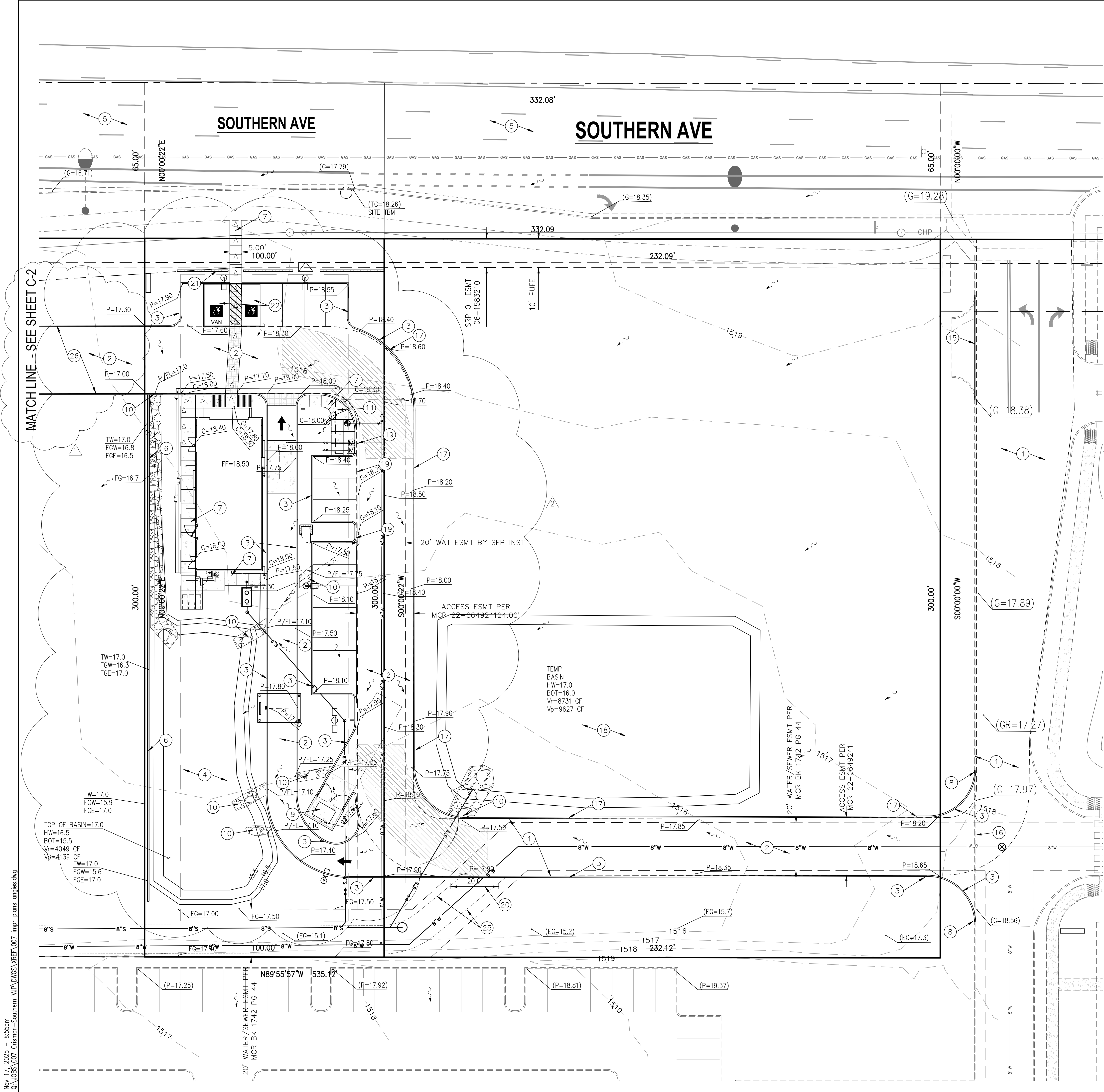


Nov 17, 2025 - 8:55am
G:\005\007 Crismon-Southern VPD\DWGS\XREF\007 impr plans anjies.dwg



