Full Size or Largest Size Plans

Site Plan

Landscape Plan

Elevations

PASEO AT PINNACLE PEAK

PINNACLE PEAK RD. AND MILLER RD.

Scottsdale, AZ

CIVIL CONSTRUCTION DOCUMENTS

INDEX OF DRAWINGS

NOTE:
- • FILLED CIRCLE INDICATES PLAN INCLUDED WITH THIS SUBMITTAL

PROJECT INFO

PROJECT DESCRIPTION

REMOVE EXISTING LANDSCAPING, BUILDING & SITE IMPROVEMENTS AND CONSTRUCT PLANNED NEIGHBORHOOD DEVELOPMENT FOR SINGLE FAMILY BUILDINGS.

PROJECT INFORMATION

SITE ADDRESS: 7676 E PINNACLE PEAK ROAD SCOTTSDALE, ARIZONA
Q.S.#: 45–46
ASSESSOR PARCEL NUMBER: 212–04–001B, 212–04–001C, 212–04–001D, 212–04–001E
ZONNING: R1–10 PRD ESL

BASIS OF BEARINGS

THE BASIS OF BEARING AND ALL MONUMENTATION SHOWN HEREON IS BASED ON THE SOUTH LINE OF THE SOUTHEAST QUARTER OF SECTION 11, TOWNSHIP 4 NORTH, RANGE 4 EAST, USING A BEARING OF NORTH 89 DEGREES 51 MINUTES 11 SECONDS WEST, AS SHOWN ON AN UNRECORDED ALTA/ACSM LAND TITLE SURVEY PREPARED BY GILBERTSON AND ASSOCIATES DATED AUGUST 13,2004.

BASIS OF ELEVATIONS

BENCHMARK IS A BRASS CAP IN HANDHOLE LOCATED AT THE INTERSECTION OF PINNACLE PEAK ROAD AND MILLER ROAD.
ELEVATION= 1878.317' NAVD 88.

BENCHMARK CERTIFICATION STATEMENT

I HEREBY CERTIFY THAT ALL ELEVATIONS REPRESENTED ON THIS PLAN ARE BASED ON THE ELEVATION DATUM BENCHMARK PROVIDED ABOVE.

ENGINEER CERTIFICATION STATEMENT

THE ENGINEER OF RECORD ON THESE PLANS HAS RECEIVED A COPY OF THE APPROVED STIPULATIONS FOR THIS PROJECT AND HAS DESIGNED THESE PLANS IN CONFORMANCE WITH THE APPROVED STIPULATIONS.

THE LOWEST FLOOR ELEVATION(S) AND/OR FLOOD PROOFING ELEVATION(S) ON THIS PLAN ARE SUFFICIENTLY HIGH TO PROVIDE PROTECTION FROM FLOODING CAUSED BY A 100–YEAR STORM, AND ARE IN ACCORDANCE WITH SCOTTSDALE REVISED CODE, CHAPTER 37 – FLOODPLAIN AND STORMWATER REGULATION.

COMMUNITY NUMBER	PANEL # PANEL DATE	SUFFIX	DATE OF FIRM (INDEX DATE)	FIRM ZONE	BASE FLOOD ELEVATION (IN AO ZONE USE DEPTH)
045012	0890 10/16/2013	L	11/04/2015	X	N/A

ABBREVIATIONS

AC	ACRE
ADA	AMERICANS WITH DISABILITIES ACT
AFF	ABOVE FINISHED FLOOR
BG	GRADE AT BASE OF WALL
BOT	BOTTOM
BW	BOTTOM OF WALL
CB	CATCH BASIN
C.F.	CUBIC FEET
CMP	CORRUGATED METAL PIPE
CMU	CONCRETE MASONRY UNIT
CO	CLEAN OUT
C.O.S.	CITY OF SCOTTSDALE
DET./DTL	DETAIL
DFC	DRAINAGE FACILITY CORRIDOR
DIA	DIAMETER
DIP	DUCTILE IRON PIPE
FDC	FIRE DEPARTMENT CONNECTION
FFE	FINISHED FLOOR ELEVATION
FH	FIRE HYDRANT
FT.	FEET
G	GUTTER
HDPE	HIGH DENSITY POLYETHYLENE
HWE	HIGH WATER ELEVATION
I.E.	INVERT ELEVATION
LF	LINEAR FEET
M.A.G.	MARICOPA ASSOCIATION OF GOVERNMENTS
NAOS	NATURAL AREA OPEN SPACE
MIN	MINIMUM
NTS	NOT TO SCALE
P	PAVEMENT
PVC	POLYVINYL CHLORIDE
R	RADIUS
ROW	RIGHTS–OF–WAY
RCP	REINFORCED CONCRETE PIPE
SAN	SANITARY
S.B.	SQUARE FEET
STD.	STANDARD
SVT	
TC	TOP OF CURB
T.S.V.B.&C.	TAPPING SLEEVE, VALVE, BOX AND COVER
TW	TOP OF WALL
TYP	TYPICAL
VCP	VITRIFIED CLAY PIPE
VIF	VERIFY IN FIELD
WSF	WATER SEWER FACILITIES

ESTIMATED OFF SITE QUANTITIES

ITEM	DESCRIPTION	QUANTITY	Unit
STREET – MILLER RD			
ASSUMED SECTION	PAVEMENT 4" ASPHALT / 8" AGGREGATE	2,228	SY
	SUBGRADE PREPARATION	2,228	SY
	6" CONCRETE CURB & GUTTER	1,748	LF
	8' CONCRETE SIDEWALK	18,058	SF
	8' DG PATHWAY	9,375	SF
	SAWCUT ASPHALT PAVEMENT	2,114	LF
	SAWCUT AND REMOVE PAVEMENT	360	SY
	CATCH BASIN MAG 531	2	EA
	18" RCP	75	LF
	18" HW	2	EA
	THICKENED EDGE	525	LF
	RELOCATE TRAFFIC SIGNAL	1	EA
PINNACLE PEAK RD			
ASSUMED SECTION	PAVEMENT 5" ASPHALT / 10" AGGREGATE	1,738	SY
	SUBGRADE PREPARATION	1,738	SY
	6" CONCRETE CURB & GUTTER	519	LF
	8' CONCRETE SIDEWALK	4,101	SF
	8' DG PATHWAY	3,911	SF
	SAWCUT ASPHALT PAVEMENT	630	LF
	SAWCUT AND REMOVE PAVEMENT	195	SY
	CATCH BASIN MAG 531	1	EA
	18" RCP	45	LF
N. 77TH ST			
ASSUMED SECTION	PAVEMENT 3" ASPHALT / 6" AGGREGATE	652	SY
	SUBGRADE PREPARATION	652	SY
	6" CONCRETE CURB & GUTTER	591	LF
	8' CONCRETE SIDEWALK	2,162	SF
	SAWCUT ASPHALT PAVEMENT	120	LF
	SAWCUT AND REMOVE PAVEMENT	1,025	SY
	CATCH BASIN MAG 531	2	EA
	18" HDPE	23	LF

NAOS DATA TABLE

TOTAL N.A.O.S. PROVIDED	4.8 AC	28% OF NET SITE AREA
PROVIDED UNDISTURBED:	3.0 AC	70% OF TOTAL
PROVIDED REVEGETATION:	1.3 AC	30% OF TOTAL
PROVIDED SURPLUS:	0.5 AC	12% EXCESS

NON N.A.O.S. OPEN SPACE PROVIDED = 0.5 AC

NO CONFLICT SIGNATURE BLOCK

UTILITY	UTILITY COMPANY	NAME OF COMPANY REPRESENTATIVE	TELEPHONE NUMBER	DATE SIGNED
ELECTRIC	APS	SCOTT TIMAR	6024934421	11–27–13
TELEPHONE	CENTURYLINK	ANDRE HATCHER	6026301393	1–30–14
NATURAL GAS	SWGAS	MARCUS WATANABE	4807303855	1–14–14
CABLE TV	COX	JUSTIN SCRABECK		1–17–14
OTHER				
OTHER				

ENGINEER'S CERTIFICATION
I, ALI FAKIH, AS THE ENGINEER OF RECORD FOR THIS DEVELOPMENT, HEREBY CERTIFY THAT ALL UTILITY COMPANIES LISTED ABOVE HAVE BEEN PROVIDED FINAL IMPROVEMENT PLANS FOR REVIEW, AND THAT ALL CONFLICTS IDENTIFIED BY THE UTILITIES HAVE BEEN RESOLVED. IN ADDITION, "NO CONFLICT" FORMS HAVE BEEN OBTAINED FROM EACH UTILITY COMPANY AND ARE INCLUDED IN THIS SUBMITTAL.

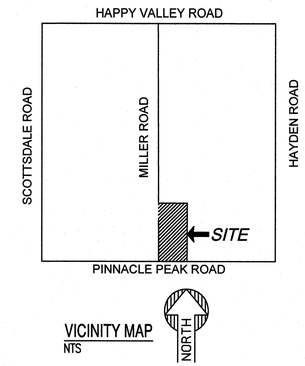
SIGNATURE — DATE 10/22/2018

MCESD SIGNATURE BLOCK

SIGNATURE — DATE 03-04-2019

DWR–19–00047 WWR–19–00042

VICINITY MAP



VICINITY MAP
NTS

PROJECT TEAM

PROPERTY OWNER
PFCCB PINNACLE PEAK LLC
7676 E. PINNACLE PEAK RD.
SCOTTSDALE, AZ 85255
ATTN: ZACH SHIRK

DEVELOPER
LENNAR ARIZONA ,INC.
890 W ELLIOT ROAD, SUITE 101
GILBERT, AZ, 85233
PHONE: 480–476–8441
ATTN: CHRIS CLONTS

CIVIL ENGINEER
SUSTAINABILITY ENGINEERING GROUP
8280 E. GELDING DR., SUITE 101
SCOTTSDALE, ARIZONA 85260
PHONE: 480–588–7226
ATTN: ALI FAKIH

PLANNER/LANDSCAPE ARCHITECT
LVA URBAN DESIGN STUDIO, LLC
PHONE: 480–994–0994
ATTN: MARK REDDIE

STORAGE BASIN VOLUMES

VOLUME REQUIRED = 89,234 CF
VOLUME PROVIDED = 90,295 CF
AREA OF DISTURBANCE = 15,680 SF

ENGINEER'S STATEMENT

THE ENGINEER OF RECORD ON THESE PLANS HAS RECEIVED A COPY OF THE APPROVED STIPULATIONS OF THIS PROJECT AND HAS DESIGNED THESE PLANS IN CONFORMANCE WITH THE APPROVED STIPULATIONS.

GENERAL INFORMATION

LEGAL DESCRIPTION

THE WEST HALF OF SECTION 11, TOWNSHIP 4 NORTH, RANGE 4 EAST OF THE GILA AND SALT RIVER BASE AND MERIDIAN, MARICOPA COUNTY, SCOTTSDALE, ARIZONA

ENGINEERS AS-BUILT CERTIFICATION

THE SURVEYOR OF RECORD CERTIFIES THAT "RECORD DRAWING" MEASUREMENTS AS SHOWN WERE MADE UNDER THE SURVEYOR'S SUPERVISION OR AS NOTED, AND ARE CORRECT TO THE BEST OF THE SURVEYOR'S KNOWLEDGE AND BEHALF.

REGISTERED CIVIL ENGINEER — DATE

REGISTERED LAND SURVEYOR — DATE

APPROVED:

REGISTERED CIVIL ENGINEER — DATE

APPROVALS

CIVIL APPROVAL

REVIEW & RECOMMENDED APPROVAL BY:

ELECTRICAL	N/A	PAVING	✓	TRAFFIC	✓
MECHANICAL	N/A	G & D	✓	PLANNING	✓
PLUMBING	N/A	W & S	✓	FIRE	✓
STRUCTURAL	N/A	RET. WALLS	✓		

ENGINEERING COORDINATOR (MGR. OR DESIGNEE) — DATE 01-24-2019

Call at least two full working days before you begin excavation. ARIZONA 811 Arizona Blue Stake, Inc. Dial 8-1-1 or 1-800-STAKE-IT (782-5348) In Maricopa County: (602) 263-1100

NOTE TO CONTRACTOR:
THIS SET OF DRAWINGS AND DOCUMENTS IS INTENDED AS A SET OF GUIDELINES FOR THE PROJECT AND ARE INTENDED TO BE USED IN CONJUNCTION WITH A SET OF CONSTRUCTION SPECIFICATIONS TO BE SUPPLIED BY OWNER. THEY MUST BE INTERPRETED TO INCORPORATE ALL APPLICABLE FEDERAL, STATE, AND LOCAL CODES REGULATIONS AND POLICIES. RECOGNIZE THAT THE DRAWINGS DO NOT CONTAIN THERE ARE NO UNUSUAL SOIL CONDITIONS OBSERVED. LOCALLY, THE FAILURE TO RECOGNIZE CONDITION MAY REQUIRE SIGNIFICANT CHANGES TO THESE DOCUMENTS.
IT IS THE RESPONSIBILITY OF THE GENERAL CONTRACTOR TO CONFORM TO ALL APPLICABLE CODES AND TO INFORM THE OWNER/ARCHITECTS OF ANY QUESTIONS OR CLARIFICATIONS WHICH ARE DESIRED. CONTRACTORS SHALL ALSO VISIT THE SITE PRIOR TO BIDDING AND ARE REQUIRED TO KNOW ALL OBSERVABLE CONDITIONS AND APPLICABLE CODES.

REGISTERED PROFESSIONAL ENGINEER (CIVIL) CERTIFICATE NO. 45621 ALI SAMIH FAKIH Date Signed 02-28-19 ARIZONA, U.S.A.

SEG SUSTAINABILITY ENGINEERING GROUP
8280 E GELDING DR #101, SCOTTSDALE, ARIZONA 85260
WWW.AZSEG.COM TEL. 480.588.7226

LENNAR®

PROJECT: PASEO AT PINNACLE PEAK RESIDENTIAL DEVELOPMENT
LOCATION: 7676 E. PINNACLE PEAK RD. SCOTTSDALE, AZ 85244

DRAWN — CULVER
DESIGNED — CULVER
CHECKED — COUNSELL
PROJ. MGR. — FAKIH

DATE: 02/26/2019
ISSUED: MCESD

REVISION NO.:	DATE:
1	
2	
3	
4	

JOB NO.: 170566

SHEET TITLE: COVER SHEET

SHEET NO.: COV

SSE #: 3-GP-2017, 71-GP-2017, 11-ZN-2017, 4-PP-2018
AN CHECK #: 4809-18-1

2-AB-2019
9/13/2019

GENERAL NOTES FOR PUBLIC WORKS CONSTRUCTION

1. ALL CONSTRUCTION IN THE PUBLIC RIGHTS-OF-WAY OR IN EASEMENTS GRANTED FOR PUBLIC USE MUST CONFORM TO THE LATEST MARICOPA ASSOCIATION OF GOVERNMENTS (MAG) UNIFORM STANDARD SPECIFICATIONS AND UNIFORM STANDARD DETAILS FOR PUBLIC WORKS CONSTRUCTION AS AMENDED BY THE LATEST VERSION OF THE CITY OF SCOTTSDALE SUPPLEMENTAL STANDARD SPECIFICATIONS AND SUPPLEMENTAL STANDARD DETAILS. IF THERE IS A CONFLICT, THE CITY'S SUPPLEMENTAL STANDARD DETAILS WILL GOVERN.
2. THE CITY ONLY APPROVES THE SCOPE, NOT THE DETAIL, OF ENGINEERING DESIGNS; THEREFORE, IF CONSTRUCTION QUANTITIES ARE SHOWN ON THESE PLANS, THEY ARE NOT VERIFIED BY THE CITY.
3. THE APPROVAL OF PLANS IS VALID FOR SIX {6) MONTHS. IF ASSOCIATED PERMIT HAS NOT BEEN ISSUED WITHIN THIS TIME FRAME, THE PLANS MUST BE RESUBMITTED TO THE CITY FOR RE-APPROVAL.
4. A CITY INSPECTOR WILL INSPECT ALL WORKS WITHIN THE CITY OF SCOTTSDALE. NOTIFY INSPECTION SERVICES 72 HOURS BEFORE BEGINNING WORK.
5. WHENEVER EXCAVATION IS NECESSARY, CALL THE BLUE STAKE CENTER, 811, TWO WORKING DAYS BEFORE EXCAVATION BEGINS.
6. PERMISSION TO WORK IN THE RIGHT-OF-WAY {PWR) PERMITS ARE REQUIRED FOR ALL WORKS WITHIN THE RIGHTS-OF-WAY AND EASEMENTS GRANTED FOR PUBLIC PURPOSES. COPIES OF AU PERMITS MUST BE RETAINED ON-SITE AND BE AVAILABLE FOR INSPECTION AT ALL TIMES. FAILURE TO PRODUCE THE REQUIRED PERMITS WILL RESULT IN IMMEDIATE SUSPENSION OF ALL WORK UNTIL THE PROPER PERMIT DOCUMENTATION IS OBTAINED.

ENGINEERS GENERAL NOTES:

A. GENERAL PLAN ITEMS:

1. THESE GENERAL NOTES SHALL BE APPLICABLE TO ALL SHEETS WITHIN THIS SET OF DRAWINGS.
2. THE LOCATIONS OF EXISTING UTILITIES SHOWN ON THESE PLANS ARE APPROXIMATE ONLY. LOCATIONS ARE BASED ON THE BEST AVAILABLE REFERENCE PLANS AND AN ACTUAL FIELD SURVEY OF VISIBLE STRUCTURES.
3. THE FIELD SURVEY WAS PERFORMED BY AW LAND SURVEYING, LLC. AND PRESENTED AS AN ALTA SURVEY DATED 03/06/2018 AND SUBSEQUENT TOPOGRAPHIC SURVEY DATED 07/23/2018. IT IS BELIEVED THAT THE SURVEY IS ESSENTIALLY CORRECT, BUT SEG DOES NOT GUARANTEE THE ACCURACY OR COMPLETENESS OF THE SURVEY INFORMATION AND ASSUMES NO RESPONSIBILITY FOR ERRORS DUE TO INACCURATE OR INCOMPLETE SURVEY DATA.
4. ALL DIMENSIONS AND / OR COORDINATES SHOWN ON THESE DRAWINGS ARE TO BACK OF CURB, CENTER OF STRUCTURE OR SIGN, OUTSIDE FACE OF BUILDING, OR EDGE OF PAVEMENT UNLESS NOTED OTHERWISE.
5. NO DIMENSION MAY BE SCALED. REFER UNCLEAR ITEMS TO THE ENGINEER FOR INTERPRETATION.

B. SITE PLANNING CONSIDERATIONS

1. DEVELOPMENT AND USE OF THIS SITE WILL CONFORM TO ALL APPLICABLE CODES AND ORDINANCES.
2. FIRE LANES SHALL BE ESTABLISHED AND PROPERLY DESIGNATED IN ACCORDANCE WITH THE LOCAL MUNICIPALITY AND LOCAL FIRE DEPARTMENT REQUIREMENTS.
3. ALL NEW OR RELOCATED UTILITIES WILL BE PLACED UNDERGROUND.
4. ALL ROOFTOP EQUIPMENT AND SATELLITE DISHES SHALL BE SCREENED TO THE HEIGHT OF THE TALLEST EQUIPMENT.
5. ALL SERVICE AREAS SHALL BE SCREENED TO CONCEAL TRASH CONTAINERS, LOADING DOCKS, TRANSFORMERS, BACKFLOW PREVENTERS AND OTHER MECHANICAL OR ELECTRICAL EQUIPMENT FROM EYE LEVEL ADJACENT TO ALL PUBLIC STREETS.
6. IF APPLICABLE, PEDESTRIAN ACCESS ROUTES ARE PROVIDED IN COMPLIANCE WITH THE LATEST ADA STANDARDS. ALL RAMPS MUST MEET ADA ACCESSIBILITY GUIDELINES (ADAAG) STANDARDS, 2% MAX CROSS SLOPES, AND 5% MAXIMUM LONGITUDINAL SLOPES. TRUNCATED DOMES, AS DETECTABLE WARNINGS, ARE REQUIRED ON ALL ON-SITE RAMPS AND WALKS THAT CROSS OR ADJOIN A VEHICULAR WAY PER ADAAG CHAPTER 7.
7. PIPE BOLLARDS SHALL BE INSTALLED IN TRAFFIC AND LOADING AREAS AS REQUIRED TO PROTECT BUILDING CORNERS, RECEIVING AREAS, HYDRANTS, TRANSFORMERS, METERS, GENERATORS, COMPACTORS, STEPS, AND RAILINGS, AS NECESSARY.
8. ALL SIGNAGE REQUIRES SEPARATE APPROVAL AND PERMITS.
9. A MINIMUM 6-FOOT HORIZONTAL SEPARATION BETWEEN WATER AND SEWER PIPELINES WILL BE MAINTAINED.
10. OWNERS OF PROPERTY ADJACENT TO THE PUBLIC RIGHT-OF-WAY WILL HAVE THE RESPONSIBILITY FOR MAINTAINING ALL LANDSCAPING WITHIN THE RIGHT-OF-WAY IN ACCORDANCE WITH APPROVED PLANS.

C. CODE COMPLIANCE:

1. WORK SHALL CONFORM TO THE REQUIREMENTS OF GOVERNING AGENCIES HAVING JURISDICTION. GRADING, PAVING, AND MATERIALS SHALL COMPLY WITH THE STATE DEPARTMENT OF TRANSPORTATION STANDARD SPECIFICATIONS FOR CONSTRUCTION AS WELL AS PROJECT SPECIFICATIONS AND DRAWINGS. IN CASE OF DISCREPANCIES BETWEEN REQUIREMENTS, THE MOST STRINGENT SHALL APPLY.
2. THE CONTRACTOR AT ALL TIMES SHALL FOLLOW ALL FEDERAL, STATE AND LOCAL SAFETY REQUIREMENTS DURING CONSTRUCTION OF THIS PROJECT. SPECIAL CARE SHALL BE TAKEN DURING ALL TRENCHING OPERATIONS. SHEETING AND BRACING, CRIBBING, ETC. MUST BE INSTALLED AS REQUIRED TO PROVIDE MAXIMUM SAFETY TO THE CONTRACTOR'S WORKERS IN FULL COMPLIANCE WITH OSHA REGULATIONS.
3. THE CONTRACTOR SHALL ABIDE BY ALL OSHA, FEDERAL, STATE AND LOCAL REGULATIONS WHEN OPERATING CRANES, BOOMS, HOISTS, ETC. IN CLOSE PROXIMITY TO OVERHEAD ELECTRIC LINES. IF CONTRACTOR MUST OPERATE EQUIPMENT CLOSE TO ELECTRIC LINES, CONTACT THE POWER COMPANY TO MAKE ARRANGEMENTS FOR PROPER SAFEGUARDS.
4. THE CONTRACTOR SHALL PREPARE ALL TRAFFIC CONTROL PLANS PRIOR TO THE ISSUANCE OF ANY CONSTRUCTION PERMITS FOR WORK WITHIN THE MUNICIPALITY, COUNTY, OR STATE RIGHT-OF-WAYS. THE PLAN SHALL BE PREPARED IN ACCORDANCE WITH THE CURRENT EDITION OF THE MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES AND AS MODIFIED BY THE ADOT SUPPLEMENT TO THE MUTCD. THE PLAN SHALL ADDRESS THE REQUIREMENTS FOR ALL SIGNS, BARRICADES, FLAGMEN, LIGHTS, HOURS OF CONSTRUCTION, AND OTHER DEVICES AS NECESSARY FOR SAFE TRAFFIC CONTROL.
5. SIGNING AND STRIPING WILL BE IN ACCORDANCE WITH THE MANUAL OF UNIFORM TRAFFIC CONTROL DEVICES (MUTCD) AND AS MODIFIED BY THE ADOT SUPPLEMENT TO THE MUTCD. ACCESSIBLE SPACES SHALL BE PAINTED AND SIGNED IN ACCORDANCE WITH CURRENT ADA REQUIREMENTS.

C. CODE COMPLIANCE CONTINUED:

6. PEDESTRIAN ACCESS ROUTES SHALL BE CONSTRUCTED TO THE LATEST ADA REQUIREMENTS AS FOLLOWS:
   a. THE MAXIMUM CROSS SLOPE OF ANY SIDEWALK OR PEDESTRIAN ACCESS ROUTE SHALL BE 2.0 PERCENT MEASURED PERPENDICULAR TO THE DIRECTION OF TRAVEL.
   b. SIDEWALKS AND PEDESTRIAN ACCESS ROUTES SHALL HAVE A MAXIMUM GRADE OF 5.0 PERCENT MEASURED IN THE DIRECTION OF TRAVEL.
   c. ACCESS ROUTES WITH SLOPES GREATER THAN 5.0 PERCENT ARE CONSIDERED RAMPS. RAMPS MAY HAVE A MAXIMUM SLOPE OF 8.0 PERCENT FOR A MAXIMUM RISE OF 30 INCHES. A 5 FOOT BY 5 FOOT PAD SHALL BE CONSTRUCTED AT THE TOP AND BOTTOM OF ANY RAMP. THE PAD SHALL HAVE A MAXIMUM 2.0 PERCENT SLOPE IN ANY DIRECTION. ALL RAMPS REQUIRE A HAND RAIL.

D. CONTRACTOR VERIFICATION / COORDINATION ITEMS:

1. THE EXACT LOCATION OF EXISTING UTILITIES SHALL BE THE CONTRACTOR'S RESPONSIBILITY. THE CONTRACTOR IS RESPONSIBLE FOR THE INVESTIGATION, LOCATION, TYPE & MATERIAL, SUPPORT, PROTECTION AND RESTORATION OF ALL EXISTING UTILITIES AND APPURTENANCES WHETHER SHOWN ON THESE PLANS OR NOT.
2. TWO WORKING DAYS BEFORE ANY EARTH MOVING ACTIVITIES, CALL THE UTILITY NOTIFICATION CENTER ARIZONA BLUE STAKE, (800) 782-5348, OR (602)263-1100 IF IN MARICOPA COUNTY, FOR THE MARKING OF MEMBER UNDERGROUND UTILITIES. ANY UTILITY DAMAGED BY CONSTRUCTION SHALL BE REPAIRED AT THE CONTRACTOR'S EXPENSE.
3. PRIOR TO CONSTRUCTION, THE CONTRACTOR SHALL VERIFY AND EXPOSE PERTINENT LOCATIONS AND ELEVATIONS, SPECIFICALLY AT CONNECTION POINTS AND AT POTENTIAL POINTS OF CONFLICT TO DETERMINE ANY NEGATIVE EFFECT ON THE PROPOSED CONSTRUCTION. ALL INFORMATION SHALL BE SUPPLIED TO THE ENGINEER PRIOR TO CONSTRUCTION.
4. THE CONTRACTOR SHALL REFERENCE ARCHITECTURAL PLANS TO VERIFY EXACT DIMENSIONS AND CONSTRUCTION DETAILS OF BUILDINGS, DUMPSTER ENCLOSURE, DUMPSTER PADS, ROOF DRAINS, UTILITY SERVICE POINT CONNECTIONS, RAISED CONCRETE SIDEWALKS, AND RAMPS. NOTIFY THE OWNER AND ENGINEER OF ANY CONFLICTS OR DISCREPANCIES PRIOR TO CONSTRUCTION.
5. THE CONTRACTOR SHALL VERIFY ALL SITE CONDITIONS IN THE FIELD AND CONTACT THE OWNER IF THERE ARE ANY QUESTIONS OR CONFLICTS REGARDING THE CONSTRUCTION DOCUMENTS AND/OR FIELD CONDITIONS SO THAT APPROPRIATE REVISIONS CAN BE MADE PRIOR TO CONSTRUCTION. ANY CONFLICT BETWEEN DRAWINGS AND THE SPECIFICATIONS SHALL BE CONFIRMED WITH THE CONSTRUCTION MANAGER PRIOR TO BIDDING.
6. THE CONTRACTOR SHALL VERIFY AND OBTAIN ALL NECESSARY CONSTRUCTION PERMITS REQUIRED TO PERFORM ALL REQUIRED WORK. THE CONTRACTOR SHALL POST ALL BONDS, PAY ALL FEES, OBTAIN ALL LICENSES, PROVIDE PROOF OF INSURANCE AND PROVIDE TRAFFIC CONTROL NECESSARY FOR THIS WORK.
7. IT IS THE CONTRACTOR'S RESPONSIBILITY TO COORDINATE WITH UTILITY COMPANIES TO OBTAIN TEMPORARY POWER AND TELEPHONE SERVICE DURING CONSTRUCTION. ALL COST FOR TEMPORARY SERVICES SHALL BE THE CONTRACTORS RESPONSIBILITY.
8. SUBGRADE DENSITY SHALL BE TESTED BY A PRIVATE SOILS TESTING FIRM AND APPROVED BY THE SOILS ENGINEER PRIOR TO INSTALLING BASE COURSE OR CONCRETE. BASE COURSE DENSITY SHALL ALSO BE TESTED BY THE PRIVATE SOILS FIRM AND APPROVED BY THE SOILS ENGINEER PRIOR TO INSTALLING PAVEMENT.
9. AGGREGATES AND BITUMINOUS PAVEMENT MATERIAL AND INSTALLATION SPECIFICATIONS SHALL BE IN ACCORDANCE WITH STATE DOT SPECS. THE CONTRACTOR SHALL SUBMIT AGGREGATE SIEVE ANALYSIS AND A JOB-MIX FORMULA FOR THE BITUMINOUS PAVEMENT TO THE CONSTRUCTION MANAGER FOR REVIEW AND APPROVAL AT LEAST 14 DAYS PRIOR TO THE PLACEMENT OF BITUMINOUS PAVEMENTS.
10. ALL CONSTRUCTION SHALL BE CONDUCTED SUCH THAT THERE WILL BE MINIMAL INTERFERENCE WITH STREETS, DRIVES OR WALKS. THE CONTRACTOR IS RESPONSIBLE FOR MAINTENANCE OF TRAFFIC. DO NOT CLOSE OR OBSTRUCT STREETS, DRIVES OR WALKS OR USER FACILITIES WITHOUT WRITTEN PERMISSION FROM THE RESPECTIVE AGENCY HAVING JURISDICTION.
11. ADVANCE COORDINATION BY THE CONTRACTOR WITH ALL UTILITY COMPANIES INVOLVED SHALL BE REQUIRED FOR ANY SERVICE INTERRUPTIONS. DO NOT INTERRUPT EXISTING UTILITIES SERVICING FACILITIES OCCUPIED AND USED BY THE OWNER OR OTHERS DURING OCCUPIED HOURS EXCEPT WHEN SUCH INTERRUPTIONS HAVE BEEN AUTHORIZED IN WRITING BY THE OWNER, LOCAL MUNICIPALITY AND/OR UTILITY COMPANY. INTERRUPTIONS SHALL ONLY OCCUR AFTER ACCEPTABLE TEMPORARY OR PERMANENT SERVICE HAS BEEN PROVIDED.
12. THE CONTRACTOR SHALL CONTACT THE ENGINEER IMMEDIATELY IF CONDITIONS ARE ENCOUNTERED DURING THE CONSTRUCTION PROCESS WHICH INDICATE AN UNIDENTIFIED SITUATION IS PRESENT OR DISCREPANCIES ARE FOUND THAT AFFECT WORK.
13. CONTRACTOR SHALL NOTIFY THE ENGINEER, PROJECT MANAGER, MUNICIPAL BUILDING INSPECTION DEPARTMENT, AND UTILITY COMPANIES FORTY-EIGHT (48) HOURS PRIOR TO START OF CONSTRUCTION. NO UTILITY TAPS SHALL BE MADE WITHOUT WRITTEN AUTHORIZATION BY THE UTILITY COMPANY AND THE MUNICIPALITY.
14. THE CONTRACTOR SHALL COORDINATE AND COOPERATE WITH ALL APPLICABLE UTILITY COMPANIES AND AGENCIES HAVING JURISDICTION WITH REGARD TO RELOCATIONS OR ADJUSTMENTS OF EXISTING UTILITIES DURING CONSTRUCTION TO ASSURE THAT THE WORK IS ACCOMPLISHED IN A TIMELY FASHION AND WITH A MINIMUM DISRUPTION OF SERVICE.
15. ALTERNATIVE METHODS AND PRODUCTS OTHER THAN THOSE SPECIFIED MAY BE USED IF REVIEWED AND APPROVED BY THE OWNER, ENGINEER, AND APPROPRIATE REGULATORY AGENCIES PRIOR TO INSTALLATION.
16. THE CONTRACTOR SHALL SUBMIT SHOP DRAWINGS OF ALL PRODUCTS AND MATERIALS TO THE OWNER AND LOCAL UTILITY COMPANIES AS REQUIRED FOR REVIEW AND APPROVAL PRIOR TO FABRICATION OR DELIVERY TO THE SITE. ALLOW A MINIMUM OF 14 WORKING DAYS FOR REVIEW.
17. THE CONTRACTOR SHALL ARRANGE FOR AND OBTAIN ALL REQUIRED INSPECTIONS AND CONSTRUCTION APPROVALS.
18. THE OWNER AT ITS DISCRETION RESERVES THE RIGHT TO MODIFY THE DETAILS AND STANDARDS OF CONSTRUCTION FOR ALL PRIVATE FACILITIES FROM THAT INDICATED ON THE APPROVED PLAN, PROVIDED THAT THE ALTERNATE STANDARD COMPLIES WITH LOCAL CODE AND/OR UTILITY COMPANY REQUIREMENTS AND THE GENERAL DESIGN INTENT OF THE PROJECT IS NOT COMPROMISED.
19. ELECTRONIC CADD FILES ARE AVAILABLE TO THE CONTRACTOR FOR THE PURPOSE OF LAYOUT. SUSTAINABILITY ENGINEERING GROUP, LLC CLAIMS NO RESPONSIBILITY WHATSOEVER FOR THE ELECTRONIC CADD FILES OR FOR INCORRECT INTERPRETATIONS ONCE TURNED OVER TO THE CONTRACTOR.

E. ON-SITE DOCUMENTATION

1. CONTRACTOR SHALL HAVE A COPY OF APPROVED SOILS REPORTS FOR PAVEMENT DESIGN AND COMPACTION REQUIREMENTS. THE CONTRACTOR IS RESPONSIBLE FOR FOLLOWING ALL RECOMMENDATIONS CONTAINED WITHIN THE SOILS REPORT.
2. THE CONTRACTOR SHALL HAVE ONE (1) SIGNED COPY OF THE APPROVED PLANS, ONE (1) COPY OF THE APPROPRIATE STANDARDS AND SPECIFICATIONS AND A COPY OF ANY PERMITS AND EXTENSION AGREEMENTS NEEDED AT THE JOB SITE AT ALL TIMES. EACH SUBCONTRACTOR (INCLUDING THE SURVEYOR) SHALL HAVE A SIGNED COPY OF THE PLANS AND THE APPROPRIATE STANDARDS AND SPECIFICATIONS IN HIS POSSESSION AT ALL TIMES WHEN IMPROVEMENTS ARE BEING INSTALLED.
3. THE CONTRACTOR SHALL HAVE ONE (1) SET OF DRAWINGS ON SITE FOR RECORDING AS-BUILT INFORMATION. PROVIDE THE RECORD DRAWINGS OF ALL CONSTRUCTION (INCLUDING UNDERGROUND UTILITIES AND ANY FIELD MODIFICATIONS FROM THE PLANS) TO THE OWNER FOLLOWING COMPLETION OF CONSTRUCTION ACTIVITIES.
4. A COPY OF APPLICABLE MUNICIPALITY, COUNTY, AND STATE CONSTRUCTION SPECIFICATIONS AND DETAILS SHALL BE KEPT ON SITE THROUGHOUT THE PROJECT.

F. GENERAL CONSTRUCTION ITEMS:

1. IF APPLICABLE, THE CONTRACTOR SHALL REMOVE CONFLICTING PAVEMENT MARKINGS IN A METHOD APPROVED BY THE STATE DOT.
2. THE CONTRACTOR IS RESPONSIBLE FOR PROVIDING ALL LABOR AND MATERIALS NECESSARY FOR COMPLETION OF INTENDED IMPROVEMENTS SHOWN ON THESE DRAWINGS UNLESS SPECIFICALLY NOTED OTHERWISE.
3. THE CONTRACTOR SHALL BE RESPONSIBLE FOR DEWATERING TO ACCOMPLISH ALL WORK INDICATED ON PLANS AND TO PERFORM REQUIRED COMPACTION OPERATIONS.
4. PROTECT EXISTING TEES TO REMAIN WITH TEMPORARY FENCING PLACED AT THE DRIP LINE. NO GROUND DISTURBANCE OR STORAGE OF MATERIAL SHALL OCCUR WITHIN THE DRIP LINE LIMITS.
5. CONTRACTOR SHALL USE BENCHMARKS AND DATUMS SHOWN HEREON TO SET PROJECT BENCHMARK(S), BY RUNNING A LEVEL LOOP BETWEEN AT LEAST TWO BENCHMARKS, AND SHALL PROVIDE SURVEY NOTES OF SUCH TO PROJECT ENGINEER PRIOR TO COMMENCING CONSTRUCTION.
6. TRAFFIC CONTROL SIGNAGE SHALL CONFORM TO THE STATE DOT STANDARD DETAIL SHEETS AND THE MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES. SIGNS SHALL BE INSTALLED PLUMB.
7. UTILITY TRENCHES ARE TO BE SLOPED OR BRACED AND SHEETED AS NECESSARY FOR THE SAFETY OF THE WORKMEN AND THE PROTECTION OF OTHER UTILITIES IN COMPLIANCE WITH APPLICABLE STATE AND FEDERAL REQUIREMENTS.
8. PROVIDE ADEQUATE BARRICADES AT DRIVES, ENTRANCES, EXCAVATIONS AND OTHER OPENINGS TO KEEP OUT UNAUTHORIZED PERSONS AND FOR PUBLIC SAFETY AND TRAFFIC CONTROL. SAFETY PROVISIONS OF APPLICABLE LAWS SHALL BE OBSERVED AT ALL TIMES. BARRICADES LEFT IN PLACE AT NIGHT SHALL BE LIGHTED.
9. NO EQUIPMENT OR MATERIAL STORAGE IS PERMITTED WITHIN PUBLIC RIGHT-OF-WAYS.
10. CONTRACTOR SHALL KEEP EXISTING STREETS, ROADS AND DRIVES CLEAR OF DIRT, DEBRIS AND EQUIPMENT.
11. PROMPTLY REMOVE ALL RUBBISH, TRASH, DEMOLITION DEBRIS, AND ORGANIC MATERIAL FROM THE LIMITS OF THE OWNER'S PROPERTY AND DISPOSE IN A LEGAL MANNER.
12. THE CONTRACTOR SHALL RESTORE AT HIS EXPENSE ANY STRUCTURES, PIPE, UTILITY, PAVEMENT, CURBS, SIDEWALKS, LANDSCAPED AREAS, ETC. WITHIN THE SITE OR ADJOINING PROPERTIES DISTURBED OR DAMAGED AS A RESULT OF CONSTRUCTION ACTIVITIES TO THEIR ORIGINAL CONDITION OR BETTER, AND TO THE SATISFACTION OF THE OWNER AND THOSE HAVING JURISDICTION.
13. PROVIDE A DESIGNATED AREA (TO BE APPROVED BY OWNER) FOR STORAGE OF EQUIPMENT AND PARKING OF THE REQUIRED EQUIPMENT. THIS AREA AS WELL AS THE ACTUAL JOB SITE SHALL BE ENCLOSED IN CHAIN LINK FENCING. A TRAFFIC LANE SHALL BE DESIGNATED FOR INGRESS AND EGRESS FROM THE WORK AREA. IF REQUIRED, FLAG MEN SHALL BE PROVIDED TO PROVIDE A SAFE AND EFFICIENT MOVEMENT OF VEHICLES. NO CHANGES TO THE WORK AREA OR TO THE AGREED TRAFFIC PATTERN SHALL BE MADE WITHOUT PRIOR APPROVAL OF THE CONSTRUCTION MANAGER. THE CONSTRUCTION MANAGER WILL SECURE THE APPROVAL FOR SUCH CHANGES.

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ARIZONA 811
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In Maricopa County: (602) 263-1100

NOTE TO CONTRACTOR:
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REGISTERED PROFESSIONAL ENGINEER (CIVIL)
CERTIFICATE NO. 45621
ALI SAMIH FAKIH
Date Signed 01-23-19
ARIZONA, U.S.A.

SEG SUSTAINABILITY ENGINEERING GROUP
8280 E GELDING DR #101, SCOTTSDALE, ARIZONA 85260
WWW.AZSEG.COM TEL 480.588.7226

LENNAR®

PROJECT
PASEO AT PINNACLE PEAK RESIDENTIAL DEVELOPMENT

LOCATION
7676 E PINNACLE PEAK RD.
SCOTTSDALE, AZ 85244

DRAWN	CULVER
DESIGNED	CULVER
CHECKED	COUNSELL
PROJ. MGR.	FAKIH

DATE: 01/23/2019
ISSUED FOR: CONSTRUCTION DOCUMENTS

REVISION NO.:	DATE:
1	
2	
3	
4	

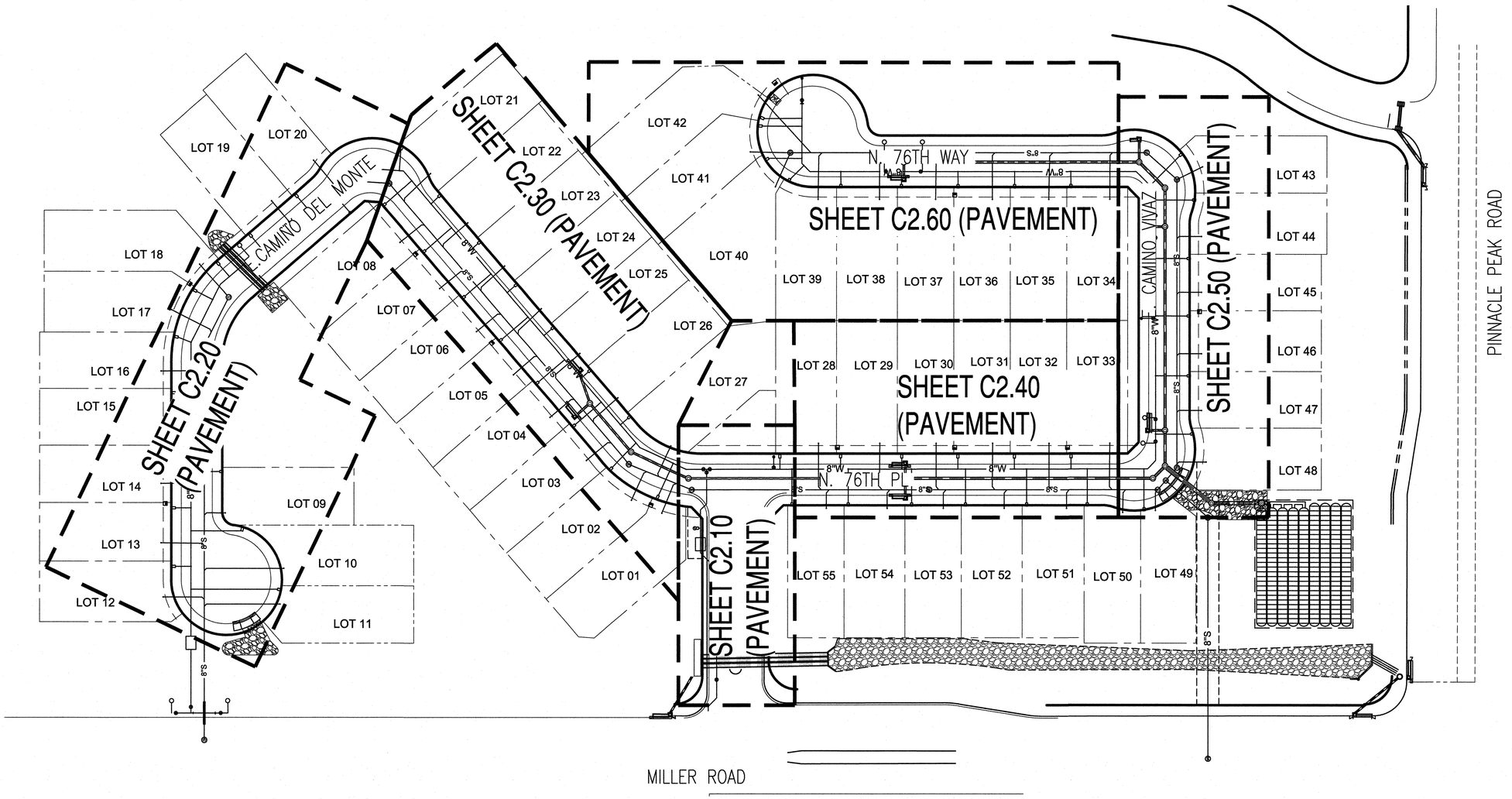
JOB NO. 170566

SHEET TITLE: GENERAL NOTES

SHEET NO.: C0.10

ASE #: 3-GP-2017, 71-GP-2017, 11-ZN-2017, 4-PP-2018
LAN CHECK #: 4809-18-1

2-AB-2019
9/13/2019



PROPOSED PAVING LEGEND

- SURVEY MONUMENT
- RIGHT-OF-WAY
- LOT LINE
- EASEMENT LINE
- ROAD CENTERLINE
- 4" ROLLED CURB
- 6" VERTICAL CURB AND GUTTER
- LIMIT OF ON-SITE CONSTRUCTION
- CONCRETE SIDEWALK COLORED AS "SAN DIAGO BUFF"
- AC PAVEMENT
- NATIVE STONE RIPRAP
- STORM MANHOLE
- CATCH BASIN
- PEDESTRIAN RAMP
- DAYLIGHT LINE/ NAOS LIMITS
- BLUE FH PAVEMENT MARKER
- CURB TRANSITION

GENERAL NOTES FOR SIGNING & PAVEMENT MARKING

1. ALL PAVEMENT MARKINGS, SIGNING, AND WORK ZONE TRAFFIC CONTROL TYPE AN LAYOUT NEED TO CONFORM TO THE LATEST EDITION OF THE MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES, HTTP://MUTCD.FHWA.DOT.GOV/INDEX.HTM.
2. WORK ZONE TRAFFIC CONTROL NEEDS TO CONFORM TO THE CITY OF PHOENIX "TRAFFIC BARRICADE MANUAL" AND/OR AS DIRECTED BY THE CITY PUBLIC WORKS INSPECTOR OR TRAFFIC ENGINEERING DIVISION.
3. SIGNS ARE TO BE INSTALLED ON TELESPAR PREPUNCHED SQUARE STEEL TUBING POSTS PER COS STANDARD DETAIL NO. 2131, WWW.SCOTTSDALEAZ.GOV/DESIGN/COSMAGSUPP.
4. DIMENSIONS TO SIGNS NEED TO INCLUDE THE SIGN POST, OR IN THE CASE OF MULTIPLE POSTS, THE PLAN VIEW CENTER OF THE SIGN.
5. "NO PARKING" SIGNS SHALL ONLY BE USED WHEN THE FOLLOWING SITE CONDITIONS EXIST.

a. WHEN ANY RIGHT HAND LANE (CURB LANE) IS 16 FEET OR WIDER, OR IF PAVED SHOULDER AREA IS PRESENT.

b. WHERE ON-STREET PARKING COULD BE EXPECTED TO OCCUR, SUCH AS COMMERCIAL AREAS WHERE BUSINESSES HAVE DIRECT FRONTAGE ON THE STREET.
WHEN THE ABOVE CRITERIA EXISTS "NO PARKING" SIGNS (R8-3A 12"X18") WITH AN ARROW (SINGLE DIRECTION OR BI-DIRECTIONAL) BELOW THE "P" SYMBOL ON THE SIGN TO DESIGNATE THE DIRECTION OF THE RESTRICTION SHALL BE INSTALLED APPROXIMATELY EVERY 350-400 FEET ALONG THE LENGTH OF THE PROJECT. NO PARKING SIGNS SHALL BE INSTALLED APPROXIMATELY 5 FEET FROM THE BACK OF CURB AT A 45 DEGREE ANGLE TO THE CURB. STREET LIGHT POLES SHOULD BE USED FOR SIGN MOUNTING WHEN A LIGHT POLE IS WITHIN 50 FEET OF THE PROPOSED SIGN LOCATION.

6. ALL LONGITUDINAL STRIPING (EDGE LINE, LANE LINE, AND CENTERLINE) SHALL BE 0.090" (90 MIL) EXTRUDED THERMOPLASTIC, UNLESS OTHERWISE NOTED ON THE PLANS.
7. ALL TRANSVERSE STRIPING (STOP LINES, CROSSWALK LINES) SHALL BE A MINIMUM OF 0.090" (90 MIL) EXTRUDED THERMOPLASTIC, UNLESS NOTED OTHERWISE ON THE PLANS.
8. ALL PLAN VIEW STRIPING DIMENSIONS ARE MEASURED TO THE CENTER OF THE LINE OR CENTER OF THE DOUBLE LINE.
9. ALL PAVEMENT SYMBOLS, ARROWS AND LEGENDS SHALL BE TYPE 1 PERMANENT, HIGH PERFORMANCE PRE-FORMED PAVEMENT TAPE. (TAPE MUST PERFORM AS 3M 380I-ES SERIES OR EQUIVALENT.)
10. RAISED PAVEMENT MARKERS (RPMS) SHALL BE USED ON ALL STRIPED STREETS. RPMS SHALL BE INSTALLED PER COS STANDARD DETAIL NO. 2132; WWW.SCOTTSDALEAZ.GOV/DESIGN/COSMAGSUPP, AND ADOT STANDARD DRAWING M-19, WITH A CITY APPROVED BITUMINOUS ADHESIVE.
11. BLUE TYPE F (2-WAY REFLECTIVE) RPMS SHALL BE USED TO INDICATE THE LOCATION OF ALL FIRE HYDRANTS AND REMOTE FIRE DEPARTMENT CONNECTIONS, PER COS STANDARD DETAIL NO. 2363, WWW.SCOTTSDALEAZ.GOV/DESIGN/COSMAGSUPP.
12. ALL EXISTING PAVEMENT MARKINGS THAT CONFLICT WITH PROPOSED MARKINGS SHALL BE REMOVED BY SANDBLASTING, HYDROBLASTING, OR GRINDING PRIOR TO THE INSTALLATION OF NEW PAVEMENT MARKINGS. REMOVALS SHALL BE TO THE SATISFACTION OF THE CITY INSPECTOR.
13. ASTM TYPE IV SHEETING (MINIMUM) SHALL BE USED FOR ALL WARNING AND REGULATORY AND STREET NAME SIGNS. ALL ADVANCE STREET NAME AND METRO SIGNS SHALL BE PROPOSED TYPE XI SHEETING. SCHOOL WARNING SIGNS AND ACCOMPANYING PLACARDS MUST BE ASTM PROPOSED TYPE XI FLUORESCENT YELLOW GREEN SHEETING.
14. THE CONTRACTOR IS RESPONSIBLE FOR LAYOUT OF ALL PAVEMENT MARKINGS USING CONTROL POINTS SPACED NO MORE THAN 50 FEET APART. PAVEMENT MARKING LAYOUT SHALL BE APPROVED BY TRAFFIC ENGINEERING PRIOR TO THE APPLICATION OF THE FINAL PRODUCT. ALL PAVEMENT MARKING DRAWINGS ARE SCHEMATIC ONLY. THE CONTRACTOR SHALL FOLLOW ALL DIMENSIONS, DETAILS, AND STANDARD WHEN INSTALLING PAVEMENT STRIPING, MARKING AND MARKERS.

PAVEMENT PLAN KEY MAP

0' 50' 100' 150'
SCALE: 1" = 50'
NORTH

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IT IS THE RESPONSIBILITY OF THE GENERAL CONTRACTOR TO CONFORM TO ALL CITY, COUNTY, STATE AND FEDERAL CODES. THE CONTRACTOR SHALL NOTIFY OWNER OR CLARIFICATIONS WHICH ARE DESIRED. CONTRACTORS SHOULD ALSO VISIT THE SITE BEFORE BIDDING. CONTRACTORS ARE REQUIRED TO KNOW ALL OBSERVABLE CONDITIONS AND APPLICABLE CODES.

REGISTERED PROFESSIONAL ENGINEER (CIVIL)
CERTIFICATE NO. 45621
ALI SAMIH FAKIH
Date Signed 01-23-19
ARIZONA, U.S.A.

SEG SUSTAINABILITY ENGINEERING GROUP
8280 E GELDING DR #101, SCOTTSDALE, ARIZONA 85260
WWW. AZSEG.COM TEL. 480.588.7228

LENNAR®

PROJECT
PASEO AT PINNACLE PEAK RESIDENTIAL DEVELOPMENT

LOCATION
7676 E PINNACLE PEAK RD.
SCOTTSDALE, AZ 85244

DRAWN: CULVER
DESIGNED: CULVER
CHECKED: COUNSELL
PROJ. MGR.: FAKIH

DATE: 01/23/2019
ISSUED FOR: CONSTRUCTION DOCUMENTS

REVISION NO.:	DATE:
1	
2	
3	
4	

JOB NO.: 170566

SHEET TITLE:
OVERALL PAVING PLAN KEY MAP AND NOTES

SHEET NO.: C2.00

ASG #: 3-GP-2017, 71-GP-2017, 11-ZN-2017, 4-PP-2018
LAN CHECK #: 4809-19-1

2-AB-2019
9/13/2019

NOTE:

1. CONCRETE USED FOR SIDEWALKS, CURBS AND GUTTERS SHALL BE INTEGRALLY COLORED SAN DIEGO BUFF (DAVIS COLOR #5237).
2. PROPOSED CONTOURS INCLUDE FINISH GRADE FOR RIP-RAP.
3. REFER TO LANDSCAPE PLANS FOR GUARDRAIL.
4. REFER TO LANDSCAPE PLANS FOR DUST CONTROL AND GENERAL PROTECTION OF NEW & DISTURBED OPEN SPACE AREAS.
5. REFER TO GRADING PLANS FOR DRAINAGE AND ADDITIONAL TOP OF CURB ELEVATIONS.
6. ALL CURB RAMPS SHALL HAVE TRUNCATED DOMES COLORED TO MATCH FRAZEE WESTERN RESERVE (8617 N) OR SW 7055 ENDURING BRONZE (246-C7).

PAVING CONSTRUCTION NOTES

(1) INSTALL 3" AC ON 6" ABC ON COMPACTED SUBGRADE PER GEOTECHNICAL REPORT BY GTI, MAG SPEC 301, 310 AND 321.

(2) INSTALL SURVEY MONUMENT TYPE 'B' PER MAG STD DTL 120.

(3) CONSTRUCT 4" ROLLED CURB AND GUTTER PER MAG STD DTL 220-1 TYPE 'C'.

(3A) CONSTRUCT 6" VERTICAL CURB AND GUTTER PER MAG STD DTL 220-1 TYPE 'A'.

(5) INSTALL BLUE FIRE HYDRANT PAVEMENT MARKER PER COS STD DTL 2363.

(6) ADJUST MANHOLE STRUCTURE RIM ELEVATION PRIOR TO PLACEMENT OF ASPHALT TOP COURSE PER MAG STD DTL 422.

(7) INSTALL CURB RAMP PER MAG STD DTL-236-3.

(8) INSTALL MID BLOCK CURB RAMP PER MAG STD DTL 238-2; MODIFIED FOR CURVATURE WHERE APPLICABLE.

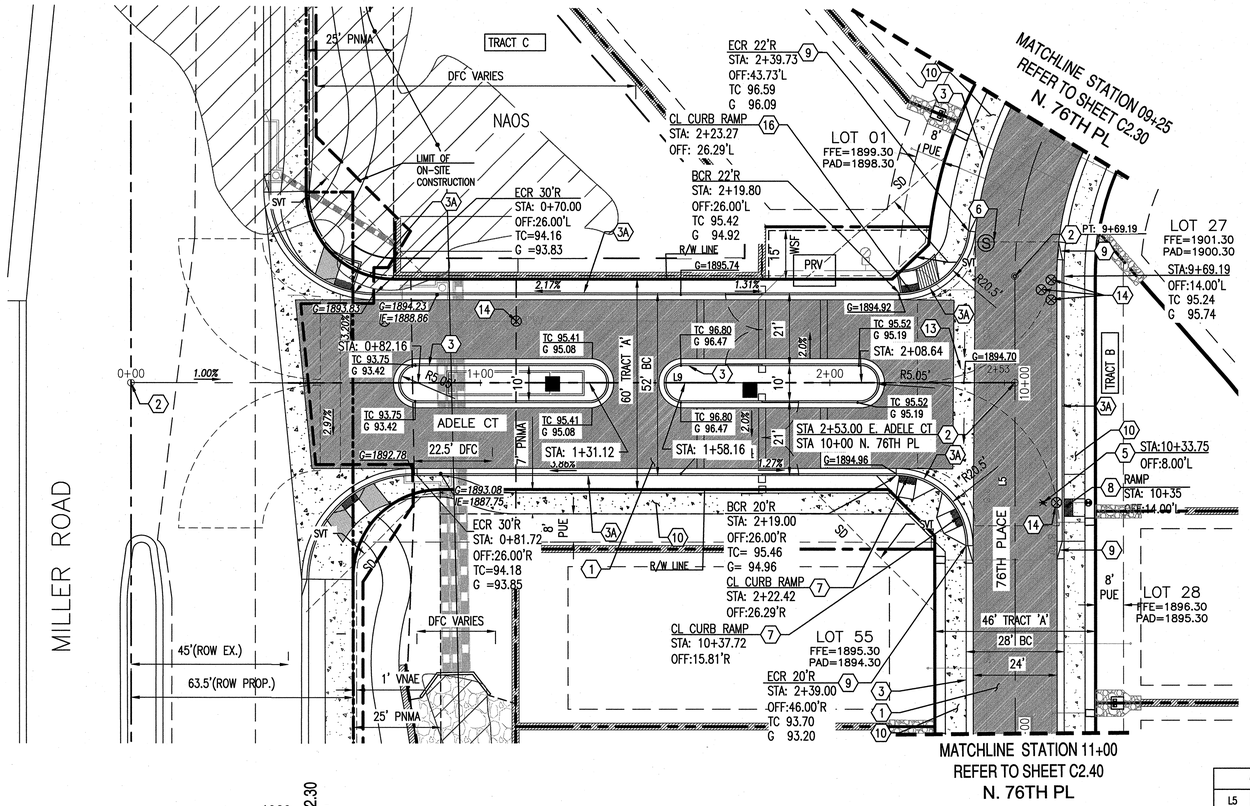
(9) CONSTRUCT 5' CURB AND GUTTER TRANSITION PER MAG STD DTL 221. (4" ROLLED CURB TO 6" VERTICAL CURB AND GUTTER).

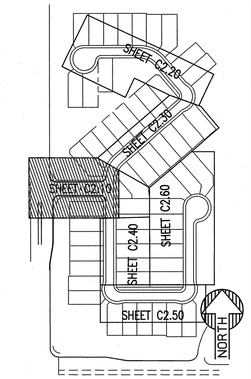
(10) CONSTRUCT 6' SIDEWALK PER MAG STD DTL 230.

(13) CONSTRUCT CONCRETE VALLEY GUTTER PER COS STD DETAIL 2240.

(14) ADJUST VALVE BOX COVER TO GRADE PER MAG STD DTL 391-1 AND 391-2.

(16) INSTALL CURB RAMP PER MAG STD DTL-236-5, MODIFIED ONLY ONE RAMP.





KEY MAP
SCALE 1:250'

ENLARGED PAVING PLAN
E. ADELE CT
STA 0+00 TO STA 2+53.00
N. 76TH PL
STA 09+25 TO STA 11+00

0' 20' 40' 60'
SCALE: 1" = 20' HORIZONTAL

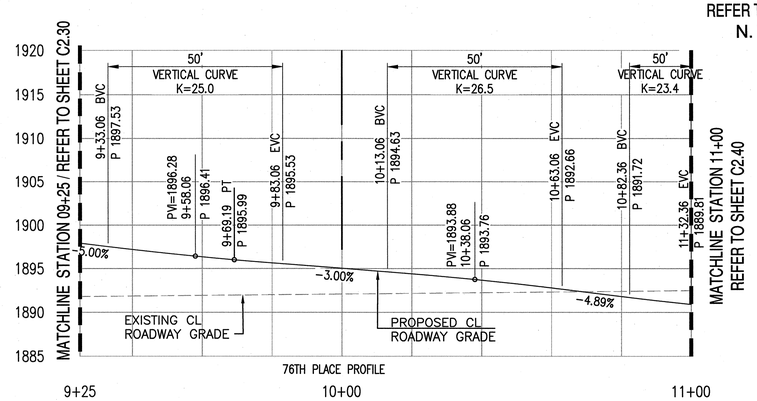
NORTH

CENTERLINE LINE TABLE		
L5	S00° 00' 03.93"W	375.02
L9	S89° 59' 56.07"E	253.00

CENTERLINE CURVE TABLE			
C3	49°20'57"	100.00	86.13

ROAD PROFILE
N. 76TH PL
STA 09+25 TO STA 11+00

0' 20' 40' 60'
SCALE: 1" = 20' HORIZONTAL
1" = 8' VERTICAL



ROAD PROFILE
E. ADELE CT
STA 0+00 TO STA 2+53.00

0' 20' 40' 60'
SCALE: 1" = 20' HORIZONTAL
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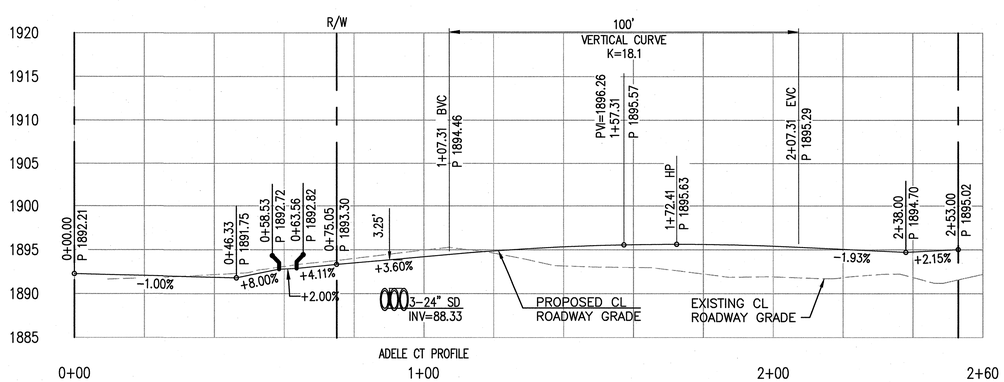

LEGEND

- SURVEY MONUMENT
- RIGHT-OF-WAY
- LOT LINE
- EASEMENT LINE
- ROAD CENTERLINE
- 4" ROLLED CURB
- 6" VERTICAL CURB AND GUTTER
- LIMIT OF ON-SITE CONSTRUCTION
- CONCRETE SIDEWALK COLORED AS "SAN DIAGO BUFF"
- AC PAVEMENT
- NATIVE STONE RIPRAP
- STORM MANHOLE
- CATCH BASIN
- PEDESTRIAN RAMP
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Registered Professional Engineer (Civil)
CERTIFICATE NO. 45621
ALI SAMIH FAKIH
Date Signed 01/23/19
ARIZONA, U.S.A.

SEG SUSTAINABILITY ENGINEERING GROUP
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PROJECT
PASEO AT PINNACLE PEAK RESIDENTIAL DEVELOPMENT

LOCATION
7676 E PINNACLE PEAK RD.
SCOTTSDALE, AZ 85244

DRAWN	CULVER
DESIGNED	CULVER
CHECKED	COUNSELL
PROJ. MGR.	FAKIH

DATE:
01/23/2019
ISSUED FOR:
CONSTRUCTION DOCUMENTS

REVISION NO.:	DATE:
1	
2	
3	
4	

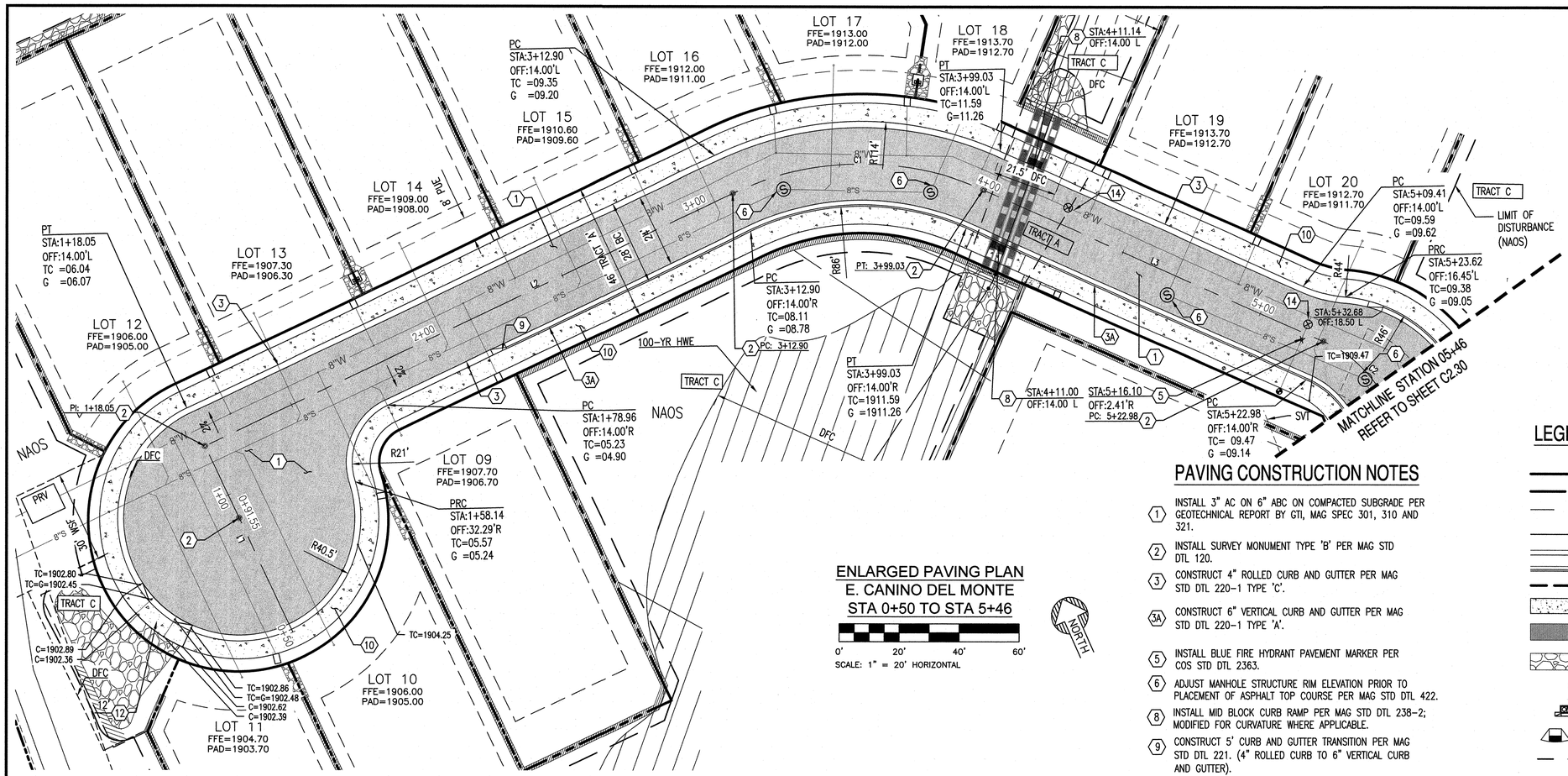
JOB NO.: 170566

SHEET TITLE:
ENLARGED PAVING PLAN AND PROFILE

SHEET NO.:
C2.10

CASE #: 3-GP-2017, 71-GP-2017, 11-ZN-2017, 4-PP-2018
PLAN CHECK #: 480-9-18-1

2-AB-2019
9/13/2019

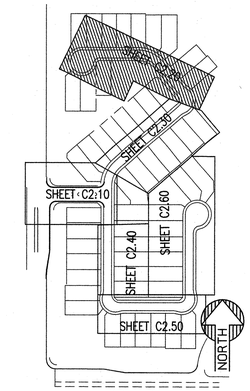


ENLARGED PAVING PLAN
E. CANINO DEL MONTE
STA 0+50 TO STA 5+46

0' 20' 40' 60'

SCALE: 1" = 20' HORIZONTAL

NORTH



KEY MAP
SCALE 1:250'

PAVING CONSTRUCTION NOTES

1. INSTALL 3" AC ON 6" ABC ON COMPACTED SUBGRADE PER GEOTECHNICAL REPORT BY GTI, MAG SPEC 301, 310 AND 321.
2. INSTALL SURVEY MONUMENT TYPE 'B' PER MAG STD DTL 120.
3. CONSTRUCT 4" ROLLED CURB AND GUTTER PER MAG STD DTL 220-1 TYPE 'C'.
3A. CONSTRUCT 6" VERTICAL CURB AND GUTTER PER MAG STD DTL 220-1 TYPE 'A'.
5. INSTALL BLUE FIRE HYDRANT PAVEMENT MARKER PER COS STD DTL 2363.
6. ADJUST MANHOLE STRUCTURE RIM ELEVATION PRIOR TO PLACEMENT OF ASPHALT TOP COURSE PER MAG STD DTL 422.
8. INSTALL MID BLOCK CURB RAMP PER MAG STD DTL 238-2; MODIFIED FOR CURVATURE WHERE APPLICABLE.
9. CONSTRUCT 5' CURB AND GUTTER TRANSITION PER MAG STD DTL 221. (4" ROLLED CURB TO 6" VERTICAL CURB AND GUTTER).
10. CONSTRUCT 6' SIDEWALK PER MAG STD DTL 230.
12. CONSTRUCT CURB OPENING WITH CURB TRANSITIONS PER M.A.G STD DETAIL 221 (4" ROLL CURB TO RIBBON),WIDTH PER PLAN.
14. ADJUST VALVE BOX COVER TO GRADE PER MAG STD DTL 391-1 AND 391-2.

LEGEND

- SURVEY MONUMENT
- RIGHT-OF-WAY
- LOT LINE
- EASEMENT LINE
- ROAD CENTERLINE
- 4" ROLLED CURB
- 6" VERTICAL CURB AND GUTTER
- LIMIT OF ON-SITE CONSTRUCTION
- CONCRETE SIDEWALK COLORED AS "SAN DIAGO BUFF"
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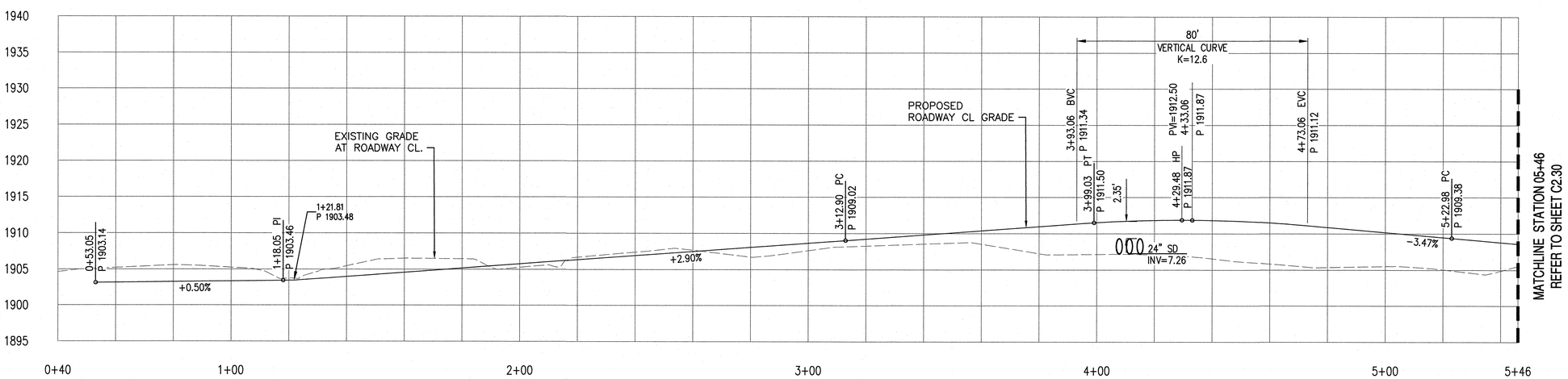

ROAD PROFILE
E. CANINO DEL MONTE
STA 0+50 TO STA 5+46

0' 20' 40' 60'

SCALE: 1" = 20' HORIZONTAL
1" = 8' VERTICAL

NOTE:

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4. REFER TO LANDSCAPE PLANS FOR DUST CONTROL AND GENERAL PROTECTION OF NEW & DISTURBED OPEN SPACE AREAS.
5. REFER TO GRADING PLANS FOR DRAINAGE AND ADDITIONAL ELEVATIONS.
6. ALL CURB RAMPS SHALL HAVE TRUNCATED DOMES COLORED TO MATCH FRAZEE WESTERN RESERVE (8617 N) OR SW 7055 ENDURING BRONZE (246-C7).

CENTERLINE LINE TABLE		
Line #	BEARING	Length
L1	N00° 00' 03.93"E	64.50
L2	S89° 59' 56.08"E	194.85
L3	S40° 38' 58.78"E	123.95

CENTERLINE CURVE TABLE			
Curve #	DELTA	Radius	Length
C1	49°20'57"	100.00	86.13
C2	90°00'00"	43.00	67.54

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PROJECT
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LOCATION
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SCOTTSDALE, AZ 85244

DRAWN — CULVER
DESIGNED — CULVER
CHECKED — COUNSELL
PROJ. MGR. — FAKIH

DATE:
01/23/2019
ISSUED FOR:
CONSTRUCTION DOCUMENTS

REVISION NO.:	DATE:
1	
2	
3	
4	

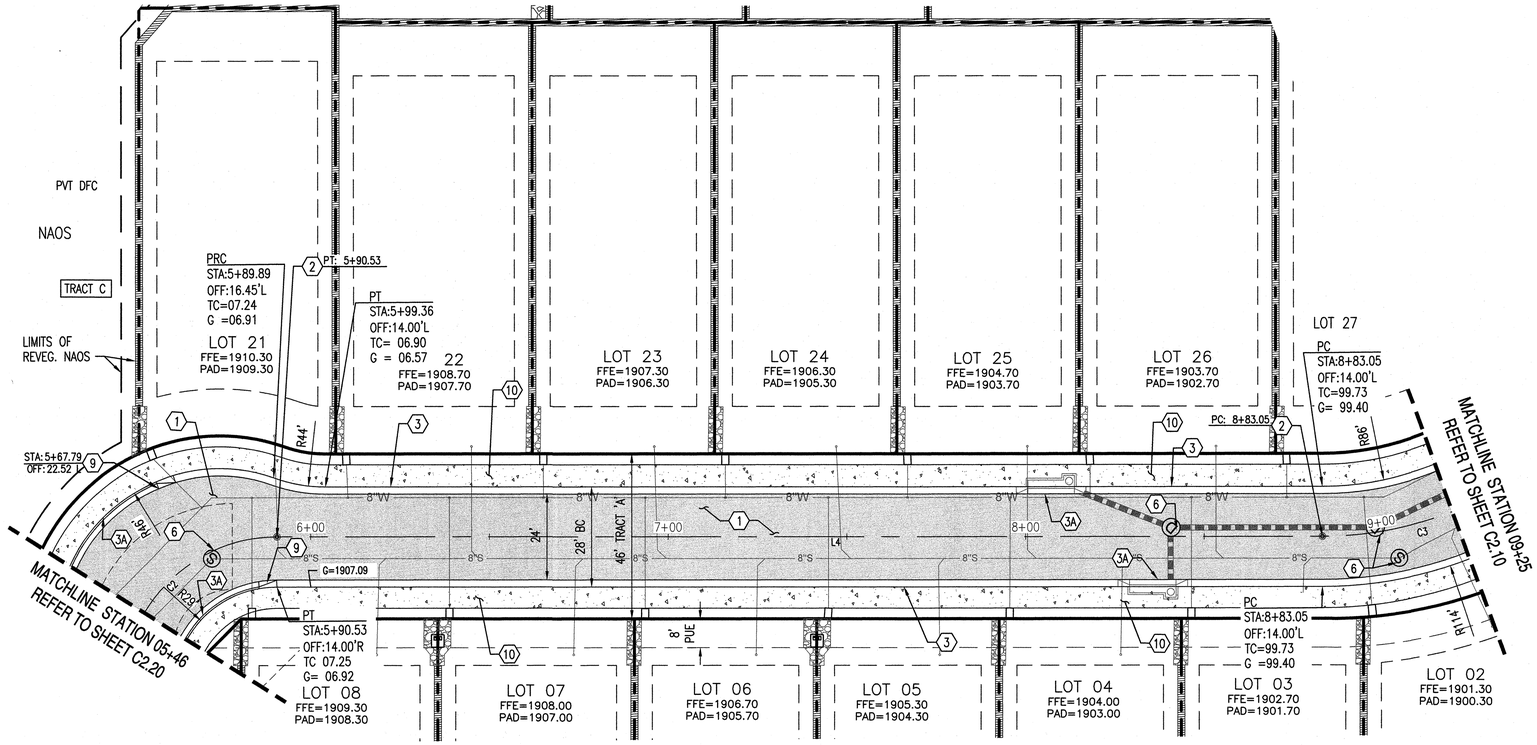
JOB NO.: 170566

SHEET TITLE:
ENLARGED PAVING PLAN AND PROFILE

SHEET NO.:
C2.20

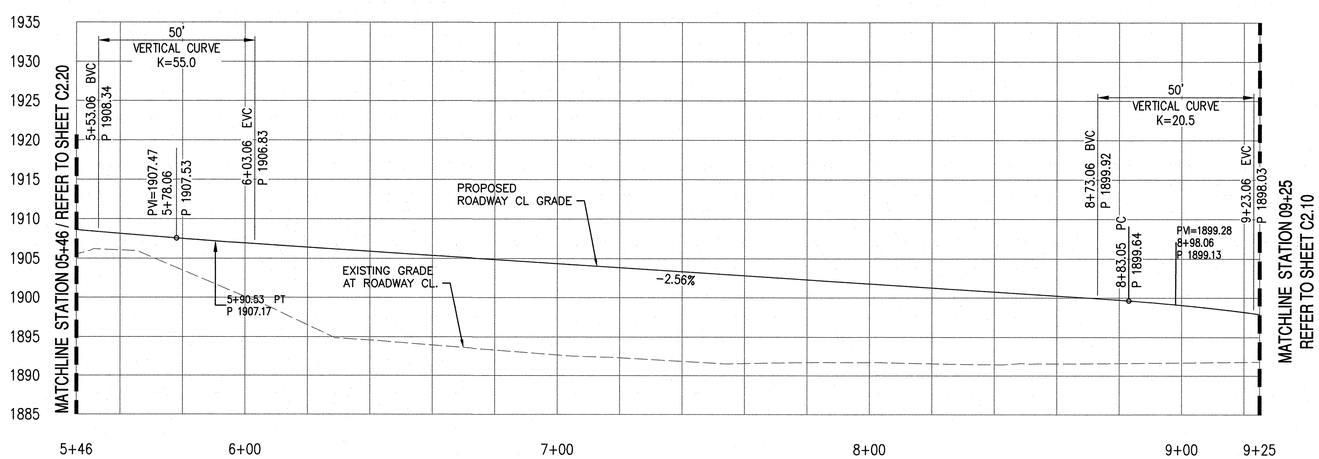
CASE #: 3-GP-2017, 71-GP-2017, 11-ZN-2017, 4-PP-2018
LAN CHECK #: 48605-18-1

2-AB-2019
9/13/2019



ENLARGED PAVING PLAN
E. CANINO DEL MONTE
STA 05+46 TO 09+25

0' 20' 40' 60'
SCALE: 1" = 20' HORIZONTAL

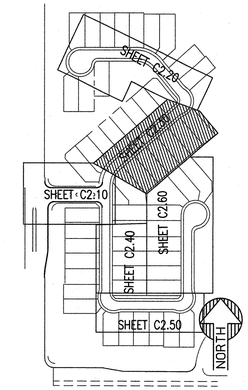


ROAD PROFILE
E. CANINO DEL MONTE
STA 05+46 TO 09+25

0' 20' 40' 60'
SCALE: 1" = 20' HORIZONTAL
1" = 8' VERTICAL

NOTE:

1. CONCRETE USED FOR SIDEWALKS, CURBS AND GUTTERS SHALL BE INTEGRALLY COLORED SAN DIEGO BUFF (DAVIS COLOR #5237).
2. PROPOSED CONTOURS INCLUDE FINISH GRADE FOR RIP-RAP.
3. REFER TO LANDSCAPE PLANS FOR GUARDRAIL.
4. REFER TO LANDSCAPE PLANS FOR DUST CONTROL AND GENERAL PROTECTION OF NEW & DISTURBED OPEN SPACE AREAS.
5. REFER TO GRADING PLANS FOR DRAINAGE AND ADDITIONAL TOP OF CURB ELEVATIONS.
6. ALL CURB RAMPS SHALL HAVE TRUNCATED DOMES COLORED TO MATCH FRAZEE WESTERN RESERVE (8617 N) OR SW 7055 ENDURING BRONZE (246-C7).



KEY MAP
SCALE 1:250'

CENTERLINE LINE TABLE		
Line #	BEARING	Length
L4	S49° 21' 01.22"W	292.53

CENTERLINE CURVE TABLE			
Curve #	DELTA	Radius	Length
C2	90°00'00"	43.00	67.54
C3	49°20'57"	100.00	86.13

LEGEND

- SURVEY MONUMENT
- RIGHT-OF-WAY
- LOT LINE
- EASEMENT LINE
- ROAD CENTERLINE
- 4" ROLLED CURB
- 6" VERTICAL CURB AND GUTTER
- LIMIT OF ON-SITE CONSTRUCTION
- CONCRETE SIDEWALK COLORED AS "SAN DIAGO BUFF"
- AC PAVEMENT
- NATIVE STONE RIPRAP
- STORM MANHOLE
- CATCH BASIN
- PEDESTRIAN RAMP
- DAYLIGHT LINE/ NAOS LIMITS
- BLUE FH PAVEMENT MARKER
- CURB TRANSITION

PAVING CONSTRUCTION NOTES

1. INSTALL 3" AC ON 6" ABC ON COMPACTED SUBGRADE PER GEOTECHNICAL REPORT BY GTI, MAG SPEC 301, 310 AND 321.
2. INSTALL SURVEY MONUMENT TYPE 'B' PER MAG STD DTL 120.
3. CONSTRUCT 4" ROLLED CURB AND GUTTER PER MAG STD DTL 220-1 TYPE 'C'.
3A. CONSTRUCT 6" VERTICAL CURB AND GUTTER PER MAG STD DTL 220-1 TYPE 'A'.
6. ADJUST MANHOLE STRUCTURE RIM ELEVATION PRIOR TO PLACEMENT OF ASPHALT TOP COURSE PER MAG STD DTL 422.
9. CONSTRUCT 5' CURB AND GUTTER TRANSITION PER MAG STD DTL 221. (4" ROLLED CURB TO 6" VERTICAL CURB AND GUTTER).
10. CONSTRUCT 6' SIDEWALK PER MAG STD DTL 230.

Call at least two full working days before you begin excavation. ARIZONA 811 Blue Stake, Inc.
Dial 8-1-1 or 1-800-STAKE-IT (782-5348)
In Maricopa County: (602) 263-1100

NOTE TO CONTRACTOR:
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Registered Professional Engineer (Civil) CERTIFICATE NO. 45621
ALI SAMIH FAKIH
Date Signed 01-23-19
ARIZONA, U.S.A.

SEG SUSTAINABILITY ENGINEERING GROUP
8280 E GELDING DR #101, SCOTTSDALE, ARIZONA 85260
WWW.AZSEG.COM TEL. 480.588.7226

LENNAR®

PROJECT
PASEO AT PINNACLE PEAK
RESIDENTIAL DEVELOPMENT

LOCATION
7676 E PINNACLE PEAK RD.
SCOTTSDALE, AZ 85244

DRAWN	CULVER
DESIGNED	CULVER
CHECKED	COUNSELL
PROJ. MGR.	FAKIH

DATE:
01/23/2019
ISSUED FOR:
CONSTRUCTION DOCUMENTS

REVISION NO.:	DATE:
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2	
3	
4	

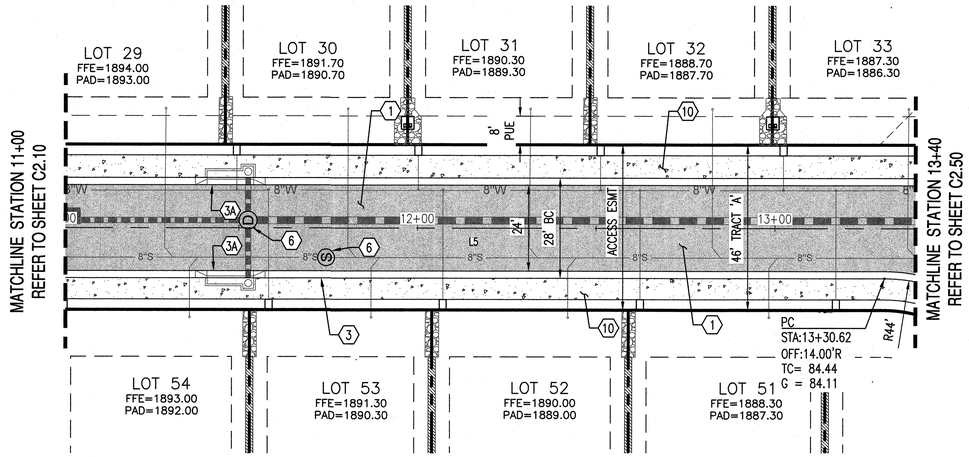
JOB NO.: 170566

SHEET TITLE:
ENLARGED PAVING PLAN AND PROFILE

SHEET NO.:
C2.30

ASE #: 3-GP-2017, 71-GP-2017, 11-ZN-2017, 4-PP-2018
LAN CHECK #: 4809-18-1

2-AB-2019
9/13/2019

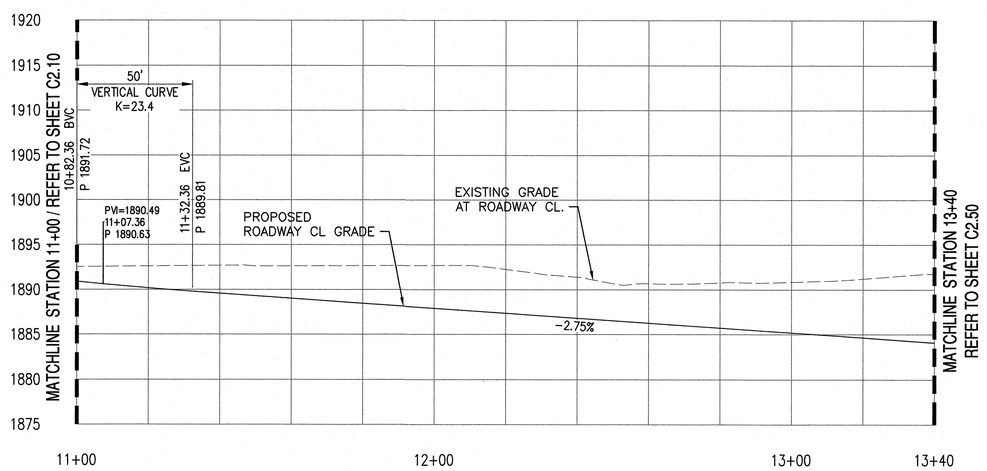


ENLARGED PAVING PLAN
N. 76TH PL
STA 11+00 TO 13+40

NORTH

0' 20' 40' 60'

SCALE: 1" = 20' HORIZONTAL

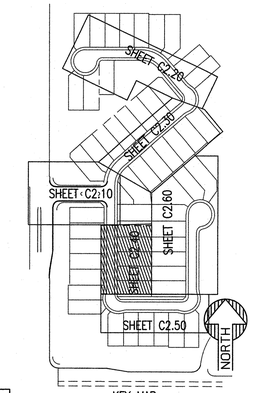


ROAD PROFILE
N. 76TH PL
STA 11+00 TO 13+40

0' 20' 40' 60'

SCALE: 1" = 20' HORIZONTAL

1" = 8' VERTICAL



KEY MAP
SCALE 1:250'

CENTERLINE LINE TABLE		
Line #	BEARING	Length
L5	S00° 00' 03.93"W	375.02

NOTE:

1. CONCRETE USED FOR SIDEWALKS, CURBS AND GUTTERS SHALL BE INTEGRALLY COLORED SAN DIEGO BUFF (DAVIS COLOR #5237).
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3. REFER TO LANDSCAPE PLANS FOR GUARDRAIL.
4. REFER TO LANDSCAPE PLANS FOR DUST CONTROL AND GENERAL PROTECTION OF NEW & DISTURBED OPEN SPACE AREAS.
5. REFER TO GRADING PLANS FOR DRAINAGE AND ADDITIONAL TOP OF CURB ELEVATIONS.
6. ALL CURB RAMPS SHALL HAVE TRUNCATED DOMES COLORED TO MATCH FRAZEE WESTERN RESERVE (8617 N) OR SW 7055 ENDURING BRONZE (246-C7).

LEGEND

- SURVEY MONUMENT
- RIGHT-OF-WAY
- LOT LINE
- EASEMENT LINE
- ROAD CENTERLINE
- 4" ROLLED CURB
- 6" VERTICAL CURB AND GUTTER
- LIMIT OF ON-SITE CONSTRUCTION
- CONCRETE SIDEWALK COLORED AS "SAN DIAGO BUFF"
- AC PAVEMENT
- NATIVE STONE RIPRAP
- STORM MANHOLE
- CATCH BASIN
- PEDESTRIAN RAMP
- DAYLIGHT LINE/ NAOS LIMITS
- BLUE FH PAVEMENT MARKER
- CURB TRANSITION

PAVING CONSTRUCTION NOTES

(1) INSTALL 3" AC ON 6" ABC ON COMPACTED SUBGRADE PER GEOTECHNICAL REPORT BY GTI, MAG SPEC 301, 310 AND 321.

(3) CONSTRUCT 4" ROLLED CURB AND GUTTER PER MAG STD DTL 220-1 TYPE 'C'.

(3A) CONSTRUCT 6" VERTICAL CURB AND GUTTER PER MAG STD DTL 220-1 TYPE 'A'.

(6) ADJUST MANHOLE STRUCTURE RIM ELEVATION PRIOR TO PLACEMENT OF ASPHALT TOP COURSE PER MAG STD DTL 422.

(9) CONSTRUCT 5' CURB AND GUTTER TRANSITION PER MAG STD DTL 221. (4" ROLLED CURB TO 6" VERTICAL CURB AND GUTTER).

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Registered Professional Engineer (Civil)
CERTIFICATE NO. 45621
ALI SAMIH FAKIH
Date Signed 01-23-19
ARIZONA, U.S.A.

