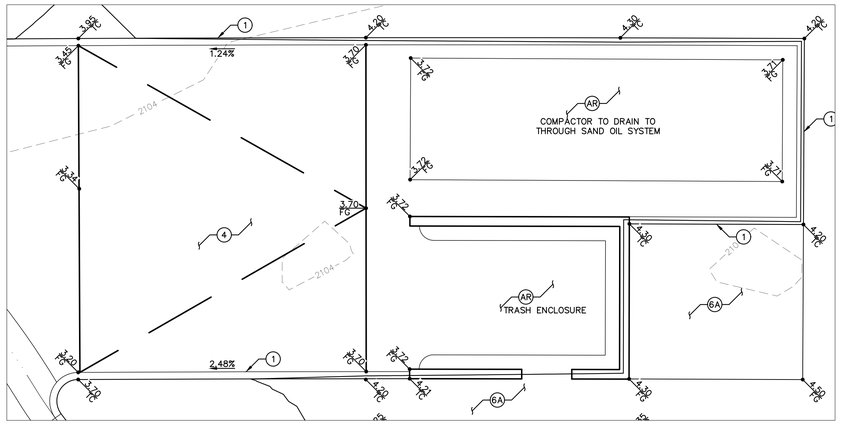
37 OF 57 SHEETS
C03.24

Plotted By: Dockery, Olivia Sheet Set: 092965012 (D2) Layout: C03.24 February 21, 2023 07:37:04pm K:\Las_Civil\092965012 - prep 15 district 2 (fisher brothers)\CAD\plansheets\d2 plansheets\092965012 - GD Ramps.dwg
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R14 C03.18 RAMP R14

SCALE: 1"=5'



R15 C03.04 RAMP R15

SCALE: 1"=5'

GENERAL NOTES

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5. THE CONTRACTOR SHALL PROTECT IN PLACE EX. IMPROVEMENTS, THAT ARE NOTED TO REMAIN, DURING DEMOLITION AND CONSTRUCTION.
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8. THE CONTRACTOR SHALL ENSURE POSITIVE DRAINAGE IS MAINTAINED.
9. THE ONSITE STORMWATER CONVEYANCE SYSTEM IS TO BE PRIVATELY MAINTAINED.
10. ADD 2100.00 TO ALL 2-DIGIT ELEVATIONS UNLESS OTHERWISE NOTED.

GEOTECHNICAL REPORT

ALL GRADING SHALL CONFORM TO THE GEOTECHNICAL REPORT:

ENGINEER: NINYO & MOORE
DATED: 10/31/2022
PROJECT No: 304970001

FLOOD ZONE NOTE

REFER TO SHEET C03.00 FOR FLOOD ZONE NOTES.

STORMWATER COMPLIANCE NOTES

REFER TO SHEET C03.00 FOR STORM WATER COMPLIANCE NOTES.

CONSTRUCTION NOTES

1. INSTALL MODIFIED TYPE 'A' CONCRETE CURB PER DETAIL 1 ON SHEET C03.34.
2. INSTALL TYPE 'L' CONCRETE CURB AND GUTTER PER CCAUSD No. 216.
3. INSTALL 0" FACE CURB PER DETAIL 2 ON SHEET C03.34.
4. INSTALL 6.0" CONCRETE PAVEMENT OVER 4.0" TYPE II AGGREGATE BASE PER GEOTECHNICAL REPORT RECOMMENDATIONS.
5. INSTALL CONCRETE CROSS GUTTER PER CCAUSD No. 228.
6A. INSTALL CONCRETE PRIVATE SIDEWALK PER CCAUSD NO. 234 (2% MAX CROSS SLOPE) REFER TO ARCHITECTUAL PLANS FOR COLOR, PATTERN, & OR TREATMENT.
9. INSTALL COMMERCIAL DRIVEWAY PER CCAUSD No. 222.1 AND 225.
12. INSTALL CONCRETE FLUME PER DETAIL 3 ON SHEET C03.34, WIDTH AS NOTED ON PLANS.
15. INSTALL LID RIP-RAP SWALE (1% MAX SLOPE) PER DETAIL 5 ON SHEET C03.34.
16. INSTALL TRANSITION FROM TYPE 'L' CURB TO 0" FACE CURB.
AR. REFER TO ARCHITECTURAL PLANS FOR DETAILS.
LS. REFER TO LANDSCAPE PLANS FOR DETAILS.

BENCHMARK

CLARK COUNTY VERTICAL CONTROL
BENCHMARK No. "5LV118NEE6"

RIVET AND PLATE IN THE TOP OF CURB AT THE NORTHWEST CORNER OF RANCHO DRIVE AND KINGS WAY.

ELEVATION = 635.481 METERS
2084.91 FEET

CITY OF LAS VEGAS VERTICAL CONTROL DATUM BASED UPON
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. . .
SOUTHWEST GAS CORPORATION SWG UID DATE

AVOID HITTING UNDERGROUND TRAFFIC SIGNAL SYSTEMS AND STREET LIGHTING CONDUITS ITS COSTLY.
CALL BEFORE YOU DIG UNDERGROUND
Call before you UnderGround
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FREEWAY AND ARTERIAL SYSTEM OF TRANSPORTATION (FAST)

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CALL 811 OR 1-800-642-2444

Avoid overhead power line contact. It's costly.
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No.	REVISIONS	DATE	BY

Kimley»Horn

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PHONE: 702-862-3000
WWW.KIMLEY-HORN.COM

PROFESSIONAL ENGINEER
THOMAS E. ACKERET
Exp. 12/31/24
CIVIL
No. 18592
STATE OF NEVADA

02/22/2023

KHA PROJECT	092965012
DATE	02/22/2023
SCALE	AS SHOWN
DESIGNED BY	TEA
DRAWN BY	TEA
CHECKED BY	TEA

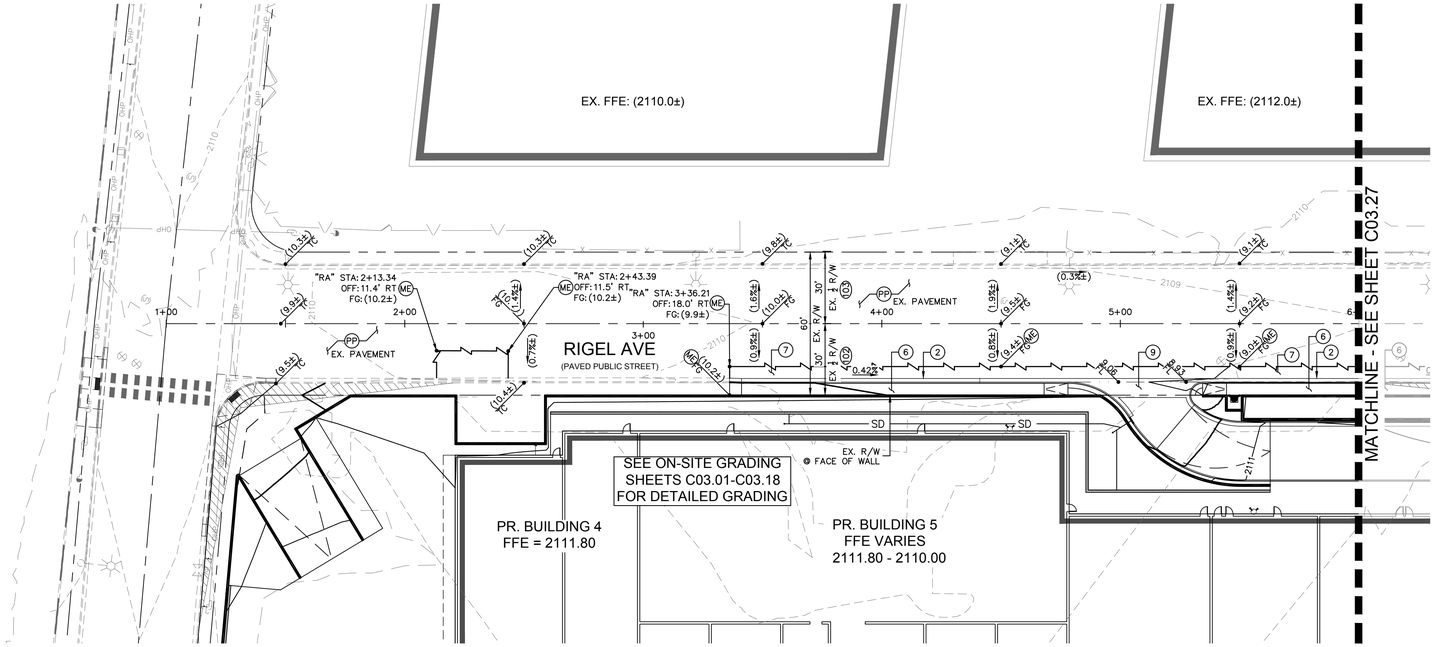
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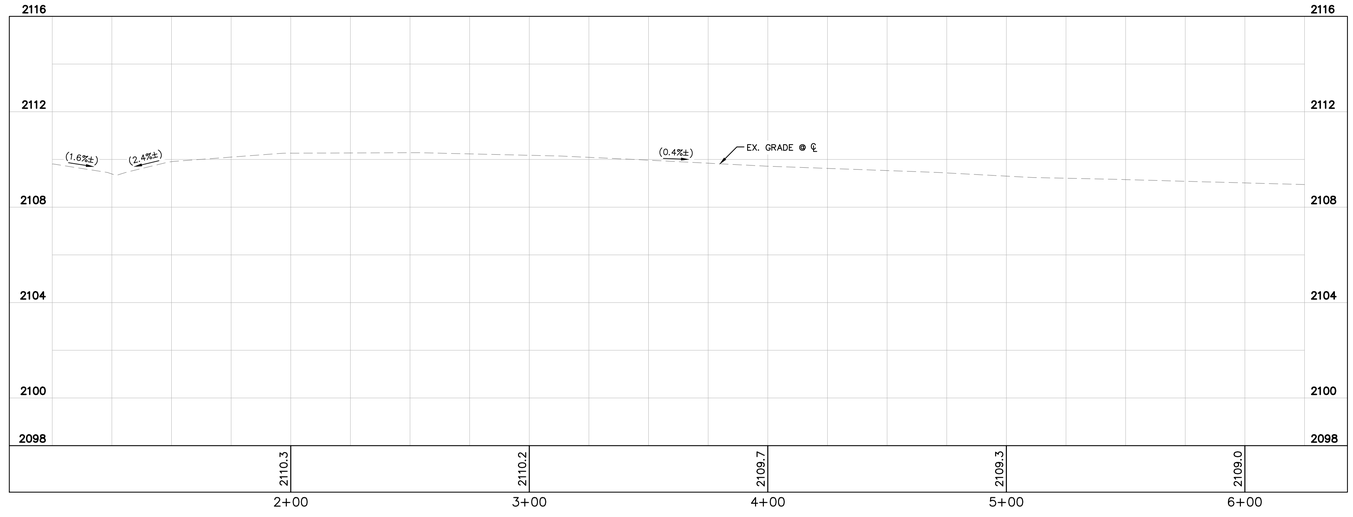
AREA 15 DISTRICT 2

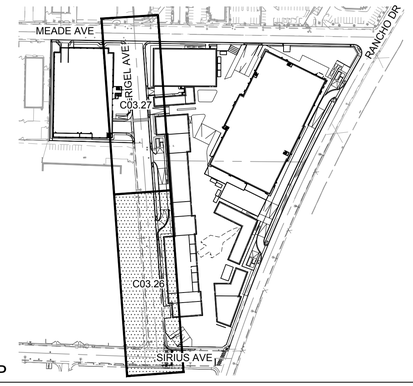
PREPARED FOR
FISHER BROTHERS LAS VEGAS, LLC
CITY OF LAS VEGAS NEVADA

38 OF 57 SHEETS
C03.25

Plotted By:Dockery, Olivia Sheet Set:092965012 (02) Layout:C03.25 February 21, 2023 07:37:16pm K:\lav_civil\092965012 — area 15 district 2 (fisher brothers)\CAD\plansheets\c2 plansheets\092965012 — GD Ramps.dwg
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KEY MAP
NTS

GENERAL NOTES

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10. ADD 2100.00 TO ALL 2-DIGIT ELEVATIONS UNLESS OTHERWISE NOTED.

GEOTECHNICAL REPORT

ALL GRADING SHALL CONFORM TO THE GEOTECHNICAL REPORT:

ENGINEER: NINYO & MOORE
DATED: 10/31/2022
PROJECT No: 304970001

FLOOD ZONE NOTE

REFER TO SHEET C03.00 FOR FLOOD ZONE NOTES.

STORMWATER COMPLIANCE NOTES

REFER TO SHEET C03.00 FOR STORM WATER COMPLIANCE NOTES.

CONSTRUCTION NOTES

(2) INSTALL TYPE 'L' CONCRETE CURB AND GUTTER PER CCAUSD No. 216.
(6) INSTALL CONCRETE PUBLIC SIDEWALK PER CCAUSD No. 234, WIDTH AS NOTED ON PLANS, 2% MAX CROSS SLOPE.
(7) INSTALL PAVEMENT AND BASE MATERIAL PER CCAUSD No. 200 AND 200.1 OR MATCH EXISTING ROADWAY STRUCTURAL SECTION, WHICHEVER IS GREATER.
(9) INSTALL COMMERCIAL DRIVEWAY PER CCAUSD No. 222.1 AND 225.
(ME) MATCH EXISTING
(PP) PROTECT IN PLACE

RIGHT-OF-WAY AND EASEMENTS

(102) EX. RIGEL AVE R/W PER DOC #0452:0364174.
(103) EX. RIGEL AVE R/W PER DOC #0020:0018943.

BENCHMARK

CLARK COUNTY VERTICAL CONTROL
BENCHMARK No. "5LV118NEE6"

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2084.91 FEET

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NORTH

GRAPHIC SCALE IN FEET
0 15 30 60

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No.	REVISIONS	DATE	BY

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6671 LAS VEGAS BOULEVARD S., SUITE 320, LAS VEGAS, NV 89119
PHONE: 702-862-3000
WWW.KIMLEY-HORN.COM

PROFESSIONAL ENGINEER
THOMAS E. ACKERT
Exp. 12/31/24
CIVIL
No. 18592
STATE OF NEVADA
02/22/2023

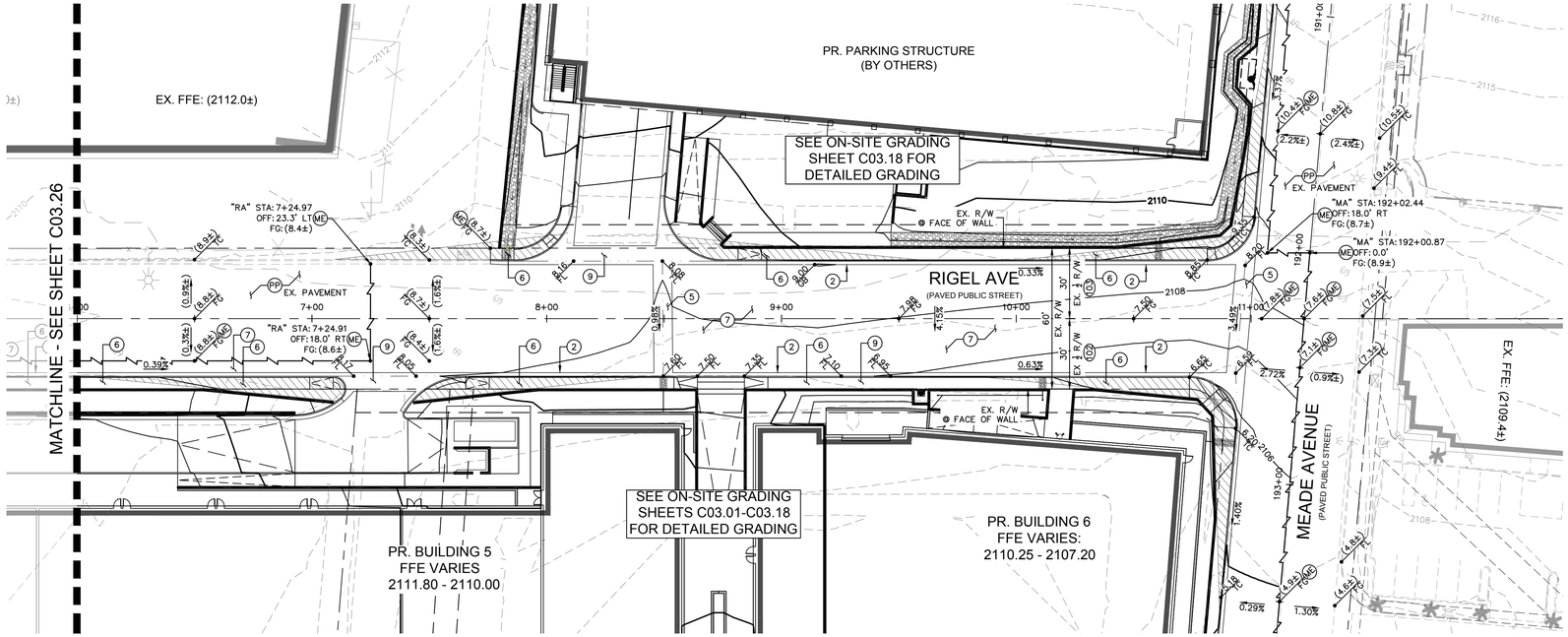
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DATE	02/22/2023
SCALE	AS SHOWN
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CHECKED BY	TEA

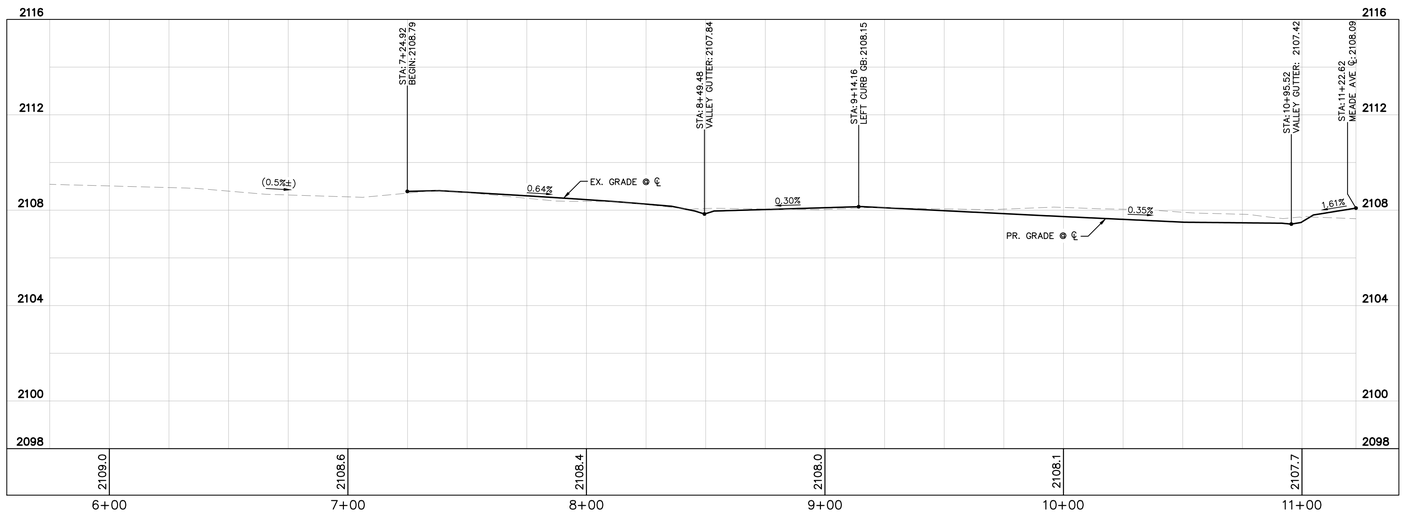
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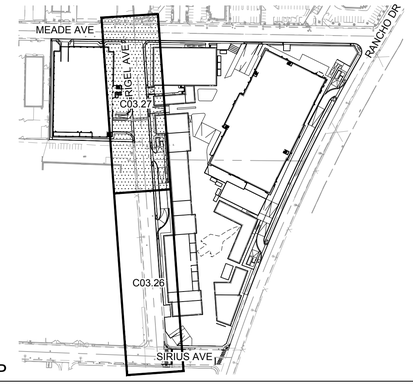
AREA 15 DISTRICT 2
PREPARED FOR
FISHER BROTHERS LAS VEGAS, LLC
NEVADA
CITY OF LAS VEGAS

