

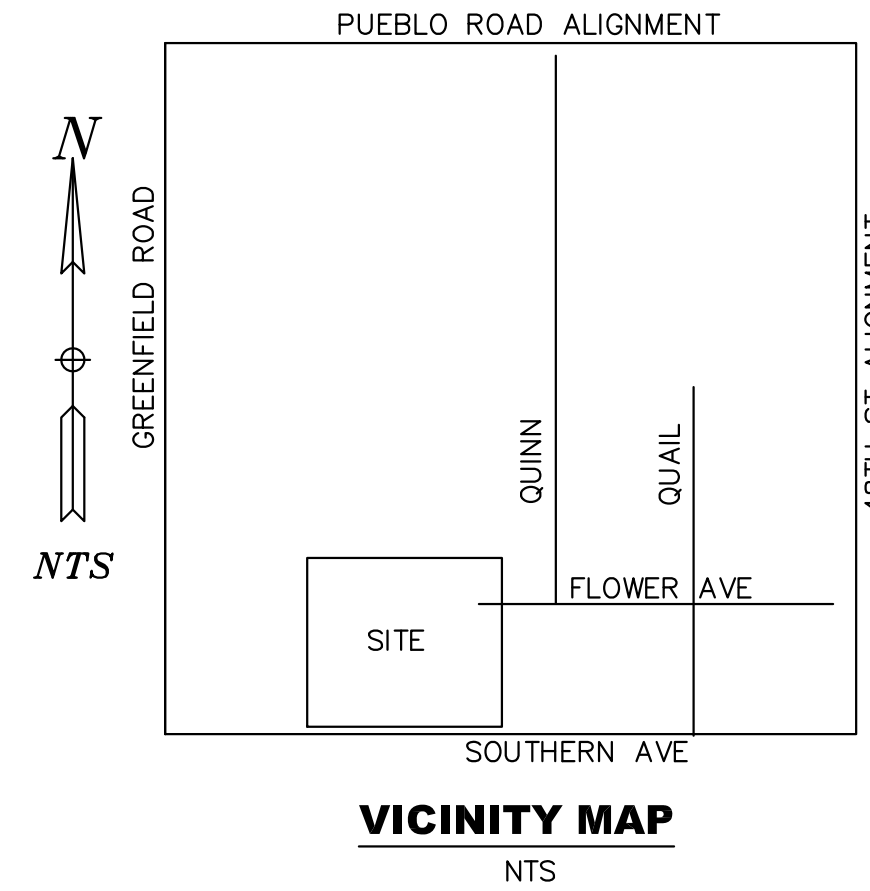
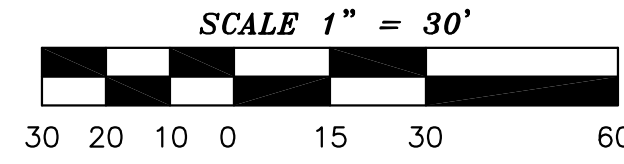
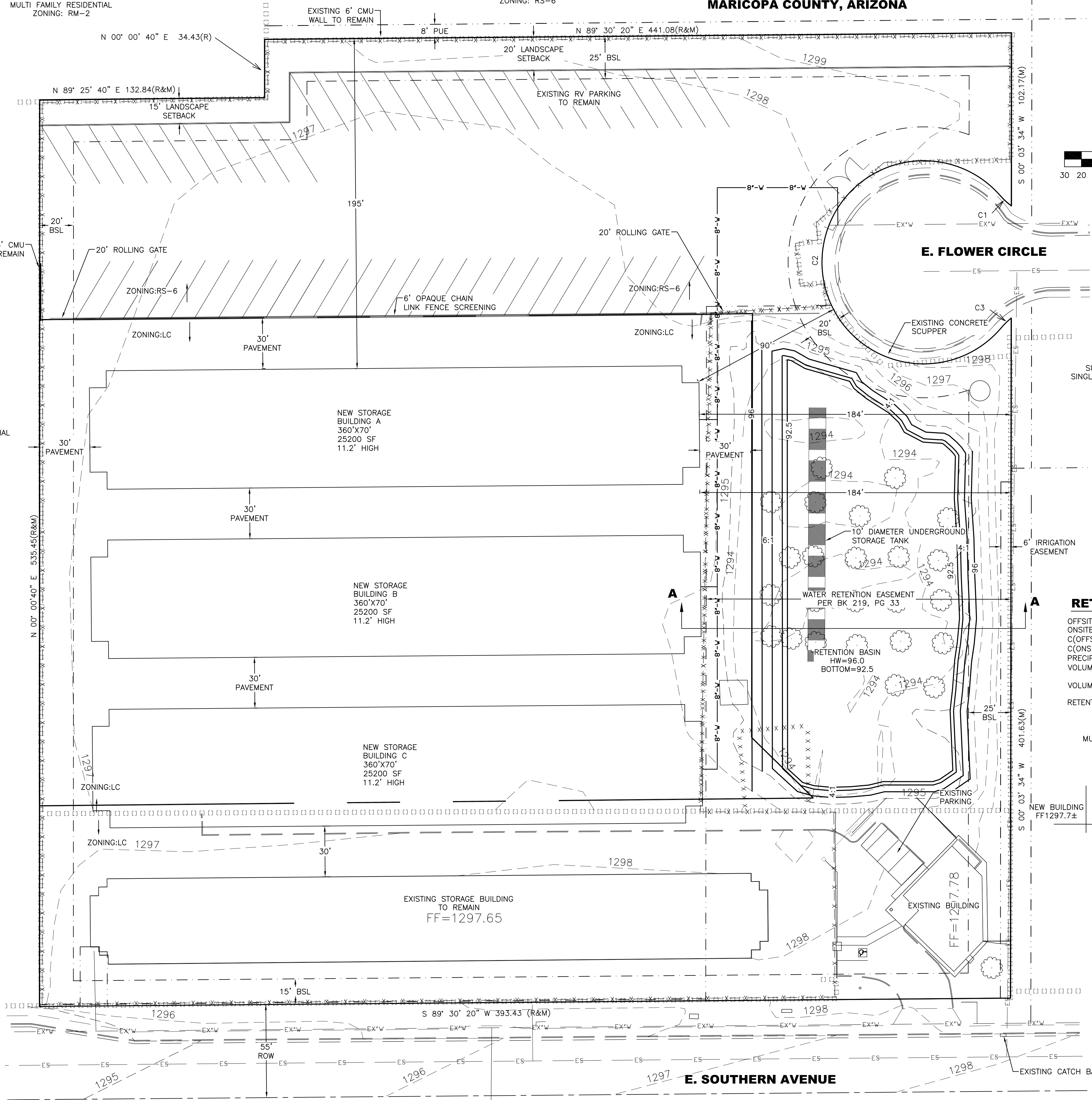
PRELIMINARY GRADING AND DRAINAGE PLAN
A PORTION OF THE SOUTHWEST QUARTER OF SECTION 27,
TOWNSHIP 1 NORTH, RANGE 6 EAST OF THE G.&S.R.B.&M.,
MARICOPA COUNTY, ARIZONA