SEG SUSTAINABILITY ENGINEERING GROUP
8280 E GELDING DR #101, SCOTTSDALE, ARIZONA 85260
WWW.AZSEG.COM TEL. 480.588.7226

LENNAR®

PROJECT
PASEO AT PINNACLE PEAK RESIDENTIAL DEVELOPMENT

LOCATION
7676 E PINNACLE PEAK RD.
SCOTTSDALE, AZ 85244

DRAWN — CULVER
DESIGNED — CULVER
CHECKED — COUNSELL
PROJ. MGR. — FAKIH

DATE:
01/23/2019
ISSUED FOR:
CONSTRUCTION DOCUMENTS

REVISION NO.:	DATE:
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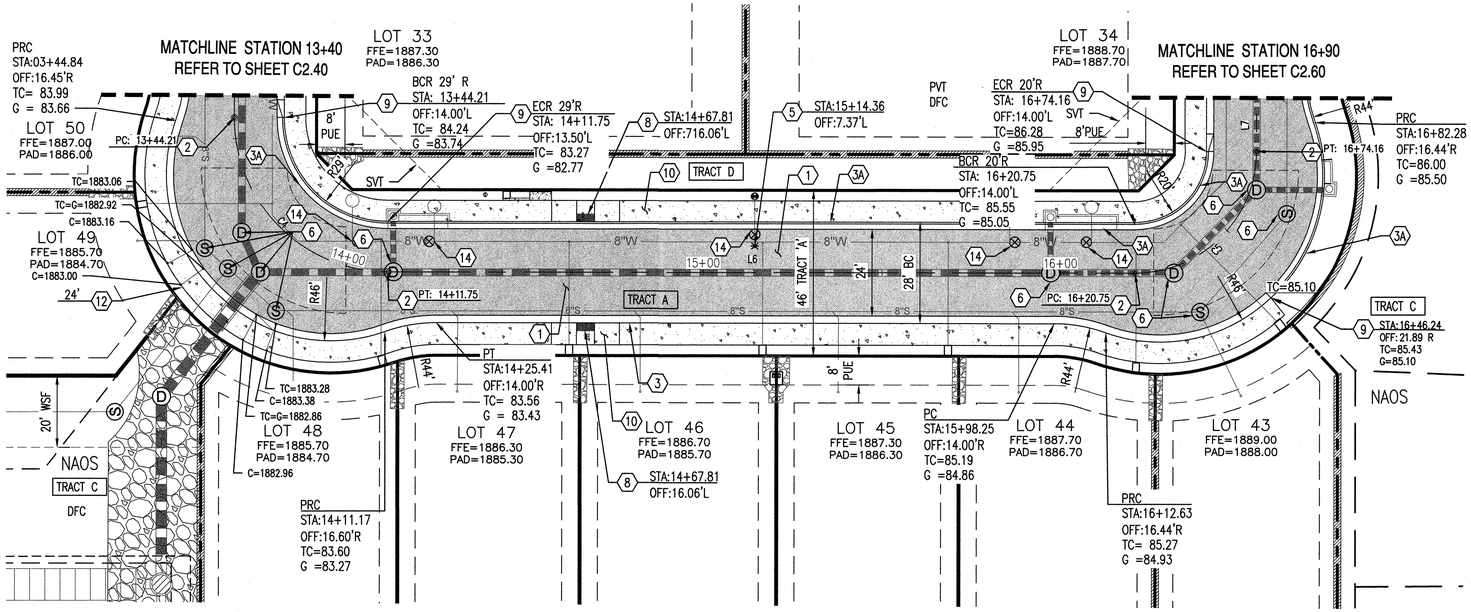
JOB NO. 170566

SHEET TITLE:
ENLARGED PAVING PLAN AND PROFILE

SHEET NO.:
C2.40

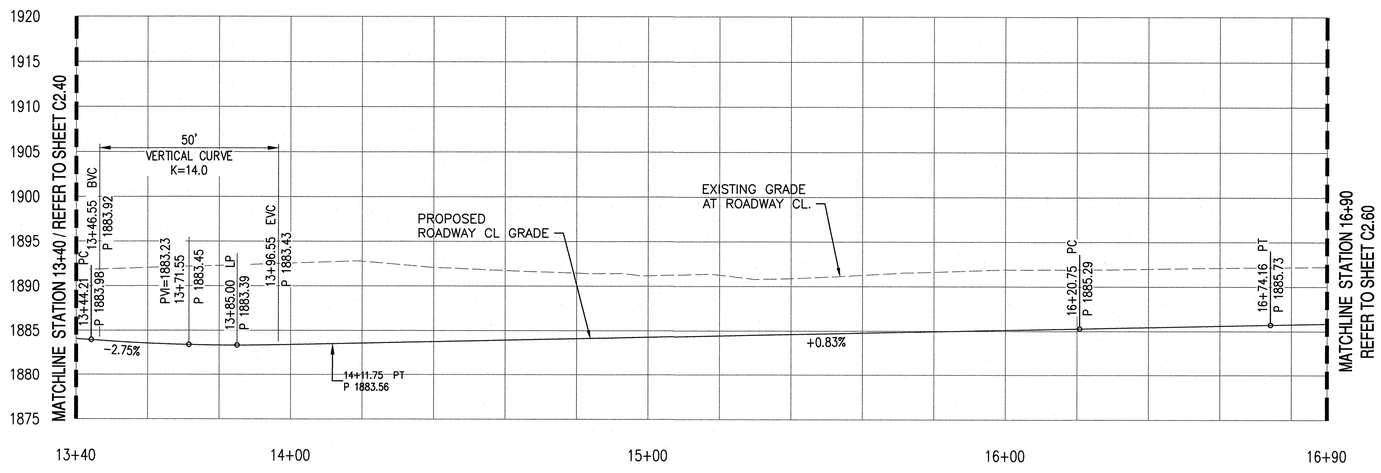
CASE #: 3-GP-2017, 71-GP-2017, 11-ZN-2017, 4-PP-2018
LAN CHECK #: 4809-18-1
2-AB-2019
9/13/2019



ENLARGED PAVING PLAN
CAMINO VIVAZ
STA 13+40 TO 16+90

0' 20' 40' 60'
SCALE: 1" = 20' HORIZONTAL

NORTH



ROAD PROFILE
CAMINO VIVAZ
STA 13+40 TO 16+90

0' 20' 40' 60'
SCALE: 1" = 20' HORIZONTAL
1" = 8' VERTICAL

PAVING CONSTRUCTION NOTES

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2. INSTALL SURVEY MONUMENT TYPE 'B' PER MAG STD DTL 120.
3. CONSTRUCT 4" ROLLED CURB AND GUTTER PER MAG STD DTL 220-1 TYPE 'C'.
3A. CONSTRUCT 6" VERTICAL CURB AND GUTTER PER MAG STD DTL 220-1 TYPE 'A'.
5. INSTALL BLUE FIRE HYDRANT PAVEMENT MARKER PER COS STD DTL 2363.
6. ADJUST MANHOLE STRUCTURE RIM ELEVATION PRIOR TO PLACEMENT OF ASPHALT TOP COURSE PER MAG STD DTL 422.
7. INSTALL CURB RAMP PER MAG STD DTL-236-3.
8. INSTALL MID BLOCK CURB RAMP PER MAG STD DTL 238-2; MODIFIED FOR CURVATURE WHERE APPLICABLE.
9. CONSTRUCT 5' CURB AND GUTTER TRANSITION PER MAG STD DTL 221. (4" ROLLED CURB TO 6" VERTICAL CURB AND GUTTER).
10. CONSTRUCT 6' SIDEWALK PER MAG STD DTL 230.
12. CONSTRUCT CURB OPENING WITH CURB TRANSITIONS PER M.A.G STD DETAIL 221 (4" ROLL CURB TO RIBBON),WIDTH PER P
14. ADJUST VALVE BOX COVER TO GRADE PER MAG STD DTL 391-1 AND 391-2.

NOTE:

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CENTERLINE LINE TABLE		
Line #	BEARING	Length
L6	S89° 59' 56.07"E	209.00
L7	N00° 00' 03.93"E	283.93

CENTERLINE CURVE TABLE			
Curve #	DELTA	Radius	Length
C4	90°00'00"	43.00	67.54
C5	90°00'00"	34.00	53.41

LEGEND

- SURVEY MONUMENT
- RIGHT-OF-WAY
- LOT LINE
- EASEMENT LINE
- ROAD CENTERLINE
- 4" ROLLED CURB
- 6" VERTICAL CURB AND GUTTER
- LIMIT OF ON-SITE CONSTRUCTION
- CONCRETE SIDEWALK COLORED AS "SAN DIAGO BUFF"
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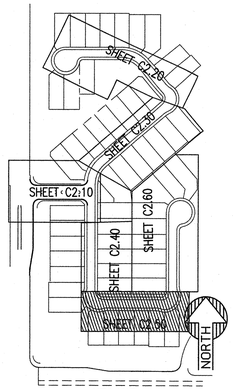
- STORM MANHOLE
- CATCH BASIN
- PEDESTRIAN RAMP
- DAYLIGHT LINE/ NAOS LIMITS
- BLUE FH PAVEMENT MARKER
- CURB TRANSITION



KEY MAP
SCALE 1:250'

Registered Professional Engineer (Civil)
CERTIFICATE NO. 45621
ALI SAMIH FAKIH
Date Signed 01-23-19
ARIZONA, U.S.A.

SEG SUSTAINABILITY ENGINEERING GROUP
8280 E GELDING DR #101, SCOTTSDALE, ARIZONA 85260
WWW.AZSEG.COM TEL. 480.588.7226

LENNAR®

PROJECT
PASEO AT PINNACLE PEAK RESIDENTIAL DEVELOPMENT

LOCATION
7676 E PINNACLE PEAK RD.
SCOTTSDALE, AZ 85244

DRAWN — CULVER
DESIGNED — CULVER
CHECKED — COUNSELL
PROJ. MGR. — FAKIH

DATE:
01/23/2019
ISSUED FOR:
CONSTRUCTION DOCUMENTS

REVISION NO.:	DATE:
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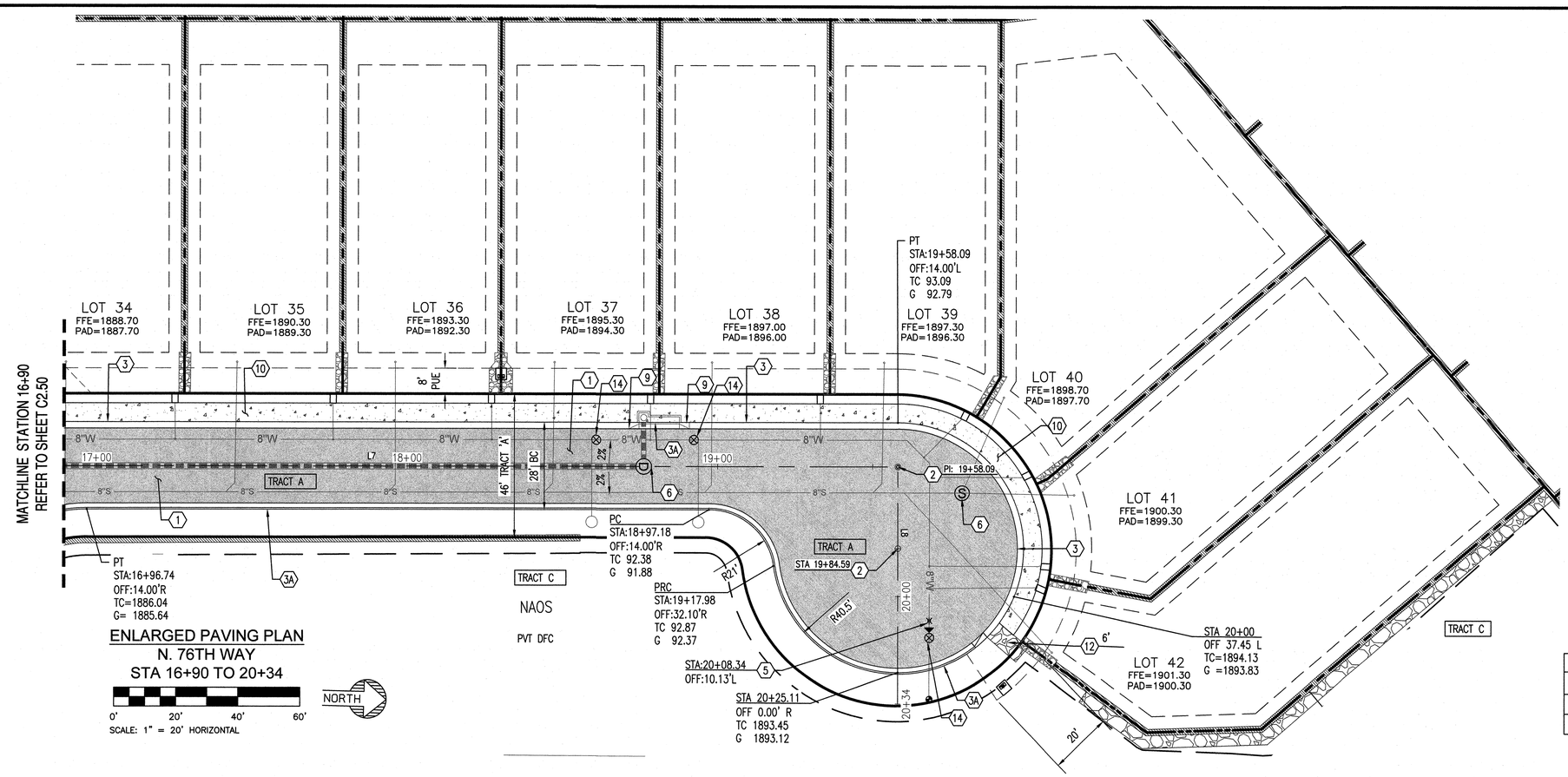
JOB NO. 170566

SHEET TITLE:
ENLARGED PAVING PLAN AND PROFILE

SHEET NO.:
C2.50

ASE #: 3-GP-2017, 71-GP-2017, 11-ZN-2017, 4-PP-2018
LAN CHECK #: 4809-18-1

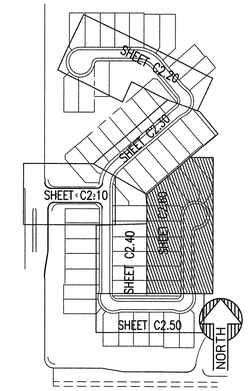
2-AB-2019
9/13/2019



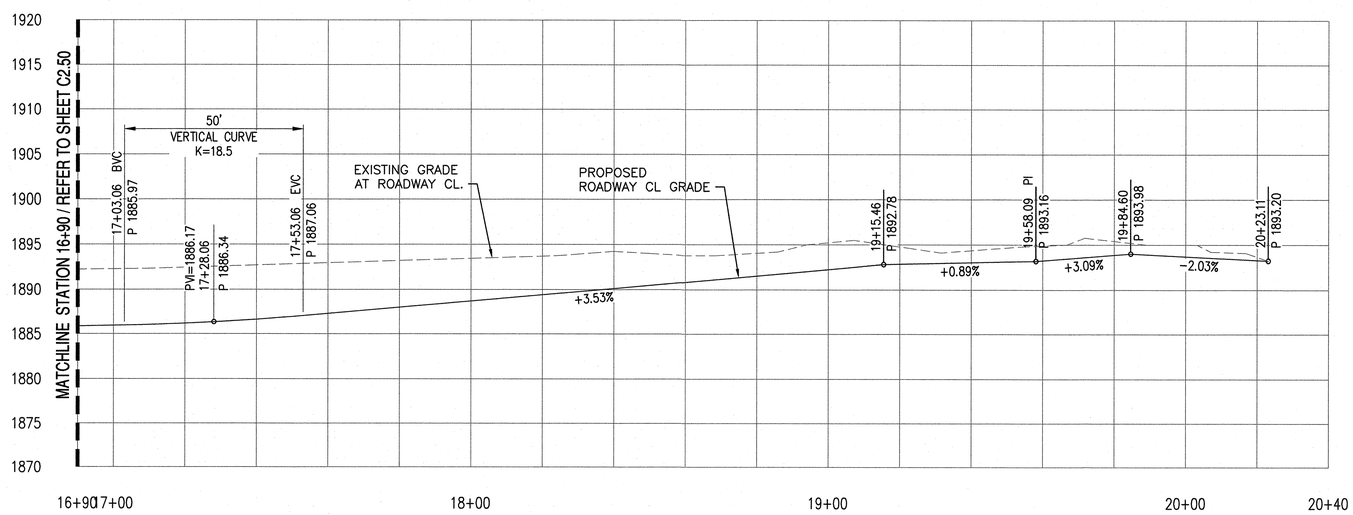
ENLARGED PAVING PLAN
N. 76TH WAY
STA 16+90 TO 20+34

0' 20' 40' 60'
SCALE: 1" = 20' HORIZONTAL

NORTH



KEY MAP
SCALE 1:250'



ROAD PROFILE
N. 76TH WAY
STA 16+90 TO STA 20+34

0' 20' 40' 60'
SCALE: 1" = 20' HORIZONTAL
1" = 8' VERTICAL

PAVING CONSTRUCTION NOTES

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- RIGHT-OF-WAY
- LOT LINE
- EASEMENT LINE
- ROAD CENTERLINE
- 4" ROLLED CURB
- 6" VERTICAL CURB AND GUTTER
- LIMIT OF ON-SITE CONSTRUCTION
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- BLUE FH PAVEMENT MARKER
- CURB TRANSITION

CENTERLINE LINE TABLE		
Line #	BEARING	Length
L7	N00° 00' 03.93"E	283.93
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Registered Professional Engineer (Civil)
CERTIFICATE NO. 45621
ALI SAMIH FAKIH
Date Signed 01-23-19
ARIZONA, U.S.A.

SEG SUSTAINABILITY ENGINEERING GROUP
8280 E GELDING DR #101, SCOTTSDALE, ARIZONA 85260
WWW.AZSEG.COM TEL. 480.588.7226

LENNAR

PROJECT
PASCO AT PINNACLE PEAK RESIDENTIAL DEVELOPMENT

LOCATION
7676 E PINNACLE PEAK RD.
SCOTTSDALE, AZ 85244

DRAWN — CULVER
DESIGNED — CULVER
CHECKED — COUNSELL
PROJ. MGR. — FAKIH

DATE:
01/23/2019
ISSUED FOR:
CONSTRUCTION DOCUMENTS

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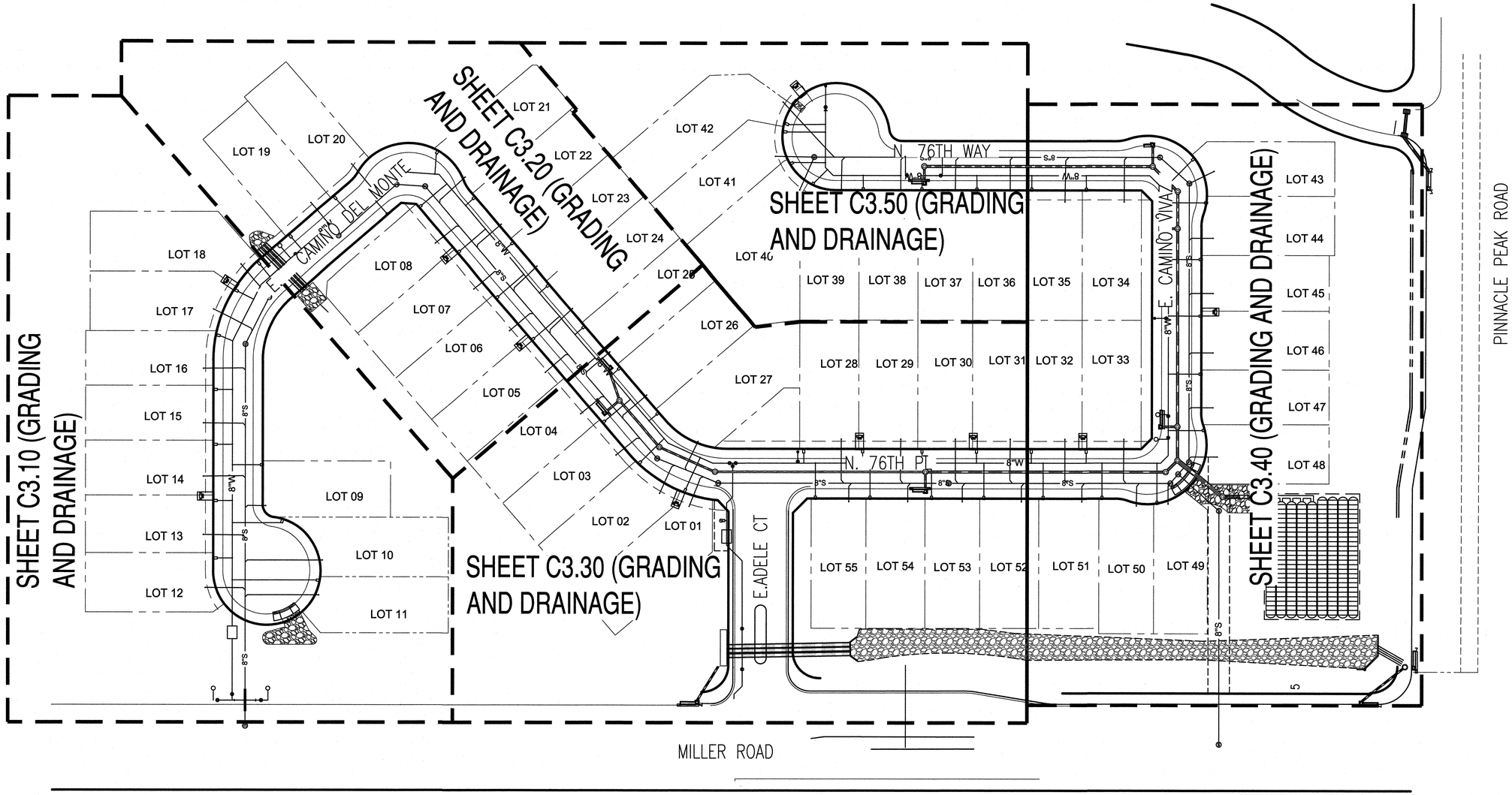
JOB NO. 170566

SHEET TITLE:
ENLARGED PAVING PLAN AND PROFILE

SHEET NO.:
C2.60

ASE #: 3-GP-2017, 71-GP-2017, 11-ZN-2017, 4-PP-2018
JAN CHECK #: 4809-18-1

2-AB-2019
9/13/2019



PROPOSED LEGEND

2210	PROPOSED MAJOR CONTOUR (5' INTERVAL)
2210	EXISTING MINOR CONTOUR (1' INTERVAL)
	TRACT
	EASEMENT LINE
	RIGHT-OF-WAY
	LIMIT OF ON-SITE CONSTRUCTION
	ROAD CENTERLINE
	4" ROLLED CURB
	6" CURB & GUTTER
07.18	TOP OF CURB @ PROPERTY LINE
	CATCH BASIN
	PEDESTRIAN RAMP
D	STORM MANHOLE
	DAYLIGHT LINE/ NAOS LIMITS
	SITE WALL PER LANDSCAPE PLANS
	RETAINING WALL
	WALL STEP
TC=2380.5	TOP OF CURB
G=2379.0	GUTTER
BW=2379.5	BOTTOM OF WALL
TRW=2380.0	TOP OF RETAINING WALL
FG=2379.5	FINISH GRADE
CLP=2381.0	CENTER LINE PAVEMENT

GRADING PLAN KEY MAP

0' 50' 100' 150'

SCALE: 1" = 50'

NORTH

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In Maricopa County (602) 263-1100

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REGISTERED PROFESSIONAL ENGINEER (CIVIL)
CERTIFICATE NO. 45621
ALI SAMIH FAKIH
Date Signed 01-23-19
ARIZONA, U.S.A.

SEG SUSTAINABILITY ENGINEERING GROUP
8280 E GELDING DR #101, SCOTTSDALE, ARIZONA 85260
WWW. AZSEG.COM TEL. 480.588.7226

LENNAR

PROJECT
PASEO AT PINNACLE PEAK RESIDENTIAL DEVELOPMENT

LOCATION
7676 E PINNACLE PEAK RD.
SCOTTSDALE, AZ 85244

DRAWN:	CULVER
DESIGNED	CULVER
CHECKED	COUNSELL
PROJ. MGR.	FAKIH

DATE:
ISSUED FOR: 01/23/2019
CONSTRUCTION DOCUMENTS

REVISION NO.:	DATE:
1	
2	
3	
4	

JOB NO.: 170566

SHEET TITLE:
OVERALL GRADING PLAN KEY MAP AND NOTES

SHEET NO.:
C3.00

ASE #: 3-GP-2017, 71-GP-2017, 11-ZN-2017, 4-PP-2018
LAN CHECK #: 4809-18-1

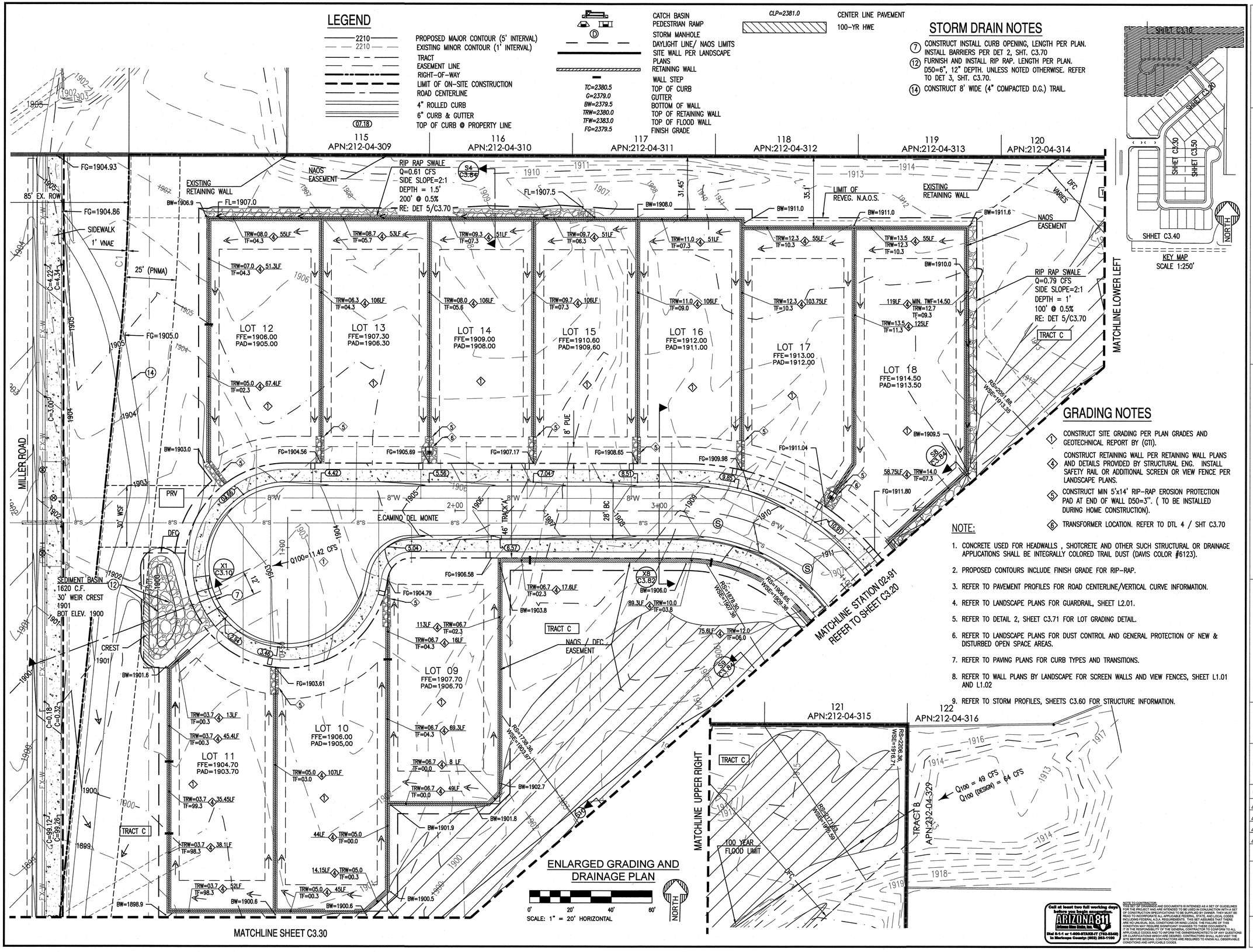
2-AB-2019
9/13/2019

LEGEND

2210	PROPOSED MAJOR CONTOUR (5' INTERVAL)
2210	EXISTING MINOR CONTOUR (1' INTERVAL)
	TRACT
	EASEMENT LINE
	RIGHT-OF-WAY
	LIMIT OF ON-SITE CONSTRUCTION
	ROAD CENTERLINE
	4" ROLLED CURB
	6" CURB & GUTTER
07.18	TOP OF CURB @ PROPERTY LINE
D	CATCH BASIN
	PEDESTRIAN RAMP
	STORM MANHOLE
	DAYLIGHT LINE/ NAOS LIMITS
	SITE WALL PER LANDSCAPE PLANS
	RETAINING WALL
	WALL STEP
TC=2380.5	TOP OF CURB
G=2379.0	GUTTER
BW=2379.5	BOTTOM OF WALL
TRW=2380.0	TOP OF RETAINING WALL
TFW=2383.0	TOP OF FLOOD WALL
FG=2379.5	FINISH GRADE
CLP=2381.0	CENTER LINE PAVEMENT
	100-YR HWE

STORM DRAIN NOTES

7. CONSTRUCT INSTALL CURB OPENING, LENGTH PER PLAN. INSTALL BARRIERS PER DET 2, SHT. C3.70
12. FURNISH AND INSTALL RIP RAP. LENGTH PER PLAN. D50=6", 12" DEPTH. UNLESS NOTED OTHERWISE. REFER TO DET 3, SHT. C3.70.
14. CONSTRUCT 8' WIDE (4" COMPACTED D.G.) TRAIL.



GRADING NOTES

1. CONSTRUCT SITE GRADING PER PLAN GRADES AND GEOTECHNICAL REPORT BY (GTI).
4. CONSTRUCT RETAINING WALL PER RETAINING WALL PLANS AND DETAILS PROVIDED BY STRUCTURAL ENG. INSTALL SAFETY RAIL OR ADDITIONAL SCREEN OR VIEW FENCE PER LANDSCAPE PLANS.
5. CONSTRUCT MIN 5'x14' RIP-RAP EROSION PROTECTION PAD AT END OF WALL D50=3". (TO BE INSTALLED DURING HOME CONSTRUCTION).
6. TRANSFORMER LOCATION. REFER TO DTL 4 / SHT C3.70

NOTE:

1. CONCRETE USED FOR HEADWALLS , SHOTCRETE AND OTHER SUCH STRUCTURAL OR DRAINAGE APPLICATIONS SHALL BE INTEGRALLY COLORED TRAIL DUST (DAVIS COLOR #6123).
2. PROPOSED CONTOURS INCLUDE FINISH GRADE FOR RIP-RAP.
3. REFER TO PAVEMENT PROFILES FOR ROAD CENTERLINE/VERTICAL CURVE INFORMATION.
4. REFER TO LANDSCAPE PLANS FOR GUARDRAIL, SHEET L2.01.
5. REFER TO DETAIL 2, SHEET C3.71 FOR LOT GRADING DETAIL.
6. REFER TO LANDSCAPE PLANS FOR DUST CONTROL AND GENERAL PROTECTION OF NEW & DISTURBED OPEN SPACE AREAS.
7. REFER TO PAVING PLANS FOR CURB TYPES AND TRANSITIONS.
8. REFER TO WALL PLANS BY LANDSCAPE FOR SCREEN WALLS AND VIEW FENCES, SHEET L1.01 AND L1.02
9. REFER TO STORM PROFILES, SHEETS C3.60 FOR STRUCTURE INFORMATION.

ENLARGED GRADING AND DRAINAGE PLAN

SCALE: 1" = 20' HORIZONTAL (0' 20' 40' 60')

NORTH

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LENNAR

PROJECT: PASEO AT PINNACLE PEAK RESIDENTIAL DEVELOPMENT

LOCATION: 7676 E PINNACLE PEAK RD. SCOTTSDALE, AZ 85244

DRAWN	CULVER
DESIGNED	CULVER
CHECKED	COUNSELL
PROJ. MGR.	FAKIH

DATE: 1/23/2019
ISSUED FOR: CONSTRUCTION DOCUMENTS

REVISION NO.:	DATE:
1	
2	
3	
4	

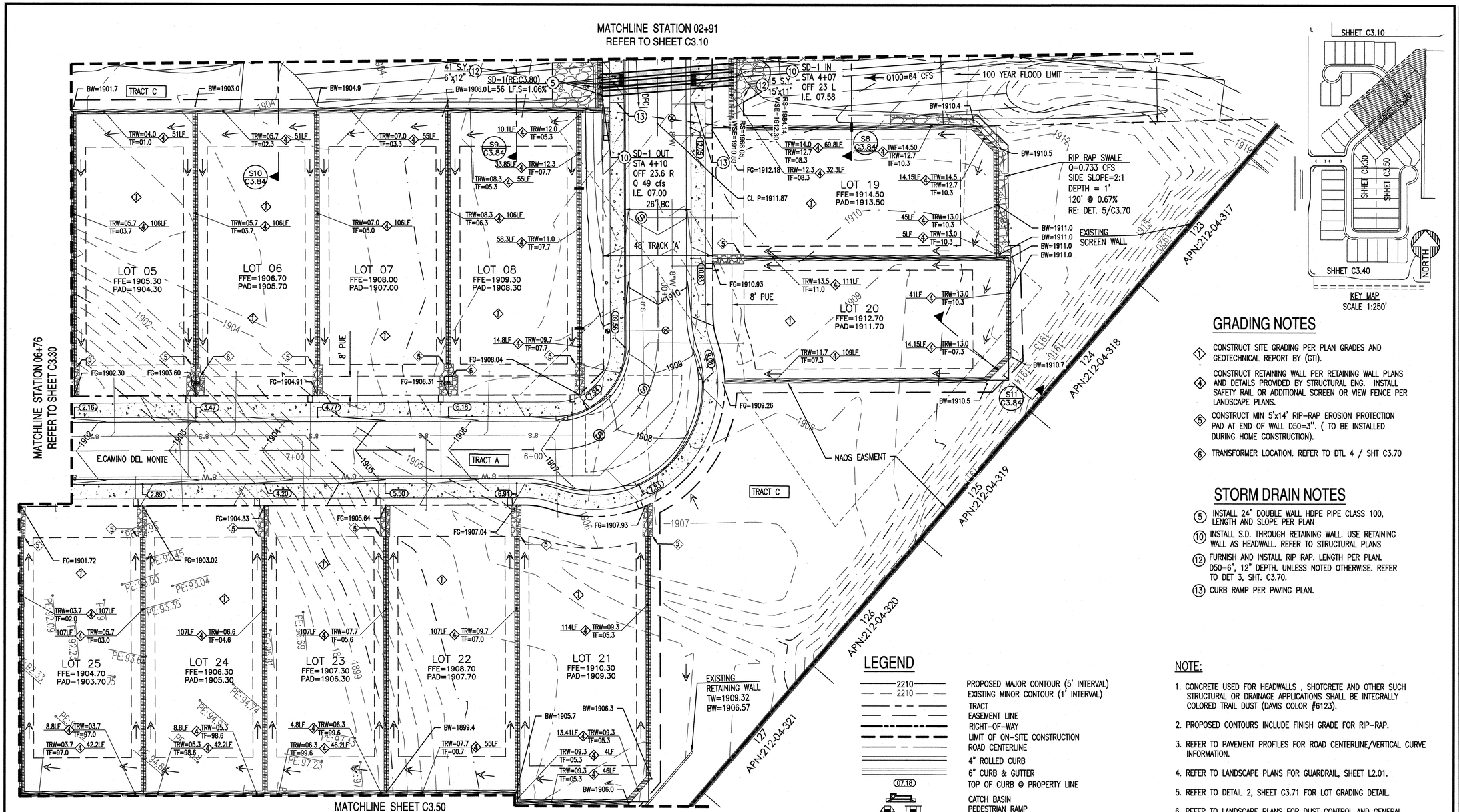
JOB NO.: 170566

SHEET TITLE: ENLARGED GRADING & DRAINAGE PLAN

SHEET NO.: C3.10

CASE #: 3-GP-2017, 71-GP-2017, 11-ZN-2017, 4-PP-2018
PLAN CHECK #: 4809-18-1

2-AB-2019
9/13/2019



KEY MAP
SCALE 1:250'

GRADING NOTES

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5. CONSTRUCT MIN 5'x14' RIP-RAP EROSION PROTECTION PAD AT END OF WALL D50=3". (TO BE INSTALLED DURING HOME CONSTRUCTION).
6. TRANSFORMER LOCATION. REFER TO DTL 4 / SHT C3.70

STORM DRAIN NOTES

5. INSTALL 24" DOUBLE WALL HDPE PIPE CLASS 100, LENGTH AND SLOPE PER PLAN
10. INSTALL S.D. THROUGH RETAINING WALL. USE RETAINING WALL AS HEADWALL. REFER TO STRUCTURAL PLANS
12. FURNISH AND INSTALL RIP RAP. LENGTH PER PLAN. D50=6", 12" DEPTH. UNLESS NOTED OTHERWISE. REFER TO DET 3, SHT. C3.70.
13. CURB RAMP PER PAVING PLAN.

LEGEND

2210	PROPOSED MAJOR CONTOUR (5' INTERVAL)
2210	EXISTING MINOR CONTOUR (1' INTERVAL)
	TRACT
	EASEMENT LINE
	RIGHT-OF-WAY
	LIMIT OF ON-SITE CONSTRUCTION
	ROAD CENTERLINE
	4" ROLLED CURB
	6" CURB & GUTTER
07.18	TOP OF CURB @ PROPERTY LINE
	CATCH BASIN
	PEDESTRIAN RAMP
D	STORM MANHOLE
	DAYLIGHT LINE/ NAOS LIMITS
	SITE WALL PER LANDSCAPE PLANS
	RETAINING WALL
	WALL STEP
TC=2380.5	TOP OF CURB
G=2379.0	GUTTER
BW=2379.5	BOTTOM OF WALL
TRW=2380.0	TOP OF RETAINING WALL
TFW=2383.0	TOP OF FLOOD WALL
FG=2379.5	FINISH GRADE
CLP=2381.0	CENTER LINE PAVEMENT
	100-YR HWE

NOTE:

1. CONCRETE USED FOR HEADWALLS , SHOTCRETE AND OTHER SUCH STRUCTURAL OR DRAINAGE APPLICATIONS SHALL BE INTEGRALLY COLORED TRAIL DUST (DAVIS COLOR #6123).
2. PROPOSED CONTOURS INCLUDE FINISH GRADE FOR RIP-RAP.
3. REFER TO PAVEMENT PROFILES FOR ROAD CENTERLINE/VERTICAL CURVE INFORMATION.
4. REFER TO LANDSCAPE PLANS FOR GUARDRAIL, SHEET L2.01.
5. REFER TO DETAIL 2, SHEET C3.71 FOR LOT GRADING DETAIL.
6. REFER TO LANDSCAPE PLANS FOR DUST CONTROL AND GENERAL PROTECTION OF NEW & DISTURBED OPEN SPACE AREAS.
7. REFER TO PAVING PLANS FOR CURB TYPES AND TRANSITIONS.
8. REFER TO WALL PLANS BY LANDSCAPE FOR SCREEN WALLS AND VIEW FENCES, SHEET L1.01 AND L1.02
9. REFER TO STORM PROFILES, SHEETS C3.60 FOR STRUCTURE INFORMATION.

ENLARGED GRADING AND DRAINAGE PLAN

0' 20' 40' 60'
SCALE: 1" = 20' HORIZONTAL

NORTH

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LENNAR®

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PASEO AT PINNACLE PEAK
RESIDENTIAL DEVELOPMENT

LOCATION
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SCOTTSDALE, AZ 85244

DRAWN	CULVER
DESIGNED	CULVER
CHECK'D	COUNSELL
PROJ. MGR.	FAKIH

DATE: 1/23/2019
ISSUED FOR: CONSTRUCTION DOCUMENTS

REVISION NO.:	DATE:
1	
2	
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4	

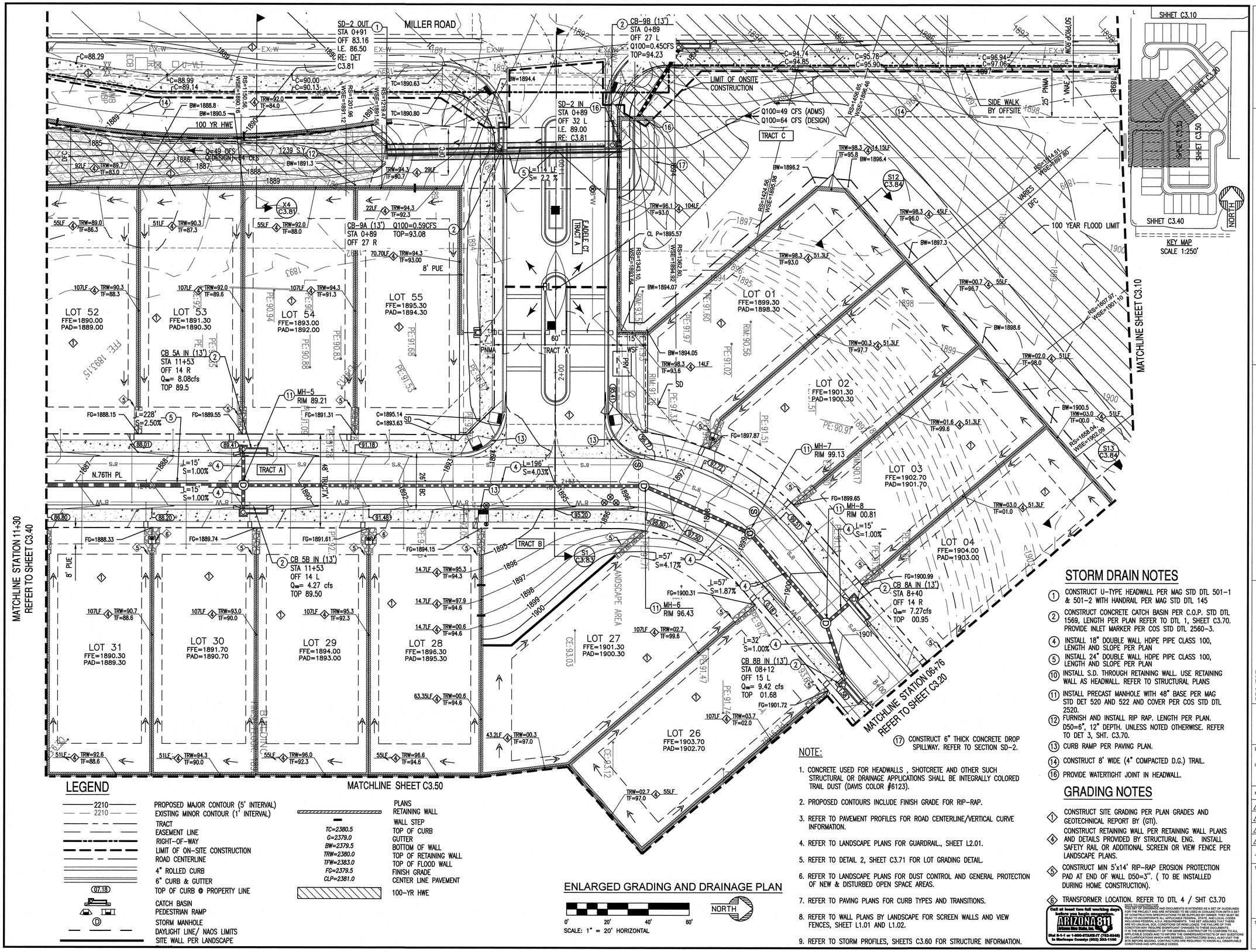
JOB NO.: 170566

SHEET TITLE:
ENLARGED GRADING & DRAINAGE PLAN

SHEET NO.: C3.20

USE #: 3-GP-2017, 71-GP-2017, 11-ZN-2017, 4-PP-2018
PLAN CHECK #: 4809-18-1

2-AB-2019
9/13/2019



LEGEND

2210	PROPOSED MAJOR CONTOUR (5' INTERVAL)
2210	EXISTING MINOR CONTOUR (1' INTERVAL)
	TRACT
	EASEMENT LINE
	RIGHT-OF-WAY
	LIMIT OF ON-SITE CONSTRUCTION
	ROAD CENTERLINE
	4" ROLLED CURB
	6" CURB & GUTTER
07.18	TOP OF CURB @ PROPERTY LINE
	CATCH BASIN
	PEDESTRIAN RAMP
D	STORM MANHOLE
	DAYLIGHT LINE/ NAOS LIMITS
	SITE WALL PER LANDSCAPE PLANS
	RETAINING WALL
	WALL STEP
TC=2380.5	TOP OF CURB
G=2379.0	GUTTER
BW=2379.5	BOTTOM OF WALL
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TFW=2383.0	TOP OF FLOOD WALL
FG=2379.5	FINISH GRADE
CLP=2381.0	CENTER LINE PAVEMENT
	100-YR HWE

ENLARGED GRADING AND DRAINAGE PLAN

0' 20' 40' 60'

SCALE: 1" = 20' HORIZONTAL

NORTH

NOTE:

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4. REFER TO LANDSCAPE PLANS FOR GUARDRAIL., SHEET L2.01.
5. REFER TO DETAIL 2, SHEET C3.71 FOR LOT GRADING DETAIL.
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7. REFER TO PAVING PLANS FOR CURB TYPES AND TRANSITIONS.
8. REFER TO WALL PLANS BY LANDSCAPE FOR SCREEN WALLS AND VIEW FENCES, SHEET L1.01 AND L1.02.
9. REFER TO STORM PROFILES, SHEETS C3.60 FOR STRUCTURE INFORMATION.

STORM DRAIN NOTES

1. CONSTRUCT U-TYPE HEADWALL PER MAG STD DTL 501-1 & 501-2 WITH HANDRAIL PER MAG STD DTL 145
2. CONSTRUCT CONCRETE CATCH BASIN PER C.O.P. STD DTL 1569, LENGTH PER PLAN REFER TO DTL 1, SHEET C3.70. PROVIDE INLET MARKER PER COS STD DTL 2560-3.
4. INSTALL 18" DOUBLE WALL HDPE PIPE CLASS 100, LENGTH AND SLOPE PER PLAN
5. INSTALL 24" DOUBLE WALL HDPE PIPE CLASS 100, LENGTH AND SLOPE PER PLAN
10. INSTALL S.D. THROUGH RETAINING WALL. USE RETAINING WALL AS HEADWALL. REFER TO STRUCTURAL PLANS
11. INSTALL PRECAST MANHOLE WITH 48" BASE PER MAG STD DET 520 AND 522 AND COVER PER COS STD DTL 2520.
12. FURNISH AND INSTALL RIP RAP. LENGTH PER PLAN. D50=6", 12" DEPTH. UNLESS NOTED OTHERWISE. REFER TO DET 3, SHT. C3.70.
13. CURB RAMP PER PAVING PLAN.
14. CONSTRUCT 8' WIDE (4" COMPACTED D.G.) TRAIL.
16. PROVIDE WATERTIGHT JOINT IN HEADWALL.
17. CONSTRUCT 6" THICK CONCRETE DROP SPILLWAY. REFER TO SECTION SD-2.

GRADING NOTES

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6. TRANSFORMER LOCATION. REFER TO DTL 4 / SHT C3.70

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SCOTTSDALE, AZ 85244

DRAWN	CULVER
DESIGNED	CULVER
CHECKED	COUNSELL
PROJ. MGR.	FAKIH

DATE: 1/23/2019
ISSUED FOR: CONSTRUCTION DOCUMENTS

REVISION NO.:	DATE:
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2	
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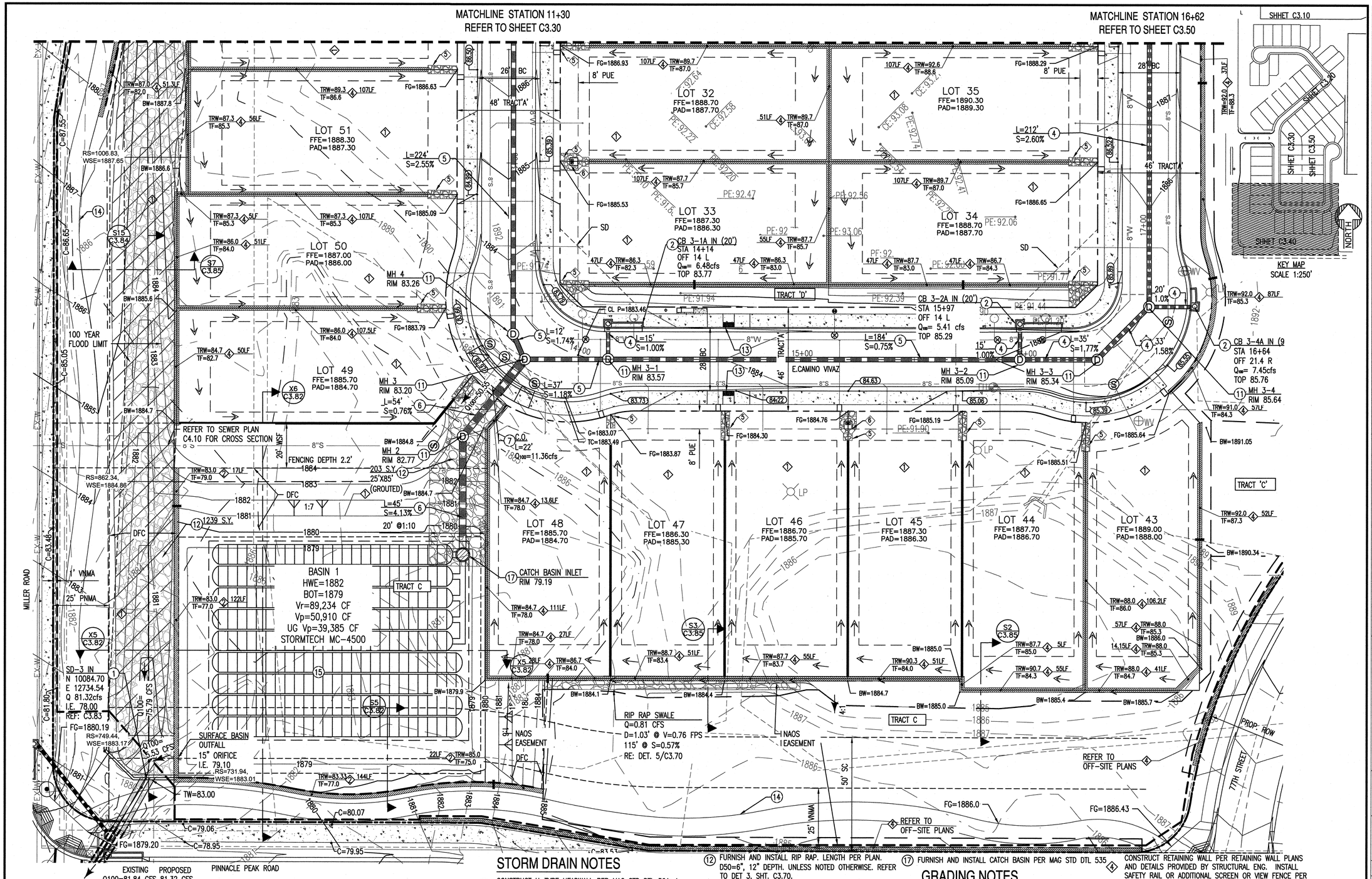
JOB NO.: 170566

SHEET TITLE:
ENLARGED GRADING & DRAINAGE PLAN

SHEET NO.: C3.30

CASE #: 3-GP-2017, 7-GP-2017, 11-ZN-2017, 4-PP-2018
PLAN CHECK #: 4909-18-1

2-AB-2019
9/13/2019



LEGEND

	EXISTING	PROPOSED
Q100=	81.84 CFS	81.32 CFS
Q10=	70.25 CFS	60.10 CFS
Q2=	62.62 CFS	62.53 CFS

- 2210 — PROPOSED MAJOR CONTOUR (5' INTERVAL)
- 2210 — EXISTING MINOR CONTOUR (1' INTERVAL)
- TRACT
- EASEMENT LINE
- RIGHT-OF-WAY
- LIMIT OF ON-SITE CONSTRUCTION
- ROAD CENTERLINE
- 4" ROLLED CURB
- 6" CURB & GUTTER
- TOP OF CURB @ PROPERTY LINE
- CATCH BASIN
- PEDESTRIAN RAMP
- 07.18
- D — STORM MANHOLE
- DAYLIGHT LINE/ NAOS LIMITS
- SITE WALL PER LANDSCAPE PLANS
- RETAINING WALL
- WALL STEP
- TOP OF CURB
- GUTTER
- BOTTOM OF WALL
- TOP OF RETAINING WALL
- TOP OF FLOOD WALL
- FINISH GRADE
- CENTER LINE PAVEMENT
- TC=2380.5
- G=2379.0
- BW=2379.5
- TRW=2380.0
- TFW=2383.0
- FG=2379.5
- CLP=2381.0
- 100-YR HWE

STORM DRAIN NOTES

1. CONSTRUCT U-TYPE HEADWALL PER MAG STD DTL 501-1 & 501-2 WITH HANDRAIL PER MAG STD DTL 145
2. CONSTRUCT CONCRETE CATCH BASIN PER C.O.P. STD DTL 1569, LENGTH PER PLAN REFER TO DTL 1, SHEET C3.70. PROVIDE INLET MARKER PER COS STD DTL 2560-3.
4. INSTALL 18" DOUBLE WALL HDPE PIPE CLASS 100, LENGTH AND SLOPE PER PLAN
5. INSTALL 24" DOUBLE WALL HDPE PIPE CLASS 100, LENGTH AND SLOPE PER PLAN
6. INSTALL 36" DOUBLE WALL HDPE PIPE CLASS 100, LENGTH AND SLOPE PER PLAN
7. CONSTRUCT INSTALL CURB OPENING, LENGTH PER PLAN. INSTALL BARRIERS PER DET 2, SHT. C3.70
11. INSTALL PRECAST MANHOLE WITH 48" BASE PER MAG STD DET 520 AND 522 AND COVER PER COS STD DTL 2520.
12. FURNISH AND INSTALL RIP RAP. LENGTH PER PLAN. D50=6", 12" DEPTH. UNLESS NOTED OTHERWISE. REFER TO DET 3, SHT. C3.70.
13. CURB RAMP PER PAVING PLAN.
14. CONSTRUCT 8' WIDE (4" COMPACTED D.G.) TRAIL.
15. CONSTRUCT STORMTECH MC-4500 UNDERGROUND STORAGE PER DETAILS ON SHEETS 1-6.
17. FURNISH AND INSTALL CATCH BASIN PER MAG STD DTL 535

GRADING NOTES

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ENLARGED GRADING AND DRAINAGE PLAN

NORTH

0' 20' 40' 60'

SCALE: 1" = 20' HORIZONTAL

Registered Professional Engineer (Civil)
CERTIFICATE NO. 45621
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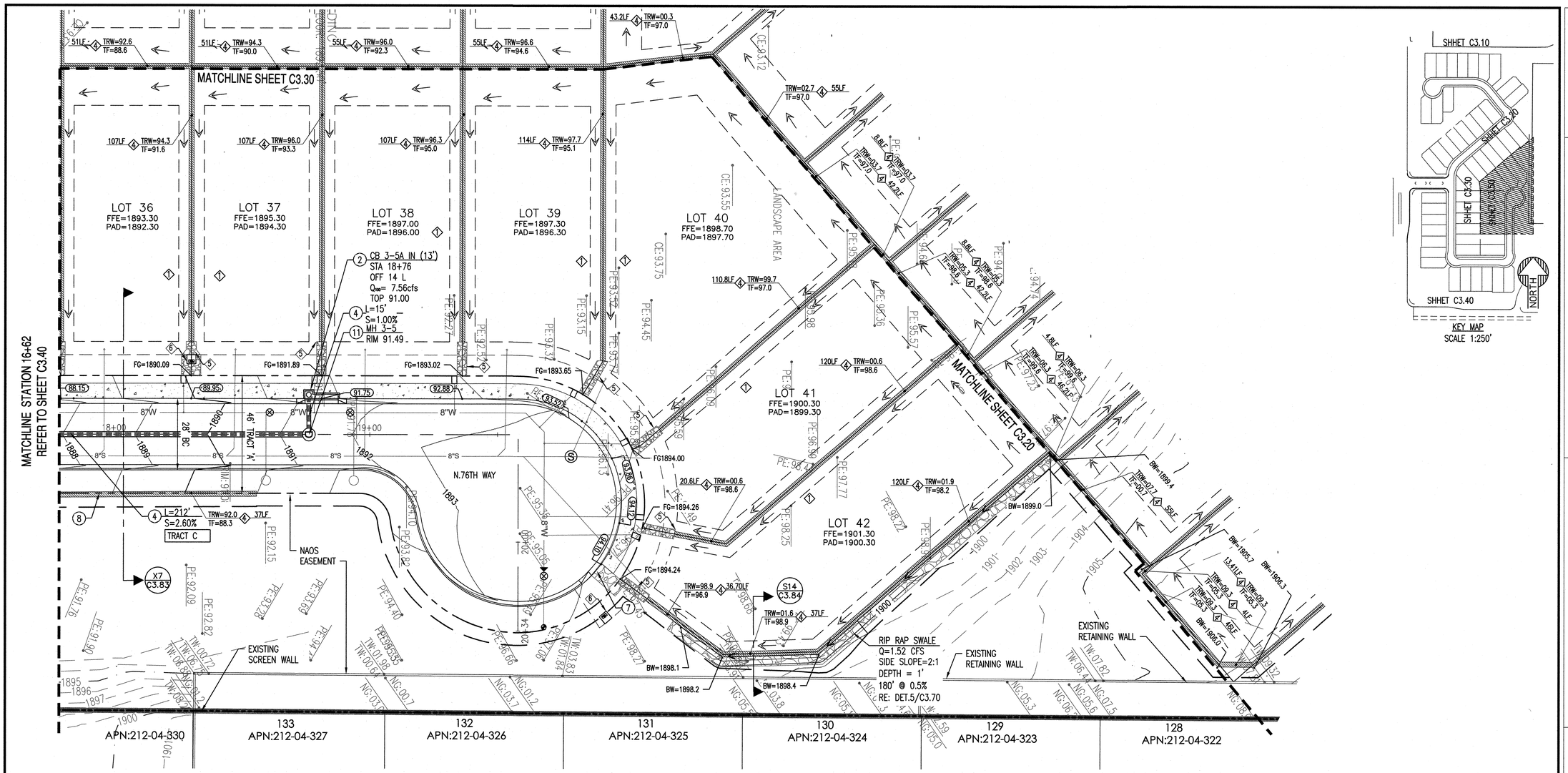
JOB NO. 170566

SHEET TITLE:
ENLARGED GRADING & DRAINAGE PLAN

SHEET NO.: C3.40

ASE #: 3-GP-2017, 71-GP-2017, 11-ZN-2017, 4-PP-2018
LAN CHECK #: 4809-18-1

2-AB-2019
9/13/2019



KEY MAP
SCALE 1:250'

LEGEND

2210	PROPOSED MAJOR CONTOUR (5' INTERVAL)
2210	EXISTING MINOR CONTOUR (1' INTERVAL)
	TRACT
	EASEMENT LINE
	RIGHT-OF-WAY
	LIMIT OF ON-SITE CONSTRUCTION
	ROAD CENTERLINE
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	DAYLIGHT LINE/ NAOS LIMITS
	SITE WALL PER LANDSCAPE PLANS
	RETAINING WALL
	WALL STEP
TC=2380.5	TOP OF CURB
G=2379.0	GUTTER
BW=2379.5	BOTTOM OF WALL
TRW=2380.0	TOP OF RETAINING WALL
TFW=2383.0	TOP OF FLOOD WALL
FG=2379.5	FINISH GRADE

STORM DRAIN NOTES

(2) CONSTRUCT CONCRETE CATCH BASIN PER C.O.P. STD DTL 1569, LENGTH PER PLAN REFER TO DTL 1, SHEET C3.70. PROVIDE INLET MARKER PER COS STD DTL 2560-3.

(4) INSTALL 18" DOUBLE WALL HDPE PIPE CLASS 100, LENGTH AND SLOPE PER PLAN

(7) CONSTRUCT INSTALL CURB OPENING, LENGTH PER PLAN. INSTALL BARRIERS PER DET 2, SHT. C3.70

(8) INSTALL WALL OPENING 8"x32", IE=SOUTH SIDE WALL GRADE

(11) INSTALL PRECAST MANHOLE WITH 48" BASE PER MAG STD DET 520 AND 522 AND COVER PER COS STD DTL 2520.

GRADING NOTES

(1) CONSTRUCT SITE GRADING PER PLAN GRADES AND GEOTECHNICAL REPORT BY (GTI).

(4) CONSTRUCT RETAINING WALL PER RETAINING WALL PLANS AND DETAILS PROVIDED BY STRUCTURAL ENG. INSTALL SAFETY RAIL OR ADDITIONAL SCREEN OR VIEW FENCE PER LANDSCAPE PLANS.

(5) CONSTRUCT MIN 5'x14' RIP-RAP EROSION PROTECTION PAD AT END OF WALL D50=3". (TO BE INSTALLED DURING HOME CONSTRUCTION).

(6) TRANSFORMER LOCATION. REFER TO DTL 4 / SHT C3.70

NOTE:

1. CONCRETE USED FOR HEADWALLS , SHOTCRETE AND OTHER SUCH STRUCTURAL OR DRAINAGE APPLICATIONS SHALL BE INTEGRALLY COLORED TRAIL DUST (DAVIS COLOR #6123).
2. PROPOSED CONTOURS INCLUDE FINISH GRADE FOR RIP-RAP.
3. REFER TO PAVEMENT PROFILES FOR ROAD CENTERLINE/VERTICAL CURVE INFORMATION.
4. REFER TO LANDSCAPE PLANS FOR GUARDRAIL, SHEET L2.01.
5. REFER TO DETAIL 2, SHEET C3.71 FOR LOT GRADING DETAIL.
6. REFER TO LANDSCAPE PLANS FOR DUST CONTROL AND GENERAL PROTECTION OF NEW & DISTURBED OPEN SPACE AREAS.
7. REFER TO PAVING PLANS FOR CURB TYPES AND TRANSITIONS.
8. REFER TO WALL PLANS BY LANDSCAPE FOR SCREEN WALLS AND VIEW FENCES, SHEET L1.01 AND L1.02
9. REFER TO STORM PROFILES, SHEETS C3.60 FOR STRUCTURE INFORMATION.

ENLARGED GRADING AND DRAINAGE PLAN

0' 20' 40' 60'
SCALE: 1" = 20' HORIZONTAL

NORTH

Call at least two full working days before you begin excavation.
ARIZONA 811
Arizona Blue Stake, Inc.
Dial 8-1-1 or 1-800-STAKE-IT (782-5348)
In Maricopa County: (602) 263-1100

NOTE TO CONTRACTOR:
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Registered Professional Engineer (Civil)
CERTIFICATE NO. 45621
ALI SAMIH FAKIH
Date Signed 01-23-19
ARIZONA, U.S.A.

SEG SUSTAINABILITY ENGINEERING GROUP
8280 E GELDING DR #101, SCOTTSDALE, ARIZONA 85260
WWW.AZSEG.COM TEL. 480.588.7226

LENNAR®

PROJECT
PASEO AT PINNACLE PEAK
RESIDENTIAL DEVELOPMENT

LOCATION
7676 E PINNACLE PEAK RD.
SCOTTSDALE, AZ 85244

DRAWN	CULVER
DESIGNED	CULVER
CHECKED	COUNSELL
PROJ. MGR.	FAKIH

DATE:
1/23/2019
ISSUED FOR:
CONSTRUCTION DOCUMENTS

REVISION NO.:	DATE:
1	
2	
3	
4	

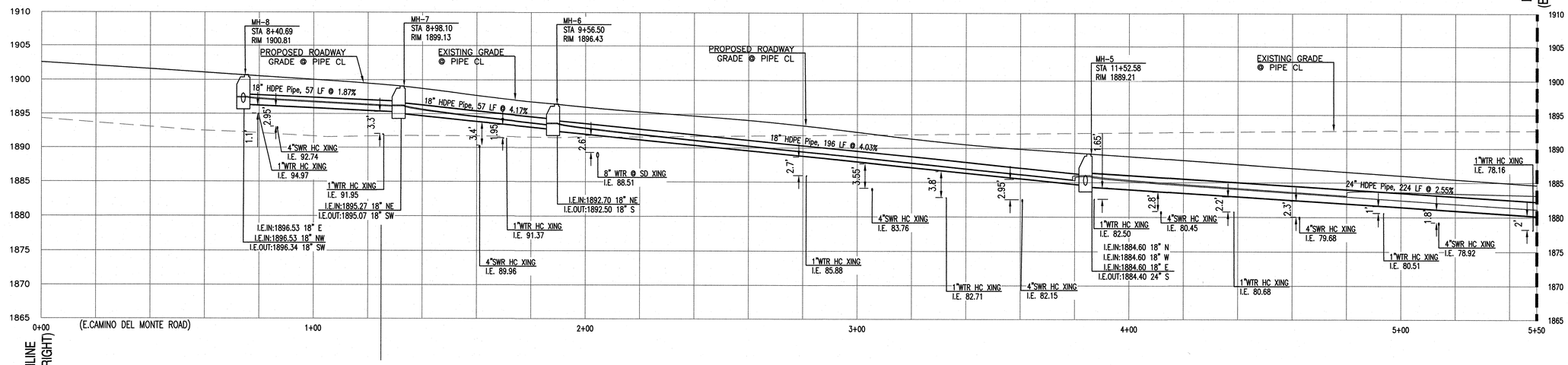
JOB NO. 170566

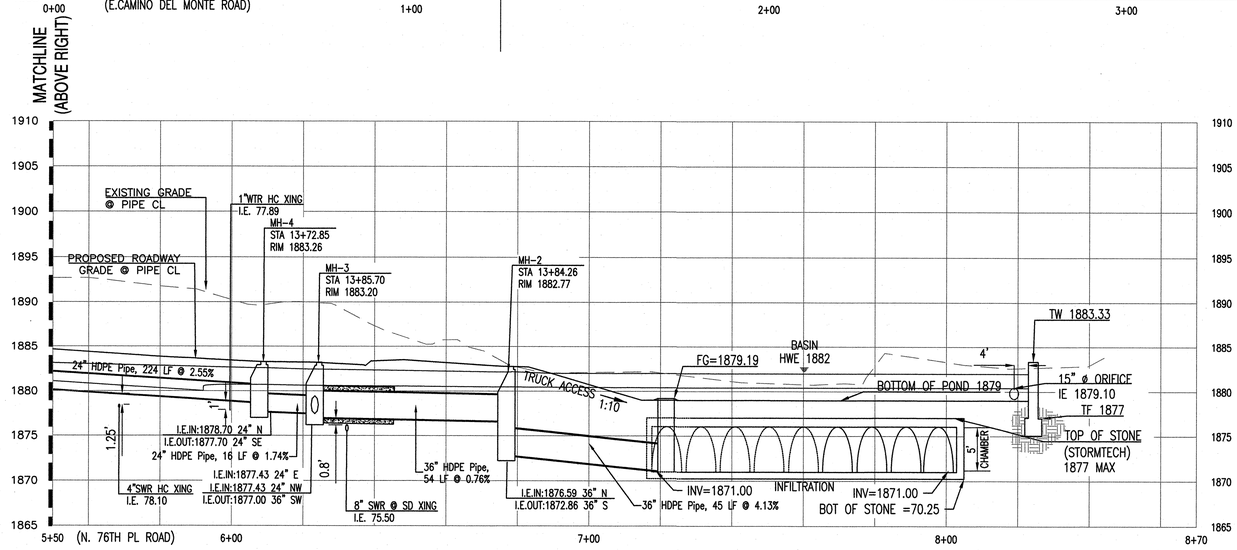
SHEET TITLE:
ENLARGED GRADING & DRAINAGE PLAN

SHEET NO.:
C3.50

ASE #: 3-GP-2017, 71-GP-2017, 11-ZN-2017, 4-PP-2018
LAN CHECK #: 4809-18-1

2-AB-2019
9/13/2019

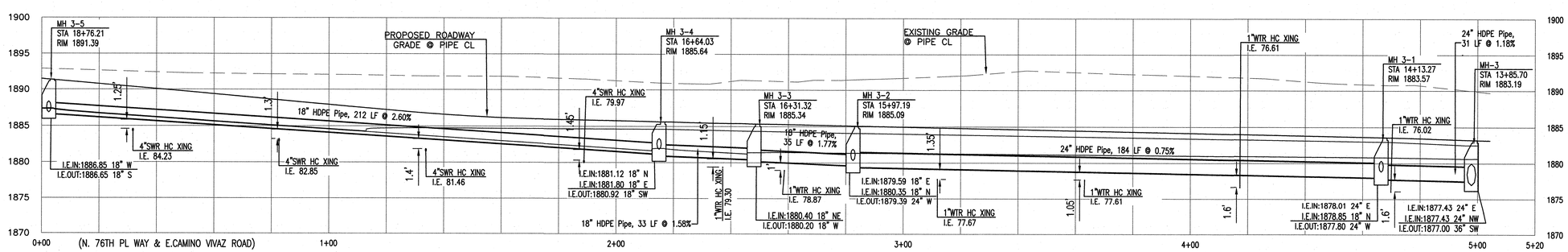




LEGEND:

100 YEAR STORM HGL LINE

10 YEAR STORM HGL LINE



ENLARGED STORM PROFILE

0' 20' 40' 60'

SCALE: 1" = 20' HORIZONTAL

1" = 8' VERTICAL

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LOCATION
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DRAWN	CULVER
DESIGNED	CULVER
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DATE: 01/23/2019

ISSUED FOR: CONSTRUCTION DOCUMENTS

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1	
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4	

JOB NO. 170566

SHEET TITLE:

ENLARGED GRADING & DRAINAGE PROFILE

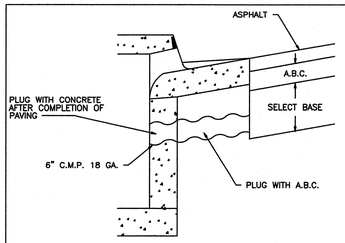
SHEET NO.: C3.60

ASE #: 3-GP-2017, 71-GP-2017, 11-ZN-2017, 4-PP-2018

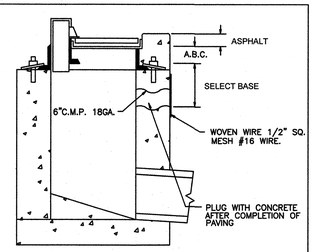
AN CHECK #: 4809-18-1

2-AB-2019

9/13/2019



CURB OPENING INLET



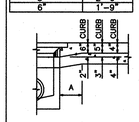
GRATE OPENING INLET

NOTES:

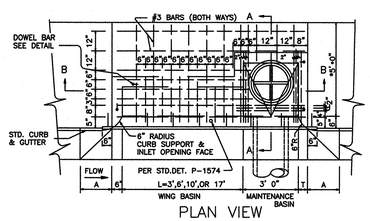
1. CONSTRUCTION DRAINS TO BE INSTALLED IN ALL INLETS BUILT WITH PAVING PROJECTS.
2. SEE PROJECT PLANS FOR INLET DETAILS AND DEPTH OF PAVING.

DETAIL NO.	City of Phoenix STANDARD DETAIL	CONSTRUCTION SUB-GRADE DRAIN	APPROVED / CITY ENGINEER — 7/9/92 DATE	DETAIL NO.
P1575				P1575

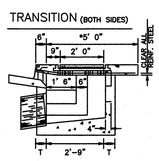
GUTTER TRANSITION	
CURB HEIGHT	DIM 'A'
4"	3'-3"
5"	2'-6"
6"	1'-9"



DEPRESSED GUTTER

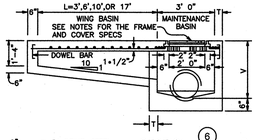


PLAN VIEW

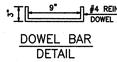


TRANSITION (BOTH SIDES)

SECTION A – A



SECTION B – B



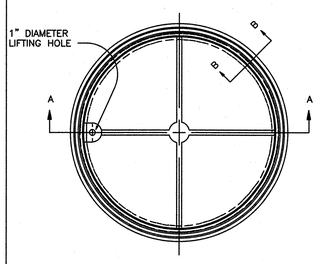
DOWEL BAR DETAIL

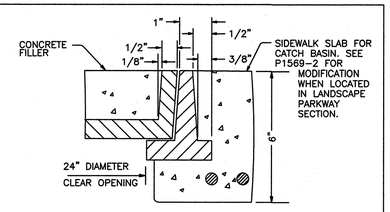
NOTES

1. TYPES ARE DESIGNATED AS FOLLOWS: 'M'.. NO WING, 'M-1'.. ONE WING, 'M-2'.. TWO WINGS.
2. ALL CONCRETE SHALL BE CLASS 'A'.
3. ALL REINFORCING STEEL SHALL BE DEFORMED BARS AND SHALL CONFORM TO A.S.T.M. SPECIFICATION 615.
4. CONNECTOR PIPES SHALL BE PLACED IN THE APPROPRIATE WALL OF THE MAINTENANCE BASIN.
5. FLOOR OF BASIN SHALL BE TROWELLED TO A HARD, SMOOTH SURFACE AND SHALL SLOPE FROM ALL DIRECTIONS TO OUTLET.
6. CONSTRUCTION DRAINS SHALL BE INSTALLED IN WHEN NOTED. (SEE DET. P-1575.)
7. LOCATE WING BASIN ON UPSTREAM SIDE OF MAINTENANCE BASIN FOR TYPE M-1. WING BASINS FOR TYPE M-2 SHALL BE BOTH SIDES OF MAINTENANCE BASIN.
8. ACCESS FRAME AND COVER PER DET. P-1561
9. INSTALL ONE CITY FURNISHED POLLUTION AWARENESS MARKER (PAM) AT EACH CATCH BASIN, AS DIRECTED BY THE ENGINEER.

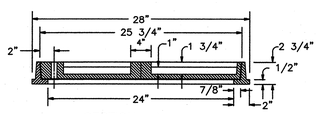
CATCH BASIN WALL THICKNESS
T = 6" IF V = 4' OR LESS T = 8" IF V = 4' TO 8' (IF V EXCEEDS 8', SPECIAL DESIGN IS REQUIRED.)
L = 0' UNLESS SPECIFIED ON THE PLANS V = 4'-0" MIN. UNLESS OTHERWISE NOTED *4'-0" IN LOCATIONS WHERE 4' SIDEWALK IS REQ'D.

DETAIL NO.	City of Phoenix STANDARD DETAIL	CATCH BASIN TYPE "M"	APPROVED / CITY ENGINEER — 12/10/2012 DATE	DETAIL NO.
P1569-1				P1569-1

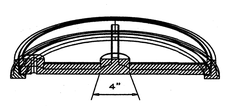




SECTION B – B



SECTION A – A

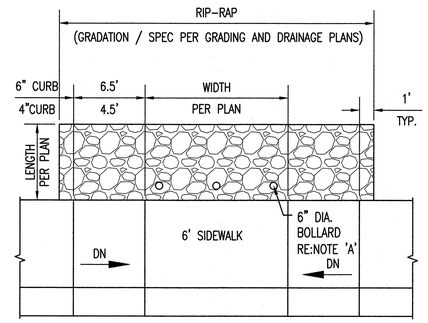


NOTES

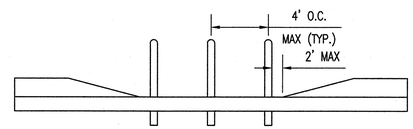
1. COVER SHALL BE NON-LOCKING.
2. FRAME AND COVER SHALL BE CAST IRON OR STRUCTURAL STEEL.
3. CATCH BASIN ACCESS FRAME AND COVER IS FOR USE ON NON VEHICULAR TRAFFIC AREAS ONLY.
4. COVER SHALL BE FILLED WITH CONCRETE AND BROOM FINISHED.
5. SMALL VARIATIONS IN DIMENSIONS OR FEATURES OF A MINOR NATURE THAT ARE PART OF THE FOUNDRY'S STANDARD CASTING ARE PERMISSIBLE.

DETAIL NO.	City of Phoenix STANDARD DETAIL	FRAME AND COVER CATCH BASIN ACCESS	APPROVED / ACTING CITY ENGINEER — 7/31/08 DATE	DETAIL NO.
P1561				P1561

1 C.O.P. CATCH BASIN DETAIL



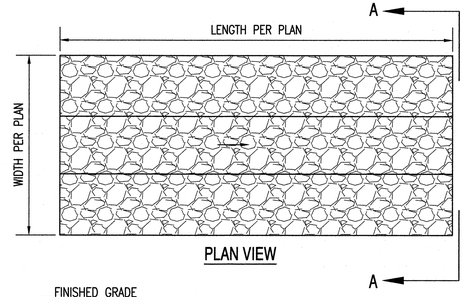
PLAN VIEW



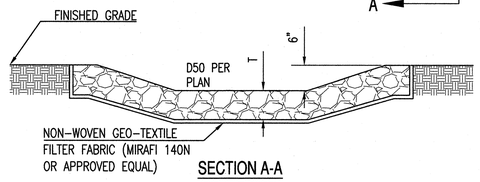
PROFILE VIEW

NOTE 'A': IF OPENING IS GREATER THAN 4', ADD REMOVABLE BOLLARDS FOR MAINTENANCE PER MAG STD DET 140. TYPE 2

2 SIDEWALK DEPRESSION/CURB OPENING DETAIL
NTS



PLAN VIEW

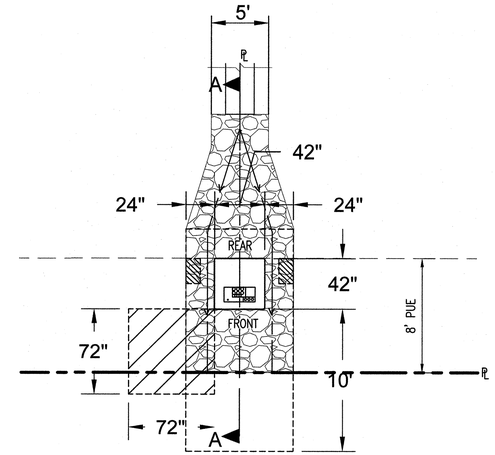


SECTION A-A

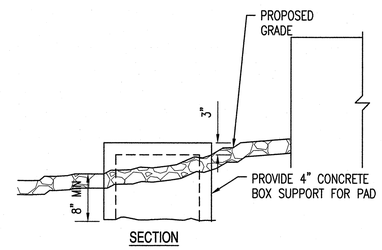
3 TYPICAL RIP-RAP PAD
NTS

NOTES:

A. ALL RIP RAP SHALL BE ANGULAR NATIVE STONE. REFER TO GRADING AND DRAINAGE PLANS FOR PLACEMENT METHOD AND GRADATION.
B. "T" = 2 TIMES D_{50} MAX STONE SIZE.

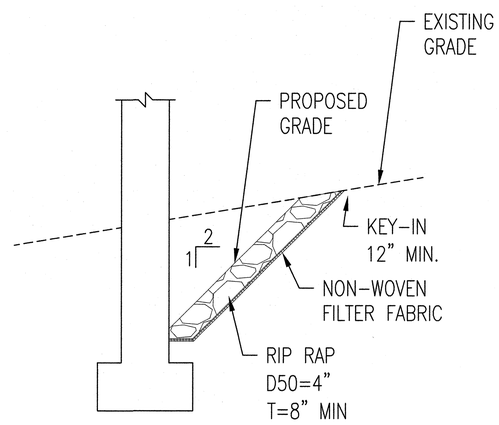


PLAN



SECTION

4 SINGLE PHASE UG TRANSFORMER CLEARANCES
NTS



5 TYPICAL 2:1 SWALE
NTS

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7676 E PINNACLE PEAK RD. SCOTTSDALE, AZ 85244

DRAWN	CULVER
DESIGNED	CULVER
CHECKED	COUNSELL
PROJ. MGR.	FAKIH

DATE: 01/23/2019
ISSUED FOR: CONSTRUCTION DOCUMENTS

REVISION NO.:	DATE:
1	
2	
3	
4	

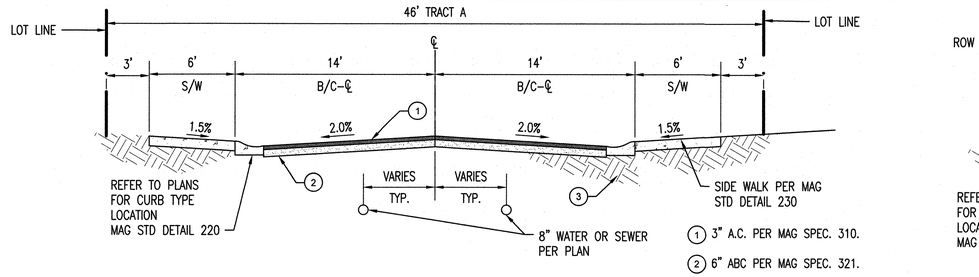
JOB NO.: 170566

SHEET TITLE: DETAILS

SHEET NO.: C3.70

ASE #: 3-GP-2017, 71-GP-2017, 11-ZN-2017, 4-PP-2018
LAN CHECK #: 4809-18-1

2-AB-2019
9/13/2019

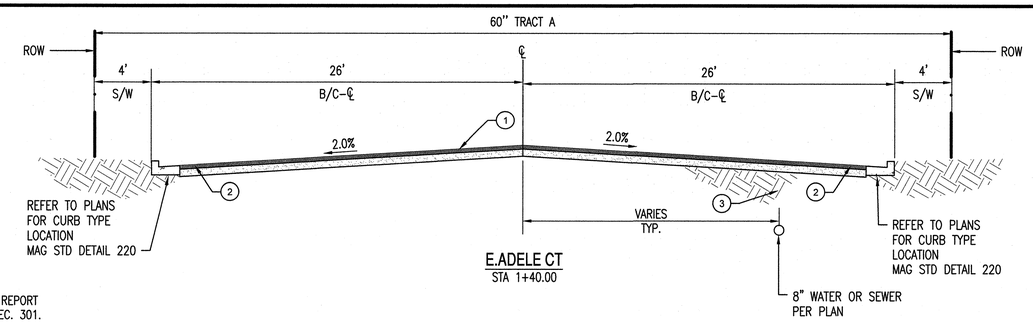


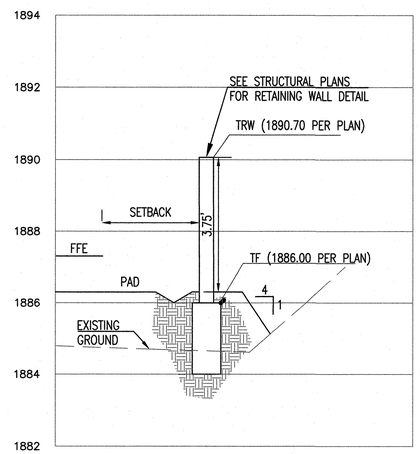
1 3" A.C. PER MAG SPEC. 310.

2 6" ABC PER MAG SPEC. 321.

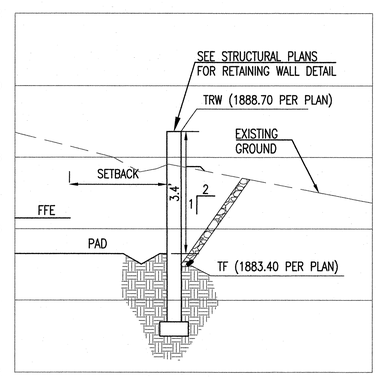
3 COMPACTED SUBGRADE PER GEOTECHNICAL REPORT BY GTI DATED JAN 15, 2018 AND MAG. SPEC. 301.

1 TYPICAL ROAD SECTIONS
NTS

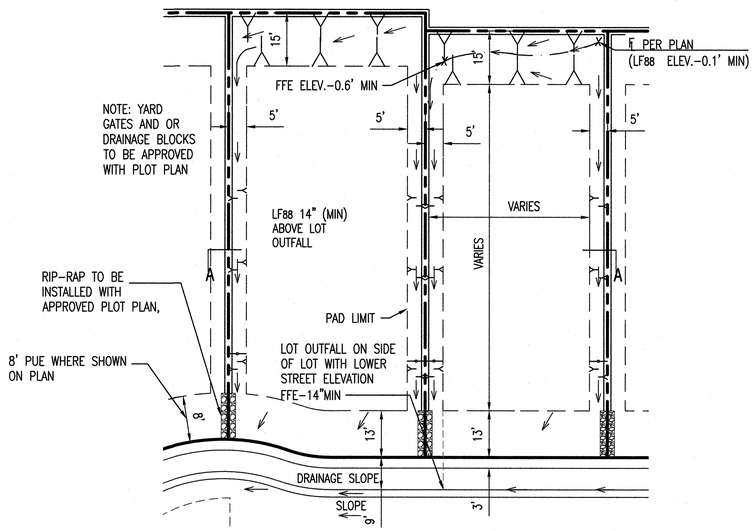




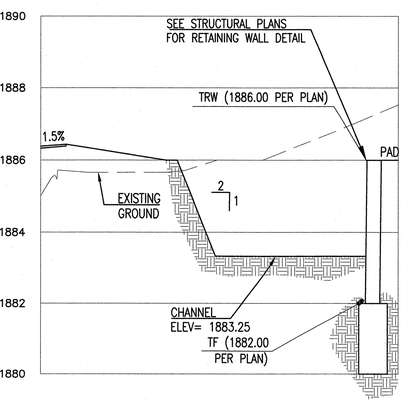
S2 CROSS SECTIONS
SCALE: 1"=20'
SHEET C3.40



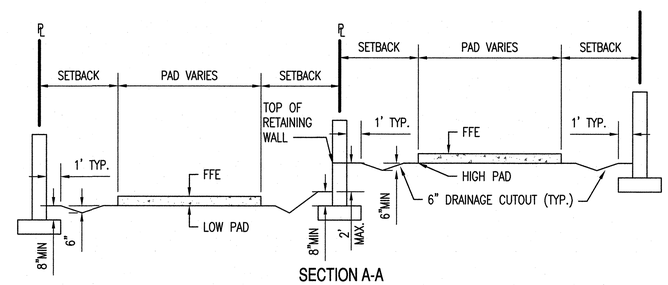
S3 CROSS SECTIONS
SCALE: 1"=20'
SHEET C3.40



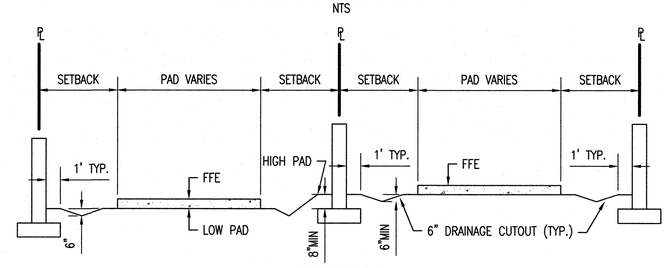
S5 CROSS SECTIONS
SCALE: 1"=20'
SHEET C3.40



S7 CROSS SECTIONS
SCALE: 1"=20'
SHEET C3.40



SECTION A-A
TYPICAL SECTION THRU SIDE TO SIDE LOTS
WHERE GRADE CHANGE AT WALL IS GREATER THAN 1'
NTS



SECTION A-A
TYPICAL SECTION THRU SIDE TO SIDE LOTS
WHERE GRADE CHANGE AT WALL IS LESS THAN 1'

2 TYPICAL LOT GRADING PLAN
NTS

0' 10' 20' 30'
SCALE: 1" = 10' HORIZONTAL
1" = 2' VERTICAL

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Registered Professional Engineer (Civil) CERTIFICATE NO. 45621 ALI SAMIH FAKIH Date Signed 01-23-19 ARIZONA, U.S.A.

SEG SUSTAINABILITY ENGINEERING GROUP
8280 E GELDING DR #101, SCOTTSDALE, ARIZONA 85260
WWW.AZSEG.COM TEL. 480.588.7226

LENNAR®

PROJECT
PASEO AT PINNACLE PEAK RESIDENTIAL DEVELOPMENT

LOCATION
7676 E PINNACLE PEAK RD.
SCOTTSDALE, AZ 85244

DRAWN: CULVER
DESIGNED: CULVER
CHECKED: COUNSELL
PROJ. MGR.: FAKIH

DATE: 01/23/2019
ISSUED FOR: CONSTRUCTION DOCUMENTS

REVISION NO.:	DATE:
1	
2	
3	
4	

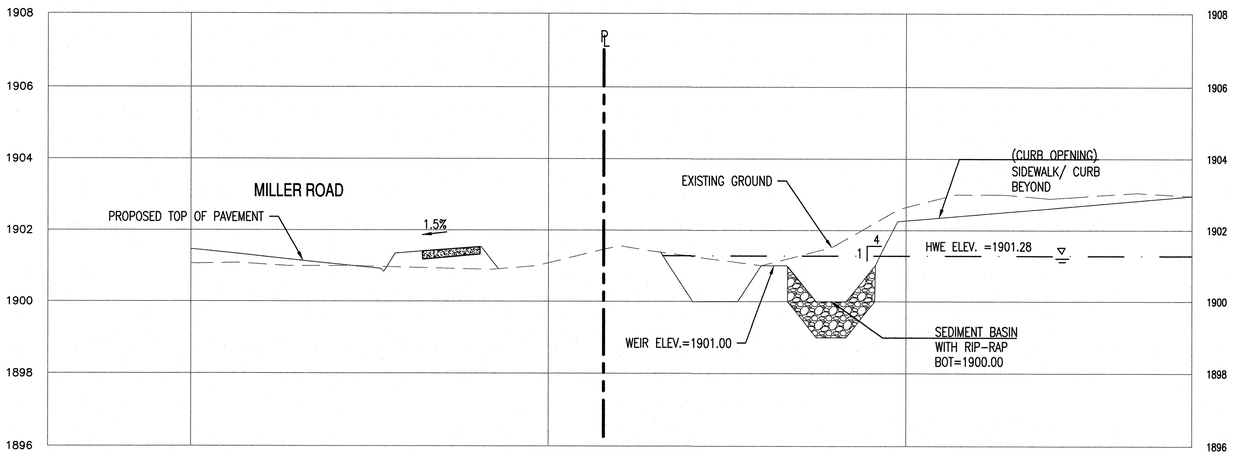
JOB NO.: 170566

SHEET TITLE:
TYPICAL SECTION AND SITE DETAILS

SHEET NO.:
C3.71

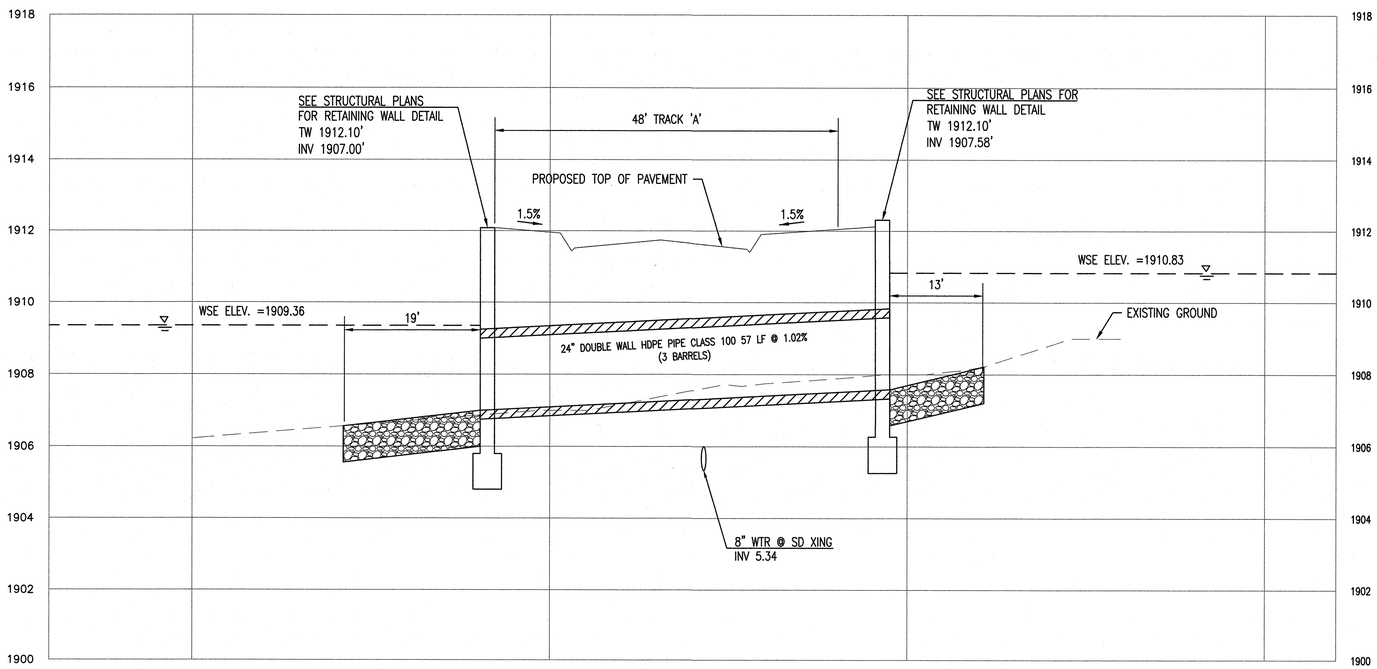
ASE #: 3-GP-2017, 71-GP-2017, 11-ZN-2017, 4-PP-2018
LAN CHECK #: 4809-18-1

2-AB-2019
9/13/2019



SECTION 1

(SEE SHEET C3.10)



SECTION SD-1

(SEE SHEET C3.20)

NOTE:

PIPE LENGTH SHOWN ARE BASED ON HORIZONTAL MEASUREMENTS.

