

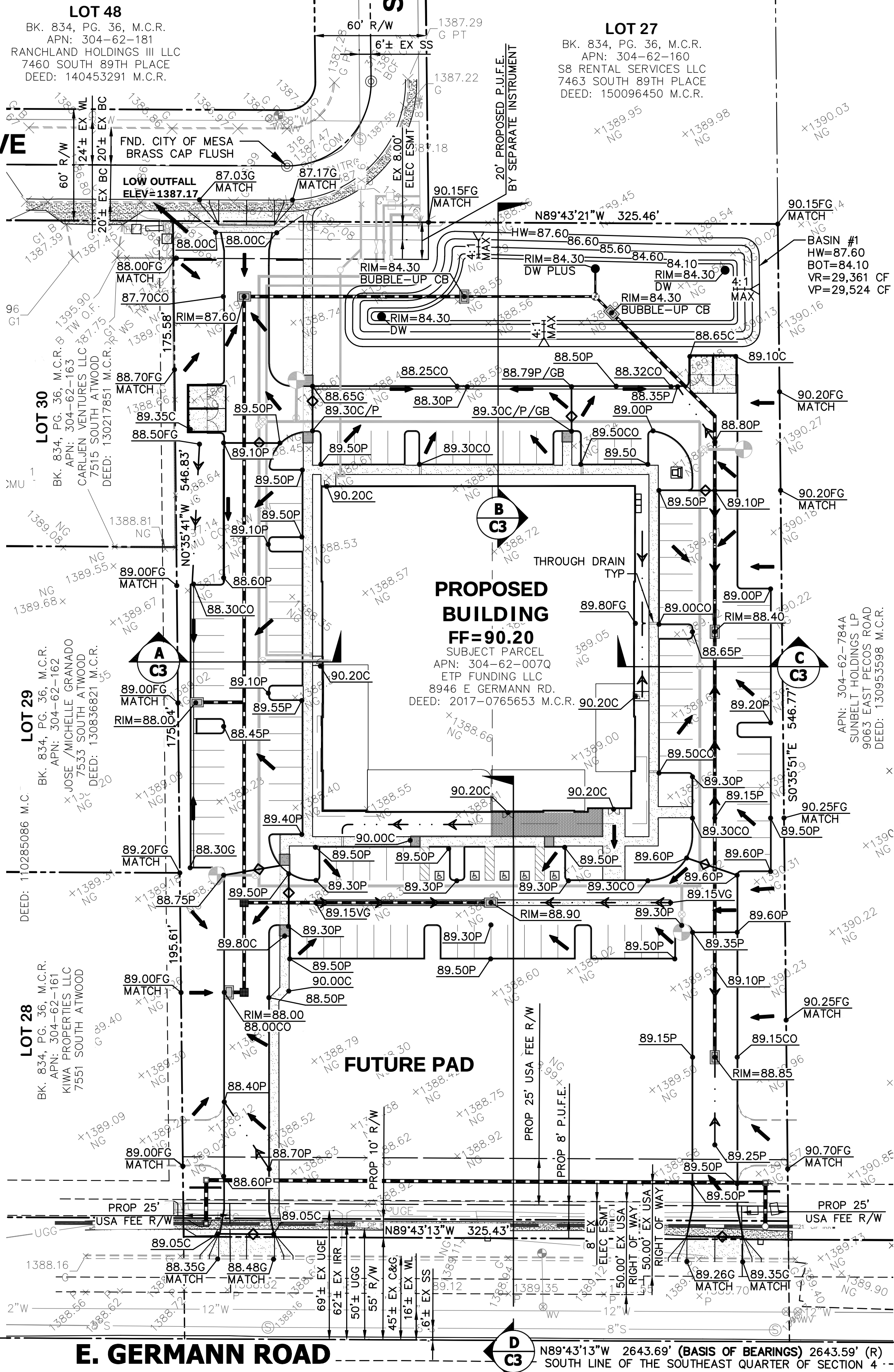
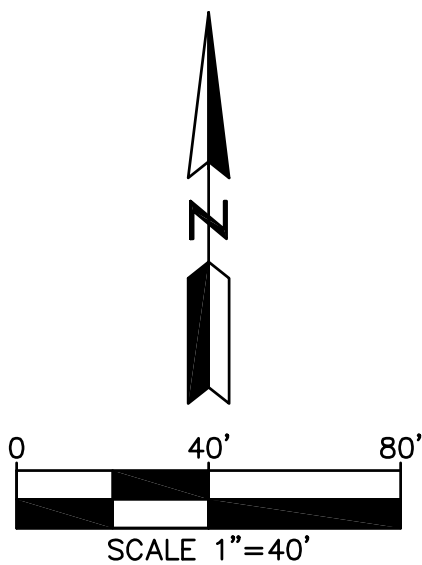
E. WINNSTON AVE