APN 140-51-002E
MULTI FAMILY RESIDENTIAL
ZONING: RM-2

SUNLAND VILLAGE 8
SINGLE FAMILY RESIDENTIAL
ZONING: RS-6

EXISTING 6' CMU
WALL TO REMAIN

APN 140-51-002E
MULTI FAMILY RESIDENTIAL
ZONING: RM-4



SITE DATA

APN: 140-51-721
GROSS AREA: 342994 SF (7.8741 AC)
NET AREA: 311457 SF (7.1501 AC)
EXISTING ZONING: LC & RS-6
PROPOSED ZONING: LC & RS-6

LEGAL DESCRIPTION

TRACT A SUNLAND VILLAGE EIGHT ACCORDING TO
BOOK 219, PAGE 33, RECORDS OF MARICOPA
COUNTY, ARIZONA

RETENTION CALCULATIONS

OFFSITE AREA DRAINAGE TO EXISTING RETENTION BASIN = 375100 SF
ONSITE DRAINAGE AREA = 311457 SF
C(OFFSITE) = 0.85
C(ONSITE) = 0.95
PRECIPITATION AMOUNT = 2.15" (0.18")
VOLUME REQUIRED = (375100(0.85) + 311457(0.95)) * 0.18" = 110650 CF
VOLUME PROVIDED = (34595 SF + 22113 SF) * 3.5' + 150' * 78.54 SF = 111020 CF
RETENTION TO BE BLEED OFF TO EXISTING CATCH BASIN ON SOUTHERN AVENUE

APN 140-51-006Y
MULTI FAMILY RESIDENTIAL
ZONING: RM-4

SECTION A-A

NTS

CURVE TABLE			
CURVE	RADIUS	DELTA	LENGTH
C1	40.00	12° 48' 33"	8.94
C2	40.00	278° 55' 00"	292.08
C3	40.00	11° 39' 26"	8.14



I-STORAGE
PRELIMINARY GRADING AND DRAINAGE PLAN
APN 140-51-721
4550 E. SOUTHERN AVENUE

JOB NUMBER 16-030
DRAWING PGD16030
DATE 09-14-16
SHEET 1 OF 1

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