0' 10' 20' 30'

SCALE: 1" = 10' HORIZONTAL
1" = 2' VERTICAL

Call at least two full working days before you begin excavation.
ARIZONA 811
Arizona Blue Stake, Inc.
Dial 8-1-1 or 1-800-STAKE-IT (782-5348)
In Maricopa County: (602) 263-1100

NOTE TO CONTRACTOR:
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REGISTERED PROFESSIONAL ENGINEER (CIVIL)
CERTIFICATE NO. 45621
ALI SAMIH FAKIH
Date Signed 10-22-18
ARIZONA, U.S.A.
EXPIRES 12-31-19

SEG SUSTAINABILITY ENGINEERING GROUP
8280 E GELDING DR #101, SCOTTSDALE, ARIZONA 85260
WWW.AZSEG.COM TEL. 480.588.7226

LENNAR®

PROJECT
PASEO AT PINNACLE PEAK RESIDENTIAL DEVELOPMENT

LOCATION
7676 E PINNACLE PEAK RD.
SCOTTSDALE, AZ 85244

DRAWN — CULVER
DESIGNED — CULVER
CHECKED — COUNSELL
PROJ. MGR. — FAKIH

DATE:
10/22/2018
ISSUED FOR:
CONSTRUCTION DOCUMENTS

REVISION NO.:	DATE:
1	
2	
3	
4	

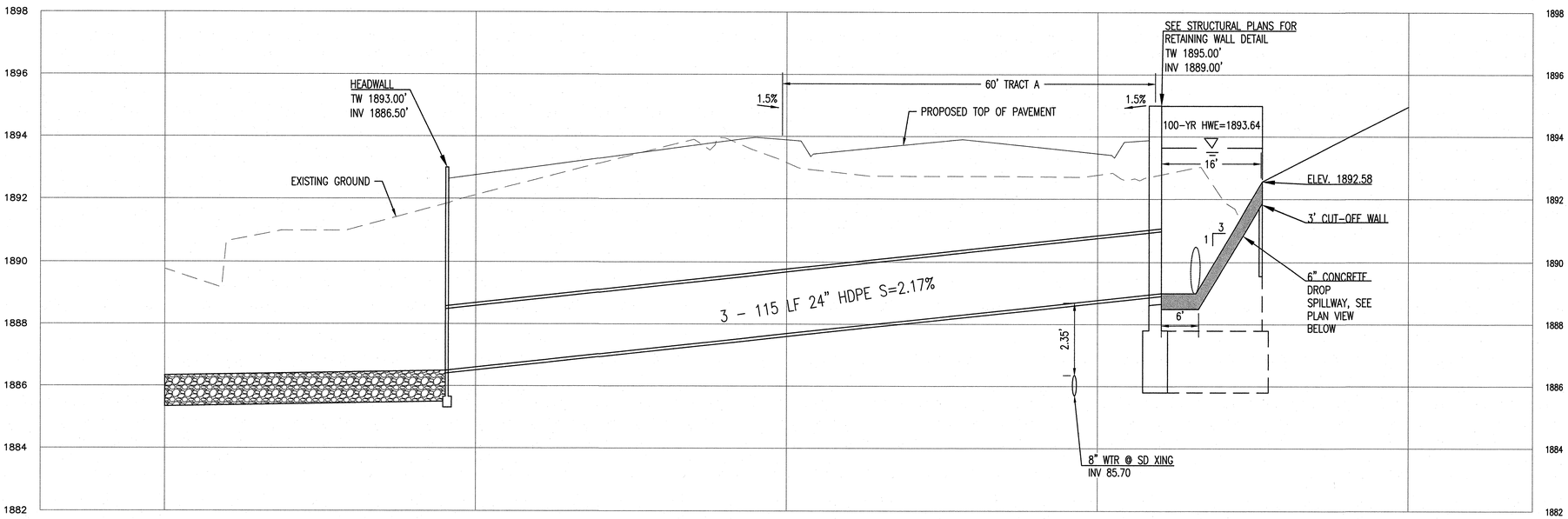
JOB NO.: 170566

SHEET TITLE:
ENLARGED GRADING & DRAINAGE SECTION

SHEET NO.:
C3.80

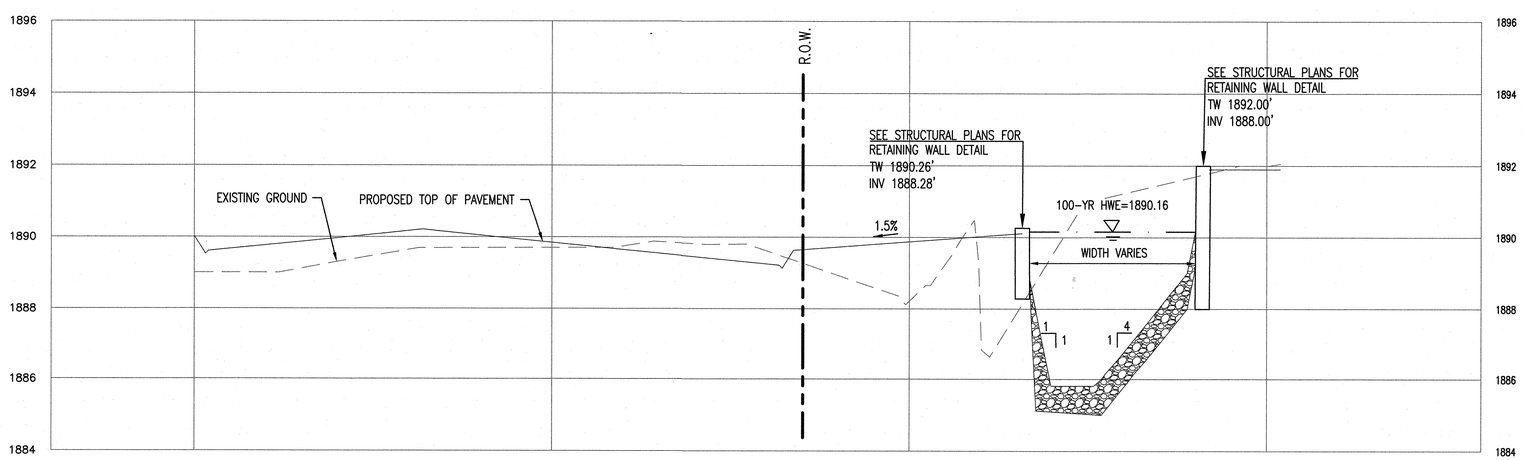
SE #: 3-GP-2017, 71-GP-2017, 11-ZN-2017, 4-PP-2018

2-AB-2019
9/13/2019



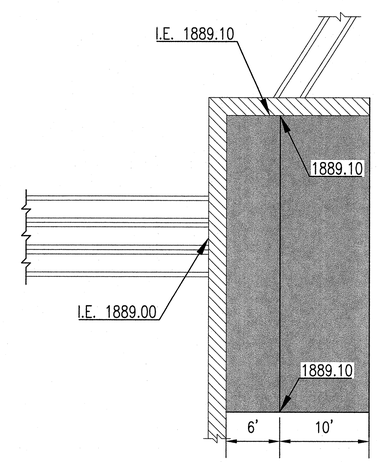
SECTION SD-2

(SEE SHEET C3.30)



SECTION 4

(SEE SHEET C3.30)



PLAN VIEW SD-2

NTS

NOTE:

PIPE LENGTH SHOWN ARE BASED ON HORIZONTAL MEASUREMENTS.

0' 10' 20' 30'

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1" = 2' VERTICAL

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In Maricopa County: (602) 263-1100

NOTE TO CONTRACTOR:
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EXPIRES 12-31-19

SEG SUSTAINABILITY ENGINEERING GROUP
8280 E GELDING DR #101, SCOTTSDALE, ARIZONA 85260
WWW.AZSEG.COM TEL. 480.588.7226

LENNAR®

PROJECT
PASEO AT PINNACLE PEAK
RESIDENTIAL DEVELOPMENT

LOCATION
7676 E PINNACLE PEAK RD.
SCOTTSDALE, AZ 85244

DRAWN	CULVER
DESIGNED	CULVER
CHECKED	COUNSELL
PROJ. MGR.	FAKIH

DATE:
10/22/2018
ISSUED FOR:
CONSTRUCTION DOCUMENTS

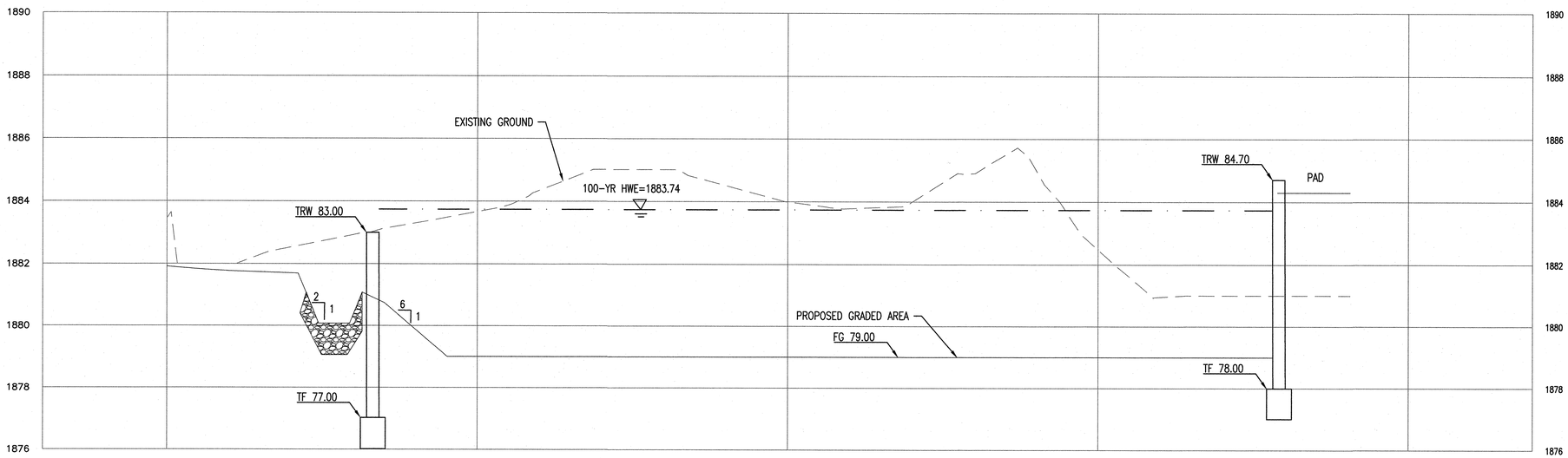
REVISION NO.:	DATE:
1	
2	
3	
4	

JOB NO.: 170566

SHEET TITLE:
ENLARGED GRADING & DRAINAGE SECTION

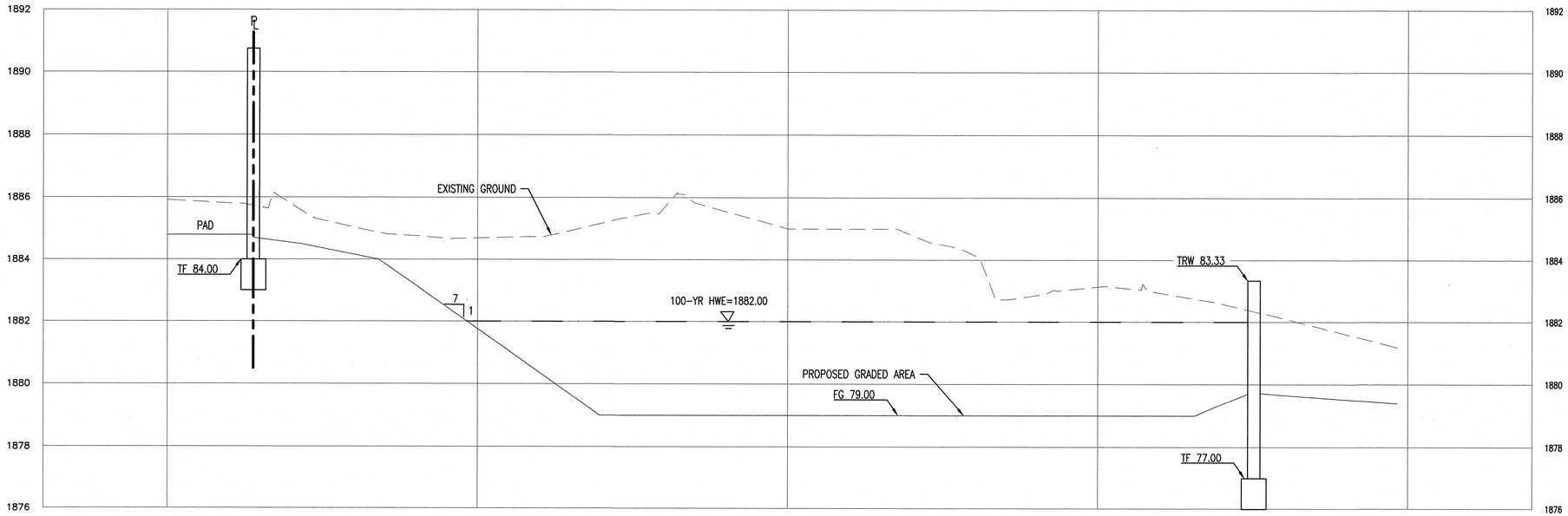
SHEET NO.:
C3.81

2-AB-2019
9/13/2019



SECTION 5

(SEE SHEET C3.40)



SECTION 6

(SEE SHEET C3.40)

NOTE:

PIPE LENGTH SHOWN ARE BASED ON HORIZONTAL MEASUREMENTS.

0' 10' 20' 30'

SCALE: 1" = 10' HORIZONTAL
1" = 2' VERTICAL

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REGISTERED PROFESSIONAL ENGINEER (CIVIL)
CERTIFICATE NO. 45621
ALI SAMIH FAKIH
Date Signed 10-22-18
ARIZONA, U.S.A.
EXPIRES 12-31-19

SEG SUSTAINABILITY ENGINEERING GROUP
8280 E GELDING DR #101, SCOTTSDALE, ARIZONA 85260
WWW.AZSEG.COM TEL. 480.588.7226

LENNAR®

PROJECT
PASEO AT PINNACLE PEAK RESIDENTIAL DEVELOPMENT

LOCATION
7676 E. PINNACLE PEAK RD.
SCOTTSDALE, AZ 85244

DRAWN — CULVER
DESIGNED — CULVER
CHECKED — COUNSELL
PROJ. MGR. — FAKIH

DATE:
10/22/2018
ISSUED FOR:
CONSTRUCTION DOCUMENTS

REVISION NO.:	DATE:
1	
2	
3	
4	

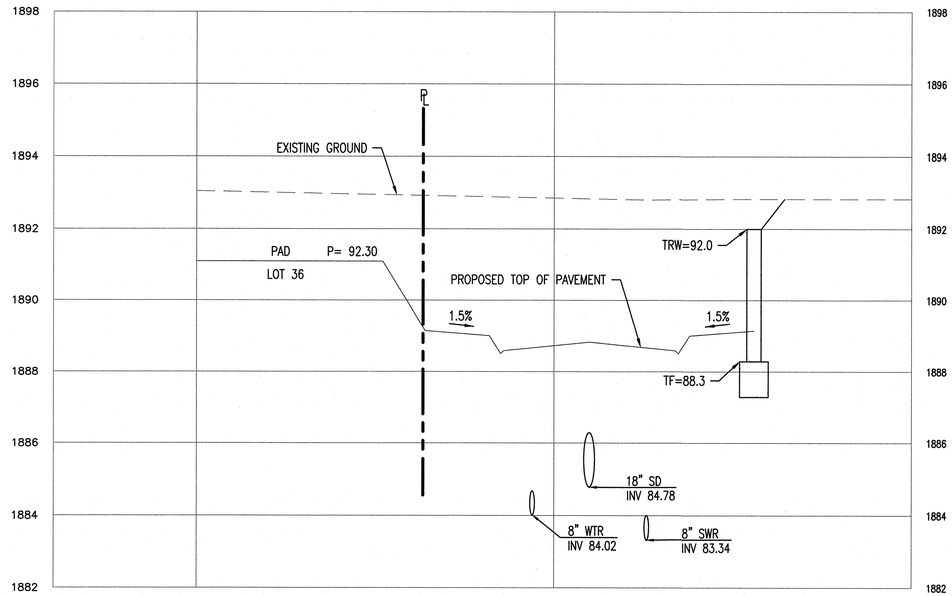
JOB NO.: 170566

SHEET TITLE:
ENLARGED GRADING & DRAINAGE SECTION

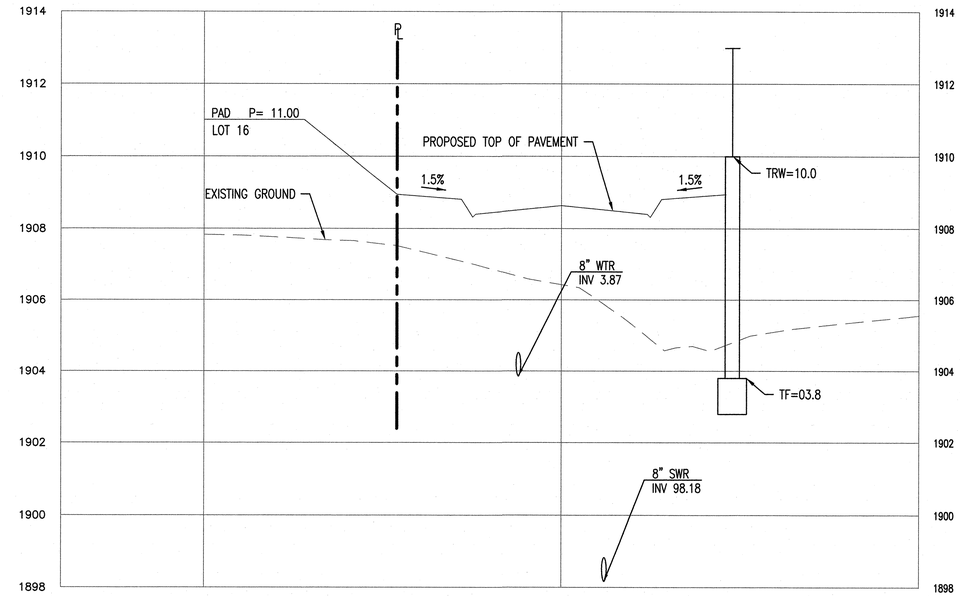
SHEET NO.:
C3.82

SSE #: 3-GP-2017, 71-GP-2017, 11-ZN-2017, 4-PP-2018

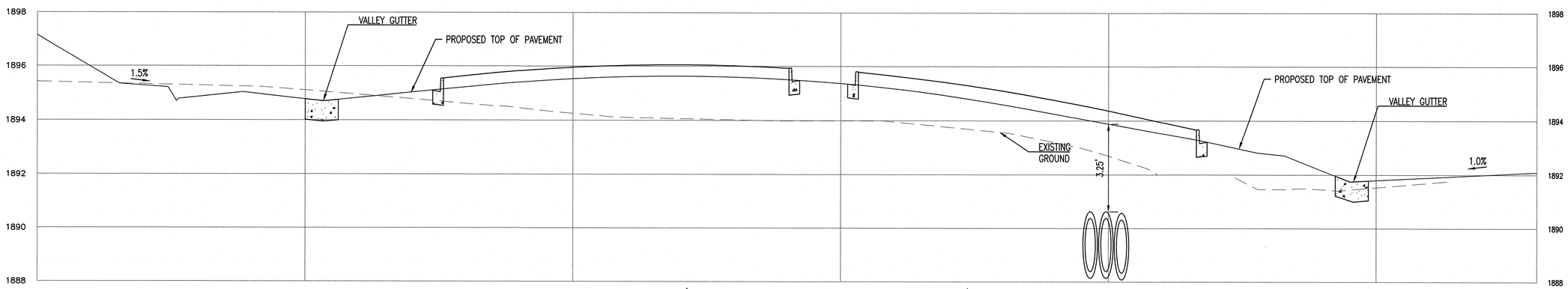
2-AB-2019
9/13/2019



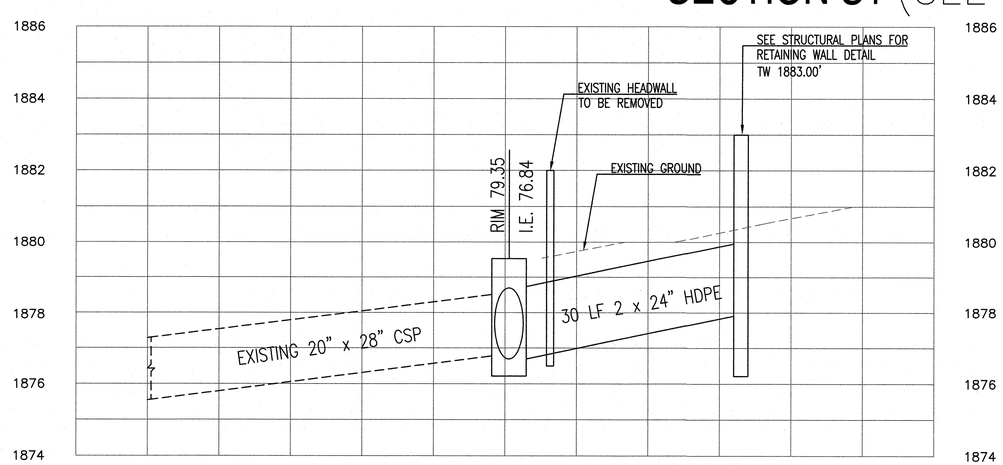
SECTION 7 (SEE SHEET C3.50)



SECTION 8 (SEE SHEET C3.10)



SECTION S1 (SEE SHEET C3.30)



SECTION SD-3 (SEE SHEET C3.40)

0' 10' 20' 30'
SCALE: 1" = 10' HORIZONTAL
1" = 2' VERTICAL

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ARIZONA 811
Arizona Blue Stake, Inc.
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EXPIRES 12-31-19

SEG SUSTAINABILITY ENGINEERING GROUP
8280 E GELDING DR #101, SCOTTSDALE, ARIZONA 85260
WWW. AZSEG.COM TEL. 480.588.7226

LENNAR®

PROJECT
PASEO AT PINNACLE PEAK
RESIDENTIAL DEVELOPMENT

LOCATION
7676 E PINNACLE PEAK RD.
SCOTTSDALE, AZ 85244

DRAWN — CULVER
DESIGNED — CULVER
CHECKED — COUNSELL
PROJ. MGR. — FAKIH

DATE:
10/22/2018
ISSUED FOR:
CONSTRUCTION DOCUMENTS

REVISION NO.:	DATE:
1	
2	
3	
4	

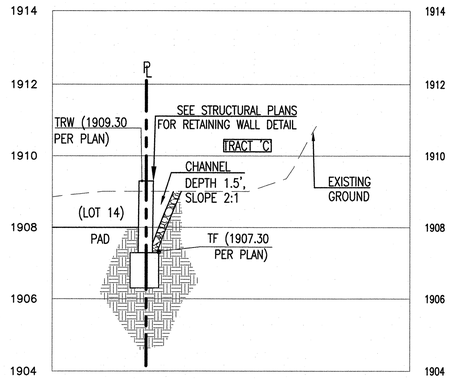
JOB NO.: 170566

SHEET TITLE:
ENLARGED GRADING & DRAINAGE SECTION

SHEET NO.:
C3.83

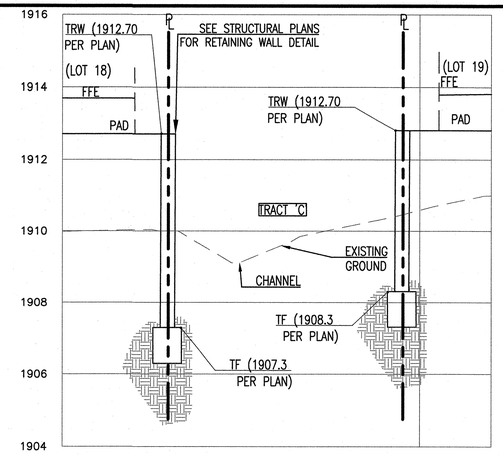
SE #: 3-GP-2017, 71-GP-2017, 11-ZN-2017, 4-PP-2018

2-AB-2019
9/13/2019



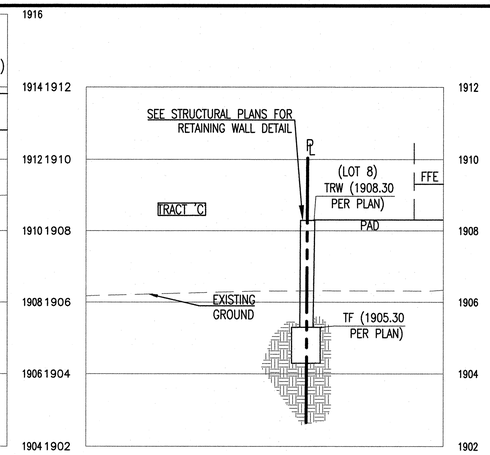
SECTION S4

(SEE SHEET C3.10)



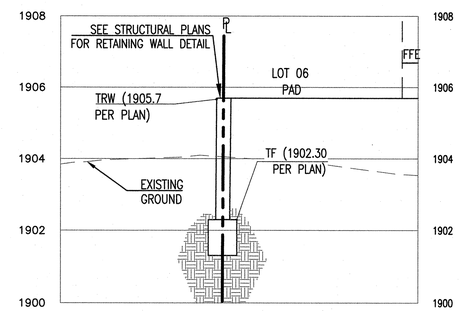
SECTION S8

(SEE SHEET C3.10&C3.20)



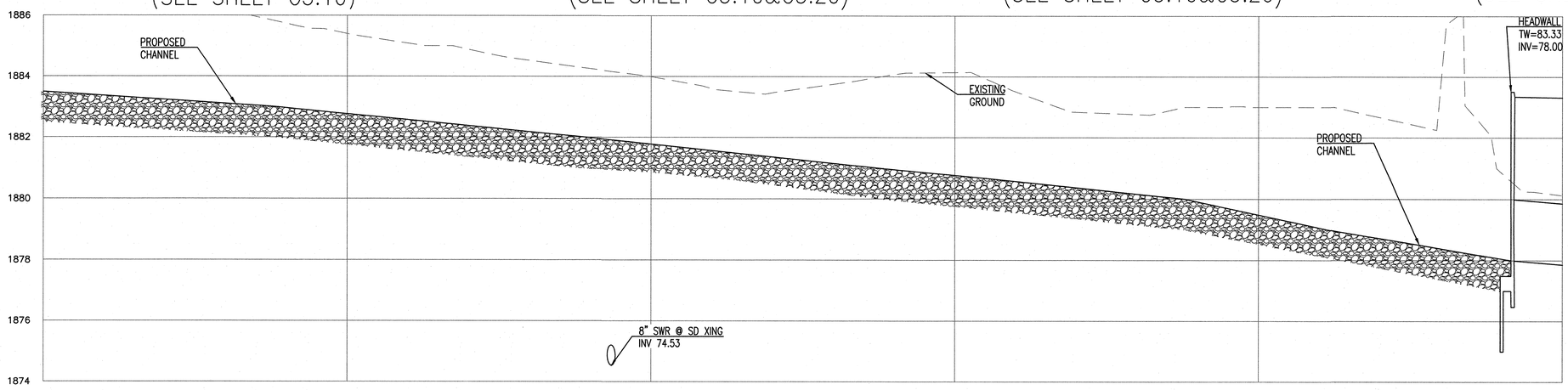
SECTION S9

(SEE SHEET C3.10&C3.20)



SECTION S10

(SEE SHEET C3.20)



SECTION S15

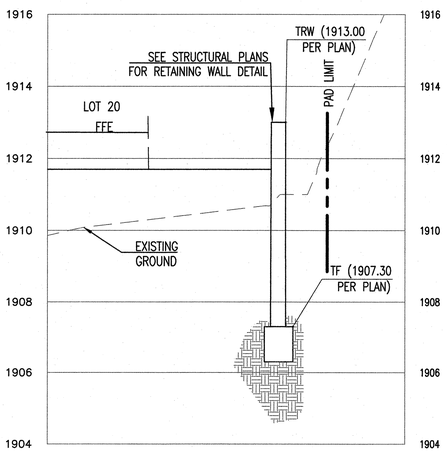
(SEE SHEET C3.40)

NOTE:

PIPE LENGTH SHOWN ARE BASED ON HORIZONTAL MEASUREMENTS.

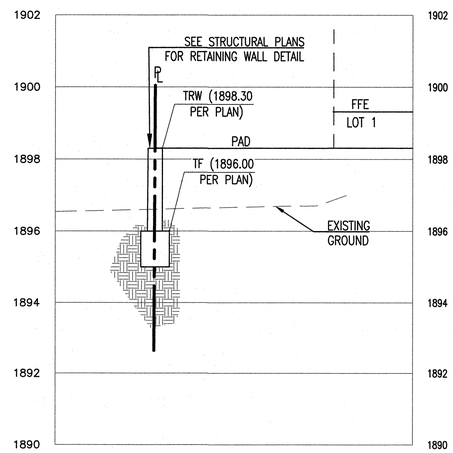
0' 10' 20' 30'

SCALE: 1" = 10' HORIZONTAL
1" = 2' VERTICAL



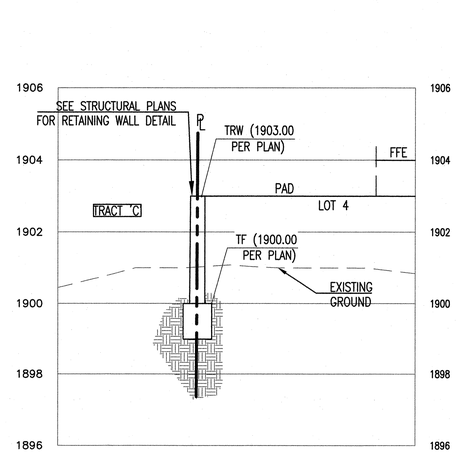
SECTION S11

(SEE SHEET C3.20)



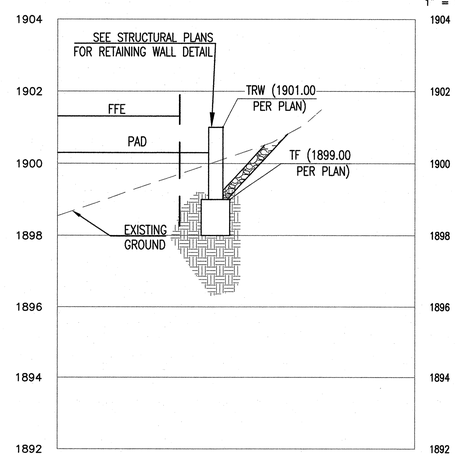
SECTION S12

(SEE SHEET C3.30)



SECTION S13

(SEE SHEET C3.30)



SECTION S14

(SEE SHEET C3.50)

Call at least two full working days before you begin excavation.
ARIZONA 811
Arizona Blue Stake, Inc.
Dial 8-1-1 or 1-800-STAKE-IT (782-5348)
In Maricopa County: (602) 263-1100

NOTE TO CONTRACTOR:
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REGISTERED PROFESSIONAL ENGINEER (CIVIL)
CERTIFICATE NO. 45621
ALI SAMIH FAKIH
Date Signed 10-22-18
ARIZONA, U.S.A.
EXPIRES 12-31-19

SEG SUSTAINABILITY ENGINEERING GROUP
8280 E GELDING DR #101, SCOTTSDALE, ARIZONA 85260
WWW.AZSEG.COM TEL. 480.888.7226

LENNAR®

PROJECT
PASEO AT PINNACLE PEAK
RESIDENTIAL DEVELOPMENT

LOCATION
7676 E PINNACLE PEAK RD.
SCOTTSDALE, AZ 85244

DRAWN	CULVER
DESIGNED	CULVER
CHECKED	COUNSELL
PROJ. MGR.	FAKIH

DATE: 10/22/2018
ISSUED FOR: CONSTRUCTION DOCUMENTS

REVISION NO.:	DATE:
1	
2	
3	
4	

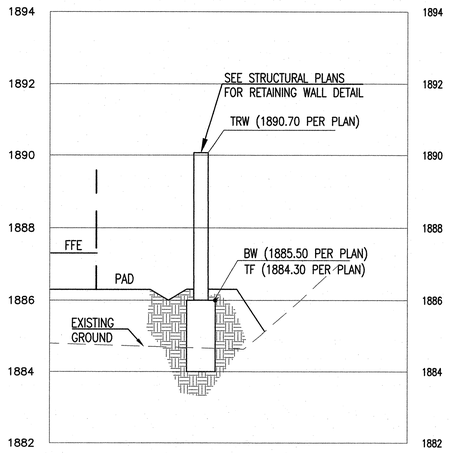
JOB NO.: 170566

SHEET TITLE:
ENLARGED GRADING & DRAINAGE SECTION

SHEET NO.:
C3.84

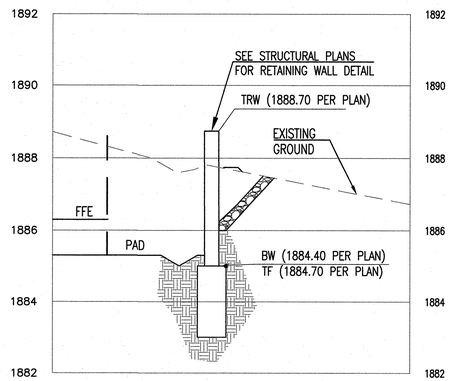
SE #: 3-GP-2017, 71-GP-2017, 11-ZN-2017, 4-PP-2018

2-AB-2019
9/13/2019



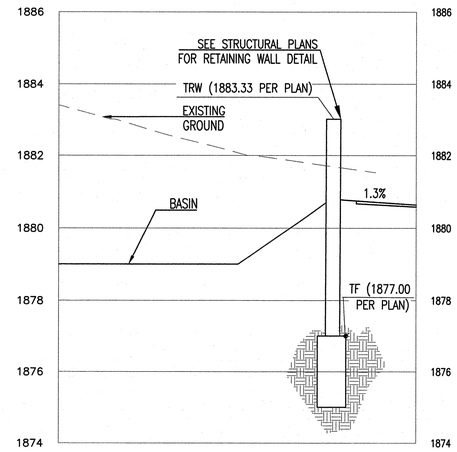
SECTION S2

(SEE SHEET C3.40)



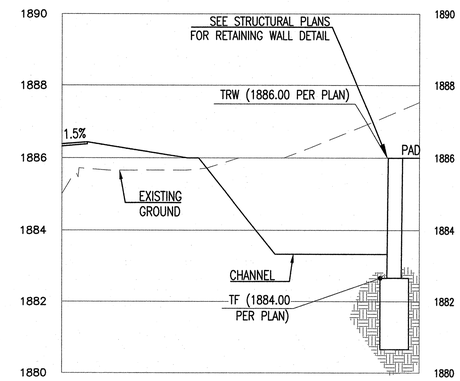
SECTION S3

(SEE SHEET C3.40)



SECTION S5

(SEE SHEET C3.40)



SECTION S7

(SEE SHEET C3.40)

0' 10' 20' 30'

SCALE: 1" = 10' HORIZONTAL
1" = 2' VERTICAL

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ARIZONA 811
Arizona Blue Stake, Inc.
Dial 8-1-1 or 1-800-STAKE-IT (782-5348)
In Maricopa County: (602) 263-1100

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Registered Professional Engineer (Civil)
CERTIFICATE NO. 45621
ALI SAMIH FAKIH
Date Signed 10-22-18
ARIZONA, U.S.A.
EXPIRES 12-31-19

SEG SUSTAINABILITY ENGINEERING GROUP
8280 E GELDING DR #101, SCOTTSDALE, ARIZONA 85260
WWW. AZSEG.COM TEL. 480.588.7226

LENNAR®

PROJECT
PASEO AT PINNACLE PEAK
RESIDENTIAL DEVELOPMENT

LOCATION
7676 E PINNACLE PEAK RD.
SCOTTSDALE, AZ 85244

DRAWN — CULVER
DESIGNED — CULVER
CHECKED — COUNSELL
PROJ. MGR. — FAKIH

DATE:
10/22/2018
ISSUED FOR:
CONSTRUCTION DOCUMENTS

REVISION NO.:		DATE:
1		
2		
3		
4		

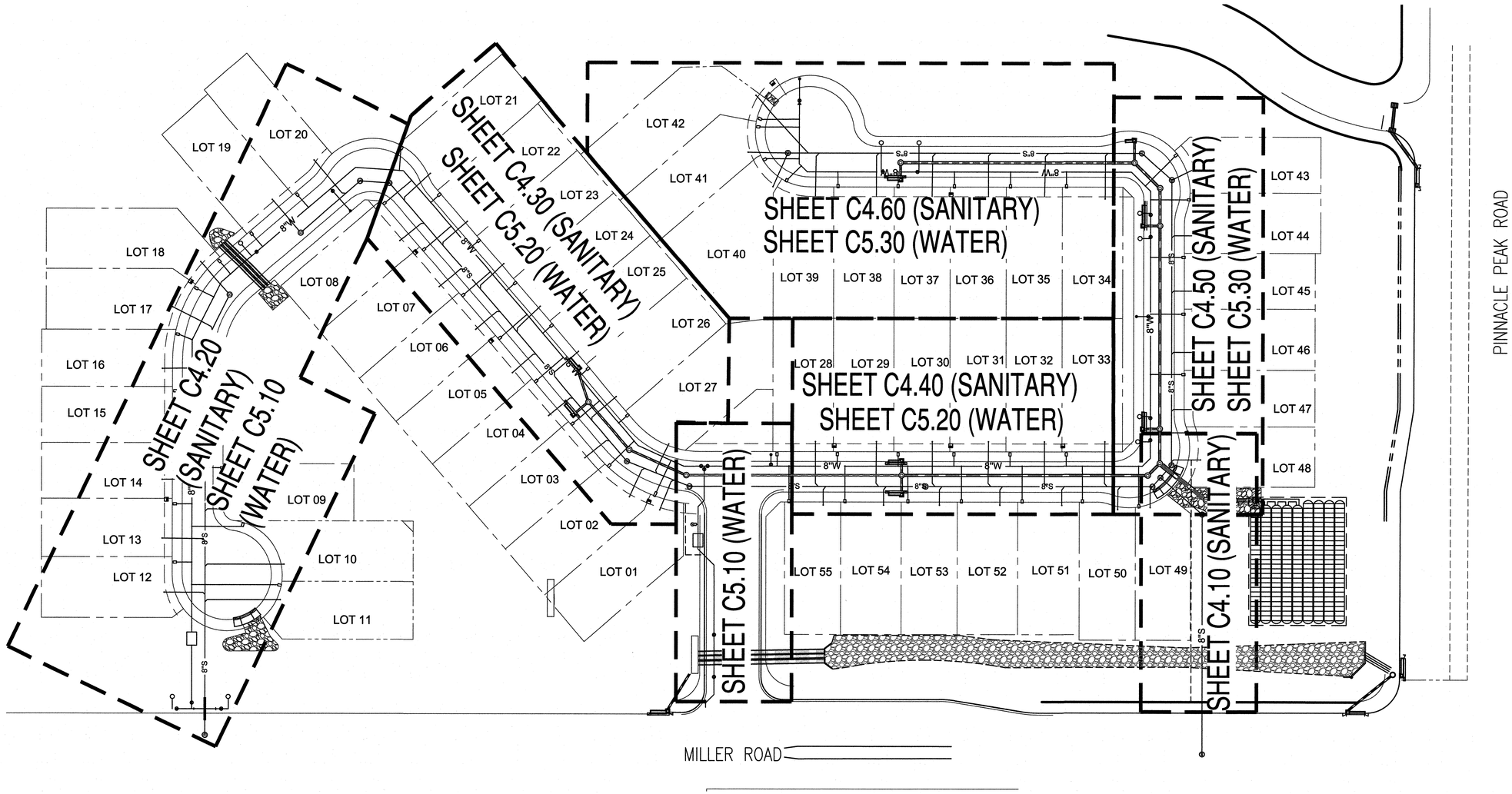
JOB NO.: 170566

SHEET TITLE:
ENLARGED GRADING & DRAINAGE SECTION

SHEET NO.:
C3.85

USE #: 3-GP-2017, 71-GP-2017, 11-ZN-2017, 4-PP-2018

2-AB-2019
9/13/2019



PROPOSED LEGEND

—8" W—	WATER LINE
—8" S—	SEWER LINE
	STORM LINE
	SAWCUT LINE
	FIRE HYDRANT
	WATER METER
	SEWER MANHOLE/CONCRETE COLLAR
	WATERMAIN GATE VALVE/CONCRETE COLLAR

UTILITY NOTES

1. REFER TO SHEET C0.10 FOR ADDITIONAL GENERAL NOTES.
2. ALL CONSTRUCTION SHALL BE IN ACCORDANCE WITH MAG UNIFORM STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION, LATEST EDITION, OR AS AMENDED BY LOCAL MUNICIPALITY SPECIFICATIONS, UNLESS OTHERWISE NOTED.
3. PROPER COORDINATION WITH THE RESPECTIVE UTILITY COMPANIES SHALL BE PERFORMED BY THE CONTRACTOR TO INSURE THAT ALL UTILITY COMPANY, LOCAL MUNICIPALITY, AND LOCAL COUNTY STANDARDS FOR MATERIALS AND CONSTRUCTION METHODS ARE MET.
4. ALL WATER MAINS, WATER SERVICES AND SANITARY SEWER LATERALS SHALL CONFORM TO THE DEPARTMENT OF ENVIRONMENTAL PROTECTION, APPLICABLE COUNTY AND LOCAL DEPARTMENTS, AND APPROPRIATE UTILITY COMPANY SPECIFICATIONS.
5. CONTRACTOR TO PROVIDE SLEEVES UNDER FOOTINGS OR THROUGH FOUNDATIONS FOR UTILITY CONNECTIONS.
6. CONTRACTOR SHALL PROVIDE ALL BENDS, FITTINGS, ADAPTERS, ETC. AS REQUIRED.
7. ALL UTILITY CONSTRUCTION IS SUBJECT TO INSPECTION PRIOR TO APPROVAL FOR BACKFILL, IN ACCORDANCE WITH THE APPROPRIATE UTILITY COMPANY, LOCAL MUNICIPALITY, AND/OR LOCAL COUNTY REQUIREMENTS.
8. UTILITY CONNECTION DESIGN AS REFLECTED ON THE PLAN MAY CHANGE SUBJECT TO UTILITY COMPANY AND LOCAL AGENCY REVIEW.
9. CAP STUBS AND PROVIDE FIELD MARKERS.
10. FOR PIPE INSTALLATION, PROVIDE TRENCH EXCAVATION, BEDDING AND BACKFILLING, AND COMPACTION PER MAG SPECIFICATION SECTION 601. REFER TO CITY OF SCOTTSDALE STANDARD DETAIL 2201 & 2202 FOR DETAIL.
11. BEDDING MATERIAL TO BE IN ACCORDANCE WITH MAG SECTION 702.2 AND TABLE 702–1.
12. FOR HDPE PIPE INSTALLATION, PROVIDE TRENCH EXCAVATION, BEDDING AND BACKFILLING, AND COMPACTION PER MAG SPECIFICATION SECTION 603.
13. PROTECT CROSSING OF OTHER UTILITIES. MAINTAIN MINIMUM SEPARATION BETWEEN UTILITIES PER CITY OF SCOTTSDALE STANDARD DETAIL 2372.
14. ALL JOINTS FOR D.I.P. WATER MAINS AND SEWER MAINS TO BE RESTRAINED WITH MEGA LUG JOINTS PER MAG STANDARD DETAIL 303–1 AND 303–2 UNLESS OTHERWISE NOTED.
15. ALL PRODUCTS USED ON THIS SITE SHALL CONFORM TO ANSI/NSF STANDARDS 60 AND 61 IN ACCORDANCE WITH REGULATORY CITATION R18–4–213.
16. PROVIDE ANCHOR BLOCKS FOR VERTICAL BENDS PER MAG STANDARD DETAIL 381.
17. PROVIDE WARNING TAPE ABOVE UTILITIES PER CITY OF SCOTTSDALE REQUIREMENTS.
18. PROVIDE 5' MINIMUM COVER FOR SANITARY LEADS AT LOT LINES.
19. PROVIDE 3' MINIMUM COVER FOR WATER SERVICE LEADS AT LOT LINES.
20. MAINTAIN SANITARY SEWER SEPARATION/PROTECTION FROM WATER AND UTILITIES PER CITY OF SCOTTSDALE STANDARD DETAIL 2401.

UTILITIES PLAN KEY MAP

0' 50' 100' 150'
SCALE: 1" = 50'

NORTH

Call at least two full working days before you begin excavation
ARIZONA 811
Arizona Blue Stake, Inc.
Dial 8-1-1 or 1-800-STAKE-IT (782-5348)
In Maricopa County: (602) 263-1100

NOTE TO CONTRACTOR:
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Registered Professional Engineer (Civil)
CERTIFICATE NO. 45621
ALI SAMIH FAKIH
Date Signed 02-26-19
ARIZONA, U.S.A.

SEG SUSTAINABILITY ENGINEERING GROUP
8280 E GELDING DR #101, SCOTTSDALE, ARIZONA 85260
WWW.AZSEG.COM TEL. 480.588.7226

LENNAR®

PROJECT
PASEO AT PINNACLE PEAK RESIDENTIAL DEVELOPMENT

LOCATION
7676 E PINNACLE PEAK RD.
SCOTTSDALE, AZ 85244

DRAWN: CULVER
DESIGNED: CULVER
CHECKED: COUNSELL
PROJ. MGR.: FAKIH

DATE:
02/26/2019
ISSUED
MCESD

REVISION NO.:	DATE:
1	
2	
3	
4	

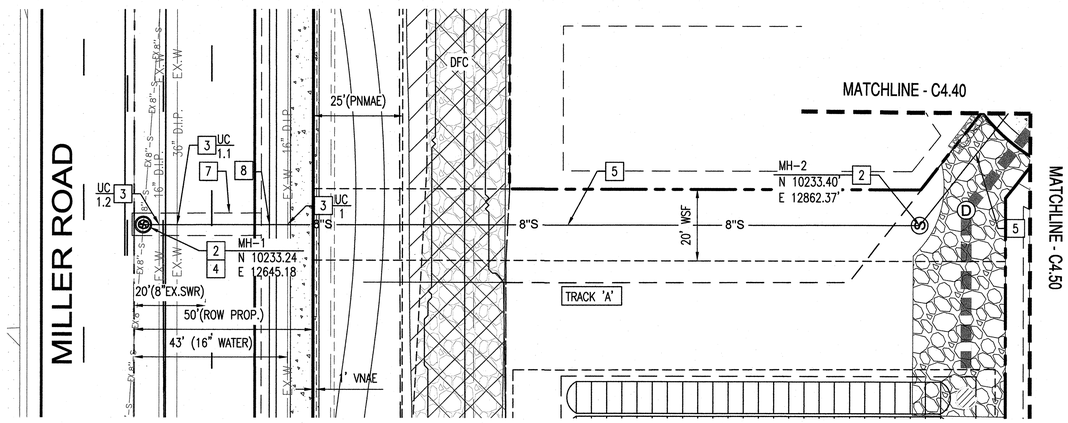
JOB NO.: 170566

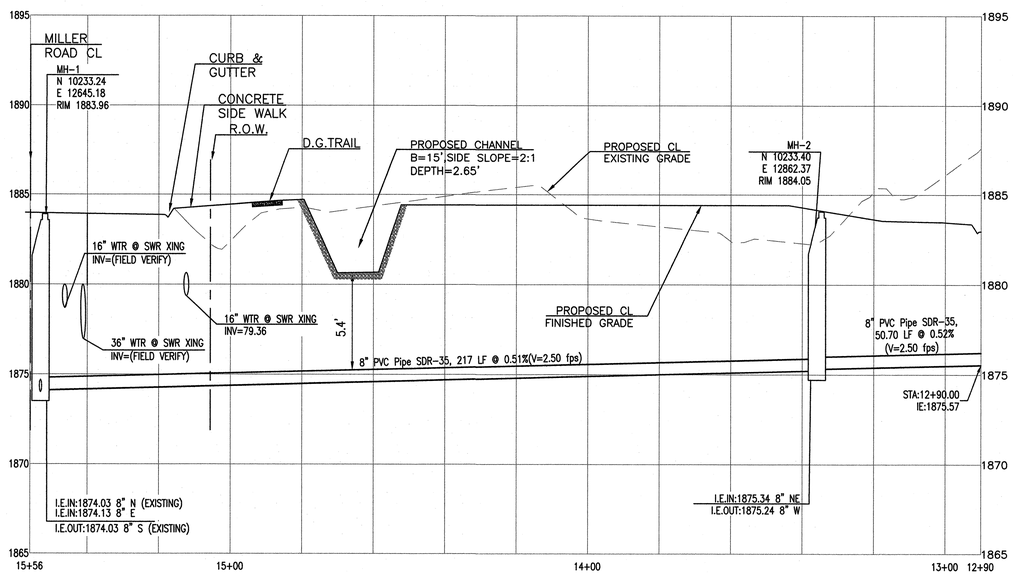
SHEET TITLE:
OVERALL UTILITY PLAN
KEY MAP & NOTES

SHEET NO.:
C4.00

ASE #: 3-GP-2017, 71-GP-2017, 11-ZN-2017, 4-PP-2018
JAN CHECK #: 4809-18-1

2-AB-2019
9/13/2019





UTILITY CROSSINGS		
UC-1	WATER BOT	1879.36
	SEWER TOP	1874.90
UC-1.1	WATER BOT	1876.99
	SEWER TOP	1874.89
UC-1.2	WATER BOT	1878.70
	SEWER TOP	1874.86

SEWER PLAN

0' 20' 40' 60'
SCALE: 1" = 20' HORIZONTAL

NORTH

NOTES:
- REFER TO SHEET C0.10 FOR GENERAL NOTES
- REFER TO SHEET C4.00 FOR UTILITY NOTES

PROPOSED LEGEND

—8" W—	WATER LINE
—8" S—	SEWER LINE
	STORM LINE
	SAWCUT LINE
	LOT LINE
	FIRE HYDRANT
	WATER METER
	SEWER MANHOLE/CONCRETE COLLAR
	WATERMAIN GATE VALVE/CONCRETE COLLAR

SEWER CONSTRUCTION NOTES:

2. FURNISH & INSTALL 4' DIAMETER PRECAST CONCRETE SEWER MANHOLE PER MAG STD DET 420-1 (NO STEPS) WITH 12" CONCRETE COLLAR PER COS STD DET 2270, COVER PER MAG STD DET 422 AND COS STD DET 2421, WITH CAST IN PLACE BASE.

3. CONTRACTOR TO VERIFY ALL INVERTS AND CLEARANCE OF CROSSING UTILITIES PRIOR TO COMMENCING CONSTRUCTION. PROTECT WATERMAIN PER COS STD DET 2401 USING REINFORCED CONCRETE ENCASEMENT PER MAG STD DET 404-3

4. CONTRACTOR SHALL VERIFY THE LOCATION OF THE EXISTING SANITARY SEWER LINE BEFORE PROCEEDING WITH TRENCHING. CONTRACTOR TO CONTACT ENGINEER IF EXISTING SEWER ELEVATION IS HIGHER THAN PROPOSED TIE-IN INVERT PRIOR TO ANY CONSTRUCTION ACTIVITY.

5. FURNISH & INSTALL 8" PVC - SDR 35 SEWER LINE. LENGTH AND SLOPE PER PROFILE. MAINTAIN 4' MINIMUM COVER.

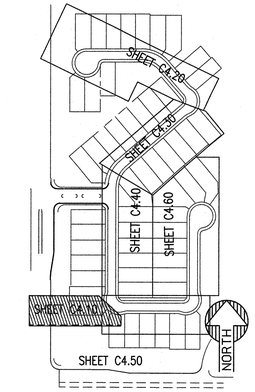
7. SAWCUT/REMOVE AND REPLACE ASPHALT FOR TRENCHING PER COS STD DET 2200 & 2201, (T-TOP).

8. REMOVE AND REPLACE EXISTING CURB AND GUTTER AS REQUIRED FOR UTILITY INSTALLATION.

SEWER PROFILE

0' 20' 40' 60'
SCALE: 1" = 20' HORIZONTAL
1" = 4' VERTICAL

NORTH



KEY MAP
SCALE 1:250'

Registered Professional Engineer (Civil) CERTIFICATE NO. 45621 ALI SAMIH FAKIH Date Signed 02-26-19 ARIZONA, U.S.A.

SEG SUSTAINABILITY ENGINEERING GROUP
8280 E GELDING DR #101, SCOTTSDALE, ARIZONA 85260
WWW. AZSEG.COM TEL. 480.588.7226

LENNAR®

PROJECT
PASEO AT PINNACLE PEAK RESIDENTIAL DEVELOPMENT

LOCATION
7676 E PINNACLE PEAK RD. SCOTTSDALE, AZ 85244

DRAWN: CULVER
DESIGNED: CULVER
CHECKED: COUNSELL
PROJ. MGR.: FAKIH

DATE: 02/26/2019
ISSUED: MCESD

REVISION NO.:	DATE:
1	
2	
3	
4	

JOB NO.: 170566

SHEET TITLE: SEWER PLAN AND PROFILE

SHEET NO.: C4.10

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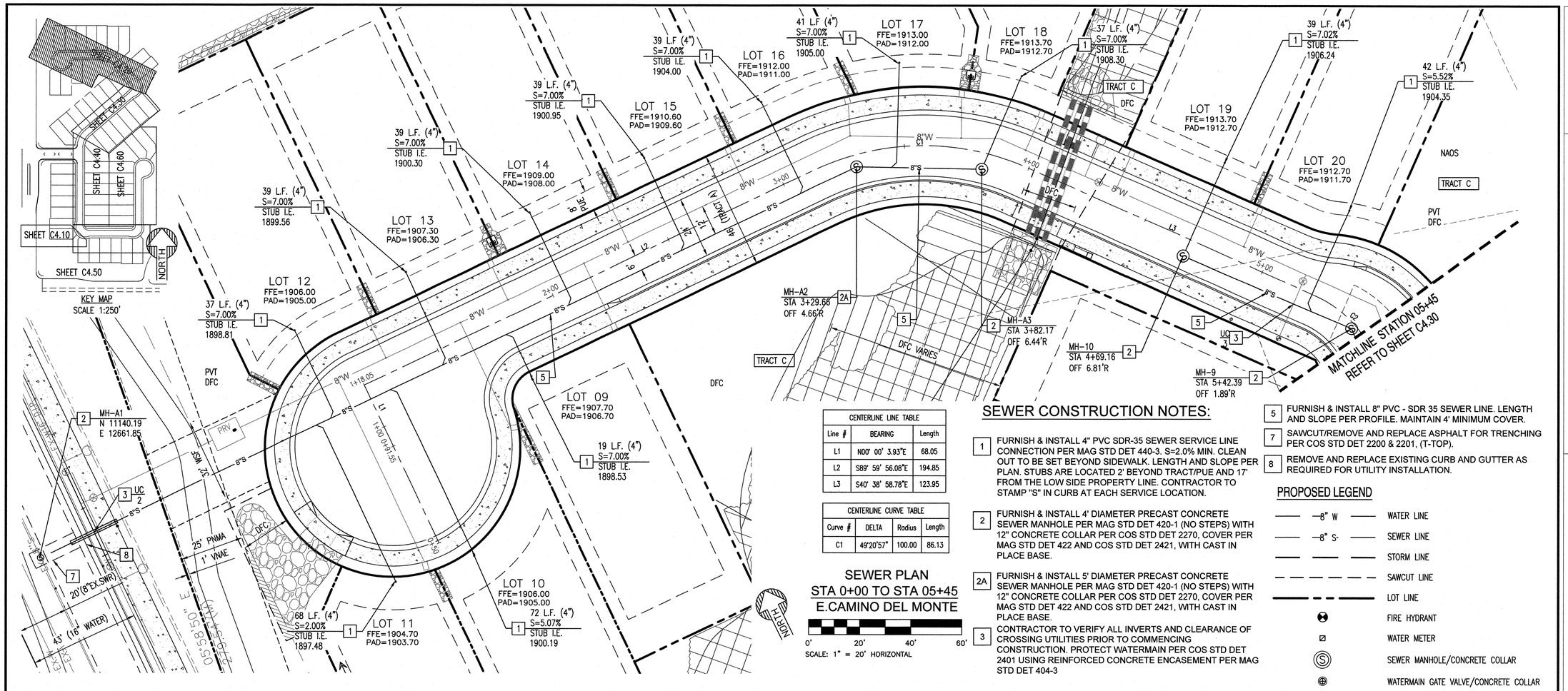
ASE #: 3-GP-2017, 71-GP-2017, 11-ZN-2017, 4-PP-2018
LAN CHECK #: 4899-18-1

2-AB-2019
9/13/2019



CENTERLINE LINE TABLE		
Line #	BEARING	Length
L1	N00° 00' 3.93"E	68.05
L2	S89° 59' 56.08"E	194.85
L3	S40° 38' 58.78"E	123.95

CENTERLINE CURVE TABLE			
Curve #	DELTA	Radius	Length
C1	49°20'57"	100.00	86.13

SEWER PLAN
STA 0+00 TO STA 05+45
E.CAMINO DEL MONTE

0' 20' 40' 60'
SCALE: 1" = 20' HORIZONTAL

SEWER CONSTRUCTION NOTES:

1. FURNISH & INSTALL 4" PVC SDR-35 SEWER SERVICE LINE CONNECTION PER MAG STD DET 440-3. S=2.0% MIN. CLEAN OUT TO BE SET BEYOND SIDEWALK. LENGTH AND SLOPE PER PLAN. STUBS ARE LOCATED 2' BEYOND TRACT/PUE AND 17' FROM THE LOW SIDE PROPERTY LINE. CONTRACTOR TO STAMP "S" IN CURB AT EACH SERVICE LOCATION.

2. FURNISH & INSTALL 4' DIAMETER PRECAST CONCRETE SEWER MANHOLE PER MAG STD DET 420-1 (NO STEPS) WITH 12" CONCRETE COLLAR PER COS STD DET 2270, COVER PER MAG STD DET 422 AND COS STD DET 2421, WITH CAST IN PLACE BASE.

2A. FURNISH & INSTALL 5' DIAMETER PRECAST CONCRETE SEWER MANHOLE PER MAG STD DET 420-1 (NO STEPS) WITH 12" CONCRETE COLLAR PER COS STD DET 2270, COVER PER MAG STD DET 422 AND COS STD DET 2421, WITH CAST IN PLACE BASE.

3. CONTRACTOR TO VERIFY ALL INVERTS AND CLEARANCE OF CROSSING UTILITIES PRIOR TO COMMENCING CONSTRUCTION. PROTECT WATERMAIN PER COS STD DET 2401 USING REINFORCED CONCRETE ENCASEMENT PER MAG STD DET 404-3

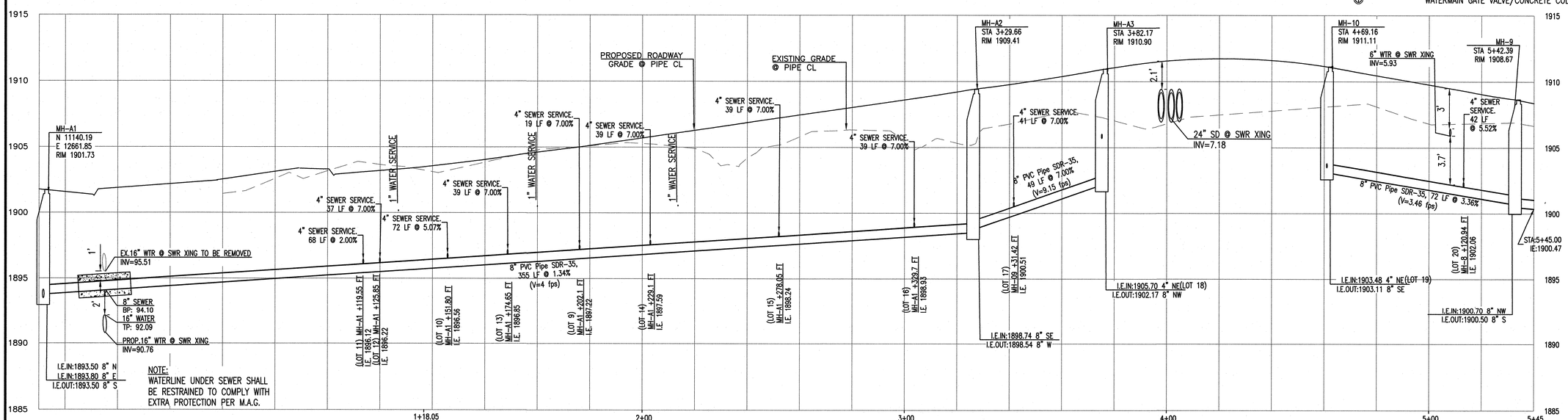
5. FURNISH & INSTALL 8" PVC - SDR 35 SEWER LINE. LENGTH AND SLOPE PER PROFILE. MAINTAIN 4' MINIMUM COVER.

7. SAWCUT/REMOVE AND REPLACE ASPHALT FOR TRENCHING PER COS STD DET 2200 & 2201, (T-TOP).

8. REMOVE AND REPLACE EXISTING CURB AND GUTTER AS REQUIRED FOR UTILITY INSTALLATION.

PROPOSED LEGEND

- —8" W— WATER LINE
- —8" S— SEWER LINE
- STORM LINE
- SAWCUT LINE
- LOT LINE
- FIRE HYDRANT
- WATER METER
- SEWER MANHOLE/CONCRETE COLLAR
- WATERMAIN GATE VALVE/CONCRETE COLLAR



NOTE:
WATERLINE UNDER SEWER SHALL BE RESTRAINED TO COMPLY WITH EXTRA PROTECTION PER M.A.G.

UTILITY CROSSINGS		
UC-2	SEWER BOT	1894.10
	WATER TOP	1892.09
UC-3	WATER BOT	1905.93
	SEWER TOP	1901.61

NOTES:
- REFER TO SHEET C0.10 FOR GENERAL NOTES
- REFER TO SHEET C4.00 FOR UTILITY NOTES

SEWER PROFILE (STA 0+00 TO STA 05+45)

0' 20' 40' 60'
SCALE: 1" = 20' HORIZONTAL
1" = 4' VERTICAL

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Registered Professional Engineer (Civil) CERTIFICATE NO. 45621 ALI SAMIH FAKIH Date Signed 02-26-19 ARIZONA, U.S.A.

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WWW.AZSEG.COM TEL. 480.588.7228

LENNAR®

PROJECT: PASEO AT PINNACLE PEAK RESIDENTIAL DEVELOPMENT
LOCATION: 7676 E PINNACLE PEAK RD. SCOTTSDALE, AZ 85244

DRAWN: CULVER
DESIGNED: CULVER
CHECKED: COUNSELL
PROJ. MGR.: FAKIH

DATE: 02/26/2019
ISSUED: MCESD

REVISION NO.: DATE:
1
2
3
4

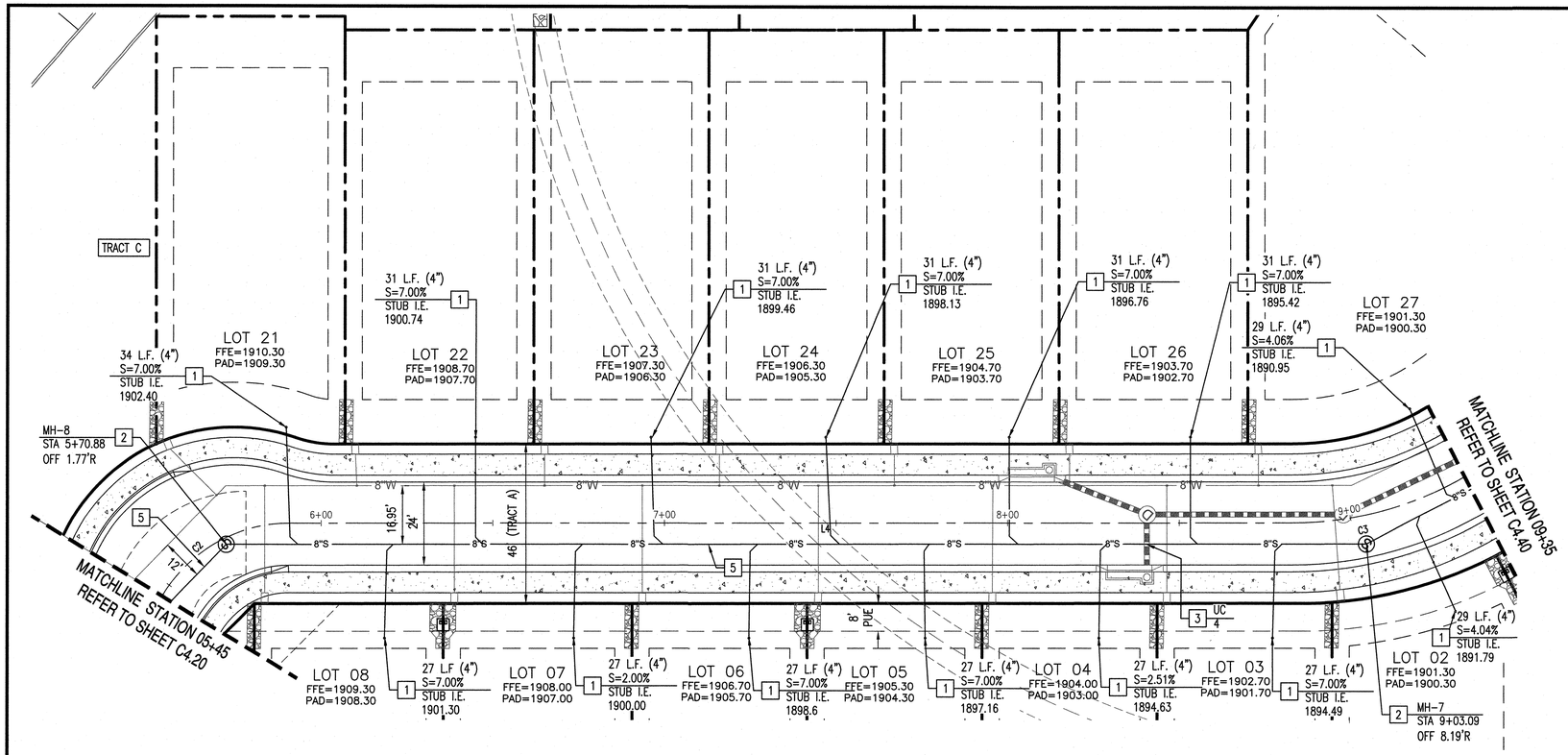
JOB NO.: 170566

SHEET TITLE: SEWER PLAN AND PROFILE

SHEET NO.: C4.20

ASE #: 3-GP-2017, 71-GP-2017, 11-ZN-2017, 4-PP-2018
LAN CHECK #: 4805-18-1

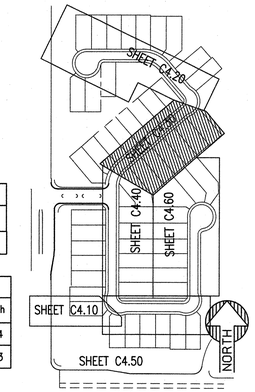
2-AB-2019
9/13/2019



UTILITY CROSSINGS		
UC-4	STORM BOT	1897.02
	SEWER TOP	1893.57

CENTERLINE LINE TABLE		
Line #	BEARING	Length
L4	S49° 21' 01.22"W	292.53

CENTERLINE CURVE TABLE			
Curve #	DELTA	Radius	Length
C2	90°00'00"	43.00	67.54
C3	49°20'57"	100.00	86.13

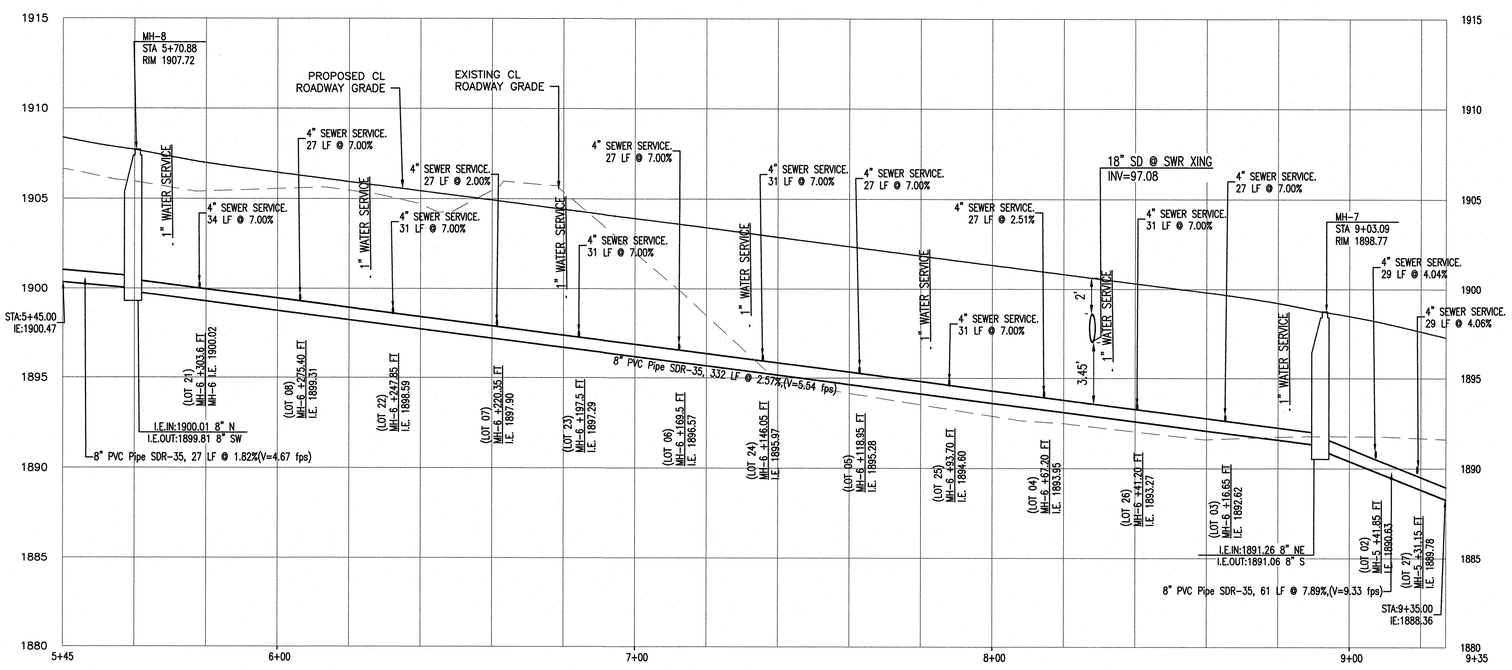


KEY MAP
SCALE 1:250'

SEWER PLAN
STA 5+45 TO STA 9+35
E.CAMINO DEL MONTE

0' 20' 40' 60'
SCALE: 1" = 20' HORIZONTAL

NORTH



SEWER PROFILE
STA 5+45 TO STA 9+35

0' 20' 40' 60'
SCALE: 1" = 20' HORIZONTAL
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PROPOSED LEGEND

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- LOT LINE
- FIRE HYDRANT
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NOTES:
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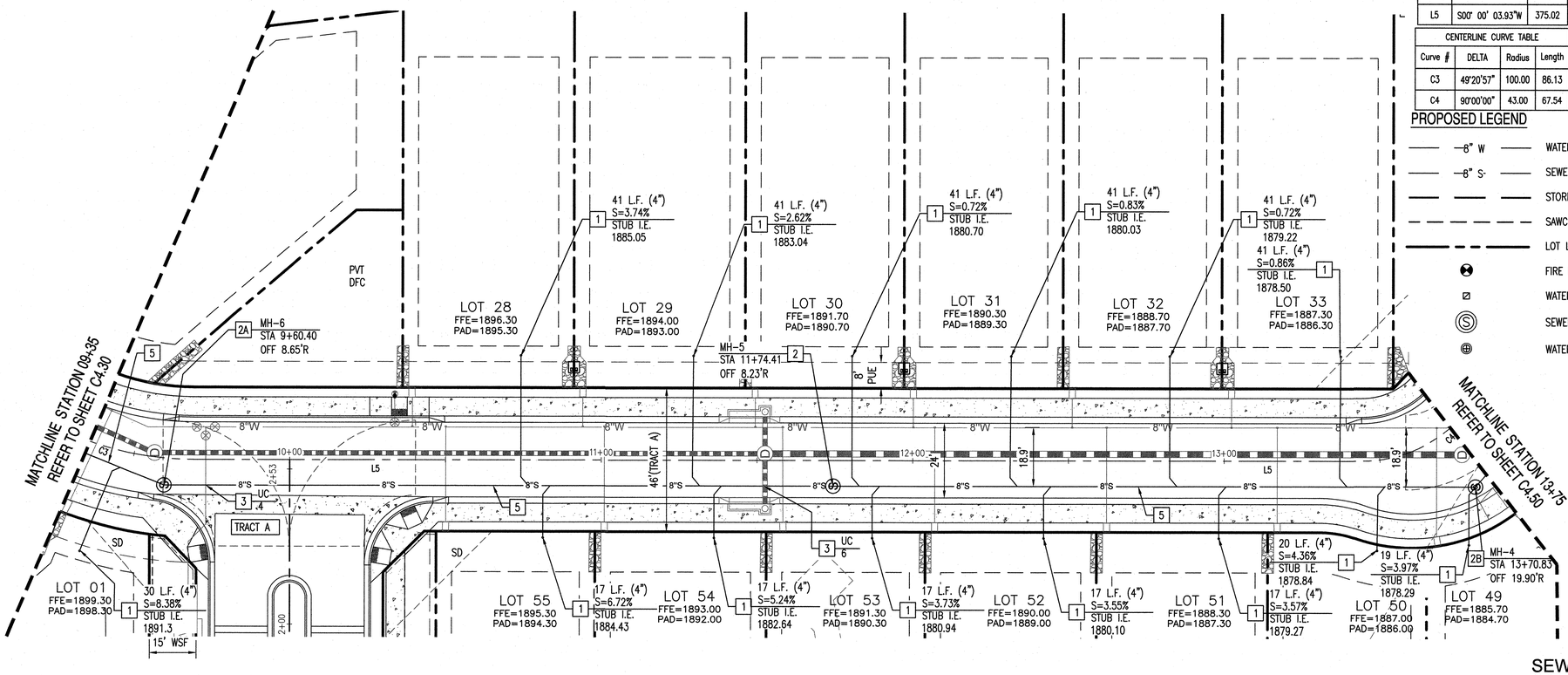
JOB NO.: 170566

SHEET TITLE:
SEWER PLAN AND PROFILE

SHEET NO.: C4.30

2-AB-2019
9/13/2019



CENTERLINE LINE TABLE		
Line #	BEARING	Length
L5	S00° 00' 03.93"W	375.02

CENTERLINE CURVE TABLE			
Curve #	DELTA	Radius	Length
C3	49°20'57"	100.00	86.13
C4	90°00'00"	43.00	67.54

PROPOSED LEGEND

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- —8" S— SEWER LINE
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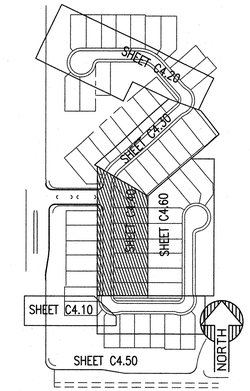


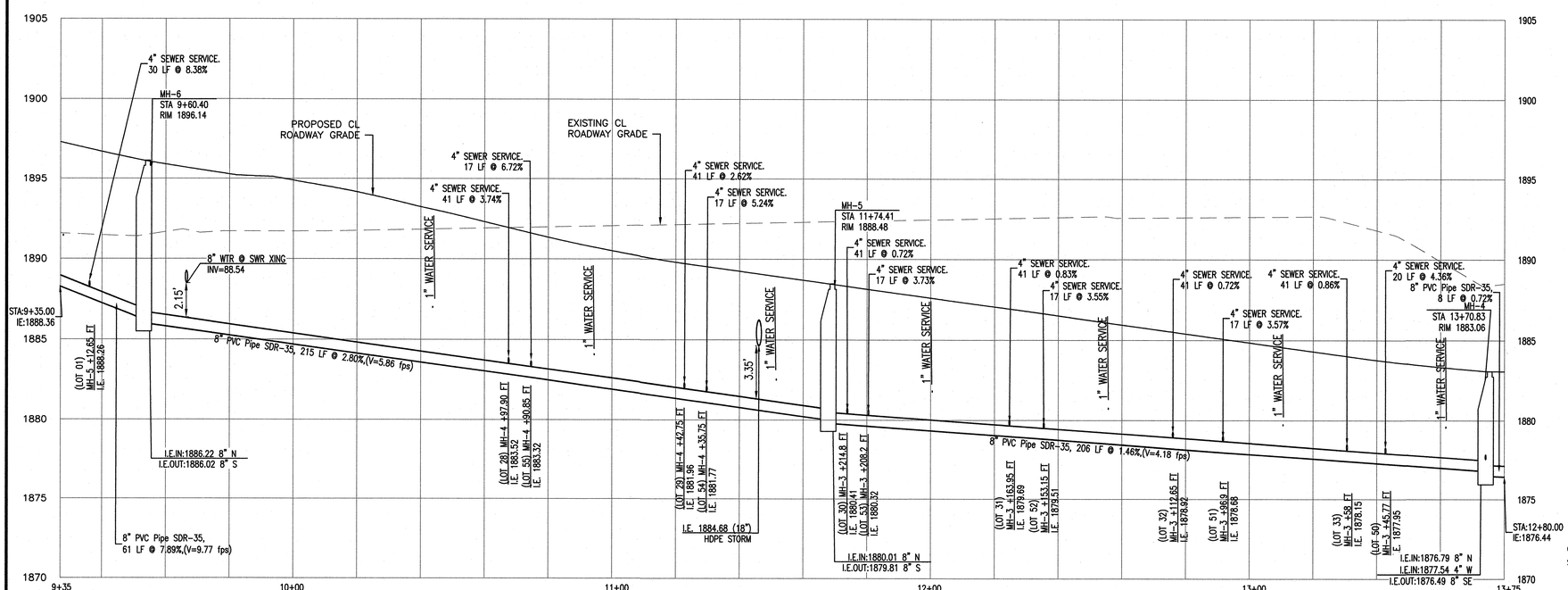
KEY MAP
SCALE 1:250'

SEWER PLAN
STA 9+35 TO STA 13+45
N.76TH PL

0' 20' 40' 60'
SCALE: 1" = 20' HORIZONTAL

NORTH

UTILITY CROSSINGS		
UC-4	WATER BOT	1888.51
	SEWER TOP	1886.51
UC-6	STORM BOT	1884.62
	SEWER TOP	1881.29



SEWER PROFILE
STA 9+35 TO STA 13+45

0' 20' 40' 60'
SCALE: 1" = 20' HORIZONTAL
1" = 4' VERTICAL

SEWER CONSTRUCTION NOTES:

1. FURNISH & INSTALL 4" PVC SDR-35 SEWER SERVICE LINE CONNECTION PER MAG STD DET 440-3. S=2.0% MIN. CLEAN OUT TO BE SET BEYOND SIDEWALK. LENGTH AND SLOPE PER PLAN. STUBS ARE LOCATED 2' BEYOND TRACT/PUE AND 17' FROM THE LOW SIDE PROPERTY LINE. CONTRACTOR TO STAMP "S" IN CURB AT EACH SERVICE LOCATION.

2. FURNISH & INSTALL 4' DIAMETER PRECAST CONCRETE SEWER MANHOLE PER MAG STD DET 420-1 (NO STEPS) WITH 12" CONCRETE COLLAR PER COS STD DET 2270, COVER PER MAG STD DET 422 AND COS STD DET 2421, WITH CAST IN PLACE BASE.

2A. FURNISH & INSTALL 5' DIAMETER PRECAST CONCRETE SEWER MANHOLE PER MAG STD DET 420-1 (NO STEPS) WITH 12" CONCRETE COLLAR PER COS STD DET 2270, COVER PER MAG STD DET 422 AND COS STD DET 2421, WITH CAST IN PLACE BASE.

2B. FURNISH & INSTALL 4' DIAMETER PRECAST CONCRETE SEWER MANHOLE PER MAG STD DET 420-1 (NO STEPS) WITH 12" CONCRETE COLLAR PER COS STD DET 2270, COVER PER MAG STD DET 424-2 WATER TIGHT COVER.

3. CONTRACTOR TO VERIFY ALL INVERTS AND CLEARANCE OF CROSSING UTILITIES PRIOR TO COMMENCING CONSTRUCTION. PROTECT WATERMAIN PER COS STD DET 2401 USING REINFORCED CONCRETE ENCASEMENT PER MAG STD DET 404-3

5. FURNISH & INSTALL 8" PVC - SDR 35 SEWER LINE. LENGTH AND SLOPE PER PROFILE. MAINTAIN 4' MINIMUM COVER.

NOTES:
- REFER TO SHEET C0.10 FOR GENERAL NOTES
- REFER TO SHEET C4.00 FOR UTILITY NOTES

Call at least two full working days before you begin excavation. ARIZONA 811 Arizona Blue Stake, Inc. Dial 8-1-1 or 1-800-STAKE-IT (782-5348) In Maricopa County: (602) 263-1100

NOTE TO CONTRACTOR:
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Registered Professional Engineer (Civil) CERTIFICATE NO. 45621 ALI SAMIH FAKIH Date Signed 02-26-19 ARIZONA, U.S.A.

SEG SUSTAINABILITY ENGINEERING GROUP
8280 E GELDING DR #101, SCOTTSDALE, ARIZONA 85260
WWW.AZSEG.COM TEL. 480.588.7226

LENNAR®

PROJECT
PASEO AT PINNACLE PEAK RESIDENTIAL DEVELOPMENT

LOCATION
7676 E PINNACLE PEAK RD.
SCOTTSDALE, AZ 85244

DRAWN: CULVER
DESIGNED: CULVER
CHECKED: COUNSELL
PROJ. MGR.: FAKIH

DATE:
02/26/2019
ISSUED
MCESD

REVISION NO.:	DATE:
1	
2	
3	
4	

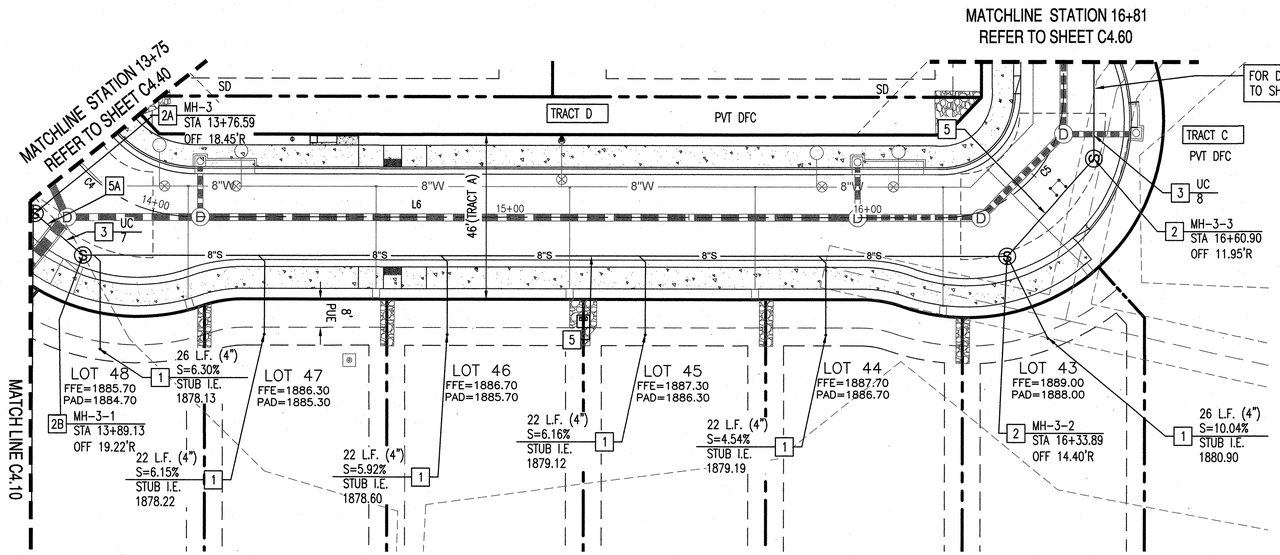
JOB NO.: 170566

SHEET TITLE:
SEWER PLAN AND PROFILE

SHEET NO.:
C4.40

SSE #: 3-GP-2017, 71-GP-2017, 11-ZN-2017, 4-PP-2018
AN CHECK #: 4809-18-1

2-AB-2019
9/13/2019



UTILITY CROSSINGS		
UC-7	STORM BOT	1877.16
	SEWER TOP	1876.36
UC-8	STORM BOT	1881.28
	SEWER TOP	1879.28

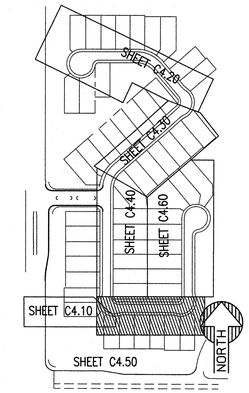
CENTERLINE LINE TABLE		
Line #	BEARING	Length
L6	S89° 59' 56.07"E	209.00

CENTERLINE CURVE TABLE			
Curve #	DELTA	Radius	Length
C4	90°00'00"	43.00	67.54
C5	90°00'00"	34.00	53.41

SEWER PLAN
STA 13+75 TO STA 16+81
E.CAMINO VIVAZ

0' 20' 40' 60'
SCALE: 1" = 20' HORIZONTAL

NORTH



KEY MAP
SCALE 1:250'

SEWER CONSTRUCTION NOTES:

1. FURNISH & INSTALL 4" PVC SDR-35 SEWER SERVICE LINE CONNECTION PER MAG STD DET 440-3. S=2.0% MIN. CLEAN OUT TO BE SET BEYOND SIDEWALK. LENGTH AND SLOPE PER PLAN. STUBS ARE LOCATED 2' BEYOND TRACT/PUE AND 17' FROM THE LOW SIDE PROPERTY LINE. CONTRACTOR TO STAMP "S" IN CURB AT EACH SERVICE LOCATION.

2. FURNISH & INSTALL 4' DIAMETER PRECAST CONCRETE SEWER MANHOLE PER MAG STD DET 420-1 (NO STEPS) WITH 12" CONCRETE COLLAR PER COS STD DET 2270, COVER PER MAG STD DET 422 AND COS STD DET 2421, WITH CAST IN PLACE BASE.

2A. FURNISH & INSTALL 5' DIAMETER PRECAST CONCRETE SEWER MANHOLE PER MAG STD DET 420-1 (NO STEPS) WITH 12" CONCRETE COLLAR PER COS STD DET 2270, COVER PER MAG STD DET 422 AND COS STD DET 2421, WITH CAST IN PLACE BASE.