S. 89TH PL

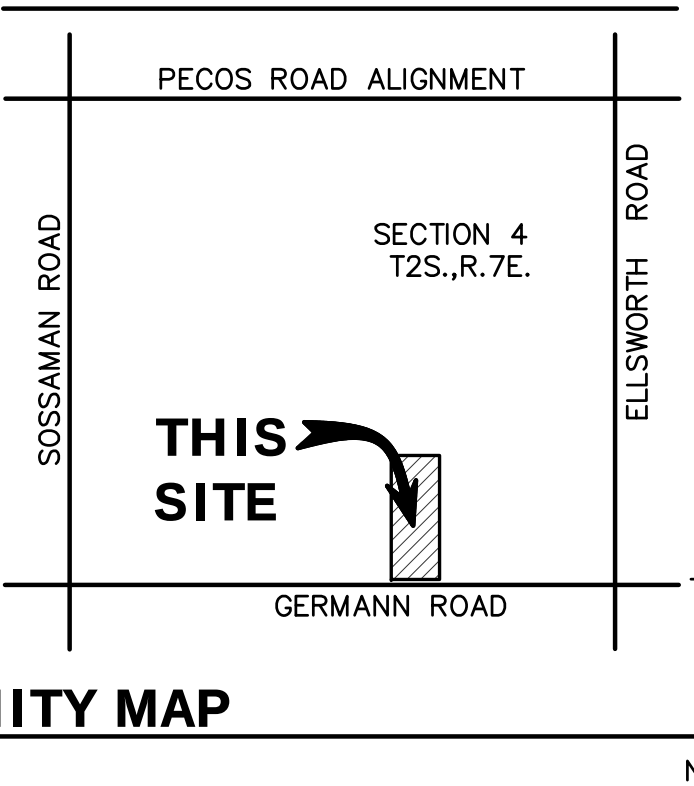
CONCEPTUAL GRADING & DRAINAGE PLAN

FOR
ELEVATE
8949 E. GERMANN ROAD
MESA, ARIZONA

A PORTION OF THE SOUTHEAST QUARTER OF THE
SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF
SECTION 4, TOWNSHIP 2 SOUTH, RANGE 7 EAST OF THE
GILA AND SALT RIVER BASE AND MERIDIAN, MARICOPA
COUNTY, ARIZONA;



VICINITY MAP



SHEET INDEX

	CIVIL SHEETS
CONCEPTUAL GRADING & DRAINAGE PLAN	C1
CONCEPTUAL UTILITY PLAN	C2
CONCEPTUAL CROSS SECTIONS	C3

BENCHMARK

BRASS TAG NW CORNER IN BRIDGE @ SOSSAMAN &
GERMANN
CITY OF MESA BENCHMARK
ELEVATION = 1356.84 NAVD88 DATUM

BASIS OF BEARING

THE BEARING OF NORTH 89°43'13" WEST ALONG THE
MONUMENT LINE OF E GERMANN ROAD PER FINAL PLAT
GATEWAY AIRPORT COMMERCE PARK, 834/36 M.C.R.

LOT AREAS:

LOT AREA: 4.085 ACRES± (177,942 SQ.FT.)

