

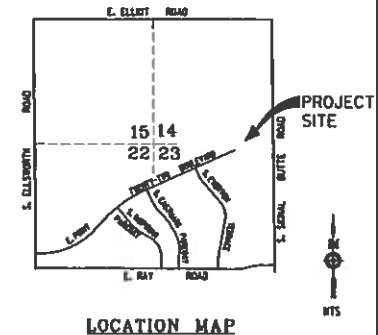
PRELIMINARY PLAT FOR



EASTMARK™

DU 6 SOUTH PARCELS 1 AND 2

LOCATED IN A PORTION OF SECTIONS 14 AND 23, TOWNSHIP 1 SOUTH, RANGE 7 EAST
OF THE GILA AND SALT RIVER MERIDIAN, MARICOPA COUNTY, ARIZONA



LOCATION MAP

BASIS OF BEARING

THE SOUTH LINE OF THE SOUTHWEST QUARTER OF SECTION 14,
TOWNSHIP 1 SOUTH, RANGE 7 EAST, GILA AND SALT RIVER MERIDIAN
BEARING SOUTH BY 30°34' EAST.

BENCHMARK

CITY OF MESA 2006 BENCHMARK BRASS TAG IN TOP OF CURB LOCATED
AT THE NORTHWEST CORNER OF MENDHAM AND BARNER ROAD
ELEVATION = 1405.5 CITY OF MESA DATUM
BENCHMARK OBSERVED ON APRIL 30, 2012

PUBLIC UTILITIES

WATER	CITY OF MESA
SEWER	CITY OF MESA
FIRE	CITY OF MESA
ELECTRIC	SALT RIVER PROJECT
TELEPHONE	CENTURYLINK
CABLE	SOUTHWEST GAS CORP.
REFUSE	COX COMMUNICATIONS
	CITY OF MESA

ZONING

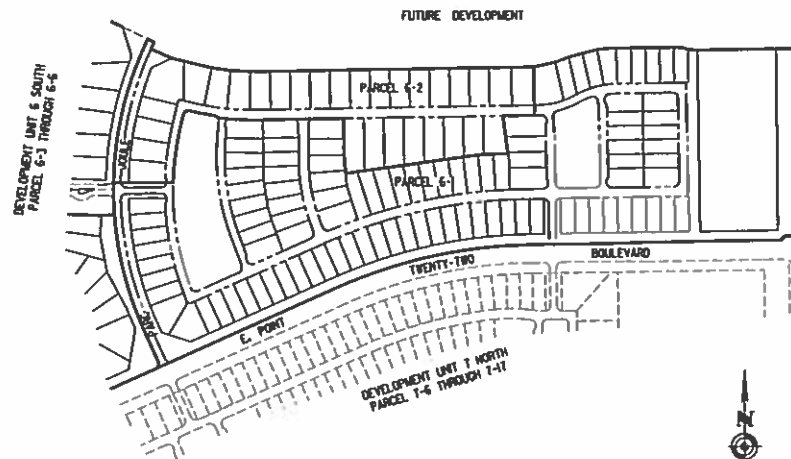
PLANNED COMMUNITY DISTRICT WITH APPROVED COMMUNITY
PLAN AND DEVELOPMENT DU 6 SOUTH DEVELOPMENT
UNIT PLAN (RUP)

WATER AND SEWER

TO BE PROVIDED IN ACCORDANCE WITH WATER AND SEWER
MASTER REPORTS.

NOTES

1. LOT NUMBERS, SIZES AND CONFIGURATIONS ARE CONCEPTUAL AND
MAY CHANGE AS A RESULT OF SUPERVISION TECHNICAL REVIEW AND
FINAL PLAT COMMENTS.
2. BUILDING HEIGHTS FOR AREAS WITHIN THE "NEIGHBORHOOD COMPATIBILITY
AREA" AS DEFINED IN THE DUT DUP SHALL NOT EXCEED 40'.
3. OUR (SOUTH) IS LOCATED IN CLOSE PROXIMITY TO THE PHOENIX-MESA
GATEWAY AIRPORT AND IS SUBJECT TO AIRCRAFT OVERFLIGHTS.



VICINITY MAP

DEVELOPER

DAB MESA PROPERTIES GROUPS LLC
7500 E. DOUBLETREE RANCH ROAD
SUITE 300
SCOTTSDALE, AZ 85254
TEL (480) 367-7000
FAX (480) 367-9788
CONTACT: GRC TURN, PC, LEED AP

CIVIL ENGINEER

HOSSIN RYAN CONSULTANTS, INC.
6245 N. 24TH AVENUE, SUITE 100
PHOENIX, AZ 85018
TEL (602) 232-8384
FAX (602) 232-8385
CONTACT: DANIEL B. HOSSIN, PE
EMAIL: DANIEL@HOSSINRYAN.COM