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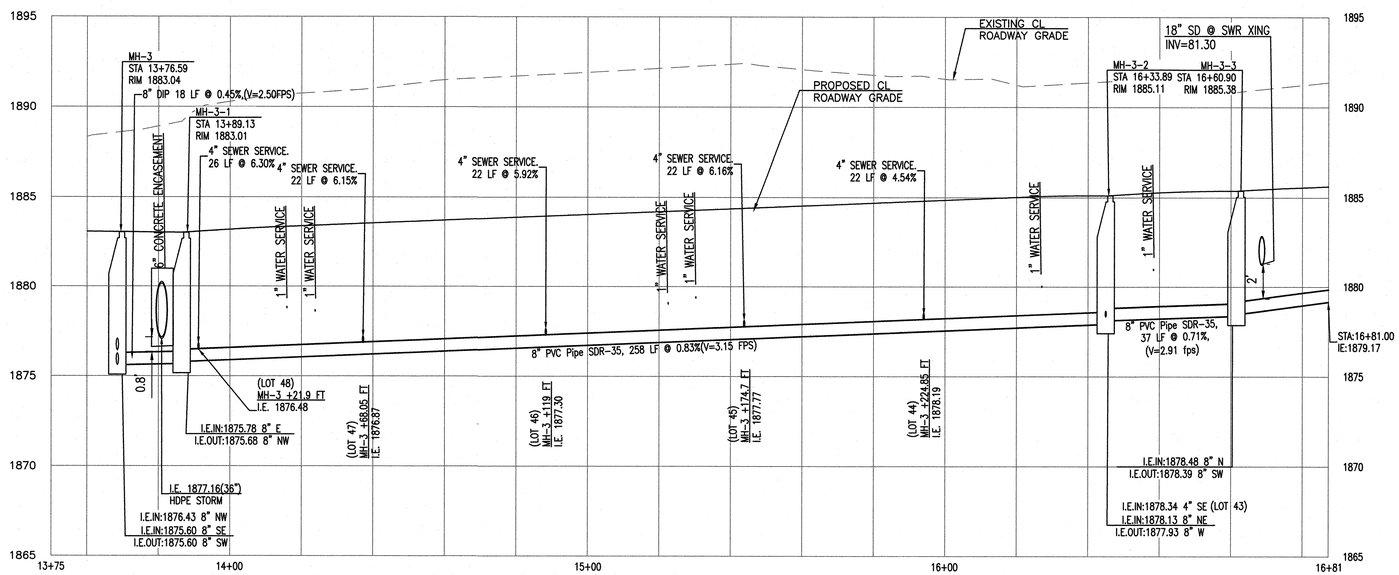
3. CONTRACTOR TO VERIFY ALL INVERTS AND CLEARANCE OF CROSSING UTILITIES PRIOR TO COMMENCING CONSTRUCTION. PROTECT WATERMAIN PER COS STD DET 2401 USING REINFORCED CONCRETE ENCASEMENT PER MAG STD DET 404-3

5. FURNISH & INSTALL 8" PVC - SDR 35 SEWER LINE. LENGTH AND SLOPE PER PROFILE. MAINTAIN 4' MINIMUM COVER.

5A. FURNISH AND INSTALL 8" D.I.P. CLASS 350 PVC LINED SEWER LINE. LENGTH AND SLOPE PER PROFILE



SEWER PROFILE
STA 13+75 TO STA 16+81

0' 20' 40' 60'
SCALE: 1" = 20' HORIZONTAL
1" = 4' VERTICAL

PROPOSED LEGEND

—8" W—	WATER LINE
—8" S—	SEWER LINE
	STORM LINE
	SAWCUT LINE
	LOT LINE
	FIRE HYDRANT
	WATER METER
	SEWER MANHOLE/CONCRETE COLLAR
	WATERMAIN GATE VALVE/CONCRETE COLLAR

NOTES:
- REFER TO SHEET C0.10 FOR GENERAL NOTES
- REFER TO SHEET C4.00 FOR UTILITY NOTES

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Registered Professional Engineer (Civil) CERTIFICATE NO. 45621 ALI SAMIH FAKIH Date Signed 02-26-19 ARIZONA, U.S.A.

SEG SUSTAINABILITY ENGINEERING GROUP
8280 E GELDING DR #101, SCOTTSDALE, ARIZONA 85260
WWW. AZSEG.COM TEL. 480.588.7226

LENNAR®

PROJECT
PASEO AT PINNACLE PEAK RESIDENTIAL DEVELOPMENT

LOCATION
7676 E PINNACLE PEAK RD.
SCOTTSDALE, AZ 85244

DRAWN: CULVER
DESIGNED: CULVER
CHECKED: COUNSELL
PROJ. MGR.: FAKIH

DATE:
02/26/2019
ISSUED
MCESD

REVISION NO.:	DATE:
1	
2	
3	
4	

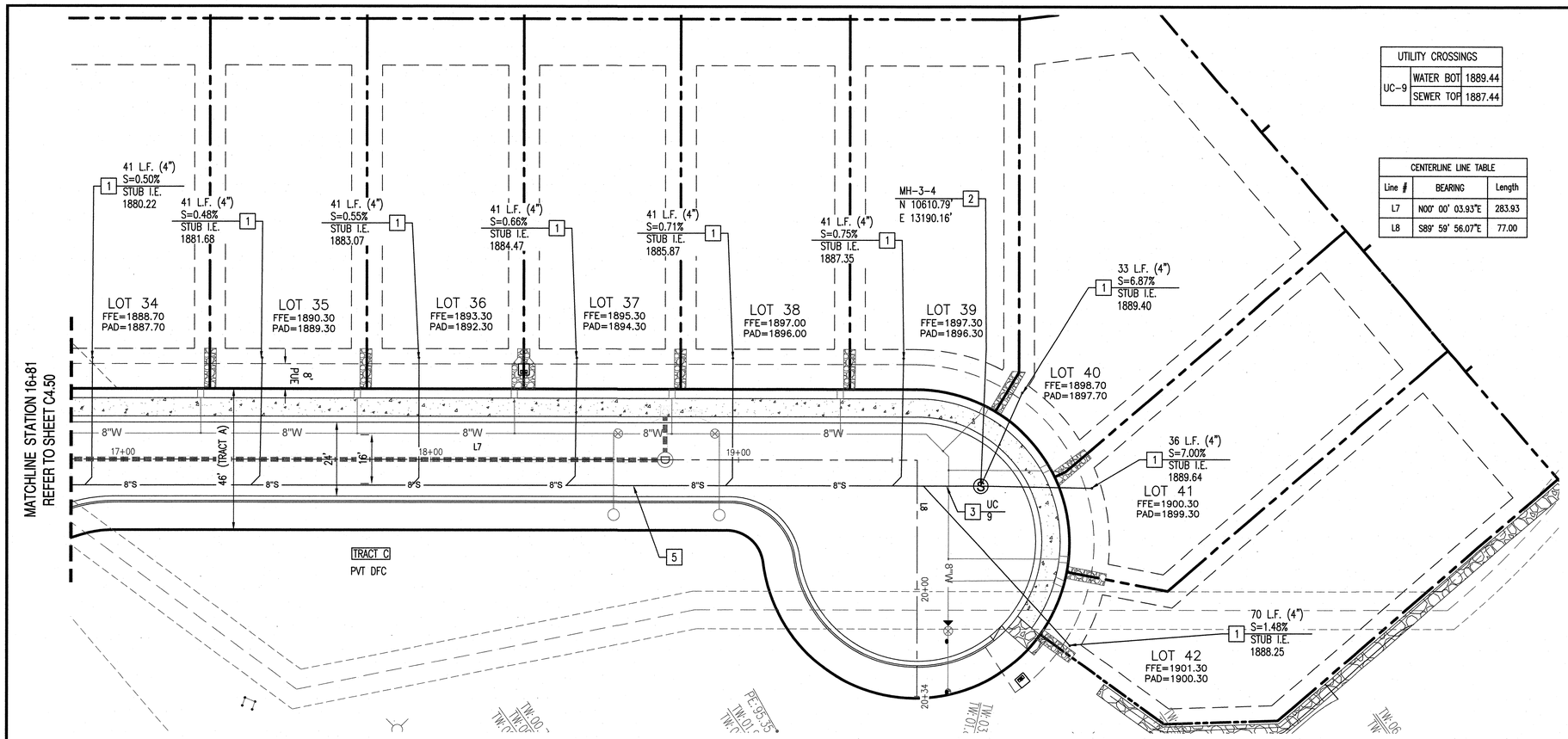
JOB NO.: 170566

SHEET TITLE:
SEWER PLAN AND PROFILE

SHEET NO.:
C4.50

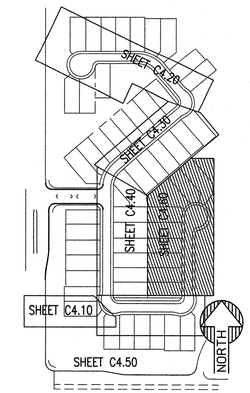
ASE #: 3-GP-2017; 71-GP-2017, 11-ZN-2017, 4-PP-2018
AN CHECK #: 9809-18-1

2-AB-2019
9/13/2019



UTILITY CROSSINGS		
UC-9	WATER BOT	1889.44
	SEWER TOP	1887.44

CENTERLINE LINE TABLE		
Line #	BEARING	Length
L7	N00° 00' 03.93"E	283.93
L8	S89° 59' 56.07"E	77.00



KEY MAP
SCALE 1:250'

SEWER PLAN
STA 16+81 TO STA 20+34
N.76TH WAY

0' 20' 40' 60'
SCALE: 1" = 20' HORIZONTAL

NORTH

SEWER CONSTRUCTION NOTES:

1. FURNISH & INSTALL 4" PVC SDR-35 SEWER SERVICE LINE CONNECTION PER MAG STD DET 440-3. S=2.0% MIN. CLEAN OUT TO BE SET BEYOND SIDEWALK. LENGTH AND SLOPE PE PLAN. STUBS ARE LOCATED 2' BEYOND TRACT/PUE AND 17' FROM THE LOW SIDE PROPERTY LINE. CONTRACTOR TO STAMP "S" IN CURB AT EACH SERVICE LOCATION.
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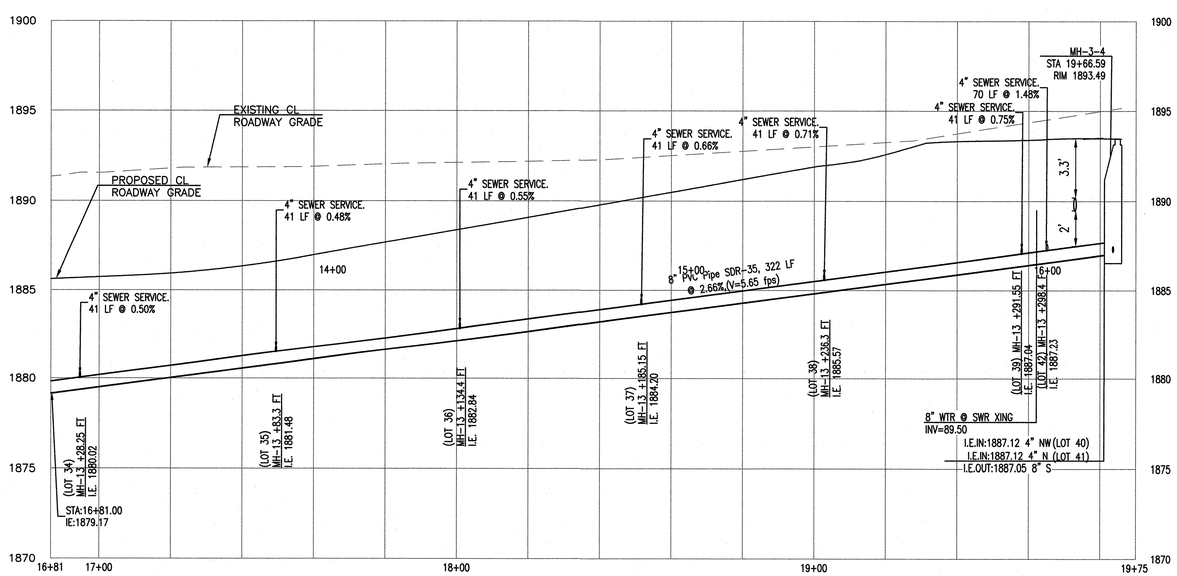
5. FURNISH & INSTALL 8" PVC - SDR 35 SEWER LINE. LENGTH AND SLOPE PER PROFILE. MAINTAIN 4' MINIMUM COVER.



SEWER PROFILE
STA 15+70 TO STA 18+58

0' 20' 40' 60'
SCALE: 1" = 20' HORIZONTAL
1" = 4' VERTICAL

PROPOSED LEGEND

- —8" W— WATER LINE
- —8" S— SEWER LINE
- STORM LINE
- SAWCUT LINE
- LOT LINE
- FIRE HYDRANT
- WATER METER
- SEWER MANHOLE/CONCRETE COLLAR
- WATERMAIN GATE VALVE/CONCRETE COLLAR

NOTES:
- REFER TO SHEET C0.10 FOR GENERAL NOTES
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SEG SUSTAINABILITY ENGINEERING GROUP
8280 E GELDING DR #101, SCOTTSDALE, ARIZONA 85260
WWW.AZSEG.COM TEL. 480.588.7228

LENNAR®

PROJECT: PASEO AT PINNACLE PEAK RESIDENTIAL DEVELOPMENT
LOCATION: 7676 E PINNACLE PEAK RD. SCOTTSDALE, AZ 85244

DRAWN	CULVER
DESIGNED	CULVER
CHECKED	COUNSELL
PROJ. MGR.	FAKIH

DATE: 02/26/2019
ISSUED: MCESD

REVISION NO.:	DATE:
1	
2	
3	
4	

JOB NO.: 170566

SHEET TITLE: SEWER PLAN AND PROFILE

SHEET NO.: C4.60

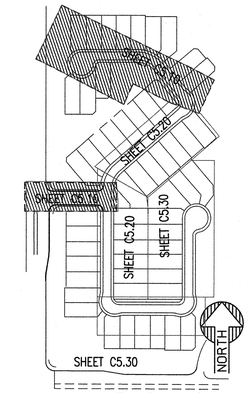
ASE #: 3-GP-2017; 71-GP-2017, 11-ZN-2017, 4-PP-2018
LAN CHECK #: 4809-18-1

2-AB-2019
9/13/2019

WATER CONSTRUCTION NOTES

1. FURNISH & INSTALL 1" COPPER TYPE "K" WATER SERVICE LINE CONNECTION PER COS STD DET 2330
2. FURNISH & INSTALL FIRE HYDRANT (INCLUDING 6" GATE VALVE, BOX & COVER) PER MAG STD DET 360. PROVIDE PAVEMENT (PM) MARKER PER COS STD DET 2363.
3. INSTALL METER BOX WITHIN 3 FEET OF PROPERTY LINE. (METER TO BE INSTALLED BY CITY FORCES)
4. FURNISH & INSTALL 8" DUCTILE IRON PIPE CLASS 350 WITH POLYETHYLENE WRAPPING WITH 36" MINIMUM COVER. LENGTH PER PLAN.
5. FURNISH & INSTALL 16"x8" TEE, 8" VALVE BOX & COVER PER MAG 391-1 TYPE A.
6. CONTRACTOR TO VERIFY SIZE AND LOCATION OF EXISTING WATER LINE PRIOR TO CONSTRUCTION.
7. FURNISH & INSTALL 8" BEND, ANGLE PER PLAN. PROVIDE ELECTRONIC MARKER PER COS STD DET 2397.
8. FURNISH & INSTALL 8"X8" TEE.
9. FURNISH & INSTALL 8" GATE VALVE, BOX & COVER PER MAG STD DET 340, AND 391-1 WITH 40" DIAMETER CONCRETE COLLAR.
11. FURNISH & INSTALL 6" D.I.P. WITH POLYETHYLENE WRAPPING. LENGTH PER PLAN.
12. REMOVE PLUG AND CONNECT TO EXISTING 8" STUB
13. CONTRACTOR TO VERIFY ALL INVERTS AND CLEARANCE OF CROSSING UTILITIES PRIOR TO COMMENCING CONSTRUCTION.
14. CONSTRUCT 8" PRV PER COS STD DTL 2342-1. UPSTREAM PRESSURE (US) AND PROJECT SIDE PRESSURE SETTING (PS) PER PLAN. VAULT CONSTRUCTION PER M.A.G. STD. DTL. 321.
15. FURNISH & INSTALL 8"X6" TEE.
16. CUT INTO EXISTING 16" D.I.P. WATER LINE AND INSTALL VERTICAL RE-ALIGNMENT PER C.O.S. STD DETAIL 2370 WITH 2-2" AIR RELEASE VALVES PER C.O.S. STD DETAIL 2348.
17. FURNISH AND INSTALL 1½" TYPE K COPPER WATER SERVICE CONNECTION PER C.O.S. STD DETAIL 2330 FOR LANDSCAPE IRRIGATION.
18. FURNISH & INSTALL 16" DUCTILE IRON PIPE CLASS 350 WITH POLYETHYLENE WRAPPING. LENGTH PER PLAN.
20. INSTALL 2" AIR RELEASE ASSEMBLY PER C.O.S. STD DETAIL 2348.

UTILITY CROSSINGS		
UC-1	STORM BOT	1889.57
	WATER TOP	1887.57
UC-2	WATER BOT	1888.50
	SEWER TOP	1886.48
UC-3	STORM BOT	1892.07
	WATER TOP	1889.47
UC-4	STORM BOT	1907.32
	WATER TOP	1904.32
UC-VR1	SEWER BOT	1894.10
	WATER TOP	1892.09
UC-FL	WATER BOT	1905.93
	SEWER TOP	1901.61

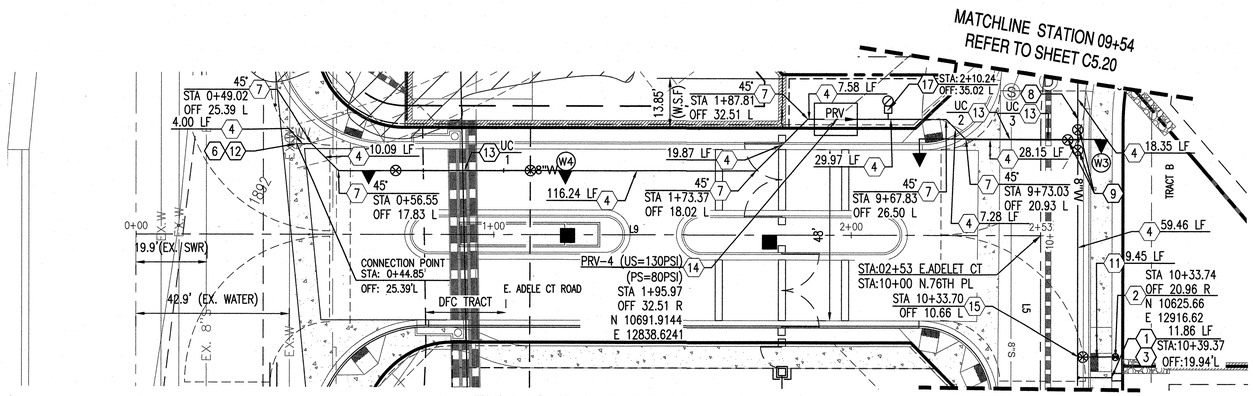


KEY MAP
SCALE 1:250'

LEGEND

TRACT

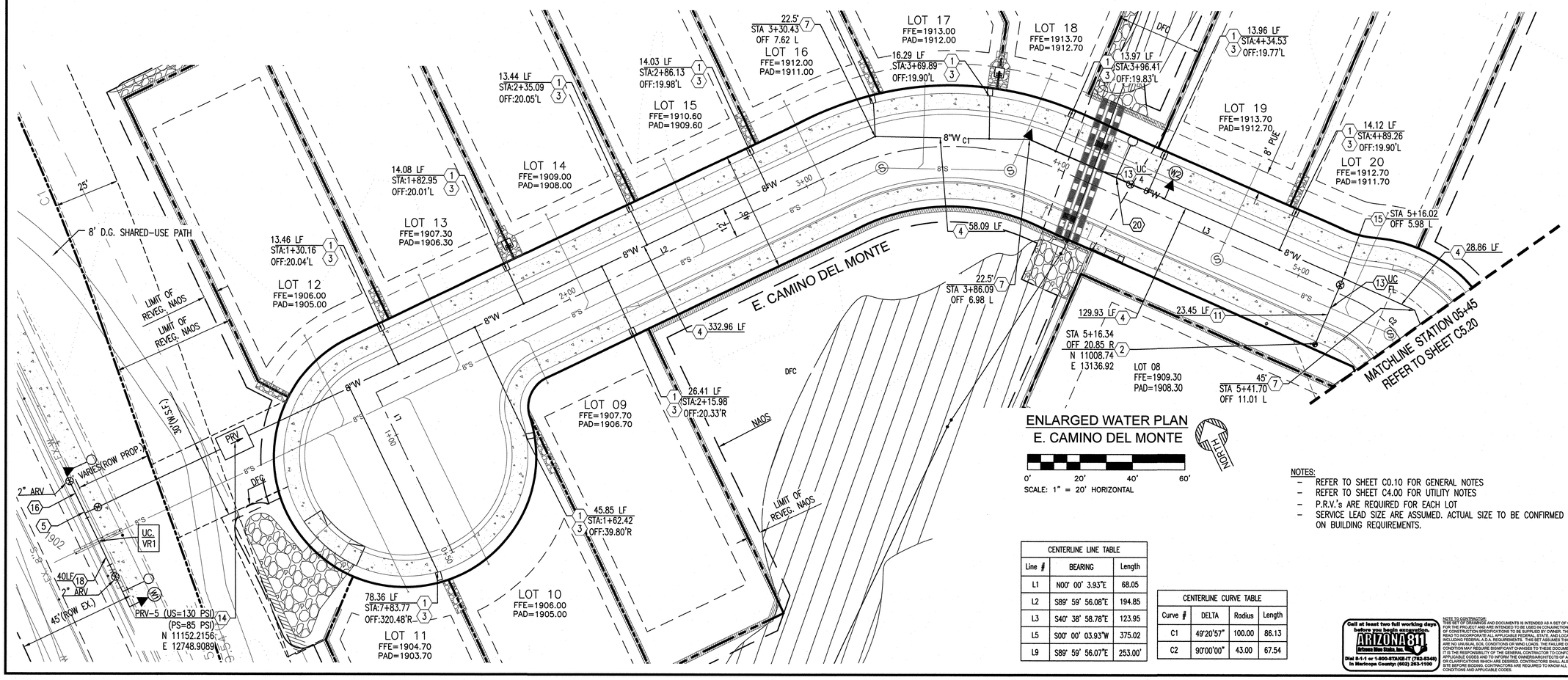
EASEMENT LINE



ENLARGED WATER PLAN
E. ADELE CT ROAD

0' 20' 40' 60'
SCALE: 1" = 20' HORIZONTAL

NORTH



ENLARGED WATER PLAN
E. CAMINO DEL MONTE

0' 20' 40' 60'
SCALE: 1" = 20' HORIZONTAL

NORTH

NOTES:
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- REFER TO SHEET C4.00 FOR UTILITY NOTES
- P.R.V.'s ARE REQUIRED FOR EACH LOT
- SERVICE LEAD SIZE ARE ASSUMED. ACTUAL SIZE TO BE CONFIRMED BASED ON BUILDING REQUIREMENTS.

CENTERLINE LINE TABLE		
Line #	BEARING	Length
L1	N00° 00' 3.93"E	68.05
L2	S89° 59' 56.08"E	194.85
L3	S40° 38' 58.78"E	123.95
L5	S00° 00' 03.93"W	375.02
L9	S89° 59' 56.07"E	253.00'

CENTERLINE CURVE TABLE			
Curve #	DELTA	Radius	Length
C1	49°20'57"	100.00	86.13
C2	90°00'00"	43.00	67.54

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ARIZONA811
Arizona Blue Stake, Inc.
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CERTIFICATE NO. 45621
ALI SAMIH FAKIH
Date Signed 02-26-19
ARIZONA, U.S.A.

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LENNAR

PROJECT
PASEO AT PINNACLE PEAK RESIDENTIAL DEVELOPMENT

LOCATION
7676 E PINNACLE PEAK RD.
SCOTTSDALE, AZ 85244

DRAWN:	CULVER
DESIGNED	CULVER
CHECKED	COUNSELL
PROJ. MGR.	FAKIH

DATE:
02/26/2019
ISSUED
MCESD

REVISION NO.:	DATE:
1	
2	
3	
4	

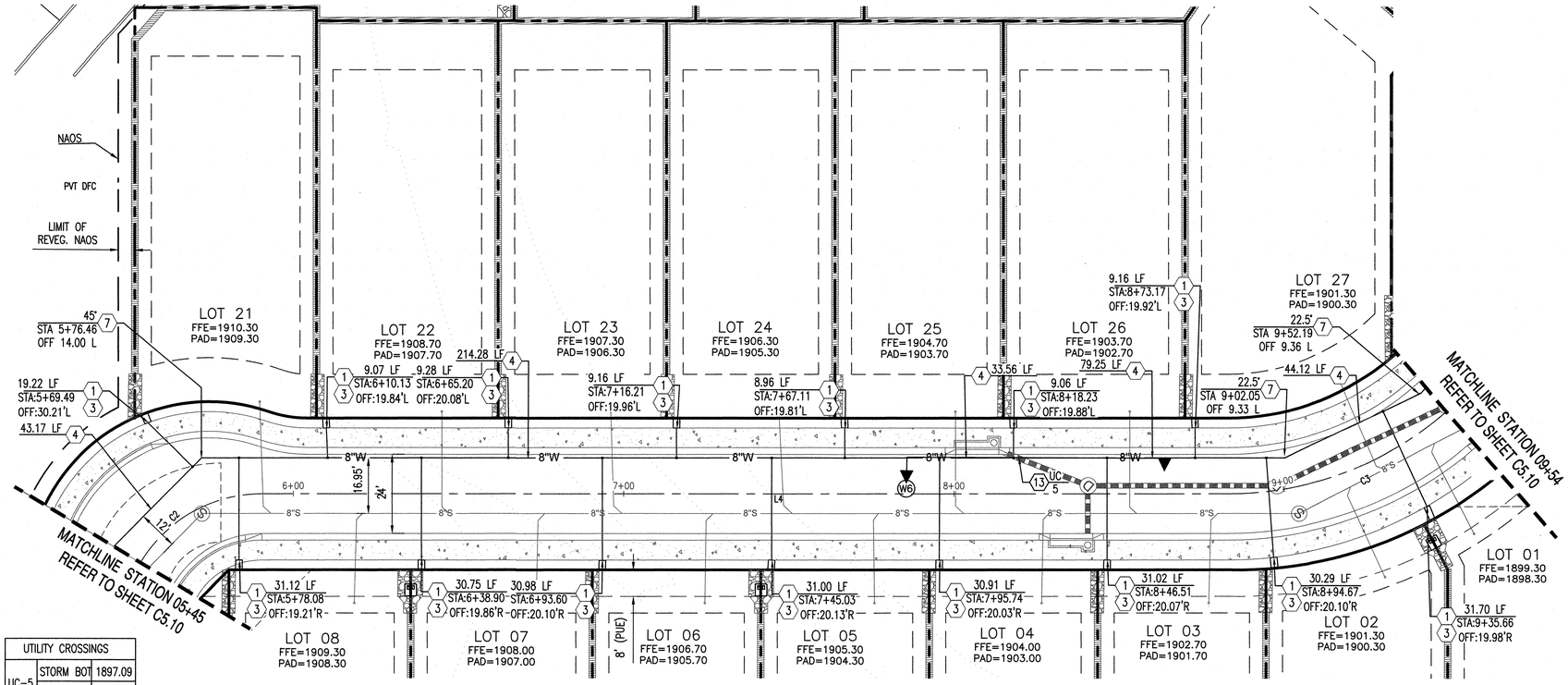
JOB NO.: 170566

SHEET TITLE:
WATER PLAN

SHEET NO.:
C5.10

SSE #: 3-GP-2017, 71-GP-2017, 11-ZN-2017, 4-PP-2018
AN CHECK #: 4809-18-1

2-AB-2019
9/13/2019



UTILITY CROSSINGS		
UC-5	STORM BOT	1897.09
	WATER TOP	1895.09
UC-6	STORM BOT	1885.43
	WATER TOP	1883.43

ENLARGED WATER PLAN
E. CAMINO DEL MONTE

0' 20' 40' 60'
SCALE: 1" = 20' HORIZONTAL

NORTH

NOTES:
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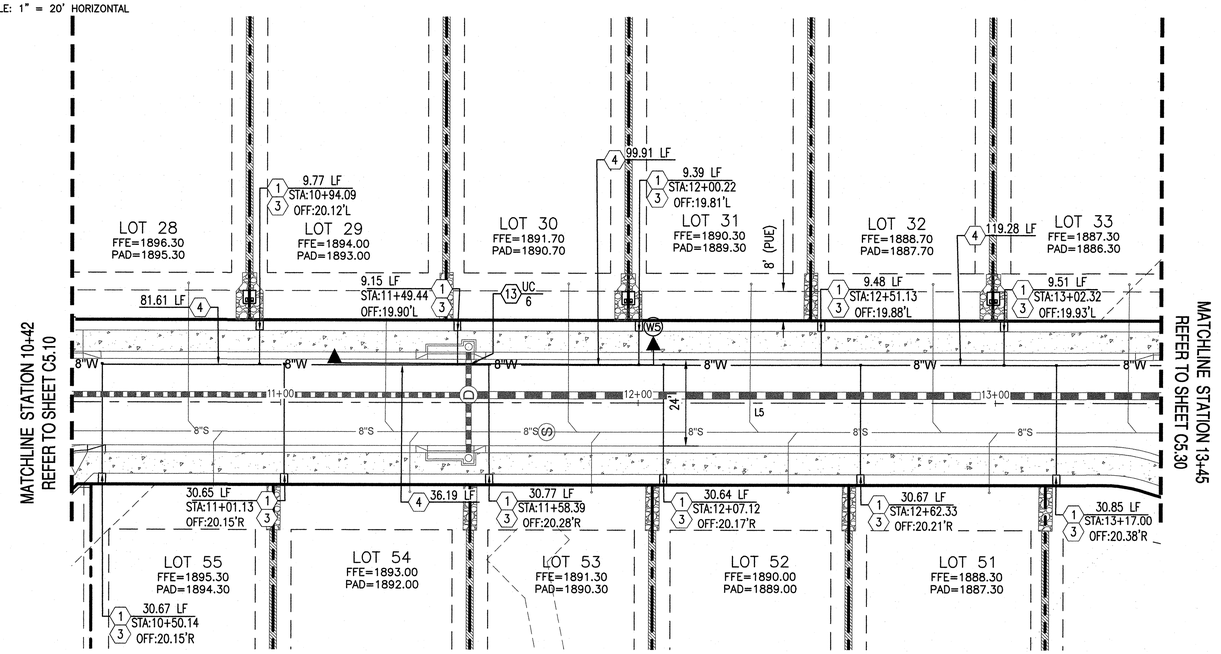
- REFER TO SHEET C4.00 FOR UTILITY NOTES
- P.R.V.'s ARE REQUIRED FOR EACH LOT
- SERVICE LEAD SIZE ARE ASSUMED. ACTUAL SIZE TO BE CONFIRMED BASED ON BUILDING REQUIREMENTS.



ENLARGED WATER PLAN
N. 76TH PL ROAD

0' 20' 40' 60'
SCALE: 1" = 20' HORIZONTAL

NORTH

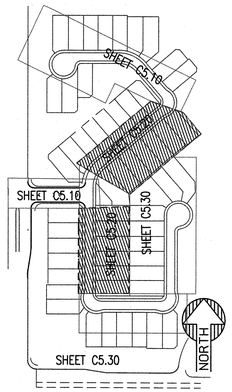
LEGEND

TRACT

EASEMENT LINE

WATER CONSTRUCTION NOTES

1. FURNISH & INSTALL 1" COPPER TYPE "K" WATER SERVICE LINE CONNECTION PER COS STD DET 2330
2. FURNISH & INSTALL FIRE HYDRANT (INCLUDING 6" GATE VALVE, BOX & COVER) PER MAG STD DET 360. PROVIDE PAVEMENT (PM) MARKER PER COS STD DET 2363.
3. INSTALL METER BOX WITHIN 3 FEET OF PROPERTY LINE. (METER TO BE INSTALLED BY CITY FORCES)
4. FURNISH & INSTALL 8" DUCTILE IRON PIPE CLASS 350 WITH POLYETHYLENE WRAPPING WITH 36" MINIMUM COVER. LENGTH PER PLAN.
7. FURNISH & INSTALL 8" BEND, ANGLE PER PLAN. PROVIDE ELECTRONIC MARKER PER COS STD DET 2397.
11. FURNISH & INSTALL 6" D.I.P. WITH POLYETHYLENE WRAPPING. LENGTH PER PLAN.
13. CONTRACTOR TO VERIFY ALL INVERTS AND CLEARANCE OF CROSSING UTILITIES PRIOR TO COMMENCING CONSTRUCTION.
15. FURNISH & INSTALL 8"X6" TEE.



CENTERLINE LINE TABLE		
Line #	BEARING	Length
L4	S49° 21' 01.22"W	292.53
L5	S00° 00' 03.93"W	375.02

CENTERLINE CURVE TABLE			
Curve #	DELTA	Radius	Length
C2	90°00'00"	43.00	67.54
C3	49°20'57"	100.00	86.13

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Registered Professional Engineer (Civil) CERTIFICATE NO. 45621 ALI SAMIH FAKIH Date Signed 02-26-19 ARIZONA, U.S.A.

SEG SUSTAINABILITY ENGINEERING GROUP
8280 E GELDING DR #101, SCOTTSDALE, ARIZONA 85260
WWW.AZSEG.COM TEL. 480.588.7226

LENNAR®

PROJECT: PASEO AT PINNACLE PEAK RESIDENTIAL DEVELOPMENT

LOCATION: 7676 E PINNACLE PEAK RD. SCOTTSDALE, AZ 85244

DRAWN: CULVER
DESIGNED: CULVER
CHECKED: COUNSELL
PROJ. MGR.: FAKIH

DATE: 02/26/2019
ISSUED: MCESD

REVISION NO.:	DATE:
1	
2	
3	
4	

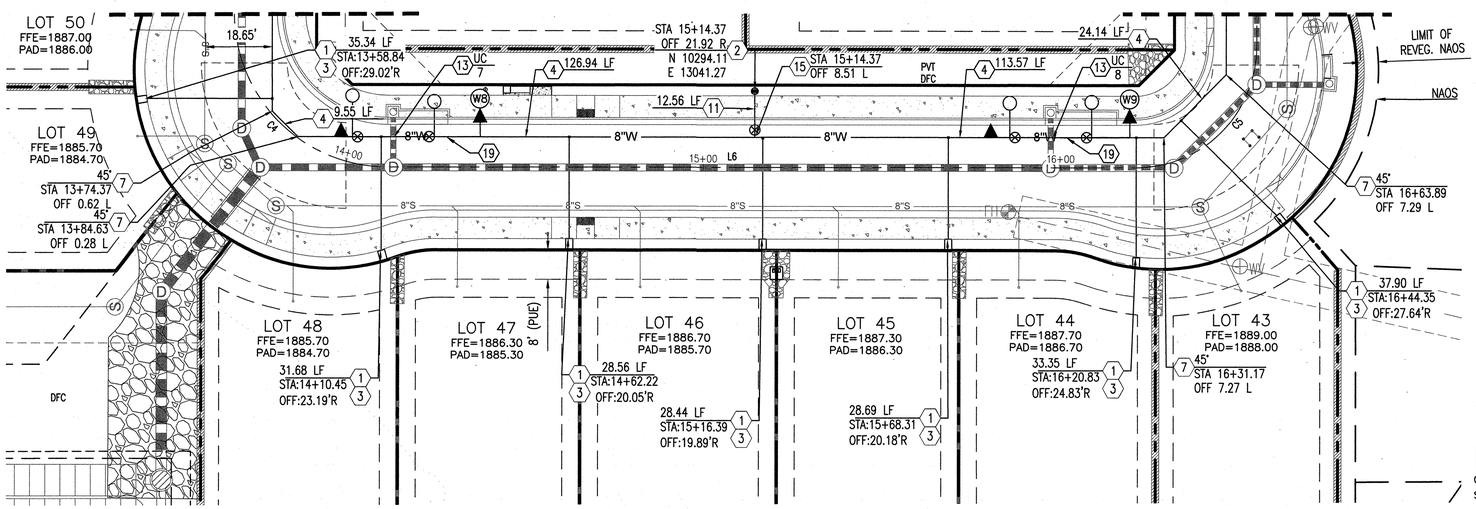
JOB NO.: 170566

SHEET TITLE: WATER PLAN

SHEET NO.: C5.20

ASE #: 3-GP-2017; 71-GP-2017, 11-ZN-2017, 4-PP-2018
LAN CHECK #: 4809-18-1

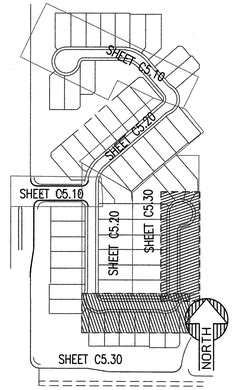
2-AB-2019
9/13/2019



ENLARGED WATER PLAN
E. CAMINO VIVAZ

0' 20' 40' 60'
SCALE: 1" = 20' HORIZONTAL

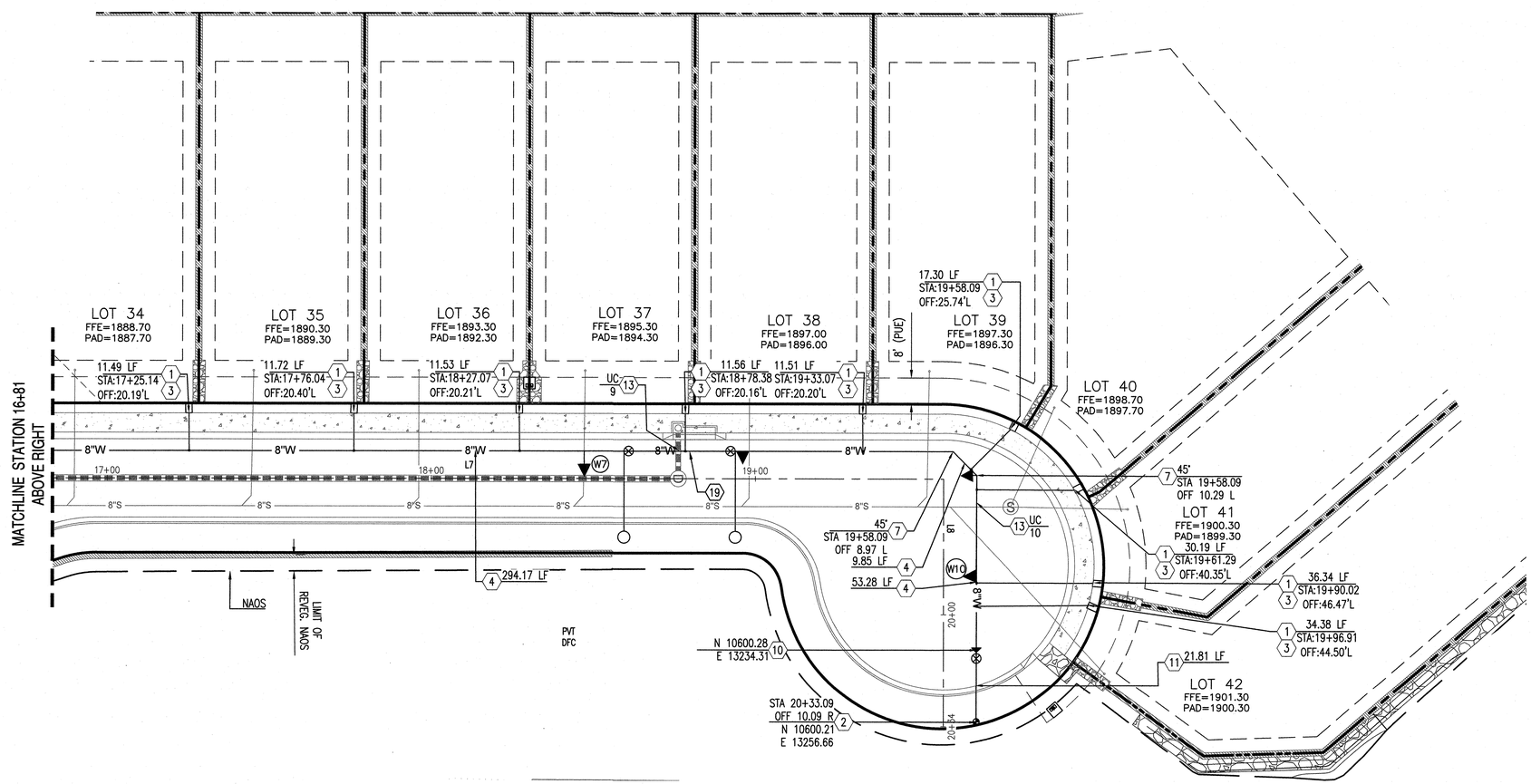
NORTH



UTILITY CROSSINGS		
UC-7	STORM BOT	1878.10
	WATER TOP	1876.10
UC-8	STORM BOT	1880.44
	WATER TOP	1878.44
UC-9	STORM BOT	1886.93
	WATER TOP	1884.93
UC-10	WATER BOT	1889.44
	SEWER TOP	1887.44

CENTERLINE LINE TABLE		
Line #	BEARING	Length
L6	S89° 59' 56.07"E	209.00
L7	N00° 00' 03.93"E	283.93
L8	S89° 59' 56.07"E	77.00

CENTERLINE CURVE TABLE			
Curve #	DELTA	Radius	Length
C4	90°00'00"	43.00	67.54
C5	90°00'00"	34.00	53.41



ENLARGED WATER PLAN
N. 76TH WAY

0' 20' 40' 60'
SCALE: 1" = 20' HORIZONTAL

NORTH

NOTES:
- REFER TO SHEET C0.10 FOR GENERAL NOTES
- REFER TO SHEET C4.00 FOR UTILITY NOTES
- P.R.V.'s ARE REQUIRED FOR EACH LOT
- SERVICE LEAD SIZE ARE ASSUMED. ACTUAL SIZE TO BE CONFIRMED BASED ON BUILDING REQUIREMENTS.

LEGEND

TRACT

EASEMENT LINE

WATER CONSTRUCTION NOTES

1. FURNISH & INSTALL 1" COPPER TYPE "K" WATER SERVICE LINE CONNECTION PER COS STD DET 2330
2. FURNISH & INSTALL FIRE HYDRANT (INCLUDING 6" GATE VALVE, BOX & COVER) PER MAG STD DET 360. PROVIDE PAVEMENT (PM) MARKER PER COS STD DET 2363.
3. INSTALL METER BOX WITHIN 3 FEET OF PROPERTY LINE. (METER TO BE INSTALLED BY CITY FORCES)
4. FURNISH & INSTALL 8" DUCTILE IRON PIPE CLASS 350 WITH POLYETHYLENE WRAPPING WITH 36" MINIMUM COVER. LENGTH PER PLAN.
7. FURNISH & INSTALL 8" BEND, ANGLE PER PLAN. PROVIDE ELECTRONIC MARKER PER COS STD DET 2397.
10. FURNISH & INSTALL 8"X6" REDUCER
11. FURNISH & INSTALL 6" D.I.P. WITH POLYETHYLENE WRAPPING. LENGTH PER PLAN.
13. CONTRACTOR TO VERIFY ALL INVERTS AND CLEARANCE OF CROSSING UTILITIES PRIOR TO COMMENCING CONSTRUCTION.
15. FURNISH & INSTALL 8"X6" TEE.
19. INSTALL VERTICAL RE-ALIGNMENT PER C.O.S. STD DETAIL 2370 WITH 2-2" AIR RELEASE VALVES PER C.O.S. STD DETAIL 2348.

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LENNAR®

PROJECT: PASEO AT PINNACLE PEAK RESIDENTIAL DEVELOPMENT

LOCATION: 7676 E PINNACLE PEAK RD. SCOTTSDALE, AZ 85244

DRAWN: CULVER
DESIGNED: CULVER
CHECKED: COUNSELL
PROJ. MGR.: FAKIH

DATE: 02/26/2019
ISSUED: MCESD

REVISION NO.:	DATE:
1	
2	
3	
4	

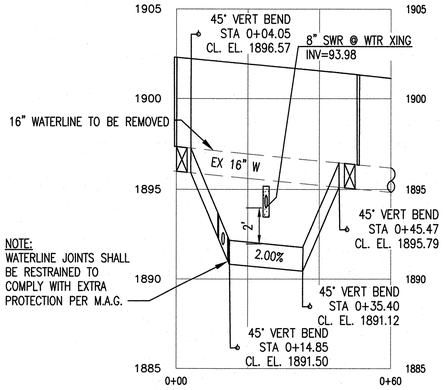
JOB NO.: 170566

SHEET TITLE: WATER PLAN

SHEET NO.: C5.30

'ASE #: 3-GP-2017, 71-GP-2017, 11-ZN-2017, 4-PP-2018
'LAN CHECK #: 4809-18-1

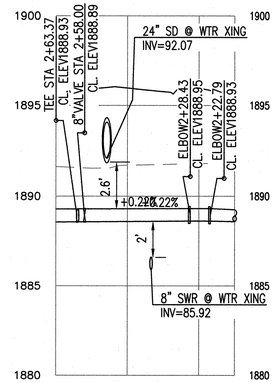
2-AB-2019
9/13/2019



W1 CROSS SECTIONS
SCALE: 1"=20', VERTICAL 1"=4'
SHEET C5.10

0' 20' 40' 60'
SCALE: 1" = 20' HORIZONTAL

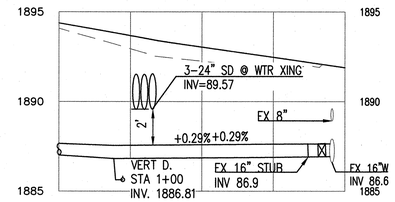
UC-VR1



W3 CROSS SECTIONS
SCALE: 1"=20', VERTICAL 1"=4'
SHEET C5.10

0' 20' 40' 60'
SCALE: 1" = 20' HORIZONTAL

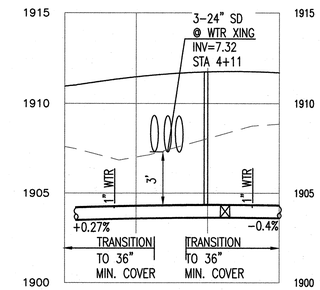
UC-3



W4 CROSS SECTIONS
SCALE: 1"=20', VERTICAL 1"=4'
SHEET C5.10

0' 20' 40' 60'
SCALE: 1" = 20' HORIZONTAL

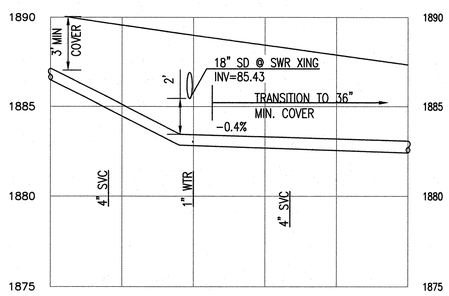
UC-1



W2 CROSS SECTIONS
SCALE: 1"=20',VERTICAL 1"=4'
SHEET C5.10

0' 20' 40' 60'
SCALE: 1" = 20' HORIZONTAL

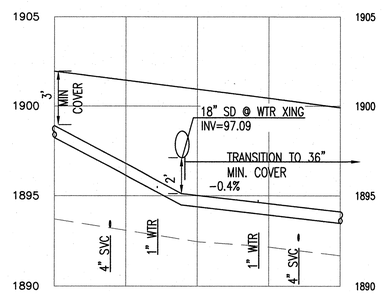
UC-4



W5 CROSS SECTIONS
SCALE: 1"=20', VERTICAL 1"=4'
SHEET C5.20

0' 20' 40' 60'
SCALE: 1" = 20' HORIZONTAL

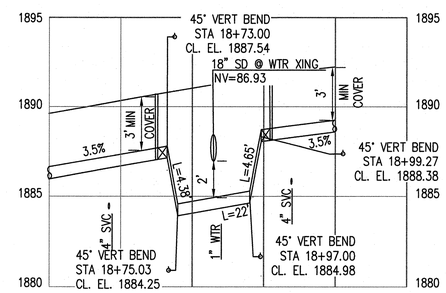
UC-6



W6 CROSS SECTIONS
SCALE: 1"=20',VERTICAL 1"=4'
SHEET C5.20

0' 20' 40' 60'
SCALE: 1" = 20' HORIZONTAL

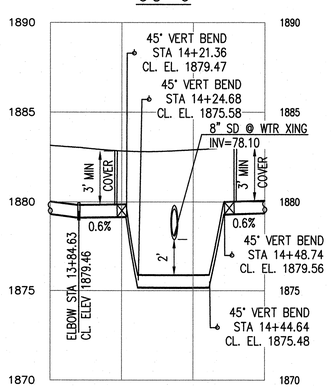
UC-5



W7 CROSS SECTIONS
SCALE: 1"=20', VERTICAL 1"=4'
SHEET C5.30

0' 20' 40' 60'
SCALE: 1" = 20' HORIZONTAL

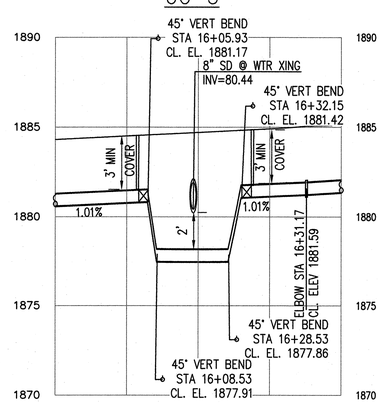
UC-9



W8 CROSS SECTIONS
SCALE: 1"=20', VERTICAL 1"=4'
SHEET C5.30

0' 20' 40' 60'
SCALE: 1" = 20' HORIZONTAL

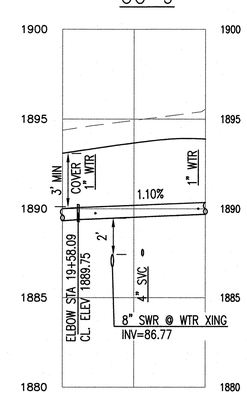
UC-7



W9 CROSS SECTIONS
SCALE: 1"=20',VERTICAL 1"=4'
SHEET C5.30

0' 20' 40' 60'
SCALE: 1" = 20' HORIZONTAL

UC-8



W10 CROSS SECTIONS
SCALE: 1"=20', VERTICAL 1"=4'
SHEET C5.30

0' 20' 40' 60'
SCALE: 1" = 20' HORIZONTAL

UC-10

LEGEND:

- WATER PIPE
- PROPOSED LEVEL @ PIPE CENTER LINE
- EXISTING GROUND LEVEL @ PIPE CENTER LINE
- VALVE
- TEE
- AIR RELEASE VALVE

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REGISTERED PROFESSIONAL ENGINEER
CERTIFICATE NO. 45621
ALI SAMIH FAKIH
Date Signed 02-26-19
ARIZONA, U.S.A.

SEG SUSTAINABILITY ENGINEERING GROUP
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WWW.AZSEG.COM TEL. 480.588.7226

LENNAR®

PROJECT
PASCO AT PINNACLE PEAK RESIDENTIAL DEVELOPMENT

LOCATION
7676 E. PINNACLE PEAK RD.
SCOTTSDALE, AZ 85244

DRAWN: CULVER
DESIGNED: CULVER
CHECKED: COUNSELL
PROJ. MGR.: FAKIH

DATE: 02/26/2019
ISSUED: MCESD

REVISION NO.:	DATE:
1	
2	
3	
4	

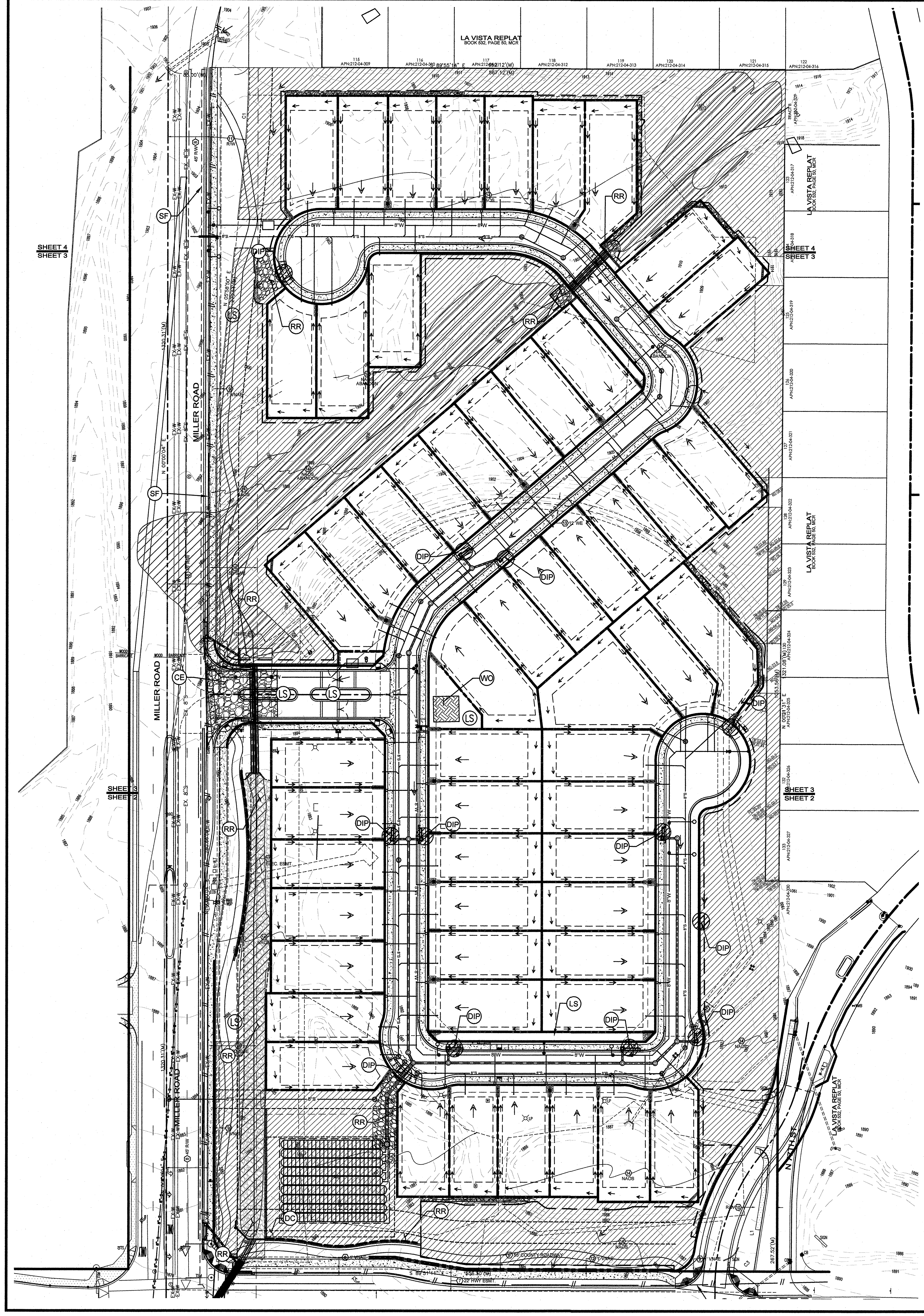
JOB NO.: 170566

SHEET TITLE:
WATER PLAN SECTIONS

SHEET NO.:
C5.40

ASE #: 3-GP-2017; 71-GP-2017, 11-ZN-2017, 4-PP-2018
LAN CHECK #: 48809-18-1

2-AB-2019
9/13/2019



PASEO AT PINNACLE PEAK

PINNACLE PEAK RD. AND MILLER RD.

SOIL EROSION AND SEDIMENT CONTROL NOTES:

A. EROSION CONTROL NOTES:

1. SECURE REQUIRED SOIL EROSION AND SEDIMENTATION CONTROL (SESC) PERMITS FROM THE APPROPRIATE GOVERNING AGENCIES. FOLLOW THE PROCEDURES DELINEATED BELOW. CONSTRUCT AND MAINTAIN THE FACILITIES SHOWN ON THE DRAWINGS AND AS ADDITIONALLY REQUIRED TO CONTROL WATER AND WIND EROSION DURING CONSTRUCTION OF THE PROJECT.
2. CONSTRUCT SESC MEASURE PRIOR TO STARTING CONSTRUCTION. MEASURES INDICATED ON THESE PLANS ARE CONSIDERED TO BE MINIMUM AND SHALL BE SUPPLEMENTED AS REQUIRED BY CONSTRUCTION PHASING AND SITE CONDITIONS.
3. ANY EROSION AND SEDIMENT FROM WORK ON THIS SITE SHALL BE CONTAINED ON THE SITE AND NOT ALLOWED TO ENTER ANY OFF-SITE AREAS OR WATERWAYS. WATERWAYS INCLUDE NATURAL AND MANMADE OPEN DITCH, WASH, STREAM, STORM DRAIN, LAKES OR POND.
4. DIRECT ALL DEWATERING ACTIVITIES TO THE EXISTING STORM SYSTEM. PASS ALL WATER THROUGH A FILTER PRIOR TO OUTLETTING TO THE SYSTEM.
5. CONSTRUCT AND MAINTAIN AN INLET FILTER AT ALL CATCH BASINS AND INLET STRUCTURES THAT HAVE THE POTENTIAL TO RECEIVE SEDIMENT LADEN RUNOFF UNTIL PERMANENT MEASURES ARE IN PLACE.
6. ENSURE SOIL AND DEBRIS FROM THE SITE REMAINS ON SITE THROUGH THE USE OF CLEAN STONE EXISTS. DIRECT ALL CONSTRUCTION TRAFFIC TO THESE EXITS.
7. CONTROL DUST AT ALL TIMES DURING CONSTRUCTION.
8. FINAL SITE SOIL EROSION CONTROL STABILIZATION, SUCH AS SEEDING, ETC., IS TO BE COMPLETED WITHIN FIVE (5) DAYS OF FINAL GRADING.

B. SESC MAINTENANCE NOTES

A CONTRACTOR / INSPECTOR SHALL INSPECT THE SOIL EROSION AND SEDIMENT CONTROL DEVICES ONCE EACH WEEK AND WITHIN TWENTY-FOUR (24) HOURS OF A PRECIPITATION EVENT WHICH RESULTS IN A STORM WATER DISCHARGE OF 0.5 INCHES OR GREATER FROM THE SITE. A LOG OF INSPECTION REPORTS SHALL BE MAINTAINED AND ACCESSIBLE IN ACCORDANCE WITH NPDES REQUIREMENTS. IMPLEMENT THE FOLLOWING STEPS IF ANY DAMAGE HAS RESULTED FROM CONSTRUCTION OR WEAR.

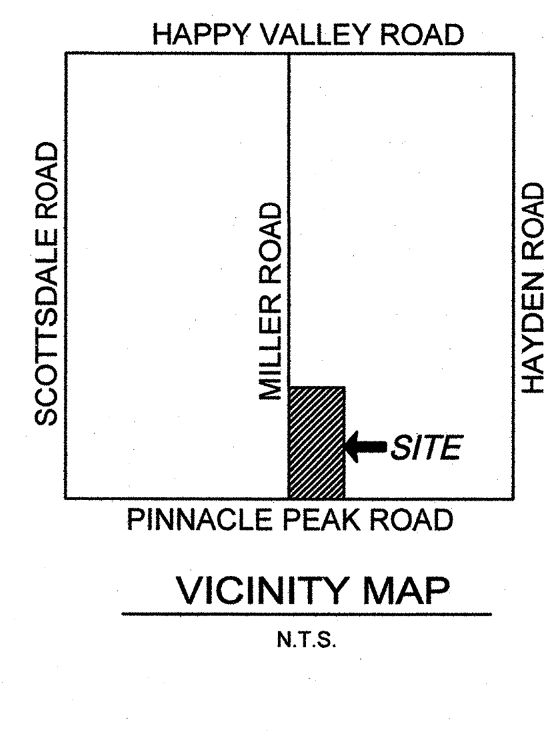
1. CONSTRUCTION ACCESS ROADS (CLEAN STONE EXITS) MUST BE MAINTAINED AS NECESSARY. ADD ADDITIONAL STONE WHEN ACCESS ROAD BECOMES INEFFECTIVE DUE TO LOSS OF STONE OR COVERED WITH MUD. REFER TO MARICOPA COUNTY FLOOD CONTROL DISTRICT EROSION CONTROL MANUAL, GH-6: ROAD SWEEPING/TRACKOUT CLEANING.
2. SILTATION CONTROL FENCE SHOULD BE TRENCHED IN, BACKFILLED, AND STAPLED OR STAKED ACCORDING TO THE MANUFACTURER'S RECOMMENDATIONS. MAINTENANCE INCLUDES THE REMOVAL OF BUILT-UP SEDIMENT WHEN THE SEDIMENT ACCUMULATES TO 1/3 OF THE HEIGHT OF THE FENCE. CONTRACTOR MAY HAVE TO REMOVE, REPLACE, RETRENCH, OR RE-BACKFILL THE FENCE IF IT FAILS. IT WOULD ALSO BE NECESSARY TO REINSTALL IF ANY PORTION OF THE FENCING WAS DAMAGED BY CONSTRUCTION MACHINERY.
3. INSPECT INLET FILTERS FOR BUILD-UP OF SILT AND OTHER DEBRIS. EXCESSIVE BUILD-UP IS EVIDENT IF GEOTEXTILE / STONE STRUCTURE IS CAUSING FLOODING. MAINTENANCE CONSISTS OF REMOVING AL SEDIMENT WITH A STIFF BRISTLE BROOM OR SQUARE POINT SHOVEL. IF INLET FILTER IS BEYOND THIS LEVEL OF REPAIR, IT MAY BE NECESSARY TO REPLACE BOTH THE STONE AND GEOTEXTILE FILTER FABRIC.
4. PREPARE EROSION CONTROL SEEDING ACCORDING TO THE MANUFACTURER'S RECOMMENDATIONS. THE CONTRACTOR / INSPECTOR SHALL INSPECT THE AREA AFTER SEEDING IS COMPLETED. REPAIR AREAS THAT ARE BARE OR NOT MULCHED PROPERLY BY SPOT SEEDING AND / OR RE-MULCHING.
5. MAINTAIN DUST CONTROL AT ALL TIMES DURING CONSTRUCTION. A SPRINKLING TANK TRUCK SHALL BE AVAILABLE AT ALL TIMES AND USED ON HAUL ROADS, ON-SITE DISTURBED AREAS, OR OTHER PLACES WHERE DUST BECOMES A PROBLEM AS A RESULT OF CONSTRUCTION EFFORTS. REFER TO MARICOPA COUNTY FLOOD CONTROL DISTRICT EROSION CONTROL MANUAL, EC-7: DUST CONTROL.

6. PROMPTLY REMOVE ALL MUD, DIRT AND DEBRIS TRACKED ONTO EXISTING ROADS FROM THIS SITE.
7. REMOVE SILT DEPOSITS FROM TEMPORARY SEDIMENT TRAPS WHEN TRAP IS HALF FULL.

NOTE: COMPLY WITH ADEQ STANDARDS AND PERMIT REQUIREMENTS.

LEGEND

▨	(CE)	STABILIZED CONSTRUCTION ENTRANCE TO CONSIST OF 4" TO 8" ROCK. REFER TO SHEET C6.10 FOR DETAIL
	(LS)	AREA TO BE STABILIZED WITH PERMANENT LANDSCAPE FEATURES. REFER TO LANDSCAPE DRAWINGS. ALL DISTURBED AREAS TO BE STABILIZED WITH DG.
——//——	(SF)	SILT FENCE. REFER TO SHEET C6.10 FOR DETAIL.
⊗	(DIP)	DROP INLET PROTECTION. REFER TO SHEET C6.10 FOR DETAIL
⊘	(CIP)	CURB INLET PROTECTION. REFER TO SHEET C6.10 FOR DETAIL.
▦	(WO)	CONCRETE WASHOUT. REFER TO SHEET C6.10 FOR DETAIL
▤	(CD)	ROCK CHECK DAM (TEMPORARY). REFER TO SHEET C6.10 FOR DETAIL
▩	(RR)	RIP-RAP (PERMANENT). REFER TO SHEET C3.60 FOR QUANTITIES AND DIMENSIONS.
⊞	(SB)	TEMPORARY SEDIMENT BASIN. REFER TO SHEET C6.10 FOR DETAIL.
→		DRAINAGE ARROW DIRECTION
	(DC)	DUST CONTROL. REFER TO SHEET C6.20 FOR DETAIL



VICINITY MAP
N.T.S.

PROJECT DESCRIPTION

REMOVE EXISTING LANDSCAPING AND CONSTRUCT PLANNED NEIGHBORHOOD DEVELOPMENT FOR SINGLE FAMILY BUILDINGS.

PROJECT INFORMATION

SITE ADDRESS: 7676 E PINNACLE PEAK ROAD
SCOTTSDALE, ARIZONA

ASSESSOR PARCEL NUMBER: 212-04-001B
212-04-001C
212-04-001D
212-04-001E

BENCHMARK

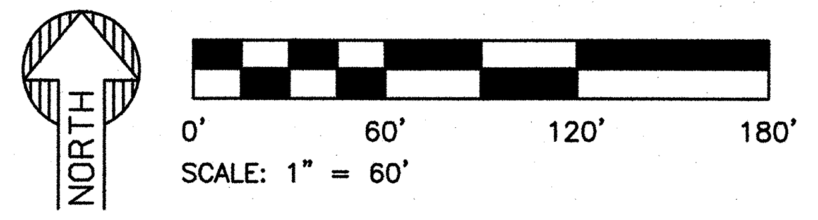
BENCHMARK IS A BRASS CAP IN HANDHOLE LOCATED AT THE INTERSECTION OF PINNACLE PEAK ROAD AND MILLER ROAD.

ELEVATION = 1878.19037' NAVD 88

LEGAL DESCRIPTION

THE WEST HALF OF SECTION 11, TOWNSHIP 4 NORTH, RANGE 4 EAST OF THE GILA AND SALT RIVER BASE AND MERIDIAN, MARICOPA COUNTY, SCOTTSDALE, ARIZONA

SITE AREA: 19064 AC
TOTAL DISTURBANCE: 12.80 AC
EXISTING Cwt = 0.59
PROPOSED Cwt = 0.70



SCALE: 1" = 60'

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45621
ALI SAMIH
FAKIH
Date Signed 01-23-19

SEG SUSTAINABILITY ENGINEERING GROUP
8280 E GELDING DR #101, SCOTTSDALE, ARIZONA 85260
WWW. AZSEG.COM TEL. 480.588.7226

LENNAR®

PROJECT
PASEO AT PINNACLE PEAK
RESIDENTIAL DEVELOPMENT

LOCATION
7676 E PINNACLE PEAK RD.
SCOTTSDALE, AZ 85244

DRAWN ———— CULVER
DESIGNED ———— CULVER
CHECKED ———— COUNSELL
PROJ. MGR. ———— FAKIH

DATE: 01/23/2019
ISSUED FOR: CONSTRUCTION DOCUMENTS

REVISION NO.:		DATE:
1		
2		
3		
4		

JOB NO.: 170566

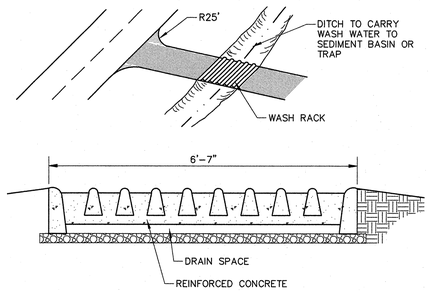
SHEET TITLE:
STORM WATER
POLLUTION PREVENTION
PLAN

SHEET NO.: C6.00

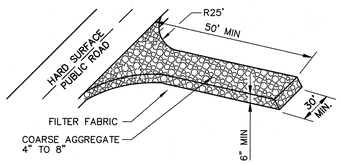
HIS DRAWING IS AN INSTRUMENT OF SERVICE AND THE PROPERTY OF SUSTAINABILITY ENGINEERING GROUP, AND SHALL REMAIN THEIR PROPERTY. THE USE OF THIS DRAWING SHALL BE RESTRICTED TO THE ORIGINAL SITE FOR WHICH IT IS PREPARED AND PUBLICATION THEREOF IS EXPRESSLY LIMITED TO SUCH USE.

ASE #: 3-GP-2017; 71-GP-2017, 11-ZN-2017, 4-PP-2018
AN CHECK #: 4809-18-1

2-AB-2019
9/13/2019

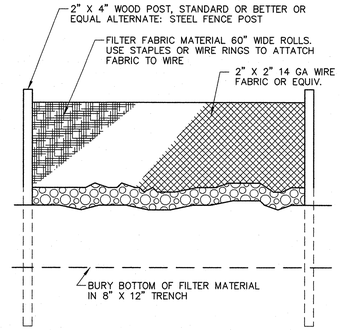


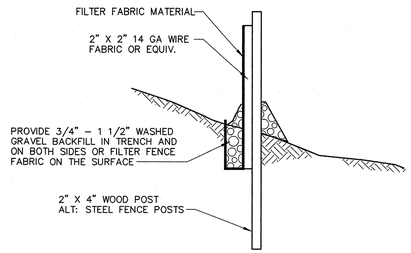
WASH RACK



(CE) STABILIZED CONSTRUCTION ENTRANCE

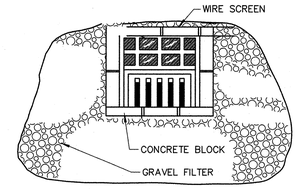
BMP-35

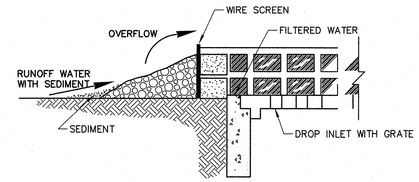




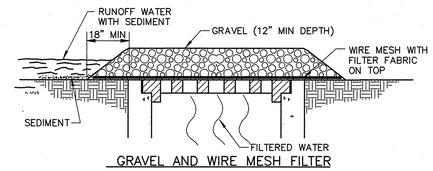
(SF) SILT FENCE

BMP-67





BLOCK AND GRAVEL FILTER AT DROP INLET

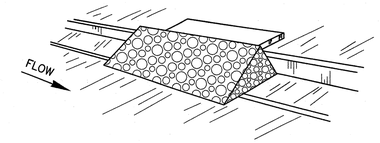


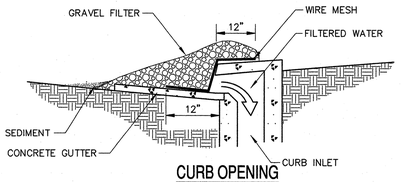
GRAVEL AND WIRE MESH FILTER

(DIP) DROP INLET PROTECTION

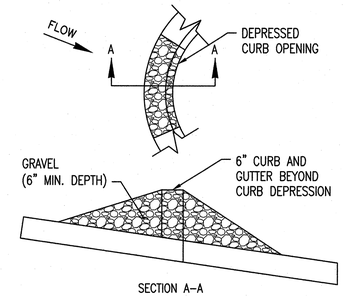
POST-PAVED

BMP-74





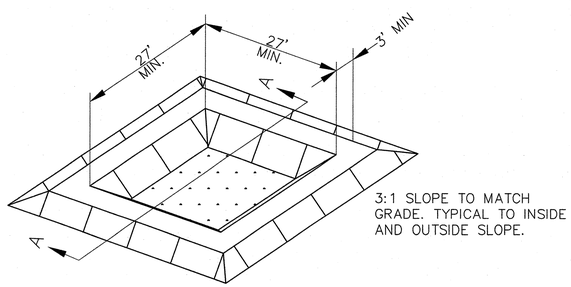
CURB OPENING

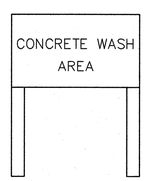


DEPRESSED CURB

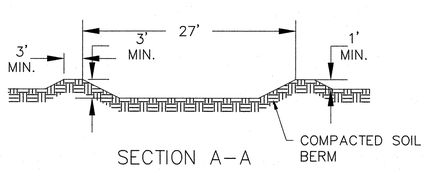
(CIP) CURB INLET PROTECTION

BMP-76





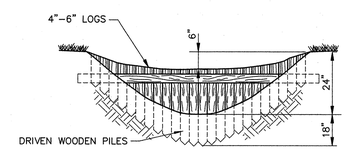
4'X6' SIGN TO DESIGNATE LOCATION OF CONCRETE WASH AREA. BLACK LETTER ON WHITE BOARD. LETTER SIZE APPROX. 3.5X6 INCHES.



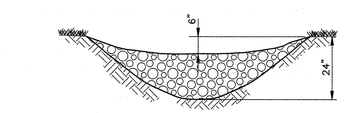
SECTION A–A

(WO) CONCRETE WASH OUT

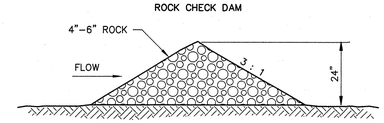
BMP-23



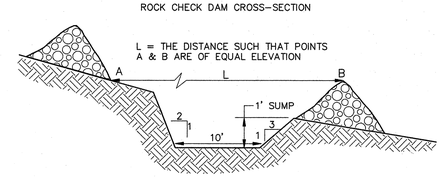
LOG CHECK DAM



ROCK CHECK DAM



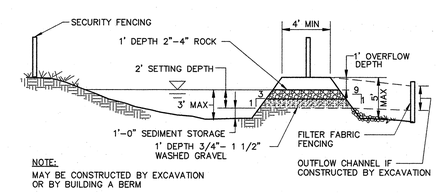
ROCK CHECK DAM CROSS–SECTION



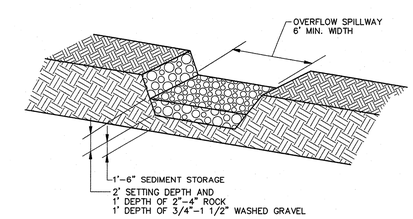
SPACING BETWEEN CHECK DAMS

(CD) ROCK CHECK DAM

BMP-49



NOTE:
MAY BE CONSTRUCTED BY EXCAVATION OR BY BUILDING A BERM



(SB) TEMPORARY SEDIMENT BASIN

BMP-80

Call at least two full working days before you begin excavation.
ARIZONA 811
Arizona Blue Stake, Inc.
Dial 8-1-1 or 1-800-STAKE-IT (782-5348)
In Maricopa County: (602) 263-1100

NOTE TO CONTRACTOR:
THE SET OF STANDARD AND DOCUMENTS IS INTENDED AS A SET OF GUIDELINES FOR THE PROJECT AND ARE INTENDED TO BE USED IN CONJUNCTION WITH A SET OF CONSTRUCTION SPECIFICATIONS TO BE SUPPLIED BY OWNER. THEY MUST BE READ TO INCORPORATE ALL APPLICABLE FEDERAL, STATE, AND LOCAL CODES INCLUDING FEDERAL A.D.A. REQUIREMENTS. THIS SET ASSUMES THAT THERE ARE NO UNUSUAL SOIL CONDITIONS OR WIND LOADS. THE FAILURE OF THIS SET TO ADDRESS ANY CONDITIONS OR REQUIREMENTS OF THE PROJECT IS TO BE THE RESPONSIBILITY OF THE GENERAL CONTRACTOR TO CONFORM TO ALL APPLICABLE CODES AND TO INFORM THE OWNER/ARCHITECTS OF ANY QUESTIONS OR CLARIFICATIONS WHICH ARE DESIRED. CONTRACTORS SHALL ALSO VISIT THE SITE BEFORE BIDDING. CONTRACTORS ARE REQUIRED TO KNOW ALL OBSERVABLE CONDITIONS AND APPLICABLE CODES.

Registered Professional Engineer (Civil)
CERTIFICATE NO. 45621
ALI SAMIH FAKIH
Date Signed 01-23-19
ARIZONA, U.S.A.

SEG SUSTAINABILITY ENGINEERING GROUP
8280 E GELDING DR #101, SCOTTSDALE, ARIZONA 85260
WWW.AZSEG.COM TEL. 480.588.7228

LENNAR®

PROJECT
PASEO AT PINNACLE PEAK RESIDENTIAL DEVELOPMENT

LOCATION
7676 E PINNACLE PEAK RD.
SCOTTSDALE, AZ 85244

DRAWN:	CULVER
DESIGNED	CULVER
CHECKED	COUNSELL
PROJ. MGR.	FAKIH

DATE:
01/23/2019
ISSUED FOR:
CONSTRUCTION DOCUMENTS

REVISION NO.:	DATE:
1	
2	
3	
4	

JOB NO.: 170566

SHEET TITLE:
STORM WATER POLLUTION PREVENTION PLAN DETAILS

SHEET NO.:
C6.10

ASE #: 3-GP-2017, 71-GP-2017, 11-ZN-2017, 4-PP-2018
LAN CHECK #: 4809-18-1

2-AB-2019
9/13/2019

PROJECT INFORMATION	
ENGINEERED PRODUCT MANAGER:	BILL DAVIS 602-769-0252 WILLIAM.DAVIS@ADS-PIPE.COM
ADS SALES REP:	PHILLIP MCDONNELL 480-263-3470 PHILLIP.MCDONNELL@ADS-PIPE.COM
PROJECT NO:	S098165

ADVANCED DRAINAGE SYSTEMS, INC.

PASEO AT PINNACLE PARK

SCOTTSDALE, AZ

STORMTECH CHAMBER SPECIFICATIONS

1. CHAMBERS SHALL BE STORMTECH MC-4500.
2. CHAMBERS SHALL BE MANUFACTURED FROM VIRGIN, IMPACT-MODIFIED POLYPROPYLENE COPOLYMERS.
3. CHAMBER ROWS SHALL PROVIDE CONTINUOUS, UNOBSTRUCTED INTERNAL SPACE WITH NO INTERNAL SUPPORT PANELS THAT WOULD IMPEDE FLOW OR LIMIT ACCESS FOR INSPECTION.
4. THE STRUCTURAL DESIGN OF THE CHAMBERS, THE STRUCTURAL BACKFILL, AND THE INSTALLATION REQUIREMENTS SHALL ENSURE THAT THE LOAD FACTORS SPECIFIED IN THE AASHTO LRFD BRIDGE DESIGN SPECIFICATIONS, SECTION 12.12, ARE MET FOR: 1) LONG-DURATION DEAD LOADS AND 2) SHORT-DURATION LIVE LOADS, BASED ON THE AASHTO DESIGN TRUCK WITH CONSIDERATION FOR IMPACT AND MULTIPLE VEHICLE PRESENCES.
5. CHAMBERS SHALL MEET THE REQUIREMENTS OF ASTM F2418-16, "STANDARD SPECIFICATION FOR POLYPROPYLENE (PP) CORRUGATED WALL STORMWATER COLLECTION CHAMBERS".
6. CHAMBERS SHALL BE DESIGNED AND ALLOWABLE LOADS DETERMINED IN ACCORDANCE WITH ASTM F2787, "STANDARD PRACTICE FOR STRUCTURAL DESIGN OF THERMOPLASTIC CORRUGATED WALL STORMWATER COLLECTION CHAMBERS".
7. ONLY CHAMBERS THAT ARE APPROVED BY THE SITE DESIGN ENGINEER WILL BE ALLOWED. THE CHAMBER MANUFACTURER SHALL SUBMIT THE FOLLOWING UPON REQUEST TO THE SITE DESIGN ENGINEER FOR APPROVAL BEFORE DELIVERING CHAMBERS TO THE PROJECT SITE:
   a. A STRUCTURAL EVALUATION SEALED BY A REGISTERED PROFESSIONAL ENGINEER THAT DEMONSTRATES THAT THE SAFETY FACTORS ARE GREATER THAN OR EQUAL TO 1.95 FOR DEAD LOAD AND 1.75 FOR LIVE LOAD, THE MINIMUM REQUIRED BY ASTM F2787 AND BY AASHTO FOR THERMOPLASTIC PIPE.
   b. A STRUCTURAL EVALUATION SEALED BY A REGISTERED PROFESSIONAL ENGINEER THAT DEMONSTRATES THAT THE LOAD FACTORS SPECIFIED IN THE AASHTO LRFD BRIDGE DESIGN SPECIFICATIONS, SECTION 12.12, ARE MET. THE 50 YEAR CREEP MODULUS DATA SPECIFIED IN ASTM F2418 MUST BE USED AS PART OF THE AASHTO STRUCTURAL EVALUATION TO VERIFY LONG-TERM PERFORMANCE.
   c. STRUCTURAL CROSS SECTION DETAIL ON WHICH THE STRUCTURAL EVALUATION IS BASED.
8. CHAMBERS AND END CAPS SHALL BE PRODUCED AT AN ISO 9001 CERTIFIED MANUFACTURING FACILITY.

IMPORTANT - NOTES FOR THE BIDDING AND INSTALLATION OF MC-4500 CHAMBER SYSTEM

1. STORMTECH MC-4500 CHAMBERS SHALL NOT BE INSTALLED UNTIL THE MANUFACTURER'S REPRESENTATIVE HAS COMPLETED A PRE-CONSTRUCTION MEETING WITH THE INSTALLERS.
2. STORMTECH MC-4500 CHAMBERS SHALL BE INSTALLED IN ACCORDANCE WITH THE "STORMTECH MC-3500/MC-4500 CONSTRUCTION GUIDE".
3. CHAMBERS ARE NOT TO BE BACKFILLED WITH A DOZER OR EXCAVATOR SITUATED OVER THE CHAMBERS. STORMTECH RECOMMENDS 3 BACKFILL METHODS:
   - STONESHOOTER LOCATED OFF THE CHAMBER BED.
   - BACKFILL AS ROWS ARE BUILT USING AN EXCAVATOR ON THE FOUNDATION STONE OR SUBGRADE.
   - BACKFILL FROM OUTSIDE THE EXCAVATION USING A LONG BOOM HOE OR EXCAVATOR.
4. THE FOUNDATION STONE SHALL BE LEVELED AND COMPACTED PRIOR TO PLACING CHAMBERS.
5. JOINTS BETWEEN CHAMBERS SHALL BE PROPERLY SEATED PRIOR TO PLACING STONE.
6. MAINTAIN MINIMUM 9" (230 mm) SPACING BETWEEN THE CHAMBER ROWS.
7. INLET AND OUTLET MANIFOLDS MUST BE INSERTED A MINIMUM OF 12" (300 mm) INTO CHAMBER END CAPS.
8. EMBEDMENT STONE SURROUNDING CHAMBERS MUST BE A CLEAN, CRUSHED, ANGULAR STONE MEETING THE AASHTO M43 DESIGNATION OF #3 OR #4.
9. STONE SHALL BE BROUGHT UP EVENLY AROUND CHAMBERS SO AS NOT TO DISTORT THE CHAMBER SHAPE. STONE DEPTHS SHOULD NEVER DIFFER BY MORE THAN 12" (300 mm) BETWEEN ADJACENT CHAMBER ROWS.
10. STONE MUST BE PLACED ON THE TOP CENTER OF THE CHAMBER TO ANCHOR THE CHAMBERS IN PLACE AND PRESERVE ROW SPACING.
11. THE CONTRACTOR MUST REPORT ANY DISCREPANCIES WITH CHAMBER FOUNDATION MATERIAL BEARING CAPACITIES TO THE SITE DESIGN ENGINEER.
12. ADS RECOMMENDS THE USE OF "FLEXSTORM CATCH IT" INSERTS DURING CONSTRUCTION FOR ALL INLETS TO PROTECT THE SUBSURFACE STORMWATER MANAGEMENT SYSTEM FROM CONSTRUCTION SITE RUNOFF.

NOTES FOR CONSTRUCTION EQUIPMENT

1. STORMTECH MC-4500 CHAMBERS SHALL BE INSTALLED IN ACCORDANCE WITH THE "STORMTECH MC-3500/MC-4500 CONSTRUCTION GUIDE".
2. THE USE OF EQUIPMENT OVER MC-4500 CHAMBERS IS LIMITED:
   - NO EQUIPMENT IS ALLOWED ON BARE CHAMBERS.
   - NO RUBBER TIRED LOADER, DUMP TRUCK, OR EXCAVATORS ARE ALLOWED UNTIL PROPER FILL DEPTHS ARE REACHED IN ACCORDANCE WITH THE "STORMTECH MC-3500/MC-4500 CONSTRUCTION GUIDE".
   - WEIGHT LIMITS FOR CONSTRUCTION EQUIPMENT CAN BE FOUND IN THE "STORMTECH MC-3500/MC-4500 CONSTRUCTION GUIDE".
3. FULL 36" (900 mm) OF STABILIZED COVER MATERIALS OVER THE CHAMBERS IS REQUIRED FOR DUMP TRUCK TRAVEL OR DUMPING.

USE OF A DOZER TO PUSH EMBEDMENT STONE BETWEEN THE ROWS OF CHAMBERS MAY CAUSE DAMAGE TO CHAMBERS AND IS NOT AN ACCEPTABLE BACKFILL METHOD. ANY CHAMBERS DAMAGED BY USING THE "DUMP AND PUSH" METHOD ARE NOT COVERED UNDER THE STORMTECH STANDARD WARRANTY.

CONTACT STORMTECH AT 1-888-892-2694 WITH ANY QUESTIONS ON INSTALLATION REQUIREMENTS OR WEIGHT LIMITS FOR CONSTRUCTION EQUIPMENT.

PROPOSED LAYOUT

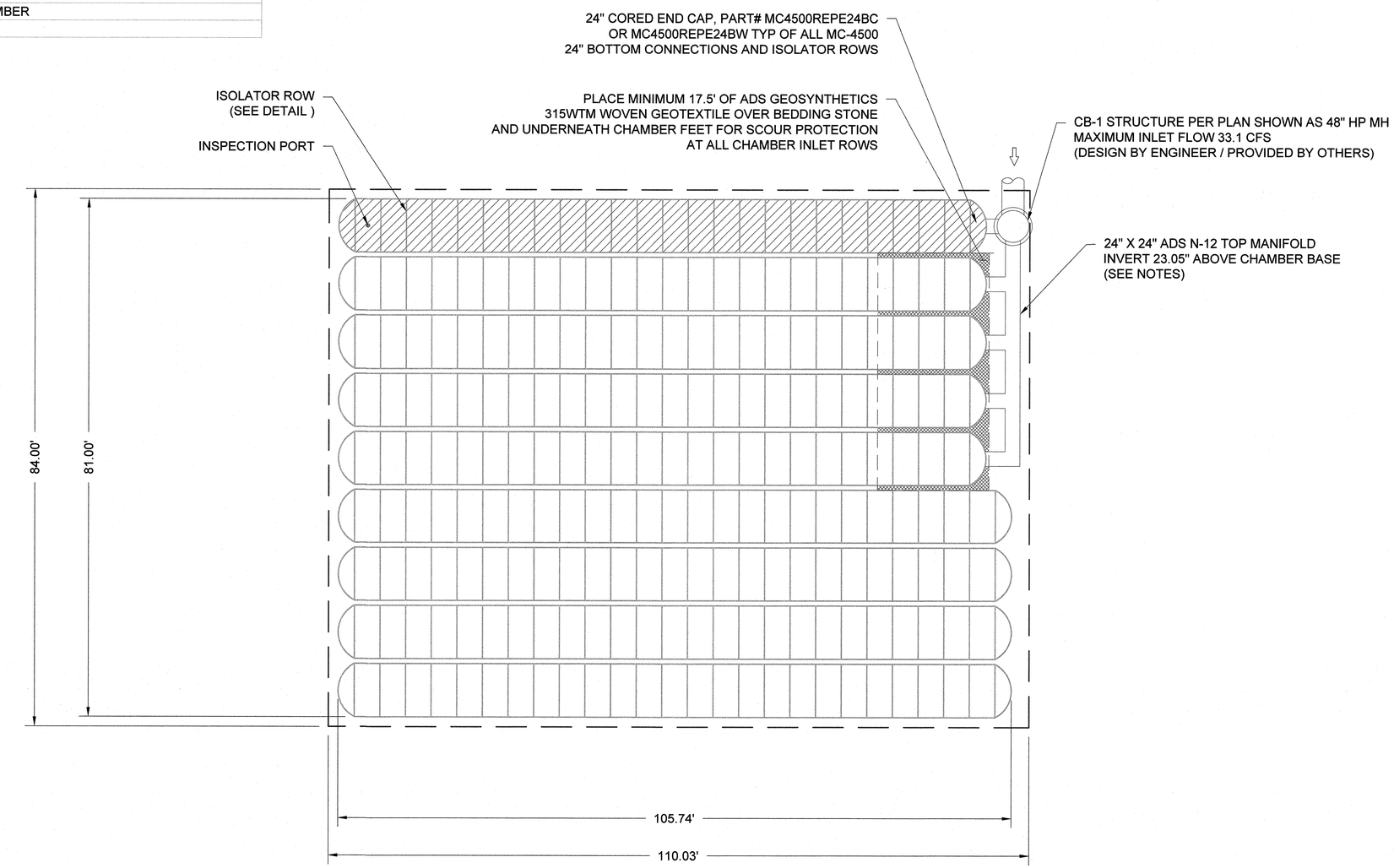
220	STORMTECH MC-4500 CHAMBERS
18	STORMTECH MC-4500 END CAPS
12	STONE ABOVE (in)
9	STONE BELOW (in)
40	% STONE VOID
39398	**INSTALLED SYSTEM VOLUME (CF) (PERIMETER STONE INCLUDED)**
9242	SYSTEM AREA (ft²)
388	SYSTEM PERIMETER (ft)

PROPOSED ELEVATIONS

1883.75	MAXIMUM ALLOWABLE GRADE (TOP OF PAVEMENT/UNPAVED)
1879.25	MINIMUM ALLOWABLE GRADE (UNPAVED WITH TRAFFIC)
1878.75	MINIMUM ALLOWABLE GRADE (UNPAVED NO TRAFFIC)
1878.75	MINIMUM ALLOWABLE GRADE (BASE OF FLEXIBLE PAVEMENT)
1878.75	MINIMUM ALLOWABLE GRADE (TOP OF RIGID PAVEMENT)
1877.75	TOP OF STONE
1876.75	TOP OF MC-4500 CHAMBER
1873.67	24" TOP MANIFOLD INVERT
1871.94	24" ISOLATOR ROW CONNECTION INVERT
1871.75	BOTTOM OF MC-4500 CHAMBER
1871.00	BOTTOM OF STONE

NOTES

- MANIFOLD SIZE TO BE DETERMINED BY SITE DESIGN ENGINEER. SEE TECH SHEET #7 FOR MANIFOLD SIZING GUIDANCE.
- DUE TO THE ADAPTATION OF THIS CHAMBER SYSTEM TO SPECIFIC SITE AND DESIGN CONSTRAINTS, IT MAY BE NECESSARY TO CUT AND COUPLE ADDITIONAL PIPE TO STANDARD MANIFOLD COMPONENTS IN THE FIELD.
- THE SITE DESIGN ENGINEER MUST REVIEW ELEVATIONS AND IF NECESSARY ADJUST GRADING TO ENSURE THE CHAMBER COVER REQUIREMENTS ARE MET.
- THIS CHAMBER SYSTEM WAS DESIGNED WITHOUT SITE-SPECIFIC INFORMATION ON SOIL CONDITIONS OR BEARING CAPACITY. THE SITE DESIGN ENGINEER IS RESPONSIBLE FOR DETERMINING THE SUITABILITY OF THE SOIL AND PROVIDING THE BEARING CAPACITY OF THE INSITU SOILS. THE BASE STONE DEPTH MAY BE INCREASED OR DECREASED ONCE THIS INFORMATION IS PROVIDED.
- THE SITE DESIGN ENGINEER MUST REVIEW THE PROXIMITY OF THE CHAMBERS TO THE RETAINING WALL AND CONSIDER EFFECTS OF POSSIBLE SATURATED SOILS ON THE RETAINING WALL'S INTEGRITY.
- THE SITE DESIGN ENGINEER MUST REVIEW THE PROXIMITY OF THE CHAMBERS TO THE SLOPE AND CONSIDER EFFECTS OF POSSIBLE SATURATED SOILS ON THE SLOPE'S INTEGRITY.
- THE SITE DESIGN ENGINEER MUST REVIEW THE PROXIMITY OF THE CHAMBERS TO THE BUILDING/STRUCTURE. NO FOUNDATION LOADS SHALL BE TRANSMITTED TO THE CHAMBERS. THE SITE DESIGN ENGINEER MUST CONSIDER EFFECTS OF POSSIBLE SATURATED SOILS ON BEARING CAPACITY OF SOILS AND SEEPAGE INTO BASEMENTS.