39 OF 57 SHEETS
C03.26

Plotted By: Dockery, Olivia Sheet Set: 092965012 (02) Layout: C03.26 February 21, 2023 07:38:28pm K:\Las_civil\092965012 — area 15 district 2 (fisher brothers)\CAD\plansheets\02 plansheets\092965012 — PP — RIGEL.dwg
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DATED: 10/31/2022
PROJECT No: 304970001

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NORTH

GRAPHIC SCALE IN FEET
0 15 30 60

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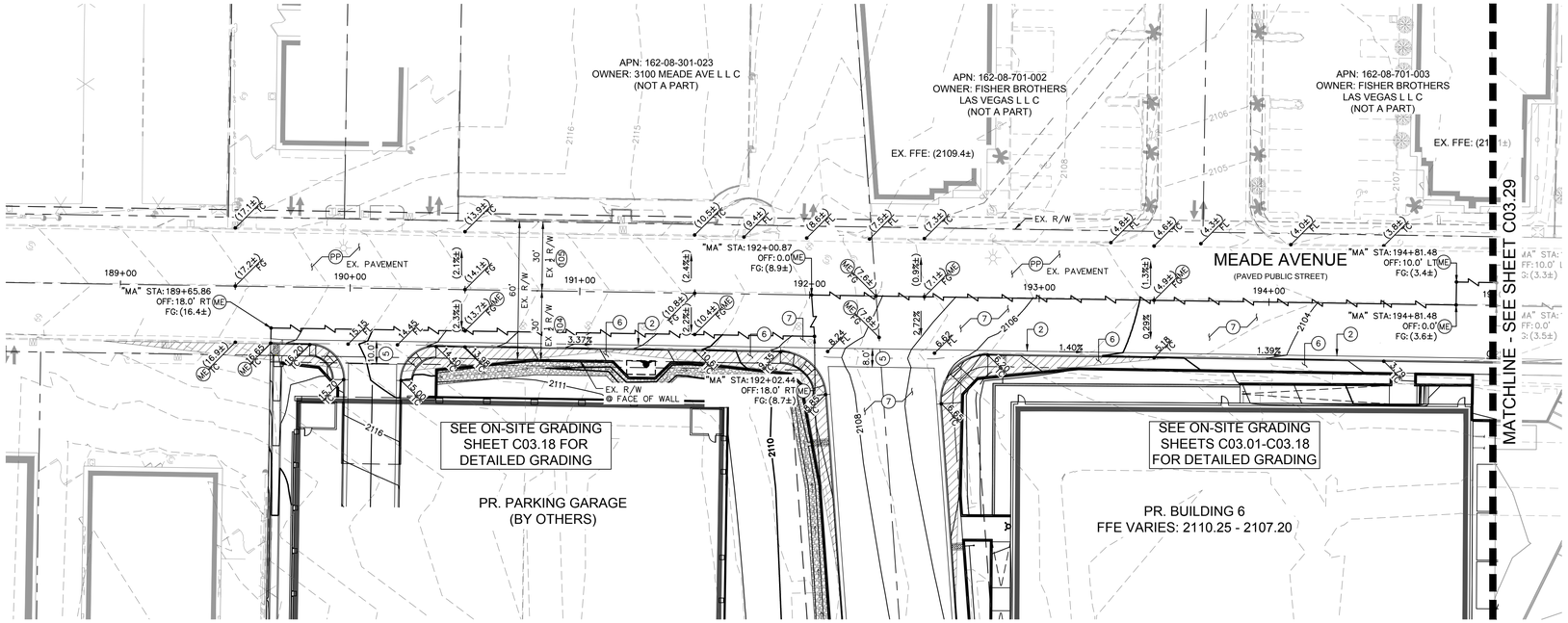
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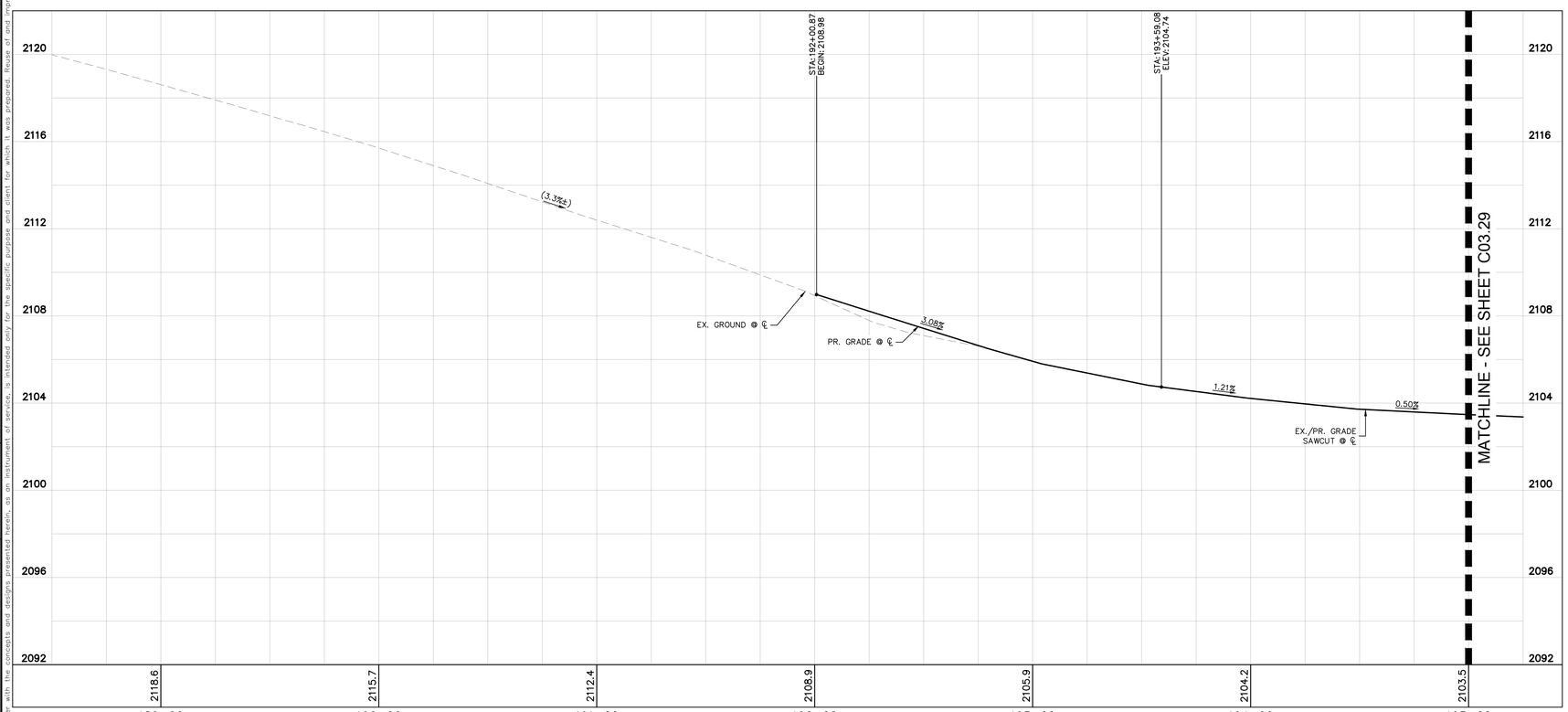
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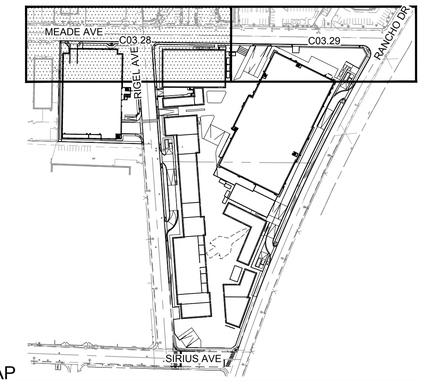
PREPARED FOR
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CITY OF LAS VEGAS NEVADA

40 OF 57 SHEETS
C03.27

Plotted By: Dockery, Olivia Sheet Set: 092965012 (02) Layout: C03.27 February 21, 2023 07:38:44pm K:\Las_civil\092965012 — area 15 district 2 (fisher brothers)\CAD\plansheets\02 plansheets\092965012 — PP — RIGEL.dwg
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GEOTECHNICAL REPORT

ALL GRADING SHALL CONFORM TO THE GEOTECHNICAL REPORT:

ENGINEER: NINYO & MOORE
DATED: 10/31/2022
PROJECT No: 304970001

FLOOD ZONE NOTE

REFER TO SHEET C03.00 FOR FLOOD ZONE NOTES.

STORMWATER COMPLIANCE NOTES

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(104) EX. MEADE AVE R/W PER DOC #0000:0232884.
(105) EX. MEADE AVE R/W PER DOC #0000:0288327.

BENCHMARK

CLARK COUNTY VERTICAL CONTROL
BENCHMARK No. "5LV118NEE6"

RIVET AND PLATE IN THE TOP OF CURB AT THE NORTHWEST CORNER OF RANCHO DRIVE AND KINGS WAY.

ELEVATION = 635.481 METERS
2084.91 FEET

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NORTH

GRAPHIC SCALE IN FEET
0 15 30 60

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Plotted By: Dockery, Olivia Sheet Set: 092965012 (02) Layout: C03.28 February 22, 2023 08:17:46am K:\Lav_civil\092965012 — area 15 district 2 (fisher brothers)\CAD\plansheets\02 plansheets\092965012 — PP — MEADE.dwg
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No.	REVISIONS	DATE	BY

Kimley»Horn
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6671 LAS VEGAS BOULEVARD S., SUITE 320, LAS VEGAS, NV 89119
PHONE: 702-862-3600
WWW.KIMLEY-HORN.COM

PROFESSIONAL ENGINEER — THOMAS E. ACKERT — Exp. 12/31/24 — CIVIL — No. 18592 — STATE OF NEVADA

02/22/2023

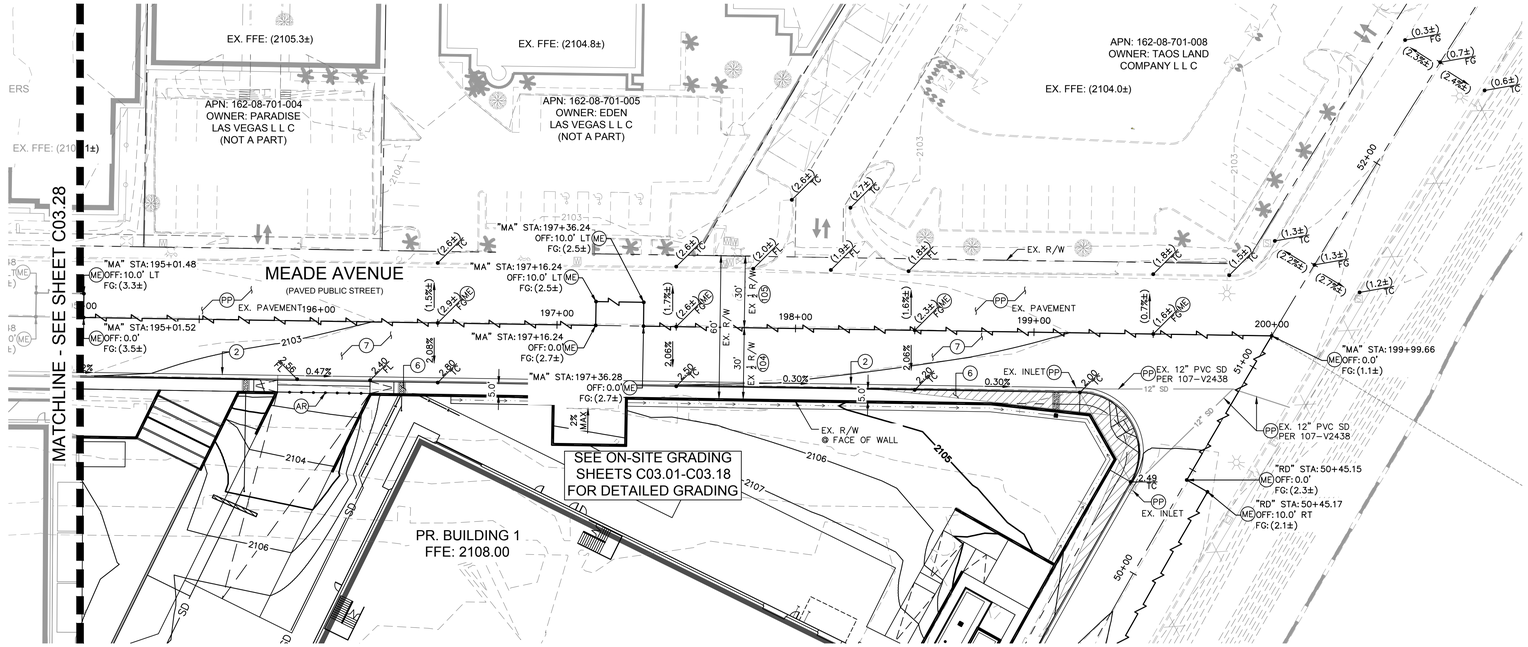
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DATE	02/22/2023
SCALE	AS SHOWN
DESIGNED BY	TEA
DRAWN BY	TEA
CHECKED BY	TEA

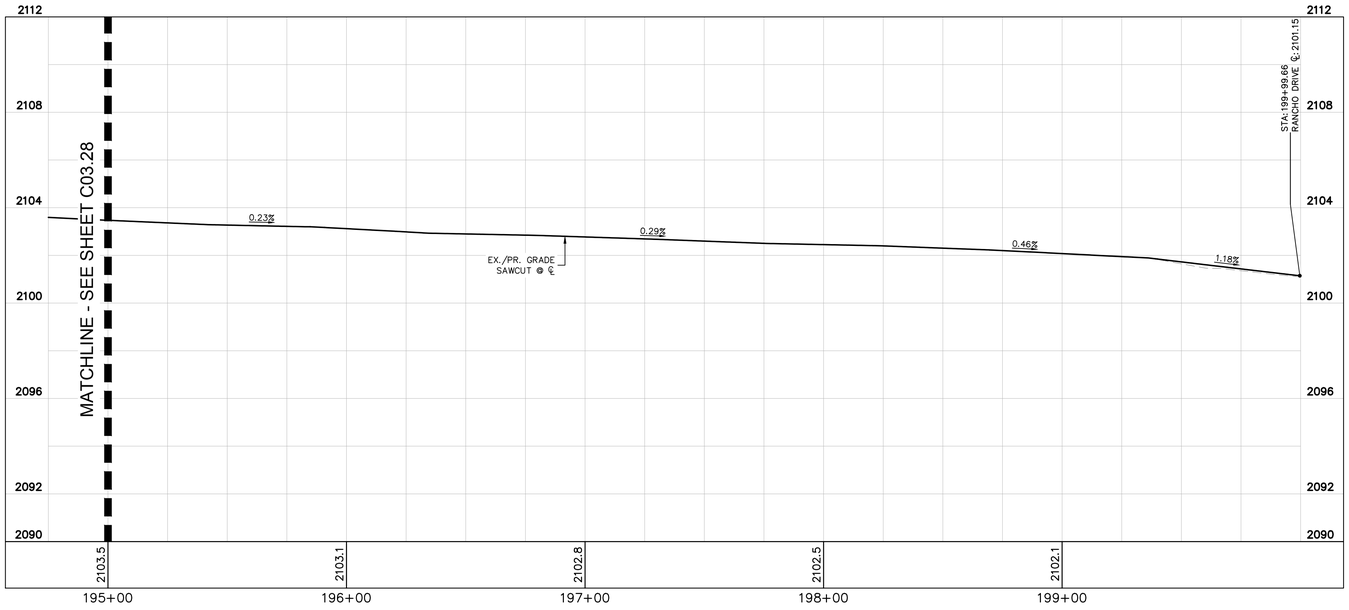
MEADE PLAN & PROFILE - STA 188+50 - 195+50

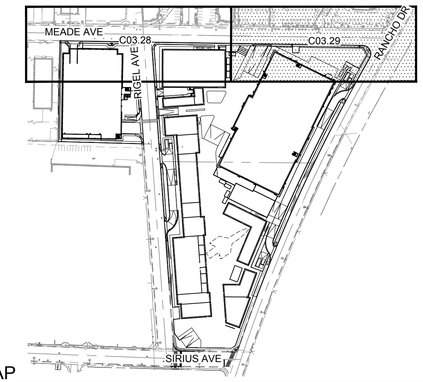
AREA 15 DISTRICT 2

PREPARED FOR
FISHER BROTHERS LAS VEGAS, LLC
NEVADA
CITY OF LAS VEGAS

41 OF 57 SHEETS
C03.28







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NTS

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ENGINEER: NINYO & MOORE
DATED: 10/31/2022
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NORTH

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No.	REVISIONS	DATE	BY

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PHONE: 702-862-3000
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PROFESSIONAL ENGINEER
THOMAS E. ACKERET
Exp. 12/31/24
CIVIL
No. 18592
STATE OF NEVADA
02/22/2023

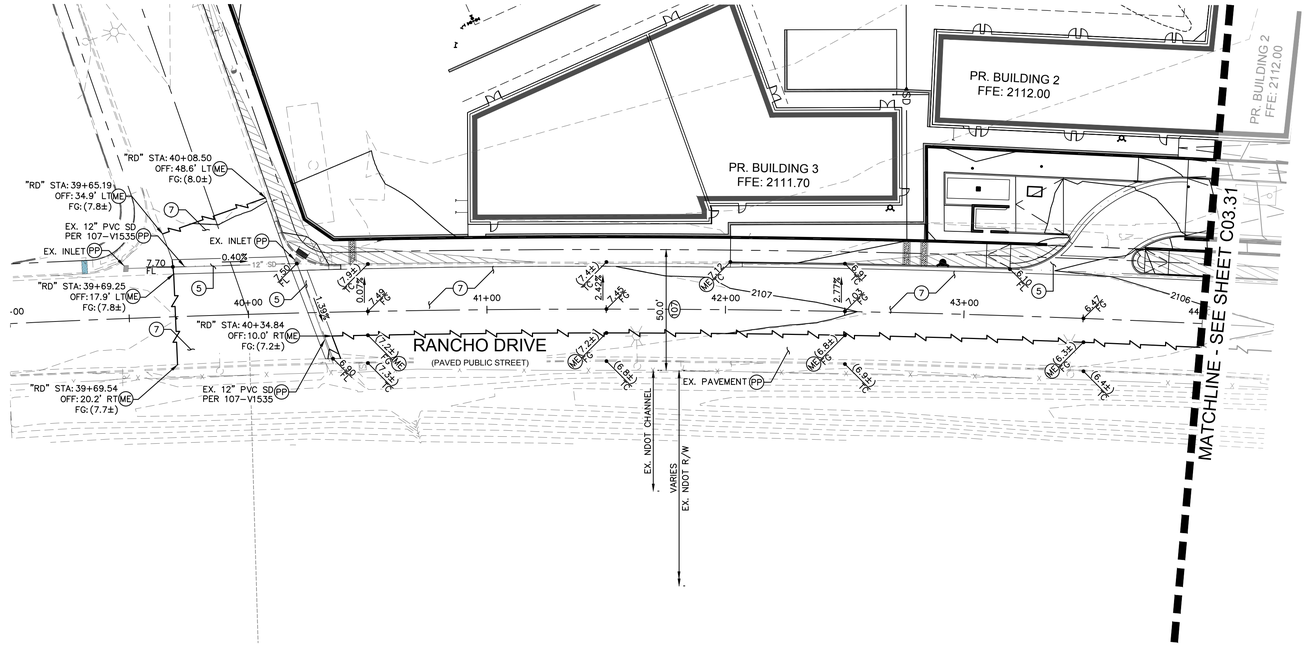
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DATE	02/22/2023
SCALE	AS SHOWN
DESIGNED BY	TEA
DRAWN BY	TEA
CHECKED BY	TEA