- (X) **KEYED NOTES**
- EXISTING MTN VISTA MED CENTER DRIVEWAY. ACCESS BY RECORDED SHARED ACCESS AGREEMENT MCR 2022-649251
 - CONSTRUCT NEW ONSITE ACCESSWAY - 3" AC OVER 4" ABC OVER PREPARED SUBGRADE
 - CONSTRUCT CURB PER MAG STD DET 222 TYPE A
 - CONSTRUCT SURFACE BASIN. SCARIFY BOTTOM OF BASIN MIN 12" DEEP. GRADES SHOWN ARE TO TOP OF DECOMPOSED GRANITE
 - EXISTING SOUTHERN AVE IMPROVEMENTS TO REMAIN
 - CONSTRUCT RETAINING WALL - SEE STRUCT PLAN. PAINT WALLS TO MATCH BUILDING COLORS.
 - CONSTRUCT SIDEWALK PER MAG STD DET 230. SIDEWALK AT PERIMETER OF BUILDING SHALL BE OVER 4" ABC
 - MATCH EXISTING
 - CONSTRUCT REFUSE ENCLOSURE PER COM STD DET M-62 SERIES
 - CONSTRUCT CURB OPENING AND RIPRAP DOWNDRAIN PER DETAIL ON SHEET C-2
 - CONSTRUCT 1:12 ADA RAMP. RAMP SHALL HAVE HEAVY BROOM FINISH
 - NOT USED
 - NOT USED
 - CONSTRUCT TWO CHAMBER DRYWELL PER DETAIL ON SHEET C-5.
 - REMOVE EXISTING DRIVE AND REPLACE WITH CURB PER NOTE 3.
 - REMOVE CURB, SAWCUT AND CONSTRUCT NEW DRIVE CONNECTION. REPAIR ANY LANDSCAPE IRRIGATION ON HOSPITAL PROPERTY. SLEEVE AND MAINS OR LATERALS UNDER NEW PAVEMENT.
 - CONSTRUCT 6" EXTRUDED TEMP CURB
 - CONSTRUCT 1' DEEP TEMP BASIN
 - CONSTRUCT 6" CURB AND GUTTER PER MAG STD DET 220-1 TYPE A
 - CONSTRUCT 20' WIDE MOUNTABLE CURB PER MAG STD DET 220-2 TYPE F. CENTER OVER WATER CROSSING. MOUNTABLE AREA SHALL BE 20' WIDE AND 5' TRANSITIONS ON EACH SIDE.
 - CONSTRUCT SCREEN WALL - SEE ARCH/STRUCT PLANS
 - PAVE ADA PARKING MAX 2% IN ALL DIRECTIONS. SIGN/STRIPE PER ADA AND COM REGULATIONS
 - SEE SRP PLANS FOR CONDUIT AND TRANSFORMER INSTALLATION
 - SEE WS PLAN FOR SLEEVING REQUIREMENTS
 - PLACE COMPACTED 12" 6" THICK DG WATER/SEWER ACCESS.
 - CONSTRUCT 6" EXTRUDED CURB ON FUTURE PARCEL

CONTRACTOR SHALL FAMILIARIZE THEMSELVES WITH ALL SITE DISCIPLINES INCLUDING BUT NOT LIMITED TO SITE LIGHTING, LANDSCAPING, SITE UTILITIES, SITE LIGHTING, DRY UTILITIES, ARCHITECTURAL SITE AND BUILDING PLANS AND COORDINATE WALL WORK AS NEEDED.

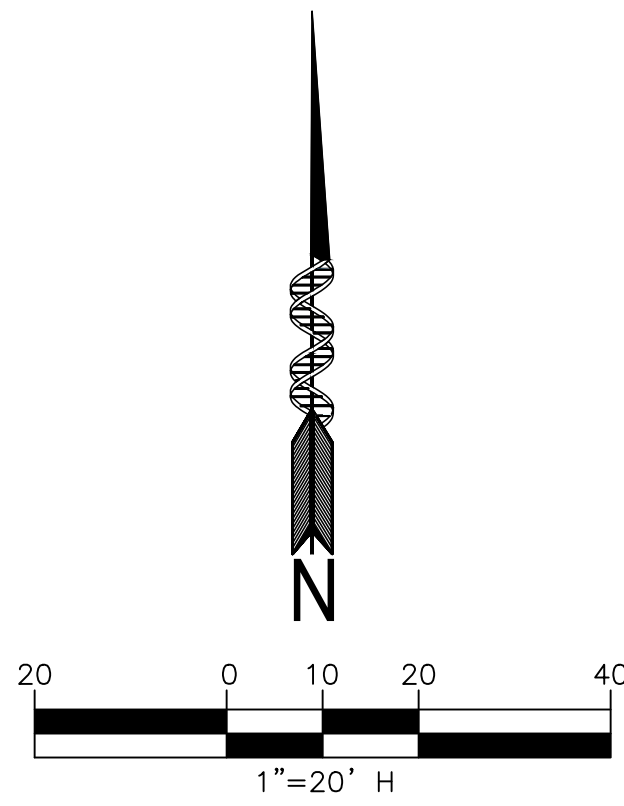
SEE GEOTECH REPORT BY SPEEDIE AND ASSOC PROJECT 230522SA DATED 5-5-23. COMPLY WITH ALL SITE AND BUILDING PREP RECOMMENDATIONS OF THAT REPORT.

DRAINAGE NARRATIVE

SITE WILL PROVIDE 100 YEAR 2 HR RETENTION FOR ONSITE AREAS. MAIN AREA WILL BE RETAINED BY SURFACE BASIN AND BLED OFF TO DRYWELL

ADD ACCESS AND UTILS OVER JAMBA/MCALUSTERS SITE

REVISED SITE AND DRIVE THRU



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BLUE STAKE CENTER

RELEASE	
DATE	
9-16-22	PRELIM GD
1-19-23	REV SP
3-5-23	REV SP-CITY COMMENTS
4-26-23	CONST DOCS
6-19-23	CITY COMMENTS
9-29-23	MCSO COMMENTS
10-15-23	SP REVISION
11-11-25	SP REVISION

REVISIONS	
NO.	DATE
1	
2	
3	

PROJECT NAME _____

GRAVITY

PROJECT ADDRESS _____

10059 W. Southern Ave
Mesa, Arizona 85209

PROJECT _____

Southern / Crismon

HELIX JOB NUMBER _____ IN HOUSE _____

007 DRAWN BY: HXE
CHECKED BY: SB

SHEET TITLE _____

**GRADING / DRAINAGE
FINAL**

SHEET	PAGE
C-3	3 OF 5

PLOT SCALE: 1:1 @ 24"x36"; 1:2.2 @ 11"x17"

PMT 23-08691