PASEO AT PINNACLE PARK

SCOTTSDALE, AZ

DATE: 08/22/18 DRAWN: GDL

PROJECT #: S098165 CHECKED: JM

DATE	DRWN	CHKD	DESCRIPTION
10/23/18	DEV	JPR	REVISED PLAN

StormTech®
Detention·Retention·Water Quality
70 INWOOD ROAD, SUITE 3 | ROCKY HILL | CT | 06067
860-529-8188 | 888-892-2694 | WWW.STORMTECH.COM

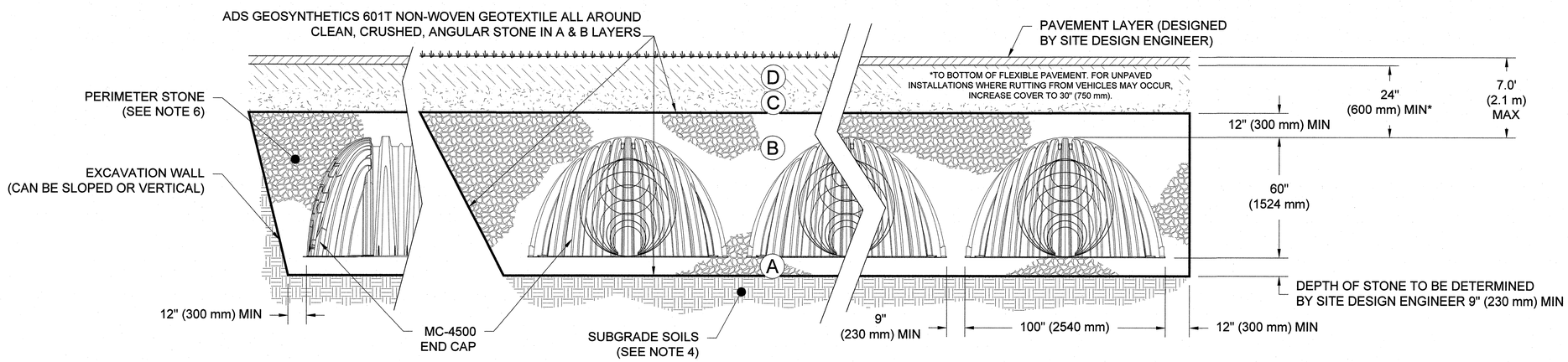
ADS® ADVANCED DRAINAGE SYSTEMS, INC.
4640 TRUEMAN BLVD
HILLIARD, OH 43026

0 20' 40'

ACCEPTABLE FILL MATERIALS: STORMTECH MC-4500 CHAMBER SYSTEMS

MATERIAL LOCATION		DESCRIPTION	AASHTO MATERIAL CLASSIFICATIONS	COMPACTION / DENSITY REQUIREMENT
D	**FINAL FILL:** FILL MATERIAL FOR LAYER 'D' STARTS FROM THE TOP OF THE 'C' LAYER TO THE BOTTOM OF FLEXIBLE PAVEMENT OR UNPAVED FINISHED GRADE ABOVE. NOTE THAT PAVEMENT SUBBASE MAY BE PART OF THE 'D' LAYER	ANY SOIL/ROCK MATERIALS, NATIVE SOILS, OR PER ENGINEER'S PLANS. CHECK PLANS FOR PAVEMENT SUBGRADE REQUIREMENTS.	N/A	PREPARE PER SITE DESIGN ENGINEER'S PLANS. PAVED INSTALLATIONS MAY HAVE STRINGENT MATERIAL AND PREPARATION REQUIREMENTS.
C	**INITIAL FILL:** FILL MATERIAL FOR LAYER 'C' STARTS FROM THE TOP OF THE EMBEDMENT STONE ('B' LAYER) TO 24" (600 mm) ABOVE THE TOP OF THE CHAMBER. NOTE THAT PAVEMENT SUBBASE MAY BE A PART OF THE 'C' LAYER.	GRANULAR WELL-GRADED SOIL/AGGREGATE MIXTURES, <35% FINES OR PROCESSED AGGREGATE. MOST PAVEMENT SUBBASE MATERIALS CAN BE USED IN LIEU OF THIS LAYER.	AASHTO M145[1] A-1, A-2-4, A-3 OR AASHTO M43[1] 3, 357, 4, 467, 5, 56, 57, 6, 67, 68, 7, 78, 8, 89, 9, 10	BEGIN COMPACTIONS AFTER 24" (600 mm) OF MATERIAL OVER THE CHAMBERS IS REACHED. COMPACT ADDITIONAL LAYERS IN 12" (300 mm) MAX LIFTS TO A MIN. 95% PROCTOR DENSITY FOR WELL GRADED MATERIAL AND 95% RELATIVE DENSITY FOR PROCESSED AGGREGATE MATERIALS.
B	**EMBEDMENT STONE:** FILL SURROUNDING THE CHAMBERS FROM THE FOUNDATION STONE ('A' LAYER) TO THE 'C' LAYER ABOVE.	CLEAN, CRUSHED, ANGULAR STONE	AASHTO M43[1] 3, 4	NO COMPACTION REQUIRED.
A	**FOUNDATION STONE:** FILL BELOW CHAMBERS FROM THE SUBGRADE UP TO THE FOOT (BOTTOM) OF THE CHAMBER.	CLEAN, CRUSHED, ANGULAR STONE	AASHTO M43[1] 3, 4	PLATE COMPACT OR ROLL TO ACHIEVE A FLAT SURFACE.[2,3]

PLEASE NOTE:
1. THE LISTED AASHTO DESIGNATIONS ARE FOR GRADATIONS ONLY. THE STONE MUST ALSO BE CLEAN, CRUSHED, ANGULAR. FOR EXAMPLE, A SPECIFICATION FOR #4 STONE WOULD STATE: "CLEAN, CRUSHED, ANGULAR NO. 4 (AASHTO M43) STONE".
2. STORMTECH COMPACTION REQUIREMENTS ARE MET FOR 'A' LOCATION MATERIALS WHEN PLACED AND COMPACTED IN 9" (230 mm) (MAX) LIFTS USING TWO FULL COVERAGES WITH A VIBRATORY COMPACTOR.
3. WHERE INFILTRATION SURFACES MAY BE COMPROMISED BY COMPACTION, FOR STANDARD DESIGN LOAD CONDITIONS, A FLAT SURFACE MAY BE ACHIEVED BY RAKING OR DRAGGING WITHOUT COMPACTION EQUIPMENT. FOR SPECIAL LOAD DESIGNS, CONTACT STORMTECH FOR COMPACTION REQUIREMENTS.



NOTES:

1. MC-4500 CHAMBERS SHALL CONFORM TO THE REQUIREMENTS OF ASTM F2418 "STANDARD SPECIFICATION FOR POLYPROPYLENE (PP) CORRUGATED WALL STORMWATER COLLECTION CHAMBERS".
2. MC-4500 CHAMBERS SHALL BE DESIGNED IN ACCORDANCE WITH ASTM F2787 "STANDARD PRACTICE FOR STRUCTURAL DESIGN OF THERMOPLASTIC CORRUGATED WALL STORMWATER COLLECTION CHAMBERS".
3. "ACCEPTABLE FILL MATERIALS" TABLE ABOVE PROVIDES MATERIAL LOCATIONS, DESCRIPTIONS, GRADATIONS, AND COMPACTION REQUIREMENTS FOR FOUNDATION, EMBEDMENT, AND FILL MATERIALS.
4. THE SITE DESIGN ENGINEER IS RESPONSIBLE FOR ASSESSING THE BEARING RESISTANCE (ALLOWABLE BEARING CAPACITY) OF THE SUBGRADE SOILS AND THE DEPTH OF FOUNDATION STONE WITH CONSIDERATION FOR THE RANGE OF EXPECTED SOIL MOISTURE CONDITIONS.
5. ONCE LAYER 'C' IS PLACED, ANY SOIL/MATERIAL CAN BE PLACED IN LAYER 'D' UP TO THE FINISHED GRADE. MOST PAVEMENT SUBBASE SOILS CAN BE USED TO REPLACE THE MATERIAL REQUIREMENTS OF LAYER 'C' OR 'D' AT THE SITE DESIGN ENGINEER'S DISCRETION.
6. PERIMETER STONE MUST BE EXTENDED HORIZONTALLY TO THE EXCAVATION WALL FOR BOTH VERTICAL AND SLOPED EXCAVATION WALLS.

PASEO AT PINNACLE PARK
SCOTTSDALE, AZ

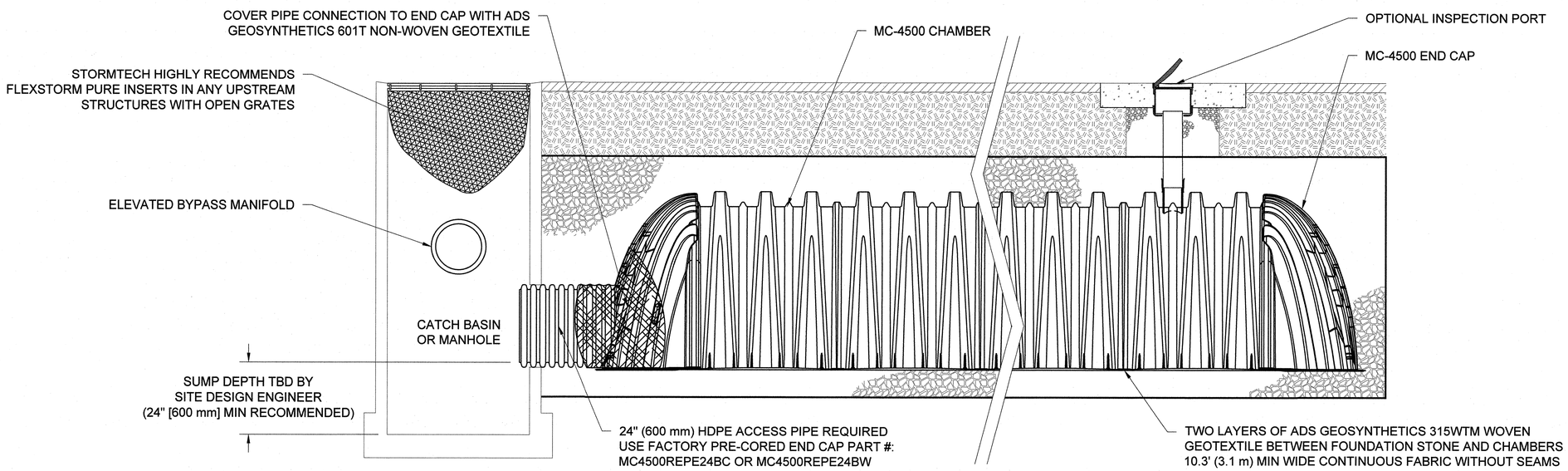
DATE: 08/22/18 DRAWN: GDL
PROJECT #: S098165 CHECKED: JM

DATE	DRWN	CHKD	DESCRIPTION
10/23/18	DEV	JPR	REVISED PLAN

StormTech®
Detention · Retention · Water Quality
70 INWOOD ROAD, SUITE 3 | ROCKY HILL | CT | 06067
860-529-8188 | 888-892-2694 | WWW.STORMTECH.COM

ADS®
ADVANCED DRAINAGE SYSTEMS, INC.
4640 TRUEMAN BLVD
HILLIARD, OH 43026

2-AB-2019
9/13/2019



MC-4500 ISOLATOR ROW DETAIL
NTS

INSPECTION & MAINTENANCE

STEP 1) INSPECT ISOLATOR ROW FOR SEDIMENT
- A. INSPECTION PORTS (IF PRESENT)
  - A.1. REMOVE/OPEN LID ON NYLOPLAST INLINE DRAIN
  - A.2. REMOVE AND CLEAN FLEXSTORM FILTER IF INSTALLED
  - A.3. USING A FLASHLIGHT AND STADIA ROD, MEASURE DEPTH OF SEDIMENT AND RECORD ON MAINTENANCE LOG
  - A.4. LOWER A CAMERA INTO ISOLATOR ROW FOR VISUAL INSPECTION OF SEDIMENT LEVELS (OPTIONAL)
  - A.5. IF SEDIMENT IS AT, OR ABOVE, 3" (80 mm) PROCEED TO STEP 2. IF NOT, PROCEED TO STEP 3.
- B. ALL ISOLATOR ROWS
  - B.1. REMOVE COVER FROM STRUCTURE AT UPSTREAM END OF ISOLATOR ROW
  - B.2. USING A FLASHLIGHT, INSPECT DOWN THE ISOLATOR ROW THROUGH OUTLET PIPE
    - i) MIRRORS ON POLES OR CAMERAS MAY BE USED TO AVOID A CONFINED SPACE ENTRY
    - ii) FOLLOW OSHA REGULATIONS FOR CONFINED SPACE ENTRY IF ENTERING MANHOLE
  - B.3. IF SEDIMENT IS AT, OR ABOVE, 3" (80 mm) PROCEED TO STEP 2. IF NOT, PROCEED TO STEP 3.

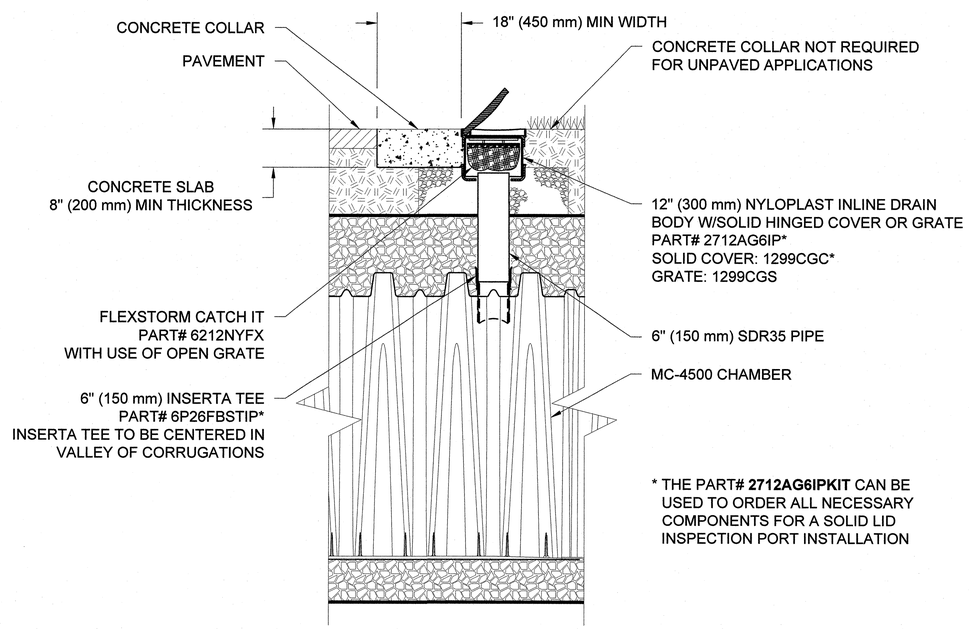
STEP 2) CLEAN OUT ISOLATOR ROW USING THE JETVAC PROCESS
- A. A FIXED CULVERT CLEANING NOZZLE WITH REAR FACING SPREAD OF 45" (1.1 m) OR MORE IS PREFERRED
- B. APPLY MULTIPLE PASSES OF JETVAC UNTIL BACKFLUSH WATER IS CLEAN
- C. VACUUM STRUCTURE SUMP AS REQUIRED

STEP 3) REPLACE ALL COVERS, GRATES, FILTERS, AND LIDS; RECORD OBSERVATIONS AND ACTIONS.

STEP 4) INSPECT AND CLEAN BASINS AND MANHOLES UPSTREAM OF THE STORMTECH SYSTEM.

NOTES

1. INSPECT EVERY 6 MONTHS DURING THE FIRST YEAR OF OPERATION. ADJUST THE INSPECTION INTERVAL BASED ON PREVIOUS OBSERVATIONS OF SEDIMENT ACCUMULATION AND HIGH WATER ELEVATIONS.
2. CONDUCT JETTING AND VACTORING ANNUALLY OR WHEN INSPECTION SHOWS THAT MAINTENANCE IS NECESSARY.



MC-4500 6" (150 mm) INSPECTION PORT DETAIL
NTS

PASEO AT PINNACLE PARK
SCOTTSDALE, AZ

DATE: 08/22/18 DRAWN: GDL
PROJECT #: S098165 CHECKED: JM

DATE	DRWN	CHKD	DESCRIPTION
10/23/18	DEV	JPR	REVISED PLAN

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HILLIARD, OH 43026

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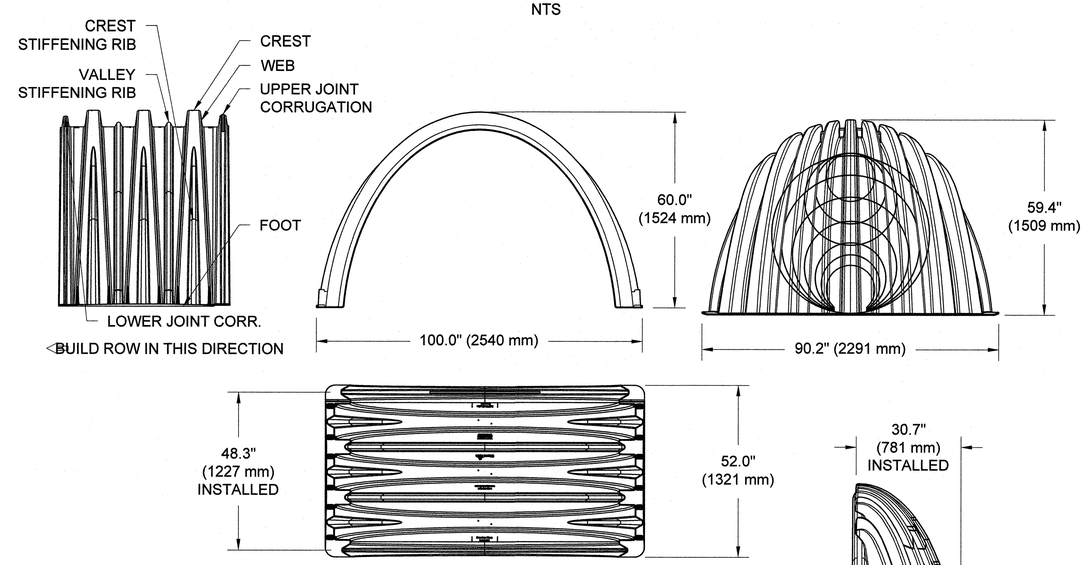
MC-4500 TECHNICAL SPECIFICATION

NTS



NOMINAL CHAMBER SPECIFICATIONS

SIZE (W X H X INSTALLED LENGTH)	100.0" X 60.0" X 48.3"	(2540 mm X 1524 mm X 1227 mm)
CHAMBER STORAGE	106.5 CUBIC FEET	(3.01 m³)
MINIMUM INSTALLED STORAGE*	162.6 CUBIC FEET	(4.60 m³)
WEIGHT	130.0 lbs.	(59.0 kg)

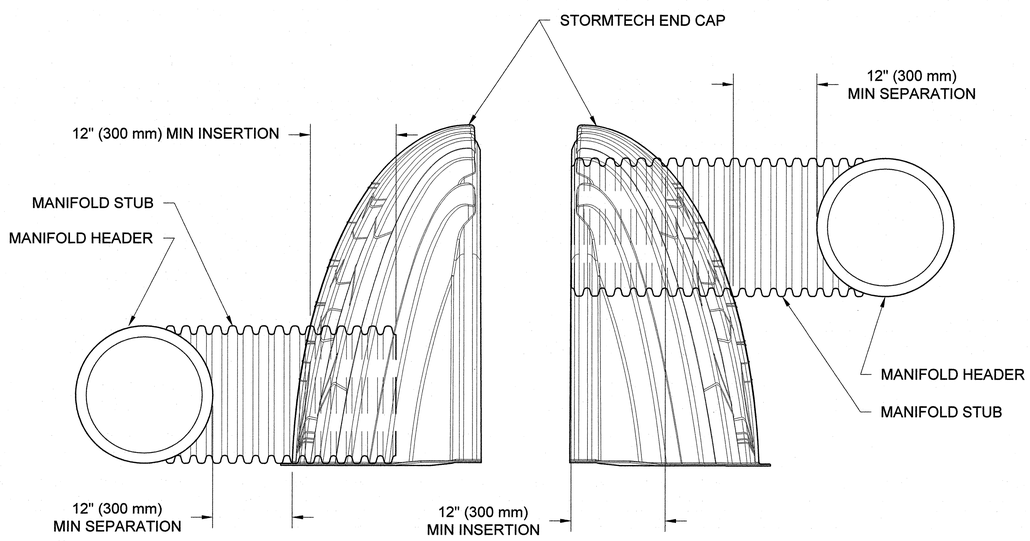
NOMINAL END CAP SPECIFICATIONS

SIZE (W X H X INSTALLED LENGTH)	90.2" X 59.4" X 30.7"	(2291 mm X 1509 mm X 781 mm)
END CAP STORAGE	35.7 CUBIC FEET	(1.01 m³)
MINIMUM INSTALLED STORAGE*	108.7 CUBIC FEET	(3.08 m³)
WEIGHT	135.0 lbs.	(61.2 kg)

*ASSUMES 12" (305 mm) STONE ABOVE, 9" (229 mm) STONE FOUNDATION AND BETWEEN CHAMBERS, 12" (305 mm) STONE PERIMETER IN FRONT OF END CAPS AND 40% STONE POROSITY.

MC-SERIES END CAP INSERTION DETAIL

NTS

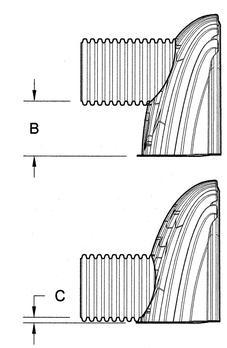


NOTE: MANIFOLD STUB MUST BE LAID HORIZONTAL FOR A PROPER FIT IN END CAP OPENING.

STUBS AT BOTTOM OF END CAP FOR PART NUMBERS ENDING WITH "B"
STUBS AT TOP OF END CAP FOR PART NUMBERS ENDING WITH "T"
END CAPS WITH A WELDED CROWN PLATE END WITH "C"
END CAPS WITH A PREFABRICATED WELDED STUB END WITH "W"

PART #	STUB	B	C
MC4500REPE06T	6" (150 mm)	42.54" (1.081 m)	---
MC4500REPE06B		---	0.86" (22 mm)
MC4500REPE08T	8" (200 mm)	40.50" (1.029 m)	---
MC4500REPE08B		---	1.01" (26 mm)
MC4500REPE10T	10" (250 mm)	38.37" (975 mm)	---
MC4500REPE10B		---	1.33" (34 mm)
MC4500REPE12T	12" (300 mm)	35.69" (907 mm)	---
MC4500REPE12B		---	1.55" (39 mm)
MC4500REPE15T	15" (375 mm)	32.72" (831 mm)	---
MC4500REPE15B		---	1.70" (43 mm)
MC4500REPE18TC	18" (450 mm)	29.36" (746 mm)	---
MC4500REPE18TW			
MC4500REPE18BC		---	1.97" (50 mm)
MC4500REPE18BW			
MC4500REPE24TC	24" (600 mm)	23.05" (585 mm)	---
MC4500REPE24TW			
MC4500REPE24BC		---	2.26" (57 mm)
MC4500REPE24BW			
MC4500REPE30BC	30" (750 mm)	---	2.95" (75 mm)
MC4500REPE36BC	36" (900 mm)	---	3.25" (83 mm)
MC4500REPE42BC	42" (1050 mm)	---	3.55" (90 mm)

NOTE: ALL DIMENSIONS ARE NOMINAL



CUSTOM PRECORED INVERTS ARE AVAILABLE UPON REQUEST. INVENTORIED MANIFOLDS INCLUDE 12-24" (300-600 mm) SIZE ON SIZE AND 15-48" (375-1200 mm) ECCENTRIC MANIFOLDS. CUSTOM INVERT LOCATIONS ON THE MC-4500 END CAP CUT IN THE FIELD ARE NOT RECOMMENDED FOR PIPE SIZES GREATER THAN 10" (250 mm). THE INVERT LOCATION IN COLUMN 'B' ARE THE HIGHEST POSSIBLE FOR THE PIPE SIZE.

PASEO AT PINNACLE PARK
SCOTTSDALE, AZ

DATE: 08/22/18 DRAWN: GDL
PROJECT #: S098165 CHECKED: JM

DATE	DEV	DRWN	CHKD	DESCRIPTION
10/23/18		JPR		REVISED PLAN

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4640 TRUEMAN BLVD
HILLIARD, OH 43026

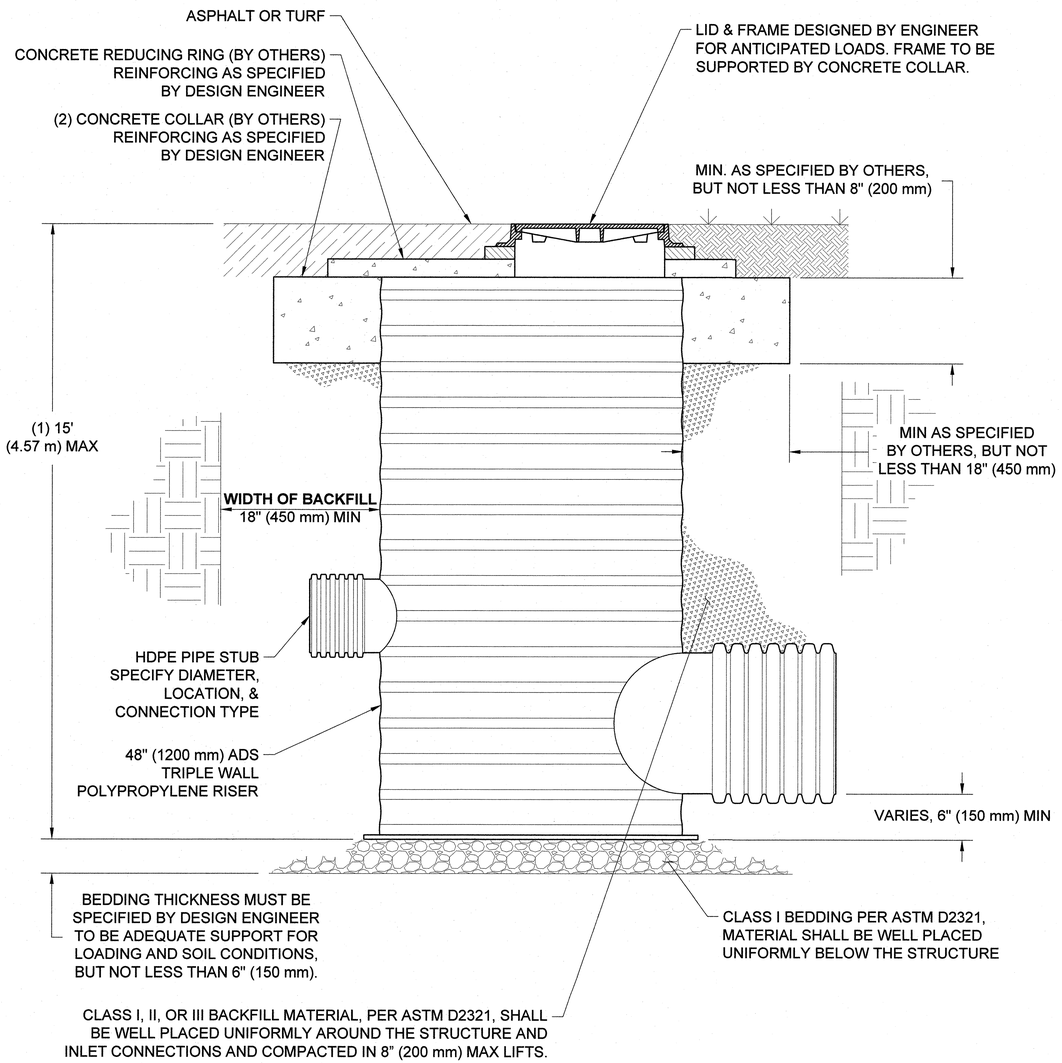
2-AB-2019
9/13/2019

HP MANHOLE INSTALLATION

NTS

NOTES:

1. FOR BURIAL DEPTHS GREATER THAN 15' (4.57 m), OR WHERE GROUND WATER WILL BE ENCOUNTERED, CONTACT ADS ENGINEERING SERVICES.
2. AVOID CONSTRUCTION LOADING ON STRUCTURE PRIOR TO CONCRETE COLLAR INSTALLATION.



PASEO AT PINNACLE PARK
SCOTTSDALE, AZ

DATE: 08/22/18 DRAWN: GDL
PROJECT #: S098165 CHECKED: JM

DATE	DRWN	CHKD	DESCRIPTION
10/23/18	DEV	JPR	REVISED PLAN

Nyloplast®
3130 VERONA AVE
BUFORD, GA 30518
PHN (770) 932-2443
FAX (770) 932-2490
www.nyloplast-us.com

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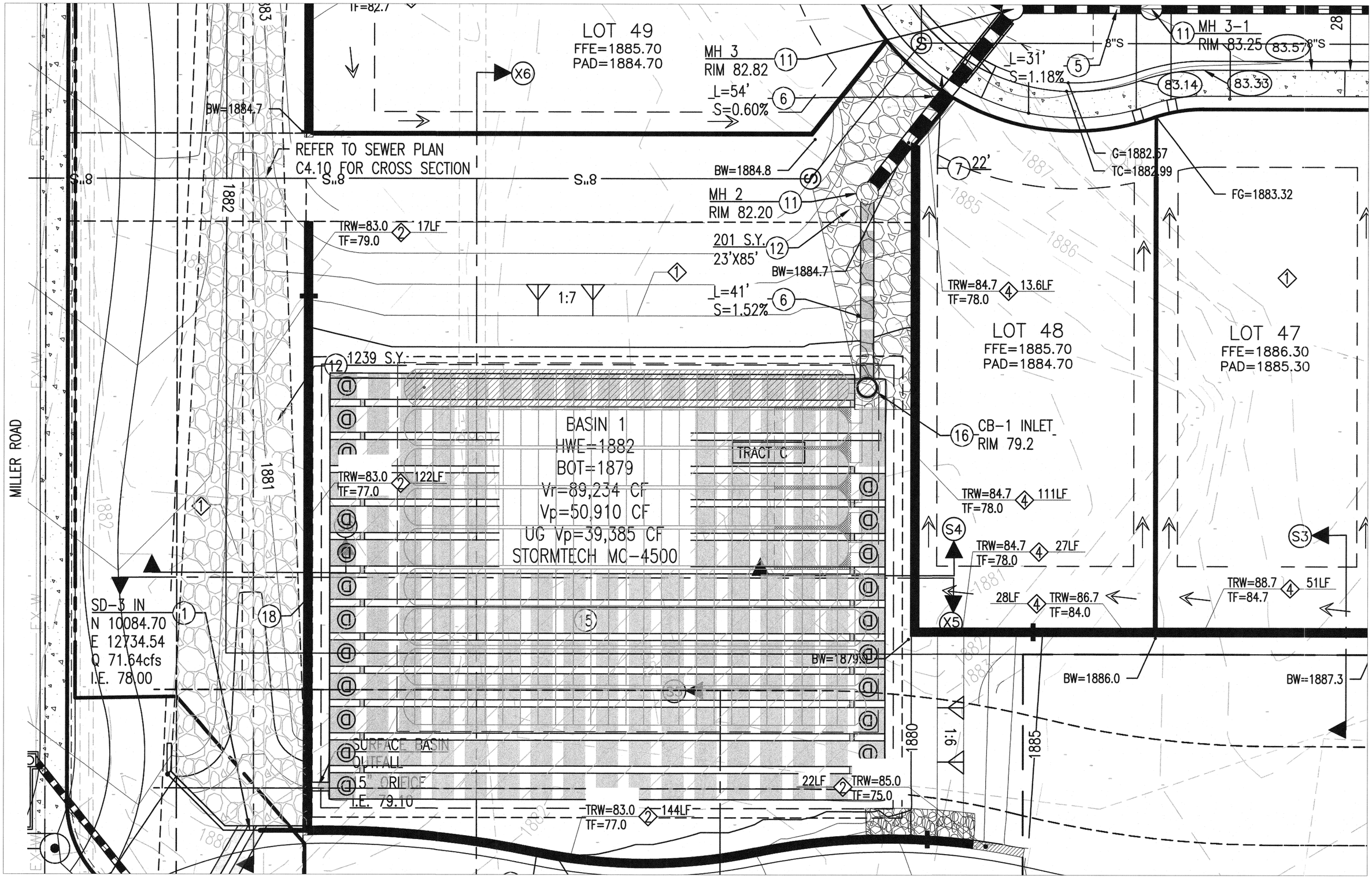
ADVANCED DRAINAGE SYSTEMS, INC.
4640 TRUEMAN BLVD
HILLIARD, OH 43026

2-AB-2019
9/13/2019



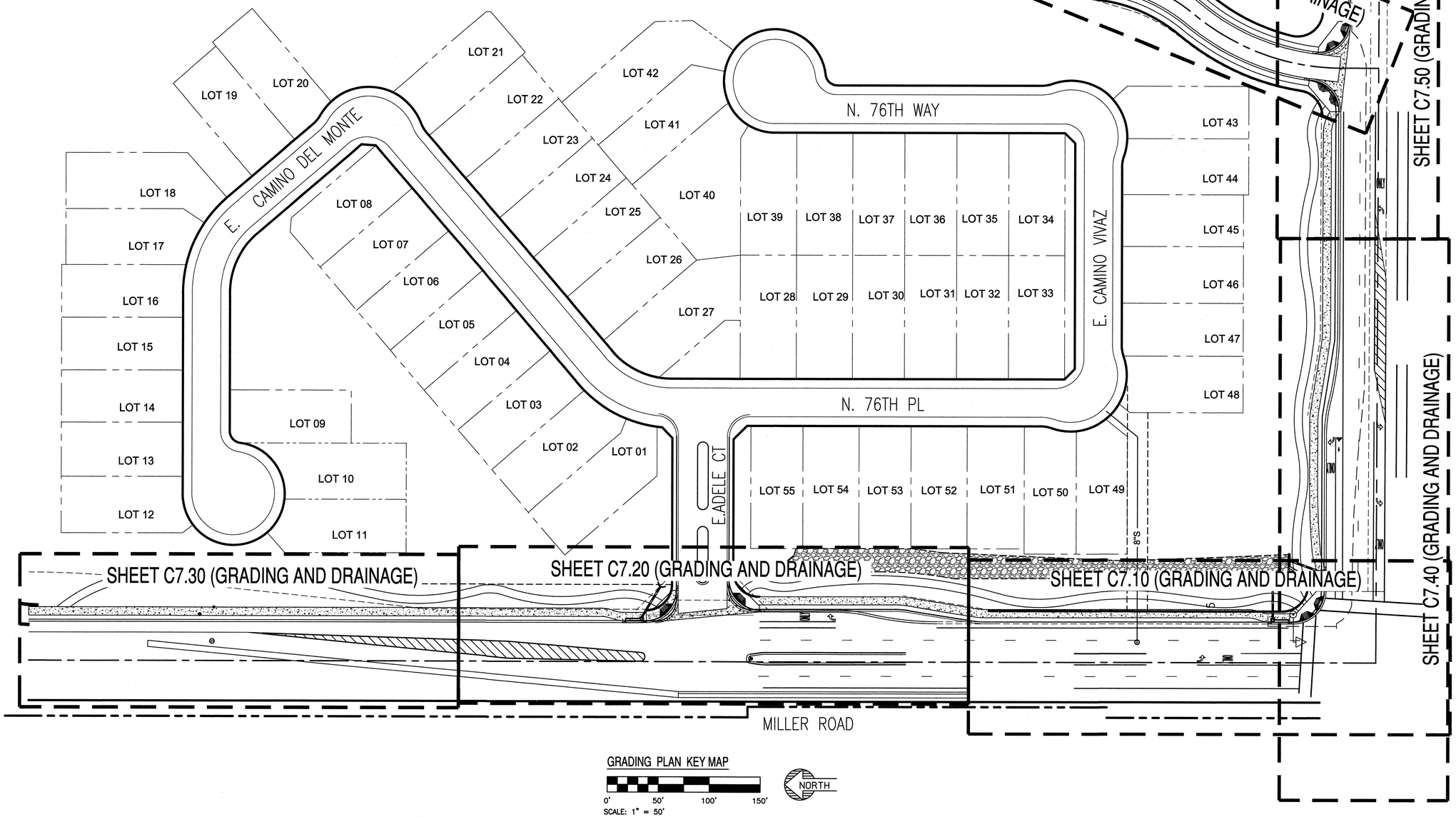
2-AB-2019
9/13/2019

PROPOSED LEGEND

- PROPERTY LINE
- SAWCUT LINE
- ROAD CENTERLINE
- 4" ROLL CURB
- ADA RAMP
- CATCH BASIN
- STORM PIPE
- TC=XX.XX G=XX.XX — EXISTING GUTTER & TO CURB ELEVATION
- FLOW ARROW
- LIMIT OF OFF-SITE COI
- CONCRETE SIDEWALK
- AC PAVEMENT

GENERAL NOTES FOR PUBLIC WORKS CONSTRUCTION

1. ALL CONSTRUCTION IN THE PUBLIC RIGHTS-OF-WAY OR IN EASEMENTS GRANTED FOR PUBLIC USE MUST CONFORM TO THE LATEST MARICOPA ASSOCIATION OF GOVERNMENTS (MAG) UNIFORM STANDARD SPECIFICATIONS AND UNIFORM STANDARD DETAILS FOR PUBLIC WORKS CONSTRUCTION AS AMENDED BY THE LATEST VERSION OF THE CITY OF SCOTTSDALE SUPPLEMENTAL STANDARD SPECIFICATIONS AND SUPPLEMENTAL STANDARD DETAILS. IF THERE IS A CONFLICT, THE CITY'S SUPPLEMENTAL STANDARD DETAILS WILL GOVERN.
2. THE CITY ONLY APPROVES THE SCOPE, NOT THE DETAIL, OF ENGINEERING DESIGNS; THEREFORE, IF CONSTRUCTION QUANTITIES ARE SHOWN ON THESE PLANS, THEY ARE NOT VERIFIED BY THE CITY.
3. THE APPROVAL OF PLANS IS VALID FOR SIX (6) MONTHS. IF AN ENCROACHMENT PERMIT FOR THE CONSTRUCTION HAS NOT BEEN ISSUED WITHIN SIX MONTHS, THE PLANS MUST BE RESUBMITTED TO THE CITY FOR REAPPROVAL.
4. A PUBLIC WORKS INSPECTOR WILL INSPECT ALL WORKS WITHIN THE CITY OF SCOTTSDALE RIGHTS-OF-WAY AND IN EASEMENTS. NOTIFY INSPECTION SERVICES 24 HOURS PRIOR TO BEGINNING CONSTRUCTION BY CALLING 480-312-5750.
5. WHENEVER EXCAVATION IS NECESSARY, CALL THE BLUE STAKE CENTER, 602-263-1100, TWO WORKING DAYS BEFORE EXCAVATION BEGINS. THE CENTER WILL SEE THAT THE LOCATION OF THE UNDERGROUND UTILITY LINES IS IDENTIFIED FOR THE PROJECT. CALL "COLLECT" IF NECESSARY.
6. ENCROACHMENT PERMITS ARE REQUIRED FOR ALL WORK IN PUBLIC RIGHTS-OF-WAY AND EASEMENTS GRANTED FOR PUBLIC PURPOSES. AN ENCROACHMENT PERMIT WILL BE ISSUED BY THE CITY ONLY AFTER THE REGISTRANT HAS PAID A BASE FEE PLUS A FEE FOR INSPECTION SERVICES. COPIES OF ALL PERMITS MUST BE RETAINED ON-SITE AND BE AVAILABLE FOR INSPECTION AT ALL TIMES. FAILURE TO PRODUCE THE REQUIRED PERMITS WILL RESULT IN IMMEDIATE SUSPENSION OF ALL WORK UNTIL THE PROPER PERMIT DOCUMENTATION IS OBTAINED.
7. ALL EXCAVATION AND GRADING THAT IS NOT IN THE PUBLIC RIGHTS-OF-WAY OR NOT IN EASEMENTS GRANTED FOR PUBLIC USE MUST CONFORM TO CHAPTER 70, EXCAVATION AND GRADING, OF THE LATEST EDITION OF THE UNIFORM BUILDING CODE PREPARED BY THE INTERNATIONAL CONFERENCE OF BUILDING OFFICIALS. A PERMIT FOR THIS GRADING MUST BE SECURED FROM THE CITY FOR A FEE ESTABLISHED BY THE UNIFORM BUILDING CODE.



Call at least two full working days before you begin excavation. ARIZONA 811 Arizona Blue Stake, Inc. Dial 8-1-1 or 1-800-STAKE-IT (782-5348) In Maricopa County: (602) 263-1100

NOTE TO CONTRACTOR:
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Registered Professional Engineer (Civil) CERTIFICATE NO. 45621 ALI SAMIH FAKIH Date Signed 01-23-19 ARIZONA, U.S.A.

SEG SUSTAINABILITY ENGINEERING GROUP
8280 E GELDING DR #101, SCOTTSDALE, ARIZONA 85260
WWW.AZSEG.COM TEL. 480.588.7226

LENNAR®

PROJECT: PASEO AT PINNACLE PEAK RESIDENTIAL DEVELOPMENT

LOCATION: 7676 E PINNACLE PEAK RD. SCOTTSDALE, AZ 85244

DRAWN: CULVER
DESIGNED: CULVER
CHECKED: COUNSELL
PROJ. MGR.: FAKIH

DATE: 01/23/2019

ISSUED FOR: CONSTRUCTION DOCUMENTS

REVISION NO.:	DATE:
1	
2	
3	
4	

JOB NO.: 170566

SHEET TITLE: OVERALL OFFSITE PLAN KEY MAP

SHEET NO.: C7.00

2-AB-2019
9/13/2019

OFFSITE CONSTRUCTION NOTES

(2) CONSTRUCT 4" ROLLED CURB AND GUTTER PER MAG STD DTL 220-1 TYPE 'C', COLOR TO BE SAN DIEGO BUFF. (DAVIS # 5237)

(4) CONSTRUCT CURB RAMP PER MAG STD DTL-236-4.

(5) CONSTRUCT 5' CURB AND GUTTER TRANSITION PER MAG STD DTL 221. (4" ROLLED CURB TO 6" VERTICAL CURB AND GUTTER).

(7) CONSTRUCT CONCRETE SIDEWALK PER MAG STD DTL 230. WIDTH PER PLAN

(11) SAWCUT EXISTING PAVEMENT TO PROVIDE STRAIGHT VERTICAL EDGES, FREE FROM IRREGULARITIES. SAWCUT SIDEWALK TO NEAREST JOINT.

(12) CONSTRUCT CONCRETE CATCH BASIN PER C.O.P. STD. P-1569, L=13'. SEE SHEET C7.70 FOR DETAILS.

(13) INSTALL 18" RGRCP CULVERT & CONNECT THROUGH HEADWALL. SLOPE PER PLAN.

(15) ABANDON EXISTING CATCH BASIN IN PLACE.

(16) INSTALL SURVEY MARKER PER C.O.S STD DTL 2120

(17) INSTALL 3" AC ON 6" ABC ON COMPACTED SUBGRADE PER GEOTECHNICAL REPORT BY WESTER TECHNOLOGIES, INC AND MAG SPEC 301, 310 AND 321.

(18) ADJUST VALVE BOX & COVER TO FINISH GRADE PER MAG STD DTL 270. *=LOCATED PER QS 45-46. VERIFY IN FIELD.

(19) ADJUST MANHOLE FRAME & COVER TO FINISH GRADE PER MAG STD DTL 422.

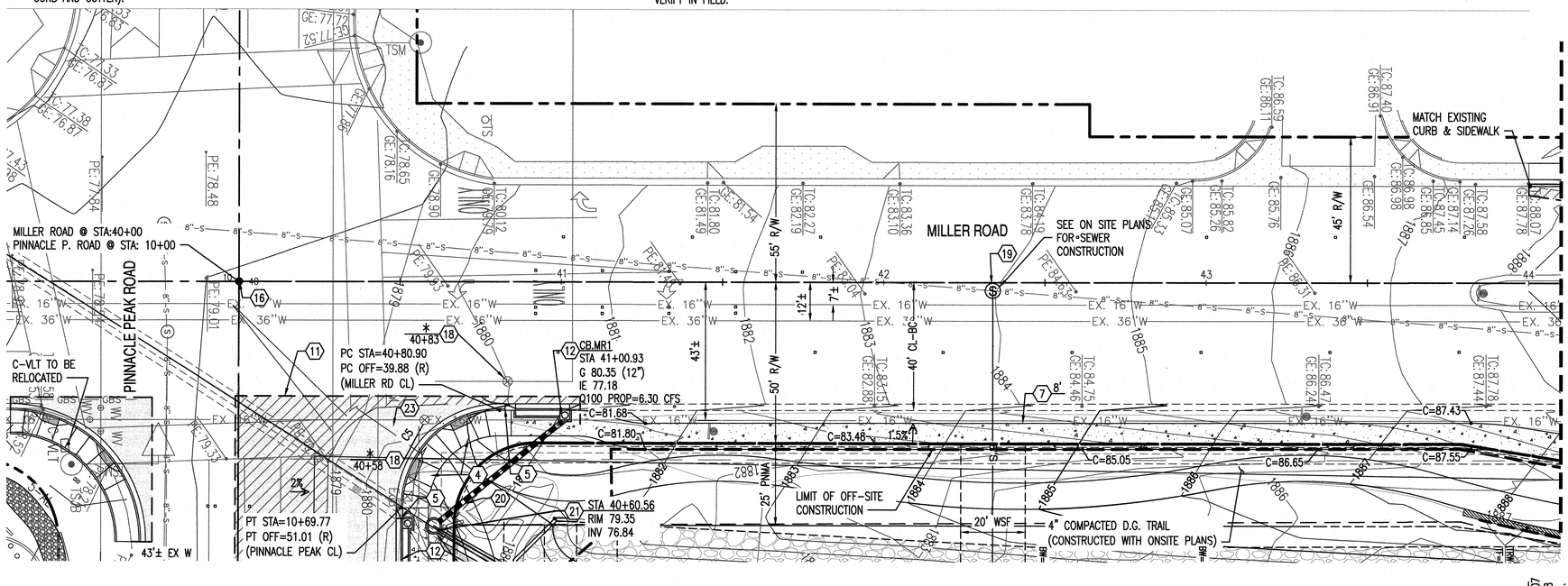
(20) INSTALL 12" RGRCP CLASS IV CONNECTOR PIPE. LENGTH AND SLOPE PER PROFILE.

(21) CONSTRUCT STORM DRAIN MANHOLE WITH FLAT TOP LID PER MAG STD DETAIL 520 OVER EXISTING 24" CMP STORM DRAIN & CONNECT 12" RGRCP CONNECTOR PIPE.

(23) REFER TO TRAFFIC SIGNAL PLANS FOR RELOCATION OF EXISTING SIGNALS.

NOTE:
MATCH EXISTING GRADE; CONTRACTOR TO VERIFY IN FIELD ALL GRADES PRIOR TO ANY CONSTRUCTION ACTIVITIES AND TO CONTACT ENGINEER IN CASE OF ANY DISCREPANCIES.

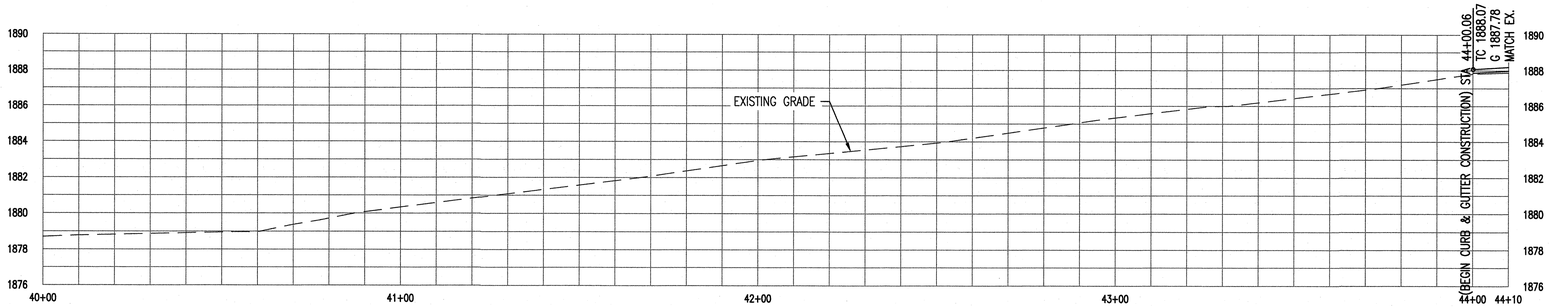
CURVE TABLE			
Curve #	CENTRAL ANGLE	Radius	Length
C5	90°00'00"	300.00	47.12



LEGEND

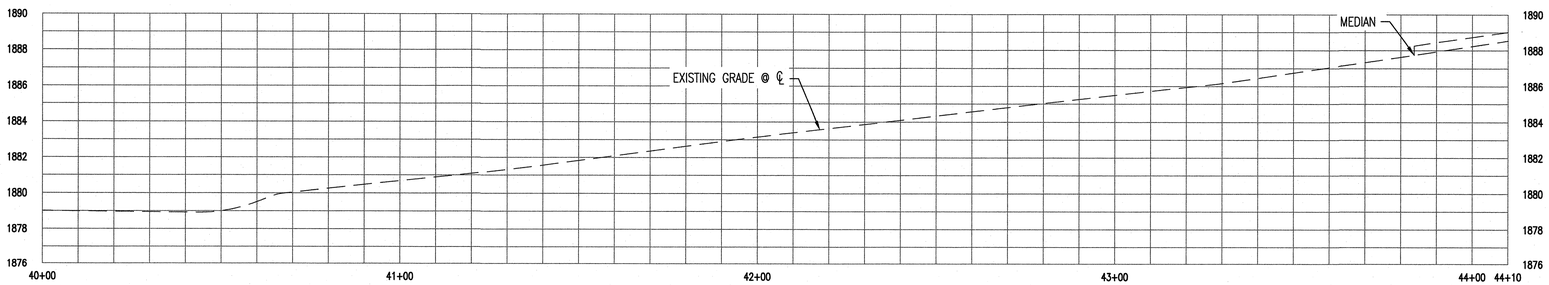
- PROPERTY LINE
- SAWCUT LINE
- ROAD CENTERLINE
- 6" CURB & GUTTER
- 4" ROLL CURB
- ADA RAMP
- CATCH BASIN
- CURB TRANSITION
- STORM PIPE
- TC=XX.XX G=XX.XX — EXISTING GUTTER & TOP OF CURB ELEVATION
- FLOW ARROW
- LIMIT OF OFF-SITE CONSTRUCTION
- CONCRETE SIDEWALK
- AC PAVEMENT
- PAVEMENT REMOVAL

0' 20' 40' 60'
SCALE: 1" = 20'
NORTH



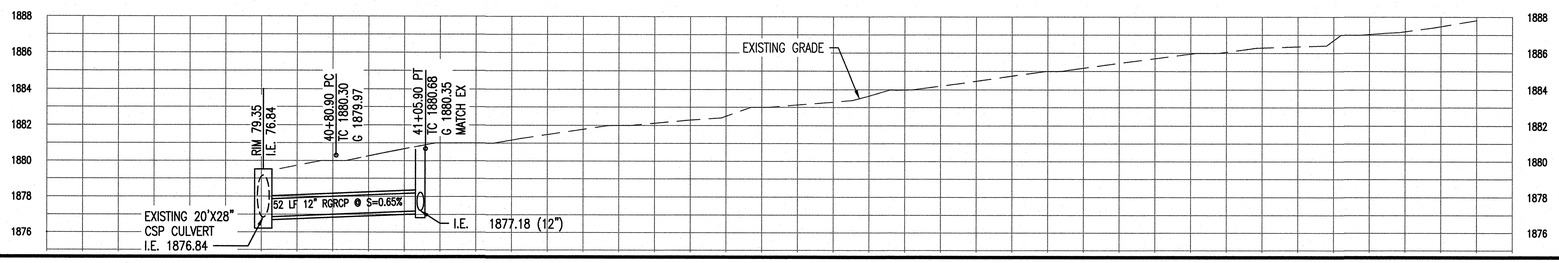
MILLER ROAD LEFT CURB PROFILE

SCALE:
HORZ: 1"=20'
VERT:1"=4'



MILLER ROAD CENTERLINE PROFILE

SCALE:
HORZ: 1"=20'
VERT:1"=4'



MILLER ROAD RIGHT CURB PROFILE

SCALE:
HORZ: 1"=20'
VERT:1"=4'

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ARIZONA 811
Arizona Blue Stake, Inc.
Dial 8-1-1 or 1-800-STAKE-IT (782-5348)
In Maricopa County: (602) 263-1100

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Registered Professional Engineer (Civil)
CERTIFICATE NO. 45621
ALI SAMIH FAKIH
Date Signed 01-23-19
ARIZONA, U.S.A.

SEG SUSTAINABILITY ENGINEERING GROUP
8280 E GELDING DR #101, SCOTTSDALE, ARIZONA 85260
WWW.AZSEG.COM TEL. 480.588.7226

PROJECT
PASCO AT PINNACLE PEAK RESIDENTIAL DEVELOPMENT

LOCATION
7676 E PINNACLE PEAK RD.
SCOTTSDALE, AZ 85244

DRAWN — CULVER
DESIGNED — CULVER
CHECKED — COUNSELL
PROJ. MGR. — FAKIH

DATE:
01/23/2019

ISSUED FOR:
CONSTRUCTION DOCUMENTS

REVISION NO.:	DATE:
1	
2	
3	
4	

JOB NO.: 170566

SHEET TITLE:
MILLER ROAD
OFFSITE G&D PLAN

SHEET NO.:
C7.10

2-AB-2019
9/13/2019

OFFSITE CONSTRUCTION NOTES

1. INSTALL 1" RAC ON 2" AC ON 3" AC ON 9" ABC MATERIAL ON COMPACTED SUBGRADE PER TYPICAL SECTION ON SHEET C7.70 & GEOTECHNICAL REPORT BY GTI, INC AND MAG SPEC 301, 310 AND 321.
2. CONSTRUCT 4" ROLLED CURB AND GUTTER PER MAG STD DTL 220-1 TYPE 'C', COLOR TO BE SAN DIEGO BUFF. (DAVIS # 5237)
3. CONSTRUCT 4" ROLLED CURB AND GUTTER PER MAG STD DTL 220-1 TYPE 'D', COLOR TO BE SAN DIEGO BUFF. (DAVIS # 5237)
3A. CONSTRUCT 6" VERTICAL CURB AND GUTTER PER MAG STD DTL 220-1 TYPE 'A'. COLOR TO BE SAM DIEG BUFF (DAVIS #5237)
4. CONSTRUCT CURB RAMP PER MAG STD DTL-236-4.
4A. CONSTRUCT MODIFIED CURB RAMP PER MAG STD DTL-236-4.
5. CONSTRUCT 5' CURB AND GUTTER TRANSITION PER MAG STD DTL 221. (4" ROLLED CURB TO 6" VERTICAL CURB AND GUTTER).
5A. 5' TRANSITION FROM 6" HIGH VERTICAL CURB TO 0" HEIGHT AT END.
6. CONSTRUCT VALLEY GUTTER PER MAG STD. DTL. 240.
7. CONSTRUCT CONCRETE SIDEWALK PER MAG STD DTL 230. WIDTH PER PLAN
8. CONSTRUCT AC PAVEMENT THICKENED EDGE PER MAG STD DET 201. TYPE "A".
9. CONSTRUCT 6' SHOULDER.
10. CONSTRUCT "U" TYPE HEADWALL PER MAG STD DTD 501-1. COLOR TO BE 'TRAIL DUST' (DAVIS #6123).
11. SAWCUT EXISTING PAVEMENT TO PROVIDE STRAIGHT VERTICAL EDGES, FREE FROM IRREGULARITIES. SAWCUT SIDEWALK TO NEAREST JOINT.
12. CONSTRUCT CONCRETE CATCH BASIN PER C.O.P. STD. P-1569, L=13'. SEE SHEET C7.70 FOR DETAILS.
13. INSTALL 18" RGRCP CULVERT & CONNECT THROUGH HEADWALL. SLOPE PER PLAN.
14. REMOVE EXISTING CONCRETE CURB.
16. INSTALL SURVEY MARKER PER C.O.S STD DTL 2120
18. ADJUST VALVE BOX & COVER TO FINISH GRADE PER MAG STD DTL 270. *=LOCATED PER QS 45-46. VERIFY IN FIELD.
19. ADJUST MANHOLE FRAME & COVER TO FINISH GRADE PER MAG STD DTL 422.
22. PROTECT EXISTING ELECTRICAL CABINETS.
29. REMOVE AND DISPOSE OF EXISTING BARRICADE STRUCTURE.

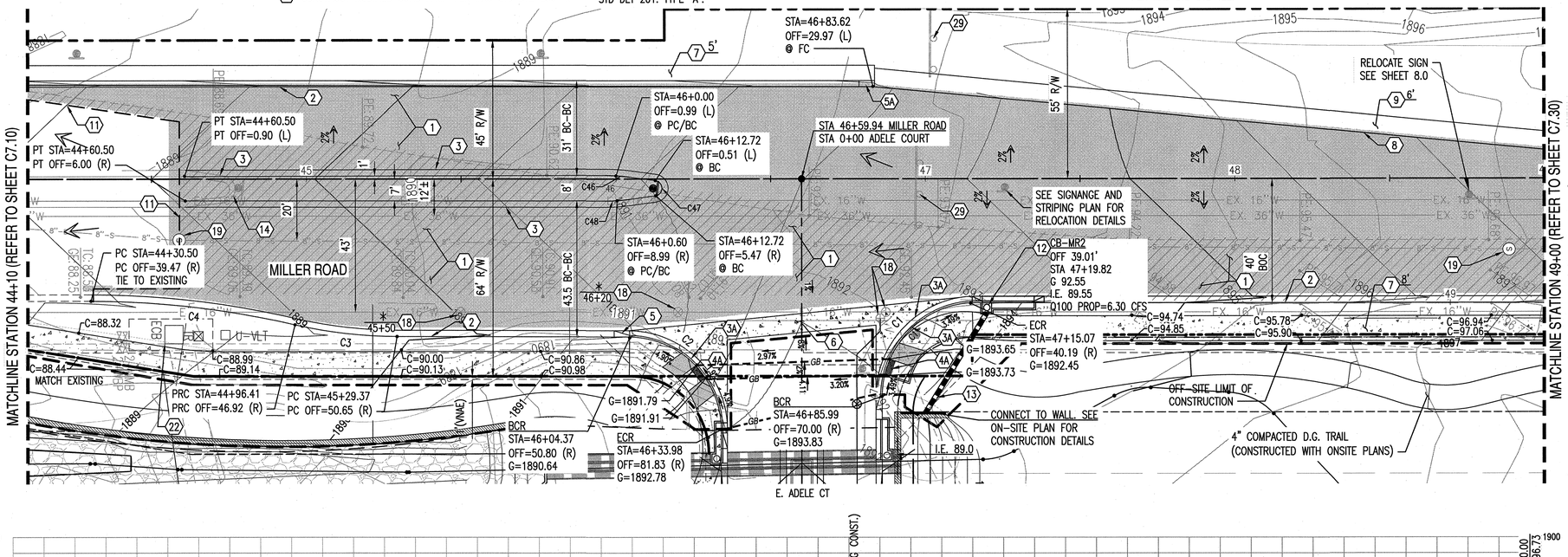
NORTH

0' 20' 40' 60'

SCALE: 1" = 20'

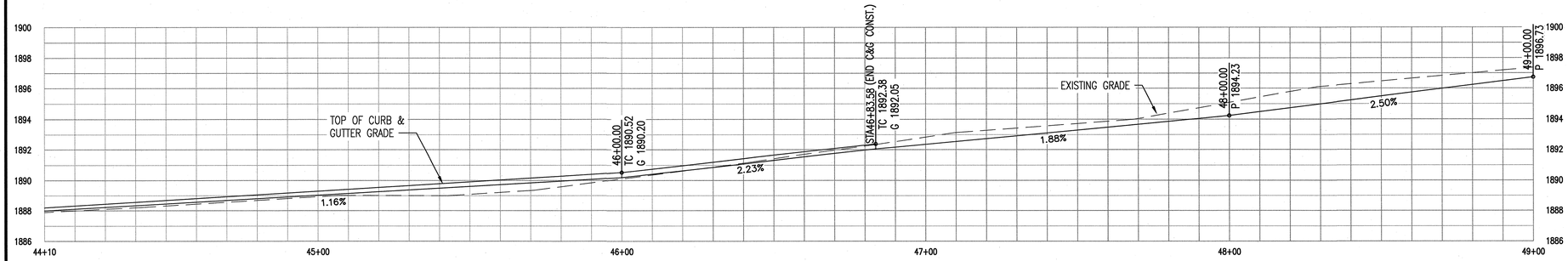
CURVE TABLE			
Curve #	CENTRAL ANGLE	Radius	Length
C1	88°15'09"	30.00	46.21
C2	90°58'06"	30.00	47.67
C3	12°41'48"	150.00	33.23
C4	12°41'41"	300.00	66.47

CURVE TABLE			
Curve #	CENTRAL ANGLE	Radius	Length
C58	007°47'08"	59.50	8.09
C59	164°36'49"	2.50	7.18
C60	007°47'02"	59.50	8.08



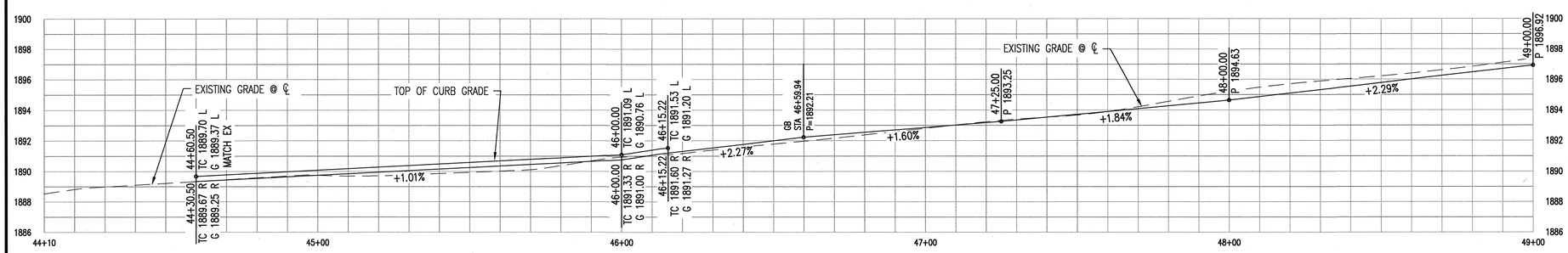
LEGEND

- PROPERTY LINE
- SAWCUT LINE
- ROAD CENTERLINE
- 6" CURB & GUTTER
- 4" ROLL CURB
- ADA RAMP
- CATCH BASIN
- CURB TRANSITION
- STORM PIPE
- TC=XX.XX G=XX.XX — EXISTING GUTTER & TOP OF CURB ELEVATION
- FLOW ARROW
- LIMIT OF OFF-SITE CONSTRUCTION
- CONCRETE SIDEWALK
- AC PAVEMENT
- PAVEMENT REMOVAL



MILLER ROAD LEFT CURB PROFILE

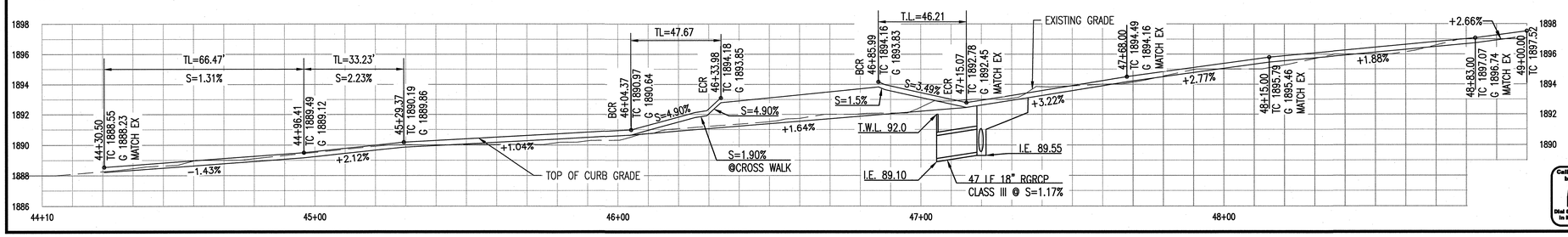
SCALE: HORZ: 1"=20' VERT:1"=4'



MILLER ROAD CENTERLINE PROFILE

SCALE: HORZ: 1"=20' VERT:1"=4'

NOTE:
MATCH EXISTING GRADE; CONTRACTOR TO VERIFY IN FIELD ALL GRADES PRIOR TO ANY CONSTRUCTION ACTIVITIES AND TO CONTACT ENGINEER IN CASE OF ANY DISCREPANCIES.



MILLER ROAD RIGHT CURB PROFILE

SCALE: HORZ: 1"=20' VERT:1"=4'

Call at least two full working days before you begin excavation. ARIZONA 811 Arizona Blue Stake, Inc. Dial 8-1-1 or 1-800-STAKE-IT (782-5348) In Maricopa County: (602) 263-1100

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Registered Professional Engineer (Civil) CERTIFICATE NO. 45621 ALI SAMIH FAKIH Date Signed 01-23-19 ARIZONA, U.S.A.

SUSTAINABILITY ENGINEERING GROUP
SEG
8280 E GELDING DR #101, SCOTTSDALE, ARIZONA 85260
WWW. AZSEG.COM TEL 480.588.7226

PROJECT: PASEO AT PINNACLE PEAK RESIDENTIAL DEVELOPMENT

LOCATION: 7676 E PINNACLE PEAK RD. SCOTTSDALE, AZ 85244

DRAWN — CULVER
DESIGNED — CULVER
CHECKED — COUNSELL
PROJ. MGR. — FAKIH

DATE: 01/23/2019

ISSUED FOR: CONSTRUCTION DOCUMENTS

REVISION NO.:	DATE:
1	
2	
3	
4	

JOB NO.: 170566

SHEET TITLE:

MILLER ROAD OFFSITE G&D PLAN

SHEET NO.: C7.20

CASE #: 4-PP-2018

2-AB-2019
9/13/2019

NOTE:
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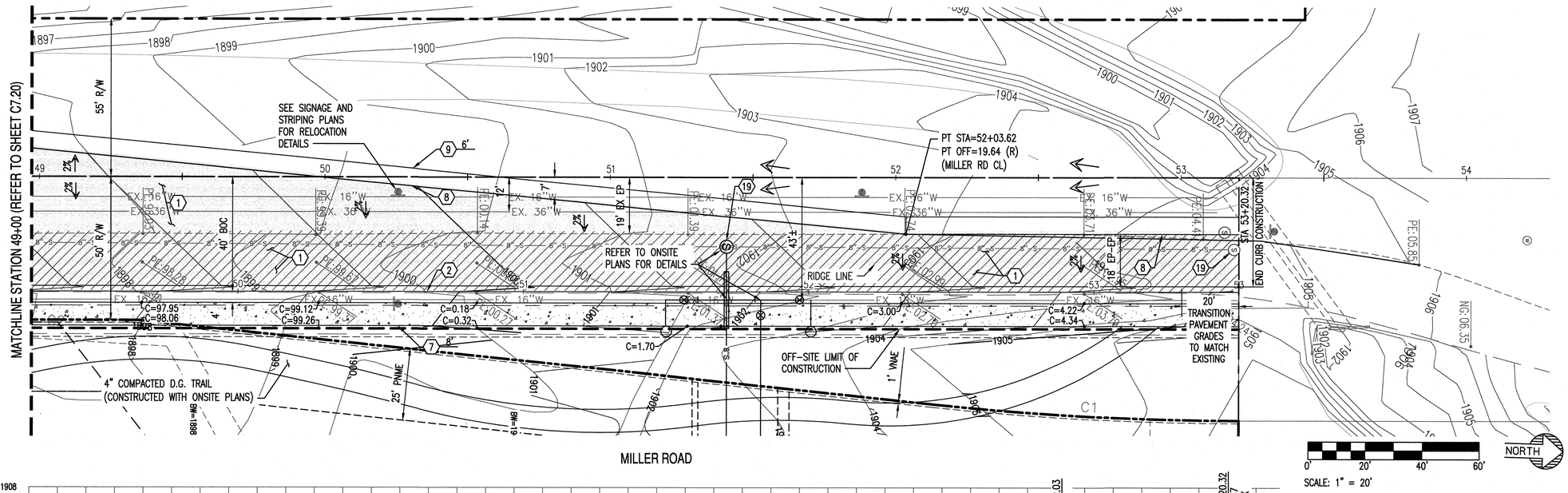
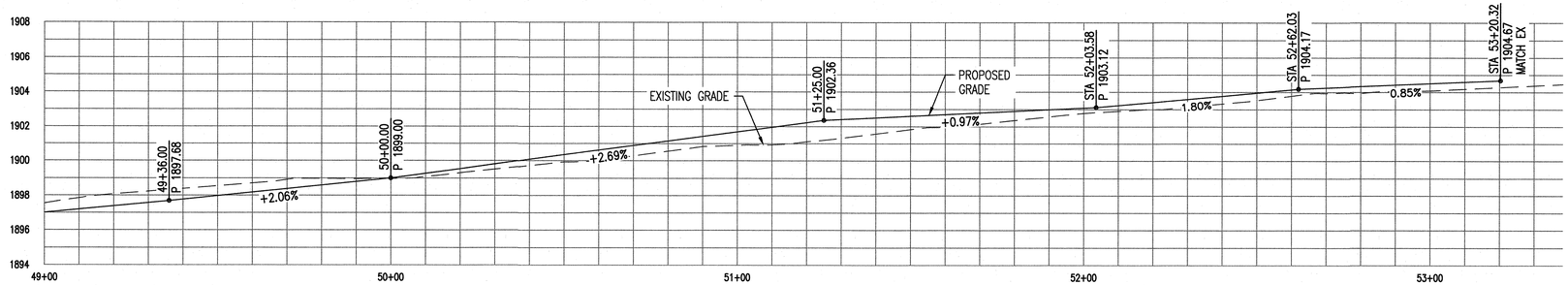


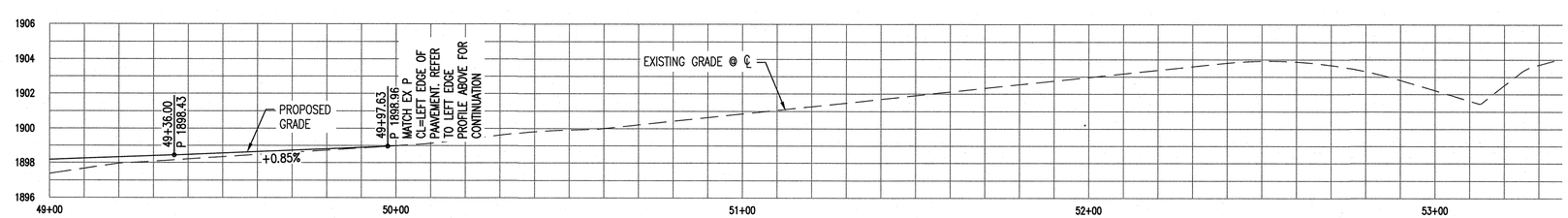
MILLER ROAD LEFT EP PROFILE

SCALE:
HORZ: 1"=20'
VERT:1"=4'



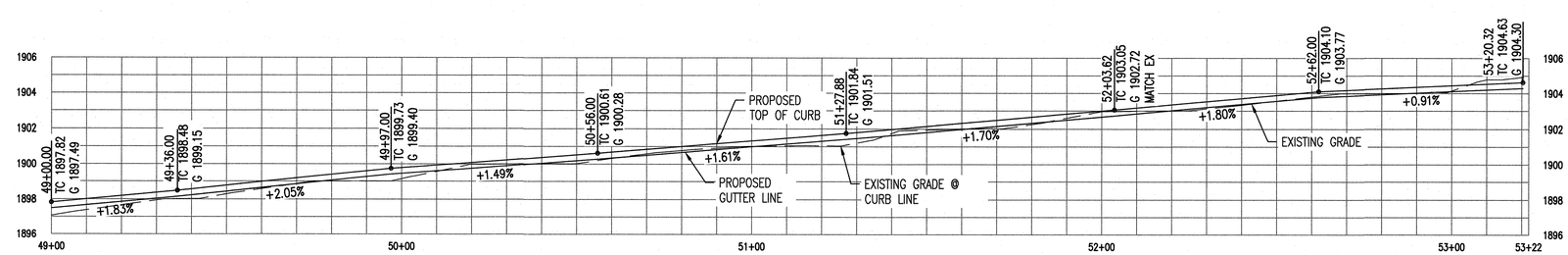
MILLER ROAD CENTERLINE PROFILE

SCALE:
HORZ: 1"=20'
VERT:1"=4'



MILLER ROAD RIGHT CURB PROFILE

SCALE:
HORZ: 1"=20'
VERT:1"=4'



OFFSITE CONSTRUCTION NOTES

1. INSTALL 1" RAC ON 2" AC ON 3" AC ON 9" ABC MATERIAL ON COMPACTED SUBGRADE PER TYPICAL SECTION ON SHEET C7.70 & GEOTECHNICAL REPORT BY GTI, INC AND MAG SPEC 301, 310 AND 321.
2. CONSTRUCT 4" ROLLED CURB AND GUTTER PER MAG STD DTL 220-1 TYPE 'C', COLOR TO BE SAN DIEGO BUFF. (DAVIS # 5237)
7. CONSTRUCT CONCRETE SIDEWALK PER MAG STD DTL 230. WIDTH PER PLAN
8. CONSTRUCT AC PAVEMENT THICKENED EDGE PER MAG STD DET 201. TYPE "A".
9. CONSTRUCT 6' SHOULDER.
19. ADJUST MANHOLE FRAME & COVER TO FINISH GRADE PER MAG STD DTL 422.

LEGEND

- PROPERTY LINE
- SAWCUT LINE
- ROAD CENTERLINE
- 6" CURB & GUTTER
- 4" ROLL CURB
- ADA RAMP
- CATCH BASIN
- CURB TRANSITION
- STORM PIPE
- TC=XX.XX G=XX.XX — EXISTING GUTTER & TOP OF CURB ELEVATION
- FLOW ARROW
- LIMIT OF OFF-SITE CONSTRUCTION
- CONCRETE SIDEWALK
- AC PAVEMENT
- PAVEMENT REMOVAL

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NOTE TO CONTRACTOR:
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Registered Professional Engineer (Civil) CERTIFICATE NO. 45621 ALI SAMIH FAKIH Date Signed 01-23-19 ARIZONA, U.S.A.

SEG SUSTAINABILITY ENGINEERING GROUP
8280 E GELDING DR #101, SCOTTSDALE, ARIZONA 85260
WWW.AZSEG.COM TEL. 480.588.7226

PROJECT
PASEO AT PINNACLE PEAK RESIDENTIAL DEVELOPMENT

LOCATION
7676 E PINNACLE PEAK RD.
SCOTTSDALE, AZ 85244

DRAWN:	CULVER
DESIGNED	CULVER
CHECKED	COUNSELL
PROJ. MGR.	FAKIH

DATE: 01/23/2019

ISSUED FOR: CONSTRUCTION DOCUMENTS

REVISION NO.:	DATE:
1	
2	
3	
4	

JOB NO.: 170566

SHEET TITLE:
MILLER ROAD OFFSITE G&D PLAN

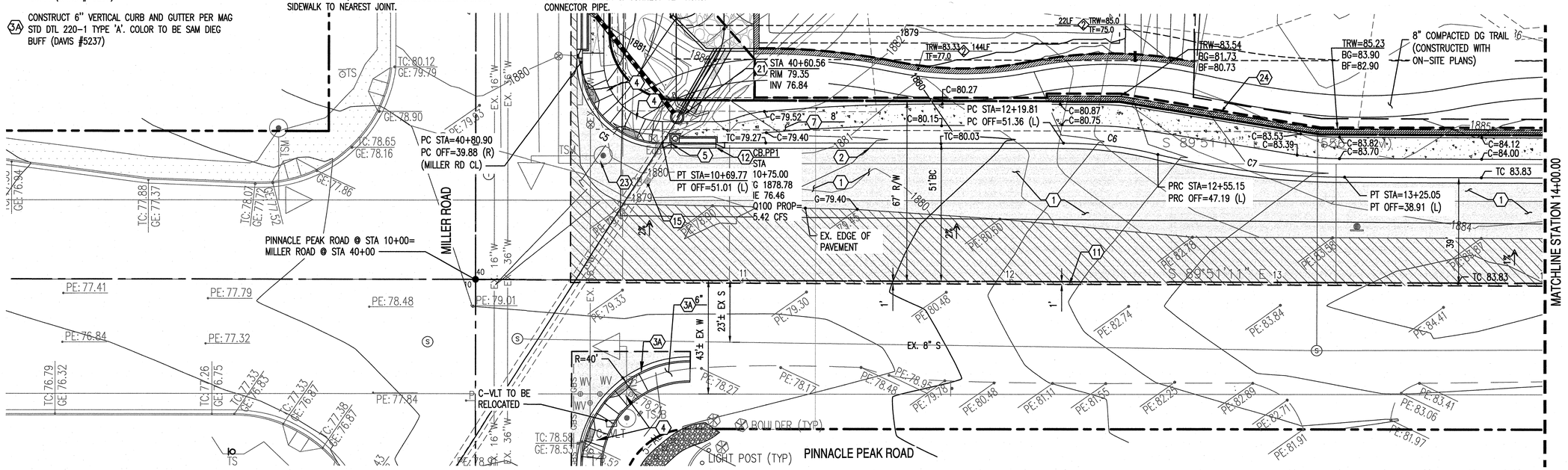
SHEET NO.:
C7.30

2-AB-2019
9/13/2019

OFFSITE CONSTRUCTION NOTES

1. INSTALL 1" RAC ON 2" AC ON 3" AC ON 9" ABC MATERIAL ON COMPACTED SUBGRADE PER TYPICAL SECTION ON SHEET C7.70 & GEOTECHNICAL REPORT BY GTI, INC AND MAG SPEC 301, 310 AND 321.
2. CONSTRUCT 4" ROLLED CURB AND GUTTER PER MAG STD DTL 220-1 TYPE 'C', COLOR TO BE SAN DIEGO BUFF. (DAVIS # 5237)
3A. CONSTRUCT 6" VERTICAL CURB AND GUTTER PER MAG STD DTL 220-1 TYPE 'A'. COLOR TO BE SAM DIEG BUFF (DAVIS #5237)
4. CONSTRUCT CURB RAMP PER MAG STD DTL-236-4.
5. CONSTRUCT 5' CURB AND GUTTER TRANSITION PER MAG STD DTL 221. (4" ROLLED CURB TO 6" VERTICAL CURB AND GUTTER).
7. CONSTRUCT CONCRETE SIDEWALK PER MAG STD DTL 230. WIDTH PER PLAN
11. SAWCUT EXISTING PAVEMENT TO PROVIDE STRAIGHT VERTICAL EDGES, FREE FROM IRREGULARITIES. SAWCUT SIDEWALK TO NEAREST JOINT.
12. CONSTRUCT CONCRETE CATCH BASIN PER C.O.P. STD. P-1569, L=13'. SEE SHEET C7.70 FOR DETAILS.
13. INSTALL 18" RGRCP CULVERT & CONNECT THROUGH HEADWALL. SLOPE PER PLAN.
15. ABANDON EXISTING CATCH BASIN IN PLACE.
21. CONSTRUCT STORM DRAIN MANHOLE WITH FLAT TOP LID PER MAG STD DETAIL 520 OVER EXISTING 24" CMP STORM DRAIN & CONNECT 12" RGRCP CONNECTOR PIPE.
23. REFER TO TRAFFIC SIGNAL PLANS FOR RELOCATION OF EXISTING SIGNALS.
24. CONSTRUCT RETAINING WALL PLANS AND DETAILS PROVIDED BY STRUCTURAL ENGINEER. INSTALL SAFETY RAIL.

NOTE:
MATCH EXISTING GRADE; CONTRACTOR TO VERIFY IN FIELD ALL GRADES PRIOR TO ANY CONSTRUCTION ACTIVITIES AND TO CONTACT ENGINEER IN CASE OF ANY DISCREPANCIES.



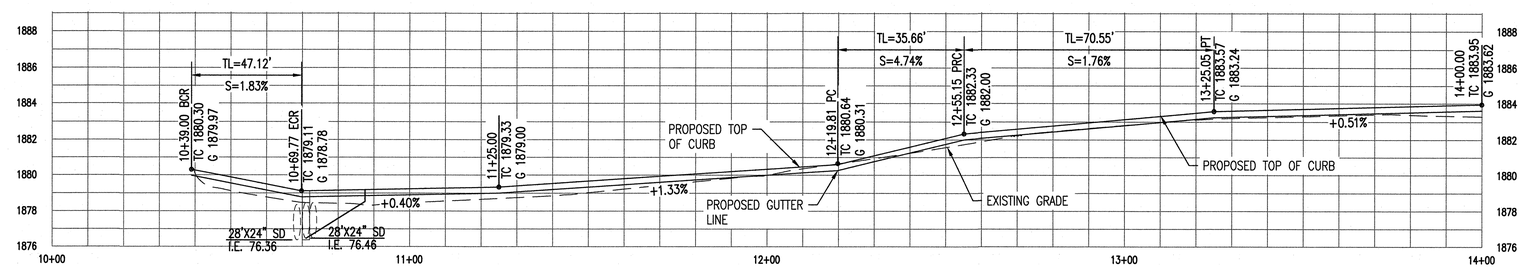
0' 20' 40' 60'
SCALE: 1" = 20'
NORTH

CURVE TABLE			
Curve #	CENTRAL ANGLE	Radius	Length
C5	90°00'00"	300.00	47.12
C6	13°37'15"	150.00	35.66
C7	13°28'26"	300.00	70.55

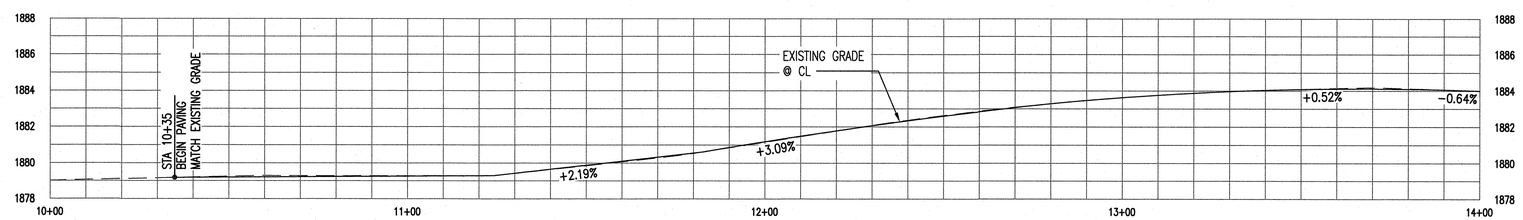
LEGEND

- PROPERTY LINE
- SAWCUT LINE
- ROAD CENTERLINE
- 6" CURB & GUTTER
- 4" ROLL CURB
- ADA RAMP
- CATCH BASIN
- CURB TRANSITION
- STORM PIPE
- TC=XX.XX G=XX.XX — EXISTING GUTTER & TOP OF CURB ELEVATION
- FLOW ARROW
- LIMIT OF OFF-SITE CONSTRUCTION
- CONCRETE SIDEWALK
- AC PAVEMENT
- PAVEMENT REMOVAL

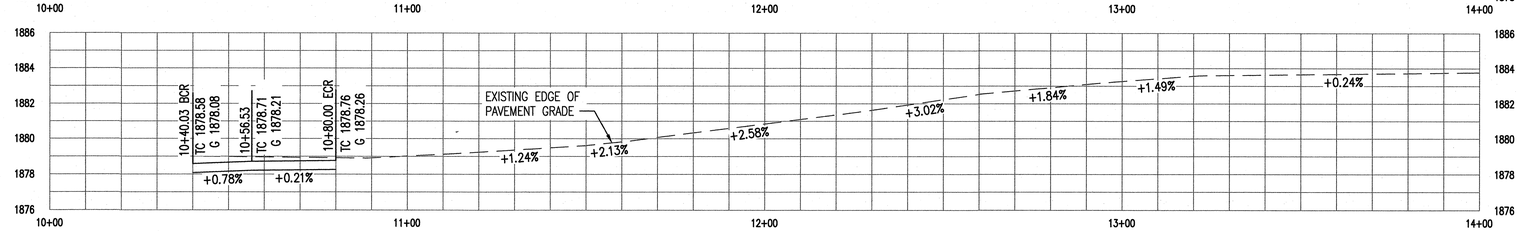
PINNACLE PEAK LEFT CURB PROFILE
SCALE: HORZ: 1"=20' VERT:1"=4'



PINNACLE PEAK ROAD CENTERLINE PROFILE
SCALE: HORZ: 1"=20' VERT:1"=4'



PINNACLE PEAK RIGHT EX. PAVEMENT EDGE PROFILE
SCALE: HORZ: 1"=20' VERT:1"=4'



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ARIZONA 811
Arizona Blue Stake, Inc.
Dial 8-1-1 or 1-800-STAKE-IT (782-5348)
In Maricopa County (602) 263-1100

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Registered Professional Engineer (Civil)
CERTIFICATE NO. 45621
ALI SAMIH FAKIH
Date Signed 01-23-19
ARIZONA, U.S.A.

SEG SUSTAINABILITY ENGINEERING GROUP
8280 E GELDING DR #101, SCOTTSDALE, ARIZONA 85260
WWW.AZSEG.COM TEL. 480.588.7226

PROJECT
PASEO AT PINNACLE PEAK RESIDENTIAL DEVELOPMENT

LOCATION
7676 E PINNACLE PEAK RD.
SCOTTSDALE, AZ 85244

DRAWN: CULVER
DESIGNED: CULVER
CHECKED: COUNSELL
PROJ. MGR.: FAKIH

DATE: 01/23/2019
ISSUED FOR: CONSTRUCTION DOCUMENTS

REVISION NO.:	DATE:
1	
2	
3	
4	

JOB NO.: 170566

SHEET TITLE:
PINNACLE PEAK ROAD OFFSITE G&D PLAN

SHEET NO.:
C7.40

ASE #: 4-PP-2018

2-AB-2019
9/13/2019

OFFSITE CONSTRUCTION NOTES

1. INSTALL 1" RAC ON 2" AC ON 3" AC ON 9" ABC MATERIAL ON COMPACTED SUBGRADE PER TYPICAL SECTION ON SHEET C7.70 & GEOTECHNICAL REPORT BY GTI, INC AND MAG SPEC 301, 310 AND 321.
2. CONSTRUCT 4" ROLLED CURB AND GUTTER PER MAG STD DTL 220-1 TYPE 'C', COLOR TO BE SAN DIEGO BUFF. (DAVIS # 5237)
4. CONSTRUCT CURB RAMP PER MAG STD DTL-236-4.
5. CONSTRUCT 5' CURB AND GUTTER TRANSITION PER MAG STD DTL 221. (4" ROLLED CURB TO 6" VERTICAL CURB AND GUTTER).
5A. 5' TRANSITION FROM 6" HIGH VERTICAL CURB TO 0" HEIGHT AT END.
6. CONSTRUCT VALLEY GUTTER PER MAG STD. DTL. 240.
7. CONSTRUCT CONCRETE SIDEWALK PER MAG STD DTL 230. WIDTH PER PLAN
10. CONSTRUCT "U" TYPE HEADWALL PER MAG STD DTD 501-1. COLOR TO BE 'TRAIL DUST' (DAVIS #6123).
11. SAWCUT EXISTING PAVEMENT TO PROVIDE STRAIGHT VERTICAL EDGES, FREE FROM IRREGULARITIES. SAWCUT SIDEWALK TO NEAREST JOINT.
12. CONSTRUCT CONCRETE CATCH BASIN PER C.O.P. STD. P-1569, L=13'. SEE SHEET C7.70 FOR DETAILS.
24. CONSTRUCT RETAINING WALL PLANS AND DETAILS PROVIDED BY STRUCTURAL ENGINEER. INSTALL SAFETY RAIL.
25. REMOVE EXISTING ROADWAY IMPROVEMENTS. SEE LANDSCAPE PLANS FOR PROPOSED VEGETATION.
26. REMOVE EXISTING CATCH BASIN.
27. REMOVE EXISTING PIPE.
28. CONSTRUCT RIP-RAP EROSION PROTECTION AT RETENTION BASIN OVER FLOW-PIPE. DETAIL ON SHEET C7.70.