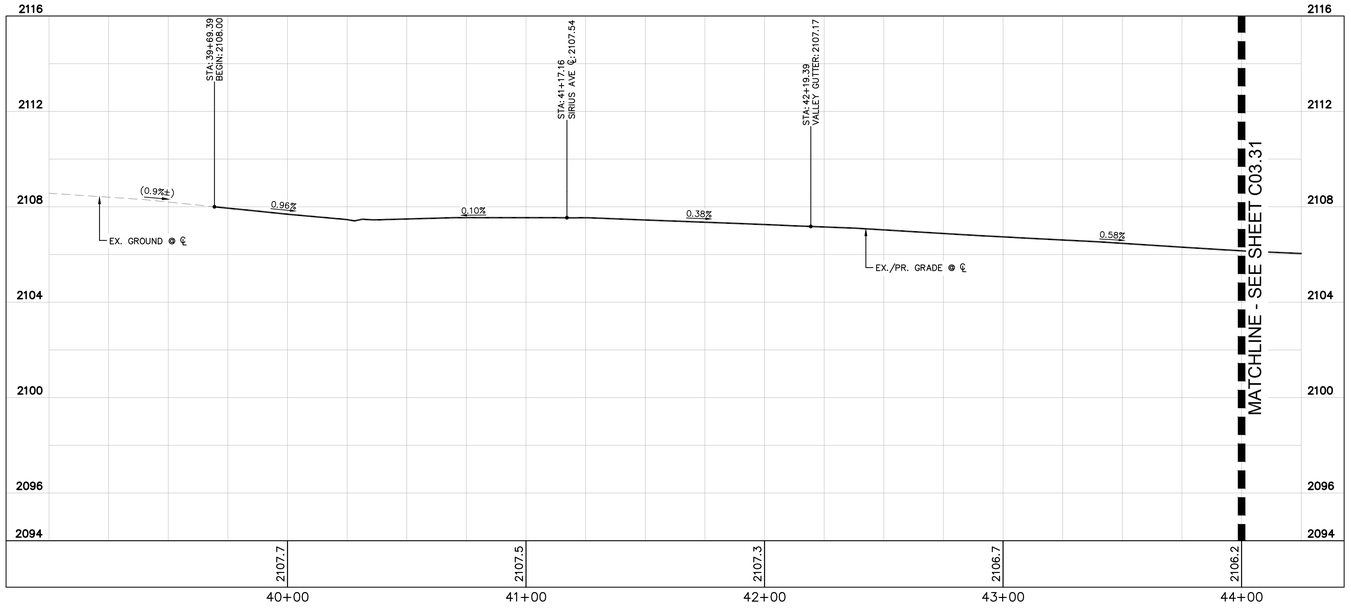
MEADE PLAN & PROFILE - STA 195+50 - 200+00

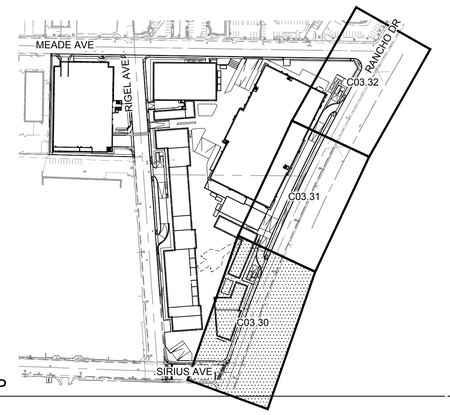
AREA 15
DISTRICT 2
PREPARED FOR
FISHER BROTHERS LAS VEGAS, LLC
NEVADA
CITY OF LAS VEGAS

42 OF 57 SHEETS
C03.29

Plotted By: Dockery, Olivia Sheet Set: 092965012 (02) Layout: C03.29 February 22, 2023 08:17:59am K:\Las_civil\092965012 — area 15 district 2 (fisher brothers)\CAD\plansheets\d2 plansheets\092965012 — PP — MEADE.dwg
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ENGINEER: NINYO & MOORE
DATED: 10/31/2022
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(107) EX. RANCHO DR R/W PER DOC #0329:0288327.

BENCHMARK

CLARK COUNTY VERTICAL CONTROL
BENCHMARK No. "5LV118NEE6"

RIVET AND PLATE IN THE TOP OF CURB AT THE NORTHWEST CORNER OF RANCHO DRIVE AND KINGS WAY.

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NORTH

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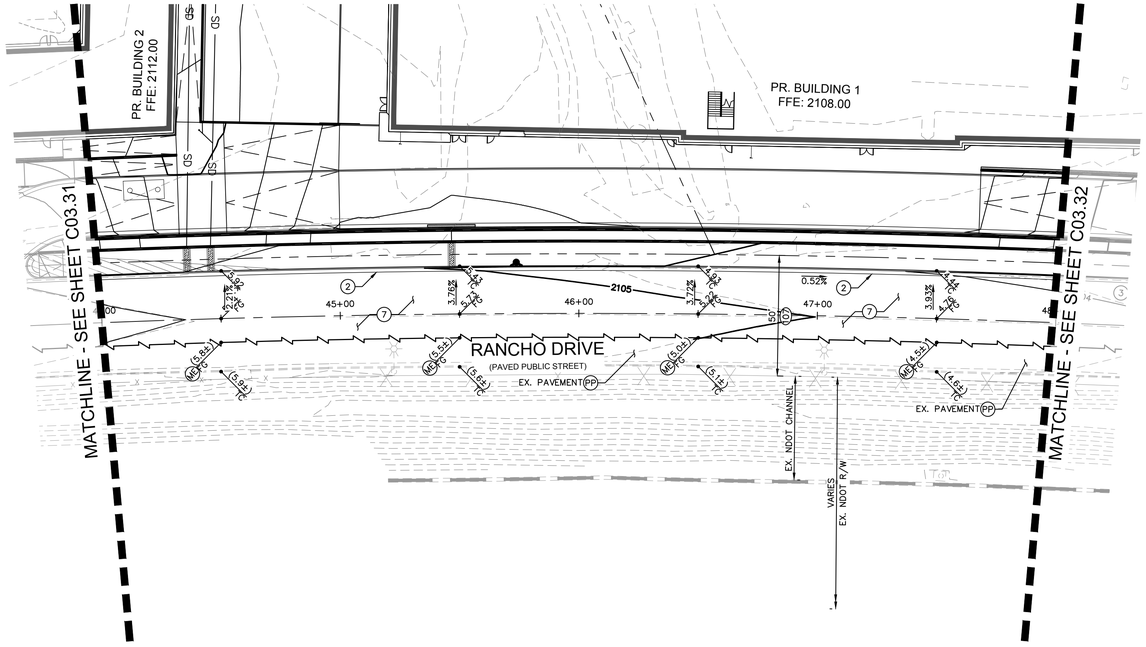
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CHECKED BY	TEA

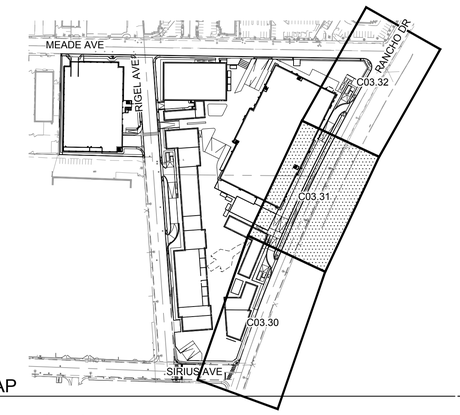
RANCHO PLAN & PROFILE - STA 39+00 - 44+25

AREA 15
DISTRICT 2
PREPARED FOR
FISHER BROTHERS LAS VEGAS, LLC
NEVADA
CITY OF LAS VEGAS

43 OF 57 SHEETS
C03.30

Plotted By:Dockery, Olivia Sheet Set:092965012 (02) Layout:C03.30 February 22, 2023 08:18:53am K:\Las_civil\092965012 — area 15 district 2 (fisher brothers)\CAD\plansheets\d2 plansheets\092965012 — PP — RANCHO.dwg
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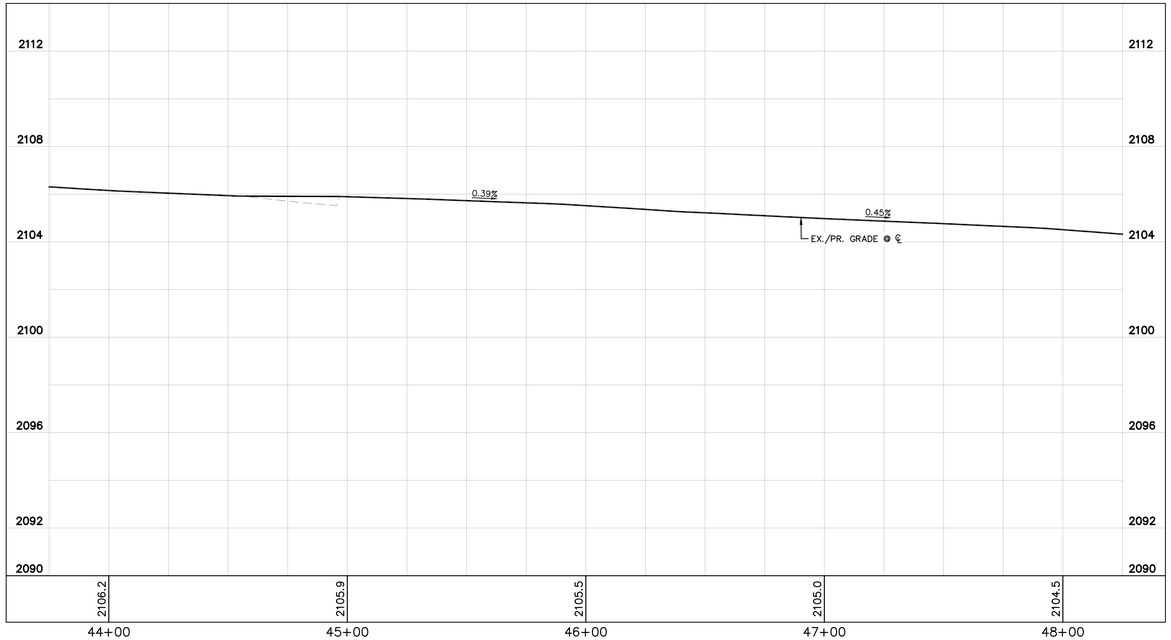
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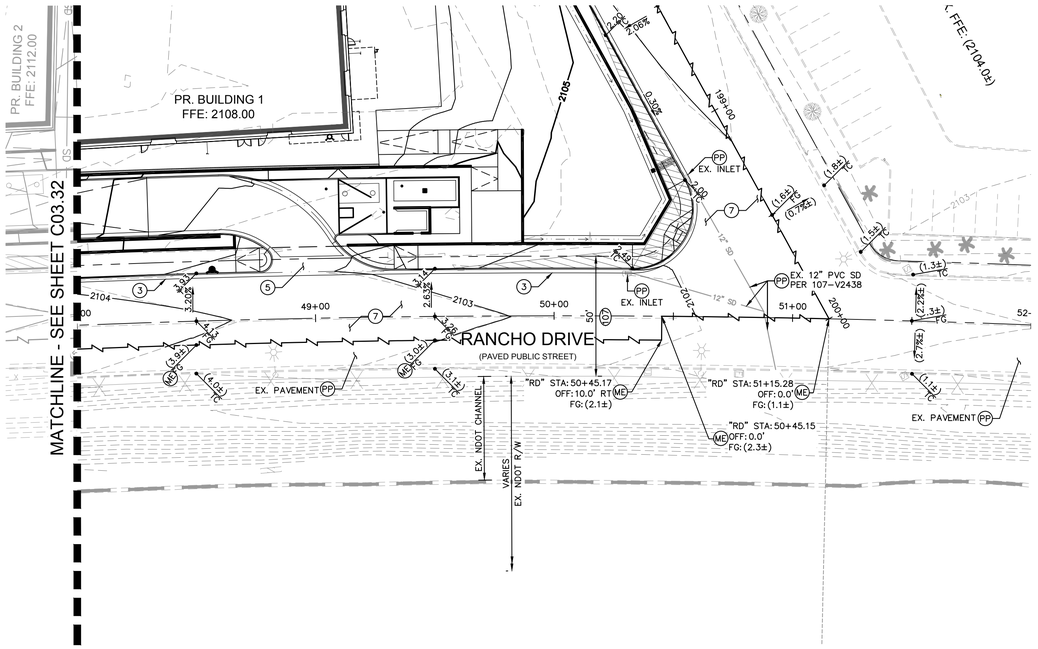
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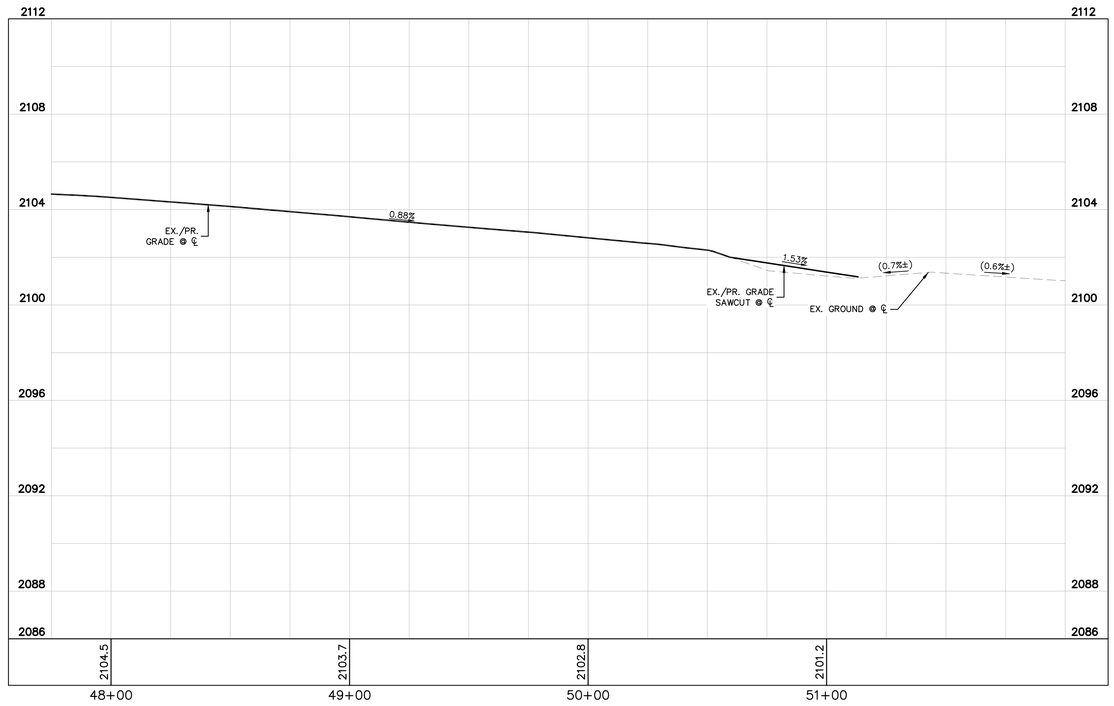
GRAPHIC SCALE IN FEET
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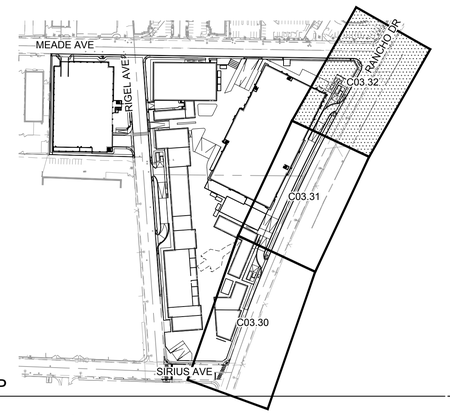
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FREEWAY AND ARTERIAL SYSTEM OF TRANSPORTATION (FAST)







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(3) INSTALL 0" FACE CURB PER DETAIL 2 ON SHEET C03.34.
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(7) INSTALL PAVEMENT AND BASE MATERIAL PER CCAUSD No. 200 AND 200.1 OR MATCH EXISTING ROADWAY STRUCTURAL SECTION, WHICHEVER IS GREATER.
(ME) MATCH EXISTING
(PP) PROTECT IN PLACE

RIGHT-OF-WAY AND EASEMENTS

(107) EX. RANCHO DR R/W PER DOC #0329:0288327.

BENCHMARK

CLARK COUNTY VERTICAL CONTROL
BENCHMARK No. "5LV118NEE6"

RIVET AND PLATE IN THE TOP OF CURB AT THE NORTHWEST CORNER OF RANCHO DRIVE AND KINGS WAY.

ELEVATION = 635.481 METERS
2084.91 FEET

CITY OF LAS VEGAS VERTICAL CONTROL DATUM BASED UPON
NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD '88 V.2018)

BASIS OF BEARING

SOUTH 89°40'45" EAST, BEING THE BEARING OF THE NORTH LINE OF THE NORTHEAST QUARTER (NE 1/4) OF THE NORTHEAST QUARTER (NE 1/4) OF SECTION 8, TOWNSHIP 21 SOUTH, RANGE 61 EAST, M.D.M., AS SHOWN IN FILE 135, PAGE 29 OF SURVEYS ON FILE AT THE CLARK COUNTY, NEVADA RECORDER'S OFFICE.

NORTH

GRAPHIC SCALE IN FEET
0 15 30 60

NDOT RIGHT-OF-WAY NOTE:
NO WORK SHALL BE DONE WITHIN NDOT RIGHT-OF-WAY WITHOUT AN ENCROACHMENT PERMIT.

STORM DRAIN NOTE:
ALL ONSITE STORM DRAIN SYSTEM ARE PRIVATELY OWNED AND TO BE PRIVATELY MAINTAINED BY THE PROPERTY OWNER.

