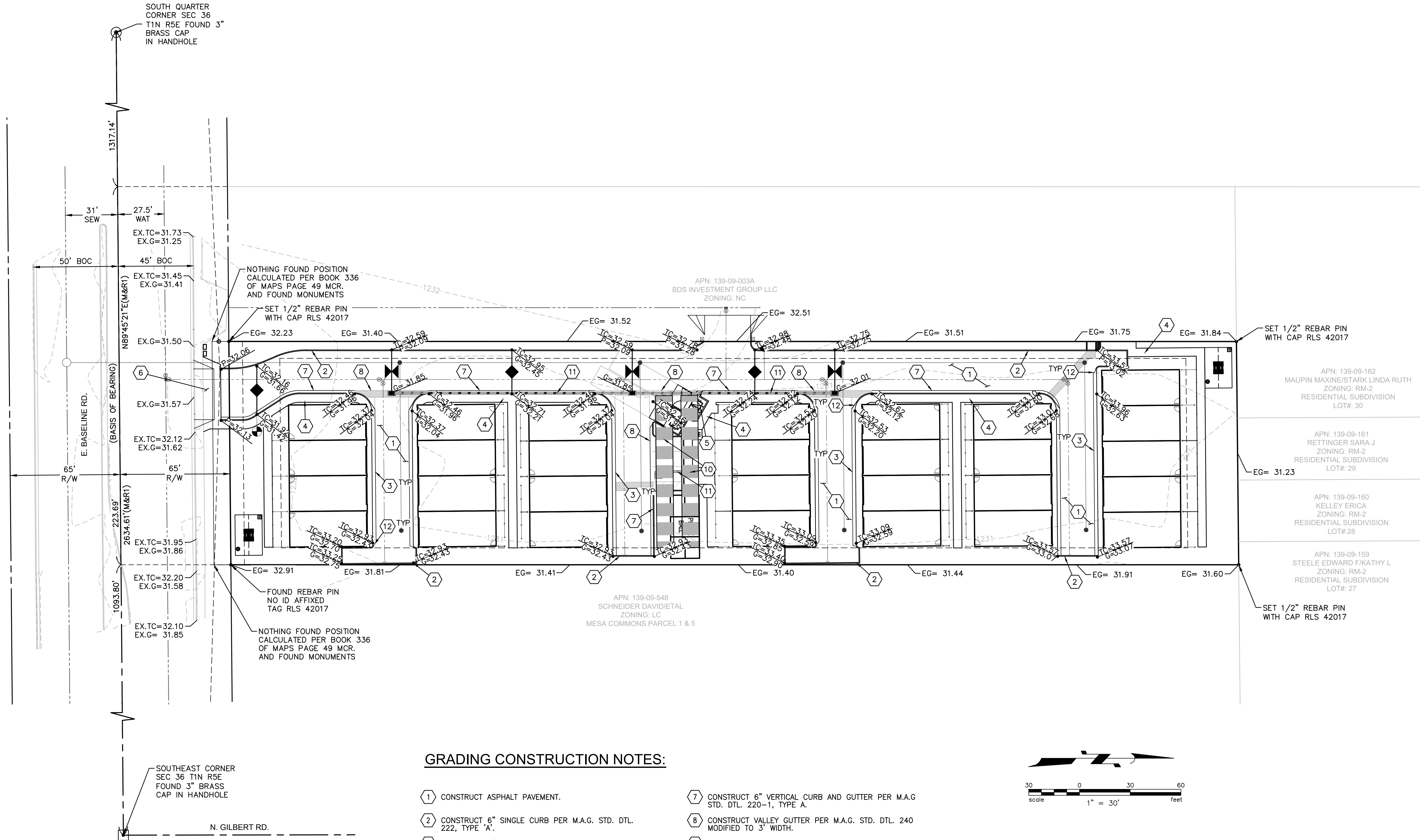
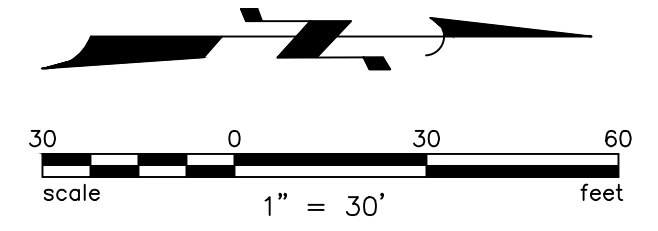


PRELIMINARY GRADING & DRAINAGE PLAN



GRADING CONSTRUCTION NOTES:

- | | |
|--|---|
| (1) CONSTRUCT ASPHALT PAVEMENT. | (7) CONSTRUCT 6" VERTICAL CURB AND GUTTER PER M.A.G. STD. DTL. 220-1, TYPE A. |
| (2) CONSTRUCT 6" SINGLE CURB PER M.A.G. STD. DTL. 222, TYPE 'A'. | (8) CONSTRUCT VALLEY GUTTER PER M.A.G. STD. DTL. 240 MODIFIED TO 3' WIDTH. |
| (3) CONSTRUCT 4" ROLL CURB PER M.A.G. STD DTL. 220-1 TYPE C. | (9) CATCH BASIN TYPE D PER M.A.G. STD. DTL. 533-1. |
| (4) CONSTRUCT 5' WIDE SIDEWALK PER M.A.G. STD. DTL. 230. | (10) 10' UNDERGROUND RETENTION. |
| (5) CONSTRUCT DUMPSTER ENCLOSURE PER ARCHITECTURAL PLANS. | (11) INSTALL 12" HDPE STORM DRAIN PIPE. |
| (6) CONSTRUCT DRIVEWAY ENTRANCE PER C.O.M. STD. DTL. M-42 (30' WIDE) | (12) TRANSITION FROM VERTICAL CURB TO ROLL CURB PER M.A.G. STD. DTL. 221. |



LEGEND

- BOUNDARY LINE
- PROPOSED CURB
- SIDEWALK LINE
- VALLEY GUTTER
- R/W LINE
- HDPE STORM DRAIN PIPE
- CATCH BASIN
- EASEMENT LINE
- SECTION LINE
- OTHERS PROPERTY
- REBAR PIN (AS NOTED)
- (M) MEASURED BEARINGS/DISTANCES
- (R#) RECORDED BEARINGS/DISTANCES

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BFHgroup
3707 EAST SOUTHERN AVENUE
MESA, ARIZONA, 85206
PHONE: 480.734.1446

REVISIONS:

PRELIMINARY GRADING & DRAINAGE PLAN

PROJECT: **VILLAS ON BASELINE**
1820 E. BASELINE RD., MESA, AZ 85204

APN: 139-09-162
MAUPIN MAXINE/STARK LINDA RUTH
ZONING: RM-2
RESIDENTIAL SUBDIVISION
LOT#: 30

APN: 139-09-161
RETTINGER SARA J
ZONING: RM-2
RESIDENTIAL SUBDIVISION
LOT#: 29

APN: 139-09-160
KELLEY ERICA
ZONING: RM-2
RESIDENTIAL SUBDIVISION
LOT#: 28

APN: 139-09-159
STEELE EDWARD F/KATHY L
ZONING: RM-2
RESIDENTIAL SUBDIVISION
LOT#: 27

Job No: 00202110120
Drawn By: PJ
Checked: DB

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

DAVID M. BOHN
REGISTERED PROFESSIONAL ENGINEER
NO. 48533
ARIZONA U.S.A.
EXPIRES 09/30/2024

NOT APPROVED FOR CONSTRUCTION

JOB NO.
00202110120

Prelim G&D Plan

SHEET NO.
2

2 OF 4