DEVELOPER

LGE CORPORATION
740 N. 52ND STREET
PHOENIX, ARIZONA 85008
PHONE: (480) 966-4001
FAX: (480) 966-9001
CONTACT: FRANK PETTIT

ARCHITECT

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FAX: (480) 966-9001
CONTACT: ANDREW GREYBAR

CIVIL ENGINEER

HUNTER ENGINEERING, INC.
10450 N. 74TH STREET, SUITE #200
SCOTTSDALE, ARIZONA 85258
PHONE: (480) 991-3985
FAX: (480) 991-3986
CONTACT: RUSS SCHULTE

RETENTION CALCULATIONS

100-YEAR, 2-HOUR

TOTAL SITE AREA = 4.085 AC
COMMERCIAL = 4.085 AC

RETENTION REQUIRED:

VR=C*P/12*A, P=2.2
COMMERCIAL VR = 29,361 CU.FT.
TOTAL REQUIRED = 29,361 CU.FT.

RETENTION PROVIDED:

RETENTION BASIN 1: 29,524 CU.FT.
TOTAL PROVIDED: 29,524 CU.FT.
TOTAL REQUIRED: 29,361 CU.FT.
TOTAL EXCESS: 163 CU.FT.

EXISTING LEGEND

CENTERLINE	—
RIGHT OF WAY	—
PROPERTY LINE	—
EASEMENT	—
MAJOR CONTOUR	—1035—
MINOR CONTOUR	—1032—
SANITARY SEWERLINE	—SS—
WATERLINE	—W—
CHAIN LINK FENCE	—
POWER POLE	—
STREET LIGHT	—
SANITARY SEWER MANHOLE	—
WATER VALVE	—
FIRE HYDRANT	—
SPOT ELEVATION	23.45C

PROPOSED LEGEND

SEWER LINE	—
FIRELINE	—
WATER LINE	—
GRADE BREAK	—
FLOW LINE	—
STORM PIPE	—
DRYWELL W/INTERCEPTOR	—
DRYWELL	—
DIRECTION OF SLOPE	—
SPOT ELEVATION	XX.XXC
BACKFLOW DEVICE	—
WATER METER	—
FIRE HYDRANT	—
TAPPING SLEEVE & VALVE	—
WATER VALVE	—
DRAIN BASIN	—
CONCRETE HATCH	—

S. ELLSWORTH RD

S. 88TH ST

E. GERMANN ROAD

NO.	DATE	REVISION	BY

DESIGN BY: RS
DRAWN BY: TBN
CHECKED BY: RS

CIVIL AND SURVEY
HUNTER
ENGINEERING
10450 NORTH 74TH STREET, SUITE 200
SCOTTSDALE, AZ 85258
T 480 991 3985
F 480 991 3986



CONCEPTUAL GRADING AND DRAINAGE PLAN
FOR
ELEVATE
8949 E. GERMANN ROAD
MESA, ARIZONA 85212



THESE PLANS ARE
NOT APPROVED FOR
CONSTRUCTION
WITHOUT AN
APPROVED SIGNATURE
FROM THE GOVERNING
MUNICIPALITY.

PROJECT NAME:
ELEVATE

HE NO.: LGEC245
SCALE: 1"=40'