SOUTHWEST GAS CORPORATION SWG UID DATE

Call before you Dig
Avoid cutting underground utility lines. It's costly.
Call before you UnderGround 1-702-432-5300
Call 811 OR 1-800-642-2444
Avoid overhead power line contact. It's costly.
Call Before You Overhead 1-702-227-2929

No.	REVISIONS	DATE	BY

Kimley»Horn
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6671 LAS VEGAS BOULEVARD S., SUITE 320, LAS VEGAS, NV 89119
PHONE: 702-862-3000
WWW.KIMLEY-HORN.COM

PROFESSIONAL ENGINEER
THOMAS E. ACKERET
Exp. 12/31/24
CIVIL
No. 18592
STATE OF NEVADA

02/22/2023

KHA PROJECT	092965012
DATE	02/22/2023
SCALE	AS SHOWN
DESIGNED BY	TEA
DRAWN BY	TEA
CHECKED BY	TEA

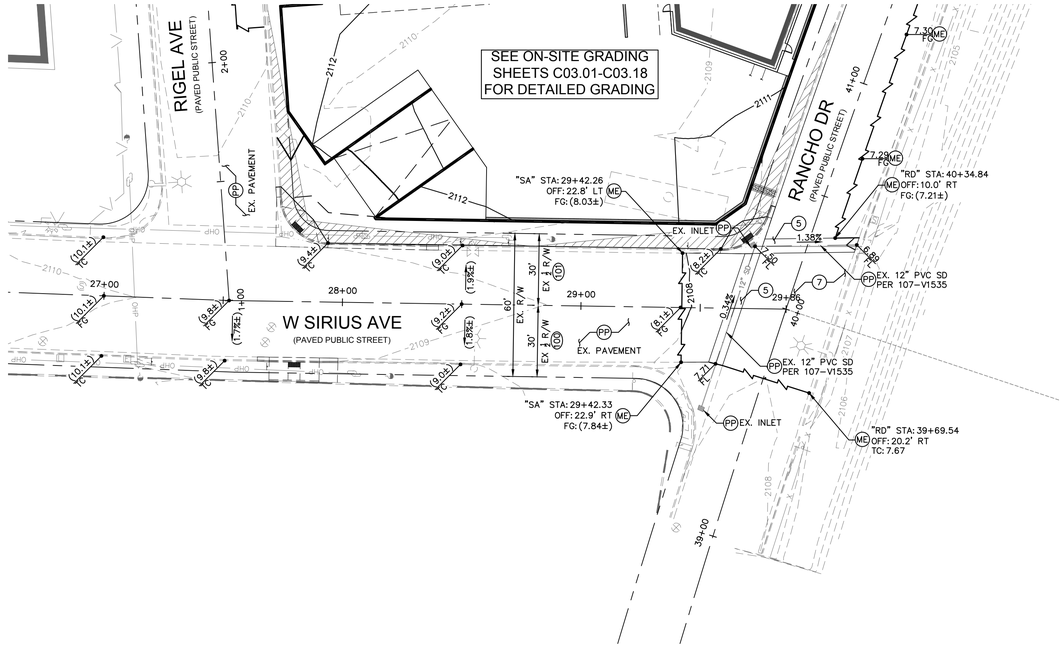
RANCHO PLAN & PROFILE - STA 47+75 - 52+00

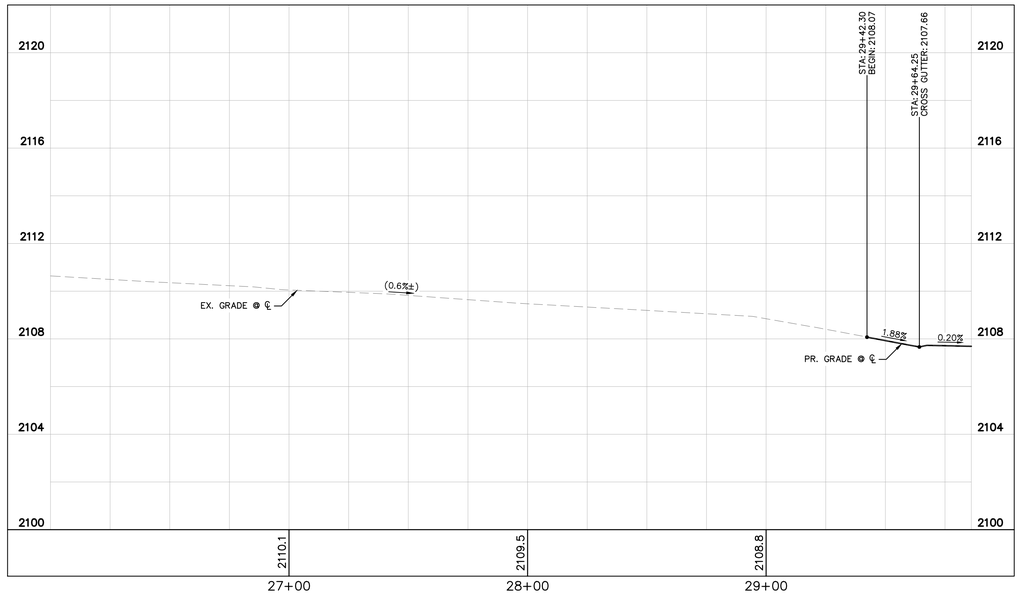
AREA 15 DISTRICT 2

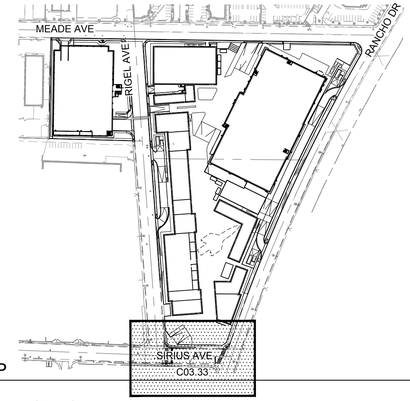
PREPARED FOR
FISHER BROTHERS LAS VEGAS, LLC
NEVADA
CITY OF LAS VEGAS

45 OF 57 SHEETS
C03.32

Plotted By:Dockery, Olivia Sheet Set:092965012 (02) Layout:C03.32 February 22, 2023 08:19:13am K:\lav_civil\092965012 — area 15 district 2 (fisher brothers)\CAD\plansheets\c2 plansheets\092965012 — PFP — RANCHO.dwg
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KEY MAP
NTS

GENERAL NOTES

1. REFER TO SHEET C00.02 FOR LEGEND AND ABBREVIATIONS.
2. ALL DIMENSIONS ARE MEASURED FROM BACK OF CURB UNLESS OTHERWISE NOTED ON PLANS.
3. THE CONTRACTOR SHALL VERIFY EX. GRADES PRIOR TO CONSTRUCTION. IF A CONFLICT EXISTS BETWEEN THE FIELD CONDITION AND THESE PLANS, THE CONTRACTOR SHALL NOTIFY THE ENGINEER.
4. THE CONTRACTOR SHALL VERIFY EX. IMPROVEMENTS SHOWN ON THE PLAN AND NOTIFY THE ENGINEER IMMEDIATELY IF DISCREPANCIES EXIST.
5. THE CONTRACTOR SHALL PROTECT IN PLACE EX. IMPROVEMENTS, THAT ARE NOTED TO REMAIN, DURING DEMOLITION AND CONSTRUCTION.
6. THE CONTRACTOR SHALL VERIFY AND LOCATE ALL EXISTING UNDERGROUND UTILITIES PRIOR TO COMMENCEMENT OF CONSTRUCTION AND PROTECT IN PLACE UNLESS OTHERWISE NOTED ON THE PLANS.
7. ANY EXISTING STRUCTURE(S), IMPROVEMENT(S), AND/OR APPURTENANCE(S) TO REMAIN, WHICH ARE DAMAGED DURING DEMOLITION OR CONSTRUCTION, SHALL BE IMMEDIATELY REPAIRED OR REPLACED BY THE CONTRACTOR AT THEIR EXPENSE.
8. THE CONTRACTOR SHALL ENSURE POSITIVE DRAINAGE IS MAINTAINED.
9. THE ONSITE STORMWATER CONVEYANCE SYSTEM IS TO BE PRIVATELY MAINTAINED.
10. ADD 2100.00 TO ALL 2-DIGIT ELEVATIONS UNLESS OTHERWISE NOTED.

GEOTECHNICAL REPORT

ALL GRADING SHALL CONFORM TO THE GEOTECHNICAL REPORT:

ENGINEER: NINYO & MOORE
DATED: 10/31/2022
PROJECT No: 304970001

FLOOD ZONE NOTE

REFER TO SHEET C03.00 FOR FLOOD ZONE NOTES.

STORMWATER COMPLIANCE NOTES

REFER TO SHEET C03.00 FOR STORM WATER COMPLIANCE NOTES.

CONSTRUCTION NOTES

(5) INSTALL CONCRETE CROSS GUTTER PER CCAUSD No. 228.
(7) INSTALL PAVEMENT AND BASE MATERIAL PER CCAUSD No. 200 AND 200.1 OR MATCH EXISTING ROADWAY STRUCTURAL SECTION, WHICHEVER IS GREATER.
(ME) MATCH EXISTING
(PP) PROTECT IN PLACE

RIGHT-OF-WAY AND EASEMENTS

(100) EX. SIRIUS AVE R/W.
(101) EX. SIRIUS AVE R/W.

BENCHMARK

CLARK COUNTY VERTICAL CONTROL
BENCHMARK No. "5LV118NEE6"

RIVET AND PLATE IN THE TOP OF CURB AT THE NORTHWEST CORNER OF RANCHO DRIVE AND KINGS WAY.

ELEVATION = 635.481 METERS
2084.91 FEET

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NORTH

GRAPHIC SCALE IN FEET
0 15 30 60

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SOUTHWEST GAS CORPORATION	SWG UID	DATE

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Avoid cutting underground utility lines. It's costly.
AVOID HITTING UNDERGROUND TRAFFIC SIGNAL SYSTEMS AND STREET LIGHTING CONDUITS ITS COSTLY
CALL BEFORE YOU DIG UNDERGROUND
Call before you UnderGround
1-702-432-5300
FREEWAY AND ARTERIAL SYSTEM OF TRANSPORTATION PARTS
CALL 811 OR 1-800-642-2444
Avoid overhead power line contact. It's costly.
Call Before You Overhead
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PROFESSIONAL ENGINEER
THOMAS E. ACKERT
Exp. 12/31/24
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STATE OF NEVADA
02/22/2023

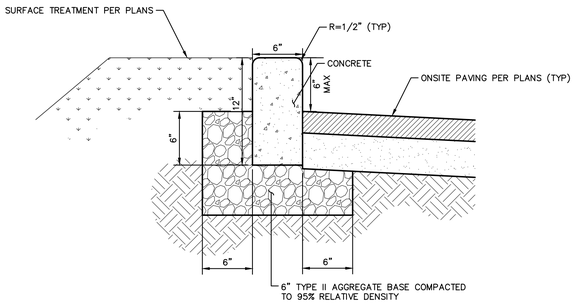
KHA PROJECT	092965012
DATE	02/22/2023
SCALE	AS SHOWN
DESIGNED BY	TEA
DRAWN BY	TEA
CHECKED BY	TEA

SIRIUS PLAN & PROFILE

AREA 15 DISTRICT 2
PREPARED FOR
FISHER BROTHERS LAS VEGAS, LLC
NEVADA
CITY OF LAS VEGAS

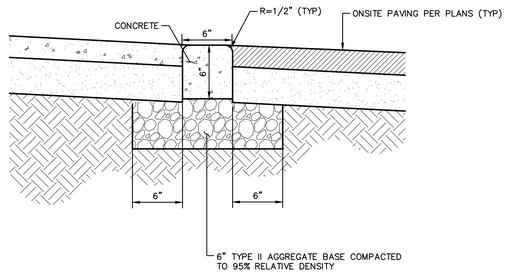
46 OF 57 SHEETS
C03.33

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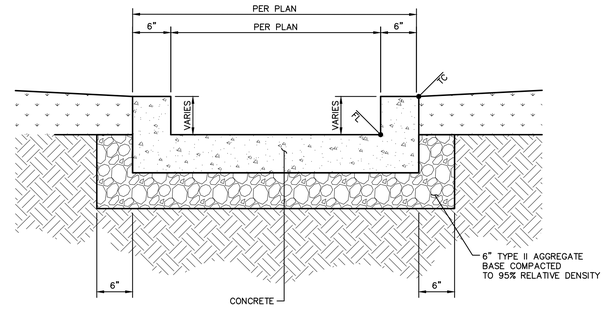
ONSITE MODIFIED TYPE "A" CURB DETAIL

NTS



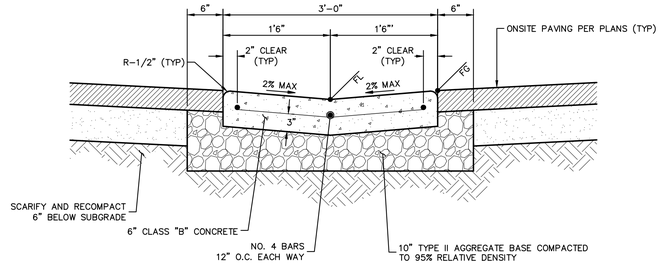
2 — FLUSH (0") CURB DETAIL

NTS



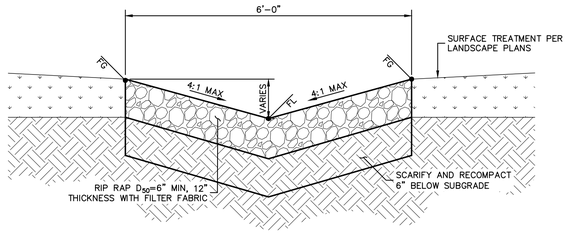
3 — CONCRETE FLUME DETAIL

NTS



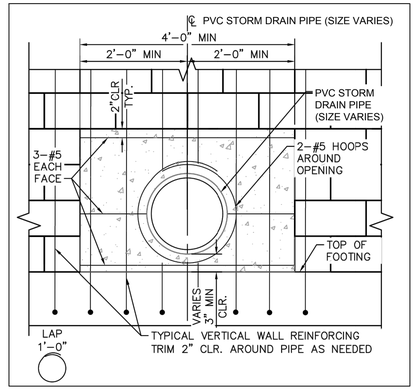
4 — ONSITE 3' ADA VALLEY GUTTER DETAIL

NTS



5 — LID RIP-RAP DRAINAGE SWALE DETAIL

NTS



9 — TYPICAL PIPE PENETRATION DETAIL

NTS

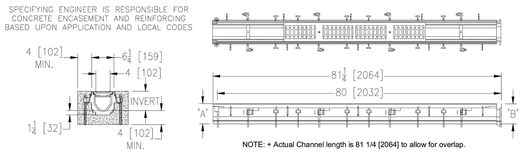
ZURN **Z886-HDG-LD**

6.75 [171] WIDE REVEAL TRENCH DRAIN SYSTEM WITH HEAVY-DUTY GALVANIZED FRAME ASSEMBLY AND LIGHT DUTY GRATES

SPECIFICATION SHEET
TAG _____

Dimensional Data (inches and [mm]) are Subject to Manufacturing Tolerances and Change Without Notice

SPECIFYING ENGINEER IS RESPONSIBLE FOR CONCRETE ENCASEMENT AND REINFORCING BASED UPON APPLICATION AND LOCAL CODES



NOTE: + Actual Channel length is 81 1/4 [2064] to allow for overlap.

ENGINEERING SPECIFICATION: Zurn Z886-HDG-LD Channels shall be 80 [2032] long, 6.75 [171] wide reveal and have a 4 [102] throat. Modular channel sections shall be made of 0% water absorbent High Density Polyethylene (HDPE). Shall have a positive mechanical connection between channel sections that will not separate during the installation and shall mechanically lock into the concrete surround every 10 [254]. Channels shall weigh less than 2.31 lbs [1.05kg] per linear foot, have a smooth, 1.5 [38] radiused self cleaning bottom with a Manning's coefficient of 0.009 and 0.75% or neutral 0% built in slope. Channels shall have rebar clips standard to secure trench in its final location. Shall be provided with standard RFG grates that lock down to frame. Zurn 6 [152] wide reveal Reinforced Galvanized Steel Slotted Grate reinforcing conforming to ASTM specification A536-84, Grade 80-55-06. Fabricated Galvanized Steel grate is rated class B per the DIN EN1433 top load classifications. Supplied in 40 [1016] nominal lengths with 0.375 [10] wide slots, and 0.75 [19] bearing depth. Grate has an open area of 13.68 sq. in per ft, [28,956 sq. mm per meter]. The 0.105 [2.66] thick Heavy-Duty Carbon Steel Galvanized Frame Assembly conforms to ASTM specification A36 with 10 - 4 [102] long concrete anchors per 80 [2032]. Grate lockdown bars are to be integral to the frame and and Galvanizing conforms to ASTM specification A123. All welds must be performed by a certified welder per ASTM standard AWS D1.1. Frames Shall be produced in the U.S.A. The System loading is based upon the grate being used.

PREFIX OPTIONS (Check/specify appropriate options)
___ Z Six-foot, Eight-inch High Density Polyethylene (HDPE)*

SUFFIX OPTIONS (Check/specify appropriate options)

Outlet Adapters Add/Each
___ -E1 Closed End Cap
___ -E2 2 [51] No-Hub End Outlet
___ -E3 3 [76] No-Hub End Outlet
___ -E4 4 [102] No-Hub End Outlet
___ -E6 6 [152] No-Hub End Outlet
___ -U2 2 [51] No-Hub Bottom Outlet
___ -U3 3 [76] No-Hub Bottom Outlet
___ -U4 4 [102] No-Hub Bottom Outlet
___ -U6 6 [152] No-Hub Bottom Outlet

Frame Options
___ -SW Sidewall Extension - 9" [229] High
___ -SW2 Sidewall Extension - 18" [457] High

Grate Options (Load Classifications are per DIN EN1433)
___ -HPP Heel-Proof Polyethylene Grate - Class A
___ -RFG Reinforced Galvanized Steel Slotted Grate - Class B *
___ -RFGC Reinforced Galvanized Steel Slotted Grate – Class C.
___ -RPG Reinforced Galvanized Perforated Grate - Class B
___ -RPGC Reinforced Galvanized Perforated Grate – Class C.
___ -RPGR Reinforced Galvanized Perforated Reverse Punch Anti-Slip Grate – Class B.
___ -RPGRC Reinforced Galvanized Perforated Reverse Punch Anti-Slip Grate – Class C.

Miscellaneous Options
___ -VP Vandal-Proof Lockdown
___ -JC Joint Connector
___ -DB Bottom Dome Strainer

Decorative Grate Options (Load Classifications are per DIN EN1433)
___ -BCD Bronze Circular Decorative Grate - Class A
___ -BDD Bronze Diagonal Decorative Grate - Class A
___ -DCD Ductile Iron Circular Decorative Grate - Class C
___ -DDD Ductile Iron Diagonal Decorative Grate - Class A
___ -DDG Ductile Iron Decorative Grate - Class A
___ -DWV Ductile Wave Decorative Grate - Class A
___ -GMG Galvanized Steel Mesh Grate - Class A
___ -HPB Heel-Proof Bronze Slotted Grate - Class A

* Regularly furnished unless otherwise specified.

