

Babcock Design

Salt Lake City
52 Exchange Place
Salt Lake City, UT 84111
801.531.1144

Boise
800 W Main Street, Suite 940
Boise, ID 83702
208.424.7675

babcockdesign.com

Consultant

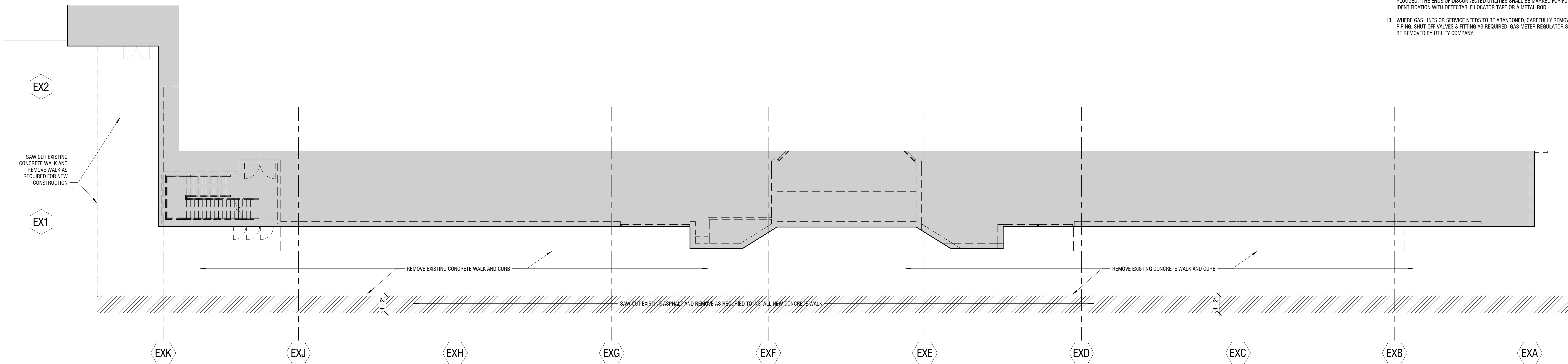
Smith Entertainment Group

UTAH HPC PHASE 3

10450 South State St Sandy, UT, 84070

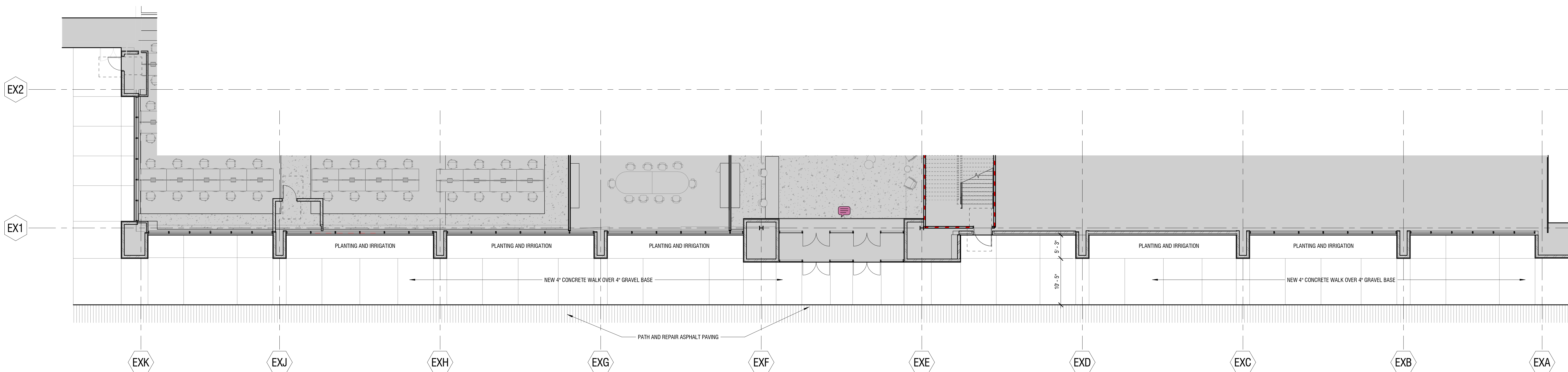
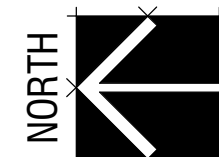
DEMOLITION GENERAL NOTES