SHEET:
C1

E. WINNSTON AVE

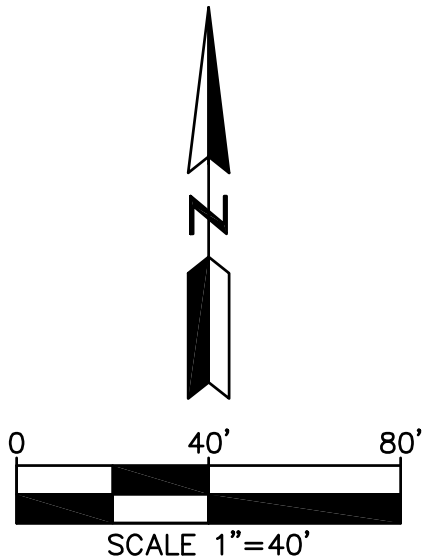
S. 88TH STREET

S. 89TH PL

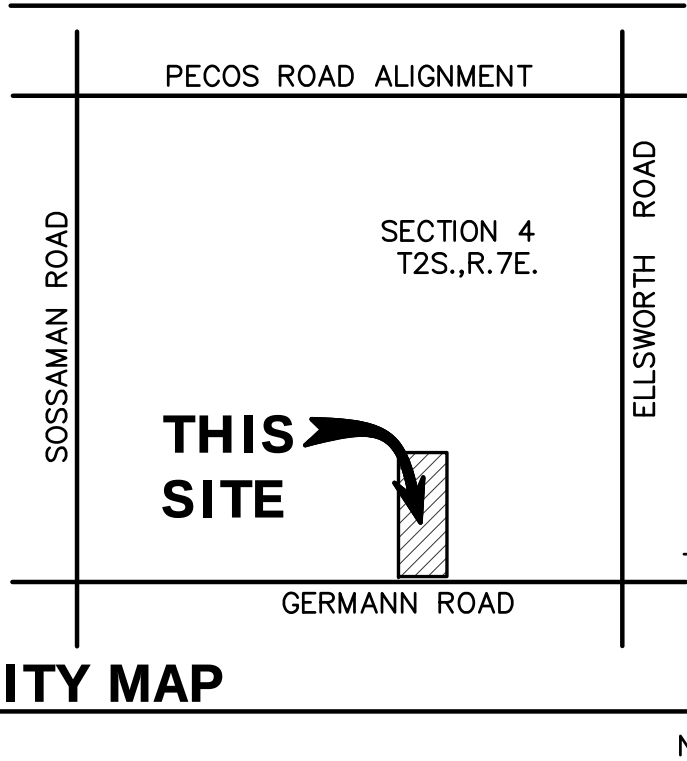
S. ELLSWORTH ROAD

CONCEPTUAL UTILITY PLAN FOR ELEVATE 8949 E. GERMANN ROAD MESA, ARIZONA

A PORTION OF THE SOUTHEAST QUARTER OF THE
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SECTION 4, TOWNSHIP 2 SOUTH, RANGE 7 EAST OF THE
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VICINITY MAP



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CONCEPTUAL UTILITY PLAN
FOR
ELEVATE
8949 E. GERMANN ROAD
MESA, ARIZONA 85212



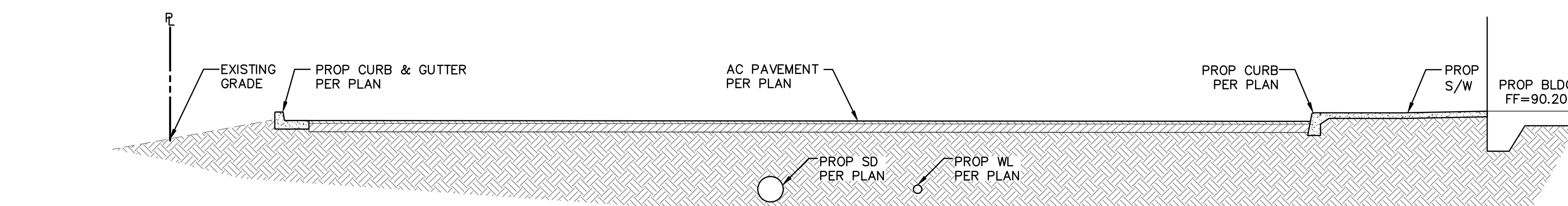
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PROJECT NAME:
ELEVATE

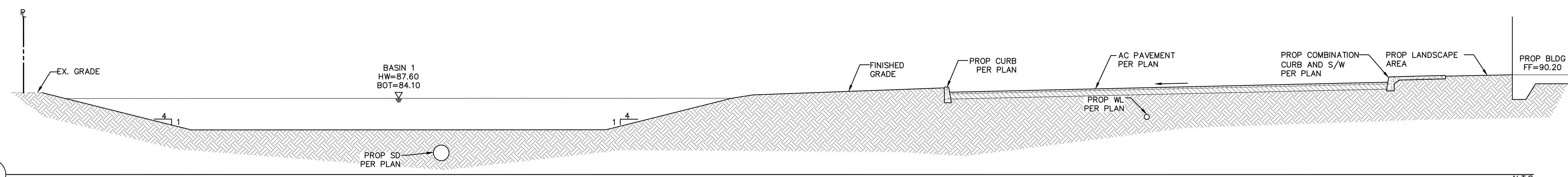
HE NO.: LGEC245

SCALE: 1"=40'