Trench No.	'A' Shallow Inv.	'B' Deep Inv.	Flow (cfs)	Flow (gpm)	Flow (lps)
8601	3.50 [89]	4.10 [104]	0.21	93	6
8602	4.10 [104]	4.70 [119]	0.27	122	8
8603	4.70 [119]	5.30 [135]	0.34	152	10
8603N	5.30 [135]	5.30 [135]	-	-	-
8604	5.30 [135]	5.90 [150]	0.41	183	12
8605	5.90 [150]	6.50 [165]	0.48	214	13
8606	6.50 [165]	7.10 [180]	0.55	245	15
8606N	7.10 [180]	7.10 [180]	-	-	-
8607	7.10 [180]	7.70 [196]	0.62	276	17
8608	7.70 [196]	8.30 [211]	0.69	308	19
8609	8.30 [211]	8.90 [226]	0.76	339	21
8610	8.90 [226]	9.50 [241]	0.83	371	23
8611	9.50 [241]	10.10 [257]	0.90	403	25
8612	10.10 [257]	10.70 [272]	0.97	435	27
8612N	10.70 [272]	10.70 [272]	-	-	-
8613	10.70 [272]	11.30 [287]	1.04	467	29
8614	11.30 [287]	11.90 [302]	1.11	498	31
8615	11.90 [302]	12.50 [318]	1.18	530	33

MADE in the U.S.A.(Load Classifications are per DIN EN1433)
___ -AWG Aluminum Wire Grate - Class A
___ -FG Fabricated Galvanized Steel Slotted Grate - Class A
___ -GG Fiberglass Grate - Class A
___ -PG Perforated Galvanized Steel Grate - Class A

Decorative MADE in the U.S.A.(Load Classifications are per DIN EN1433)
___ -BZ Bronze Decorative Grate - Class A
___ -NBZ Nickel Bronze Decorative Grate - Class A

Zurn Industries, LLC | Specification Drainage Operation
1801 Pittsburgh Avenue, Erie, PA U.S.A. 16502 · Ph. 855-663-9876, Fax 814-454-7929
In Canada | **Zurn Industries Limited**
3544 Nashua Drive, Mississauga, Ontario L4V 1L2 · Ph. 905-405-8272, Fax 905-405-1292
www.zurn.com

Rev. A
Date: 07/24/14
C.N. No. 131272
Prod. | Dwg. No. Z886-HDG-LD

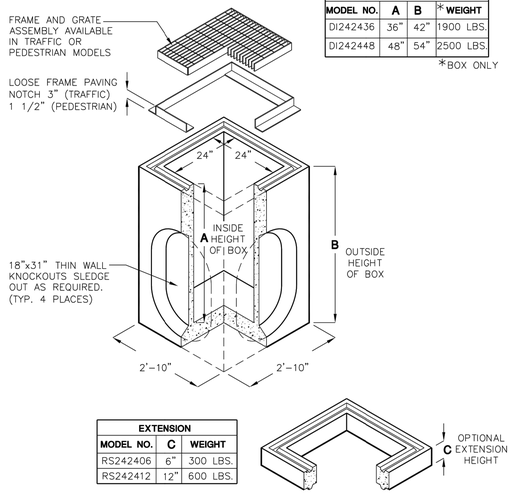
6 — LIGHT TRUCH TRENCH DRAIN DETAIL

NTS

24"x24" DROP INLET

DROP INLET			
MODEL NO.	A	B	*WEIGHT
DI242436	36"	42"	1900 LBS.
DI242448	48"	54"	2500 LBS.

*BOX ONLY



EXTENSION		
MODEL NO.	C	WEIGHT
RS242406	6"	300 LBS.
RS242412	12"	600 LBS.

BOX DESIGN LOAD:
H-20 TRAFFIC

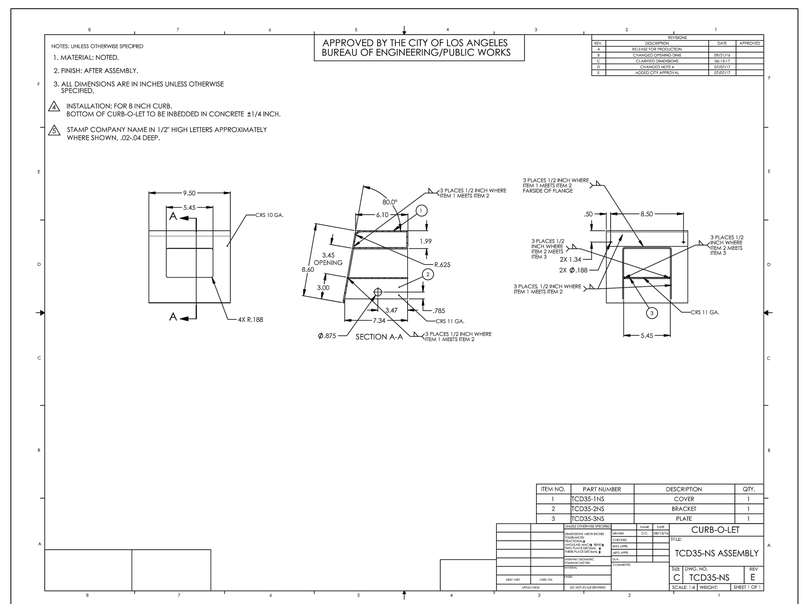
FOR COMPLETE DESIGN AND PRODUCT INFORMATION, CONTACT JENSEN PRECAST.

9/23/02
DI2424.dwg
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JENSEN PRECAST®

7 — 24"X24" PRECAST INLET DETAIL

NTS



8 — CURB-O-LET DETAIL

NTS

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6671 LAS VEGAS BOULEVARD S., SUITE 320, LAS VEGAS, NV 89119
PHONE: 702-862-3500
WWW.KIMLEY-HORN.COM

PROFESSIONAL ENGINEER
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No. 18592
Exp. 12/31/24
CIVIL
STATE OF NEVADA

02/22/2023

KHA PROJECT 092965012
DATE 02/22/2023
SCALE AS SHOWN
DESIGNED BY TEA
DRAWN BY TEA
CHECKED BY TEA

GRADING DETAILS - SHEET 1

AREA 15
DISTRICT 2
PREPARED FOR
FISHER BROTHERS LAS VEGAS, LLC
CITY OF LAS VEGAS NEVADA

47 OF 57 SHEETS
C03.34

Plotted By:Dockery, Olivia Sheet Set:092965012 (D2) Layout:C03.33 February 21, 2023 07:43:03pm K:\Las_civil\092965012 — area 15 district 2 (fisher brothers)\CAD\plansheets\d2 plansheets\092965012 — GD — DTLS.dwg
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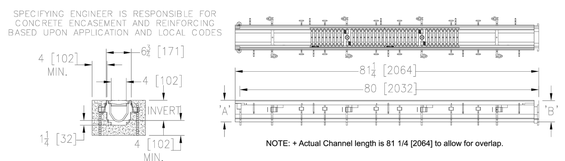
Z886-HDG

6-3/4 [171] WIDE REVEAL TRENCH DRAIN SYSTEM
W/ HEAVY-DUTY GALVANIZED FRAME

SPECIFICATION SHEET

TAG _____

Les dimensions (pouces et [mm]) dépendent des tolérances de fabrication et peuvent être modifiées sans préavis



NOTE: + Actual Channel length is 81 1/4 [2064] to allow for overlap.

ENGINEERING SPECIFICATION: Zurn Z886-HDG
Channels shall be 80 [2032] long, 6-3/4 [171] wide reveal and have a 4 [102] throat. Modular channel sections shall be made of 0% water absorbent High Density Polyethylene (HDPE). Shall have a positive mechanical connection between channel sections that will not separate during the installation and shall mechanically lock into the concrete surround every 10 [254]. Channels shall weigh less than 2.31 lbs.[1.05kg] per linear foot, have a smooth, 1-1/2 [38] radiused self cleaning bottom with a Manning's coefficient of .009 and .75% or neutral 0% built in slope. Channels shall have rebar clips standard to secure trench in its final location. Shall be provided with standard GDC grates that lock down to frame. Zurn 6 [152] wide reveal Galvanized Ductile Iron Slotted Grate conforming to ASTM specification A536-84, Grade 80-55-06. Ductile Iron grate is rated class C per the DIN EN1433 top load classifications. Supplied in 20 [508] nominal lengths with 1/2 [13] wide slots, and 3/4 [19] bearing depth. Grate has an open area of 28.1 sq. in per ft. [59,463 sq. mm per meter]. The .105 [2.66] thick Heavy-Duty Galvanized Carbon Steel Frame Assembly conforms to ASTM specification A36 and Galvanizing conforms to ASTM specification A123 with 10 - 4 [102] long concrete anchors per 80 [2032]. Grate lockdown bars are to be integral to the frame. All welds must be performed by a certified welder per ASTM standard AWS D1.1. Frames Shall be produced in the U.S.A.

PREFIX OPTIONS (Check/specify appropriate options)
____ Z Six-foot, Eight-inch High Density Polyethylene (HDPE)*

SUFFIX OPTIONS (Check/specify appropriate options)

Outlet Adapters Add/Each
____ -E1 Closed End Cap
____ -E2 2 [51] No-Hub End Outlet
____ -E3 3 [76] No-Hub End Outlet
____ -E4 4 [102] No-Hub End Outlet
____ -E6 6 [152] No-Hub End Outlet
____ -U2 2 [51] No-Hub Bottom Outlet
____ -U3 3 [76] No-Hub Bottom Outlet
____ -U4 4 [102] No-Hub Bottom Outlet
____ -U6 6 [152] No-Hub Bottom Outlet

Frame Options
____ -SW Sidewall Extension - 9 [229] High
____ -SW2 Sidewall Extension - 18 [457] High

Grate Options (Load Classifications are per DIN EN1433)
____ -BDC Black Acid Resistant Epoxy Coated Ductile Grate - Class C
____ -BDE Black Acid Resistant Epoxy Coated Ductile Grate - Class E
____ -BG Galvanized Ductile Iron Bar Grate - Class C
____ -DBG Ductile Iron Cast Bar Grate - Class C
____ -DC Ductile Iron Solid Cover - Class C
____ -DGC Ductile Iron Slotted Grate - Class C
____ -DGE Ductile Iron Slotted Grate - Class E
____ -GDC Galvanized Ductile Iron Slotted Grate - Class C*
____ -GDE Galvanized Ductile Iron Slotted Grate - Class E
____ -GHPD Galvanized Heel-Proof Ductile Grate - Class B
____ -GHPDE Galvanized Heel-Proof Ductile Grate - Class E
____ -HPD Heel-Proof Ductile Slotted Grate - Class B
____ -HPDE Heel-Proof Ductile Slotted Grate - Class E
____ -RFG Reinforced Galvanized Steel Slotted Grate - Class B
____ -RFGC Reinforced Slotted Galvanized Grate - Class C
____ -RPGC Reinforced Perforated Galvanized Grate - Class C
____ -RPGRC Reinforced Perforated Galvanized Reverse Punch Grate - Class C

Miscellaneous Options
____ -VP Vandal-Proof Lockdown
____ -JC Joint Connector

Trench No.	'A' Shallow Inv.	'B' Deep Inv.	Flow (cfs)	Flow (gpm)	Flow (lps)
8601	3.50 [89]	4.10 [104]	0.21	93	6
8602	4.10 [104]	4.70 [119]	0.27	122	8
8603	4.70 [119]	5.30 [135]	0.34	152	10
8603N	5.30 [135]	5.30 [135]	–	–	–
8604	5.30 [135]	5.90 [150]	0.41	183	12
8605	5.90 [150]	6.50 [165]	0.48	214	13
8606	6.50 [165]	7.10 [180]	0.55	245	15
8606N	7.10 [180]	7.10 [180]	–	–	–
8607	7.10 [180]	7.70 [196]	0.62	276	17
8608	7.70 [196]	8.30 [211]	0.69	308	19
8609	8.30 [211]	8.90 [226]	0.76	339	21
8610	8.90 [226]	9.50 [241]	0.83	371	23
8611	9.50 [241]	10.10 [257]	0.90	403	25
8612	10.10 [257]	10.70 [272]	0.97	435	27
8612N	10.70 [272]	10.70 [272]	–	–	–
8613	10.70 [272]	11.30 [287]	1.04	467	29
8614	11.30 [287]	11.90 [302]	1.11	498	31
8615	11.90 [302]	12.50 [318]	1.18	530	33

MADE in the U.S.A. (Load Classifications are per DIN EN1433)
____ -BDE-USA Black Acid Resistant Epoxy Coated Ductile Grate - Class E
____ -DGC-USA Ductile Iron Slotted Grate - Class C (Substitute DGE-USA)
____ -DGE-USA Ductile Iron Slotted Grate - Class E
____ -GDC-USA Galvanized Ductile Slotted Grate - Class C
____ -GDE-USA Galvanized Ductile Slotted Grate - Class E
____ -GHPDE-USA Galvanized Heel-Proof Ductile Grate - Class E
____ -HPDE-USA Heel-Proof Ductile Slotted Grate - Class E
____ -PPC Plastic Perforated Grate - Class C

Miscellaneous Options
____ -DB Bottom Dome Strainer

* Regularly furnished unless otherwise specified.

Zurn Industries, LLC | Specification Drainage Operation
1801 Pittsburgh Avenue, Erie, PA 16502, Ph. 855.663.9876

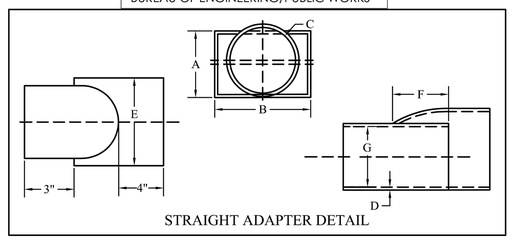
In Canada | Zurn Industries Limited
7900 Goreway Drive, Unit 10, Brampton, Ontario L6T 5W6, Ph. 877.892.5216

www.zurn.com

Rev. F
Date: 08/30/2021
C.N. No. 144013
Prod. | Dwg. No. Z886-HDG

10 – HEAVY DUTY TRENCH DRAIN DETAIL
NTS

APPROVED BY THE CITY OF LOS ANGELES
BUREAU OF ENGINEERING/PUBLIC WORKS



STRAIGHT ADAPTER DETAIL

NOTE: BRACES HAVE 4-INCH LONG TACK WELD INSIDE RECTANGULAR END FOR ADDITIONAL STRENGTH

PRODUCT SPECIFICATION - STRAIGHT ADAPTER

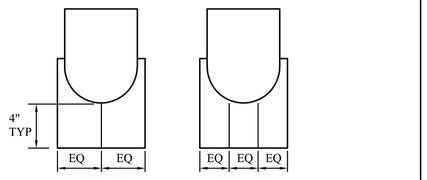
PRODUCT LIST				PRODUCT DIMENSIONS							
ROUND EQUIV.	DIMENSIONS	MODEL	ROUND AREA (SQ. IN.)	A	B	C	D	E	F	G	NUMBER OF BRACES
4"	3"x5"x9"	CP-SPA05	12.730	3.269"	5.269"	4.5"	10 GA.	5"	2"	3"	
5"	3"x8"x11"	CP-SPA08	20.005	3.269"	8.269"	5.563"	10 GA.	8"	4"	3"	
6"	3"x12"x13"	CP-SPA12	28.890	3.269"	12.269"	6.625"	10 GA.	12'	6"	3"	
8"	4"x14"x15"	CP-SPA14	50.027	4.269"	14.269"	8.625"	10 GA.	14"	8"	4"	
8"	3"x17"x15"	CP-SPA17	50.027	3.269"	17.269"	8.625"	10 GA.	17"	8"	3"	1
10"	3"x27"x17"	CP-SPA27	78.854	3.269"	27.269"	10.75"	10 GA.	27"	10"	3"	2
10"	4"x22"x17"	CP-SPA22	78.854	4.269"	22.269	10.75"	10 GA.	22"	10"	4"	1
12"	4"x28"x18"	CP-SPA28	111.931	4.269"	28.269	12.75"	10 GA.	28"	11"	4"	2

MATERIAL: 10 GAUGE GALVANIZED A653 G90, MEETS ASTM A-653. TENSILE STRENGTH 50,000. YIELD 36,000. ALL WELDS WILL BE SPRAYED, ROLLED OR BRUSHED WITH GALVANIZED #95 COATING. RECTANGULAR CONNECTION: MASTIC (MUST MEET OR EXCEED ASTM D-4586), CAULKING, EPOXY OR OTHER CITY OF LOS ANGELES APPROVED METHOD. ROUND CONNECTION: CAST IRON/ PLASTIC PIPE CONNECTION USE CAST IRON OR PLASTIC TO STEEL COUPLINGS. CONTACT BUREAU OF CONTRACT ADMINISTRATION MATERIAL CONTROL SECTION AT (213) 485-5080 FOR FABRICATION INSPECTION

Curb-O-Let™
Thru The Curb Drain
9421 Monterey Ave. Bellflower, CA. 90706 - Office (714)903-2468

11 – ROUND TO RECTANGLE ADAPTER DETAIL
NTS

APPROVED BY THE CITY OF LOS ANGELES
BUREAU OF ENGINEERING/PUBLIC WORKS



STRAIGHT ADAPTER BRACE DETAIL

NOTE: BRACES HAVE 4-INCH LONG TACK WELD INSIDE RECTANGULAR END FOR ADDITIONAL STRENGTH

PRODUCT SPECIFICATION - STRAIGHT ADAPTER

PRODUCT LIST				PRODUCT DIMENSIONS							
ROUND EQUIV.	DIMENSIONS	MODEL	ROUND AREA (SQ. IN.)	A	B	C	D	E	F	G	NUMBER OF BRACES
8"	4"x14"x15"	CP-SPA14	50.027	4.269"	14.269"	8.625"	10 GA.	14"	8"	4"	
8"	3"x17"x15"	CP-SPA17	50.027	3.269"	17.269"	8.625"	10 GA.	17"	8"	3"	1
10"	3"x27"x17"	CP-SPA27	78.854	3.269"	27.269"	10.75"	10 GA.	27"	10"	3"	2
10"	4"x22"x17"	CP-SPA22	78.854	4.269"	22.269	10.75"	10 GA.	22"	10"	4"	1
12"	4"x28"x18"	CP-SPA28	111.931	4.269"	28.269	12.75"	10 GA.	28"	11"	4"	2

MATERIAL: 10 GAUGE GALVANIZED A653 G90, MEETS ASTM A-653. TENSILE STRENGTH 50,000. YIELD 36,000. ALL WELDS WILL BE SPRAYED, ROLLED OR BRUSHED WITH GALVANIZED #95 COATING. RECTANGULAR CONNECTION: MASTIC (MUST MEET OR EXCEED ASTM D-4586), CAULKING, EPOXY OR OTHER CITY OF LOS ANGELES APPROVED METHOD. ROUND CONNECTION: CAST IRON/ PLASTIC PIPE CONNECTION USE CAST IRON OR PLASTIC TO STEEL COUPLINGS. CONTACT BUREAU OF CONTRACT ADMINISTRATION MATERIAL CONTROL SECTION AT (213) 485-5080 FOR FABRICATION INSPECTION

Curb-O-Let™
Thru The Curb Drain
9421 Monterey Ave. Bellflower, CA. 90706 - Office (714)903-2468

11 – ROUND TO RECTANGLE ADAPTER DETAIL
NTS

No.	REVISIONS	DATE	BY

Kimley»Horn

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6671 LAS VEGAS BOULEVARD S., SUITE 320, LAS VEGAS, NV 89119
PHONE: 702-862-3600
WWW.KIMLEY-HORN.COM

PROFESSIONAL ENGINEER
THOMAS E. ACKLEY
No. 18592
Exp. 12/31/24
CIVIL
STATE OF NEVADA

02/22/2023

KHA PROJECT	092965012
DATE	02/22/2023
SCALE	AS SHOWN
DESIGNED BY	TEA
DRAWN BY	TEA
CHECKED BY	TEA

GRADING DETAILS - SHEET 2

AREA 15
DISTRICT 2
PREPARED FOR
FISHER BROTHERS LAS VEGAS, LLC
CITY OF LAS VEGAS NEVADA

48 OF 57 SHEETS
C03.35

Plotted By:Dockery, Olivia Sheet Set:092965012 (02) Layout:C03.35 February 21, 2023 07:43:09pm K:\Las_civil\092965012 - prep 15 district 2 (fisher brothers)\CAD\
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

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Plotted By: Dickery, Olivia Sheet Set: 09296502 (D2) Layout: C03.51 February 22, 2023 08:31:34am K:\lvs_civil\09296502 - prep 15 district 2 (fisher brothers)\CAD\plansheets\d2 plansheets\09296502 - MD.dwg

APN: 162-08-301-023
OWNER: 3100 MEADE AVE L L C
(NOT A PART)

APN: 162-08-701-002
OWNER: FISHER BROTHERS
LAS VEGAS L L C
(NOT A PART)

APN: 162-08-701-003
OWNER: FISHER BROTHERS
LAS VEGAS L L C
(NOT A PART)

APN: 162-08-701-004
OWNER: PARADISE
LAS VEGAS L L C
(NOT A PART)