NOTE:
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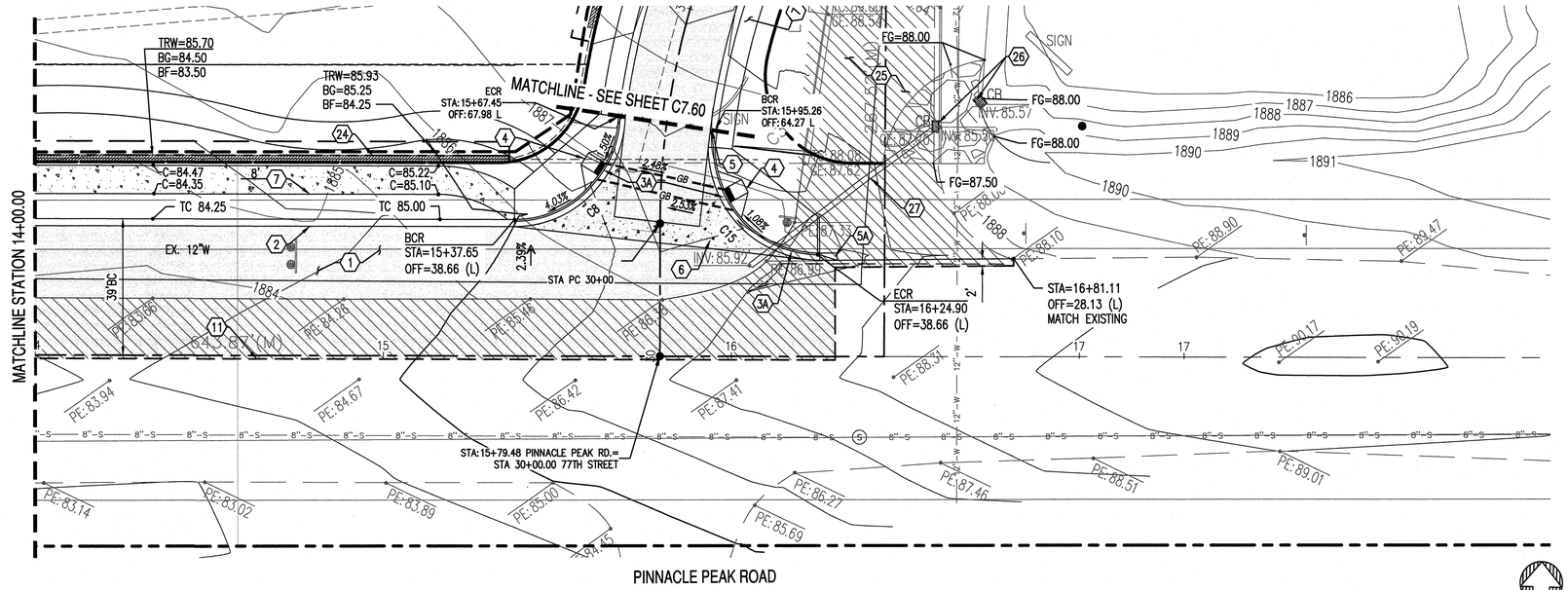
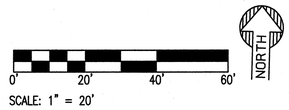
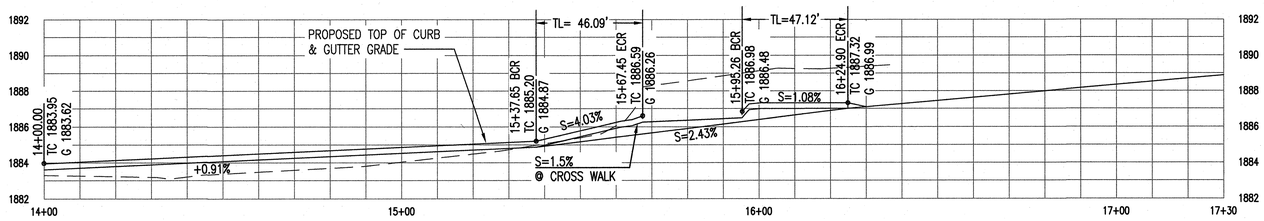
CURVE TABLE			
Curve #	CENTRAL ANGLE	Radius	Length
C8	88°01'15"	30.00	46.09
C15	90°00'00"	30.00	47.12





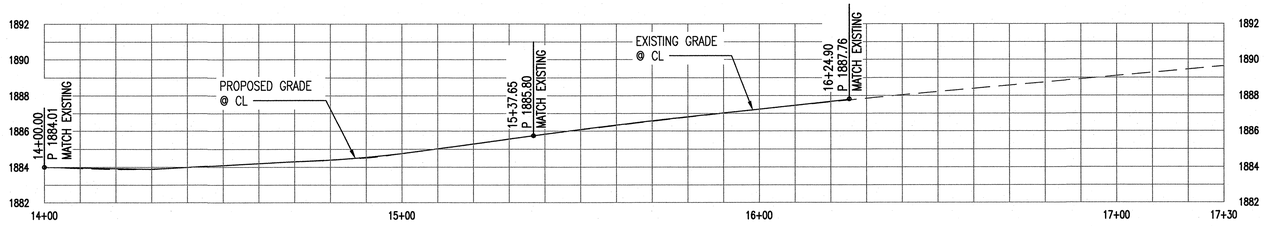
PINNACLE PEAK CURB PROFILE

SCALE:
HORZ: 1"=20'
VERT:1"=4'



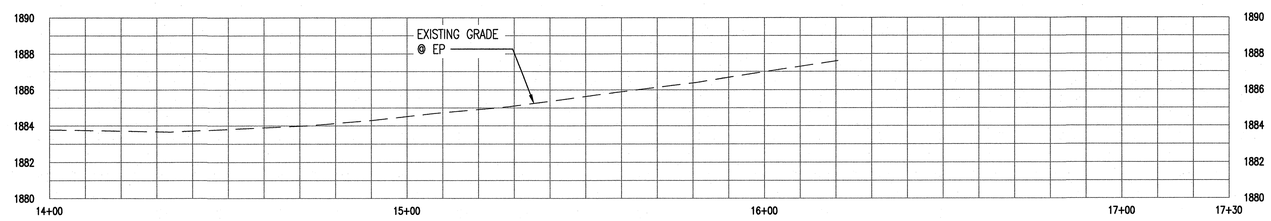
PINNACLE PEAK ROAD CENTERLINE PROFILE

SCALE:
HORZ: 1"=20'
VERT:1"=4'



PINNACLE PEAK ROAD EX. PAVEMENT EDGE PROFILE

SCALE:
HORZ: 1"=20'
VERT:1"=4'



LEGEND

- PROPERTY LINE
- SAWCUT LINE
- ROAD CENTERLINE
- 6" CURB & GUTTER
- 4" ROLL CURB
- ADA RAMP
- CATCH BASIN
- CURB TRANSITION
- STORM PIPE
- TC=XX.XX G=XX.XX — EXISTING GUTTER & TOP OF CURB ELEVATION
- FLOW ARROW
- LIMIT OF OFF-SITE CONSTRUCTION
- CONCRETE SIDEWALK
- AC PAVEMENT
- PAVEMENT REMOVAL

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SEG SUSTAINABILITY ENGINEERING GROUP
8280 E GELDING DR #101, SCOTTSDALE, ARIZONA 85260
WWW.AZSEG.COM TEL. 480.588.7226

Z:\Projects\2018\ASE-01-PINNACLE PEAK RD\SERVICE\CIVIL\Plans\Offsite Grading\Offsite Grading Plan.dwg

PROJECT: PASEO AT PINNACLE PEAK RESIDENTIAL DEVELOPMENT
LOCATION: 7676 E PINNACLE PEAK RD. SCOTTSDALE, AZ 85244

DRAWN — CULVER
DESIGNED — CULVER
CHECKED — COUNSELL
PROJ. MGR. — FAKIH

DATE: 01/23/2019
ISSUED FOR: CONSTRUCTION DOCUMENTS

REVISION NO.:	DATE:
1	
2	
3	
4	

JOB NO.: 170566

SHEET TITLE: PINNACLE PEAK ROAD OFFSITE G&D PLAN

SHEET NO.: C7.50

2-AB-2019
9/13/2019

OFFSITE CONSTRUCTION NOTES

(2) CONSTRUCT 4" ROLLED CURB AND GUTTER PER MAG STD DTL 220-1 TYPE 'C', COLOR TO BE SAN DIEGO

(5) CONSTRUCT 5' CURB AND GUTTER TRANSITION PER MAG STD DTL 221. (4" ROLLED CURB TO 6" VERTICAL CURB AND GUTTER).

(7) CONSTRUCT CONCRETE SIDEWALK PER MAG STD DTL 230. WIDTH PER PLAN

(11) SAWCUT EXISTING PAVEMENT TO PROVIDE STRAIGHT VERTICAL EDGES, FREE FROM IRREGULARITIES. SAWCUT SIDEWALK TO NEAREST JOINT.

(16) INSTALL SURVEY MARKER PER C.O.S STD DTL 2120

(17) INSTALL 3" AC ON 6" ABC ON COMPACTED SUBGRADE PER GEOTECHNICAL REPORT BY WESTER TECHNOLOGIES, INC AND MAG SPEC 301, 310 AND 321.

(24) CONSTRUCT RETAINING WALL PLANS AND DETAILS PROVIDED BY STRUCTURAL ENGINEER. INSTALL SAFETY RAIL.

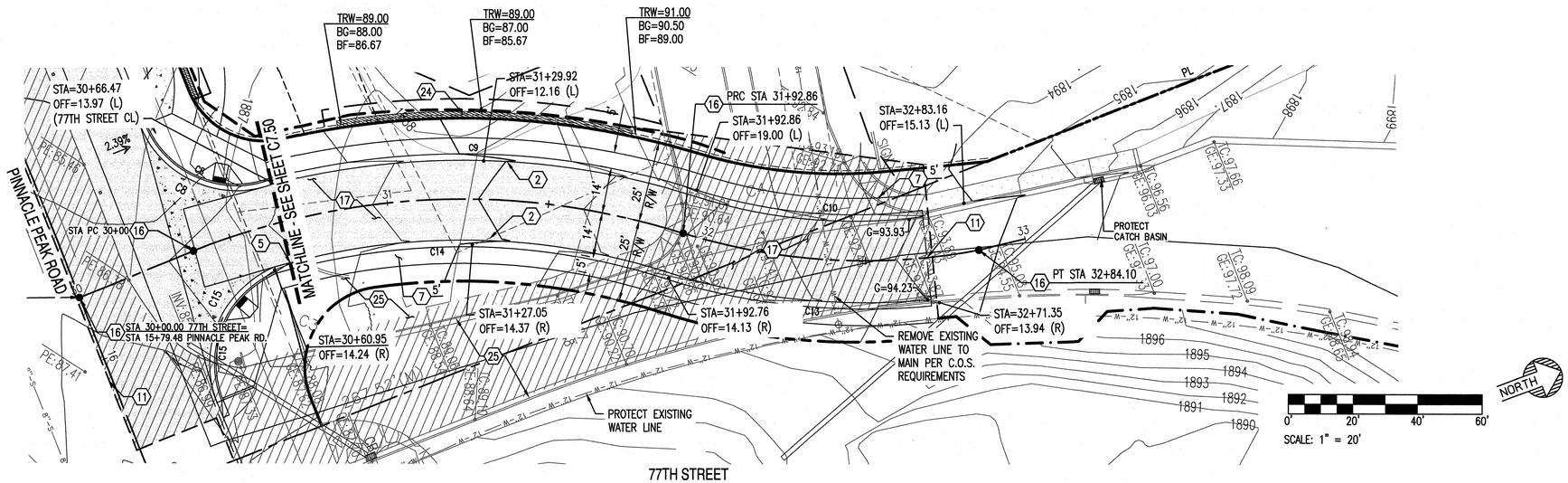
(25) REMOVE EXISTING ROADWAY IMPROVEMENTS. SEE LANDSCAPE PLANS FOR PROPOSED VEGETATION.

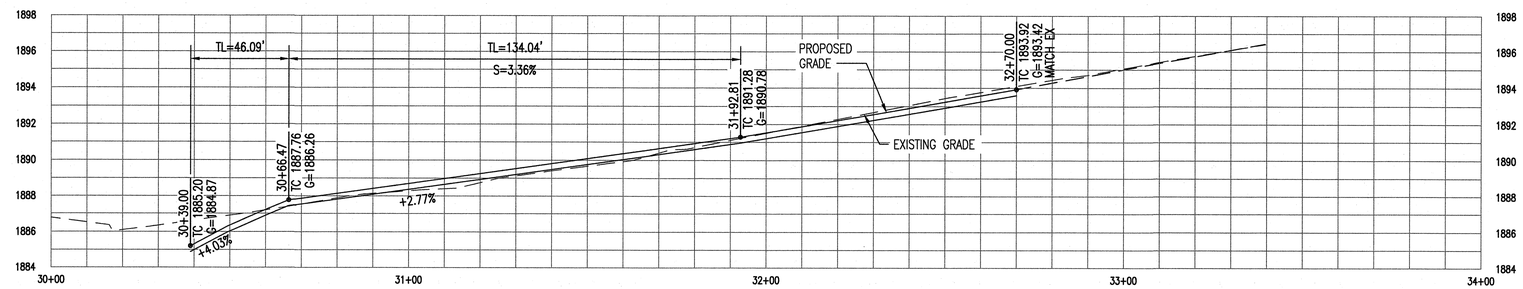
CURVE TABLE			
Curve #	CENTRAL ANGLE	Radius	Length
C8	88°01'15"	30.00	46.09
C9	32°10'51"	238.65	134.04
C10	29°52'35"	161.00	83.95
C13	25°22'45"	189.00	83.72
C14	33°45'27"	209.64	123.51
C15	90°00'00"	30.00	47.12

LEGEND

- PROPERTY LINE
- SAWCUT LINE
- ROAD CENTERLINE
- 6" CURB & GUTTER
- 4" ROLL CURB
- ADA RAMP
- CATCH BASIN
- CURB TRANSITION
- STORM PIPE
- TC=XX.XX G=XX.XX — EXISTING GUTTER & TOP OF CURB ELEVATION
- FLOW ARROW
- LIMIT OF OFF-SITE CONSTRUCTION
- CONCRETE SIDEWALK
- AC PAVEMENT
- PAVEMENT REMOVAL

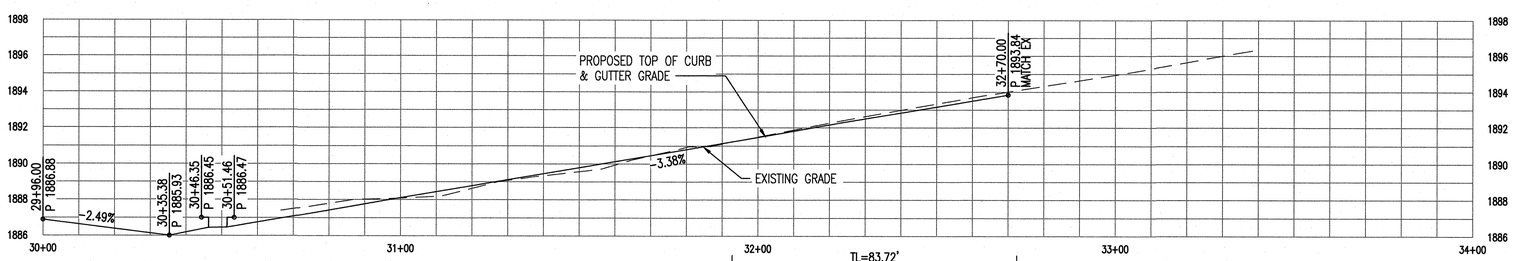
NOTE:
MATCH EXISTING GRADE; CONTRACTOR TO VERIFY IN FIELD ALL GRADES PRIOR TO ANY CONSTRUCTION ACTIVITIES AND TO CONTACT ENGINEER IN CASE OF ANY DISCREPANCIES.





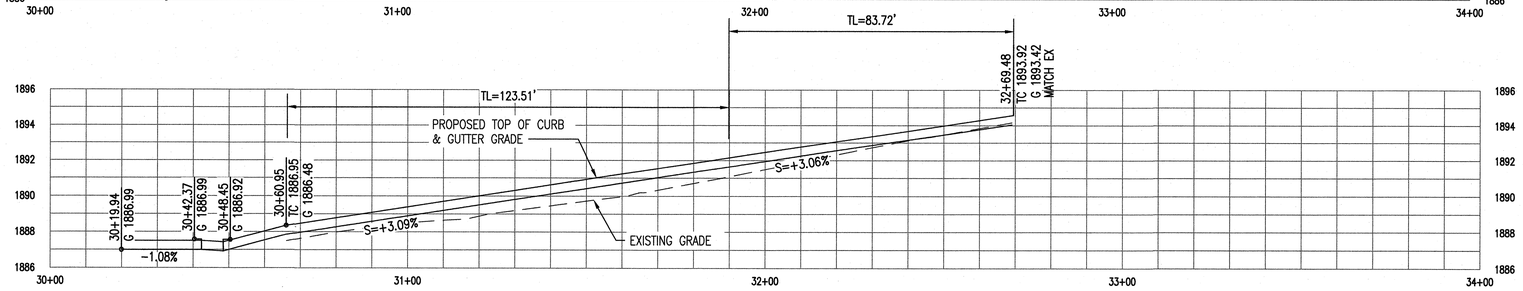
77TH STREET LEFT CURB PROFILE

SCALE: HORZ: 1"=20' VERT:1"=4'



77TH STREET CENTERLINE PROFILE

SCALE: HORZ: 1"=20' VERT:1"=4'



77TH STREET RIGHT CURB PROFILE

SCALE: HORZ: 1"=20' VERT:1"=4'

Call at least two full working days before you begin excavation. ARIZONA 811 Arizona Blue Stake, Inc. Dial 8-1-1 or 1-800-STAKE-IT (782-5348) In Maricopa County: (602) 263-1100

NOTE TO CONTRACTOR:
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Registered Professional Engineer (Civil) CERTIFICATE NO. 45621 ALI SAMIH FAKIH Date Signed 01-23-19 ARIZONA, U.S.A.

SEG SUSTAINABILITY ENGINEERING GROUP
8280 E GELDING DR #101, SCOTTSDALE, ARIZONA 85260
WWW.AZSEG.COM TEL. 480.588.7226

PROJECT
PASEO AT PINNACLE PEAK RESIDENTIAL DEVELOPMENT

LOCATION
7676 E PINNACLE PEAK RD.
SCOTTSDALE, AZ 85244

DRAWN: CULVER
DESIGNED: CULVER
CHECKED: COUNSELL
PROJ. MGR.: FAKIH

DATE: 01/23/2019
ISSUED FOR: CONSTRUCTION DOCUMENTS

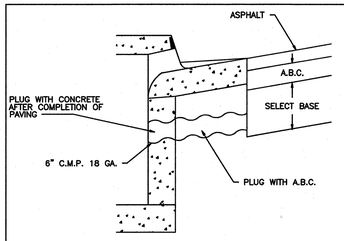
REVISION NO.:	DATE:
1	
2	
3	
4	

JOB NO.: 170566

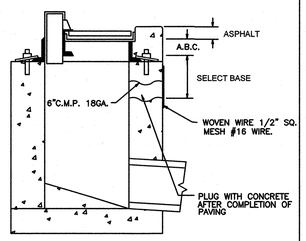
SHEET TITLE:
77TH STREET OFFSITE G&D PLAN

SHEET NO.: C7.60

2-AB-2019
9/13/2019



CURB OPENING INLET



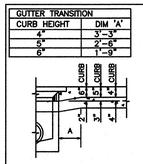
GRATE OPENING INLET

NOTES:

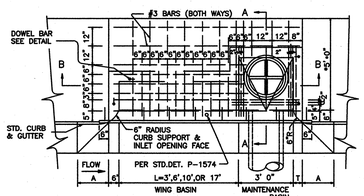
1. CONSTRUCTION DRAINS TO BE INSTALLED IN ALL INLETS BUILT WITH PAVING PROJECTS.
2. SEE PROJECT PLANS FOR INLET DETAILS AND DEPTH OF PAVING.

DETAIL NO.	City of Phoenix STANDARD DETAIL	CONSTRUCTION SUB-GRADE DRAIN	APPROVED / CITY ENGINEER / DATE 7/9/02	DETAIL NO.
P1575				P1575

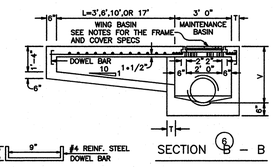
GUTTER TRANSITION	
CURB HEIGHT	DIM 'A'
4"	3'-3"
5"	2'-6"
6"	1'-9"



DEPRESSED GUTTER

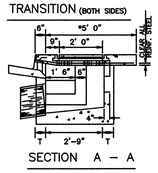


PLAN VIEW

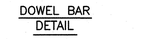


SECTION B – B

TRANSITION (BOTH SIDES)



SECTION A – A



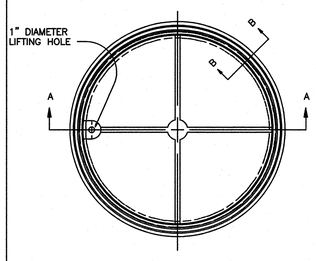
DOWEL BAR DETAIL

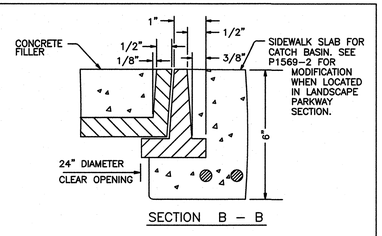
NOTES

1. TYPES ARE DESIGNATED AS FOLLOWS: 'M'.. NO WING, 'M-1'.. ONE WING, 'M-2'.. TWO WINGS.
2. ALL CONCRETE SHALL BE CLASS 'A'.
3. ALL REINFORCING STEEL SHALL BE DEFORMED BARS AND SHALL CONFORM TO A.S.T.M. SPECIFICATION 615.
4. CONNECTOR PIPES SHALL BE PLACED IN THE APPROPRIATE WALL OF THE MAINTENANCE BASIN.
5. FLOOR OF BASIN SHALL BE TROWELLED TO A HARD, SMOOTH SURFACE AND SHALL SLOPE FROM ALL DIRECTIONS TO OUTLET.
6. CONSTRUCTION DRAINS SHALL BE INSTALLED IN WHEN NOTED. (SEE DET. P-1575.)
7. LOCATE WING BASIN ON UPSTREAM SIDE OF MAINTENANCE BASIN FOR TYPE M-1. WING BASINS FOR TYPE M-2 SHALL BE BOTH SIDES OF MAINTENANCE BASIN.
8. ACCESS FRAME AND COVER PER DET. P-1561
9. INSTALL ONE CITY FURNISHED POLLUTION AWARENESS MARKER (PAM) AT EACH CATCH BASIN, AS DIRECTED BY THE ENGINEER.

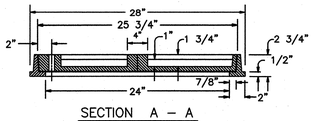
CATCH BASIN WALL THICKNESS
T = 6" IF V = 4' OR LESS T = 8" IF V = 4' TO 8' (IF V EXCEEDS 8', SPECIAL DESIGN IS REQUIRED.)
L = 0' UNLESS SPECIFIED ON THE PLANS V = 4'-0" MIN. UNLESS OTHERWISE NOTED *4'-0" IN LOCATIONS WHERE 4' SIDEWALK IS REQ'D.

DETAIL NO.	City of Phoenix STANDARD DETAIL	CATCH BASIN TYPE "M"	APPROVED / CITY ENGINEER / DATE 12/10/2012	DETAIL NO.
P1569-1				P1569-1

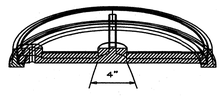




SECTION B – B



SECTION A – A

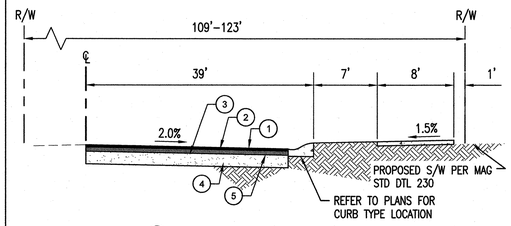


NOTES

1. COVER SHALL BE NON-LOCKING.
2. FRAME AND COVER SHALL BE CAST IRON OR STRUCTURAL STEEL.
3. CATCH BASIN ACCESS FRAME AND COVER IS FOR USE ON NON VEHICULAR TRAFFIC AREAS ONLY.
4. COVER SHALL BE FILLED WITH CONCRETE AND BROOM FINISHED.
5. SMALL VARIATIONS IN DIMENSIONS OR FEATURES OF A MINOR NATURE THAT ARE PART OF THE FOUNDRY'S STANDARD CASTING ARE PERMISSIBLE.

DETAIL NO.	City of Phoenix STANDARD DETAIL	FRAME AND COVER CATCH BASIN ACCESS	APPROVED / ACTING CITY ENGINEER / DATE 7/31/08	DETAIL NO.
P1561				P1561

(1) C.O.P. CATCH BASIN DETAIL

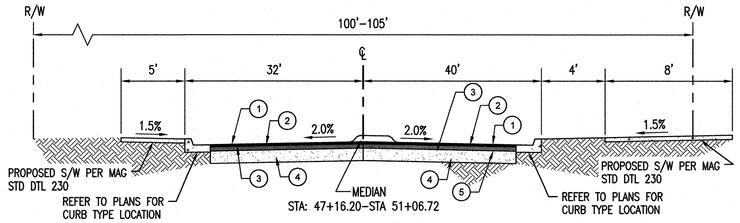


(#) KEYNOTES

1. RAC PER MAG SPEC 310.
2. 2" AC PER MAG SPEC 321.
3. 3" AC PER MAG SPEC 321.
4. 9" ABC PER MAG SPEC 321.
5. COMPACTED SUBGRADE PER GEOTECHNICAL REPORT BY GT1 DATED 5/15/2018 AND MAG SPEC 301.

PINNACLE PEAK ROAD
STA: 42+00

(2) TYPICAL ROAD SECTION
NTS

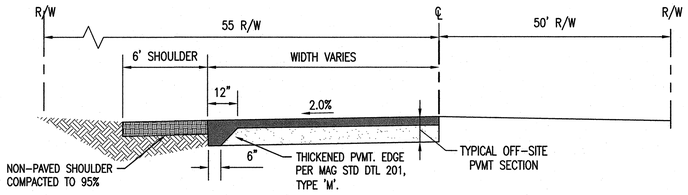


MILLER ROAD
STA: 42+00

(4) TYPICAL ROAD SECTION
NTS

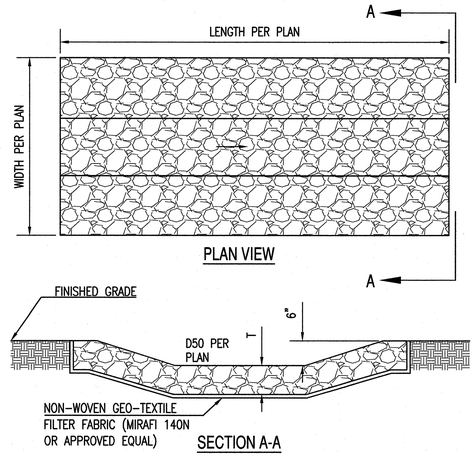
(#) KEYNOTES

1. RAC PER MAG SPEC 310.
2. 2" AC PER MAG SPEC 321.
3. 3" AC PER MAG SPEC 321.
4. 9" ABC PER MAG SPEC 321.
5. COMPACTED SUBGRADE PER GEOTECHNICAL REPORT BY GT1 DATED 5/15/2018 AND MAG SPEC 301.



MILLER ROAD
STA: 46+83.62 TO STA 51+06.72

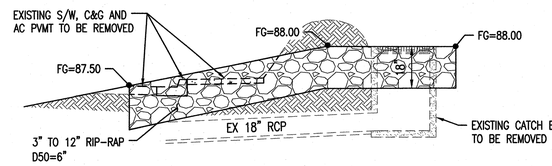
(5) TYPICAL ROAD SECTION
NTS



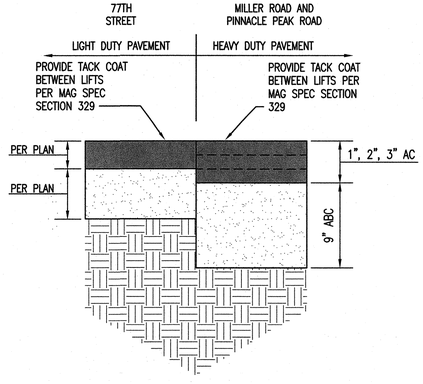
(3) TYPICAL RIP-RAP PAD
NTS

NOTES:

A. ALL RIP RAP SHALL BE ANGULAR NATIVE STONE. REFER TO GRADING AND DRAINAGE PLANS FOR PLACEMENT METHOD AND GRADATION.
B. "T" = 2 TIMES D_{50} MAX STONE SIZE.



(6) SPILLWAY DETAIL
NTS



ASPHALT PAVEMENT SECTION — GD303

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REGISTERED PROFESSIONAL ENGINEER (CIVIL) CERTIFICATE NO. 45621 ALI SAMIH FAKIH Date Signed 11-05-18 ARIZONA, U.S.A.
EXPIRES 12-31-19

SUSTAINABILITY ENGINEERING GROUP
8280 E GELDING DR #101 SCOTTSDALE, ARIZONA 85260
WWW.AZSEG.COM TEL. 480.588.7226

PROJECT: PASEO AT PINNACLE PEAK RESIDENTIAL DEVELOPMENT
LOCATION: 7676 E PINNACLE PEAK RD. SCOTTSDALE, AZ 85244

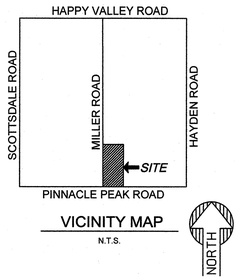
DRAWN	CULVER
DESIGNED	CULVER
CHECKED	COUNSELL
PROJ. MGR.	FAKIH

DATE: 12/10/2018
ISSUED FOR: CONSTRUCTION DOCUMENTS

REVISION NO.:	DATE:
1	
2	
3	
4	

JOB NO.: 170566
SHEET TITLE: DETAILS
SHEET NO.: C7.70

PASEO AT PINNACLE PEAK
OFFSITE IMPROVEMENTS
OFFSITE SIGNAGE & STRIPING PLANS
SCOTTSDALE, AZ



VICINITY MAP
N.T.S.

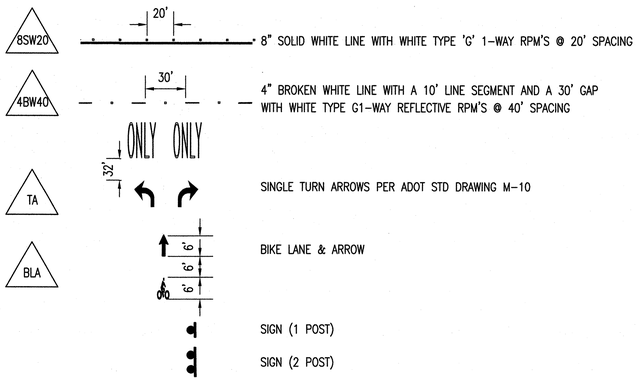
SIGN LEGEND

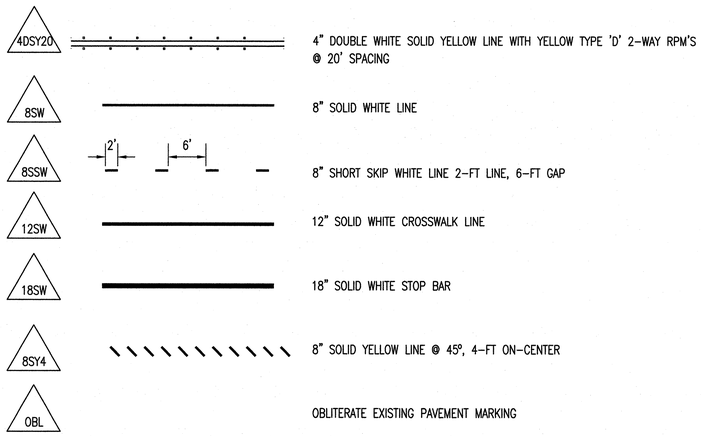
SYMBOL	DESCRIPTION	POST	QUANTITY
SPEED LIMIT 25	R2-1 (36"X30")	PERFORATED, SINGLE	1 (EXISTING)
	R3-2 (24"x24")	PERFORATED, SINGLE	1 (EXISTING)
ONLY	R3-5R (36"x30")	PERFORATED, SINGLE	1 (PROPOSED)
BEGIN RIGHT TURN LANE YIELD TO BIKES	R4-4 (36"x30")	PERFORATED, SINGLE	2 (PROPOSED)
	R8-3a (24"x24")	WITH R2-1	1 (EXISTING)
	W4-2R (36"X36")	PERFORATED, SINGLE	1 (EXISTING)
STOP	R1-1 (30"x30")	PERFORATED, SINGLE	2 (EXISTING)
	C.O.S. STD DET. 2133 TYPE 'A' R4-7	PERFORATED, SINGLE	1 (EXISTING)
NOT A THROUGH STREET		PERFORATED, SINGLE	1 (EXISTING)

SIGNS & MARKINGS STANDARD NOTES

1. ALL PAVEMENT MARKINGS, SIGNING AND WORK ZONE TRAFFIC CONTROL TYPE AND LAYOUT NEED TO CONFORM TO THE LATEST EDITION OF THE MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES, HTTP://MUTCD.FHWA.DOT.GOV/ INDEX.HTM.
2. WORK ZONE TRAFFIC CONTROL NEEDS TO CONFORM TO THE CITY OF PHOENIX TRAFFIC BARRICADE MANUAL AND/OR AS DIRECTED BY THE CITY PUBLIC WORKS INSPECTOR OR TRAFFIC ENGINEERING DIVISION.
3. SIGNS ARE TO BE INSTALLED ON TELESPAR PREPUNCHED SQUARE STEEL TUBING POSTS PER COS STANDARD DETAIL NO. 2131, WWW.SCOTTSDALEAZ.GOV/DESIGN/COSMAGSUPP.
4. DIMENSIONS TO SIGNS NEED TO INCLUDE THE SIGN POST, OR IN THE CASE OF MULTIPLE POSTS, THE PLAN VIEW CENTER OF THE SIGN.
5. "NO PARKING" SIGNS SHALL ONLY BE USED WHEN THE FOLLOWING SITE CONDITIONS EXIST.
   A. WHEN ANY RIGHT HAND LANE (CURB LANE) IS 16 FEET OR WIDER, OR IF A PAVED SHOULDER AREA IS PRESENT.
   B. WHERE ON-STREET PARKING COULD BE EXPECTED TO OCCUR, SUCH AS COMMERCIAL AREAS WHERE BUSINESSES HAVE DIRECT FRONTAGE ON THE STREET. WHEN THE ABOVE CRITERIA EXISTS "NO PARKING" SIGNS (R8-3A 12 INCH X 18 INCH) WITH AN ARROW (SINGLE DIRECTION OR BI-DIRECTIONAL) BELOW THE "P" SYMBOL ON THE SIGN TO DESIGNATE THE DIRECTION OF THE RESTRICTION SHALL BE INSTALLED APPROXIMATELY EVERY 350-400 FEET ALONG THE LENGTH OF THE PROJECT. NO PARKING SIGNS SHALL BE INSTALLED APPROXIMATELY 5 FEET FROM THE BACK OF CURB AT A 45 DEGREE ANGLE TO THE CURB. STREET LIGHT POLES SHOULD BE USED FOR SIGN MOUNTING WHEN A LIGHT POLE IS WITHIN 50 FEET OF THE PROPOSED SIGN LOCATION.
6. ALL LONGITUDINAL STRIPING (EDGE LINE, LANE LINE AND CENTERLINE) SHALL BE .090" (90 MIL) EXTRUDED THERMOPLASTIC, UNLESS OTHERWISE NOTED ON THE PLANS.
7. ALL TRANSVERSE STRIPING (STOP LINES, CROSSWALK LINES) SHALL BE A MINIMUM OF .090" (90 MIL) EXTRUDED THERMOPLASTIC, UNLESS NOTED OTHERWISE ON THE PLANS.
8. ALL PLAN VIEW STRIPING DIMENSIONS ARE MEASURED TO THE CENTER OF THE LINE OR CENTER OF THE DOUBLE LINE.
9. ALL PAVEMENT SYMBOLS, ARROWS AND LEGENDS SHALL BE TYPE 1 PERMANENT, HIGH PERFORMANCE PREFORMED PAVEMENT TAPE. (TAPE MUST PERFORM AS 3M 380I-ES SERIES OR EQUIVALENT.)
10. RAISED PAVEMENT MARKERS (RPMS) SHALL BE USED ON ALL STRIPED STREETS. RPMS SHALL BE INSTALLED PER COS STANDARD DETAIL NO. 2132, WWW.SCOTTSDALEAZ.GOV/DESIGN/COSMAGSUPP, AND ADOT STANDARD DRAWING M-19, WITH A CITY APPROVED BITUMINOUS ADHESIVE.
11. BLUE TYPE F (2-WAY REFLECTIVE) RPMS SHALL BE USED TO INDICATE THE LOCATION OF ALL FIRE HYDRANTS AND REMOTE FIRE DEPARTMENT CONNECTIONS, PER COS STANDARD DETAIL NO. 2363, WWW.SCOTTSDALEAZ.GOV/DESIGN/COSMAGSUPP.
12. ALL EXISTING PAVEMENT MARKINGS THAT CONFLICT WITH PROPOSED MARKINGS SHALL BE REMOVED BY SANDBLASTING, HYDROBLASTING OR GRINDING PRIOR TO THE INSTALLATION OF NEW PAVEMENT MARKINGS. REMOVALS SHALL BE TO THE SATISFACTION OF THE CITY INSPECTOR.
13. ASTM TYPE IV SHEETING (MINIMUM) SHALL BE USED FOR ALL WARNING AND REGULATORY AND STREET NAME SIGNS. ALL ADVANCE STREET NAME SIGNS SHALL BE PROPOSED TYPE XI SHEETING. SCHOOL WARNING SIGNS AND ACCOMPANYING PLACARDS MUST BE ASTM PROPOSED TYPE XI FLUORESCENT YELLOW GREEN SHEETING. ALL METRO SIGNS SHALL COMPLY WITH THE COS STANDARD DETAIL NO. 2134-4.
14. THE CONTRACTOR IS RESPONSIBLE FOR LAYOUT OF ALL PAVEMENT MARKINGS USING CONTROL POINTS SPACED NO MORE THAN 50 FEET APART. PAVEMENT MARKING LAYOUT SHALL BE APPROVED BY TRAFFIC ENGINEERING PRIOR TO THE APPLICATION OF THE FINAL PRODUCT. ALL PAVEMENT MARKING DRAWINGS ARE SCHEMATIC ONLY. THE CONTRACTOR SHALL FOLLOW ALL DIMENSIONS, DETAILS AND STANDARDS WHEN INSTALLING PAVEMENT STRIPING, MARKING AND MARKERS.

STRIPING LEGEND:





PROPERTY OWNER
PFCCB PINNACLE PEAK LLC
7676 E. PINNACLE PEAK RD.
SCOTTSDALE, AZ 85255
ATTN: ZACH SHIRK

DEVELOPER
LENNAR ARIZONA TRUST
890 W ELLIOT ROAD, SUITE 101
GILBERT, AZ, 85223
PHONE: 480-476-8441
ATTN: CHRIS CLONTS
CHRIS.CLONTS@LENNAR.COM

CIVIL ENGINEER
SUSTAINABILITY ENGINEERING GROUP
8280 E. GELDING DR., SUITE 101
SCOTTSDALE, ARIZONA 85260
PHONE: 480-588-7226
ATTN: ALI FAKIH

PLANNER/LANDSCAPE ARCHITECT
LVA URBAN DESIGN STUDIO, LLC
PHONE: 480-994-0994
ATTN: MARK REDDIE

APPROXIMATE PAVEMENT MARKING QUANTITIES (BASED ON 4" STANDARD WIDTH)	
SINGLE ARROW	8 EA
BIKE LANE SYMBOL	1 EA
TURN LANE "ONLY" MARKING	5 EA
12" SOLID WHITE	415 LF
8" SOLID WHITE	1,760 LF
4" DASHED WHITE	400 LF
4" DOUBLE SOLID YELLOW	3,256 LF PER 2 SOLID LINES

SHEET INDEX:

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Registered Professional Engineer (Civil) CERTIFICATE NO. 45621 ALI SAMIH FAKIH Date Signed 01-23-19 ARIZONA, U.S.A.

SEG SUSTAINABILITY ENGINEERING GROUP
8280 E GELDING DR #101, SCOTTSDALE, ARIZONA 85260
WWW.AZSEG.COM TEL. 480.588.7226

LENNAR

PROJECT
PASEO AT PINNACLE PEAK RESIDENTIAL DEVELOPMENT

LOCATION
7676 E PINNACLE PEAK RD.
SCOTTSDALE, AZ 85244

DRAWN: CULVER
DESIGNED: CULVER
CHECKED: COUNSELL
PROJ. MGR.: FAKIH

DATE: 01/23/2019
ISSUED FOR: CONSTRUCTION DOCUMENTS

REVISION NO.:	DATE:
1	
2	
3	
4	

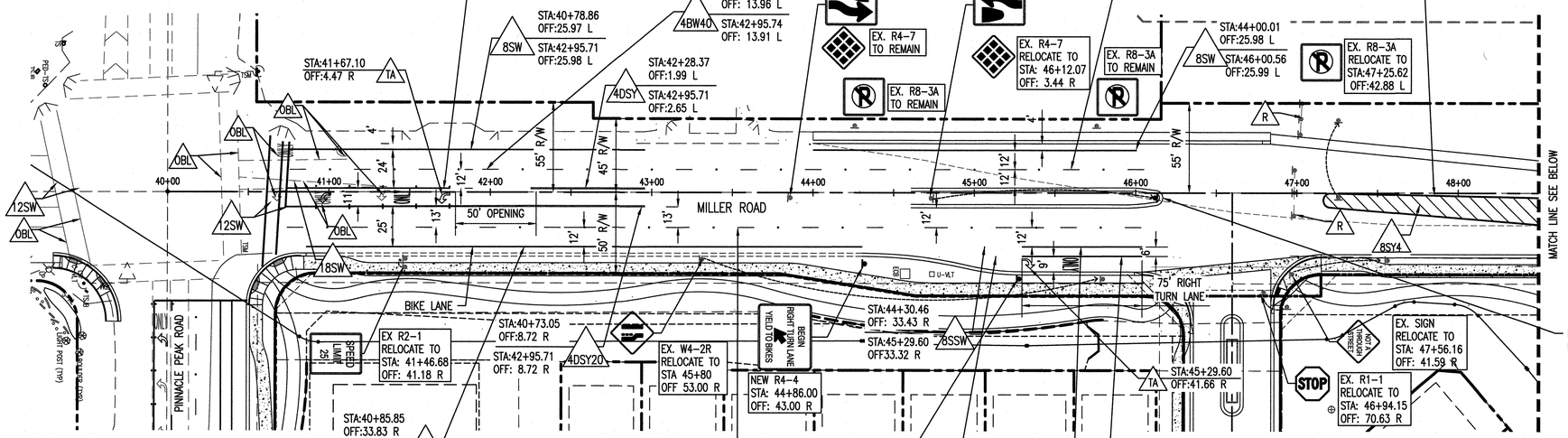
JOB NO.: 170566

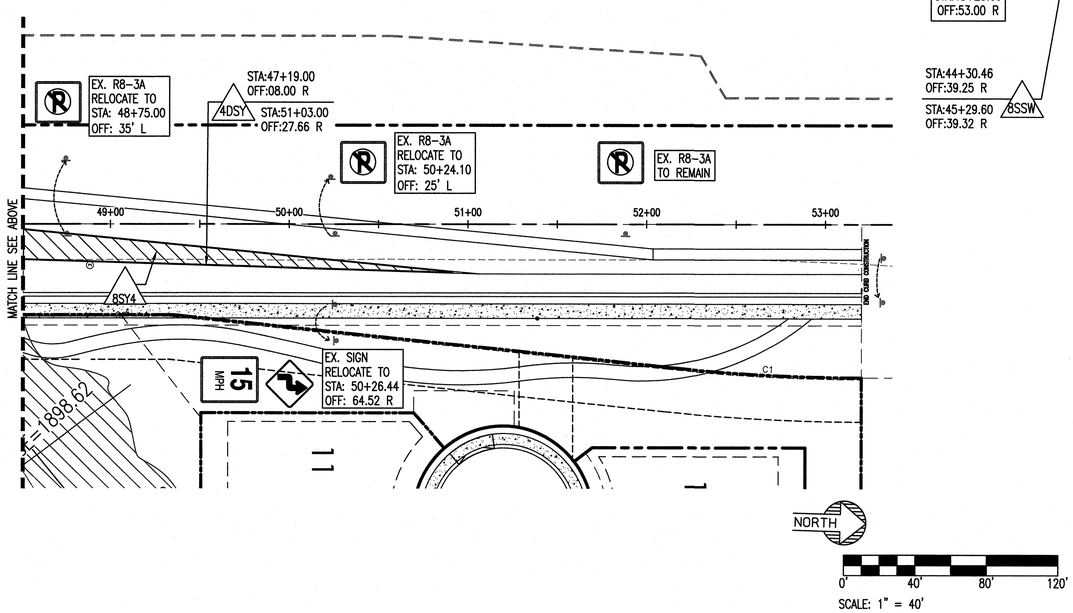
SHEET TITLE:
SIGNING AND STRIPING COVER SHEET AND NOTES

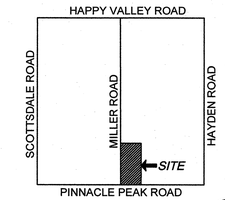
SHEET NO.: C8.00

2-AB-2019
9/13/2019

PASEO AT PINNACLE PEAK
OFFSITE IMPROVEMENTS
OFFSITE SIGNAGE & STRIPING PLANS
SCOTTSDALE, AZ







VICINITY MAP
N.T.S.

NORTH

STRIPING LEGEND:

8SW20	8" SOLID WHITE LINE WITH WHITE TYPE 'G' 1-WAY RPM'S @ 20' SPACING
4BW40	4" BROKEN WHITE LINE WITH A 10' LINE SEGMENT AND A 30' GAP WITH WHITE TYPE G1-WAY REFLECTIVE RPM'S @ 40' SPACING
TA	SINGLE TURN ARROWS PER ADOT STD DRAWING M-10
BLA	BIKE LANE & ARROW
	SIGN (1 POST)
	SIGN (2 POST)
4DSY20	4" DOUBLE WHITE SOLID YELLOW LINE WITH YELLOW TYPE 'D' 2-WAY RPM'S @ 20' SPACING
8SW	8" SOLID WHITE LINE
8SSW	8" SHORT SKIP WHITE LINE 2-FT LINE, 6-FT GAP
12SW	12" SOLID WHITE CROSSWALK LINE
18SW	18" SOLID WHITE STOP BAR
8SY4	8" SOLID YELLOW LINE @ 45°, 4-FT ON-CENTER
OBL	OBLITERATE EXISTING PAVEMENT MARKING
R	REMOVE OBJECT

PROPERTY OWNER
PFCCB PINNACLE PEAK LLC
7676 E. PINNACLE PEAK RD.
SCOTTSDALE, AZ 85255
ATTN: ZACH SHIRK

CIVIL ENGINEER
SUSTAINABILITY ENGINEERING GROUP
8280 E. GELDING DR., SUITE 101
SCOTTSDALE, ARIZONA 85260
PHONE: 480-588-7226
ATTN: ALI FAKIH

DEVELOPER
LENNAR ARIZONA TRUST
890 W ELLIOT ROAD, SUITE 101
GILBERT, AZ, 85223
PHONE: 480-476-8441
ATTN: CHRIS CLONTS
CHRIS.CLONTS@LENNAR.COM

PLANNER/LANDSCAPE ARCHITECT
LVA URBAN DESIGN STUDIO, LLC
PHONE: 480-994-0994
ATTN: MARK REDDIE

Call at least two full working days before you begin excavation.
ARIZONA 811
Arizona Blue Stake, Inc.
Dial 8-1-1 or 1-800-STAKE-IT (782-5348)
In Maricopa County (602) 263-1100

NOTE TO CONTRACTOR:
THE SET OF PLANS AND DOCUMENTS IS INTENDED AS A SET OF GUIDELINES FOR THE PROJECT AND ARE INTENDED TO BE USED IN CONJUNCTION WITH A SET OF CONSTRUCTION SPECIFICATIONS TO BE SUPPLIED BY OWNER. THEY MUST BE READ TO INCORPORATE ALL APPLICABLE FEDERAL, STATE, AND LOCAL CODES INCLUDING FEDERAL A.D.A. REQUIREMENTS. THIS SET ASSUMES THAT THERE ARE NO UNUSUAL SOIL CONDITIONS OR WIND LOADS. THE FAILURE OF THIS CONDITION MAY REQUIRE SIGNIFICANT CHANGES TO THESE DOCUMENTS. CONTRACTORS ARE REQUIRED TO KNOW ALL OBSERVABLE CONDITIONS AND TO ALL APPLICABLE CODES AND TO INFORM THE OWNER/ARCHITECTS OF ANY QUESTIONS OR CLARIFICATIONS WHICH ARE DESIRED. CONTRACTORS SHALL ALSO VISIT THE SITE BEFORE BIDDING. CONTRACTORS ARE REQUIRED TO KNOW ALL OBSERVABLE CONDITIONS AND APPLICABLE CODES.

Registered Professional Engineer (Civil)
CERTIFICATE NO. 45621
ALI SAMIH FAKIH
Date Signed 01-23-19
ARIZONA, U.S.A.

SEG SUSTAINABILITY ENGINEERING GROUP
8280 E GELDING DR #101, SCOTTSDALE, ARIZONA 85260
WWW.AZSEG.COM TEL. 480.588.7226

LENNAR

PROJECT
PASEO AT PINNACLE PEAK RESIDENTIAL DEVELOPMENT

LOCATION
7676 E PINNACLE PEAK RD.
SCOTTSDALE, AZ 85244

DRAWN:	CULVER
DESIGNED	CULVER
CHECKED	COUNSELL
PROJ. MGR.	FAKIH

DATE: 01/23/2019
ISSUED FOR: CONSTRUCTION DOCUMENTS

REVISION NO.:	DATE:
1	
2	
3	
4	

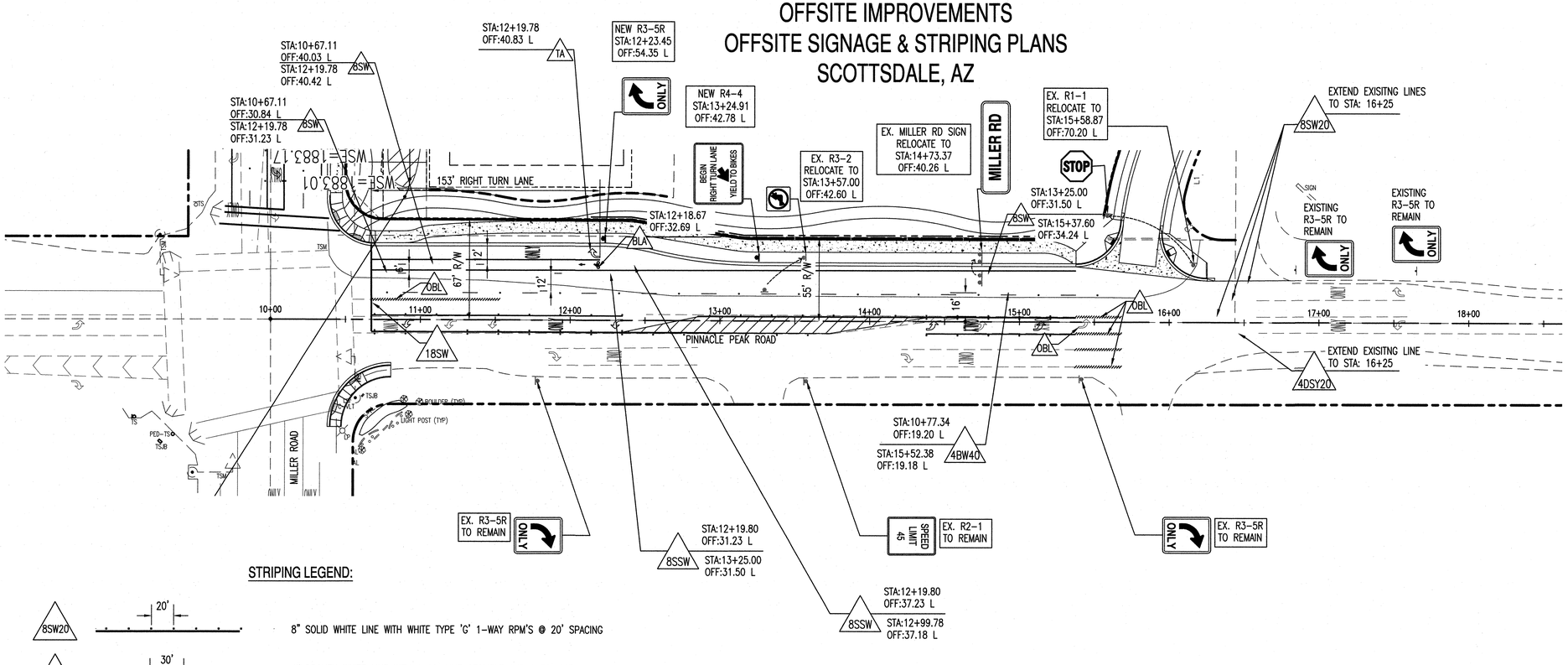
JOB NO.: 170566

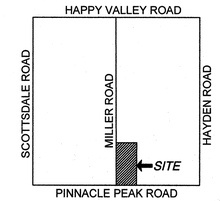
SHEET TITLE:
MILLER ROAD SIGNING AND STRIPING PLAN

SHEET NO.:
C8.10

2-AB-2019
9/13/2019

PASEO AT PINNACLE PEAK
OFFSITE IMPROVEMENTS
OFFSITE SIGNAGE & STRIPING PLANS
SCOTTSDALE, AZ





VICINITY MAP
N.T.S.

NORTH

STRIPING LEGEND:

- 8SW20 — 8" SOLID WHITE LINE WITH WHITE TYPE 'G' 1-WAY RPM'S @ 20' SPACING
- 4BW40 — 4" BROKEN WHITE LINE WITH A 10' LINE SEGMENT AND A 30' GAP WITH WHITE TYPE G1-WAY REFLECTIVE RPM'S @ 40' SPACING
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- BLA — BIKE LANE & ARROW
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- OBL — OBLITERATE EXISTING PAVEMENT MARKING
- R — REMOVE OBJECT

NORTH

0' 40' 80' 120'

SCALE: 1" = 40'

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PROPERTY OWNER
PFCCB PINNACLE PEAK LLC
7676 E. PINNACLE PEAK RD.
SCOTTSDALE, AZ 85255
ATTN: ZACH SHIRK

CIVIL ENGINEER
SUSTAINABILITY ENGINEERING GROUP
8280 E. GELDING DR., SUITE 101
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PLANNER/LANDSCAPE ARCHITECT
LVA URBAN DESIGN STUDIO, LLC
PHONE: 480-994-0994
ATTN: MARK REDDIE

Registered Professional Engineer (Civil) CERTIFICATE NO. 45621 ALI SAMIH FAKIH Date Signed 01-23-19 ARIZONA, U.S.A.

SEG SUSTAINABILITY ENGINEERING GROUP
8280 E GELDING DR #101, SCOTTSDALE, ARIZONA 85260
WWW.AZSEG.COM TEL. 480.588.7226

LENNAR

PROJECT
PASEO AT PINNACLE PEAK RESIDENTIAL DEVELOPMENT

LOCATION
7676 E PINNACLE PEAK RD.
SCOTTSDALE, AZ 85244

DRAWN: CULVER
DESIGNED: CULVER
CHECKED: COUNSELL
PROJ. MGR.: FAKIH

DATE: 01/23/2019
ISSUED FOR: CONSTRUCTION DOCUMENTS

REVISION NO.:	DATE:
1	
2	
3	
4	

JOB NO.: 170566

SHEET TITLE:
PINNACLE PEAK ROAD SIGNING AND STRIPING PLAN

SHEET NO.:
C8.20

ASE #: 4-PP-2018

2-AB-2019
9/13/2019

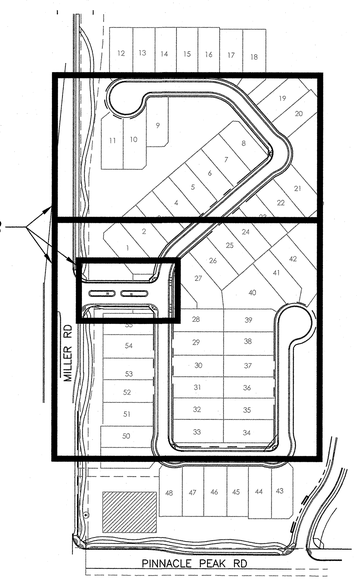
PASEO AT PINNACLE PEAK
SITE ELECTRICAL PLANS

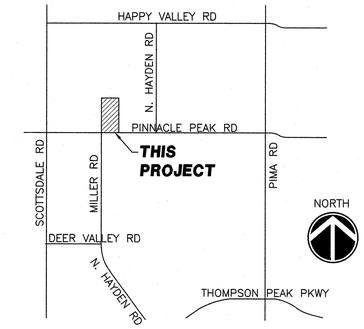
GENERAL ELECTRICAL NOTES

1. ELECTRICAL WORK SHALL COMPLY WITH THE NATIONAL ELECTRIC CODE (LATEST EDITION), FEDERAL, STATE AND LOCAL JURISDICTION CODES AS ADOPTED BY THE CITY OF PEORIA.
2. ALL WORK SHALL BE DONE IN A NEAT, WORKMANLIKE, FINISHED AND SAFE MANNER, ACCORDING TO THE LATEST PUBLISHED NATIONAL ELECTRICAL CONTRACTORS ASSOCIATION STANDARDS OF INSTALLATION, UNDER COMPETENT SUPERVISION.
3. VISIT THE SITE PRIOR TO BIDDING TO BECOME FAMILIAR WITH EXISTING CONDITIONS AND ALL OTHER FACTORS WHICH MAY AFFECT THE EXECUTION OF THIS WORK. INCLUDE ALL RELATED COSTS IN THE INITIAL BID PROPOSAL.
4. CONTRACTOR SHALL PAY FOR PERMITS AND INSPECTIONS AS MAY BE REQUIRED AND PROVIDE A CERTIFICATE OF INSPECTION TO THE OWNER.
5. PROTECT ALL MATERIAL AND EQUIPMENT INSTALLED AGAINST DAMAGE BY OTHER TRADES, WEATHER CONDITIONS OR ANY OTHER CAUSES. EQUIPMENT FOUND DAMAGED OR IN OTHER THAN NEW CONDITION WILL BE REJECTED AS DEFECTIVE. ALL COMPONENTS SHALL BE FREE OF DUST, GRIT AND FOREIGN MATERIALS, AND LEFT AS NEW BEFORE FINAL ACCEPTANCE OF WORK.
6. LEAVE THE SITE CLEAN, REMOVE ALL DEBRIS, EMPTY CARTONS, TOOLS, CONDUIT, WIRE SCRAPS AND ALL MISCELLANEOUS SPARE EQUIPMENT AND MATERIALS USED IN THE WORK DURING CONSTRUCTION.
7. IT IS THE OBLIGATION OF THE CONTRACTOR TO ORGANIZE HIS WORK SO THAT A COMPLETE ELECTRICAL, INSTRUMENTATION, AND/OR CONTROL SYSTEM FOR THE FACILITY WILL BE PROVIDED AND SUPPORTED BY ACCURATE SHOP AND RECORD DRAWINGS, AND ALL O & M MANUALS.
8. ALL UNDERGROUND CONDUIT SHALL BE SCHEDULE 40 PVC, BURIED 24" MINIMUM BELOW FINISHED GRADE, UNLESS SPECIFICALLY NOTED OTHERWISE ON PLANS OR IN DETAILS.
9. PROVIDE EMT INDOOR AND GRS OUTDOOR FOR ABOVE GROUND CONDUIT. WHERE METALLIC CONDUITS COME IN CONTACT WITH DIRT, THEY SHALL BE HALF LAP WRAPPED WITH SCOTCH 50 TAPE TO 12" AFG. FITTINGS SHALL BE STEEL, THREADED TYPE WITH INSULATED THROATS. SECURELY ATTACH ALL SURFACE MOUNTED CONDUIT EVERY 10 FEET AND WITHIN 3 FEET OF EACH JUNCTION BOX, PER NEC ARTICLE 344.30.
10. MINIMUM CONDUIT SIZE SHALL BE 3/4" UNLESS SPECIFICALLY NOTED OTHERWISE ON PLANS OR IN DETAILS.
11. ALL FEEDERS AND BRANCH CIRCUIT WIRE SHALL BE COPPER TYPE XHHW (75 DEGREE C) FOR BELOW GRADE INSTALLATIONS (AND CONDUIT RISERS) AND THHN/THWN (75 DEGREE C) FOR ABOVE GRADE INSTALLATIONS. MINIMUM SIZE SHALL BE #12 AWG, UNLESS SPECIFICALLY NOTED OTHERWISE ON PLANS OR IN DETAILS. ALL WIRING SHALL BE IN CONDUIT.
12. A SEPARATE GREEN INSULATED EQUIPMENT GROUNDING CONDUCTOR (BOND) SHALL BE INSTALLED WITHIN EACH RACEWAY PER NEC CODE.
13. WHEN A PANEL IS SUPPLIED BY A FEEDER OR BRANCH CIRCUIT, ANY INSTALLED GROUNDED CONDUCTOR SHALL NOT BE CONNECTED TO THE EQUIPMENT GROUNDING CONDUCTOR (GEC) OR TO THE GROUNDING ELECTRODE(S) PER NEC ARTICLE 250.32(B).
14. BOND ALL ENCLOSURES PER NEC ARTICLE 250.96.
15. CONTRACTOR SHALL PLAN AND INSTALL WORK IN SUCH A MANNER AS TO CONFORM TO THE STRUCTURE, AVOID OBSTRUCTIONS, PRESERVE HEADROOM AND KEEP OPENINGS AND PASSAGEWAYS CLEAR.
16. CONTRACTOR SHALL PROVIDE ALL LABOR, MATERIAL, ETC. NECESSARY FOR A COMPLETE AND WORKABLE ELECTRICAL SYSTEM WHETHER OR NOT THESE ITEMS ARE SPECIFICALLY NOTED ON THESE DRAWINGS. INCIDENTAL ITEMS NOT INDICATED ON THE DRAWINGS, NOR MENTIONED IN SPECIFICATIONS THAT CAN BE LEGITIMATELY AND REASONABLY INFERRED TO BELONG TO THE WORK DESCRIBED OR BE NECESSARY IN GOOD PRACTICE TO PROVIDE A COMPLETE SYSTEM, SHALL BE FURNISHED AND INSTALLED AS THOUGH ITEMIZED HERE IN EVERY DETAIL.
17. CONTRACTOR IS RESPONSIBLE FOR AND SHALL PROVIDE ALL LABOR, MATERIAL, TRENCHING, CONDUIT, TRANSFORMER PAD AND OTHER REQUIRED EQUIPMENT PER UTILITY COMPANY PLANS AND SPECIFICATIONS NECESSARY FOR A COMPLETE UNDERGROUND CONDUIT SYSTEM FROM THE UTILITY POINT OF SERVICE TO THE UTILITY CO. TRANSFORMER AND FROM THE UTILITY CO. TRANSFORMER TO THE ELECTRICAL SERVICE ENTRANCE SECTION.
18. ALL TRENCHING, CONDUITS, ETC. SHALL BE ROUTED AND INSTALLED IN SUCH A MANNER THAT WILL NOT DAMAGE EXISTING FACILITIES. SHOULD DAMAGE OCCUR, IT WILL BE THE CONTRACTORS RESPONSIBILITY TO REPAIR DAMAGE TO THE SATISFACTION OF THE OWNER OR INSPECTOR.
19. ALL CONDUIT RUNS SHOWN ON THIS PLAN ARE SCHEMATIC IN NATURE. THE CONTRACTOR SHALL MAKE SURE THAT ALL CONDUIT, ETC. FALLS WITHIN THE CONSTRUCTION AREA/RIGHT OF WAY. (THIS INCLUDES MAINTAINING ALL REQUIRED CLEARANCES.)
20. WHEN CROSSING PATHWAYS OR SIDEWALKS, CONTRACTOR SHALL BORE UNDER EXISTING CONCRETE WALKS AND SAWCUT ASPHALT WALKS. ASPHALT WALKS SHALL BE REPLACED IN KIND.
21. CONTRACTOR SHALL GUARANTEE WORK INSTALLED UNDER THE CONTRACT TO BE FREE FROM DEFECTIVE WORKMANSHIP AND MATERIALS, USUAL WEAR EXPECTED, AND SHOULD ANY SUCH DEFECTS DEVELOP WITHIN A PERIOD OF ONE YEAR ACCEPTANCE OF THE PROJECT BY THE OWNER, THE CONTRACTOR SHALL REPAIR AND/OR REPLACE ANY DEFECTIVE ITEMS AND DAMAGE RESULTING FROM FAILURE OF THESE ITEMS, AT NO EXPENSE WHATSOEVER TO THE OWNER.
22. CONTRACTOR SHALL IDENTIFY SERVICE ENTRANCE SECTION MAIN SERVICE DISCONNECT(S) WITH 3/32-INCH THICK LAMINATED PHENOLIC TYPE NAMEPLATES WITH 1/4-INCH MINIMUM HEIGHT LETTERS. NAMEPLATE TO BE BLACK MATTE FINISH SURFACE WITH WHITE LETTER ENGRAVING. ATTACH NAMEPLATE TO THE OUTSIDE PANEL FACE WITH TWO STAINLESS STEEL SELF-TAPPING SCREWS. NAMEPLATE SHALL READ "SERVICE DISCONNECT" PER NEC ARTICLE 230.70(B).
23. ALL CIRCUITS SHALL BE LEGIBLY IDENTIFIED AT THE PANEL, JUNCTION BOXES AND AT ALL EQUIPMENT IN A PERMANENT MANNER (I.E. ETCHED PLATES, CONDUCTOR TAG, PERMANENT MARKER, ETC.). THE LABELING SHALL INCLUDE PANEL CIRCUIT NUMBER, "TO" AND "FROM" IDENTIFICATION, AND MARKED "SPARE" WHERE APPLICABLE.
24. CONTRACTOR SHALL TEST ELECTRICAL SYSTEM FOR SHORT CIRCUITS AND MEGGER TEST FEEDERS AND BRANCH CIRCUIT WIRING. INSURE LOW IMPEDANCE GROUND PATH SYSTEM. PERFORM HIPOT TESTING WHEN REQUIRED BY LOCAL JURISDICTION.
25. ALL CONDUIT AND J-BOXES SHOWN SHALL BE CONCEALED WHEN POSSIBLE. WHEN NOT POSSIBLE, CONDUIT AND J-BOXES MAY BE SURFACE MOUNTED WITH PERMISSION OF THE OWNER OR OWNER'S REPRESENTATIVE.
26. CONTRACTOR SHALL COORDINATE ALL EQUIPMENT CONNECTIONS WITH EQUIPMENT SUPPLIER PRIOR TO ROUGH-IN. PROVIDE ADDITIONAL FUSED DISCONNECT SWITCHES AND CONTROLS IF OVERCURRENT PROTECTION OR CONTROLS IS NOT INTEGRAL WITH UNITS.
27. ALL EQUIPMENT SHALL BE FUSE SIZED PER MANUFACTURES RECOMMENDATIONS AND U.L. APPROVAL.
28. ELECTRICAL DEVICES, DISCONNECT SWITCHES, ETC., SHALL BE SUPPORTED INDEPENDENT OF AND ISOLATED FROM EQUIPMENT VIBRATIONS.
29. ALL OUTDOOR ELECTRICAL EQUIPMENT SHALL BE NEMA-3R OR NEMA-4 ENCLOSURES.
30. ALL POLE LIGHTS SHALL BE PROVIDED WITH A TWO POLE FUSE HOLDER BUSSMANN #HEX OR A SINGLE POLE FUSE HOLDER BUSSMANN #HEB OR EQUAL FOR INLINE FUSING, PROVIDE 5A FUSING IN FUSEHOLDER.
31. CONTRACTOR TO INSTALL PULL BOX ADJACENT TO EACH PATHWAY, AREA AND PARKING LOT LIGHT, SEE PULL BOX INSTALLATION DETAIL. PULL BOXES MAY NOT BE SHOWN AT ALL LOCATIONS ON PLANS.
32. PRIOR TO POURING THE POLE BASES OR COVERING ANY ELECTRICAL CONDUITS, CONTACT THE INSPECTION DEPARTMENT 24 HOURS IN ADVANCE FOR APPROVAL.
33. MATERIALS SHALL BE NEW AND OF THE BEST QUALITY WITH MANUFACTURER'S NAME PRINTED THEREON. MATERIALS SHALL BE MANUFACTURED IN ACCORDANCE WITH NEMA, ANSI, UNDERWRITER'S LABORATORY OR OTHER APPLICABLE STANDARDS AND RATED FOR HEAVY DUTY SERVICE.
34. ALL WIRING DEVICES SHALL BE SPECIFICATION GRADE. ALL 15 AND 20 AMP, 125 AND 250 VOLT, NONLOCKING RECEPTACLES INSTALLED OUTDOORS SHALL BE LISTED WEATHER-RESISTANT TYPE. ALL WEATHERPROOF WHILE IN-USE RECEPTACLE COVERS SHALL BE METAL.
35. SELECTION OF MATERIALS SHALL BE IN STRICT ACCORDANCE WITH THE DRAWINGS AND/OR SPECIFICATIONS. THE USE OF MANUFACTURER'S NAME, MODEL, AND NUMBER IS INTENDED TO ESTABLISH STYLE, QUALITY, APPEARANCE, USEFULNESS AND BID PRICE. CONTRACTOR SHALL SUBMIT TO THE OWNER OR OWNER'S REPRESENTATIVE FOR REVIEW AND APPROVAL (PRIOR TO ORDERING MATERIALS) COPIES OF EQUIPMENT SHOP DRAWINGS AS FOLLOWS: 1) LIGHT FIXTURES, 2) POLES, 3) POLE BASES, 4) SERVICE ENTRANCE SECTION, 5) ELECTRICAL EQUIPMENT, 6) DISCONNECT SWITCHES, 7) TIME CLOCKS AND OTHER CONTROLS, 8) LIGHTING CONTACTORS AND 9) PULL BOXES. AT THE TIME OF EACH SUBMITTAL, THE CONTRACTOR SHALL DEFINE AND DELINEATE IN WRITING ANY DEVIATIONS FROM THE CONTRACT DOCUMENTS. THE REVIEW WILL BE ONLY FOR CONFORMANCE WITH THE DESIGN CONCEPT OF THE WORK AND FOR COMPLIANCE WITH THE INFORMATION CONTAINED IN THE CONTRACT DOCUMENTS. THE REVIEW OF A SPECIFIED ITEM, AS SUCH, WILL NOT INDICATE REVIEW OF THE ASSEMBLY IN WHICH THE ITEM FUNCTIONS. REVIEW BY THE OWNER OR OWNER'S REPRESENTATIVE WILL NOT RELIEVE THE CONTRACTOR FROM RESPONSIBILITY FOR ANY ERRORS OR OMISSIONS IN THE SUBMITTALS NOR FROM HIS RESPONSIBILITY FOR COMPLYING WITH THE CONTRACT DOCUMENTS.
36. THE SUBMITTALS SHALL BE NEATLY GROUPED AND ORGANIZED. PERTINENT INFORMATION SHALL BE HIGHLIGHTED, AND THE SPECIFIC PRODUCT SHALL BE IDENTIFIED. ALL SUBMITTALS SHALL BE COMPLETE, AND PRESENTED IN ONE PACKAGE. THE SUBMITTAL SHALL INCLUDE A COMPLETE LIST OF THE EQUIPMENT AND MATERIALS, INCLUDING THE MANUFACTURER'S NAME, PRODUCT SPECIFICATION, DESCRIPTIVE DATA, TECHNICAL LITERATURE, PERFORMANCE CHARTS, CATALOG CUTS, INSTALLATION INSTRUCTIONS, AND SPARE PART RECOMMENDATIONS FOR EACH DIFFERENT ITEM OF THE EQUIPMENT SPECIFIED.

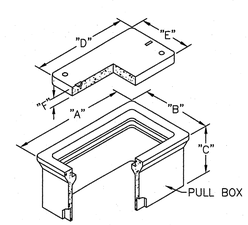
DEVELOPER:
LENNAR
890 W ELLIOT RD, #101
GILBERT AZ, 85233
PHONE: (480) 273-3232
CONTACT: CHRIS CLONTS

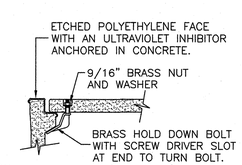
ELECTRICAL ENGINEER:
WRIGHT ENGINEERING CORPORATION
165 EAST CHILTON DRIVE
CHANDLER, AZ 85225
PHONE: (480) 497-5829
FAX: (480) 497-5807
CONTACT: ADAM BOWERS





VICINITY MAP
N.T.S.



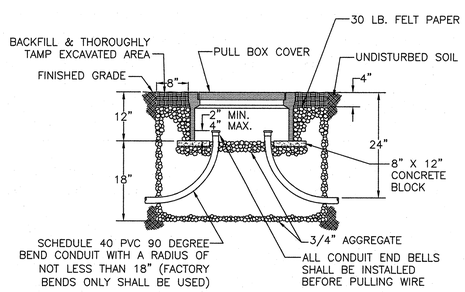


HOLD DOWN BOLT DETAIL

LID 'A'

LID 'A' REINFORCED CONCRETE W/HOLD DOWN BOLTS

DATA TABLE						
PULLBOX TYPE	PULLBOX LENGTH	PULLBOX WIDTH	PULLBOX HEIGHT	LID LENGTH	LID WIDTH	LID HEIGHT
	"A"	"B"	"C"	"D"	"E"	"F"
#3 1/2	19-3/4"	14-1/4"	12"	15-1/4"	10"	1-3/4"
#5	25-1/4"	15-3/4"	12"	20-5/8"	10-1/2"	2"
#7	34-3/4"	21-3/4"	12"	30-1/8"	17-5/8"	2"



GENERAL NOTES:

1. THE PULL BOX SHALL BE MADE OF A HIGH DENSITY REINFORCED CONCRETE MATERIAL WITH END & SIDE KNOCKOUTS, & NONSETTLING SHOULDERS TO MAINTAIN GRADE, MANUFACTURED WITH APPROXIMATE DIMENSIONS AS SHOWN.
2. STEEL REINFORCEMENT SHALL BE AS REGULARLY USED IN STANDARD PRODUCTS OF THE RESPECTIVE MANUFACTURER.
3. COVER LETTERING SHALL BE 1" LETTERS CAST IN STANDARD MARKINGS: "ELECTRIC" OR "HIGH VOLTAGE". AS REQUIRED.
4. THE PULL BOX SHALL HAVE AN ETCHED POLYETHYLENE FACE WITH AN ULTRAVIOLET INHIBITOR ANCHORED IN CONCRETE.
5. ALL CABLE & CONDUCTOR SPLICES SHALL BE CONNECTED WITH TYCO ELECTRONICS GELCAP-SL, NSI INDUSTRIES ESSLK-2/0, OR COPPER COMPRESSION H-TAP CONNECTOR OR APPROVED EQUAL & INSULATED WITH 3M SCOTCHCAST SPLICE KIT 85 SERIES, TYCO ELECTRONICS GELCAP SL, NSI INDUSTRIES GSS SERIES OR APPROVED EQUAL.

PULL BOX INSTALLATION
NO SCALE

LIGHT FIXTURE SCHEDULE

SYMBOL	MANUFACTURER	CATALOG #	VOLTS	LAMP(S)	CCT	QTY	DETAIL
	VISTA PROFESSIONAL	TR/3106/BZ/9.5/W/WF	120	10W LED	3000K	20	TREE DOWNLIGHT DETAIL SHEET SE3
	NLS LIGHTING	CAL-1/TP1/S7/T2/35L/7/30K/UNV/AM/BRZ	120	51W LED	3000K	6	STREET LIGHT DETAIL SHEET SE3

NOTES:
1. CONTRACTOR SHALL VERIFY ALL QUANTITIES.

ARIZONA BLUE STAKE
CALL TWO WORKING DAYS BEFORE YOU DIG
Dial 811 or
602-263-1100
1-800-STAKE-IT
(OUTSIDE MARICOPA COUNTY)

WRIGHT ENGINEERING PROJECT NO:
18243
DESIGN BY: WTB
DRAWN BY: WTB
CHECKED BY: AMB

WRIGHT engineering corporation
ELECTRICAL ENGINEERING AND DESIGN
165 EAST CHILTON DRIVE • CHANDLER, ARIZONA 85225
PHONE 480.497.5829 • FAX 480.497.5807
www.wrightengineering.us

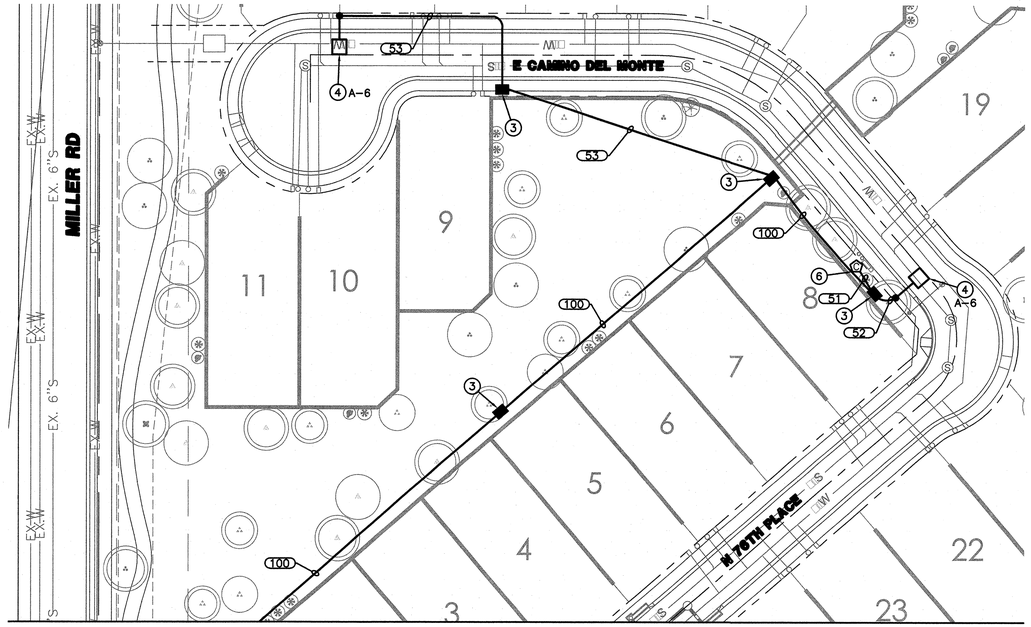
PROJECT: TITLE:
SCOTTSDALE, ARIZONA
PASEO AT PINNACLE PEAK
PINNACLE PEAK RD AND MILLER RD
ELECTRICAL COVER SHEET

NO.	DATE	SUBMITTALS/REVISIONS (DESCRIPTIONS)
1	AUG 2018	1ST CITY SUBMITTAL
2	DEC 2018	2ND CITY SUBMITTAL

Registered Professional Engineer (Electrical)
Certificate No. 46691
ADAM M. BOWERS
Date Signed 12-7-18
ARIZONA U.S.A.
Expires 9-30-19

DRAWING NO:
SE1
OF 3

H:\2018\18243-Paseo at Pinnacle Peak TS\18243-SE.dwg
4809-18-1
2-AB-2019
9/13/2019



MATCHLINE 'A' SEE ABOVE RIGHT

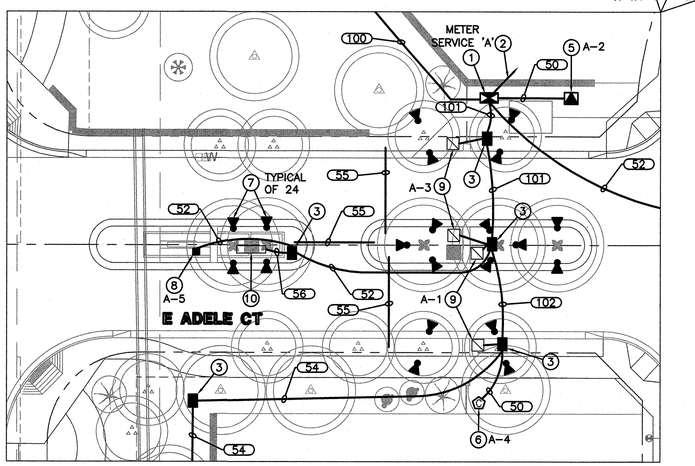
MATCHLINE 'A' SEE BELOW LEFT

NORTH

GRAPHIC SCALE

40 20 0 20 40 80

1 INCH = 40 FEET



NORTH

GRAPHIC SCALE

20 10 0 10 20 40

1 INCH = 20 FEET

CONSTRUCTION NOTES

1. NEW 100 AMP, 120/240V, 1ø, 3W, METERED SERVICE ENTRANCE SECTION. SEE DETAILS ON SHEET SE3.
2. 2.5" SCH. 40 PVC CONDUIT TO POWER COMPANY POINT OF SERVICE, CONTRACTOR SHALL VERIFY POINT OF SERVICE LOCATION & INSTALL CONDUIT TO THIS LOCATION.
3. #3-1/2 CONCRETE PULL BOX, SEE DETAIL ON SHEET SE1.
4. 51W, LED DECORATIVE STREET LIGHT WITH TYPE II DISTRIBUTION ON A 4" ROUND POLE MOUNTED AT A FIXTURE HEIGHT OF 14'-0" AFG. SEE DETAIL ON SHEET SE3.
5. 300W WALL MOUNTED LOW VOLTAGE TRANSFORMER. SEE WALL MOUNTED LOW VOLTAGE TRANSFORMER DETAIL ON SHEET SE3. COORDINATE EXACT LOCATION WITH LANDSCAPE ARCHITECT. TRANSFORMER SHALL BE DIRECT WIRED (NOT PLUG IN). SEE LOW VOLTAGE WIRING GUIDELINES ON SHEET SE3 FOR WIRE SIZING.
6. ELECTRICAL CONTRACTOR SHALL INSTALL POWER FEED TO IRRIGATION CONTROLLER & MAKE ALL 120V CONNECTIONS. COORDINATE WORK WITH IRRIGATION CONTRACTOR.
7. TREE DOWNLIGHT. SEE DETAIL SHEET SE3, LANDSCAPE ARCHITECT SHALL POSITION THE LIGHT IN THE TREE AND CONTRACTOR SHALL COORDINATE WITH THE LANDSCAPE ARCHITECTURE FOR FINAL AIMING.
8. ILLUMINATED SIGN CONNECTION. INSTALL FLUSH MOUNTED NEMA 3R SIGN DISCONNECTING MEANS, MOUNT ON BACK OF WALL PER NEC 600.6. ALL CONDUIT SHALL BE CONCEALED IN WALL. COORDINATE WITH SIGN CONTRACTOR. STRIP LED WITH FROSTED LENS LUMINII SERIES LL WET OR EQUAL TO BE PROVIDED BY SIGN MANUFACTURER
9. GATE CONTROLLER. COORDINATE WITH GATE CONTRACTOR FOR EXACT LOCATION AND DETAILS. ELECTRICAL CONTRACTOR IS RESPONSIBLE FOR CONDUIT, STUB UPS, CONDUCTORS, SPLICES AND OTHER NECESSARY COMPONENTS FOR A COMPLETE SYSTEM. INSTALL 1" CONDUIT FROM NEAREST PULL BOX TO THIS LOCATION.
10. GATE KEYPAD. COORDINATE WITH GATE CONTRACTOR FOR EXACT LOCATION AND DETAILS. ELECTRICAL CONTRACTOR IS RESPONSIBLE FOR WIRING.

CONDUIT & WIRE TABLE

CONDUIT		WIRE		REMARKS
NO.	SIZE	POWER	GROUND	(CKT #)
50	3/4"	2-#12	1-#12	TYPICAL
51	3/4"	2-#10	1-#10	TYPICAL
52	1"	2-#12	1-#12	TYPICAL
53	1"	2-#10	1-#10	TYPICAL
54	1"	2-#8	1-#8	TYPICAL
55	1.5"		1-#12	SPARE LV SLEEVE
56	1"		1-#12	SPARE GATE CTRL
100	1"	2-#10	1-#10	A-4 IRRIGATION CONTROL
		2-#10		A-6 STREET LIGHTING
101	1"	2-#12	1-#12	A-1 ENTRANCE GATE
		2-#12		A-3 EXIT GATE
	1"	2-#12	1-#8	A-5 MONUMENT LIGHTS
		2-#8		A-6 STREET LIGHTING
	1.5"			SPARE
102	1"	2-#12	1-#8	A-1 ENTRANCE GATE
		2-#8		A-6 STREET LIGHTING
	1.5"			SPARE

LEGEND

- NEW 100 AMP 120/240V 3ø, 3W METERED ELECTRICAL SERVICE
- CONCRETE PULL BOX
- UNDERGROUND ELECTRICAL CONDUIT
- LED STREET LIGHT
- PROPOSED PAD MOUNTED TRANSFORMER
- CONDUIT TAG, SEE WIRE & CONDUIT TABLE, SHEET SE2
- A-1 CIRCUIT NUMBER
- IRRIGATION CONTROLLER
- LOW VOLTAGE DOWN LIGHTS
- MONUMENT DISCONNECT
- GATE MOTOR
- GATE KEY PAD

NORTH

GRAPHIC SCALE

40 20 0 20 40 80

1 INCH = 40 FEET

ARIZONA BLUE STAKE
CALL TWO WORKING DAYS BEFORE YOU DIG
Dial 811 or
602-263-1100
1-800-STAKE-IT
(OUTSIDE MARICOPA COUNTY)

WRIGHT ENGINEERING PROJECT NO: 18243

DESIGN BY: WTB
DRAWN BY: WTB
CHECKED BY: AMB

WRIGHT engineering corporation
ELECTRICAL ENGINEERING AND DESIGN
165 EAST CHILTON DRIVE • CHANDLER, ARIZONA 85225
PHONE 480.497.5828 • FAX 480.497.5807
www.wrightengineering.us

PROJECT: TITLE:

SCOTTSDALE, ARIZONA
PASEO AT PINNACLE PEAK
PINNACLE PEAK RD AND MILLER RD
ELECTRICAL SITE PLAN

NO.	DATE	SUBMITTALS/REVISIONS (DESCRIPTIONS)
1	AUG 2018	1ST CITY SUBMITTAL
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Registered Professional Engineer (Electrical)
Certificate No. 46691
ADAM M. BOWERS
Date Signed 12-21-18
ARIZONA U.S.A.
Expires 9-30-19

DRAWING NO:
SE2
OF 3

4809-18-1

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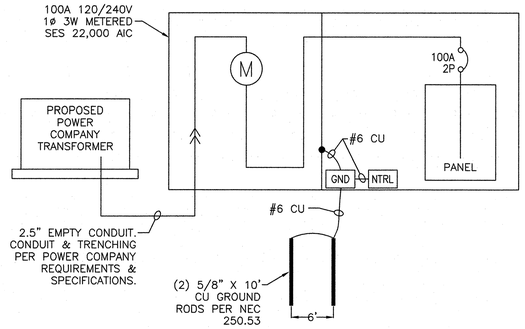
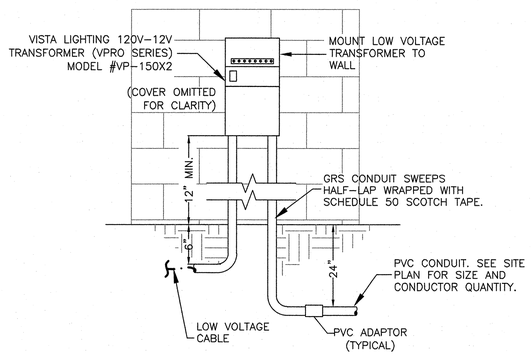
2-AB-2019
9/13/2019



100A SINGLE LINE DIAGRAM

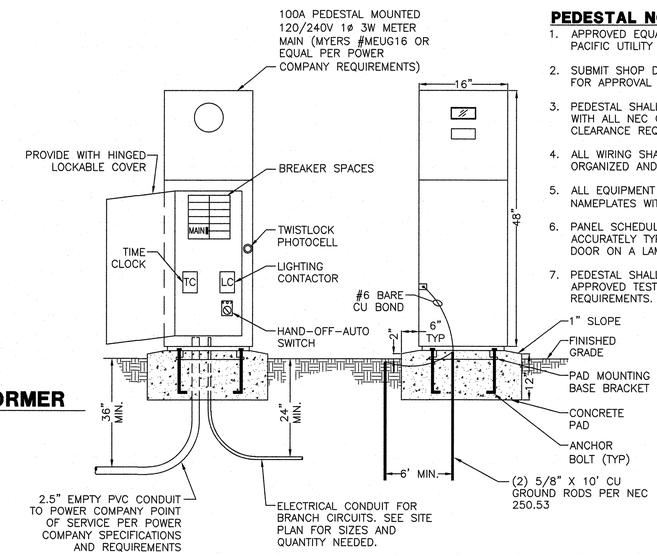
NO SCALE 120/240V 1ø 3W

PANEL NAME: A			120/240V, 1ø, 3W				100A MAIN BKR		
LOCATION: ADJACENT LOT 1			TYPE: PLUG-IN				PEDESTAL MTD., NEMA 3R		
CKT NO.	BKR SIZE	DESCRIPTION	LOAD	Aø	Bø	LOAD	DESCRIPTION	BKR SIZE	CKT NO.
1	20/1	ENTRY GATE CONTROLLER	1200	1500		300	LV TRANSFORMER	15/1	2
3	20/1	EXIT GATE CONTROLLER	1200		1600	400	IRRIGATION CONTROLLERS	15/1	4
5	20/1	MONUMENT LIGHTING*	625	1405		780	STREET LIGHTING*	20/1	6
7	20/1	SPARE	0		0	0	BUSSED SPACE		8
9		BUSSED SPACE	0	0		0	BUSSED SPACE		10
11		BUSSED SPACE	0		200	200	LIGHTING CONTROL	15/1	12
CODE TOTAL VA/ø				2905	1800	*INDICATES LOAD @ 125%			
CODE TOTAL AMPS/ø				24.2	15.0	22,000 AIC BREAKERS			



LANDSCAPE 120V-12V WALL-MOUNTED TRANSFORMER

NO SCALE

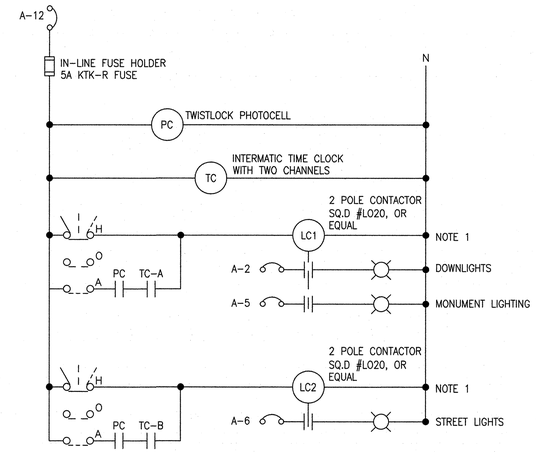


100A PEDESTAL MOUNTED SERVICE

NO SCALE 120/240V 1ø 3W

PEDESTAL NOTES

1. APPROVED EQUAL MANUFACTURERS: MILBANK, PACIFIC UTILITY PRODUCTS
2. SUBMIT SHOP DRAWINGS TO POWER COMPANY FOR APPROVAL PRIOR TO ORDERING EQUIPMENT.
3. PEDESTAL SHALL BE INSTALLED IN ACCORDANCE WITH ALL NEC CODE AND POWER COMPANY CLEARANCE REQUIREMENTS.
4. ALL WIRING SHALL BE INSTALLED IN AN ORGANIZED AND NEAT MANNER.
5. ALL EQUIPMENT SHALL HAVE LAMICOID NAMEPLATES WITH 1/4" LETTERING.
6. PANEL SCHEDULE SHALL BE NEATLY & ACCURATELY TYPED AND PLACED ON THE INSIDE DOOR ON A LAMINATED SHEET.
7. PEDESTAL SHALL BE COMMERCIAL RATED WITH APPROVED TEST BLOCKS PER POWER COMPANY REQUIREMENTS.