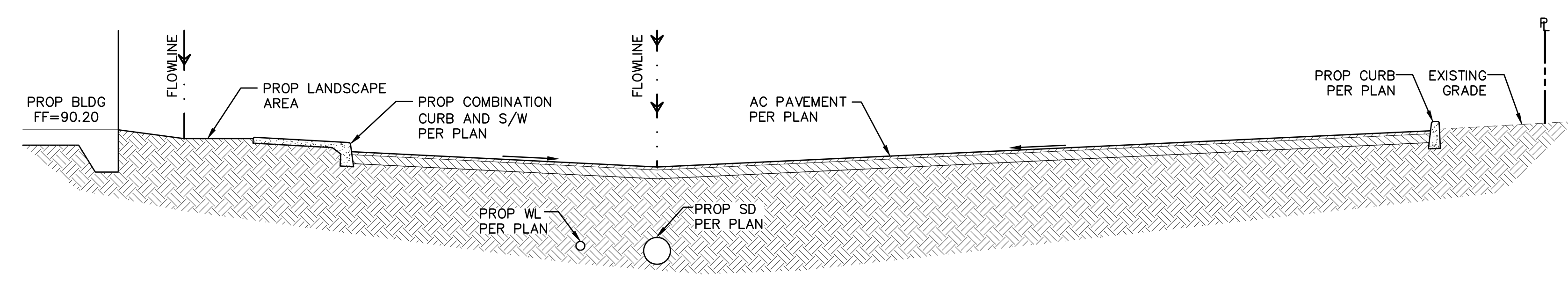
SHEET:
C2



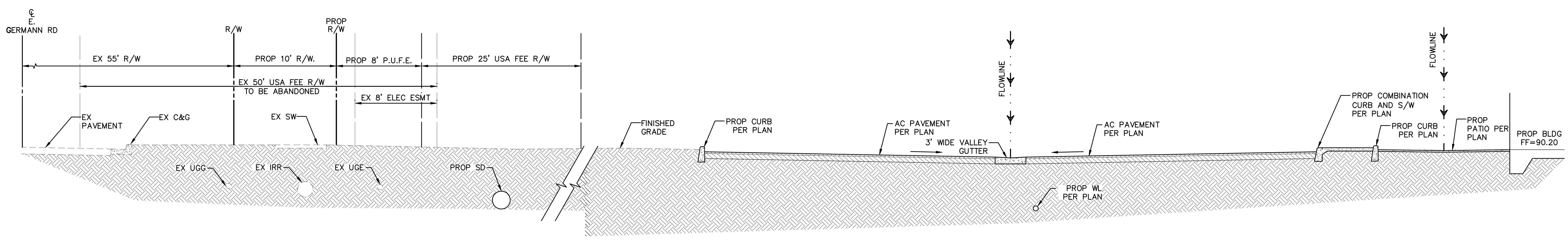
A N.T.S



B N.T.S



C N.T.S



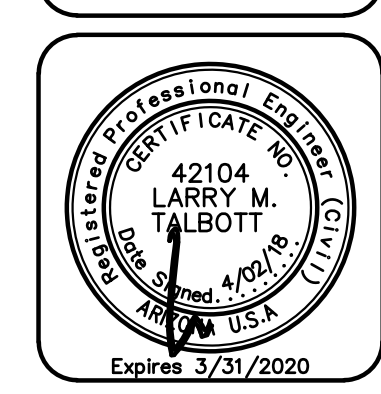
D N.T.S

NO.	DATE	REVISION	BY

DESIGN BY: RS
DRAWN BY: TBN
CHECKED BY: RS

HUNTER
ENGINEERING
10450 NORTH 74TH STREET, SUITE 200
SCOTTSDALE, AZ 85258
T 480 991 3985
F 480 991 3986

CIVIL AND SURVEY



**CONCEPTUAL TYPICAL SECTIONS
FOR
ELEVATE
8949 E. GERMANN ROAD
MESA, ARIZONA 85212**



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PROJECT NAME:
zoom
ELEVATE
-LAYER

HE NO.: LGEC245
SCALE: NTS

SHEET:
C3