MEADE AVE
(PUBLIC - PAVED)

RIGEL AVE
(PUBLIC - PAVED)

SEE SHEET C03.52

MATCHLINE - SEE SHEET C03.53

SEE ENLARGED GRADING DETAIL W3 ON SHEET C03.58

SEE ENLARGED GRADING DETAIL W4 ON SHEET C03.58

SEE ENLARGED GRADING DETAIL W5 ON SHEET C03.59

SEE SHEET C03.57 FOR GARAGE WALL DETAILS

PR. BUILDING 6
FFE VARIES: 2110.25 - 2107.20

HEIGHT RETAINING: 0.5'
HEIGHT EXPOSED: 4.0'

HEIGHT RETAINING: 2.5'
HEIGHT EXPOSED: 4.0'

HEIGHT RETAINING: 0.5'
HEIGHT EXPOSED: 4.0'

HEIGHT RETAINING: 2.9'
HEIGHT EXPOSED: 4.0'

HEIGHT RETAINING: 2.4'
HEIGHT EXPOSED: 4.0'

HEIGHT RETAINING: 2.5'
HEIGHT EXPOSED: 4.0'

HEIGHT RETAINING: 2.44'
HEIGHT EXPOSED: 2.69'

HEIGHT RETAINING: 2.7'
HEIGHT EXPOSED: 4.0'

HEIGHT RETAINING: 0.7'
HEIGHT EXPOSED: 4.0'

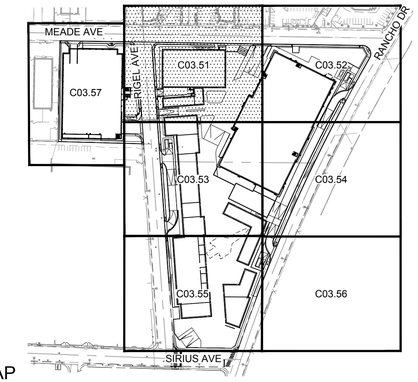
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HEIGHT EXPOSED: 4.0'

HEIGHT RETAINING: 1.1'
HEIGHT EXPOSED: 1.3'

HEIGHT RETAINING: 0.25'
HEIGHT EXPOSED: 0.50'

HEIGHT RETAINING: 0.6'
HEIGHT EXPOSED: 4.0'

HEIGHT RETAINING: 2.2'
HEIGHT EXPOSED: 4.0'



KEY MAP

NTS

GENERAL NOTES

1. REFER TO SHEET C00.02 FOR LEGEND AND ABBREVIATIONS.
2. ALL DIMENSIONS ARE MEASURED FROM BACK OF CURB UNLESS OTHERWISE NOTED ON PLANS.
3. THE CONTRACTOR SHALL VERIFY EX. GRADES PRIOR TO CONSTRUCTION. IF A CONFLICT EXISTS BETWEEN THE FIELD CONDITION AND THESE PLANS, THE CONTRACTOR SHALL NOTIFY THE ENGINEER.
4. THE CONTRACTOR SHALL VERIFY EX. IMPROVEMENTS SHOWN ON THE PLAN AND NOTIFY THE ENGINEER IMMEDIATELY IF DISCREPANCIES EXIST.
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8. THE CONTRACTOR SHALL ENSURE POSITIVE DRAINAGE IS MAINTAINED.
9. THE ONSITE STORMWATER CONVEYANCE SYSTEM IS TO BE PRIVATELY MAINTAINED.
10. ADD 2100.00 TO ALL 2-DIGIT ELEVATIONS UNLESS OTHERWISE NOTED.

GEOTECHNICAL REPORT

ALL GRADING SHALL CONFORM TO THE GEOTECHNICAL REPORT:

ENGINEER: NINYO & MOORE
DATED: 10/31/2022
PROJECT No: 304970001

FLOOD ZONE NOTE

REFER TO SHEET C03.00 FOR FLOOD ZONE NOTES.

STORMWATER COMPLIANCE NOTES

REFER TO SHEET C03.00 FOR STORM WATER COMPLIANCE NOTES.

CONSTRUCTION NOTES

(10) INSTALL RETAINING WALL PER SNBO REGIONAL STANDARD No. B-100-2 SOLID GROUT (ENTIRE HEIGHT) SCREEN WALL, 4.0' MAX RETAINING HEIGHT, SCREEN HEIGHT AS NOTED ON PLANS.

BENCHMARK

CLARK COUNTY VERTICAL CONTROL
BENCHMARK No. "5LV118EE6"

RIVET AND PLATE IN THE TOP OF CURB AT THE NORTHWEST CORNER OF RANCHO DRIVE AND KINGS WAY.

ELEVATION = 635.481 METERS
2084.91 FEET

CITY OF LAS VEGAS VERTICAL CONTROL DATUM BASED UPON
NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD '88 V.2018)

BASIS OF BEARING

SOUTH 89°40'45" EAST, BEING THE BEARING OF THE NORTH LINE OF THE NORTHEAST QUARTER (NE 1/4) OF THE NORTHEAST QUARTER (NE 1/4) OF SECTION 8, TOWNSHIP 21 SOUTH, RANGE 61 EAST, M.D.M., AS SHOWN IN FILE 135, PAGE 29 OF SURVEYS ON FILE AT THE CLARK COUNTY, NEVADA RECORDER'S OFFICE.

NORTH

GRAPHIC SCALE IN FEET
0 10 20 40

Call before you UnderGround 1-702-432-5300
Call before you Dig 811 OR 1-800-642-2444
Call Before You Overhead 1-702-227-2929

No.	REVISIONS	DATE	BY

Kimley»Horn
© 2023 KIMLEY-HORN AND ASSOCIATES, INC.
6671 LAS VEGAS BOULEVARD S., SUITE 320, LAS VEGAS, NV 89119
PHONE: 702-862-3500
WWW.KIMLEY-HORN.COM

PROFESSIONAL ENGINEER
THOMAS E. ACKERT
No. 18592
Exp. 12/31/24
CIVIL
STATE OF NEVADA

02/22/2023

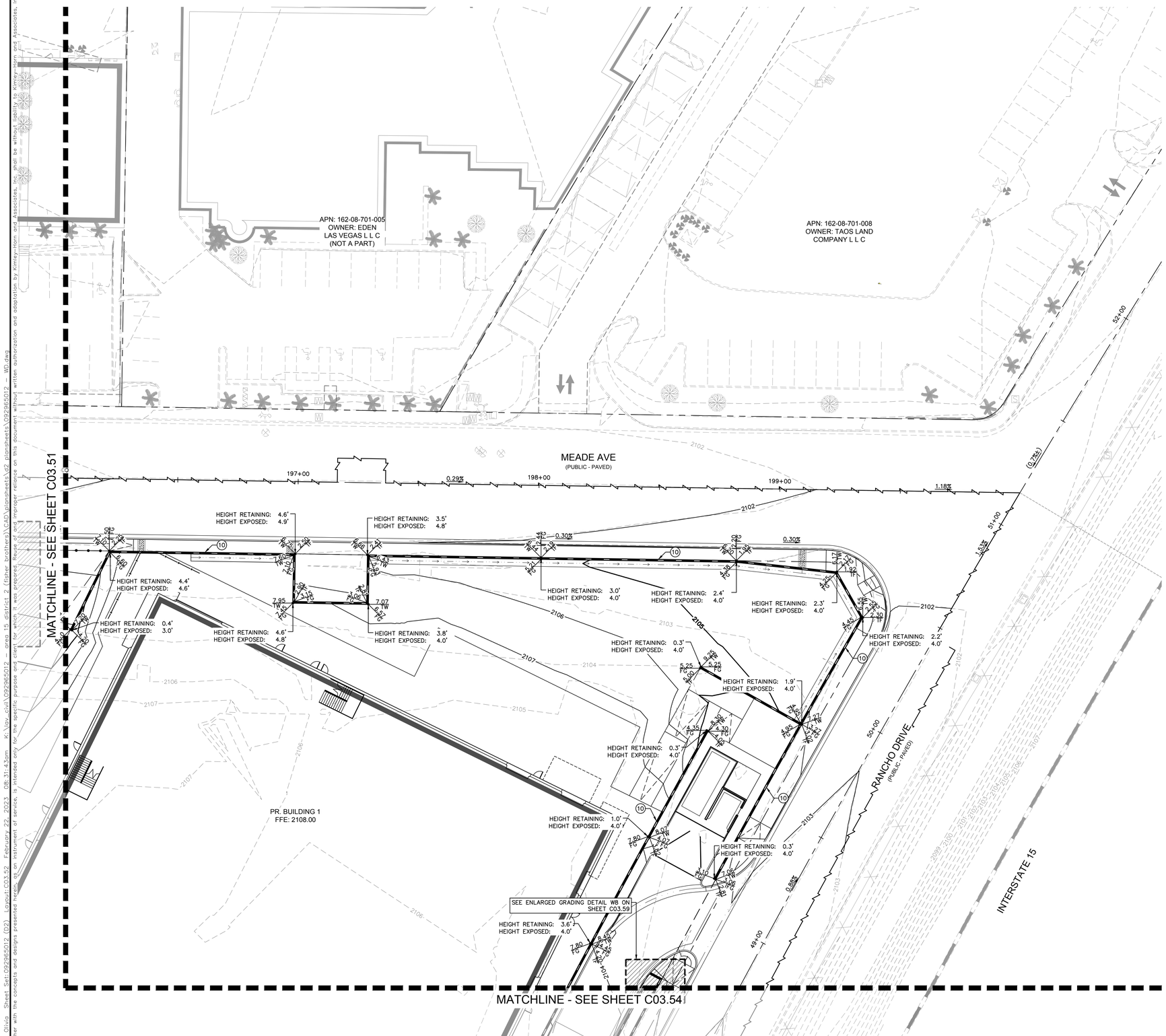
KHA PROJECT	09296502
DATE	02/22/2023
SCALE	AS SHOWN
DESIGNED BY	TEA
DRAWN BY	TEA
CHECKED BY	TEA

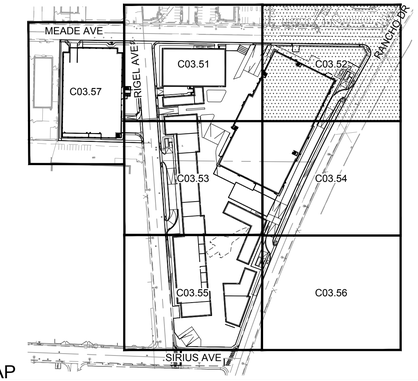
WALL DETAILS - SHEET 1

AREA 15
DISTRICT 2

PREPARED FOR
FISHER BROTHERS LAS VEGAS, LLC
NEVADA
CITY OF LAS VEGAS

49 OF 57 SHEETS
C03.51





KEY MAP

NTS

GENERAL NOTES

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ALL GRADING SHALL CONFORM TO THE GEOTECHNICAL REPORT:

ENGINEER: NINYO & MOORE
DATED: 10/31/2022
PROJECT No: 304970001

FLOOD ZONE NOTE

REFER TO SHEET C03.00 FOR FLOOD ZONE NOTES.

STORMWATER COMPLIANCE NOTES

REFER TO SHEET C03.00 FOR STORM WATER COMPLIANCE NOTES.

CONSTRUCTION NOTES

(10) INSTALL RETAINING WALL PER SNBO REGIONAL STANDARD No. B-100-2 SOLID GROUT (ENTIRE HEIGHT) SCREEN WALL, 4.0' MAX RETAINING HEIGHT, SCREEN HEIGHT AS NOTED ON PLANS.

BENCHMARK

CLARK COUNTY VERTICAL CONTROL
BENCHMARK No. "SLV118NEE6"

RIVET AND PLATE IN THE TOP OF CURB AT THE NORTHWEST CORNER OF RANCHO DRIVE AND KINGS WAY.

ELEVATION = 635.481 METERS
2084.91 FEET

CITY OF LAS VEGAS VERTICAL CONTROL DATUM BASED UPON
NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD '88 V.2018)

BASIS OF BEARING

SOUTH 89°40'45" EAST, BEING THE BEARING OF THE NORTH LINE OF THE NORTHEAST QUARTER (NE 1/4) OF THE NORTHEAST QUARTER (NE 1/4) OF SECTION 8, TOWNSHIP 21 SOUTH, RANGE 61 EAST, M.D.M., AS SHOWN IN FILE 135, PAGE 29 OF SURVEYS ON FILE AT THE CLARK COUNTY, NEVADA RECORDER'S OFFICE.

NORTH

GRAPHIC SCALE IN FEET
0 10 20 40



Call before you Dig
Avoid cutting underground utility lines. It's costly.
Call before you UnderGround
1-702-432-5300
FREEWAY AND ARTERIAL SYSTEM OF TRANSPORTATION (FAST)
CALL 811 OR 1-800-642-2444

Avoid overhead power line contact. It's costly.
Call Before You Overhead
1-702-227-2929

No.	REVISIONS	DATE	BY

Kimley»Horn

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6671 LAS VEGAS BOULEVARD S., SUITE 320, LAS VEGAS, NV 89119
PHONE: 702-862-3500
WWW.KIMLEY-HORN.COM

PROFESSIONAL ENGINEER
THOMAS E. ACKERT
No. 18592
Exp. 12/31/24
CIVIL
STATE OF NEVADA

02/22/2023

KHA PROJECT	092965012
DATE	02/22/2023
SCALE	AS SHOWN
DESIGNED BY	TEA
DRAWN BY	TEA
CHECKED BY	TEA

WALL DETAILS - SHEET 2

AREA 15 DISTRICT 2

PREPARED FOR
FISHER BROTHERS LAS VEGAS, LLC
NEVADA

CITY OF LAS VEGAS

50 OF 57 SHEETS

C03.52

Plotted By:Dockery, Olivia Sheet Set:092965012 (02) Layout:C03.52 February 22, 2023 08:31:42am K:\lov_civil\092965012 area 15 district 2 (fisher brothers)\CAD\plansheets\sd plansheets\092965012 — WD.dwg
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MATCHLINE - SEE SHEET C03.51

MATCHLINE - SEE SHEET C03.54

MATCHLINE - SEE SHEET C03.55

HEIGHT RETAINING: 0.3'
HEIGHT EXPOSED: 4.0'

HEIGHT RETAINING: 0.8'
HEIGHT EXPOSED: 4.0'

SEE SHEET C03.57 FOR GARAGE WALL DETAILS

SEE ENLARGED GRADING DETAIL W6 ON SHEET C03.59

HEIGHT RETAINING: 0.9'
HEIGHT EXPOSED: 4.0'

HEIGHT RETAINING: 3.6'
HEIGHT EXPOSED: 4.0'

HEIGHT RETAINING: 3.3'
HEIGHT EXPOSED: 4.0'

HEIGHT RETAINING: 2.9'
HEIGHT EXPOSED: 4.0'

HEIGHT RETAINING: 0.7'
HEIGHT EXPOSED: 4.0'

HEIGHT RETAINING: 0.5'
HEIGHT EXPOSED: 4.0'

HEIGHT RETAINING: 2.0'
HEIGHT EXPOSED: 4.0'

HEIGHT RETAINING: 2.2'
HEIGHT EXPOSED: 4.0'

HEIGHT RETAINING: 2.4'
HEIGHT EXPOSED: 4.0'

HEIGHT RETAINING: 0.4'
HEIGHT EXPOSED: 4.0'

HEIGHT RETAINING: 3.0'
HEIGHT EXPOSED: 4.0'

HEIGHT RETAINING: 3.2'
HEIGHT EXPOSED: 4.0'

HEIGHT RETAINING: 2.7'
HEIGHT EXPOSED: 4.0'

HEIGHT RETAINING: 3.5'
HEIGHT EXPOSED: 4.0'

HEIGHT RETAINING: 4.0'
HEIGHT EXPOSED: 4.3'

HEIGHT RETAINING: 5.2'
HEIGHT EXPOSED: 5.5'

HEIGHT RETAINING: 5.3'
HEIGHT EXPOSED: 5.6'

PR. BUILDING 1
FFE: 2108.00

PR. BUILDING 5
FFE VARIES:
2110.00 - 2111.80

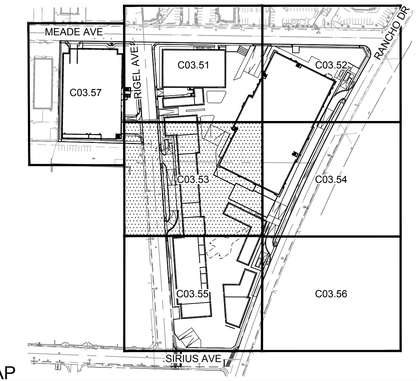
PR. BUILDING 2
FFE: 2112.00

RIGEL AVE
(PUBLIC - PAVED)

APN: 162-08-303-032
OWNER: FLORESTA L L C
(NOT A PART)

EX. BUILDING
FFE: (2212.0±)

EX. BUILDING
FFE: (2212.0±)



KEY MAP
NTS

GENERAL NOTES

1. REFER TO SHEET C00.02 FOR LEGEND AND ABBREVIATIONS.
2. ALL DIMENSIONS ARE MEASURED FROM BACK OF CURB UNLESS OTHERWISE NOTED ON PLANS.
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GEOTECHNICAL REPORT

ALL GRADING SHALL CONFORM TO THE GEOTECHNICAL REPORT:

ENGINEER: NINYO & MOORE
DATED: 10/31/2022
PROJECT No: 304970001

FLOOD ZONE NOTE

REFER TO SHEET C03.00 FOR FLOOD ZONE NOTES.

STORMWATER COMPLIANCE NOTES

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BENCHMARK

CLARK COUNTY VERTICAL CONTROL
BENCHMARK No. "SLV118NEE6"

RIVET AND PLATE IN THE TOP OF CURB AT THE NORTHWEST CORNER OF RANCHO DRIVE AND KINGS WAY.

ELEVATION = 635.481 METERS
2084.91 FEET

CITY OF LAS VEGAS VERTICAL CONTROL DATUM BASED UPON
NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD '88 V.2018)

BASIS OF BEARING

SOUTH 89°40'45" EAST, BEING THE BEARING OF THE NORTH LINE OF THE NORTHEAST QUARTER (NE 1/4) OF THE NORTHEAST QUARTER (NE 1/4) OF SECTION 8, TOWNSHIP 21 SOUTH, RANGE 61 EAST, M.D.M., AS SHOWN IN FILE 135, PAGE 29 OF SURVEYS ON FILE AT THE CLARK COUNTY, NEVADA RECORDER'S OFFICE.