PANEL A LIGHTING CONTROL SCHEMATIC

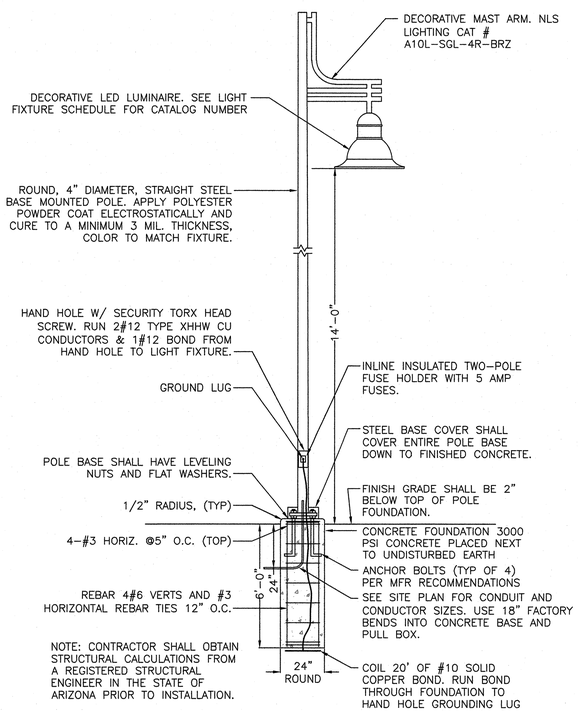
120/240V 1ø

CONTROL SCHEMATIC LEGEND

- HAND-OFF-AUTO SWITCH
- PC — PHOTOCELL RELAY
- CR# — CONTROL RELAY
- TC# — TIME CLOCK
- LC# — LIGHTING CONTACTOR
- N.O. — NORMALLY OPEN CONTACT
- CIRCUIT BREAKER
- CONNECTION POINT

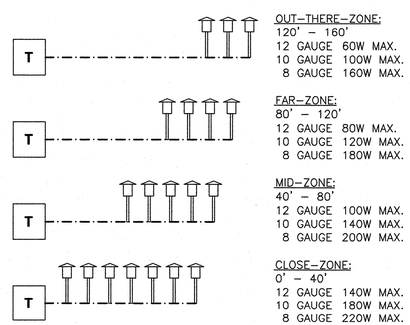
CONTROLLER NOTES

1. THIS CIRCUIT TO BE ACTIVATED FROM DUSK TO DAWN



DECORATIVE STREET LIGHT DETAIL

NO SCALE

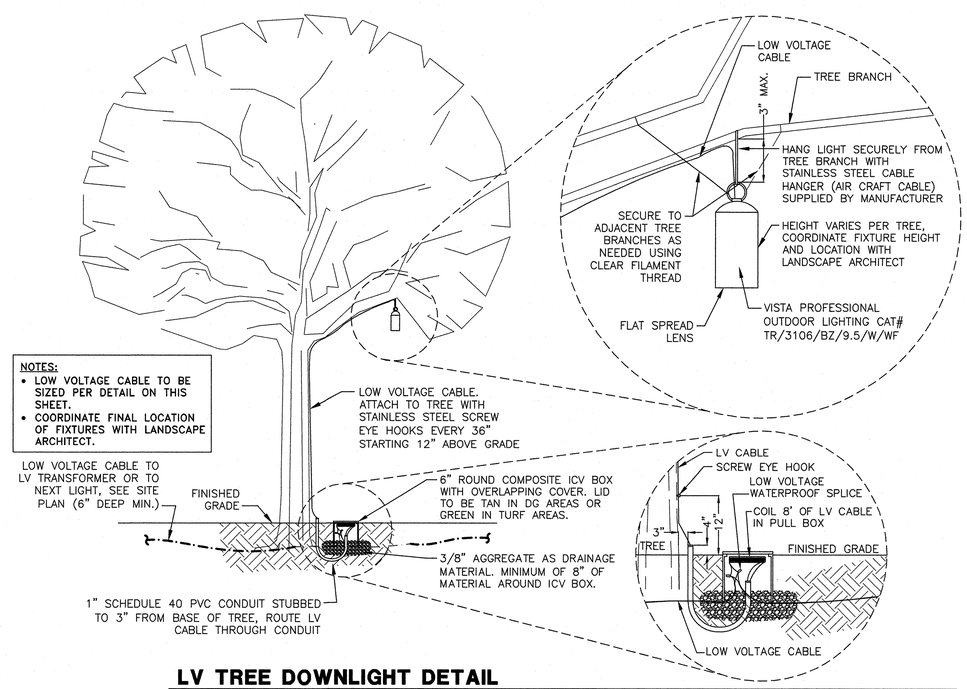


NOTES:

1. THE WATTAGE LOADS ARE PER CABLE. ADD CABLE RUNS AS NECESSARY TO COMPLETE PROJECT. MULTIPLE QUANTITY OF CABLES RUN FROM EACH TRANSFORMER, UP TO 80% OF TOTAL WATTAGE ON TRANSFORMER IS ALLOWED.
2. WIRING IS SHOWN SCHEMATICALLY TO INDICATE WHICH TRANSFORMERS ARE INTENDED FOR EACH FIXTURE. CONTRACTOR SHALL ROUTE LOW VOLTAGE CABLE TO AVOID IRRIGATION, HARDSCAPE, AND PLANTING CONFLICTS. ALL ROADWAY, DRIVEWAY, AND SIDEWALK CROSSINGS SHALL BE INSTALLED IN A PVC SLEEVE.
3. LONGER RUNS TO BE CONNECTED TO 13 VOLT TAP OR HIGHER AS NEEDED.

TYPICAL LOW VOLTAGE LUMINAIRE RECOMMENDED CIRCUITING GUIDELINES

NO SCALE



LV TREE DOWNLIGHT DETAIL

NO SCALE

WRIGHT ENGINEERING PROJECT NO:
18243

DESIGN BY: WTB
DRAWN BY: WTB
CHECKED BY: AMB

WRIGHT engineering corporation
ELECTRICAL ENGINEERING AND DESIGN
165 EAST CHILTON DRIVE • CHANDLER, ARIZONA 85225
PHONE 480.497.5820 • FAX 480.497.5807
www.wrightengineering.us

PROJECT: TITLE:

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PASEO AT PINNACLE PEAK
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ELECTRICAL SITE DETAILS

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DRAWING NO:
SE3
OF 3

4809-18-1

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2-AB-2019
9/13/2019

PASEO AT PINNACLE PEAK
STREET LIGHT PLAN

STREET LIGHTING REQUIREMENTS

5.00 GENERAL NOTES:

The following information is provided to emphasize critical work and is intended to supplement the specifications. Should there be a conflict with the specifications, this document shall take precedence.

Alternates shall be pre–approved by the City Engineering Manager. Approval of alternate products shall be on an equal basis with the product specified and shall be submitted a minimum of ten (10) days prior to bid opening. Structural calculations shall be furnished for alternate products and certified by a structural engineer, registered in the state of Arizona. Luminaires and lamps shall meet or exceed the photometric, electrical, and mechanical requirements for the specified products.

The Contractor shall comply with State and City statutes, and manufacturer's recommendations.

The submittal package shall consist of three (3) copies of Equipment/Material to be installed and shall be bound/stapled in a folder and submitted at the time of permit application.

Prior to submitting a proposal, the bidder shall examine all general construction drawings and visit the construction site to become familiar with existing conditions under which he will operate and which will in any way affect the work under the contract. No subsequent allowance will be made in this connection in the behalf of the Contractor for any error or negligence on his part.

Prior to ordering any materials or doing any work, the contractor should verify dimensions at the site. Immediately report differences to the Engineering Mgr. and should not proceed with work until the Engineering Mgr. renders a decision. No extra charges or compensation will be allowed for differences in actual dimensions and dimensions indicated on the drawings.

5.01 GENERAL:

The Electrical Contractor shall comply with all licensing requirements set forth by the State Registrar of Contractors office to perform work relating to street light installation in the Public Right–Of–Way.

One project underground utilities (right of way) permit and one streetlight permit for each street light pole shall be obtained by the contractor prior to construction.

5.02 WORKING / "AS BUILT" PLANS:

Acceptance of the completed improvements will not be given until 4 mil photo mylar reproducible "As built" plans have been submitted to and approved by the City Engineer.

5.03 LIGHT POLES:

Light poles shall be installed plumb, be adjusted to provide proper alignment to the roadway being lighted and be properly grounded when the installation is completed. Damaged paint or coatings shall be repaired to City Engineer satisfaction.

5.04 EMBEDMENT:

Direct buried poles shall be set in a twelve (12) inch augured hole, depth per plans, in undisturbed earth. Pole shall be set plumb in two directions 90 degrees apart. Hand tamping of abc backfill with pneumatic or vibrating equipment is the acceptable method of compaction. Backfill shall be compacted to 85% of maximum density as defined by ASTM D–2922 and D–3017.

A ground rod shall be installed in pull box in undisturbed soil and a lead in copper bond wire (#8) shall be installed in 1" Carflex liquidtight flexible nonmetallic conduit (or equal) for pole grounding.

Surplus excavation shall be disposed of by the Contractor.

5.05 LUMINAIRES:

Luminaires shall be installed level and include a lamp and photocell. Contractor shall assure that the luminaires shall be free of dust, dirt or anything that would impair the output of the light before he leaves the site.

Luminaires furnished with multi–tap ballasts shall be rewired or reconnected to match the voltage supplied by the electric utility company.

5.06 WIRING:

Wiring shall be installed per Utility Standards.

5.07 GROUNDING:

Each pole shall have an 8' x 5/8" copper clad ground rod driven beneath pull box. A #8 bare copper lead from the ground rod in pull box to landing lug in street light pole hand hole.

5.08 PULL BOXES:

Excavation for pull boxes and material specification shall be per the Electric Utility Company standards.

5.09 TRENCH

Trench shall be installed per the Utility Company standards.

The use of a common Electric Utility Company trench is permitted. It is the Contractor's responsibility to contact the Utility Company for coordination of trenching and the installation of conduit.

5.10 CONDUIT:

Conduit shall be installed at the depth specified on the plans. Conduit shall be 1 inch Carflex Liquidtight Flexible Nonmetallic Conduit or equal. Conduit must be UL Rated and suitable for underground use.

5.11 CONNECTIONS:

Connections shall be per Utility Standards.

5.12 LIGHT POLE IDENTIFICATION:

The Contactor shall furnish and install a number on each light pole. Street light pole identification and specifications will be provided by the City.

5.13 RESTORATION:

It is the Contractor's responsibility to restore all property, landscaping, paving and driveways that are disturbed during street light construction to their original condition in conformance with "MAG" specification section 107.9.

5.14 TEST:

The developer shall be responsible for furnishing all personnel and equipment to successfully perform the following test.

5.14.01 PERFORMANCE:

Prior to acceptance, the developer shall energize and operate the entire roadway lighting system, from sunset to sunrise for two consecutive days without interruption or failure. If a lamp or ballast should fail, it shall be immediately replaced.

5.15 WARRANTY:

The Contractor shall guarantee all work for a period of one year from the date of final acceptance by the Engineering Manager, against imperfect workmanship, failure, malfunction of materials and/or equipment due to faulty or imperfect workmanship. This guarantee is to be in writing to the City at the time of issuing final acceptance. Work found to be defective within the warranty period shall be replaced without cost to the City.

BENCHMARK

CITY OF SCOTTSDALE CPS #6341, A MARICOPA COUNTY BRASS CAP FLUSH IN MEDIAN, LOCATED AT THE INTERSECTION OF 116TH STREET AND RIO VERDE DRIVE, HAVING AN ELEVATION OF 2717.94, CITY OF SCOTTSDALE NAVD 88 DATUM.

BASIS OF BEARINGS

THE NORTH LINE OF THE NORTHEAST QUARTER OF SECTION 27, TOWNSHIP 5 NORTH, RANGE 5 EAST OF THE GILA AND SALT RIVER MERIDIAN, HAVING A BEARING OF SOUTH 89 41'44 WEST, MEASURED BETWEEN CITY OF SCOTTSDALE GPS #6272, A GENERAL LAND OFFICE BRASS CAP, AND CITY OF SCOTTSDALE GPS #6271, A GENERAL LAND OFFICE BRASS CAP.

MAINTENANCE NOTE

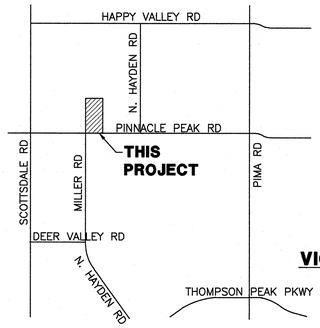
STREET LIGHT POLES SHALL BE MAINTAINED BY CITY OF SCOTTSDALE.

GENERAL NOTES FOR PUBLIC WORKS CONSTRUCTION

1. All construction in the public rights–of–way or in easements granted for public use must conform to the latest Maricopa Association of Governments (MAG) Uniform Standard Specifications and Uniform Standard Details for Public Works Construction as amended by the latest version of the City of Scottsdale Supplemental Standard Specifications and Supplemental Standard Details. If there is a conflict, the city's Supplemental Standard Details will govern.
2. The city only approves the scope, not the detail, of engineering designs; therefore, if construction quantities are shown on these plans, they are not verified by the city.
3. The approval of plans is valid for six (6) months. If an encroachment permit for the construction has not been issued within six months, the plans must be resubmitted to the city for reapproval.
4. A Public Works inspector will inspect all works within the City of Scottsdale rights–of–way and in easements. Notify Inspection Services 24 hours prior to beginning construction by calling 480–312–5750.
5. Whenever excavation is necessary, call the Blue Stake Center, 602–263–1100, two working days before excavation begins. The Center will see that the location of the underground utility lines is identified for the project. Call "collect" if necessary.
6. Encroachment permits are required for all work in public rights–of–way and easements granted for public purposes. An encroachment permit will be issued by the city only after the registrant has paid a base fee plus a fee for inspection services. Copies of all permits must be retained on–site and be available for inspection at all times. Failure to produce the required permits will result in immediate suspension of all work until the proper permit documentation is obtained.
7. All excavation and grading that is not in the public rights–of–way or not in easements granted for public use must conform to Chapter 70, Excavation and Grading, of the latest edition of the Uniform Building Code prepared by the International Conference of Building Officials. A permit for this grading must be secured from the city for a fee established by the Uniform Building Code.

DEVELOPER:
COURTLAND COMMUNITIES
1987ht N 7TH STREET #200
PHOENIX, AZ 85024
PHONE: (602) 265–3713
CONTACT: BRIAN MINGS

ELECTRICAL ENGINEER:
WRIGHT ENGINEERING CORPORATION
165 EAST CHILTON DRIVE
CHANDLER, AZ 85225
PHONE: (480) 497–5829
FAX: (480) 497–5807
CONTACT: ADAM BOWERS



NORTH

VICINITY MAP
N.T.S.

CIVIL APPROVAL			
Review & Recommended Approval by:			
Paving		Traffic	
G & D		Planning	
W & S		Fire	
Ret. Walls			
Engineering Coordination Mgr. (or designee)		Date	

NO CONFLICT SIGNATURE BLOCK		
Utility	Utility Company	Date Sent
Electric	APS	8/6/2018
Telephone	CENTURYLINK	8/6/2018
Natural Gas	SOUTHWEST GAS	8/6/2018
Cable TV	COX	8/6/2018
Water	CITY OF SCOTTSDALE	8/6/2018
Fiber Optic	CROWN CASTLE	8/6/2018

Engineer's Certification

I ADAM BOWERS, as the Engineer of Record for this development, hereby certify that all utility companies listed above have been provided final improvement plans for review, and that all conflicts identified by the utilities have been resolved.

Signature 8/6/2018 Date

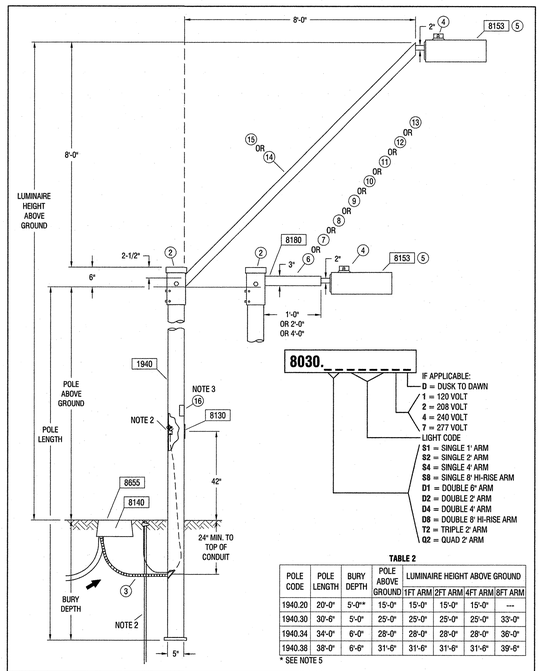


TABLE 2

POLE CODE	POLE LENGTH	BURY DEPTH	POLE ABOVE GROUND	LUMINAIRE HEIGHT ABOVE GROUND			
				1FT ARM	2FT ARM	4FT ARM	8FT ARM
1940.20	20'-0"	5'-0"*	15'-0"	15'-0"	15'-0"	15'-0"	---
1940.30	30'-6"	5'-0"	25'-0"	25'-0"	25'-0"	25'-0"	33'-0"
1940.34	34'-0"	6'-0"	28'-0"	28'-0"	28'-0"	28'-0"	36'-0"
1940.38	38'-0"	6'-6"	31'-6"	31'-6"	31'-6"	31'-6"	39'-6"

* SEE NOTE 5

aps ARIZONA PUBLIC SERVICE COMPANY T&D CONSTRUCTION STANDARDS				
BY	LDR.	MGR.	DATE	REV.
KLS	B. BOOKER	R. CANDRA	02/2016	12

LIGHTS
ARCHITECTURAL ON
5" SQUARE BROWN PAINTED STEEL POLE
DIRECT BURY

SH 1 OF 2
8030

NOTES:
1. ADJUST PHOTO EYE TO FACE NORTH.
2. A GROUND ROD IS PROVIDED WITH EACH STREET LIGHT POLE. WHERE A GROUND ROD CANNOT BE DRIVEN, ALTERNATE GROUND SHALL BE USED. SEE 2449 THRU 2460 FOR APPROVED ALTERNATES.
3. SIGN, "NOTICE THIS POLE IS OWNED AND MAINTAINED BY APS. DISCONNECT INSIDE", IS REQUIRED ON ALL DUSK-TO-DAWN AND AREA LIGHTING APPLICATIONS.
4. POLES THAT HAVE MORE THAN ONE LUMINAIRE REQUIRE A SEPARATE CIRCUIT WITH FUSING FROM THE J-BOX TO EACH LUMINAIRE.
5. USING THE 20'-0" POLE TO MATCH THE 16'-0" PEDESTRIAN LIGHT MOUNTING HEIGHT REDUCE POLE BURY DEPTH TO 4'-0".
6. THE BROWN PHOTO CONTROL IS A FAIL OFF CONTROL AND SHALL BE USED WITH ALL INDUCTION AND LED LUMINAIRES.
7. ON 277 VOLT STREET LIGHT CIRCUITS, INSTALL A "277 VOLT" MICARTA TAG ON CABLE IN J-BOX. TAG PROVIDED BY SPEC 8129.
8. THE LUMINAIRE SHOWN IS RECOMMENDED FOR THIS MOUNTING HEIGHT. SEE 8153 FOR ADDITIONAL BROWN ARCHITECTURAL LUMINAIRES.
9. THE TWO ARMED TENON BRACKET POSITIONS THE DOUBLE ARM 180 DEGREES APART.
10. TO ACCOMMODATE LESS THAT THE SPECIFIED LUMINAIRE MOUNTING HEIGHT, A SHOP ORDER IS REQUIRED TO HAVE A PORTION FROM THE TOP OF THE POLE CUT OFF. THE TENON ARM BRACKET SLIDES OVER AND COVERS THE CUT PORTION OF THE POLE.
11. IN-LINE FUSE FOR UNDERGROUND FEEDS, SEE 8130-8140.
12. FOR PEDESTRIAN ONLY APPLICATIONS SEE 8030.

TABLE 1

LIGHT CODE	APN	WATTS	K	TYPE	VOLTS	INITIAL LUMENS	MOUNTING HEIGHT
AH16	00099450	100	2100	HPS	120/208/240/277	9,500	SEE TABLE 2
AH17	00099451	150			120/208/240/277	16,000	
AH18	00099452	250			120/208/240/277	30,000	
AH19	00099454	400			120/208/240/277	50,000	
RN40	00128250	55	2700	IND	120/208/240/277	3,500	
RN41	00126667	100	5000		120/208/240/277	8,400	
RN42	00132846	120			120/208/240/277	10,200	
RN43	00132850	150			120/208/240/277	13,000	
RN44	00121153	200			120/208/240/277	15,250	
RN45	00116527	250			120/208/240/277	22,500	
RL40	00141047	32	3000	LED S	120/208/240/277	3,800	
RL41	00141048	41			120/208/240/277	4,800	
RL42	00141049	88			120/208/240/277	8,200	
RL43	00141050	108			120/208/240/277	11,000	
RL44	00141051	162			120/208/240/277	19,000	
RL50	00128251	45	4000	LED S	120/208/240/277	4,300	
RL52	00126804	60			120/208/240/277	5,400	
RL53	00126805	95			120/208/240/277	8,600	
RL54	00126806	113			120/208/240/277	10,000	
RL56	00128365	257			120/208/240/277	19,200	
AL56	00113722	62	4000	LED M	120/208/240/277	7,100	
AL58	00129911	72			120/208/240/277	8,300	
AL60	00113723	119			120/208/240/277	12,900	
AL61	00116525	119H*			120/208/240/277	12,900	
AL62	00116526	119L*			120/208/240/277	12,900	
AL65	00107462	144			120/208/240/277	15,400	
AS20	33806772	55	1700	LPS	120/240	8,000	
AS21	33806774	90			120/240	13,500	
AS22	33806776	135			120/240	22,500	
AS23	33806778	180			120/240	33,000	

* CALL STANDARDS ENGINEERING FOR APPLICATION

MATERIAL LIST

CODE	8030.S1	8030.S2	8030.S4	8030.S8	8030.D1	8030.D2	8030.D4	8030.D8	8030.T2	8030.Q2		
ITEM	QTY	QTY	QTY	QTY	QTY	QTY	QTY	QTY	QTY	QTY	DESCRIPTION	APN
1	-	-	-	-	-	-	-	1	-	-	BRACKET ARCH SLIP BOLTED	00092251
2	1	1	1	1	1	1	1	1	1	1	CAP STLT SQ-P 5.5" ARM	00100036
3	10	10	10	10	10	10	10	10	10	10	CONDUIT 1" PVC FLEX CORR	32900891
4	1	1	1	1	2	2	2	2	3	4	CONTROL PHOTO MULTI BR-20	00073241
5	1	1	1	1	2	2	2	2	3	4	LUMINAIRE - SEE TABLE 1	
6	-	-	-	-	-	-	-	-	-	1	MAST ARM STLT 3" SQ X 1' DBL	00121154
7	1	-	-	-	-	-	-	-	-	-	MAST ARM STLT 3"SQ X 1' SGL	00088370
8	-	-	-	-	-	1	-	-	-	-	MAST ARM STLT 3"SQ X 2' DBL	33701117
9	-	-	-	-	-	-	-	-	-	1	MAST ARM STLT 3"SQ X 2' QUAD	00052665
10	-	1	-	-	-	-	-	-	-	-	MAST ARM STLT 3"SQ X 2' SGL	33701116
11	-	-	-	-	-	-	-	-	1	-	MAST ARM STLT 3"SQ X 2' TPL	00052664
12	-	-	-	-	-	-	1	-	-	-	MAST ARM STLT 3"SQ X 4' DBL	00073267
13	-	-	1	-	-	-	-	-	-	-	MAST ARM STLT 3"SQ X 4' SGL	00061738
14	-	-	-	1	-	-	-	-	-	-	MAST ARM STLT 3"SQ X 8' SGL	33701120
15	-	-	-	-	-	-	2	-	-	-	MAST ARM STLT 8' BOLT-ON	00092252
16	1	1	1	1	1	1	1	1	1	1	SIGN POLE OWNED BY APS	00050092

aps ARIZONA PUBLIC SERVICE COMPANY T&D CONSTRUCTION STANDARDS				
BY	LDR.	MGR.	DATE	REV.
KLS	B. BOOKER	R. CANDRA	02/2016	12

LIGHTS
ARCHITECTURAL ON
5" SQUARE BROWN PAINTED STEEL POLE
DIRECT BURY

SH 2 OF 2
8030

LEGEND

- 97W LED (9,600 LUMEN, 2700K) STREETLIGHT WITH A 25' MOUNTING HEIGHT
- 39W LED (4,700 LUMEN, 2700K) STREETLIGHT WITH A 25' MOUNTING HEIGHT
- NEW CONDUIT RUN
- PULL BOX
- EXISTING STREET LIGHT

CONSTRUCTION NOTES

1. INSTALL ONE 97W LED (9,600 LUMEN, 2700K) FIXTURE (SEE FIXTURE TABLE) WITH PHOTOELECTRIC CONTROL ON A 30'–6" DIRECT BURIED POLE (1944.38) WITH 2' MAST ARM (S2) PER APS DETAIL 8030 (SEE SHEET SL1). POLE SHALL BE CENTERED PER STATION AND OFFSET SHOWN ON PLANS. INSTALL (2) #12 THHN/THWN FROM LUMINAIRE TO FUSE HOLDER IN POLE. ALL WIRING, FUSING, FOUNDATION AND GROUNDING PER APS DETAILS AND SPECIFICATIONS.
2. 2" CONDUIT WITH (2) #12 TYPE THHN/THWN AND (1) #12 BARE BOND FROM PULL BOX TO FUSE HOLDER IN STREET LIGHT PER APS DETAILS AND SPECIFICATIONS.
3. INSTALL APS PULL BOX NEXT TO THE POLE PER APS DETAILS AND SPECIFICATIONS.
4. INSTALL ONE 39W LED (4,700 LUMEN, 2700K) FIXTURE (SEE FIXTURE TABLE) WITH PHOTOELECTRIC CONTROL ON A 30'–6" DIRECT BURIED POLE (1944.38) WITH 2' MAST ARM (S2) PER APS DETAIL 8030 (SEE SHEET SL1). POLE SHALL BE CENTERED PER STATION AND OFFSET SHOWN ON PLANS. INSTALL (2) #12 THHN/THWN FROM LUMINAIRE TO FUSE HOLDER IN POLE. ALL WIRING, FUSING, FOUNDATION AND GROUNDING PER APS DETAILS AND SPECIFICATIONS.

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602-263-1100
1-800-STAKE-IT
(OUTSIDE MARICOPA COUNTY)

WRIGHT ENGINEERING PROJECT NO:
18243
DESIGN BY: SLG
DRAWN BY: SLG
CHECKED BY: AMB

WRIGHT engineering corporation
ELECTRICAL ENGINEERING AND DESIGN
165 EAST CHILTON DRIVE • CHANDLER, ARIZONA 85225
PHONE 480.497.5829 • FAX 480.497.5807
www.wrightengineering.us

PROJECT: TITLE:
SCOTTSDALE, ARIZONA
PASEO AT PINNACLE PEAK
PINNACLE PEAK RD & MILLER RD
STREET LIGHT COVER SHEET

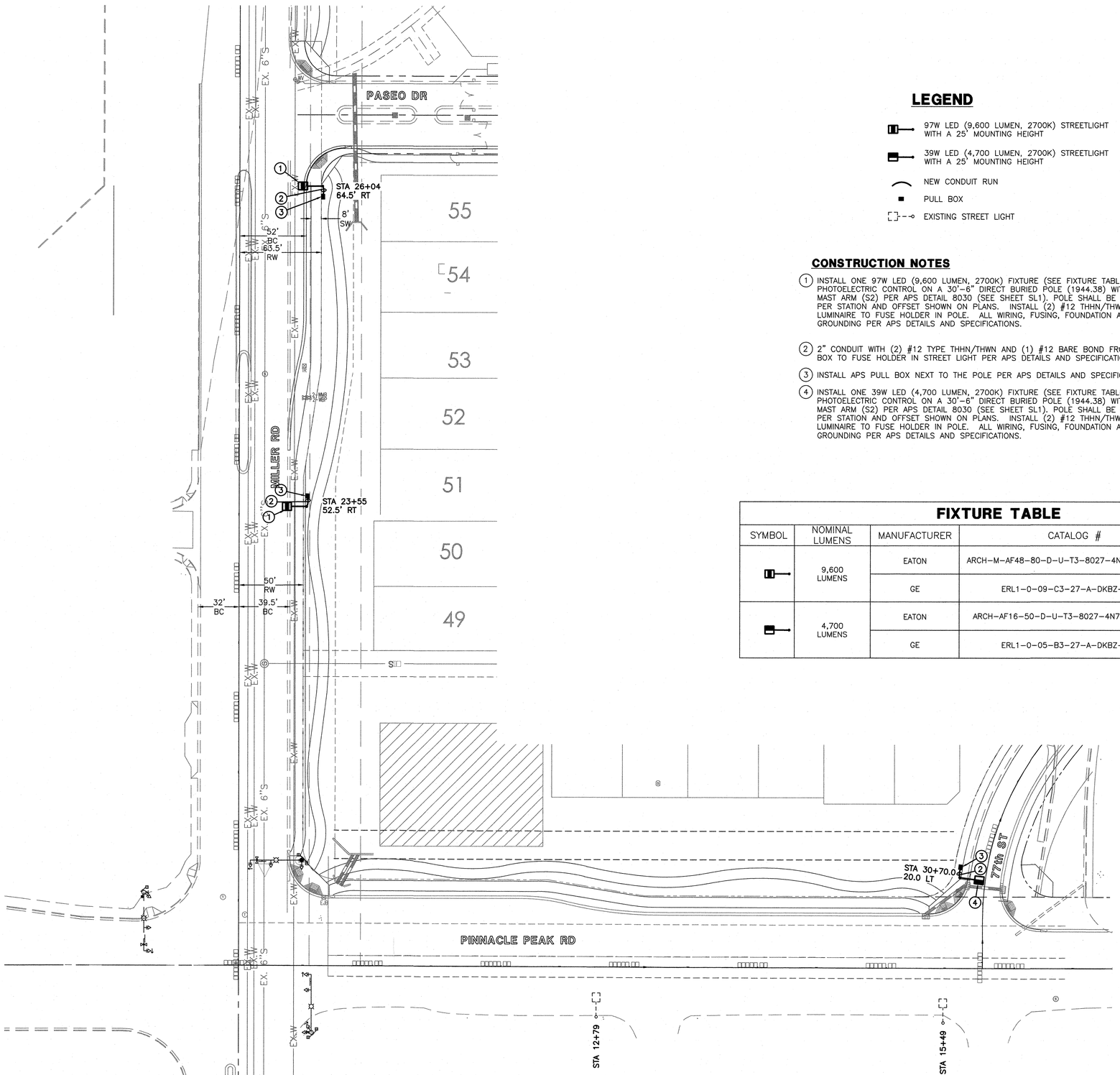
NO.	DATE	SUBMITTALS/REVISIONS (DESCRIPTIONS)
1	AUG 2018	1ST SUBMITTAL
2	DEC 2018	2ND SUBMITTAL
3	MAR 2019	3RD SUBMITTAL

Registered Professional Engineer (Electrical)
Certificate No. 46691
ADAM M. BOWERS
Date Signed 2-28-19
ARIZONA, U.S.A.
Expires 6-30-19

DRAWING NO:
SL1
OF 2

H:\2018\18243-Paseo at Pinnacle Peak TS\18243-SL.dwg

2-AB-2019
9/13/2019



LEGEND

- 97W LED (9,600 LUMEN, 2700K) STREETLIGHT WITH A 25' MOUNTING HEIGHT
- 39W LED (4,700 LUMEN, 2700K) STREETLIGHT WITH A 25' MOUNTING HEIGHT
- NEW CONDUIT RUN
- PULL BOX
- EXISTING STREET LIGHT

CONSTRUCTION NOTES

1. INSTALL ONE 97W LED (9,600 LUMEN, 2700K) FIXTURE (SEE FIXTURE TABLE) WITH PHOTOELECTRIC CONTROL ON A 30'-6" DIRECT BURIED POLE (1944.38) WITH 2' MAST ARM (S2) PER APS DETAIL 8030 (SEE SHEET SL1). POLE SHALL BE CENTERED PER STATION AND OFFSET SHOWN ON PLANS. INSTALL (2) #12 THHN/THWN FROM LUMINAIRE TO FUSE HOLDER IN POLE. ALL WIRING, FUSING, FOUNDATION AND GROUNDING PER APS DETAILS AND SPECIFICATIONS.
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FIXTURE TABLE

SYMBOL	NOMINAL LUMENS	MANUFACTURER	CATALOG #	LAMP(S)
	9,600 LUMENS	EATON	ARCH-M-AF48-80-D-U-T3-8027-4N7-10K-HA-BZ	83W LED
		GE	ERL1-0-09-C3-27-A-DKBZ-LR-X	97W LED
	4,700 LUMENS	EATON	ARCH-AF16-50-D-U-T3-8027-4N7-10K-HA-BZ	53W LED
		GE	ERL1-0-05-B3-27-A-DKBZ-LR-X	39W LED

NORTH

GRAPHIC SCALE

40 20 0 20 40 80

1 INCH = 40 FEET

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WRIGHT ENGINEERING PROJECT NO:
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DESIGN BY: SLG
DRAWN BY: SLG
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ELECTRICAL ENGINEERING AND DESIGN
165 EAST CHILTON DRIVE • CHANDLER, ARIZONA 85225
PHONE 480.857.5300 • FAX 480.897.5807
www.wrightengineering.us

PROJECT: TITLE:

SCOTTSDALE, ARIZONA
PASEO AT PINNACLE PEAK
PINNACLE PEAK RD & MILLER RD

STREET LIGHT PLAN

NO.	DATE	SUBMITTALS/REVISIONS (DESCRIPTIONS)
1	AUG 2018	1ST SUBMITTAL
2	DEC 2018	2ND SUBMITTAL
3	MAR 2019	3RD SUBMITTAL

Registered Professional Engineer (Electrical)
Certificate No. 46691
ADAM M. BOWERS
Date Signed 3-30-19
ARIZONA U.S.A.
Expires 3-30-19

DRAWING NO:
SL2
OF 2

H:\2018\18243-Paseo at Pinnacle Peak TS\18243-SL.dwg

2-AB-2019
9/13/2019

MILLER RD. AND PINNACLE PEAK RD.
TRAFFIC SIGNAL

CONDUCTOR SCHEDULE

	CONDUIT RUN NO.	1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19	20
	CONDUIT SIZE (IN)	E	E	E	E	E	E	E	E	3	3	2	3	E	E	E	E	E	E	E	E
AWG		NUMBER OF WIRES																			
#14*	SIGNAL & PED ø1–ø4									1			1								
20CC	SIGNAL & PED ø5–ø8									1			1								
#14	7–CONDUCTOR CABLE										1	1									
	4–CONDUCTOR CABLE										5	1									
#4	POWER HOT																				
	COMMON WHITE																				
	BARE BOND SOLID																				
#8	BARE BOND SOLID																				
	SIGNAL COMMON																				
										1	1	1									
#12	SIGN LIGHTING – HOT																				
	LIGHTING – HOT									1	1		1								
	LIGHTING – COMMON									1	1		1								
■	INTERTIE (TELEPHONE)																				
▲	PRE–EMPTION					1				1	1										
CAT-5E	VIDEO DETECTION					2	1										1				1

* IMSA 19–1 20 CONDUCTOR CABLE
○ #14 AWG, DETECT–A–DUCT, IMSA 51–5
● IMSA 50–2, OR APPROVED EQUIVALENT
■ BELDON 9418, OR APPROVED EQUIVALENT
▲ 3–M OPTICOM, MODEL 138 OPTICAL DETECTOR CABLE, OR APPROVED EQUIVALENT
E EXISTING CONDUIT

GENERAL NOTES

A. A. ALL TRAFFIC SIGNAL EQUIPMENT AND ALL CONSTRUCTION IN PUBLIC RIGHT–OF–WAY OR IN EASEMENTS GRANTED FOR PUBLIC USE SHALL CONFORM TO THE ARIZONA DEPARTMENT OF TRANSPORTATION (ADOT) STANDARD DRAWINGS AND SPECIFICATIONS, TO THE MARICOPA ASSOCIATION OF GOVERNMENTS (MAG) UNIFORM STANDARD SPECIFICATIONS AND DETAILS FOR PUBLIC WORKS CONSTRUCTION, TO THE CITY OF SCOTTSDALE (COS) SUPPLEMENT TO MAG STANDARD SPECIFICATIONS AND DETAILS FOR PUBLIC WORKS CONSTRUCTION, AND TO THE COS DESIGN STANDARDS AND POLICIES MANUAL.

B. TRAFFIC CONTROL SHALL CONFORM TO THE CITY OF PHOENIX "TRAFFIC BARRICADE MANUAL" AND/OR AS DIRECTED BY THE CITY PUBLIC WORKS INSPECTOR.

C. UTILITY LOCATIONS SHOWN ARE BASED UPON THE BEST AVAILABLE INFORMATION. THE CONTRACTOR SHALL CONTACT BLUE STAKE AT 602.263.1100 BEFORE CONSTRUCTION AND VERIFY ACTUAL UTILITY LOCATIONS.

D. TRAFFIC SIGNAL POLES, MAST ARMS, AND SERVICE CABINETS SHALL BE PAINTED WITH 2 D. COATS WHITE ENAMEL PAINT MEETING ADOT SPECIFICATION SECTION #1002.

E. ALL PULL BOXES TO BE ADOT NO. 7 UNLESS OTHERWISE NOTED.

F. PAVEMENT REPLACEMENT TO CONFORM TO COS STANDARD DETAIL 2200 AND 2001. SIDEWALK REPLACEMENT SHALL CONFORM TO MAG STANDARD DETAIL 230.

G. APPLICABLE SIGNAL AND PEDESTRIAN INDICATIONS SHALL BE "LED" TYPE LAMPS PURSUANT TO THE COS DESIGN STANDARDS AND POLICIES MANUAL.

H. ALL EXISTING TRAFFIC CONTROL DEVICES (INCLUDING STOP SIGNS) AND STREET LIGHTS SHALL REMAIN IN OPERATION UNTIL NEW INSTALLATIONS ARE ENERGIZED AND OPERATIONAL. ANY REMOVED COS EQUIPMENT SHALL BE SALVAGED AND RETURNED TO THE COS TRAFFIC SIGNAL SHOP AT 9191 E. SAN SALVADOR (SCOTTSDALE).

I. QUESTIONS CONCERNING TRAFFIC SIGNAL DESIGN SHOULD BE DIRECTED TO WRIGHT ENGINEERING, 165 E. CHILTON DR., CHANDLER, AZ 85225, 480.497.5829.

J. AT START OF CONSTRUCTION THE CONTRACTOR SHALL CONTACT THE COS SIGNAL SUPERVISOR AT 480.312.5635 TO COORDINATE POWER AUTHORIZATION, CABINET SET–UP AND INSPECTION REQUIREMENTS.

K. NEW VIDEO DETECTION CAMERAS SHALL BE ITERIS NEXT VIDEO DETECTION CAMERAS.

PULL BOX SCHEDULE

LOCATION [STA.]	NO.	TYPE
EXISTING	1	TYPE 7 W/ EXT ⊠
STA 10+62.0 74.3' LT	2	TYPE 7 ▭
EXISTING	3	TYPE 7 ▭
EXISTING	4	TYPE 7 ▭

CONSTRUCTION NOTES

1. IT IS THE CONTRACTORS RESPONSIBILITY TO CONTACT BLUESTAKE AT 1–800–STAKE–IT AND ALL OTHER INVOLVED AGENCIES AND TO DETERMINE THE THE EXACT LOCATION OF ALL UNDERGROUND UTILITIES. THE CONTRACTOR AGREES TO BE FULLY RESPONSIBLE FOR ANY AND ALL DAMAGE TO EXISTING UTILITIES DUE TO THE CONTRACTOR'S FAILURE TO EXACTLY LOCATE AND PRESERVE THOSE UTILITIES.
2. CONTRACTOR SHALL BE RESPONSIBLE FOR PROVIDING ALL LABOR AND MATERIAL TO INSTALL THE COMPLETE TRAFFIC SIGNAL SYSTEM AS SHOWN ON THIS DRAWING.
3. CONTRACTOR SHALL PROVIDE A UNIFORMED OFF DUTY POLICE OFFICER ON SITE TO DIRECT TRAFFIC DURING SIGNAL OUTAGES AND CHANGE OVER TO THE NEW TRAFFIC SIGNAL SYSTEM.
4. RELOCATE EXISTING POLE, MAST ARM, LUMINAIRE MAST ARM AND EQUIPMENT TO NEW FOUNDATION AS SHOWN ON PLANS. RELOCATE TYPE G HEAD AND PED PUSH BUTTON TO NEW TYPE A POLE. PLUG WELD HOLE TO SATISFACTION OF CITY INSPECTOR. COMPLETELY REMOVE EXISTING FOUNDATION AND DISPOSE OF PROPERLY. BACKFILL AND COMPACTION PER CITY OF SCOTTSDALE REQUIREMENTS AND SPECIFICATIONS.
5. INTERCEPT EXISTING CONDUIT AND EXTEND TO NEW PULL BOX. CONDUIT SWEEP RADIUS SHALL BE GREATER THAN 12 INCHES.

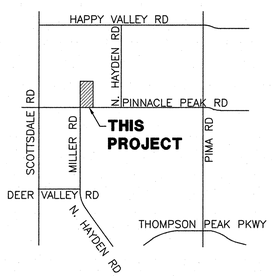
CONTROLLER AND POLE SCHEDULE

LOCATION [STA.]	NO.	POLE LAYOUT
EXISTING	A	EXISTING METER PEDESTAL
EXISTING	B	EXISTING PEDESTAL MOUNTED UPS
EXISTING	C	EXISTING TRAFFIC CONTROLLER CABINET
EXISTING	D	EXISTING TYPE 'R' POLE WITH A 50' SIGNAL MAST ARM. INSTALL NEW VIDEO DETECTION CAMERA PER GENERAL NOTE K
EXISTING	E	EXISTING TYPE 'A' POLE
STA 10+49.1 LT 81.1	F	RELOCATED TYPE 'Q' POLE WITH A 40' SIGNAL MAST ARM. REPLACE EXISTING HAND HOLE COVER WITH A NEW HAND HOLE COVER PAINTED TO MATCH POLE. EX. M/H,V; EX. R,II; EX. F,II; F,II; EX. F,V
STA 10+68.2 LT 62.7	G	NEW TYPE 'A' POLE WITH RELOCATED EQUIPMENT REL. PPB; EXISTING SIGN; REL. G,IV
EXISTING	H	EXISTING TYPE 'R' POLE WITH A 45' SIGNAL MAST ARM
EXISTING	I	EXISTING TYPE 'R' POLE WITH A 45' SIGNAL MAST ARM. INSTALL NEW VIDEO DETECTION CAMERA PER GENERAL NOTE K
EXISTING	J	EXISTING TYPE 'PED' POLE
EXISTING	K	EXISTING TYPE 'A' POLE

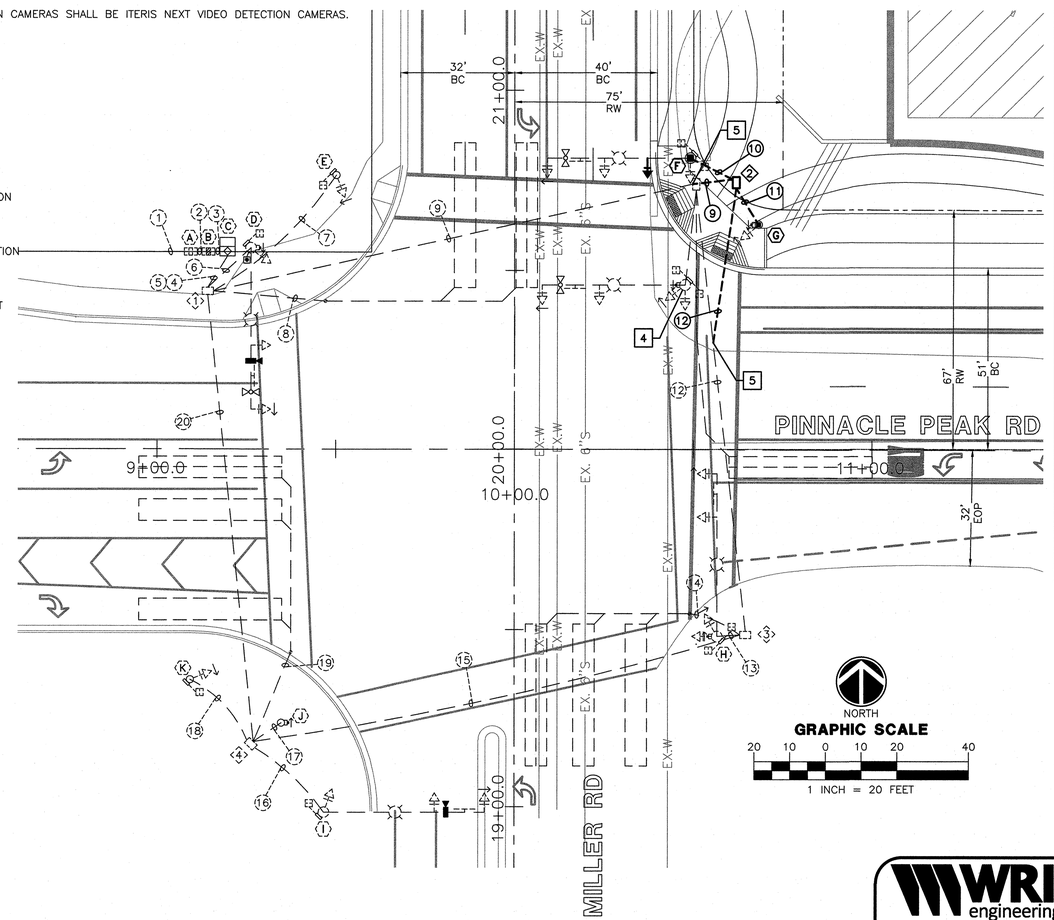
TRAFFIC SIGNAL CONTRACTOR IS REQUIRED TO HAVE A MINIMUM OF TWO IMSA CERTIFIED SIGNAL TECHNICIANS SUPERVISING THE JOB. ONE SIGNAL TECHNICIAN MUST BE IMSA LEVEL II OR HIGHER AND ONE SIGNAL TECHNICIAN MUST BE IMSA LEVEL I OR HIGHER. PROOF OF CERTIFICATION IS REQUIRED PRIOR TO ISSUANCE OF TRAFFIC SIGNAL CONSTRUCTION PERMIT.

LEGEND

PROPOSED	EXISTING	
		UNDERGROUND CONDUIT
		NO. 7 PULL BOX
		NO. 7 PULL BOX WITH EXTENSION
		METERED SERVICE PEDESTAL
		CONTROL CABINET AND FOUNDATION
		TRAFFIC SIGNAL FOUNDATION
		TRAFFIC SIGNAL LOOP STUB OUT
		TRAFFIC SIGNAL LOOP
		TRAFFIC SIGNAL INDICATION
		PEDESTRIAN INDICATION
		PEDESTRIAN PUSH BUTTON
		LED LUMINAIRE
		VIDEO DETECTION
		PRE–EMPTION
		STREET NAME SIGN
1	1	CONDUIT RUN NUMBER TAG
		TRAFFIC SIGNAL POLE TAG

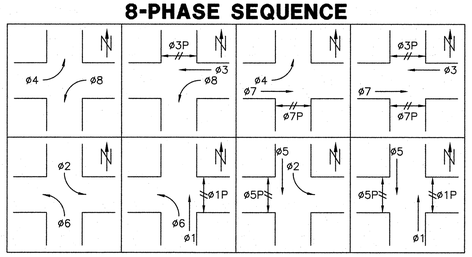


VICINITY MAP
NO SCALE



NORTH
GRAPHIC SCALE
20 10 0 10 20 40
1 INCH = 20 FEET

8-PHASE SEQUENCE



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WRIGHT engineering corporation
ELECTRICAL ENGINEERING AND DESIGN
165 EAST CHILTON DRIVE • CHANDLER, ARIZONA 85225
PHONE 480.497.5829 • FAX 480.497.5807
www.wrightengr.com WRIGHT PROJECT # 18243

DATE	REVISION	BY

PROJECT TITLE
PASEO AT PINNACLE PEAK
MILLER RD AND PINNACLE PEAK RD

REVIEW BY	DESIGNED BY	DRAWN BY
AMB	WTB	WTB

DATE	AS-BUILT DATE	BID NO.	SCALE	SHT. 1 OF 1
12/2018			1=20	

ENGINEER'S STAMP
Registered Professional Engineer (Civil) Certificate No. 46691 ADAM M. BOWERS Date Signed 2-13-19 ARIZONA U.S.A. Expires 9-30-19

CITY OF SCOTTSDALE — ARIZONA

TRANSPORTATION DEPARTMENT
TRAFFIC ENGINEERING
7447 E. INDIAN SCHOOL ROAD
SCOTTSDALE, ARIZONA 85251

REVIEW AND SIGNATURE / DATE BLOCK

ENGINEERING COORDINATION MANAGER (OR DESIGNEE)	ENGINEERING REVIEW	TRAFFIC ENGINEERING DIRECTOR (OR DESIGNEE)

4809–18–1

2-AB-2019
9/13/2019

GENERAL STRUCTURAL NOTES

A. GENERAL REQUIREMENTS

1. THESE DRAWINGS HAVE BEEN PREPARED USING STANDARDS OF PROFESSIONAL CARE AND COMPLETENESS NORMALLY EXERCISED UNDER SIMILAR CIRCUMSTANCES BY REPUTABLE STRUCTURAL ENGINEERS IN THIS OR SIMILAR LOCALITIES. THEY ASSUME THAT THE WORK DEPICTED WILL BE PERFORMED BY AN EXPERIENCED CONTRACTOR AND/OR WORKMEN WHO HAVE A WORKING KNOWLEDGE OF THE APPLICABLE CODE STANDARDS AND REQUIREMENTS AND OF INDUSTRY ACCEPTED STANDARD GOOD PRACTICE. AS NOT EVERY CONDITION OR ELEMENT IS (OR CAN BE) EXPLICITLY SHOWN ON THESE DRAWINGS, THE CONTRACTOR SHALL USE INDUSTRY ACCEPTED STANDARD GOOD PRACTICE FOR MISCELLANEOUS WORK NOT EXPLICITLY SHOWN.
2. THESE DRAWINGS REPRESENT THE FINISHED STRUCTURE. THEY DO NOT INDICATE THE METHOD OF CONSTRUCTION. THE CONTRACTOR SHALL BE SOLELY RESPONSIBLE FOR CONSTRUCTION MEANS, METHODS, TECHNIQUES, SEQUENCES, PROCEDURES, LAGGING, SHORING, BRACING, FORM-WORK, ETC. AS REQUIRED FOR THE PROTECTION OF LIFE AND PROPERTY DURING CONSTRUCTION. CONSTRUCTION MATERIALS SHALL BE UNIFORMLY SPREAD OUT SUCH THAT DESIGN LIVE LOAD PER SQUARE FOOT AS NOTED HEREIN IS NOT EXCEEDED.
3. THE CONTRACTOR SHALL VERIFY ALL DIMENSIONS, CONDITIONS AND ELEVATIONS WITH ARCHITECTURAL / CIVIL DRAWINGS PRIOR TO START OF CONSTRUCTION AND NOTIFY STRUCTURAL ENGINEER OF RECORD OF ANY DISCREPANCIES.
4. TYPICAL DETAILS AND NOTES SHALL APPLY, THOUGH NOT NECESSARILY INDICATED AT A SPECIFIC LOCATION ON PLANS. WHERE NO DETAILS ARE SHOWN, CONSTRUCTION SHALL CONFORM TO SIMILAR WORK ON THE PROJECT. DETAILS MAY SHOW ONLY ONE SIDE OF CONNECTION OR MAY OMIT INFORMATION FOR CLARITY.
5. NOTES AND DETAILS ON DRAWINGS SHALL TAKE PRECEDENCE OVER GENERAL STRUCTURAL NOTES AND TYPICAL DETAILS.
6. STANDARDS AND CODE REFERENCES NOTED IN THESE CONSTRUCTION DOCUMENTS REFER TO THE EDITIONS ADOPTED BY THE BUILDING CODE SPECIFIED IN THE BASIS FOR DESIGN. REFERENCES NOT SPECIFICALLY ADOPTED BY SAID BUILDING CODE REFER TO THE LATEST EDITION.
7. GLOBAL STABILITY OF ALL STACKED RETAINING WALL CONFIGURATIONS SHALL BE VERIFIED BY A GEOTECHNICAL ENGINEER.
8. BACKFILL MATERIAL AND PLACEMENT SHALL BE IN ACCORDANCE WITH THE RECOMMENDATIONS OF THE GEOTECHNICAL REPORT (INCLUDING REQUIREMENTS FOR GEOFABRIC, IF ANY). IN THE ABSENCE OF A GEOTECHNICAL REPORT, BACKFILL MATERIAL SHALL BE GRANULAR AND FREE-DRAINING.
9. ALL INSPECTIONS REQUIRED BY THE BUILDING CODES, LOCAL BUILDING DEPARTMENTS, OR BY THESE PLANS SHALL BE PROVIDED BY AN INDEPENDENT INSPECTION COMPANY OR THE BUILDING DEPARTMENT. SITE VISITS BY THE ENGINEER DO NOT CONSTITUTE AN INSPECTION.
10. IF A FLOOD IS TO OCCUR AT A FENCE WALL IT SHALL BE CONSIDERED A FLOOD WALL. IF THE FLOOD OCCURS AT THE HIGH SIDE OF A RETAINER OR A RETAINING PILASTER IT SHALL BE CONSIDERED A FLOOD WALL.
11. RETAINING WALLS AND PILASTERS DESIGNED TO RETAIN SOIL SHALL BE CONSIDERED SURCHARGED IF A BUILDING, PARKING LOT, OR ROAD IS CONSTRUCTED WITHIN 15 TIMES THE RETAINED HEIGHT OF SOIL, ON THE HIGH SIDE.
12. RETAINING WALLS SHALL BE CONSIDERED STACKED, AND SURCHARGED, IF THERE IS A WALL WITHIN 2 TIMES THE RETAINED HEIGHT OF THE SOIL, ON THE HIGH SIDE.
13. CONTACT WRIGHT ENGINEERS IF UNCLEAR ON WHETHER A WALL IS A FLOOD, STACKED OR SURCHARGED WALL.

B. BASIS FOR DESIGN

1. BUILDING CODE: INTERNATIONAL BUILDING CODE 2015
2. WIND LOADS: 105 MPH ULTIMATE WIND SPEED — EXPOSURE C — WIND PRESSURE PER ASCE7-10, METHOD 2
3. SEISMIC LOADS: SITE CLASS D — SEISMIC DESIGN CATEGORY B — R = 3.0 — SS = 0.233 — S1 = 0.076 — IMPORTANCE FACTOR = 1.0 — SEISMIC USE GROUP 1 — SYSTEM: REINFORCED MASONRY NON-BUILDING STRUCTURE — ANALYSIS: EQUIVALENT LATERAL FORCE PROCEDURE

C. FOUNDATION

1. FOUNDATIONS DESIGNED PER RECOMMENDATIONS BY GEOTECHNICAL TESTING & INSPECTIONS, REPORT NO. 174863G, DATED JANUARY 15, 2018. SITE PREPARATION, GRADING, TESTS, INSPECTIONS, FIELD OBSERVATIONS, OR APPROVAL FROM THE GEOTECHNICAL ENGINEER RECOMMENDED BY THE GEOTECHNICAL REPORT AND ANY ADDENDA SHALL BE COMPLETED PRIOR TO CONSTRUCTION OF FOUNDATIONS.
2. ALLOWABLE DEAD PLUS LIVE LOAD SOIL PRESSURE = 1500 PSF.
3. CANTILEVER RETAINING WALLS DESIGNED USING ACTIVE SOIL PRESSURE (EQUIVALENT FLUID WEIGHT) OF 35 PSF/FT. BRACED FOUND WALLS DESIGNED WITH SOIL PRESSURE DISTRIBUTION PER GEOTECHNICAL REPORT.
4. TRENCHES AND EXCAVATIONS UNDER OR ADJACENT TO FOUNDATIONS SHALL BE PROPERLY BACKFILLED AND COMPACTED.
5. REFER TO GEOTECHNICAL REPORT FOR ON-SITE SOIL CORROSION POTENTIAL ON METAL CONSTRUCTION MATERIALS. CONSULT A QUALIFIED CORROSION ENGINEER FOR RECOMMENDATIONS FOR MITIGATING CORROSIVE EFFECTS, IF NECESSARY.
6. WATER PROOFING AS MAY BE REQUIRED AT SOIL FACE OF WALLS BELOW GRADE SHALL BE BY OTHERS.

D. CONCRETE

1. ALL CONCRETE CONSTRUCTION SHALL BE PERFORMED IN ACCORDANCE WITH ACI 318 AND ACI 301 (LATEST EDITIONS), EXCEPT AS MODIFIED BY THE CONSTRUCTION DOCUMENTS.
2. MIN. 28 DAY COMPRESSIVE STRENGTH, f'c, SHALL BE 2500 PSI FOR ALL CONCRETE IN CONTACT WITH SOIL.
3. CONCRETE MIXES SHALL BE DESIGNED BY A CERTIFIED LABORATORY, STAMPED BY AN APPROPRIATELY LICENSED SPECIALTY ENGINEER, AND APPROVED BY THE ENGINEER OF RECORD. MIX DESIGNS SHALL INCLUDE THE PROJECT NAME AND INDICATE THEIR USE WITHIN THE STRUCTURE. MIX DESIGNS SHALL BE PROPORTIONED TO MINIMIZE SHRINKAGE.
4. IF USED, EARLY STRENGTH CONCRETE SHALL BE PROPORTIONED TO DEVELOP THE 28 DAY COMPRESSIVE STRENGTH AT THE AGE REQUIRED BY THE CONTRACTOR. CONTRACTOR SHALL SUBMIT TEST DATA FOR REVIEW BY THE STRUCTURAL ENGINEER TO SUBSTANTIATE THE CONCRETE STRENGTH AT THE REQUIRED AGE.
5. ALL CONCRETE SHALL BE NORMAL WEIGHT OF 145 POUNDS PER CUBIC FOOT USING HARD ROCK AGGREGATES CONFORMING TO ASTM C33 U.N.O. WHERE LIGHTWEIGHT CONCRETE IS SPECIFIED, CONCRETE SHALL BE 110 POUNDS PER CUBIC FOOT USING AGGREGATES CONFORMING TO ASTM C330. MAXIMUM NOMINAL AGGREGATE SIZE FOR ALL CONCRETE SHALL BE 3/4" OR GREATER U.N.O.
6. MAX. SLUMP SHALL BE 5 INCHES (EXCEPTION: WHERE ADMIXTURES/PLASTICIZERS HAVE BEEN INCLUDED IN MIX DESIGN TO IMPROVE WORKABILITY, SLUMP LIMIT SHALL BE BASED ON ADMIXTURE MFR'S RECOMMENDATIONS). MIX WATER SHALL BE CLEAN AND POTABLE.

D. CONCRETE (CONT'D.)

7. PORTLAND CEMENT SHALL CONFORM TO ASTM C150. TYPE II OR TYPE V CEMENT SHALL BE USED.
8. FLY ASH MAY BE USED IN CONCRETE, SUBJECT TO APPROVAL BY THE ARCHITECT, PROVIDED THE FOLLOWING CONDITIONS ARE MET:

8.1. FLY ASH SHALL COMPLY WITH ASTM C618.

8.2. CEMENT CONTENT SHALL BE REDUCED A MINIMUM OF 15 PERCENT UP TO A MAXIMUM OF 25 PERCENT WHEN COMPARED TO AN EQUIVALENT CONCRETE MIX DESIGN WITHOUT FLY ASH. FLY ASH CONTENT SHALL NOT COMPRISE MORE THAN 35 PERCENT OF THE TOTAL CEMENTITIOUS CONTENT. THE WATER-CEMENT RATIO SHALL BE CALCULATED BASED ON THE TOTAL CEMENTITIOUS MATERIAL IN THE MIX.

8.3. CLASS F FLY ASH SHALL BE USED IN SULFATE RESISTANT CONCRETE WITH f'c EQUAL TO OR GREATER THAN 4000 PSI. CLASS C FLY ASH MAY BE USED ELSEWHERE.

9. WATER SOLUBLE CHLORIDE ION CONCENTRATIONS IN CONCRETE SHALL BE LIMITED PER ACI 318, SECTION 4.4.
10. TIME BETWEEN CONCRETE BATCHING AND PLACEMENT SHALL BE IN ACCORDANCE WITH ASTM C94.
11. CONCRETE MIXING, PLACEMENT AND QUALITY SHALL BE PER IBC SECTION 1905. MECHANICALLY VIBRATE ALL CONCRETE WHEN PLACED. SLABS ON GRADE NEED BE VIBRATED ONLY AROUND AND UNDER FLOOR DUCTS OR SIMILAR ELEMENTS. REMOVE ALL DEBRIS FROM FORMS BEFORE PLACING CONCRETE. CONCRETE SHALL NOT BE DROPPED THROUGH REINFORCING STEEL SO AS TO CAUSE SEGREGATION OF AGGREGATES. UNCONFINED FALL OF CONCRETE SHALL NOT EXCEED 5 FEET.
12. PROTECT CONCRETE FROM DAMAGE OR REDUCED STRENGTH DUE TO COLD OR HOT WEATHER IN ACCORDANCE WITH ACI 305 AND 306. CONTRACTOR SHALL TAKE SPECIAL CURING PRECAUTIONS TO MINIMIZE SHRINKAGE CRACKING OF CONCRETE SLABS.
13. ALL ITEMS TO BE CAST IN CONCRETE SUCH AS REINFORCEMENT, DOWELS, BOLTS, ANCHORS, SLEEVES, ETC., SHALL BE SECURELY POSITIONED IN THE FORMS.
14. POST-TENSIONED CONCRETE SLABS ON GRADE SHALL NOT HAVE CONTROL JOINTS U.N.O. EXCEPTION: GARAGE SLABS MAY HAVE TOOLED CONTROL JOINTS OF UP TO 1" DEEP PROVIDED THAT EITHER AN 8" MIN. WIDE x 1" MIN. DEEP TRENCH FOOTING IS ALIGNED WITH AND CENTERED UNDER EACH JOINT OR THE ENTIRE GARAGE SLAB IS THICKENED 1".

E. MASONRY

1. SPECIFIED COMPRESSIVE STRENGTH OF MASONRY, f'm, SHALL BE 1500 PSI. CONTRACTOR SHALL SUBMIT EVIDENCE THAT ALL CONCRETE BLOCK, GROUT AND MORTAR CONFORM TO THE REQUIREMENTS OF IBC 2103.2.1 TO ACHIEVE THE DESIGN COMPRESSIVE STRENGTH SPECIFIED ABOVE.
2. STRUCTURAL MASONRY SHALL BE HOLLOW, MEDIUM WEIGHT (115 PCF), LOAD-BEARING CONCRETE MASONRY UNITS CONFORMING TO ASTM C90. ALL BLOCKS SHALL BE PLACED IN RUNNING BOND CONSTRUCTION U.N.O. WITH ALL VERTICAL CELLS IN ALIGNMENT.
3. MORTAR MIX SHALL CONFORM TO REQUIREMENTS OF IBC 2103.9, TYPE M OR S. TYPE S MORTAR SHALL BE USED WHERE MASONRY IS IN CONTACT WITH SOIL.
4. ALL CELLS CONTAINING REINFORCING SHALL BE GROUTED SOLID.
5. GROUT SHALL CONFORM TO REQUIREMENT OF ASTM C476. MINIMUM GROUT COMPRESSIVE STRENGTH SHALL MATCH OR EXCEED f'm BUT SHALL NOT BE LESS THAN 2,000 PSI. USE SUFFICIENT WATER FOR GROUT TO FLOW INTO ALL JOINTS OF THE MASONRY WITHOUT SEGREGATION. HOLD GROUT DOWN 1-1/2" BELOW TOP OF BLOCK AT GROUT LIFT JOINTS. VIBRATE ALL GROUTED CELLS.
6. ALL ITEMS TO BE CAST IN MASONRY SUCH AS REINFORCING, DOWELS, BOLTS, ANCHORS, SLEEVES, ETC. SHALL BE SECURED IN ITS PROPER POSITION WITHIN THE CELL TO PREVENT LATERAL DISPLACEMENT PRIOR TO AND DURING GROUTING.
7. LOCATE VERTICAL CONTROL JOINT OR PILASTER BLOCK AT INTERVALS OF APPROXIMATELY 20 FEET, U.N.O. A CONTROL JOINT CONSISTS OF A CONTINUOUS VERTICAL JOINT CREATED WITH ALTERNATING FULL AND HALF BLOCKS AND A BREAK IN THE REINFORCING IN THE BOND BEAM.
8. DAMPPROOF ALL BLOCK SURFACES IN CONTACT WITH SOIL.
9. TONGUE AND GROOVE BLOCK MAY BE USED AT FENCE WALLS.
10. LAP REINFORCING BARS PER LAP SCHEDULE.
11. SLUMP STONE C.M.U. MEETING OR EXCEEDING ALL REQUIREMENTS LISTED ABOVE MAY BE USED IN LIEU OF PRECISION C.M.U.

F. REINFORCING STEEL

1. REINFORCING STEEL SHALL CONFORM TO REQUIREMENTS OF ASTM A615 OR ASTM A706. REINFORCING SHALL BE GRADE 60 (fy = 60 KSI) DEFORMED BARS U.N.O. ON PLANS OR DETAILS. ALL REINFORCING TO BE WELDED SHALL BE ASTM A706, GRADE 60 LOW ALLOY WELDABLE STEEL.
2. ALL DIMENSIONS SHOWING THE LOCATION OF REINFORCING STEEL NOT NOTED AS "CLEAR" OR "CLR" ARE TO CENTER OF STEEL. MIN. COVER FOR NON-PRESTRESSED CONCRETE REINFORCING SHALL BE AS FOLLOWS, U.N.O. ON PLANS OR DETAILS:

EXPOSURE CONDITION:	MINIMUM COVER:	TOLERANCES (+ / -):
CAST AGAINST AND PERMANENTLY EXPOSED TO EARTH:	3"	3/8"
EXPOSED TO EARTH OR WEATHER:		
NO. 5 AND SMALLER:	1 1/2"	3/8"
NO. 6 AND LARGER:	2"	3/8"
SLABS ON GRADE	1 1/2"	1/4"

3. LAP SPLICES OF REINFORCING STEEL IN CONCRETE BEAMS, SLABS AND FOOTINGS SHALL BE ACCORDING TO ACI 318, SECTION 12, OR LAP SCHEDULE WHERE PRESENT, U.N.O. STAGGER SPLICES A MIN. OF ONE LAP LENGTH. NO TACK WELDING OF REINFORCING BARS ALLOWED. LATEST ACI CODE AND DETAILING MANUAL APPLY. PROVIDE BENT CORNER BARS TO MATCH AND LAP WITH HORIZ. BARS AT ALL CORNERS AND INTERSECTIONS PER TYPICAL DETAILS. VERT. WALL BARS SHALL BE SPLICED AT OR NEAR FLOOR LINES. SPLICE TOP BARS AT CENTER LINE OF SPAN AND BOTTOM BARS AT THE SUPPORT IN SPANDRELS, BEAMS, GRADE BEAMS, ETC. U.N.O.
4. MECHANICAL SPLICE COUPLERS SHALL HAVE CURRENT ICC APPROVAL AND SHALL BE CAPABLE OF DEVELOPING 125% OF THE STRENGTH OF THE BAR.
5. ALL REINFORCING SHALL BE BENT COLD. BARS SHALL NOT BE UN-BENT AND RE-BENT. FIELD BENDING OF REBAR SHALL NOT BE ALLOWED UNLESS SPECIFICALLY NOTED.
6. REINFORCING BAR SPACING SHOWN ON PLANS ARE MAX. ON CENTERS. ALL BARS SHALL BE DETAILED AND PLACED PER CRSI SPEC'S AND HANDBOOK. DOWEL ALL VERT. REINFORCING TO FOUNDATION. SECURELY TIE ALL BARS IN LOCATION BEFORE PLACING CONCRETE. MIN. CLEAR SPACING BETWEEN PARALLEL REINFORCEMENT SHALL BE THE LARGER OF 1-1/2 TIMES NOMINAL BAR DIA. OR 1-1/3 TIMES MAX. AGGREGATE SIZE OR 1-1/2".

G. STRUCTURAL STEEL

1. STRUCTURAL STEEL MEMBERS SHALL CONFORM TO THE FOLLOWING STANDARDS AND MATERIAL PROPERTIES U.N.O.:

SHAPE:	STANDARD:	Fy:
ROLLED WIDE FLANGE SECTIONS	ASTM A992	50 KSI
OTHER STANDARD STEEL SHAPES AND ROLLED SECTIONS	ASTM A36	36 KSI
BARS AND PLATES	ASTM A36 OR ASTM A572, GRADE 50 (WHERE NOTED)	36 KSI / 50 KSI
PIPES	ASTM A53, GRADE B	35 KSI
HOLLOW STRUCT. SECTIONS (RECT.)	ASTM A500, GRADE B	46 KSI
HOLLOW STRUCT. SECTIONS (ROUND)	ASTM A500, GRADE B	42 KSI

2. STRUCTURAL STEEL BOLTS, ANCHORS, ETC., SHALL CONFORM TO THE FOLLOWING STANDARDS AND MATERIAL PROPERTIES U.N.O.:

COMPONENT:	STANDARD:	Fy:
BOLTS	ASTM A325	---
	OR ASTM A490 WHERE NOTED	---
NUTS	ASTM A563	---
WASHERS	ASTM F436	---
ANCHOR RODS	ASTM F1554, GRADE 36	36 KSI
	OR GRADE 55 WHERE NOTED (GRADE 55 RODS SHALL COMPLY WITH WELDABILITY SUPPLEMENT S1)	55 KSI
WASHERS (AT ANCHOR RODS)	ASTM A36	36 KSI
	OR ASTM F844 (USS STANDARD)	---
	(F844 WASHERS PERMITTED ONLY FOR 3/4" DIA. RODS AT 1 1/16" MAX. DIA. HOLES IN BASE PLATE WHERE NO WELD REQ'D. BETWEEN WASHER AND BASE PLATE)	

3. ALL STRUCTURAL AND MISC. STEEL SHALL BE FABRICATED AND ERECTED IN ACCORDANCE WITH AISC "CODE OF STANDARD PRACTICE FOR STEEL BUILDINGS AND BRIDGES" LATEST EDITION.
4. WELDING SHALL BE PERFORMED BY WELDERS HOLDING VALID CERTIFICATES AND HAVING CURRENT EXPERIENCE IN THE TYPE OF WELD SHOWN ON THE DRAWINGS. ALL WELDING SHALL USE E70 SERIES LOW HYDROGEN ELECTRODES OR E71T-8 WIRE ELECTRODES PER AWS 5.20 U.N.O. ALL WELDS BETWEEN REINFORCING BARS SHALL USE E90 SERIES ELECTRODES. ALL WELDS BETWEEN REINFORCING BARS AND A36 OR A992 STEEL SHALL BE E70. ALL WELDING SHALL CONFORM TO THE LATEST AMERICAN WELDING SOCIETY STANDARDS. WELDS ON DRAWINGS ARE SHOWN AS SHOP WELDS. CONTRACTOR MAY SHOP WELD OR FIELD WELD AT HIS DISCRETION. ALL FULL PENETRATION WELDS SHALL BE TESTED AND CERTIFIED BY AN INDEPENDENT TESTING LABORATORY.
5. ALL MISC. FILLET WELDS NOT NOTED, INCLUDING THOSE FOR STIFFENERS, MISC. PLATES, ETC., SHALL BE PER LATEST EDITION OF AISC SPECIFICATIONS TABLE J2.4.

H. SPECIAL INSPECTION

1. IN ADDITION TO STANDARD INSPECTIONS BY THE BUILDING OFFICIAL REQUIRED PER IBC SECTION 110, THE OWNER SHALL EMPLOY ONE OR MORE SPECIAL INSPECTORS WHO SHALL PROVIDE INSPECTIONS DURING CONSTRUCTION.
2. THE SPECIAL INSPECTOR SHALL BE A QUALIFIED PERSON WHO SHALL DEMONSTRATE COMPETENCE, TO THE SATISFACTION OF THE BUILDING OFFICIAL, FOR INSPECTION OF THE PARTICULAR TYPE OF CONSTRUCTION OR OPERATION REQUIRING SPECIAL INSPECTION.
3. THE SPECIAL INSPECTOR SHALL INSPECT THE WORK ASSIGNED FOR CONFORMANCE WITH THE APPROVED CONTRACT DRAWINGS AND SPEC'S. THE SPECIAL INSPECTOR SHALL FURNISH INSPECTION REPORTS TO THE BUILDING OFFICIAL, THE ENGINEER OF RECORD, AND OTHER DESIGNATED PERSONS. ALL DISCREPANCIES SHALL BE BROUGHT TO THE IMMEDIATE ATTENTION OF THE CONTRACTOR FOR CORRECTION, THEN, IF UNCORRECTED, TO THE ENGINEER AND THE BUILDING OFFICIAL. THE SPECIAL INSPECTOR SHALL SUBMIT A FINAL SIGNED REPORT STATING WHETHER THE WORK REQUIRING SPECIAL INSPECTION WAS, TO THE BEST OF THE INSPECTOR'S KNOWLEDGE, IN CONFORMANCE WITH THE APPROVED PLANS AND SPEC'S AND THE APPLICABLE CODE PROVISIONS.
4. INSPECTORS SHALL INSPECT FROM AN APPROVED SET OF CONTRACT DRAWINGS. SHOP DRAWINGS SHALL NOT BE USED IN LIEU OF THE APPROVED CONTRACT DRAWINGS FOR INSPECTION PURPOSES.
5. TYPES OF WORK TO BE INSPECTED BY THE SPECIAL INSPECTOR ARE AS FOLLOWS:

5.1. DURING ALL EPOXY ANCHORING OPERATIONS FOR BOLTS, REBAR, THREADED ROD, ETC., INCLUDING VERIFICATION OF BOLT OR BAR MATERIALS, HOLE DEPTH AND DIA., HOLE CLEANOUT, EPOXY MIXING AND PLACEMENT PROCEDURES, AND EMBEDMENT DEPTH IN ACCORDANCE WITH THE CONTRACT DRAWINGS AND MFR'S SPEC.'S AND RECOMMENDATIONS.

5.2. LEVEL 1 SPECIAL INSPECTION FOR MASONRY PER IBC TABLE 1704.5.1.

6. CERTIFICATE OF APPROVAL REGARDING MATERIALS AND INSPECTION OF PREFABRICATED ITEMS SHALL BE PROVIDED IN ACCORDANCE WITH IBC SECTION 1704.

I. SUBMITTALS

1. PREFABRICATED COMPONENTS, SPECIALTY ITEMS, OR DESIGN-BUILD ELEMENTS NOTED ON THE STRUCTURAL DRAWINGS, BUT WHICH REQUIRE THE MFR. OR SUPPLIER TO PROVIDE THE DESIGN, MAY BE SUBMITTED TO THE ARCHITECT AND/OR ENGINEER FOR REVIEW AS A DEFERRED SUBMITTAL. DEFERRED SUBMITTALS REQ'D. BY THE STRUCTURAL ENGINEER OF RECORD SHALL INCLUDE, BUT NOT BE LIMITED TO, THE FOLLOWING:

   CONCRETE MIX DESIGNS
   GROUT MIX DESIGN

2. DEFERRED SUBMITTALS SHALL INCLUDE CALCULATIONS AND DRAWINGS PREPARED AND STAMPED BY AN APPROPRIATELY LICENSED ENGINEER (SPECIALTY ENGINEER) SHOWING LOCATION AND MAGNITUDE OF LOADS, CONFIGURATION AND SIZE OF MEMBERS, AND COMPATIBILITY OF SUBMITTAL ITEM WITH THE PRIMARY STRUCTURAL SYSTEM.
3. THE PURPOSE OF THE STRUCTURAL ENGINEER'S REVIEW OF DEFERRED SUBMITTALS SHALL BE LIMITED TO DETERMINING THAT THE DRAWINGS AND CALCULATIONS HAVE BEEN PROPERLY SEALED, THAT THE LOAD CRITERIA IS IN GENERAL CONFORMANCE WITH THE CONTRACT DOCUMENTS AND WITH THE REFERENCED BUILDING CODE, THAT CONNECTIONS TO THE PRIMARY STRUCTURE ARE COMPATIBLE WITH THE PRIMARY DESIGN, AND THAT THE PRIMARY STRUCTURE IS CAPABLE OF SUPPORTING THE IMPOSED LOADS.
4. THE STRUCTURAL ENGINEER WILL RELY UPON THE SPECIALTY ENGINEER'S SEAL AS CERTIFICATION THAT THE ITEMS DESIGNED BY THE SPECIALTY ENGINEER COMPLY WITH THE CRITERIA SET FORTH IN THE CONSTRUCTION DOCUMENTS AND APPLICABLE CODES AND STANDARDS. THE STRUCTURAL ENGINEER SHALL NOT BE RESPONSIBLE FOR THE ADEQUACY OF DESIGNS PROVIDED BY OTHERS.
5. FOR ALL SUBMITTALS, ANY CORRECTIONS NOTED WILL BE MARKED ON ONE (1) COPY SET ONLY AND RETURNED. ADDITIONAL COPIES OF ANY SUBMITTAL WILL BE RETURNED UNMARKED. CONTRACTOR SHALL BE RESPONSIBLE FOR REPRODUCING ENGINEER'S CORRECTIONS ON ADDITIONAL COPIES REQ'D. ONE COPY SET MAY BE RETAINED FOR THE ENGINEER'S RECORDS. ALLOW FIVE (5) TO TEN (10) WORKING DAYS FOR THE ENGINEER'S REVIEW.
6. REFER TO APPLICABLE G.S.N. SECTIONS FOR FURTHER REQUIREMENTS SPECIFIC TO INDIVIDUAL SUBMITTALS.

BAR SIZE	CONCRETE (f'c 2500 PSI w/ 1 1/2" MIN. CLR.) ① MIN. SPACING	② TOP BARS	OTHER BARS	STANDARD HOOK LENGTH	MASONRY
#3	2	18	14	4 1/2	15
#4	2 1/2	24	19	6	26
#5	3 1/4	30	23	7 1/2	40
#6	3 3/4	37	28	9	54
#7	4	60	46	10 1/2	③
#8	4	76	59	12	③
#9	4 1/4	94	72	13 1/2	③

① BAR SPACING IS MEASURED AS CENTER TO CENTER BAR SPACING. NOTIFY ENGINEER WHERE BAR SPACING IS LESS THAN MIN SPACING NOTED IN SCHEDULE

② TOP BARS ARE HORIZONTAL BARS SO PLACED THAT 12 INCHES OR MORE OF FRESH CONCRETE IS CAST IN MEMBER BELOW SPLICE

③ MECHANICAL SPLICE COUPLER PER G.S.N. REQUIRED

A. ALL TABULATED VALUES ARE IN UNITS OF INCHES U.N.O.

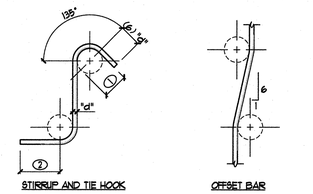
B. CONCRETE LAP LENGTHS BASED ON ACI 318-14 SECTION 25.4.2.3 WITH CLASS B LAP SPLICE PER SECTION 12.15 FOR NORMAL WT CONCRETE AND UNCOATED BARS

C. CONCRETE STRENGTHS SHOWN ARE FOR DESIGN PURPOSES ONLY. SEE G.S.N. FOR ACTUAL CONCRETE SPECIFICATIONS

D. MASONRY LAP LENGTHS PER 2015 IBC SECTION 2108 AND ACI 530-13 SECTION 9.3.3.3

01 TYPICAL REBAR LAP SCHEDULE

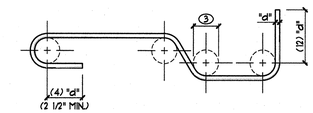
01-171521 — NO SCALE



① MINIMUM FINISHED BEND DIA. FOR STIRRUPS AND TIES ONLY. (4) "d" FOR #5 BAR AND SMALLER, (6) "d" FOR #6 THRU #8. TYPICAL

② (6) "d" FOR #5 AND SMALLER (12) "d" FOR #6 THRU #8

③ MINIMUM FINISHED BEND DIA. FOR ALL REINFORCING EXCEPT STIRRUPS AND TIES (6) "d" UP TO #8 BAR, (8) "d" FOR #9 THRU #11, (12) "d" FOR #14 AND #18.



ALL OTHER REINFORCING

A. "d" = BAR DIA.

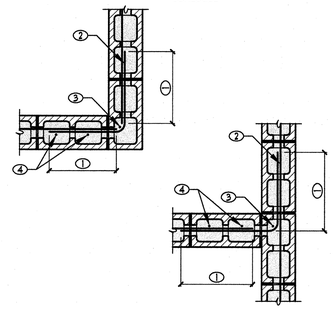
B. ALL REINFORCEMENT SHALL BE BENT COLD UNLESS NOTED OTHERWISE ON PLANS OR DETAILS

C. REINFORCING PARTIALLY EMBEDDED IN CONCRETE SHALL NOT BE FIELD BENT UNLESS SPECIFICALLY NOTED ON PLANS OR DETAILS

02 STANDARD REBAR BEND DETAILS

C01-01 091104 — NO SCALE

① LENGTH PER TYPICAL REBAR LAP SCHEDULE



② BENT REBAR SIZE TO MATCH HORIZ. WALL REINF.

③ VERTICAL REINF. AND PLACEMENT PER PLAN

④ VERTICAL REINF. AND PLACEMENT PER PLAN MAY BE PLACED IN FIRST OR SECOND CELL OF PERPENDICULAR WALL UNLESS REINFORCING IS REQUIRED IN ALL CELLS

A. WHERE WALL HORIZ. REINF. ARE AT DIFFERENT ELEVATIONS FROM EACH OTHER, PROVIDE BENT BAR IN SOLID-GROUTED CELLS AT EACH HORIZ. BAR SPT. TO THIS DETAIL

B. BOND BEAMS AT FENCE WALLS (INCLUDING THE FENCE-WALL PORTION OF RETAINING WALLS) NEED NOT HAVE JOINT REINFORCING AT INTERSECTIONS PER NOTE ② OF THIS DETAIL

C. HORIZ. REINF. AT FOOTING INTERSECTION SHALL BE LAPPED SPT. TO THIS DETAIL

03 TYPICAL RETAINING WALL INTERSECTION

MR01-03 080304 — NO SCALE

7400 W. Detroit St., Suite 170
Chandler, AZ 85226
480.483.6111 wrightengineers.com

WRIGHT engineers

Registered Professional Engineer (Civil) — CERTIFICATE NO. 46363 — BLAKE F. SCOFESBY — Date Signed 08/08/19 — ARIZONA, U.S.A. — Expires 06/30/20

PASEO AT PINNACLE PEAK
7676 EAST PINNACLE PEAK ROAD
SCOTTSDALE, ARIZONA
LENNAR

NUMBER	DATE	DESCRIPTION

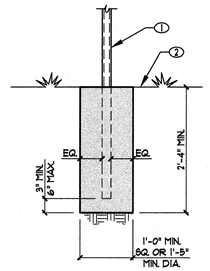
DATE: JULY 27, 2018
DESIGN BY: BFS
PROJECT MGR: BFS
PROJECT NO: 181260

GENERAL STRUCTURAL NOTES AND TYPICAL DETAILS

S1

S1-181260-G

2-AB-2019
9/13/2019



① STEEL POST BY OTHERS w/ SPACING NOT TO EXCEED 8'-0" AND 6'-0" TALL

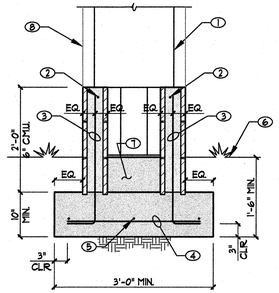
② NATURAL GRADE OR COMPACTED SUBGRADE

A. SEE G.S.N. FOR ADDITIONAL REQUIREMENTS AND ITEMS SHOWN BUT NOT NOTED.

B. POST SHALL BE PROTECTED AGAINST CORROSION.

106 VIEW FENCE POST FOOTING

106-181260 NO SCALE



① MAILBOX KIOSK AND ATTACHMENT TO FOOTING BY OTHERS

② #4 CONT. IN 8" MIN. BOND BEAM. PROVIDE 2" MIN. GROUT COVER ALL AROUND

③ #4 AT 48" o.c. VERT. AND EACH CORNER w/ STD. HOOK INTO FOOTING

④ #4 AT 24" o.c.

⑤ (3) #4 CONT.

⑥ NATURAL GRADE OR COMPACTED SUBGRADE

⑦ CONCRETE INFILL AS NEEDED

⑧ LINE OF THEME COLUMN BEYOND

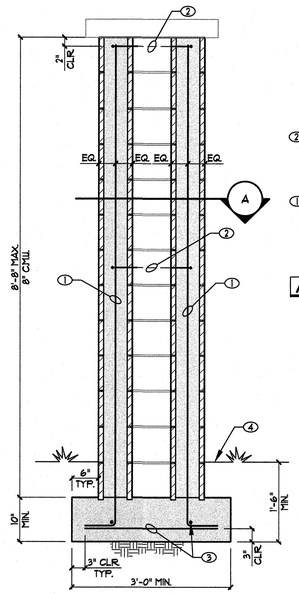
A. SEE G.S.N. FOR ADDITIONAL REQUIREMENTS AND ITEMS SHOWN BUT NOT NOTED.

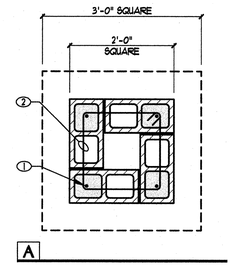
B. GROUT ALL REINFORCED CELLS SOLID.

C. ALL REBAR LAP LENGTHS PER SCHEDULE, U.N.O.

107 MAILBOX FOOTING

107-181260 NO SCALE





① #4 VERT. EACH CORNER CELL w/ STANDARD HOOK INTO FOOTING. GROUT REINFORCED CELL SOLID

② #4 CLOSED TIE IN 8" MIN. BOND BEAM AT TOP AND MID-HEIGHT. PROVIDE 2" MIN. GROUT COVER ALL AROUND.

③ #4 CONT. AT 24" o.c. E.W.

④ NATURAL GRADE OR COMPACTED SUBGRADE

A. SEE G.S.N. FOR ADDITIONAL REQUIREMENTS AND ITEMS SHOWN BUT NOT NOTED.

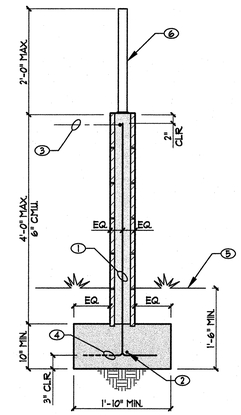
B. GROUT ALL REINFORCED CELLS SOLID.

C. ALL REBAR LAP LENGTHS PER SCHEDULE, U.N.O.

D. PILASTER SHALL NOT BE USED TO RETAIN SOIL OR IN A STACKED CONFIGURATION OR AS A FLOOD WALL OR OTHERWISE SURCHARGED UNLESS SPECIFICALLY NOTED. SEE G.S.N. FOR CLARIFICATION.

105 TYPICAL THEME COLUMN

105-181260 NO SCALE



① #4 VERT. AT 48" o.c. w/ STANDARD HOOK INTO FOOTING

② #4 CONT.

③ #4 CONT. IN 8" MIN. BOND BEAM. PROVIDE 2" MIN. GROUT COVER ALL AROUND

④ ALTERNATE BENDS

⑤ NATURAL GRADE OR COMPACTED SUBGRADE

⑥ STEEL VIEW FENCE BY OTHERS

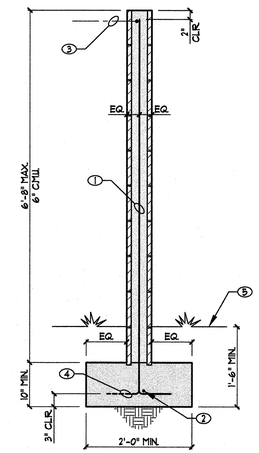
A. SEE G.S.N. FOR ADDITIONAL REQUIREMENTS AND ITEMS SHOWN BUT NOT NOTED.

B. ALL REBAR LAP LENGTHS PER SCHEDULE, U.N.O.

C. FENCE WALL SHALL NOT BE USED AS A FLOOD WALL OR OTHERWISE LOADED UNLESS SPECIFICALLY NOTED. SEE G.S.N. FOR CLARIFICATION.

103 2'-0" VIEW FENCE OVER 4'-0" CMU WALL

103-181260 NO SCALE



① #4 VERT. AT 32" o.c. w/ STANDARD HOOK INTO FOOTING

② #4 CONT.

③ #4 CONT. IN 8" MIN. BOND BEAM. PROVIDE 2" MIN. GROUT COVER ALL AROUND

④ ALTERNATE BENDS

⑤ NATURAL GRADE OR COMPACTED SUBGRADE

A. SEE G.S.N. FOR ADDITIONAL REQUIREMENTS AND ITEMS SHOWN BUT NOT NOTED.

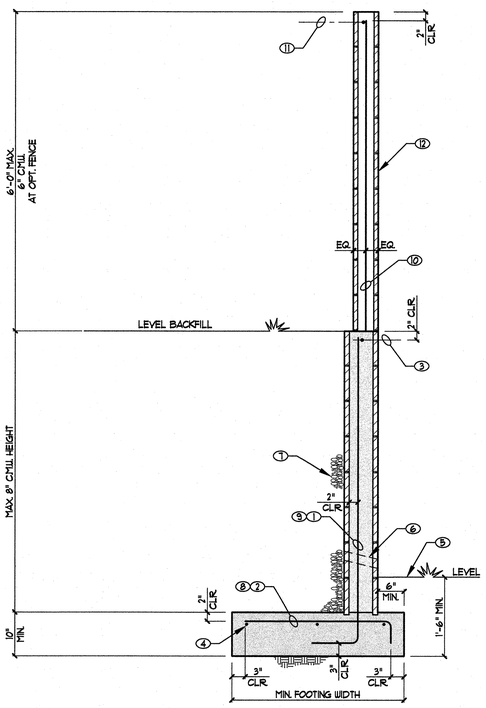
B. ALL REBAR LAP LENGTHS PER SCHEDULE, U.N.O.

C. FENCE WALL SHALL NOT BE USED AS A FLOOD WALL OR OTHERWISE LOADED UNLESS SPECIFICALLY NOTED. SEE G.S.N. FOR CLARIFICATION.