SHEET INDEX

DESCRIPTION	SHEET NUMBER
COVER	1
LEGAL DESCRIPTION AND DETAILS	2
STREET SECTIONS	3
KEY MAP AND SITE DATA	4
PARCEL PLAN	5

APPROVED PLANS
PLANNING AND ZONING BOARD
DATE: 3.23.16
WITH STIPS: YES ☒ NO ☐

Hoskin • Ryan Consultants, Inc.
creative engineering solutions

6245 N. 24th Parkway Suite #100 Phoenix, AZ 85018
Office (602) 232-8384 | Fax (602) 232-8385 | www.hoskinryan.com

PRELIMINARY PLAT FOR EASTMARK DU 6 SOUTH
PARCELS 1 AND 2

PRELIMINARY PLAT
COVER

Land Planning • Hydrology • Land Development • Civil Infrastructure • Surveying



PROJECT NO. 12345
DATE: 3.23.16
SHEET 1 OF 5
PROJECT NO. 12345-01

PRELIMINARY PLAT FOR

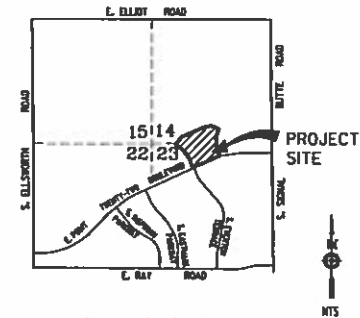


EASTMARK™

DU 6 SOUTH

PARCELS 6-7 AND 6-8

LOCATED IN A PORTION OF SECTIONS 14 AND 23, TOWNSHIP 1 SOUTH, RANGE 7 EAST
OF THE GILA AND SALT RIVER MERIDIAN, MARICOPA COUNTY, ARIZONA



LOCATION MAP

DEVELOPER

DU6 MESA PROVING GROUNDS LLC
7600 E. COULETRESS RANCH ROAD
SUITE 300
SCOTTSDALE, AZ 85254
TEL: 480.367.7000
FAX: 480.367.7500
CONTACT: ERIC J. TUNE, PE, LEED AP

CIVIL ENGINEER

HOSKIN RYAN CONSULTANTS, INC.
6245 N. 24TH PARKWAY, SUITE 600
PHOENIX, AZ 85016
TEL: 602.950-6344
FAX: 602.950-6385
CONTACT: DANIEL B. HOSKIN, PE
EMAIL: DANIEL@HOSKINRYAN.COM

SHEET INDEX

DESCRIPTION
COVER
LOCAL DESCRIPTION AND DETAILS
STREET SECTIONS
SET MAP AND SITE DATA
PARCEL PLANS

SHEET NUMBER
1
2
3
4
5-7

BASIS OF BEARING

THE SOUTH LINE OF THE SOUTHWEST QUARTER OF SECTION 14,
TOWNSHIP 1 SOUTH, RANGE 7 EAST, GILA AND SALT RIVER MERIDIAN
BEARING SOUTH 89°30'34" EAST.

BENCHMARK

CITY OF MESA 2006 BENCHMARK BRASS TAG IN TOP OF CURB LOCATED
AT THE NORTHWEST CORNER OF MERIDIAN AND PARKWAY ROADS
ELEVATION = 1040.5 CITY OF MESA DATUM
BENCHMARK OBSERVED ON APRIL 30, 2012

PUBLIC UTILITIES

WATER	CITY OF MESA
SEWER	CITY OF MESA
PHONE	CITY OF MESA
ELECTRIC	SALT RIVER PROJECT
TELEPHONE	CENTURYLINK
GAS	SOUTHWEST GAS CORP.
CABLE	COX COMMUNICATIONS
REFUSE	CITY OF MESA

ZONING

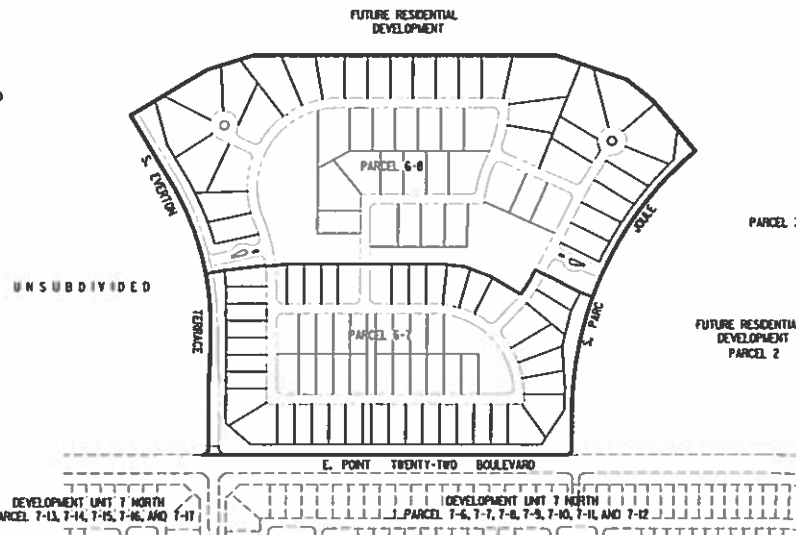
PLANNED COMMUNITY DISTRICT WITH APPROVED COMMUNITY
PLAN AND DEVELOPMENT DU 6 SOUTH DEVELOPMENT
UNIT PLAN GROUP

WATER AND SEWER

TO BE PROVIDED IN ACCORDANCE WITH WATER AND SEWER
MASTER REPORTS.

NOTES

- LOT NUMBERS, SIZES AND CONFIGURATIONS ARE CONCEPTUAL AND
MAY CHANGE AS A RESULT OF SUBDIVISION TECHNICAL REVIEW AND
FINAL PLAT COMMENTS.
- DUS (SOUTH) IS LOCATED IN CLOSE PROXIMITY TO THE PHOENIX-MESA
GATEWAY AIRPORT AND IS SUBJECT TO AIRCRAFT OVERFLIGHTS.



VICINITY MAP

APPROVED PLANS
PLANNING AND ZONING BOARD

DATE: 3.23.16
WITH STIPS: YES ☒ NO ☐

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PRELIMINARY PLAT FOR EASTMARK DU 6 SOUTH
PARCELS 6-7 AND 6-8
PRELIMINARY PLAT
COVER



REVIEW BY
DATE
CHECKED BY
DATE
SHEET 1 OF 7
PROJECT NO. 15-000-00

REVIEWED BY
DATE
DRAFTED BY
DATE
CHECKED BY
DATE