NORTH

GRAPHIC SCALE IN FEET
0 10 20 40

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1-702-227-2929

Call before you UnderGround
CALL BEFORE YOU DIG UNDERGROUND
AVOID HITTING UNDERGROUND TRAFFIC SIGNAL SYSTEMS AND STREET LIGHT SYSTEM CONDUITS IT'S COSTLY
1-702-432-5300
FREEWAY AND ARTERIAL SYSTEM OF TRANSPORTATION (FAST)

No.	REVISIONS	DATE	BY

Kimley»Horn

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6671 LAS VEGAS BOULEVARD S., SUITE 320, LAS VEGAS, NV 89119
PHONE: 702-862-3000
WWW.KIMLEY-HORN.COM

PROFESSIONAL ENGINEER
THOMAS E. ACKERET
Exp. 12/31/24
CIVIL
No. 18592
02/22/2023

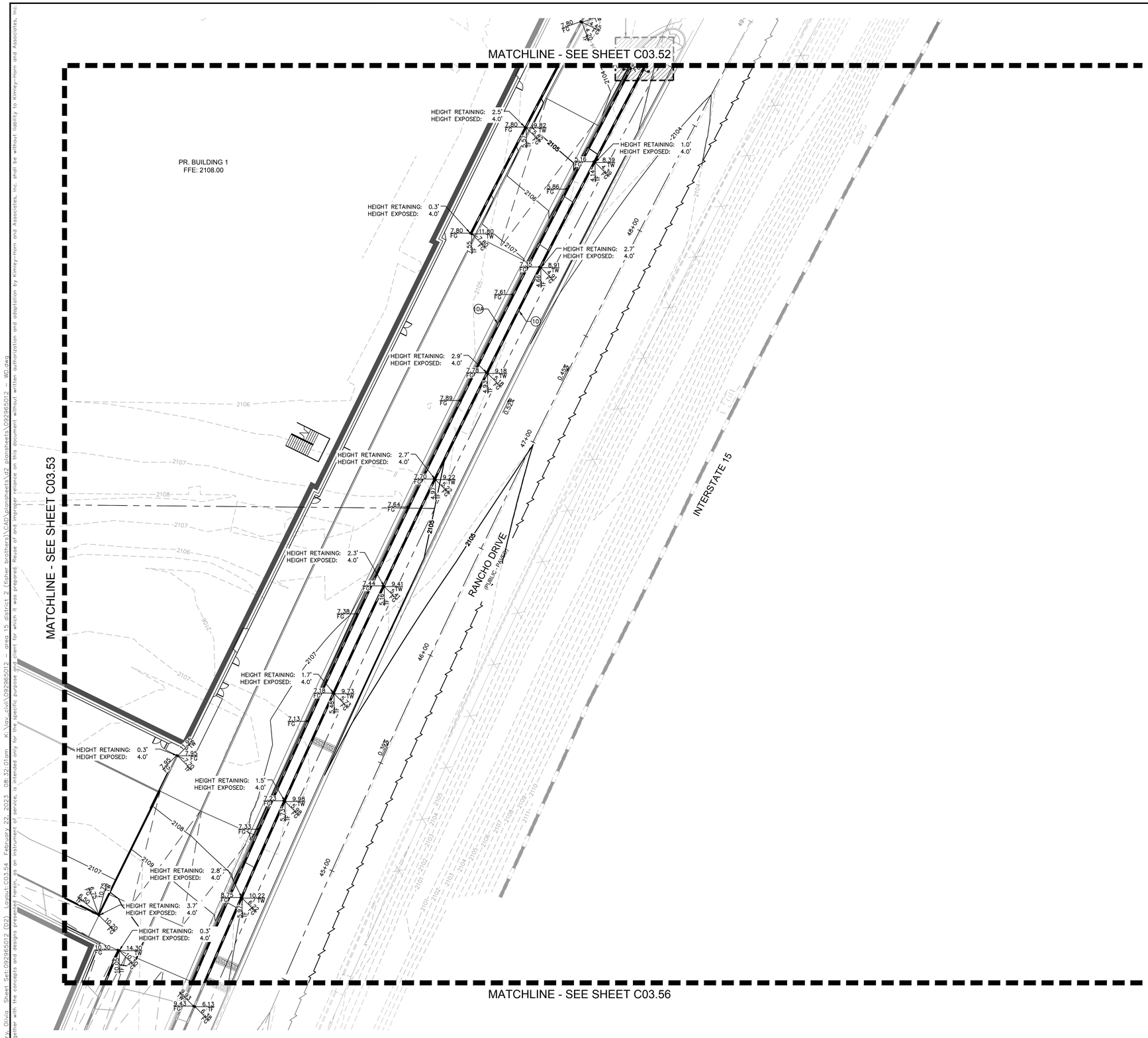
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DATE	02/22/2023
SCALE	AS SHOWN
DESIGNED BY	TEA
DRAWN BY	TEA
CHECKED BY	TEA

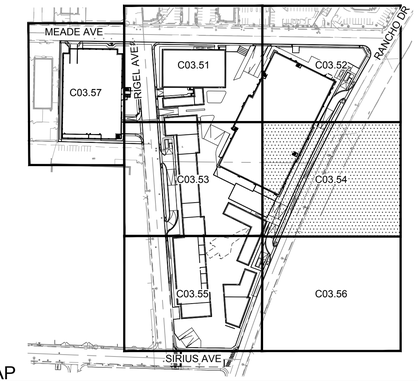
WALL DETAILS - SHEET 3

AREA 15 DISTRICT 2
PREPARED FOR
FISHER BROTHERS LAS VEGAS, LLC
CITY OF LAS VEGAS NEVADA

51 OF 57 SHEETS
C03.53

Plotted By:Dockery, Olivia Sheet Set:092965012 (02) Layout:C03.53 February 22, 2023 08:31:53am K:\lav_civil\092965012 — area 15 district 2 (fisher brothers)\CAD\plansheets\d2 plansheets\092965012 — WD.dwg
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ENGINEER: NINYO & MOORE
DATED: 10/31/2022
PROJECT No: 304970001

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No.	REVISIONS	DATE	BY

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PHONE: 702-862-3000
WWW.KIMLEY-HORN.COM

PROFESSIONAL ENGINEER
THOMAS E. ACKERET
Exp. 12/31/24
CIVIL
No. 18592
STATE OF NEVADA
02/22/2023

KHA PROJECT	092965012		
DATE	02/22/2023		
SCALE	AS SHOWN		
DESIGNED BY	TEA		
DRAWN BY	TEA		
CHECKED BY	TEA		

WALL DETAILS - SHEET 4

AREA 15 DISTRICT 2

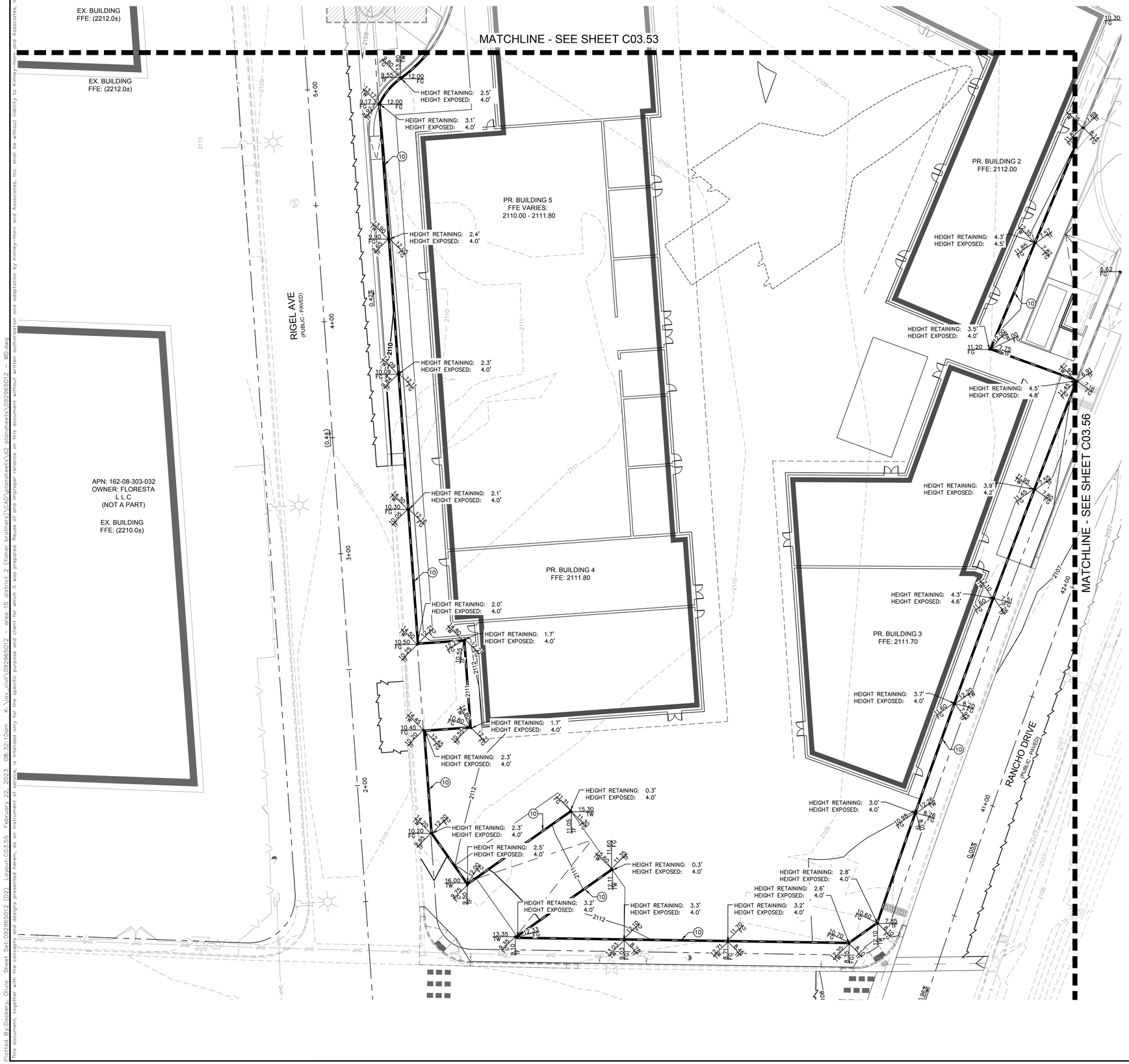
PREPARED FOR
FISHER BROTHERS LAS VEGAS, LLC
NEVADA
CITY OF LAS VEGAS

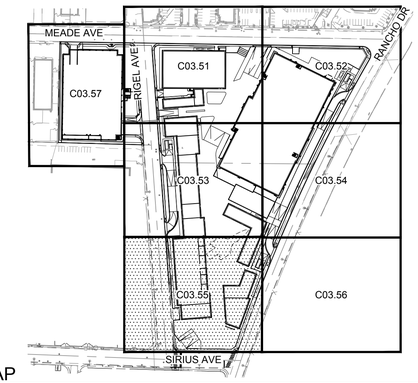
52 OF 57 SHEETS

C03.54

Plotted By: Dockery, Olivia Sheet Set: 092965012 (02) Layout: C03.54 February 22, 2023 08:32:01am K:\las_civil\092965012 area 15 district 2 (fisher brothers)\CAD\plansheets\d2 plansheets\092965012 — WD.dwg
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ALL GRADING SHALL CONFORM TO THE GEOTECHNICAL REPORT:

ENGINEER: NINYO & MOORE
DATED: 10/31/2022
PROJECT No: 304970001

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BENCHMARK No. "SLV118NEE6"

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No.	REVISIONS	DATE	BY

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6671 LAS VEGAS BOULEVARD S., SUITE 320, LAS VEGAS, NV 89119
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PROFESSIONAL ENGINEER
THOMAS E. ACKERT
Exp. 12/31/24
CIVIL
No. 18592
STATE OF NEVADA
02/22/2023

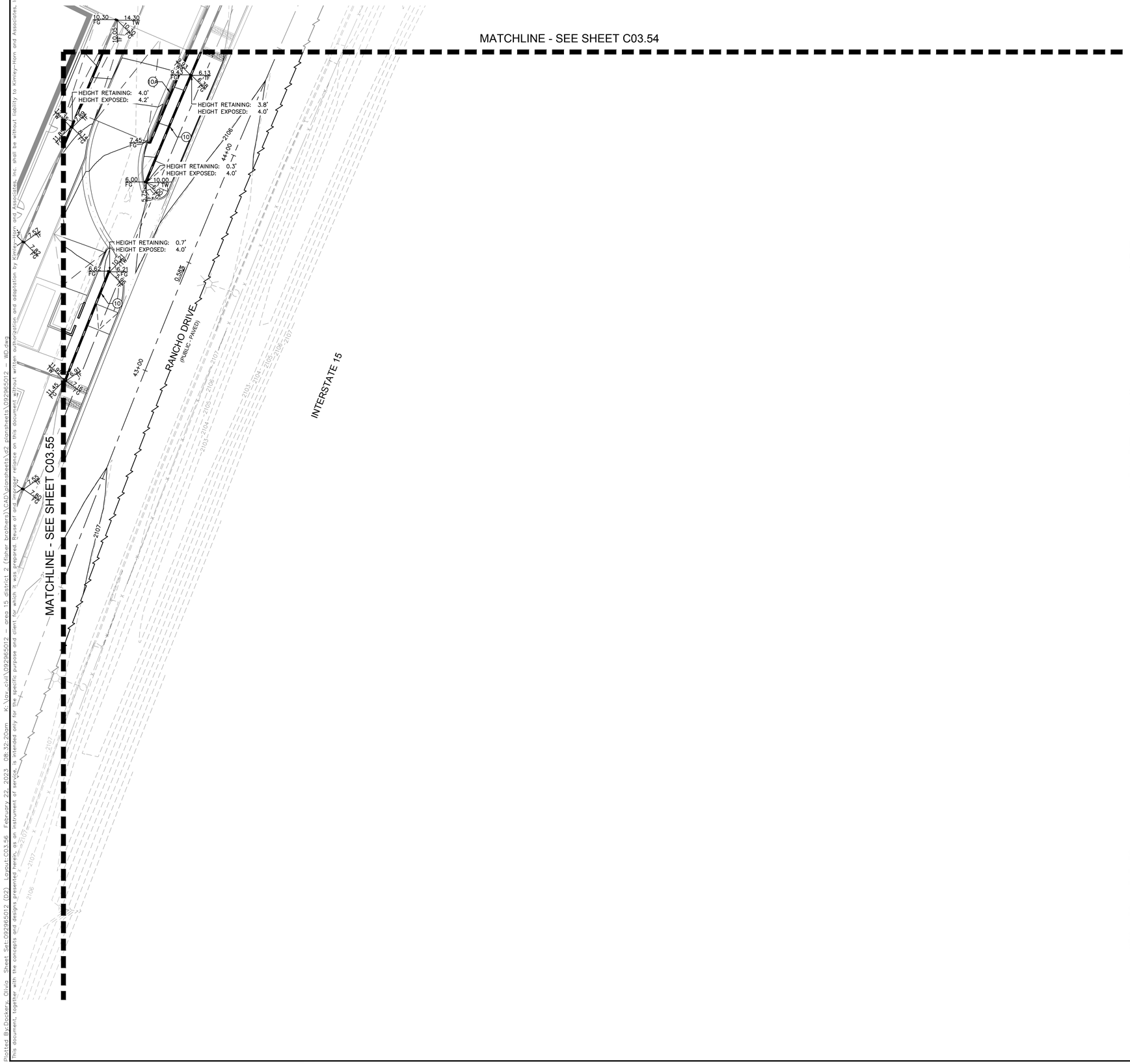
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DATE	02/22/2023	
SCALE	AS SHOWN	
DESIGNED BY		TEA
DRAWN BY		TEA
CHECKED BY		TEA

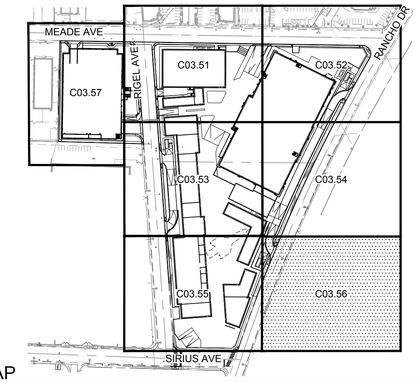
WALL DETAILS - SHEET 5

AREA 15 DISTRICT 2

PREPARED FOR
FISHER BROTHERS LAS VEGAS, LLC
CITY OF LAS VEGAS NEVADA

53 OF 57 SHEETS
C03.55





KEY MAP

NTS

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BENCHMARK

CLARK COUNTY VERTICAL CONTROL
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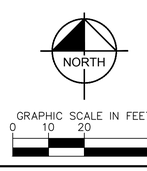
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PROFESSIONAL ENGINEER
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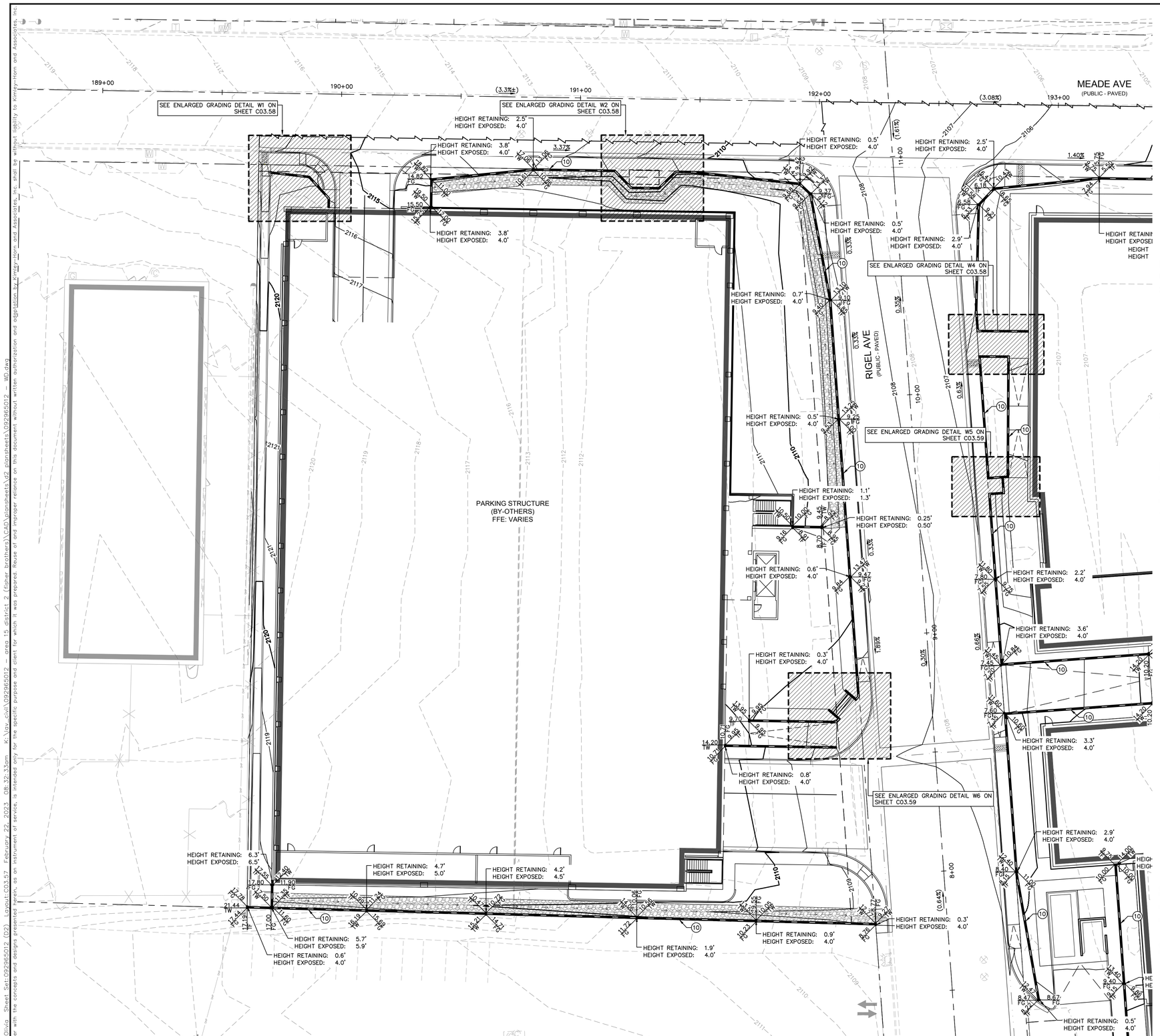
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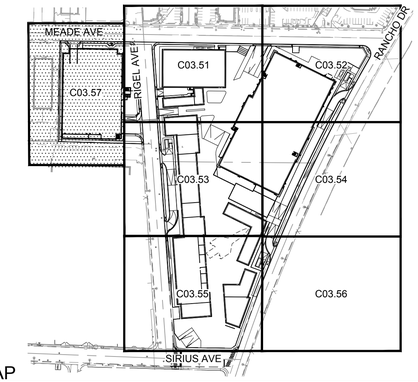
WALL DETAILS - SHEET 6