D. GROUT WALL SOLID BELOW GRADE.

101 6'-0" ABOVE GRADE MASONRY FENCE WALL

101-181260 NO SCALE



MAX. RETAINED HEIGHT	MAX. 8" C.M.U. HEIGHT	① VERT. BARS AT 8" C.M.U.	MIN. FOOTING WIDTH	② TRANS. TOP BARS IN FOOTING	③ CONT. BARS IN BOND BEAM
1'-4"	2'-0"	#4 AT 48" o.c.	2'-2"	#4 AT 48" o.c.	(1) #4 CONT.
2'-0"	2'-8"	#4 AT 48" o.c.	2'-3"	#4 AT 48" o.c.	(1) #4 CONT.
2'-8"	3'-4"	#4 AT 24" o.c.	2'-5"	#4 AT 48" o.c.	(1) #4 CONT.
3'-4"	4'-0"	#4 AT 24" o.c.	2'-8"	#4 AT 48" o.c.	(1) #5 CONT.
4'-0"	4'-8"	#4 AT 24" o.c.	3'-0"	#4 AT 48" o.c.	(1) #5 CONT.
4'-8"	5'-4"	#4 AT 16" o.c.	3'-3"	#4 AT 32" o.c.	(1) #5 CONT.
5'-4"	6'-0"	#4 AT 8" o.c.	3'-7"	#4 AT 24" o.c.	(1) #5 CONT.
6'-0"	6'-8"	#4 AT 8" o.c.	4'-3"	#4 AT 24" o.c.	(1) #5 CONT.

A. SEE G.S.N. FOR ADDITIONAL REQUIREMENTS AND ITEMS SHOWN BUT NOT NOTED.

B. GROUT WALL SOLID BELOW GRADE.

C. ALL REBAR LAP LENGTHS PER SCHEDULE, U.N.O.

D. RETAINING WALL SHALL NOT BE USED IN A STACKED CONFIGURATION OR AS A FLOOD WALL OR OTHERWISE SURCHARGED UNLESS SPECIFICALLY NOTED. SEE G.S.N. FOR CLARIFICATION.

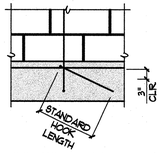
④ #4 CONT. AT 24" o.c.

⑤ NATURAL GRADE OR COMPACTED SUBGRADE

⑥ OMIT HEAD JOINT IN FIRST BASE COURSE ABOVE GRADE OR PLACE 2" DIA. HOLE AT 4'-0" o.c. FOR WEEPERS

⑦ BACKFILL PER G.S.N.

⑧ HOOK END OF TRANS. TOP BAR BENEATH WALL AS SHOWN BELOW



ALTERNATE: PROVIDE 180° HOOK

⑨ STANDARD HOOK INTO FOOTING

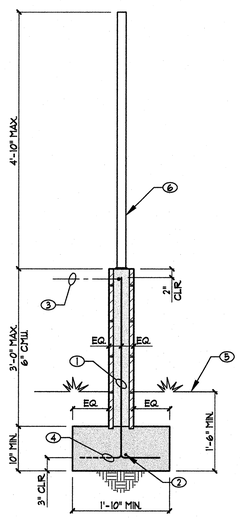
⑩ #4 AT 48" o.c.

⑪ #4 CONT. IN 8" MIN. BOND BEAM. PROVIDE 2" MIN. GROUT COVER ALL AROUND

⑫ REFER TO DETAILS 103 AND 104 FOR STRUCTURAL REQUIREMENTS AT OPT. VIEW FENCE AS OCCURS

108 1'-4" TO 6'-0" RETAINING WALLS w/ 6'-0" OPT. FENCE w/ LEVEL BACKFILL AND LEVEL TOE

108-181260 SCALE: N.T.S.



① #4 VERT. AT 48" o.c. w/ STANDARD HOOK INTO FOOTING

② #4 CONT.

③ #4 CONT. IN 8" MIN. BOND BEAM. PROVIDE 2" MIN. GROUT COVER ALL AROUND

④ ALTERNATE BENDS

⑤ NATURAL GRADE OR COMPACTED SUBGRADE

⑥ STEEL VIEW FENCE BY OTHERS

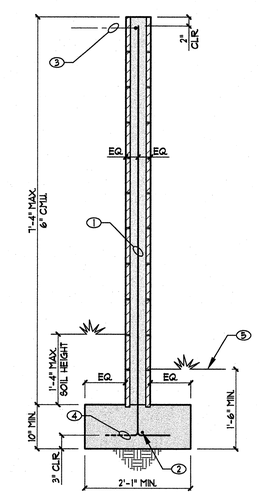
A. SEE G.S.N. FOR ADDITIONAL REQUIREMENTS AND ITEMS SHOWN BUT NOT NOTED.

B. ALL REBAR LAP LENGTHS PER SCHEDULE, U.N.O.

C. FENCE WALL SHALL NOT BE USED AS A FLOOD WALL OR OTHERWISE LOADED UNLESS SPECIFICALLY NOTED. SEE G.S.N. FOR CLARIFICATION.

104 4'-10" MAX. VIEW FENCE OVER 3'-0" MAX. CMU WALL

104-181260 NO SCALE



① #4 VERT. AT 40" o.c. w/ STANDARD HOOK INTO FOOTING

② #4 CONT.

③ #4 CONT. IN 8" MIN. BOND BEAM. PROVIDE 2" MIN. GROUT COVER ALL AROUND

④ ALTERNATE BENDS

⑤ NATURAL GRADE OR COMPACTED SUBGRADE

A. SEE G.S.N. FOR ADDITIONAL REQUIREMENTS AND ITEMS SHOWN BUT NOT NOTED.

B. ALL REBAR LAP LENGTHS PER SCHEDULE, U.N.O.

C. FENCE WALL SHALL NOT BE USED AS A FLOOD WALL OR OTHERWISE LOADED UNLESS SPECIFICALLY NOTED. SEE G.S.N. FOR CLARIFICATION.

102 7'-4" MAX. FENCE WALL w/ UP TO 8" SOIL DIFFERENTIAL

102-181260 NO SCALE

7400 W. Detroit St., Suite 170
Chandler, AZ 85226
480.483.6111 wrightengineers.com

WRIGHT engineers

Registered Professional Engineer (Civil) CERTIFICATE NO. 46353 BLAKE F. SCORESBY Date Signed 08/13/19 ARIZONA, U.S.A. Expires 06/30/19

PASEO AT PINNACLE PEAK
7676 EAST PINNACLE PEAK ROAD
SCOTTSDALE, ARIZONA
LENNAR

NUMBER	DATE	DESCRIPTION

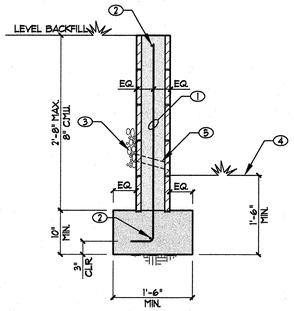
DATE: JULY 27, 2018
DESIGN BY: BFS
PROJECT MGR: BFS
PROJECT NO: 181260

DETAILS

S2

S2-181260-D

2-AB-2019
9/13/2019



① #4 VERT. AT 48" o.c. w/ STANDARD HOOK INTO FOOTING

② #4 CONT.

③ BACKFILL PER G.S.N.

④ NATURAL GRADE PR COMPACTED SUBGRADE

⑤ OMIT HEAD JOINT IN FIRST COURSE ABOVE GRADE, OR PLACE 1 1/2" DIA. HOLE AT 4'-0" o.c. FOR WEEPERS

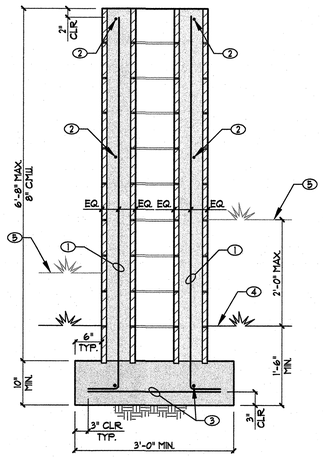
A. SEE G.S.N. FOR ADDITIONAL REQUIREMENTS AND ITEMS SHOWN BUT NOT NOTED.

B. GROUT ALL REINFORCED CELLS SOLID.

C. ALL REBAR LAP LENGTHS PER SCHEDULE, U.N.O.

113 2'-0" MAX. PLANTER WALL AT PRIMARY ENTRY MONUMENT

113-181260 NO SCALE



① #4 VERT. EACH CORNER CELL w/ STANDARD HOOK INTO FOOTING. GROUT REINFORCED CELL SOLID

② #4 CONT. IN 8" MIN. BOND BEAM AT TOP AND MID-HEIGHT. PROVIDE 2" MIN. GROUT COVER ALL AROUND.

③ #4 CONT. AT 24" o.c. E.W.

④ LOWEST ADJACENT NATURAL GRADE OR COMPACTED SUBGRADE

⑤ PLANTER INFILL MATERIAL AS OCCURS

A. SEE G.S.N. FOR ADDITIONAL REQUIREMENTS AND ITEMS SHOWN BUT NOT NOTED.

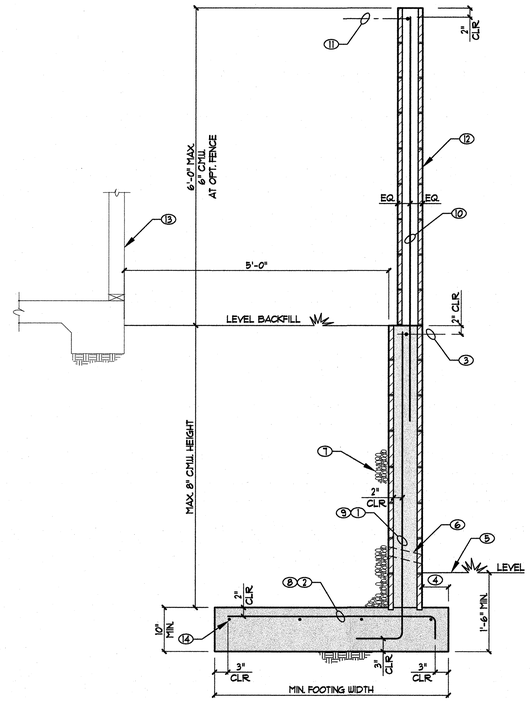
B. GROUT ALL REINFORCED CELLS SOLID.

C. ALL REBAR LAP LENGTHS PER SCHEDULE, U.N.O.

D. PILASTER SHALL NOT BE USED TO RETAIN SOIL OR IN A STACKED CONFIGURATION OR AS A FLOOD WALL OR OTHERWISE SURCHARGED UNLESS SPECIFICALLY NOTED. SEE G.S.N. FOR CLARIFICATION.

111 2'-0" WIDE WALL AT PRIMARY ENTRY MONUMENT

111-181260 NO SCALE



MAX. RETAINED HEIGHT	MAX. 8" C.M.U. HEIGHT	① VERT. BARS AT 8" C.M.U.	MIN. FOOTING WIDTH	② TRANS. TOP BARS IN FOOTING	③ CONT. BARS IN BOND BEAM	TO WID
3'-4"	4'-0"	#4 AT 24" o.c.	3'-7"	#4 AT 48" o.c.	(1) #5 CONT.	6'
4'-0"	4'-8"	#4 AT 16" o.c.	4'-0"	#4 AT 32" o.c.	(1) #5 CONT.	6'
4'-8"	5'-4"	#4 AT 8" o.c.	4'-5"	#4 AT 24" o.c.	(1) #5 CONT.	6'
5'-4"	6'-0"	#4 AT 8" o.c.	4'-11"	#4 AT 16" o.c.	(1) #5 CONT.	8'
6'-0"	6'-8"	#5 AT 8" o.c.	5'-5"	#4 AT 8" o.c.	(1) #5 CONT.	8'

A. SEE G.S.N. FOR ADDITIONAL REQUIREMENTS AND ITEMS SHOWN BUT NOT NOTED.

B. GROUT WALL SOLID BELOW GRADE.

C. ALL REBAR LAP LENGTHS PER SCHEDULE, U.N.O.

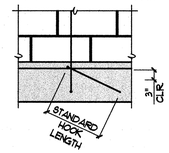
D. RETAINING WALL SHALL NOT BE USED IN A STACKED CONFIGURATION OR AS A FLOOD WALL OR OTHERWISE SURCHARGED UNLESS SPECIFICALLY NOTED. SEE G.S.N. FOR CLARIFICATION.

⑤ NATURAL GRADE OR COMPACTED SUBGRADE

⑥ OMIT HEAD JOINT IN FIRST BASE COURSE ABOVE GRADE OR PLACE 2" DIA. HOLE AT 4'-0" o.c. FOR WEEPERS

⑦ BACKFILL PER G.S.N.

⑧ HOOK END OF TRANS. TOP BAR BENEATH WALL AS SHOWN BELOW



ALTERNATE: PROVIDE 180° HOOK

⑨ STANDARD HOOK INTO FOOTING

⑩ #4 AT 48" o.c.

⑪ #4 CONT. IN 8" MIN. BOND BEAM. PROVIDE 2" MIN. GROUT COVER ALL AROUND

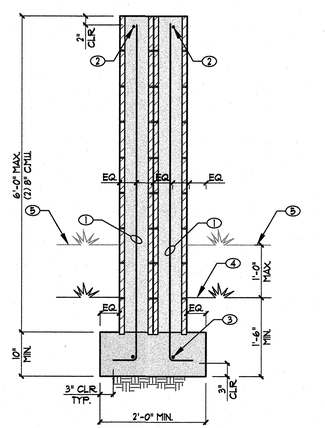
⑫ REFER TO DETAILS 103 AND 104 FOR STRUCTURAL REQUIREMENTS AT OPT. VIEW FENCE AS OCCURS

⑬ 2-STORY MAX. ADJACENT RESIDENTIAL STRUCTURE. LINE LOAD SURCHARGE SHALL NOT EXCEED 1150 PLF. CONTACT ENGINEER OF RECORD IF EXCEEDED

⑭ #4 CONT. AT 24" o.c.

109 3'-4" TO 6'-0" RETAINING WALLS w/ HOUSE SURCHARGE AND 6'-0" OPT. FENCE w/ LEVEL BACKFILL AND LEVEL TOE

109-181260 SCALE: N.T.S.



① #4 VERT. EACH CORNER CELL w/ STANDARD HOOK INTO FOOTING. GROUT REINFORCED CELL SOLID

② #4 CONT. IN 8" MIN. BOND BEAM. PROVIDE 2" MIN. GROUT COVER ALL AROUND.

③ (2) #4 CONT.

④ LOWEST ADJACENT NATURAL GRADE OR COMPACTED SUBGRADE

⑤ PLANTER INFILL MATERIAL AS OCCURS

A. SEE G.S.N. FOR ADDITIONAL REQUIREMENTS AND ITEMS SHOWN BUT NOT NOTED.

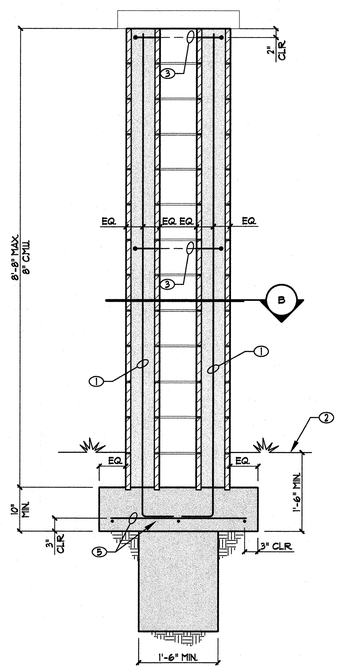
B. GROUT ALL REINFORCED CELLS SOLID.

C. ALL REBAR LAP LENGTHS PER SCHEDULE, U.N.O.

D. PILASTER SHALL NOT BE USED TO RETAIN SOIL OR IN A STACKED CONFIGURATION OR AS A FLOOD WALL OR OTHERWISE SURCHARGED UNLESS SPECIFICALLY NOTED. SEE G.S.N. FOR CLARIFICATION.

112 1'-4" WIDE WALL AT PRIMARY ENTRY MONUMENT

112-181260 NO SCALE



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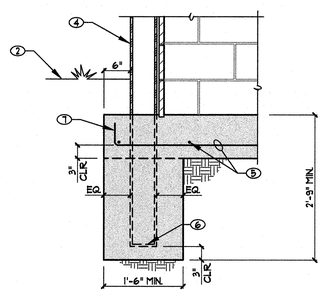
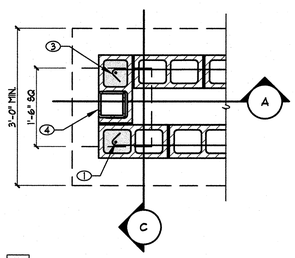


A SECTION



B PLAN VIEW

① #4 VERT. EACH CORNER CELL AND AT 48" o.c. w/ STANDARD HOOK INTO FOOTING

② LOWEST ADJACENT NATURAL GRADE OR COMPACTED SUBGRADE WITHIN 5'-0" OF STRUCTURE

③ #3 TIE IN 8" MIN. BOND BEAM AT TOP AND MID-HEIGHT. PROVIDE 2" MIN. GROUT COVER ALL AROUND. HOOK ENDS AT VERT. BARS ADJACENT TO STEEL POST

④ HSS6x6x3/16 STEEL POST

⑤ #4 CONT. AT 16" o.c. MAX. EACH WAY BOTTOM

⑥ 1/4" CAP PLATE TACK WELDED TO BOTTOM OF POST

⑦ STANDARD HOOK AT END OF REBAR

A. SEE G.S.N. FOR ADDITIONAL REQUIREMENTS AND ITEMS SHOWN BUT NOT NOTED.

B. GROUT ALL REINFORCED CELLS AND ALL CELLS BELOW GRADE SOLID

C. ALL REBAR LAP LENGTHS PER SCHEDULE, U.N.O.

D. PILASTER SHALL NOT BE USED TO RETAIN SOIL OR IN A STACKED CONFIGURATION OR AS A FLOOD WALL OR OTHERWISE SURCHARGED UNLESS SPECIFICALLY NOTED. SEE G.S.N. FOR CLARIFICATION.

110 STEEL GATE POST AT 2'-0" WIDE x 8'-8" MAX. TALL PILASTER

110-181260 NO SCALE

7400 W. Detroit St., Suite 170
Chandler, AZ 85226
480.483.6111 wrightengineers.com

WRIGHT engineers

Registered Professional Engineer (Civil) CERTIFICATE NO. 46353 BLAKE F. SCORESBY Expires 06/30/19 ARIZONA, U.S.A.

PASEO AT PINNACLE PEAK
7676 EAST PINNACLE PEAK ROAD
SCOTTSDALE, ARIZONA
LENNAR

NUMBER	DATE	DESCRIPTION

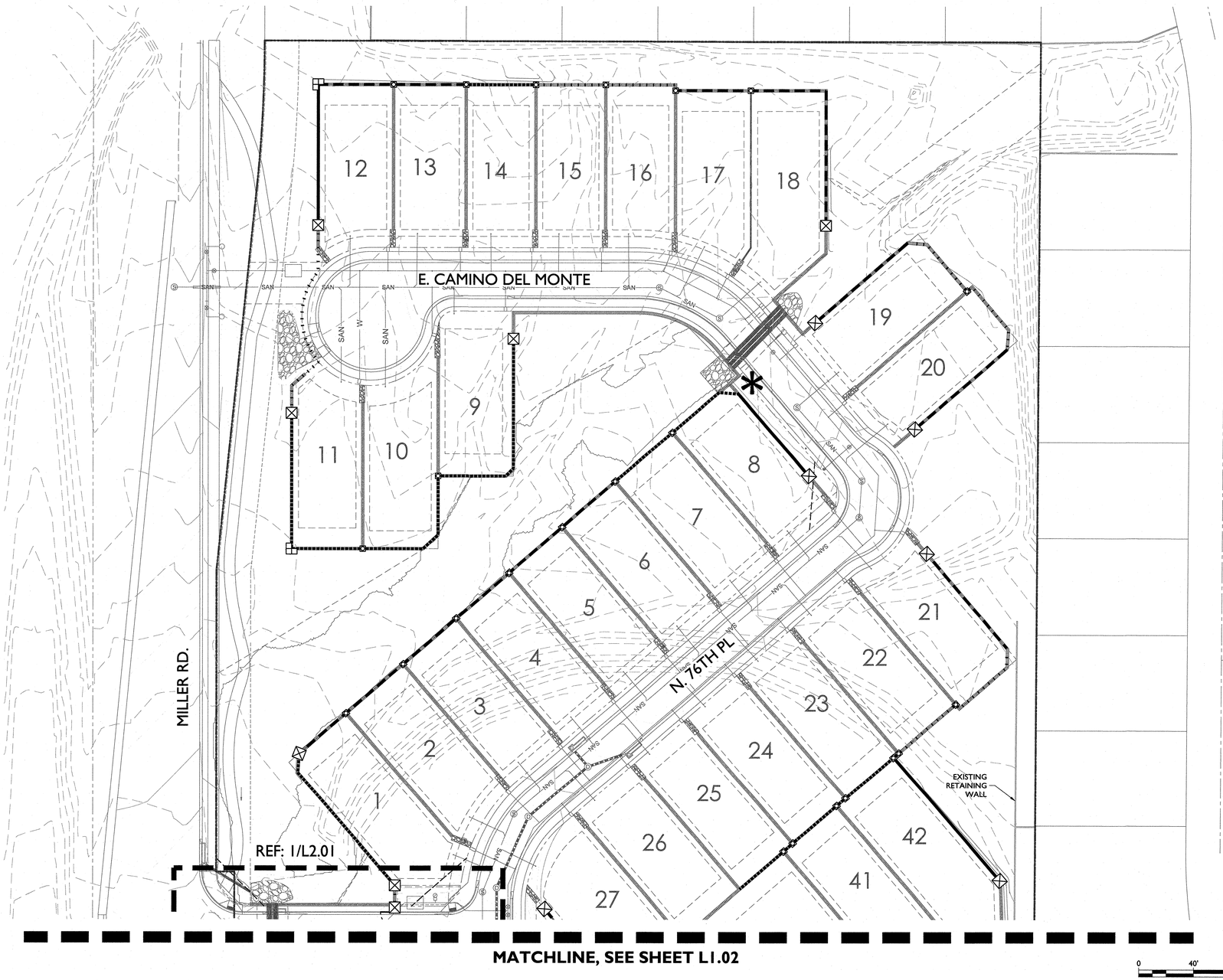
DATE: JULY 27, 2018
DESIGN BY: BFS
PROJECT MGR: BFS
PROJECT NO: 181260

DETAILS

S3

S3-181260-D

2-AB-2019
9/13/2019



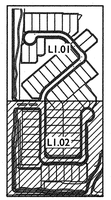
WALL LEGEND

- THEME WALL SEE DETAIL 1 SHEET L3.01
- PARTIAL VIEW FENCE 'A' (2' VIEW 4' BLOCK) SEE DETAIL 1 SHEET L3.02
- PARTIAL VIEW FENCE 'B' (4.8' VIEW 1.3' BLOCK) SEE DETAIL 3 SHEET L3.02
- PARTIAL VIEW FENCE 'C' (4.8' VIEW 3' BLOCK) SEE DETAIL 5 SHEET L3.02
- FULL VIEW FENCE SEE DETAIL 6 SHEET L3.02
- RETAINING WALL SEE CIVIL PLANS
- THEME COLUMN SEE DETAIL 1 SHEET L3.01
- MID-LOT COLUMN SEE DETAIL 2B SHEET L3.01
- CORNER COLUMN SEE DETAIL 8 SHEET L3.01
- IN-LINE COLUMN SEE DETAIL 5 SHEET L3.01
- ENTRY MONUMENT LOCATION
- PROPOSED MAILBOX LOCATION SEE DETAIL 7 SHEET L3.02
- VEHICULAR ACCESS GATES SEE DETAIL 1 SHEET L3.03
- PEDESTRIAN ACCESS GATES SEE DETAIL 1 SHEET L3.03

WALL NOTES

1. THESE NOTES ARE GENERAL AND MAY BE SUPERSEDED BY EITHER THE SPECIFICATIONS OR LOCAL TRADE PRACTICES.
2. FOOTINGS SHALL BEAR ON UNDISTURBED NATIVE SOIL OR COMPACTED FILL.
3. THE EXPOSED UPPERMOST SOIL TO RECEIVE FILL SHALL BE SCARIFIED 6" DEEP, MOISTURE CONDITIONED TO ±3% OF OPTIMUM DENSITY CURVE FOR EACH TYPE OF SOIL ENCOUNTERED AND COMPACTED TO 95% OF MAXIMUM DRY DENSITY PER ASTM D-2922 OR D-3017.
4. FILL MATERIAL SHALL BE PREDOMINANTLY GRANULAR, NON-EXPANSIVE, CLEAN OF ALL ORGANIC OR DETRITUS SUBSTANCES, AND HAVE A PLASTICITY INDEX LESS THAN SEVEN (7). BACKFILL SHALL BE COMPACTED TO 95% OF MAXIMUM DENSITY IN HORIZONTAL 8" LIFTS.
5. EXCAVATIONS FOR FOUNDATIONS SHALL BE NEAT TO LINES OF FOOTINGS. ALL LOOSE MATERIAL SHALL BE REMOVED FROM SURFACE TO RECEIVE CONCRETE.
6. ALLOWABLE SOIL BEARING PRESSURES AT FOOTING ON COMPACTED SOIL: 1500 PSI. OR AS OTHERWISE NOTED ON STRUCTURAL PLANS.
7. CONCRETE MIX DESIGN FOR FOOTINGS SHALL BE MAG CLASS 'B' (2500 PSI), OR AS OTHERWISE NOTED ON STRUCTURAL DRAWINGS.
8. NO PIPES OR DUCTS SHALL BE PLACED IN STRUCTURAL CONCRETE UNLESS SPECIFICALLY DETAILED.
9. CONCRETE FOOTINGS SHALL BE CONTINUOUS POUR TO GREATEST EXTENT PRACTICAL. STEP FOOTINGS IN EVEN BLOCK INCREMENTS.
10. WALL CONTRACTOR TO BE RESPONSIBLE FOR STRUCTURAL CALCULATIONS OF THE WALLS. REFER TO STRUCTURAL PLANS.
11. SUBMIT TEST REPORTS FOR CONCRETE MIX DESIGNS TO LANDSCAPE ARCHITECT FOR REVIEW.
12. WATERPROOF AND GROUT SOLID RETAINING WALLS TO HIGH GRADE, IF APPLICABLE.
13. ALL IRON/STEEL WORK TO BE OF HIGHEST QUALITY WITH WELDS GROUND SMOOTH. ALL IRON WORK, EXCEPT WHERE NOTED, TO BE PRIMED AND PAINTED. PAINT COLOR TO BE SELECTED BY OWNER AND/OR LANDSCAPE ARCHITECT.
14. VERIFY HEIGHTS AND SLOPES AND TURNDOWNS BEFORE POURING FOOTINGS.
15. NEW WALL FINISHES SHALL MATCH EXISTING SURFACES, UNLESS OTHERWISE NOTED ON DRAWINGS.
16. GROUT SOLID ALL CMU CELLS AND VOIDS BELOW GRADE AND/OR CONTAINING REBAR.
17. CONTRACTOR TO ENSURE ALL WALLS AND FENCES ARE COMPLIANT WITH CITY OF SCOTTSDALE POOL CODE.

KEY MAP



rvi
planning + landscape architecture
120 South Ash Avenue
Tempe, AZ 85281
(480) 586-2100

REGISTERED LANDSCAPE ARCHITECT
CERTIFICATE NO. 56793
DOUGLAS WARREN CRAIG
Date Signed 12/20/18
ARIZONA U.S.A.
EXPIRES 03/31/20

Contact Arizona 811 at least two full working days before you begin excavation
ARIZONA811
Call 811 or click Arizona811.com

PASEO AT PINNACLE PEAK

SCOTTSDALE, AZ

PROJECT NO :	18002319
DATE :	12/20/2018
DRW:	PR, SZ, RT
RVW:	CJ, DC

REVISIONS
1.
2.
3.
4.
5.

3RD SUBMITTAL

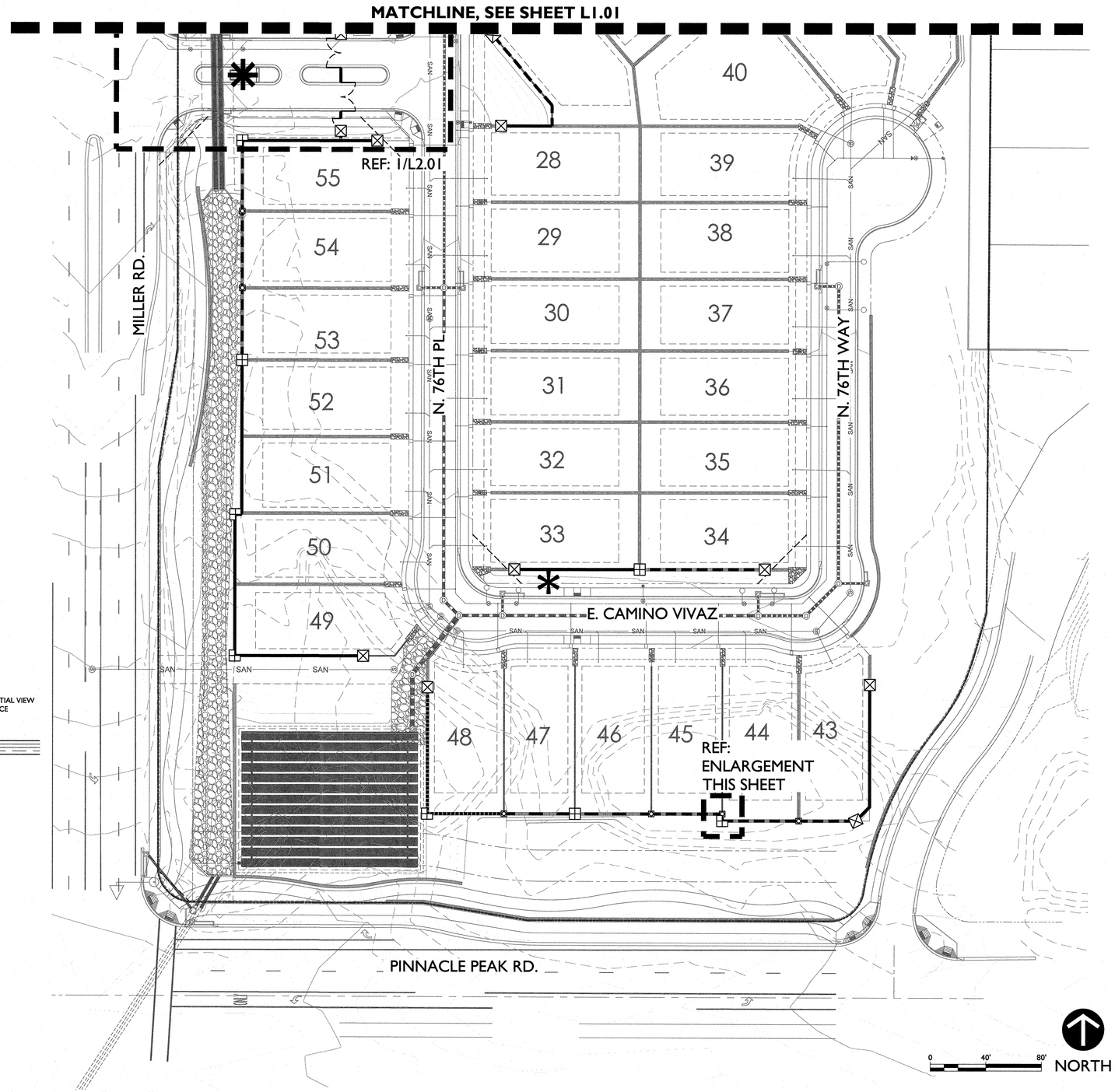
WALL PLAN

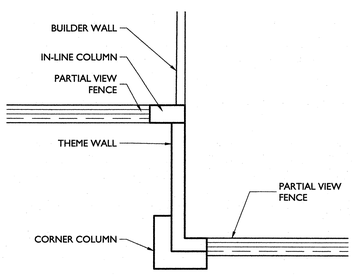
L1.01

SHEET 3 OF 22

ELATED CASE #'S: 3-GP-2017, 11-ZN-2017, 4-PP-2018

2-AB-2019
9/13/2019





ENLARGEMENT

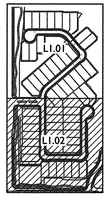
WALL LEGEND

- THEME WALL SEE DETAIL 1 SHEET L3.01
- PARTIAL VIEW FENCE 'A' (2' VIEW 4' BLOCK) SEE DETAIL 1 SHEET L3.02
- PARTIAL VIEW FENCE 'B' (4.8' VIEW 1.3' BLOCK) SEE DETAIL 3 SHEET L3.02
- PARTIAL VIEW FENCE 'C' (4.8' VIEW 3' BLOCK) SEE DETAIL 5 SHEET L3.02
- FULL VIEW FENCE SEE DETAIL 6 SHEET L3.02
- RETAINING WALL SEE CIVIL PLANS
- THEME COLUMN SEE DETAIL 1 SHEET L3.01
- MID-LOT COLUMN SEE DETAIL 2B SHEET L3.01
- CORNER COLUMN SEE DETAIL 8 SHEET L3.01
- IN-LINE COLUMN SEE DETAIL 5 SHEET L3.01
- ENTRY MONUMENT LOCATION
- PROPOSED MAILBOX LOCATION SEE DETAIL 7 SHEET L3.02
- VEHICULAR ACCESS GATES SEE DETAIL 1 SHEET L3.03
- PEDESTRIAN ACCESS GATES SEE DETAIL 1 SHEET L3.03

WALL NOTES

1. THESE NOTES ARE GENERAL AND MAY BE SUPERSEDED BY EITHER THE SPECIFICATIONS OR LOCAL TRADE PRACTICES.
2. FOOTINGS SHALL BEAR ON UNDISTURBED NATIVE SOIL OR COMPACTED FILL.
3. THE EXPOSED UPPERMOST SOIL TO RECEIVE FILL SHALL BE SCARIFIED 6" DEEP, MOISTURE CONDITIONED TO ±3% OF OPTIMUM DENSITY CURVE FOR EACH TYPE OF SOIL ENCOUNTERED AND COMPACTED TO 95% OF MAXIMUM DRY DENSITY PER ASTM D-2922 OR D-3017.
4. FILL MATERIAL SHALL BE PREDOMINANTLY GRANULAR, NON-EXPANSIVE, CLEAN OF ALL ORGANIC OR DETRITUS SUBSTANCES, AND HAVE A PLASTICITY INDEX LESS THAN SEVEN (7). BACKFILL SHALL BE COMPACTED TO 95% OF MAXIMUM DENSITY IN HORIZONTAL 8" LIFTS.
5. EXCAVATIONS FOR FOUNDATIONS SHALL BE NEAT TO LINES OF FOOTINGS. ALL LOOSE MATERIAL SHALL BE REMOVED FROM SURFACE TO RECEIVE CONCRETE.
6. ALLOWABLE SOIL BEARING PRESSURES AT FOOTING ON COMPACTED SOIL: 1500 PSI. OR AS OTHERWISE NOTED ON STRUCTURAL PLANS.
7. CONCRETE MIX DESIGN FOR FOOTINGS SHALL BE MAG CLASS 'B' (2500 PSI), OR AS OTHERWISE NOTED ON STRUCTURAL DRAWINGS.
8. NO PIPES OR DUCTS SHALL BE PLACED IN STRUCTURAL CONCRETE UNLESS SPECIFICALLY DETAILED.
9. CONCRETE FOOTINGS SHALL BE CONTINUOUS POUR TO GREATEST EXTENT PRACTICAL. STEP FOOTINGS IN EVEN BLOCK INCREMENTS.
10. WALL CONTRACTOR TO BE RESPONSIBLE FOR STRUCTURAL CALCULATIONS OF THE WALLS. REFER TO STRUCTURAL PLANS.
11. SUBMIT TEST REPORTS FOR CONCRETE MIX DESIGNS TO LANDSCAPE ARCHITECT FOR REVIEW.
12. WATERPROOF AND GROUT SOLID RETAINING WALLS TO HIGH GRADE, IF APPLICABLE.
13. ALL IRON/STEEL WORK TO BE OF HIGHEST QUALITY WITH WELDS GROUND SMOOTH. ALL IRON WORK, EXCEPT WHERE NOTED, TO BE PRIMED AND PAINTED. PAINT COLOR TO BE SELECTED BY OWNER AND/OR LANDSCAPE ARCHITECT.
14. VERIFY HEIGHTS AND SLOPES AND TURNDOWNS BEFORE POURING FOOTINGS.
15. NEW WALL FINISHES SHALL MATCH EXISTING SURFACES, UNLESS OTHERWISE NOTED ON DRAWINGS.
16. GROUT SOLID ALL CMU CELLS AND VOIDS BELOW GRADE AND/OR CONTAINING REBAR.
17. CONTRACTOR TO ENSURE ALL WALLS AND FENCES ARE COMPLIANT WITH CITY OF SCOTTSDALE POOL CODE.
18. DECORATIVE COLUMNS ON RETAINING WALLS TO EXTEND TO OUTSIDE FINISHED GRADE. REFERENCE CIVIL GRADING & DRAINAGE PLANS FOR RETAINING WALL HEIGHTS.

KEY MAP



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120 South Ash Avenue
Tempe, AZ 85281
(480) 586-2100

REGISTERED LANDSCAPE ARCHITECT
CERTIFICATE NO. 56793
DOUGLAS WARREN CRAIG
Date Signed 12/20/2018
ARIZONA, U.S.A.
EXPIRES 03/31/20

Contact Arizona 811 at least two full working days before you begin excavation
ARIZONA811
Call 811 or click Arizona811.com

PASEO AT PINNACLE PEAK

SCOTTSDALE, AZ

PROJECT NO :	18002319
DATE :	12/20/2018
DRW:	PR, SZ, RT
RVW:	CJ, DC

REVISIONS
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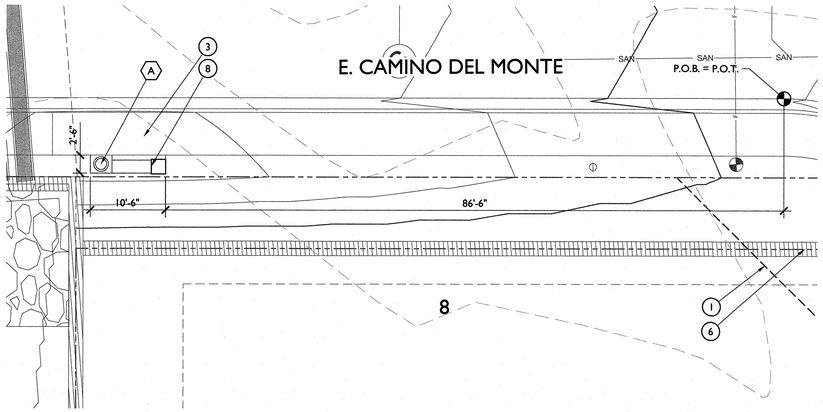
WALL PLAN

L1.02

SHEET 4 OF 22

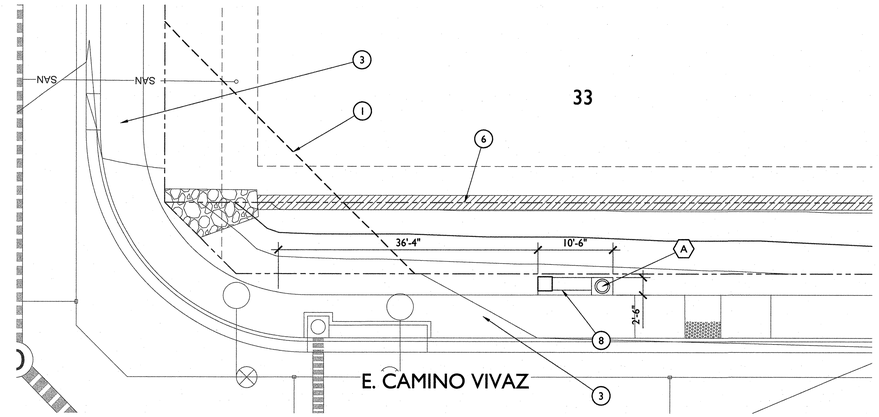
ELATED CASE (FS: 3-GP-2017, 11-ZN-2017, 4-PP-2018

2-AB-2019
9/13/2019



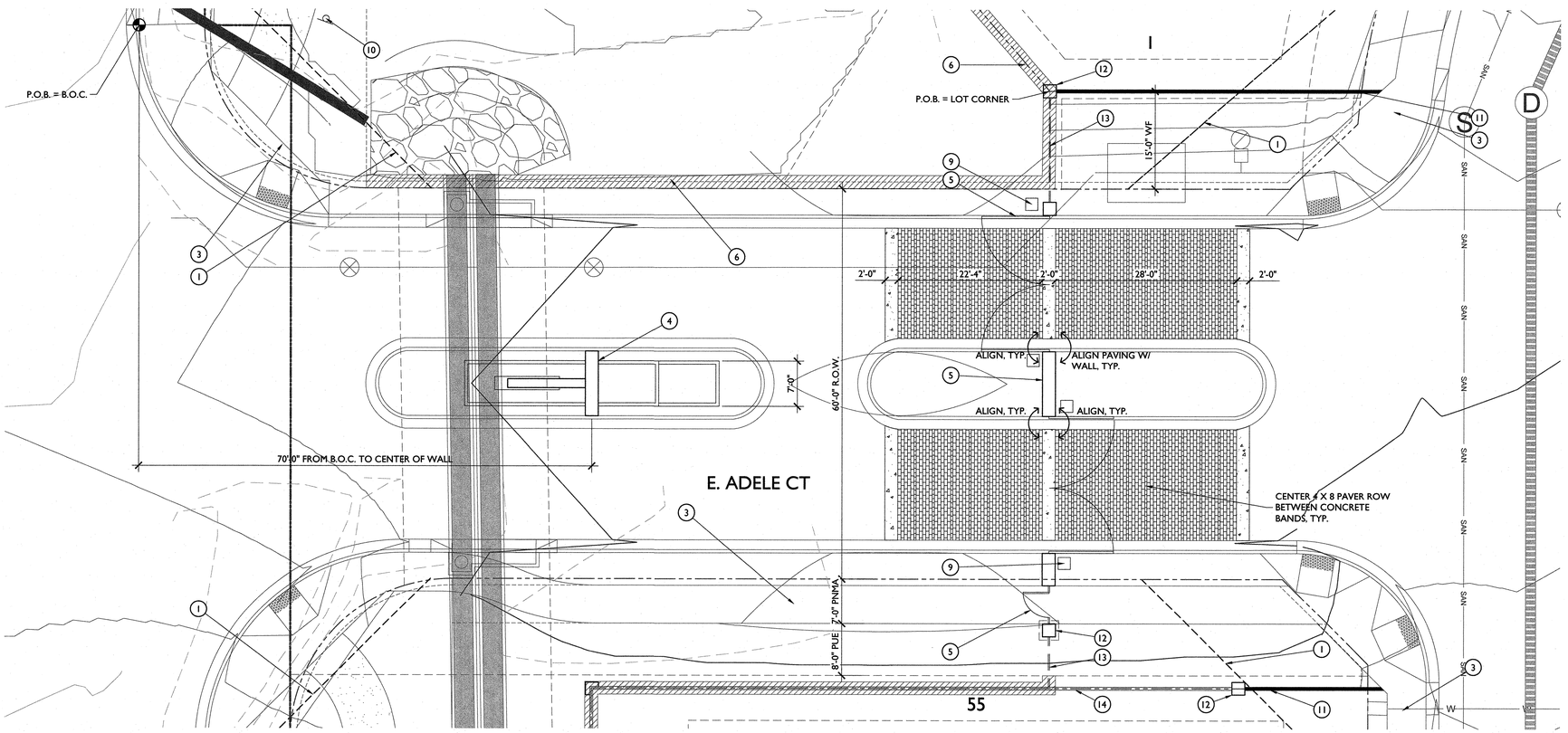
3 MAILBOX LOCATION 2

SCALE: 10'-0" = 1'



2 MAILBOX LOCATION 1

SCALE: 10'-0" = 1'



1 ENTRY MONUMENT AND GATES

SCALE: 10'-0" = 1'

AMENITY SCHEDULE

ITEM	TRASH RECEPTACLE
COLOR	BRONZE
SPECIFICATIONS	MODEL #: SDC-36 - INSTALL PER MANUFACTURER'S RECOMMENDATION - SURFACE MOUNT
MANUFACTURER	VICTOR STANLEY (www.victorstanley.com, 1.800.368.2573)
QUANTITY	2

HARDSCAPE KEYNOTES

1. VISIBILITY EASEMENT, ALL TREE CROWNS SHALL BE MIN. 6'-0" TO BOTTOM OF CANOPY. ALL SHRUBS AND GROUNDCOVERS SHALL HAVE A MAX. HEIGHT OF 2'-0".
2. NOT USED
3. LOCATION OF SIDEWALK, REFER TO ENGINEERING PLANS FOR MORE INFORMATION.
4. ENTRY MONUMENT
5. ENTRY GATES AND WALLS, REFER TO DETAIL 1/L3.03
6. RETAINING WALL, REFER TO CIVIL
7. NOT USED
8. MAILBOX, REFER TO DETAIL 7/L3.02
9. APPROXIMATE LOCATION OF GATE MOTOR, MAINTAIN MANUFACTURER'S RECOMMENDED CLEARANCE FOR GATE ARM
10. TRAIL MARKER SIGN REF TO CITY OF SCOTTSDALE STANDARD DETAIL NO. 2683. LOCATE 2'-0" OFF TRAIL EDGE.
11. CONCRETE HEADER
12. THEME COLUMN SEE DETAIL 1 SHEET 3.01
13. FULL VIEW FENCE SEE DETAIL 6 SHEET 3.02
14. THEME WALL SEE DETAIL 1 SHEET L3.01

PAVING SCHEDULE

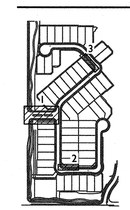
ACKER-STONE 80CM CONCRETE PAVERS HOLLAND 1 4 X 8 AND 6 X 12
COLOR: 50% CHARCOAL AND 50% MOCHA BROWN W/ STANDARD CHAMFER
CONTACT: 480.344.6910
REFER TO CIVIL PLANS AND DETAIL 2/L3.04 FOR MORE INFO.

DAVIS COLORED CONCRETE 'SAN DIEGO BUFF' w/ MEDIUM BROOM FINSIH
CONTACT: 1.800.356.4848
REFER TO CIVIL PLANS FOR MORE INFO.

GRANITE EXPRESS 1/4" MINUS CARMEL DECOMPOSED GRANITE, ROLLED AND COMPACTED
CONTACT: 480.354.6809
REFER TO DETAIL 12/L4.07

NOTE: GATE CONTRACTOR SHALL PROVIDE SHOP DRAWINGS FOR THE OPERATION OF THE GATE SYSTEM (UNDER SEPERATE SUBMITTAL AND PERMIT).

KEY MAP



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HARDSCAPE PLAN

L2.01

SHEET 5 OF 22

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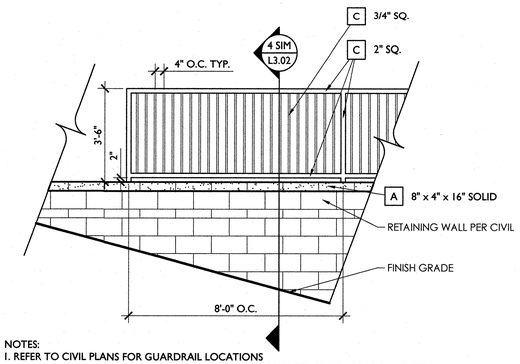
ELATED CASE #'S: 3-GP-2017, 11-ZON-2017, 4-PP-2018

2-AB-2019
9/13/2019

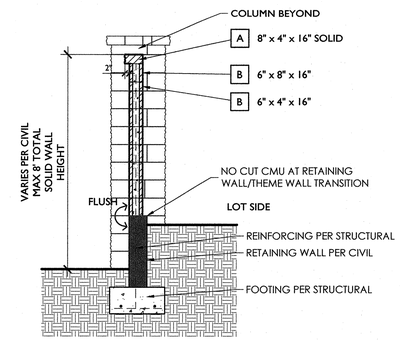
HARDSCAPE GENERAL NOTES

1. THESE NOTES ARE GENERAL AND MAY BE SUPERSEDED BY EITHER THE SPECIFICATIONS OR LOCAL TRADE PRACTICES.
2. ALL FORMWORK ALIGNMENT SHALL BE STRAIGHT AND EVEN. RADII AND CURVES ARE TO HAVE SMOOTH, CONTINUOUS TRANSITIONS WITHOUT ABRUPT CHANGES OR BENDS. JOINT LOCATIONS NOT SPECIFICALLY INDICATED ON THE PLANS SHALL BE EVENLY SPACED AND VISUALLY UNOBTRUSIVE.
3. ALL REINFORCING STEEL, DOWELS, ANCHOR BOLTS, AND OTHER INSERTS SHALL BE FIRMLY SECURED IN THE PROPER POSITION PRIOR TO PLACING CONCRETE.
4. ALL FLATWORK SHALL BE LAID WITH A CONSTANT SLOPE BETWEEN TWO SPOT ELEVATIONS. CHANGES IN SLOPE SHALL BE ACCOMPLISHED IN A GRADUAL MANNER. ALL HARDSCAPE SHALL SLOPE AWAY FROM BUILDINGS AT 1% SLOPE UNLESS NOTED OTHERWISE ON DRAWINGS.
5. NEW CONCRETE PAVING SHALL MATCH EXISTING IN COLOR AND TEXTURE, UNLESS NOTED OTHERWISE ON DRAWINGS.
6. IT IS RECOMMENDED THAT THE CONTRACTOR SHALL RETAIN THE SERVICES OF A REGISTERED GEOTECHNICAL ENGINEER TO PERFORM NECESSARY TESTING AND INSPECTIONS FOR QUALITY CONTROL TO ENSURE THAT THE REQUIREMENTS REFERENCED ARE COMPLIED WITH.
7. THE LANDSCAPE ARCHITECT AND STRUCTURAL ENGINEER ASSUMES NO RESPONSIBILITY FOR THE VALIDITY OF THE SUBSURFACE CONDITIONS DESCRIBED IN THE DRAWINGS.
8. ALL STEEL SURFACES SHALL BE CLEAN AND FREE OF OILS, BURRS, WELD RESIDUE AND OTHER DELETERIOUS MATERIALS PRIOR TO FINISHING.
9. CONTRACTOR SHALL PROVIDE COMPLETE SHOP DRAWINGS BASED ON FIELD DIMENSIONS, FOR ALL STEEL ELEMENTS PRIOR TO CONSTRUCTION, FOR REVIEW BY LANDSCAPE ARCHITECT. CONTRACTOR SHALL SUBMIT FINISH SAMPLE FOR REVIEW BY OWNER AND/OR LANDSCAPE ARCHITECT.
10. MEMBER SIZES INDICATED ARE FOR DESIGN INTENT ONLY. CONTRACTOR SHALL ENGINEER FOR STRUCTURAL INTEGRITY. FIELD VERIFY DIMENSIONS OF ADJACENT AND ADJOINING WORK. REPORT ANY DISCREPANCIES TO OWNER AND/OR LANDSCAPE ARCHITECT.
11. WELD CONNECTIONS CONTINUOUS AND SOLID. REMOVE ANY SPLATTER AND SLAG AND GRIND WELDS SMOOTH. PREPARE SURFACE FOR PAINTING TO CLEAN, SMOOTH, AND FREE OF OBJECTIONABLE MATERIAL. WASH, STEAM CLEAN, SANDBLAST, OR WIRE BRUSH TO BASE METAL.
12. BOLTS TO BE CADMIUM PLATED OR STAINLESS STEEL.
13. CAP EXPOSED ENDS OF TUBING.
14. REINFORCING MARKED "CONTINUOUS" MAY BE SPLICED WITH A LAP OF 30 BAR DIAMETERS (2'-0" MINIMUM) IN CONCRETE, 40 BAR DIAMETERS (2'-6" MINIMUM IN MASONRY), UNLESS NOTED OTHERWISE.
15. ALL REINFORCING SHALL BE SUPPORTED IN CONFORMANCE WITH "THE MANUAL OF STANDARD PRACTICE FOR REINFORCED CONCRETE STRUCTURES" LATEST EDITION.
16. REINFORCING SHALL HAVE THE FOLLOWING CONCRETE COVER UNLESS OTHERWISE INDICATED:
    A. WALLS @ 1-1/2"
    B. FORMED SURFACE IN CONTACT WITH EARTH @ 2"
    C. SURFACE DEPOSITED DIRECTLY AGAINST EARTH @ 3"
16. ANY DOWELS USED SHALL BE EQUAL IN SIZE AND SPACING TO VERTICAL BARS.
17. MASONRY UNITS: SHALL BE GRADE "N" TYPE I CONFORMING TO LATEST ASTM STANDARD SPECIFICATION C-90 AND MANUFACTURED IN ACCORDANCE WITH "CONCRETE MASONRY ASSOCIATION" STANDARDS. SPECIALTY BLOCK SHALL BE AS NOTED ON PLANS.
18. MORTAR: SHALL BE TYPE S, CONFORMING TO ASTM C270, WITH A 28 DAY COMPRESSIVE STRENGTH OF 1800 PSI.
19. GROUT: FRESHLY PREPARED AND UNIFORMLY MIXED. GROUT SHALL BE COMPOSED BY VOLUME OF 1 PART PORTLAND CEMENT AND 2 1/4 TO 3 PARTS SAND, TO WHICH MAY BE ADDED NOT MORE THAN ONE-TENTH PART LIME. WATER SHALL BE ADDED TO PRODUCE CONSISTENCY FOR POURING WITHOUT SEGREGATION OF THE CONSTITUENTS. GROUT SHALL ATTAIN A COMPRESSIVE STRENGTH OF 2000 PSI AT 28 DAYS.
20. PORTLAND CEMENT: SHALL BE TYPE II AND CONFORM TO LATEST ASTM STANDARD SPECIFICATION C-150.
21. WATERPROOF ALL MASONRY BELOW GRADE.

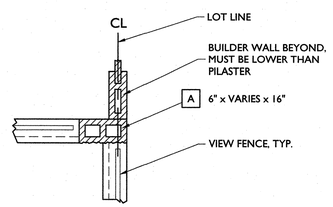


NOTES:
1. REFER TO CIVIL PLANS FOR GUARDRAIL LOCATIONS
2. GUARDRAIL REQUIRED WHERE VERTICAL DISTANCE BETWEEN FINISH GRADE AND TOP OF WALL IS GREATER THAN 30".

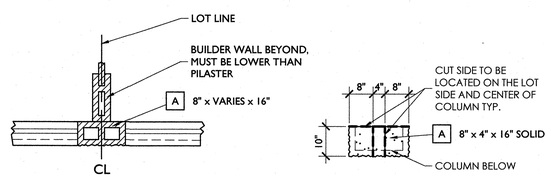
7 GUARDRAIL ELEVATION
SCALE: 3/8" = 1'-0"



4 THEME WALL SECTION
SCALE: 3/8" = 1'-0"



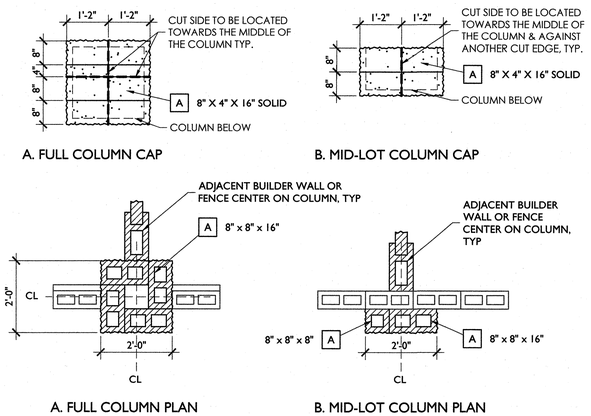
IN-LINE COLUMN AT JOG IN WALL



IN-LINE COLUMN AT STRAIGHT WALL

IN-LINE COLUMN CAP

6 IN-LINE COLUMN PLAN
SCALE: 1/2" = 1'-0"



A. FULL COLUMN CAP

B. MID-LOT COLUMN CAP

A. FULL COLUMN PLAN

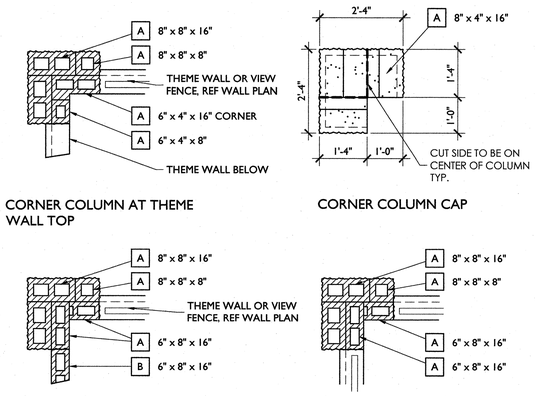
B. MID-LOT COLUMN PLAN

3 COLUMN PLAN
SCALE: 1/2" = 1'-0"

HARDSCAPE SCHEDULE

A	ITEM	INTEGRAL COLOR SPLIT FACE BLOCK
	COLOR	BOOT BROWN
	FINISH	GROUT COLOR: LATTE - COMPANY: HYDROMENT
	SPECIFICATIONS	ALL BLOCK SIZES PER PLANS & DETAILS.
	MANUFACTURER	SUPERLITE BLOCK (www.superliteblock.com, 1.800.366.7877)
B	ITEM	SMOOTH FACE BLOCK
	COLOR	DUNN EDWARDS 'TRAIL DUST' (DE6123)
	FINISH	STANDARD GRAY BLOCK / LOW SHEEN PAINT
	SPECIFICATIONS	ALL BLOCK SIZES PER PLANS & DETAILS. JOINTS SHALL BE CONCAVE. BLOCK SHALL BE PRIMED W/ SMOOTH BLOCFIL PREMIUM (OR EQUAL) AND PAINTED PER MFR'S SPEC'S.
	MANUFACTURER	SUPERLITE BLOCK (www.superliteblock.com, 1.800.366.7877) DUNN EDWARDS (www.dunnedwards.com, 1.888.DE PAINT)
C	ITEM	TUBULAR STEEL
	COLOR	DUNN EDWARDS 'WEATHERED BROWN' (DEC 756)
	FINISH	BARE STEEL / LOW SHEEN PAINT
	SPECIFICATIONS	ALL SIZES PER PLANS & DETAILS. ALL TUBULAR STEEL ENDS SHALL BE CAPPED. ALL WELDS & SHARP EDGES/ CORNERS SHALL BE GROUND SMOOTH. ALL STEEL SHALL BE PRIMED & PAINTED PER PAINT MFR'S SPEC'S.
	MANUFACTURER	LOCALLY SOURCED DUNN EDWARDS (www.dunnedwards.com, 1.888.DE PAINT)
D	ITEM	USPS APPROVED MAILBOX
	COLOR	BRONZE
	FINISH	N/A
	SPECIFICATIONS	MODEL #3813D-14 INSTALL PER MFR'S SPEC'S.
	MANUFACTURER	SALSBURY INDUSTRIES (www.mailboxes.com, 1.800.MAILBOX)
E	ITEM	STEEL SIGN PANEL 1/4" THICK
	COLOR	DUNN EDWARDS 'WEATHERED BROWN' (DEC 756)
	FINISH	BARE STEEL / LOW SHEEN PAINT
	SPECIFICATIONS	LOCALLY SOURCED
	MANUFACTURER	DUNN EDWARDS (www.dunnedwards.com, 1.888.DE PAINT)
	ITEM	CALLBOX
	COLOR	BRONZE
F	FINISH	N/A
	SPECIFICATIONS	ELIKA 460 - INSTALL PER MANUFACTURER'S RECOMMENDATION
	MANUFACTURER	ELIKA (www.elikaaccess.com, 949.208.3600)
G	ITEM	3FORM ACRYLIC 1/2" THICK
	COLOR	CHROMA GHOST W03
	MANUFACTURER	3FORM (www.3-form.com, 800.726.0126)
H	ITEM	GROUND FACE BLOCK
	COLOR	MALIBU SAND
	FINISH	GROUT COLOR: PORTABELLA - COMPANY: HYDROMENT
	SPECIFICATIONS	ALL BLOCK SIZES PER PLANS & DETAILS. JOINTS SHALL BE CONCAVE
	MANUFACTURER	SUPERLITE BLOCK (www.superliteblock.com, 1.800.366.7877)
I	ITEM	STEEL ANGLE 5/8" X 5/8" X 1/8" THICK
	COLOR	DUNN EDWARDS 'WEATHERED BROWN' (DEC 756)
	FINISH	BARE STEEL / LOW SHEEN PAINT
	SPECIFICATIONS	2" LENGTH CENTERED BETWEEN LETTERS
	MANUFACTURER	LOCALLY SOURCED DUNN EDWARDS (www.dunnedwards.com, 1.888.DE PAINT)
J	ITEM	6" X 1/8" THICK WOVEN STEEL PANELS
	COLOR	DUNN EDWARDS 'WEATHERED BROWN' (DEC 756)
	FINISH	BARE STEEL / LOW SHEEN PAINT
	SPECIFICATIONS	TACK WELDED AT VERTICAL PICKETS. ALL WELDS & SHARP EDGES/CORNERS SHALL BE GROUND SMOOTH. ALL STEEL SHALL BE PRIMED & PAINTED PER PAINT MFR'S SPEC'S.
	MANUFACTURER	LOCALLY SOURCED DUNN EDWARDS (www.dunnedwards.com, 1.888.DE PAINT)
K	ITEM	1" DIA X 6' LONG STEEL ROD
	COLOR	DUNN EDWARDS 'WEATHERED BROWN' (DEC 756)
	FINISH	BARE STEEL / LOW SHEEN PAINT
	SPECIFICATIONS	ALL WELDS & SHARP EDGES/CORNERS SHALL BE GROUND SMOOTH. ALL STEEL SHALL BE PRIMED & PAINTED PER PAINT MFR'S SPEC'S.
	MANUFACTURER	LOCALLY SOURCED DUNN EDWARDS (www.dunnedwards.com, 1.888.DE PAINT)
L	ITEM	5 BUTTON COMBO PAD
	SPECIFICATIONS	CONTACT OWNER FOR EXACT MODEL NUMBER TO BE SELF LOCKING AND LATCHING
	MANUFACTURER	KABA (www.dormakaba.com, 1.800.849.8324)

NOTE: ALL WALLS TO MEET POOL CODE. CONSULT W/ OWNER IF WALL PER PLAN DOESN'T MEET REQUIREMENTS.



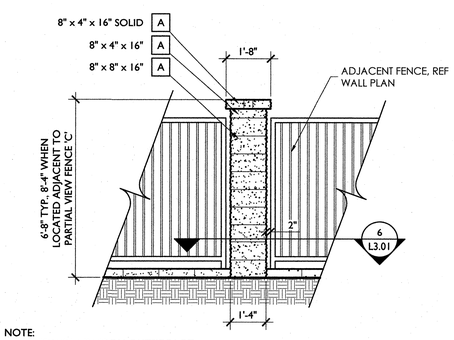
CORNER COLUMN AT THEME WALL TOP

CORNER COLUMN CAP

CORNER COLUMN AT THEME WALL

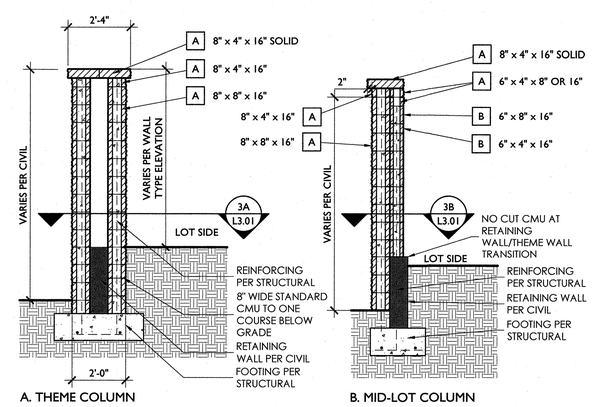
CORNER COLUMN VIEW FENCE BOTH SIDES

8 CORNER COLUMN PLAN
SCALE: 1/2" = 1'-0"



NOTE:
1. VIEW TAKEN FROM OUTSIDE LOT.
2. DECORATIVE COLUMNS ON RETAINING WALLS TO EXTEND TO OUTSIDE FINISHED GRADE. REFERENCE CIVIL GRADING & DRAINAGE PLANS FOR RETAINING WALL HEIGHTS.

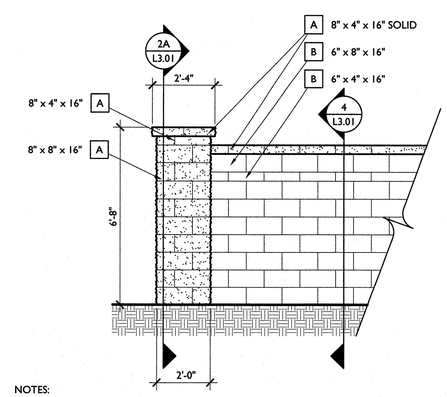
5 IN-LINE COLUMN
SCALE: 3/8" = 1'-0"



A. THEME COLUMN

B. MID-LOT COLUMN

2 COLUMN SECTION
SCALE: 3/8" = 1'-0"



NOTES:
1. VIEW TAKEN FROM LOT SIDE.
2. COLUMN LOCATION PER WALL PLANS
3. DECORATIVE COLUMNS ON RETAINING WALLS TO EXTEND TO OUTSIDE FINISHED GRADE. REFERENCE CIVIL GRADING & DRAINAGE PLANS FOR RETAINING WALL HEIGHTS.

1 THEME WALL AND COLUMN ELEVATION
SCALE: 3/8" = 1'-0"

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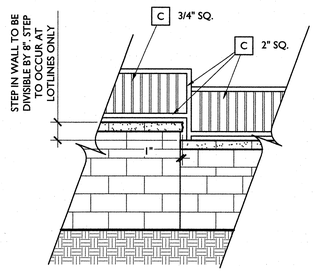
HARDSCAPE DETAILS

L3.01

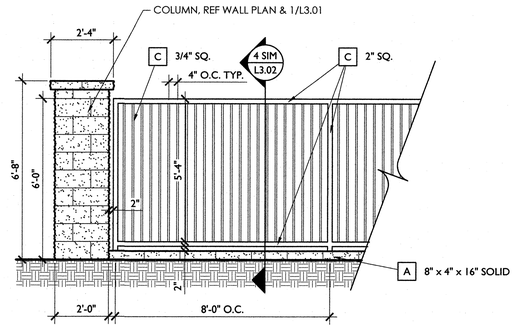
SHEET 6 OF 22

LATED CASE #'S: 3-GP-2017, 11-ZN-2017, 4-PP-2018

2-AB-2019
9/13/2019

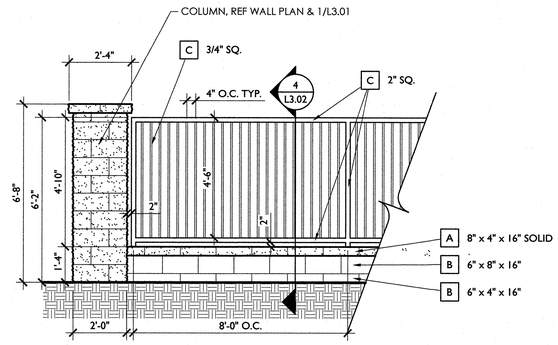


9 FENCE STEP TRANSITION
SCALE: 3/8" = 1'-0"



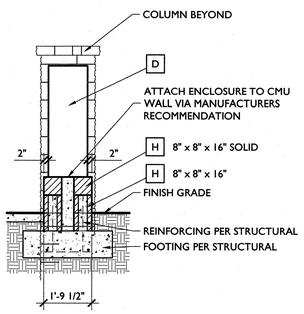
NOTE: VIEW TAKEN FROM LOT SIDE

6 FULL VIEW FENCE ELEVATION
SCALE: 3/8" = 1'-0"

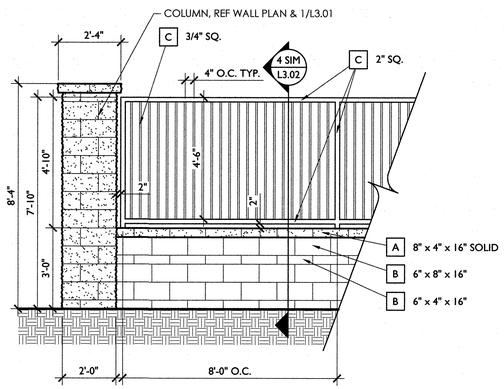


NOTE: VIEW TAKEN FROM LOT SIDE

3 PARTIAL VIEW FENCE 'B' SECTION (4.8'/1.3')
SCALE: 3/8" = 1'-0"

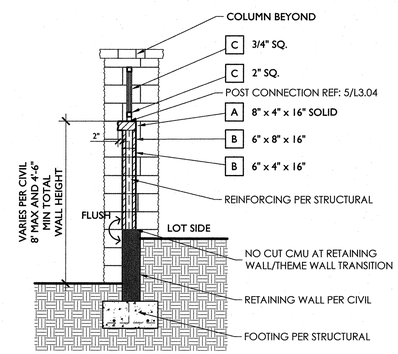


8 MAILBOX SECTION
SCALE: 3/8" = 1'-0"



NOTE: VIEW TAKEN FROM LOT SIDE

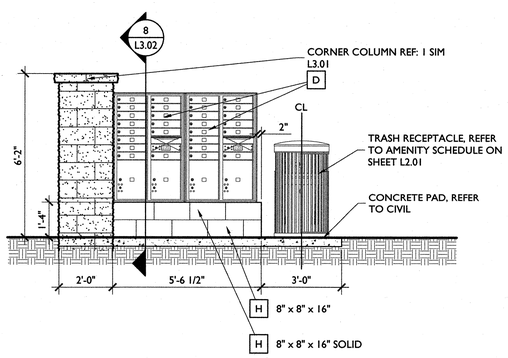
5 PARTIAL VIEW FENCE 'C' (4.8'/3')
SCALE: 3/8" = 1'-0"



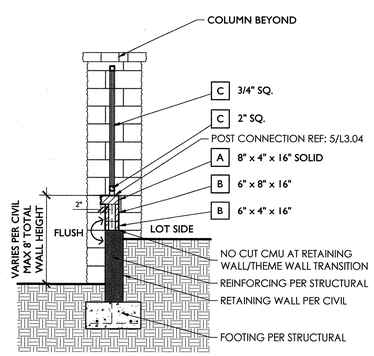
2 PARTIAL VIEW FENCE 'A' SECTION (2'/4')
SCALE: 3/8" = 1'-0"

HARDSCAPE SCHEDULE

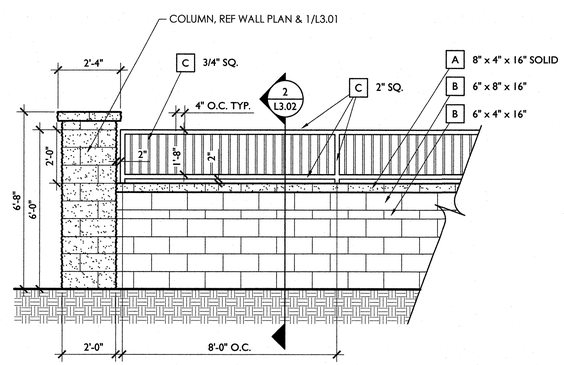
A	ITEM	INTEGRAL COLOR SPLIT FACE BLOCK
	COLOR	BOOT BROWN
	FINISH	GROUT COLOR: LATTE - COMPANY: HYDROMENT
	SPECIFICATIONS	ALL BLOCK SIZES PER PLANS & DETAILS.
	MANUFACTURER	SUPERLITE BLOCK (www.superliteblock.com, 1.800.366.7877)
B	ITEM	SMOOTH FACE BLOCK
	COLOR	DUNN EDWARDS 'TRAIL DUST' (DE6123)
	FINISH	STANDARD GRAY BLOCK / LOW SHEEN PAINT
	SPECIFICATIONS	ALL BLOCK SIZES PER PLANS & DETAILS. JOINTS SHALL BE CONCAVE. BLOCK SHALL BE PRIMED W/ SMOOTH BLOCFIL PREMIUM (OR EQUAL) AND PAINTED PER MFR'S SPEC'S.
	MANUFACTURER	SUPERLITE BLOCK (www.superliteblock.com, 1.800.366.7877) DUNN EDWARDS (www.dunnedwards.com, 1.888.DE PAINT)
C	ITEM	TUBULAR STEEL
	COLOR	DUNN EDWARDS 'WEATHERED BROWN' (DEC 756)
	FINISH	BARE STEEL / LOW SHEEN PAINT
	SPECIFICATIONS	ALL SIZES PER PLANS & DETAILS. ALL TUBULAR STEEL ENDS SHALL BE CAPPED. ALL WELDS & SHARP EDGES/ CORNERS SHALL BE GROUND SMOOTH. ALL STEEL SHALL BE PRIMED & PAINTED PER PAINT MFR'S SPEC'S.
	MANUFACTURER	LOCALLY SOURCED DUNN EDWARDS (www.dunnedwards.com, 1.888.DE PAINT)
D	ITEM	USPS APPROVED MAILBOX
	COLOR	BRONZE
	FINISH	N/A
	SPECIFICATIONS	MODEL #3813D-14 INSTALL PER MFR'S SPEC'S.
	MANUFACTURER	SALSBURY INDUSTRIES (www.mailboxes.com, 1.800.MAILBOX)
E	ITEM	STEEL SIGN PANEL 1/4" THICK
	COLOR	DUNN EDWARDS 'WEATHERED BROWN' (DEC 756)
	FINISH	BARE STEEL / LOW SHEEN PAINT
	SPECIFICATIONS	LOCALLY SOURCED
	MANUFACTURER	DUNN EDWARDS (www.dunnedwards.com, 1.888.DE PAINT)
F	ITEM	CALLBOX
	COLOR	BRONZE
	FINISH	N/A
	SPECIFICATIONS	ELIKA 460 - INSTALL PER MANUFACTURER'S RECOMMENDATION
	MANUFACTURER	ELIKA (www.elikaaccess.com, 949.208.3600)
G	ITEM	3FORM ACRYLIC 1/2" THICK
	COLOR	CHROMA GHOST W03
	MANUFACTURER	3FORM (www.3-form.com, 800.726.0126)
H	ITEM	GROUND FACE BLOCK
	COLOR	MALIBU SAND
	FINISH	GROUT COLOR: PORTABELLA - COMPANY: HYDROMENT
	SPECIFICATIONS	ALL BLOCK SIZES PER PLANS & DETAILS. JOINTS SHALL BE CONCAVE
	MANUFACTURER	SUPERLITE BLOCK (www.superliteblock.com, 1.800.366.7877)
I	ITEM	STEEL ANGLE 5/8" X 5/8" X 1/8" THICK
	COLOR	DUNN EDWARDS 'WEATHERED BROWN' (DEC 756)
	FINISH	BARE STEEL / LOW SHEEN PAINT
	SPECIFICATIONS	2" LENGTH CENTERED BETWEEN LETTERS
	MANUFACTURER	LOCALLY SOURCED DUNN EDWARDS (www.dunnedwards.com, 1.888.DE PAINT)
J	ITEM	6" X 1/8" THICK WOVEN STEEL PANELS
	COLOR	DUNN EDWARDS 'WEATHERED BROWN' (DEC 756)
	FINISH	BARE STEEL / LOW SHEEN PAINT
	SPECIFICATIONS	TACK WELDED AT VERTICAL PICKETS. ALL WELDS & SHARP EDGES/CORNERS SHALL BE GROUND SMOOTH. ALL STEEL SHALL BE PRIMED & PAINTED PER PAINT MFR'S SPEC'S.
	MANUFACTURER	LOCALLY SOURCED DUNN EDWARDS (www.dunnedwards.com, 1.888.DE PAINT)
K	ITEM	1" DIA X 6' LONG STEEL ROD
	COLOR	DUNN EDWARDS 'WEATHERED BROWN' (DEC 756)
	FINISH	BARE STEEL / LOW SHEEN PAINT
	SPECIFICATIONS	ALL WELDS & SHARP EDGES/CORNERS SHALL BE GROUND SMOOTH. ALL STEEL SHALL BE PRIMED & PAINTED PER PAINT MFR'S SPEC'S.
	MANUFACTURER	LOCALLY SOURCED DUNN EDWARDS (www.dunnedwards.com, 1.888.DE PAINT)
L	ITEM	5 BUTTON COMBO PAD
	SPECIFICATIONS	CONTACT OWNER FOR EXACT MODEL NUMBER TO BE SELF LOCKING AND LATCHING
	MANUFACTURER	KABA (www.dormakaba.com, 1.800.849.8324)



7 MAILBOX ELEVATION
SCALE: 3/8" = 1'-0"



4 PARTIAL VIEW FENCE 'B' SECTION (4.8'/1.3')
SCALE: 3/8" = 1'-0"



NOTES:
1. VIEW TAKEN FROM LOT SIDE
2. ONLY USE WHEN LOCATED ON A 6" MIN. RETAINING WALL FOR POOL CONTROL COMPLIANCE

1 PARTIAL VIEW FENCE 'A' ELEVATION (2'/4')
SCALE: 3/8" = 1'-0"

NOTE: ALL WALLS TO MEET POOL CODE. CONSULT W/ OWNER IF WALL PER PLAN DOESN'T MEET REQUIREMENTS.

3RD SUBMITTAL

rvi
planning + landscape architecture
120 South Ash Avenue
Tempe, AZ 85281
(480) 586-2100

REGISTERED LANDSCAPE ARCHITECT
CERTIFICATE NO.
56793
DOUGLAS WARREN CRAIG
Date Signed 12/20/2018
ARIZONA, U.S.A.
EXPIRES 03/31/20

Contact Arizona 811 at least two full working days before you begin excavation
ARIZONA811
Call 811 or click Arizona811.com

PASEO AT PINNACLE PEAK

SCOTTSDALE, AZ

PROJECT NO :	18002319
DATE :	12/20/2018
DRW:	PR, SZ, RT
RVW:	CJ, DC

REVISIONS
1 _____
2 _____
3 _____
4 _____
5 _____

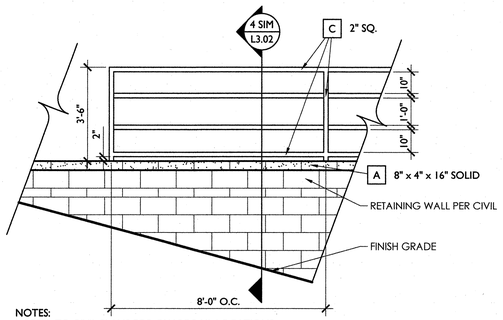
HARDSCAPE DETAILS

L3.02

SHEET 7 OF 22

ATED CASE #'S: 3-GP-2017, 11-ZN-2017, 4-PP-2018

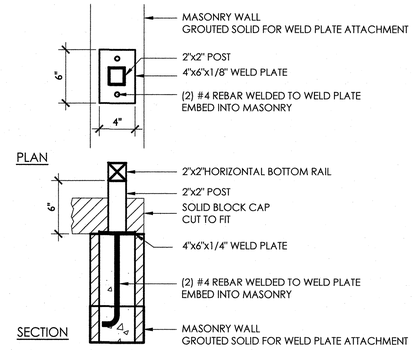
2-AB-2019
9/13/2019



NOTES:
1. REFER TO CIVIL PLANS FOR GUARDRAIL LOCATIONS
2. GUARDRAIL REQUIRED WHERE VERTICAL DISTANCE BETWEEN FINISH GRADE AND TOP OF WALL IS GREATER THAN 30".

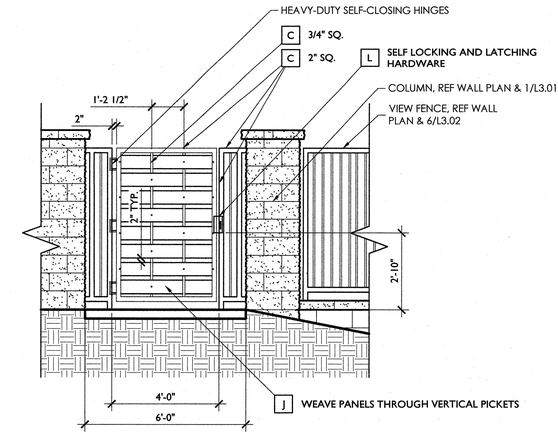
6 GUARDRAIL IN SIGHT VISIBILITY TRIANGLE ELEVATION

SCALE: 3/8" = 1'-0"



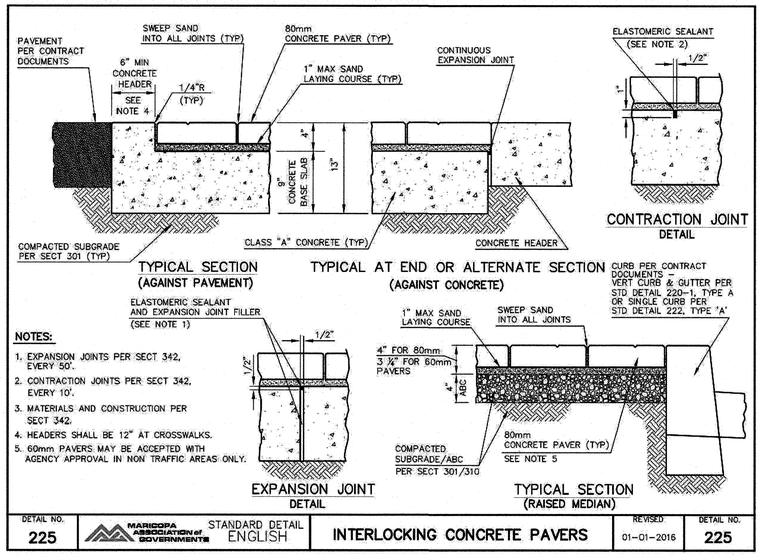
5 VIEW FENCE POST CONNECTION

SCALE: 1 1/2" = 1'-0"



3 PEDESTRIAN GATE

SCALE: 3/8" = 1'-0"

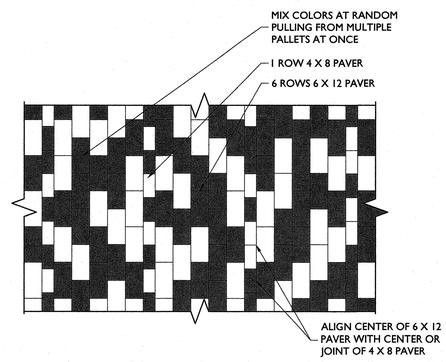


NOTES:
1. EXPANSION JOINTS PER SECT 342, EVERY 50'.
2. CONTRACTION JOINTS PER SECT 342, EVERY 10'.
3. MATERIALS AND CONSTRUCTION PER SECT 342.
4. HEADERS SHALL BE 12" AT CROSSWALKS.
5. 60mm PAVERS MAY BE ACCEPTED WITH AGENCY APPROVAL IN NON TRAFFIC AREAS ONLY.

DETAIL NO.	MARICOPA ASSOCIATION of GOVERNMENTS	STANDARD DETAIL ENGLISH	INTERLOCKING CONCRETE PAVERS	REVISED 01-01-2016	DETAIL NO.
225					225

4 CONCRETE PAVERS

SCALE: NTS



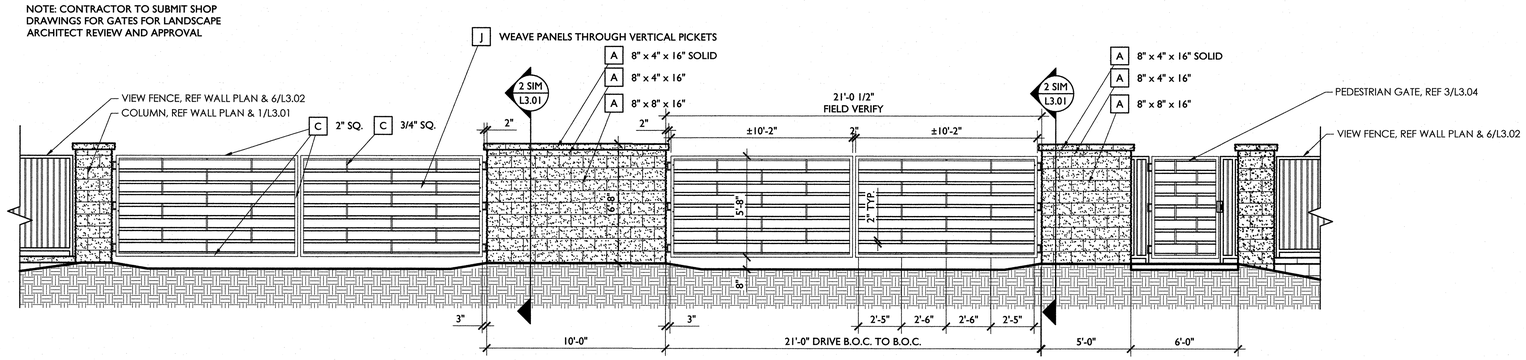
2 PAVER PATTERN

SCALE: 1/2" = 1'-0"

HARDSCAPE SCHEDULE

A	ITEM	INTEGRAL COLOR SPLIT FACE BLOCK
	COLOR	BOOT BROWN
	FINISH	GROUT COLOR: LATTE - COMPANY: HYDROMENT
	SPECIFICATIONS	ALL BLOCK SIZES PER PLANS & DETAILS.
	MANUFACTURER	SUPERLITE BLOCK (www.superliteblock.com, 1.800.366.7877)
B	ITEM	SMOOTH FACE BLOCK
	COLOR	DUNN EDWARDS 'TRAIL DUST' (DE6123)
	FINISH	STANDARD GRAY BLOCK / LOW SHEEN PAINT
	SPECIFICATIONS	ALL BLOCK SIZES PER PLANS & DETAILS. JOINTS SHALL BE CONCAVE. BLOCK SHALL BE PRIMED W/ SMOOTH BLOCFIL PREMIUM (OR EQUAL) AND PAINTED PER MFR'S SPEC'S.
	MANUFACTURER	SUPERLITE BLOCK (www.superliteblock.com, 1.800.366.7877) DUNN EDWARDS (www.dunnedwards.com, 1.888.DE PAINT)
C	ITEM	TUBULAR STEEL
	COLOR	DUNN EDWARDS 'WEATHERED BROWN' (DEC 756)
	FINISH	BARE STEEL / LOW SHEEN PAINT
	SPECIFICATIONS	ALL SIZES PER PLANS & DETAILS. ALL TUBULAR STEEL ENDS SHALL BE CAPPED. ALL WELDS & SHARP EDGES/ CORNERS SHALL BE GROUND SMOOTH. ALL STEEL SHALL BE PRIMED & PAINTED PER PAINT MFR'S SPEC'S.
	MANUFACTURER	LOCALLY SOURCED DUNN EDWARDS (www.dunnedwards.com, 1.888.DE PAINT)
D	ITEM	USPS APPROVED MAILBOX
	COLOR	BRONZE
	FINISH	N/A
	SPECIFICATIONS	MODEL #3813D-14 INSTALL PER MFR'S SPEC'S.
	MANUFACTURER	SALSBURY INDUSTRIES (www.mailboxes.com, 1.800.MAILBOX)
E	ITEM	STEEL SIGN PANEL 1/4" THICK
	COLOR	DUNN EDWARDS 'WEATHERED BROWN' (DEC 756)
	FINISH	BARE STEEL / LOW SHEEN PAINT
	SPECIFICATIONS	LOCALLY SOURCED
	MANUFACTURER	DUNN EDWARDS (www.dunnedwards.com, 1.888.DE PAINT)
	ITEM	CALLBOX
	COLOR	BRONZE
F	FINISH	N/A
	SPECIFICATIONS	ELIKA 460 - INSTALL PER MANUFACTURER'S RECOMMENDATION
	MANUFACTURER	ELIKA (www.elikaaccess.com, 949.208.3600)
G	ITEM	3FORM ACRYLIC 1/2" THICK
	COLOR	CHROMA GHOST W03
	MANUFACTURER	3FORM (www.3-form.com, 800.726.0126)
H	ITEM	GROUND FACE BLOCK
	COLOR	MALIBU SAND
	FINISH	GROUT COLOR: PORTABELLA - COMPANY: HYDROMENT
	SPECIFICATIONS	ALL BLOCK SIZES PER PLANS & DETAILS. JOINTS SHALL BE CONCAVE
	MANUFACTURER	SUPERLITE BLOCK (www.superliteblock.com, 1.800.366.7877)
I	ITEM	STEEL ANGLE 5/8" X 5/8" X 1/8" THICK
	COLOR	DUNN EDWARDS 'WEATHERED BROWN' (DEC 756)
	FINISH	BARE STEEL / LOW SHEEN PAINT
	SPECIFICATIONS	2" LENGTH CENTERED BETWEEN LETTERS
	MANUFACTURER	LOCALLY SOURCED DUNN EDWARDS (www.dunnedwards.com, 1.888.DE PAINT)
J	ITEM	6" X 1/8" THICK WOVEN STEEL PANELS
	COLOR	DUNN EDWARDS 'WEATHERED BROWN' (DEC 756)
	FINISH	BARE STEEL / LOW SHEEN PAINT
	SPECIFICATIONS	TACK WELDED AT VERTICAL PICKETS. ALL WELDS & SHARP EDGES/CORNERS SHALL BE GROUND SMOOTH. ALL STEEL SHALL BE PRIMED & PAINTED PER PAINT MFR'S SPEC'S.
	MANUFACTURER	LOCALLY SOURCED DUNN EDWARDS (www.dunnedwards.com, 1.888.DE PAINT)
K	ITEM	1" DIA X 6' LONG STEEL ROD
	COLOR	DUNN EDWARDS 'WEATHERED BROWN' (DEC 756)
	FINISH	BARE STEEL / LOW SHEEN PAINT
	SPECIFICATIONS	ALL WELDS & SHARP EDGES/CORNERS SHALL BE GROUND SMOOTH. ALL STEEL SHALL BE PRIMED & PAINTED PER PAINT MFR'S SPEC'S.
	MANUFACTURER	LOCALLY SOURCED DUNN EDWARDS (www.dunnedwards.com, 1.888.DE PAINT)
L	ITEM	5 BUTTON COMBO PAD
	SPECIFICATIONS	CONTACT OWNER FOR EXACT MODEL NUMBER TO BE SELF LOCKING AND LATCHING
	MANUFACTURER	KABA (www.dormakaba.com, 1.800.849.8324)

NOTE: CONTRACTOR TO SUBMIT SHOP DRAWINGS FOR GATES FOR LANDSCAPE ARCHITECT REVIEW AND APPROVAL



1 ENTRY GATES ELEVATION

SCALE: 1/4" = 1'-0"

3RD SUBMITTAL

rvi planning + landscape architecture
120 South Ash Avenue
Tempe, AZ 85281
(480) 586-2100

REGISTERED LANDSCAPE ARCHITECT CERTIFICATE NO. 56793 DOUGLAS WARREN CRAIG Date signed 12/20/18 ARIZONA U.S.A.

EXPIRES 03/31/20

Contact Arizona 811 at least two full working days before you begin excavation
ARIZONA811
Call 811 or click Arizona811.com

PASEO AT PINNACLE PEAK

SCOTTSDALE, AZ

PROJECT NO :	18002319
DATE :	12/20/2018
DRW:	PR, SZ, RT
RVW:	CJ, DC

REVISIONS
1 _____
2 _____
3 _____
4 _____
5 _____

HARDSCAPE DETAILS

L3.03

SHEET 8 OF 22

LATED CASE #'S: 3-GP-2017, 11-ZON-2017, 4-PP-2018