AREA 15
DISTRICT 2
PREPARED FOR
FISHER BROTHERS LAS VEGAS, LLC
CITY OF LAS VEGAS NEVADA

54 OF 57 SHEETS
C03.56

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DRAWN BY TEA
CHECKED BY TEA

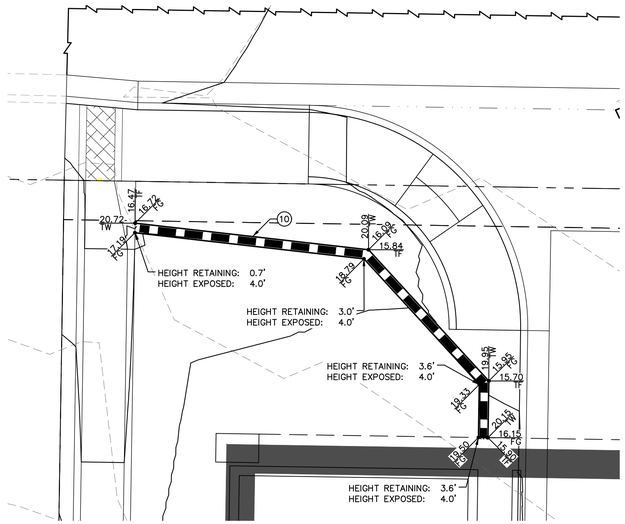
WALL DETAILS - SHEET 7

AREA 15 DISTRICT 2

PREPARED FOR
FISHER BROTHERS LAS VEGAS, LLC
CITY OF LAS VEGAS NEVADA

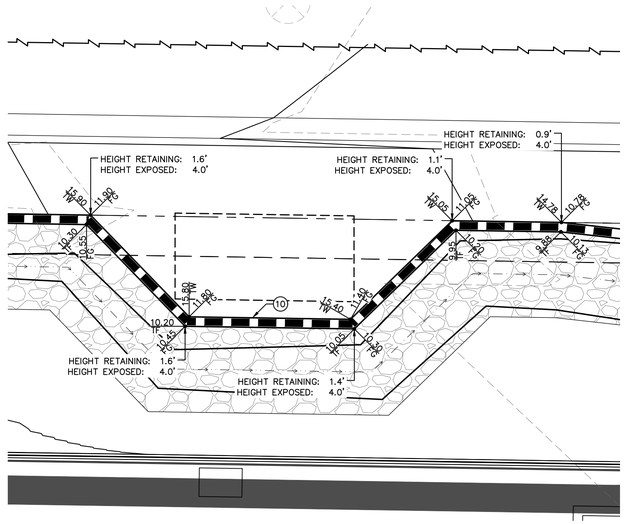
55 OF 57 SHEETS
C03.57

Plotted By:Dockery, Olivia Sheet Set:092965012 (02) Layout:C03.57 February 22, 2023 08:32:33am K:\Civ_civil\092965012 — area 15 district 2 (fisher brothers)\CAD\plansheets\02 plansheets\092965012 — WD.dwg
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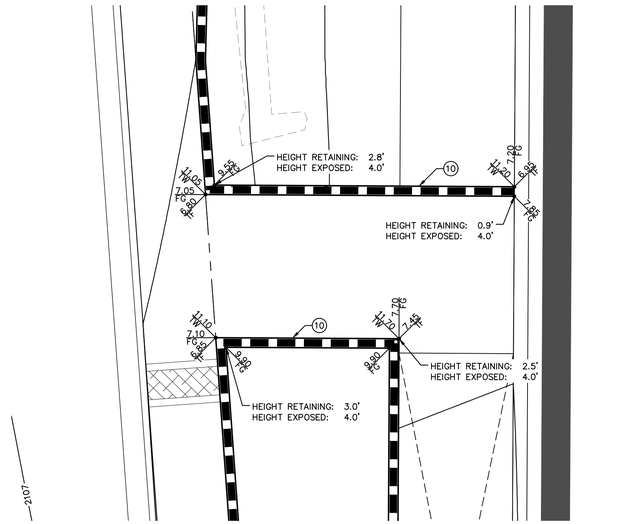
W1 C03.57 WALL W1

SCALE: 1"=5'



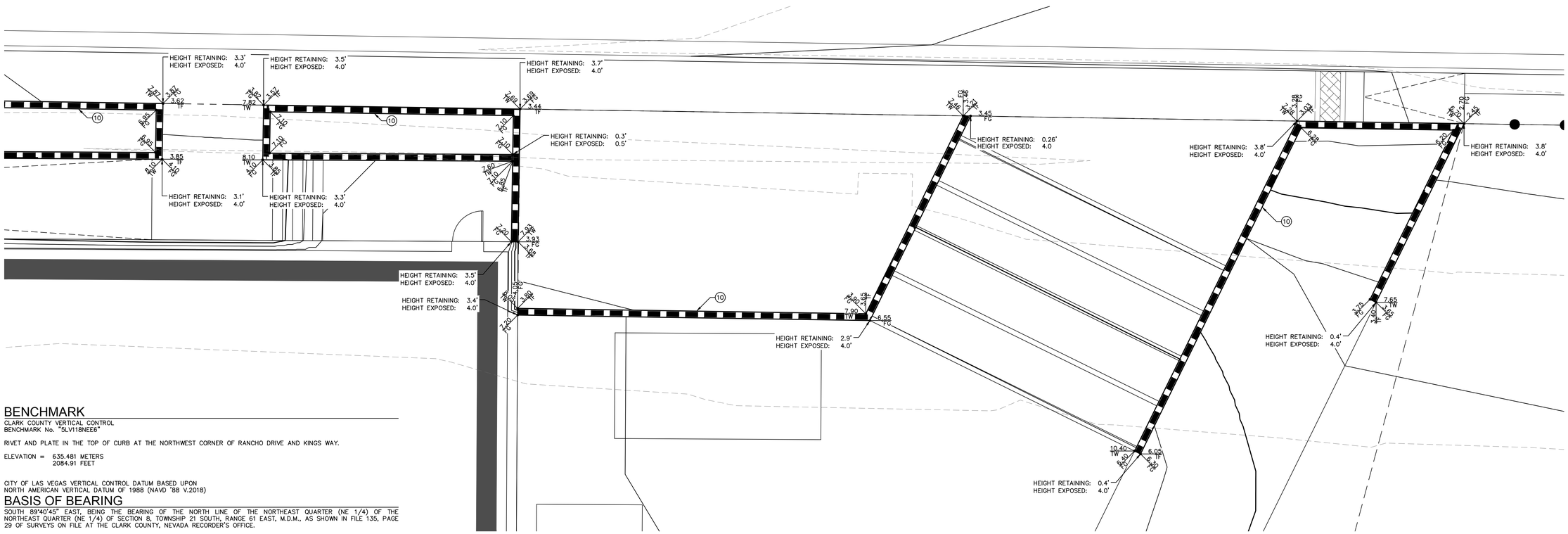
W2 C03.57 WALL W2

SCALE: 1"=5'



W4 C03.51 WALL W4

SCALE: 1"=5'



W3 C03.34 WALL W3

SCALE: 1"=5'

BENCHMARK

CLARK COUNTY VERTICAL CONTROL
BENCHMARK No. "5LV118NEE6"

RIVET AND PLATE IN THE TOP OF CURB AT THE NORTHWEST CORNER OF RANCHO DRIVE AND KINGS WAY.

ELEVATION = 635.481 METERS
2084.91 FEET

CITY OF LAS VEGAS VERTICAL CONTROL DATUM BASED UPON
NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD '88 V.2018)

BASIS OF BEARING

SOUTH 89°40'45" EAST, BEING THE BEARING OF THE NORTH LINE OF THE NORTHEAST QUARTER (NE 1/4) OF THE NORTHEAST QUARTER (NE 1/4) OF SECTION 8, TOWNSHIP 21 SOUTH, RANGE 61 EAST, M.D.M., AS SHOWN IN FILE 135, PAGE 29 OF SURVEYS ON FILE AT THE CLARK COUNTY, NEVADA RECORDER'S OFFICE.

GENERAL NOTES

1. REFER TO SHEET C00.02 FOR LEGEND AND ABBREVIATIONS.
2. ALL DIMENSIONS ARE MEASURED FROM BACK OF CURB UNLESS OTHERWISE NOTED ON PLANS.
3. THE CONTRACTOR SHALL VERIFY EX. GRADES PRIOR TO CONSTRUCTION. IF A CONFLICT EXISTS BETWEEN THE FIELD CONDITION AND THESE PLANS, THE CONTRACTOR SHALL NOTIFY THE ENGINEER.
4. THE CONTRACTOR SHALL VERIFY EX. IMPROVEMENTS SHOWN ON THE PLAN AND NOTIFY THE ENGINEER IMMEDIATELY IF DISCREPANCIES EXIST.
5. THE CONTRACTOR SHALL PROTECT IN PLACE EX. IMPROVEMENTS, THAT ARE NOTED TO REMAIN, DURING DEMOLITION AND CONSTRUCTION.
6. THE CONTRACTOR SHALL VERIFY AND LOCATE ALL EXISTING UNDERGROUND UTILITIES PRIOR TO COMMENCEMENT OF CONSTRUCTION AND PROTECT IN PLACE UNLESS OTHERWISE NOTED ON THE PLANS.
7. ANY EXISTING STRUCTURE(S), IMPROVEMENT(S), AND/OR APPURTENANCE(S) TO REMAIN, WHICH ARE DAMAGED DURING DEMOLITION OR CONSTRUCTION, SHALL BE IMMEDIATELY REPAIRED OR REPLACED BY THE CONTRACTOR AT THEIR EXPENSE.
8. THE CONTRACTOR SHALL ENSURE POSITIVE DRAINAGE IS MAINTAINED.
9. THE ONSITE STORMWATER CONVEYANCE SYSTEM IS TO BE PRIVATELY MAINTAINED.
10. ADD 2100.00 TO ALL 2-DIGIT ELEVATIONS UNLESS OTHERWISE NOTED.

GEOTECHNICAL REPORT

ALL GRADING SHALL CONFORM TO THE GEOTECHNICAL REPORT:

ENGINEER: NINYO & MOORE
DATED: 10/31/2022
PROJECT No: 304970001

FLOOD ZONE NOTE

REFER TO SHEET C03.00 FOR FLOOD ZONE NOTES.

STORMWATER COMPLIANCE NOTES

REFER TO SHEET C03.00 FOR STORM WATER COMPLIANCE NOTES.

CONSTRUCTION NOTES

(10) INSTALL RETAINING WALL PER SNBO REGIONAL STANDARD No. B-100-2 SOLID GROUT (ENTIRE HEIGHT) SCREEN WALL, 4.0' MAX RETAINING HEIGHT, SCREEN HEIGHT AS NOTED ON PLANS.

AVOID HITTING UNDERGROUND TRAFFIC SIGNAL SYSTEMS AND STREET LIGHTING CONDUITS (3 FEET)
CALL BEFORE YOU DIG UNDERGROUND
Call before you UnderGround 1-702-432-5300
FREEWAY AND ARTERIAL SYSTEM OF TRANSPORTATION (FAST)
Call before you Dig Avoid cutting underground utility lines. It's costly.
CALL 811 OR 1-800-642-2444
Avoid overhead power line contact. It's costly.
Call Before You Overhead 1-702-227-2929

No.	REVISIONS	DATE	BY

Kimley»Horn
© 2023 KIMLEY-HORN AND ASSOCIATES, INC.
6671 LAS VEGAS BOULEVARD S., SUITE 320, LAS VEGAS, NV 89119
PHONE: 702-862-3500
WWW.KIMLEY-HORN.COM

PROFESSIONAL ENGINEER
THOMAS E. ACKERT
Exp. 12/31/24
CIVIL
No. 18592
STATE OF NEVADA
02/22/2023

KHA PROJECT	092965012
DATE	02/22/2023
SCALE	AS SHOWN
DESIGNED BY	TEA
DRAWN BY	TEA
CHECKED BY	TEA

WALL DETAILS - SHEET 8

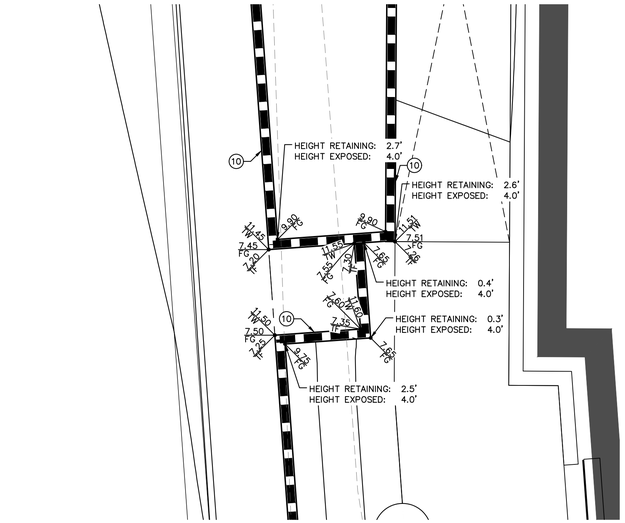
AREA 15 DISTRICT 2

PREPARED FOR
FISHER BROTHERS LAS VEGAS, LLC
NEVADA
CITY OF LAS VEGAS

56 OF 57 SHEETS

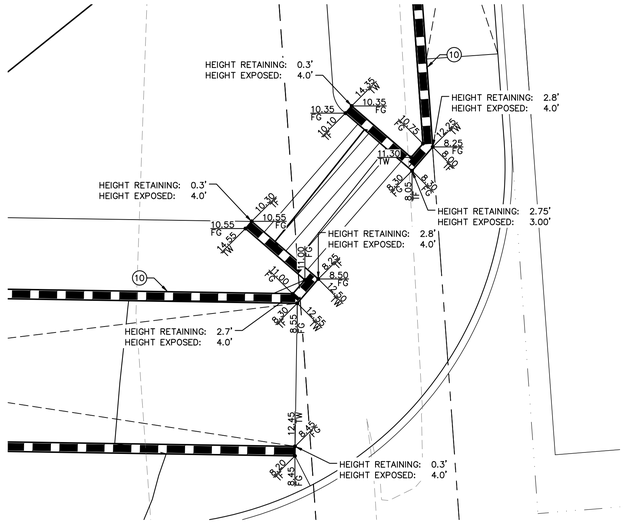
C03.58

Posted By:Dockery, Olivia Sheet Set:092965012 (02) Layout:C03.58 February 22, 2023 08:32:42am K:\Las_civil\092965012 — area 15 district 2 (fisher brothers)\CAD\plansheets\v2 plansheets\092965012 — W3.dwg
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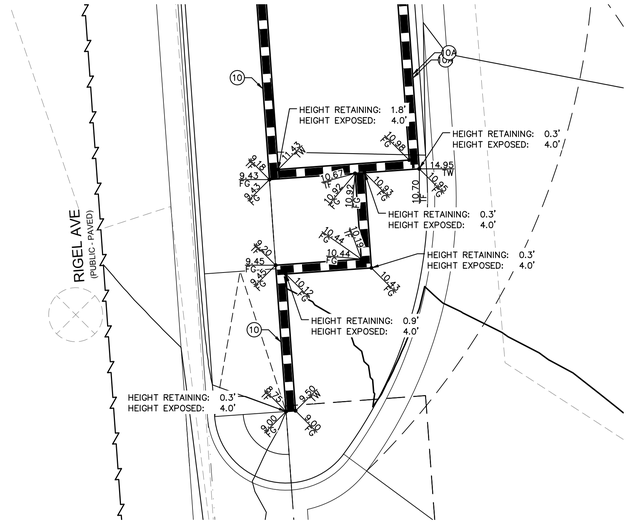
W5 C03.51 WALL W5

SCALE: 1"=5'



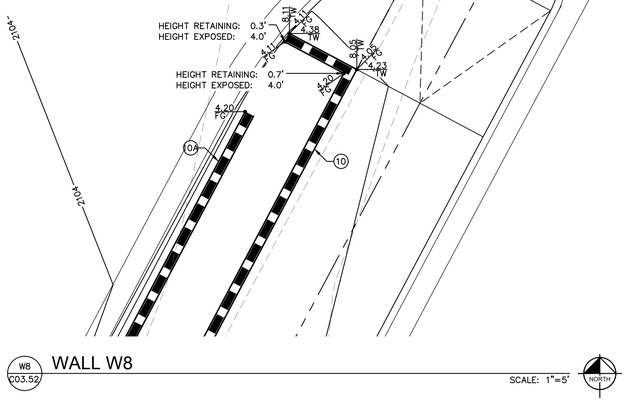
W6 C03.53 WALL W6

SCALE: 1"=5'



W7 C03.53 WALL W7

SCALE: 1"=5'



W8 C03.52 WALL W8

SCALE: 1"=5'

GENERAL NOTES

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ALL GRADING SHALL CONFORM TO THE GEOTECHNICAL REPORT:

ENGINEER: NINYO & MOORE
DATED: 10/31/2022
PROJECT No: 304970001

FLOOD ZONE NOTE

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STORMWATER COMPLIANCE NOTES

REFER TO SHEET C03.00 FOR STORM WATER COMPLIANCE NOTES.

CONSTRUCTION NOTES

(10) INSTALL RETAINING WALL PER SNBO REGIONAL STANDARD No. B-100-2 SOLID GROUT (ENTIRE HEIGHT) SCREEN WALL, 4.0' MAX RETAINING HEIGHT, SCREEN HEIGHT AS NOTED ON PLANS.

(0A) INSTALL SCREEN WALL PER SNBO REGIONAL STANDARD No. B-100-1 SOLID GROUT (ENTIRE HEIGHT) SCREEN WALL, 6.0' MIN. SCREEN HEIGHT. SEE ARCHITECTURAL PLANS FOR COLOR, TEXTURE, AND/OR FINISH DETAILS.

BENCHMARK

CLARK COUNTY VERTICAL CONTROL
BENCHMARK No. "SLV118NEE6"

RIVET AND PLATE IN THE TOP OF CURB AT THE NORTHWEST CORNER OF RANCHO DRIVE AND KINGS WAY.

ELEVATION = 635.481 METERS
2084.91 FEET

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BASIS OF BEARING

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FREEWAY AND ARTERIAL SYSTEM OF TRANSPORTATION (FAST)
Call before you Dig
Avoid cutting underground utility lines. It's costly.
CALL 811 or
1-800-642-2444
Avoid overhead power line contact. It's costly.
Call Before You Overhead
1-702-227-2929

No.	REVISIONS	DATE	BY

Kimley»Horn
© 2023 KIMLEY-HORN AND ASSOCIATES, INC.
6671 LAS VEGAS BOULEVARD S., SUITE 320, LAS VEGAS, NV 89119
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PROFESSIONAL ENGINEER
THOMAS E. ACKERET
Exp. 12/31/24
CIVIL
No. 18592
STATE OF NEVADA

02/22/2023

KHA PROJECT 092965012	DATE 02/22/2023	SCALE AS SHOWN	DESIGNED BY TEA	DRAWN BY TEA	CHECKED BY TEA

WALL DETAILS - SHEET 9

AREA 15
DISTRICT 2
PREPARED FOR
FISHER BROTHERS LAS VEGAS, LLC
CITY OF LAS VEGAS NEVADA

57 OF 57 SHEETS
C03.59

Plotted By:Dockery, Olivia Sheet Set:092965012 (02) Layout:C03.59 February 22, 2023 08:32:52am K:\lav_civil\092965012 - area 15 district 2 (fisher brothers)\CAD\plansheets\02 plansheets\092965012 - W5.dwg
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