1. IDENTIFY AND FIELD VERIFY ALL EXISTING CONDITIONS AND COORDINATE SCOPE OF PROJECT W/ ARCHITECT PRIOR TO STARTING ANY WORK. STOP WORK AND CONTACT ARCHITECT IMMEDIATELY IF HIDDEN OR UNKNOWN ELEMENTS AND CONCERNS ARE REVEALED OR EXPOSED DURING DEMOLITION.
2. COORDINATE ALL DEMOLITION WORK WITH MECHANICAL AND ELECTRICAL DRAWINGS, REQUIREMENTS, AND NOTES. PROVIDE PROPER BRACING AND SUPPORT OF EXISTING STRUCTURE WHERE REQUIRED.
3. DEMOLITION PLANS ARE PROVIDED TO INDICATE A GENERAL SCOPE ONLY. ITEMS TO BE REMOVED ARE INDICATED ON DEMOLITION PLANS WITH A DOTTED OR BROKEN LINE INCLUDING BUT NOT LIMITED TO INTERIOR PARTITIONS, CEILINGS, DOORS AND FRAMES, EQUIPMENT, ELEMENTS, COMPONENTS, CABINETRY AND ACCESSORIES, ETC. POEHE IS INTENDED TO INDICATE THE REMOVAL OF EXISTING SLAB TO BE REMOVED.
4. THE CONTRACTOR SHALL BE RESPONSIBLE FOR COORDINATING DEMOLITION WITH THE REQUIREMENTS OF ALL PORTIONS OF THE CONSTRUCTION DOCUMENTS AND SHALL PERFORM DEMOLITION AS SHOWN AND/OR NECESSARY TO COMPLETE THE REQUIRED RENOVATION AND NEW CONSTRUCTION. THE ABSENCE ON THE DEMOLITION PLANS OF ITEMS NOTED OR INDICATED DOES NOT RELIEVE THE GENERAL CONTRACTOR OF THE RESPONSIBILITY TO DEMOLISH THESE ITEMS, IF NECESSARY, TO COMPLETE NEW WORK. COORDINATE W/ ARCHITECT AS REQ.
5. COORDINATE DEMOLITION WITH ORIGINAL STRUCTURAL DRAWINGS TO MAINTAIN STRUCTURAL INTEGRITY OF BUILDING. BRING ANY CONFLICT TO THE ATTENTION OF ARCHITECT AND STRUCTURAL ENGINEER PRIOR TO CONTINUATION OF WORK.
6. GENERAL SCOPE OF DEMOLITION WORK REQUIRED MUST BE COORDINATED WITH THE NEW CONSTRUCTION DRAWINGS.
7. CONTRACTOR TO VERIFY LOCATION OF ALL EXISTING UTILITIES TO BE REMOVED, RELOCATED OR ABANDONED PRIOR TO COMMENCING DEMOLITION ACTIVITIES.
8. THE CONTRACTOR SHALL COORDINATE WORK ASSOCIATED WITH THE REMOVAL, RELOCATION OR ABANDONMENT OF UTILITIES WITH THE UTILITY COMPANY OR ENTITY HAVING OWNERSHIP OF EACH RESPECTIVE UTILITY. COSTS FOR DISCONNECTION, REMOVAL, AND/OR RELOCATION OF EXISTING UTILITIES AS SHOWN ON THE DRAWINGS OR AS NECESSARY TO ALLOW FOR THE EXECUTION OF THE WORK SHALL BE PAID BY THE CONTRACTOR.
9. PROVIDE TEMPORARY SHORING AND BRACING AS REQUIRED WHENEVER BEARING WALLS, STRUCTURES, OR SUPPORTS ARE MODIFIED.
10. NO OPEN BURNING SHALL BE PERMITTED ON THE SITE.
11. ALL DEMOLISHED MATERIALS SHALL BECOME THE PROPERTY OF THE CONTRACTOR AND SHALL BE LEGALLY DISPOSED OF OFF-SITE UNLESS OTHERWISE SHOWN.
12. TERMINAL ENDS OF UTILITIES ABANDONED IN-PLACE SHALL BE CUT, CAPPED, AND PLUGGED. THE ENDS OF DISCONNECTED UTILITIES SHALL BE MARKED FOR FUTURE IDENTIFICATION WITH DETECTABLE LOCATOR TAPE OR A METAL ROD.
13. WHERE GAS LINES OR SERVICE NEEDS TO BE ABANDONED, CAREFULLY REMOVE ALL PIPING, SHUT-OFF VALVES & FITTING AS REQUIRED. GAS METER REGULATOR SHALL BE REMOVED BY UTILITY COMPANY.



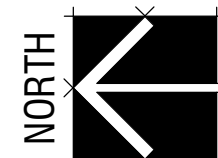
1 PHASE 3 DEMO SITE PLAN

1" = 10'-0"



2 PHASE 3 NEW SITE PLAN

1" = 10'-0"



Revisions

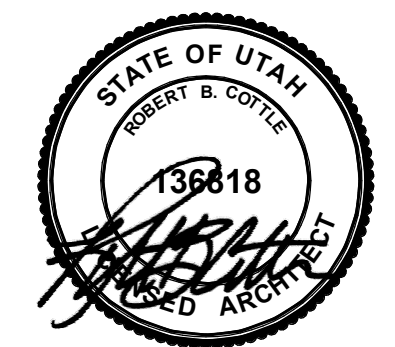
Num.	Description	Date
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Project Number	25009
Original Issue	OCTOBER 27, 2025
Project Status	CD SET

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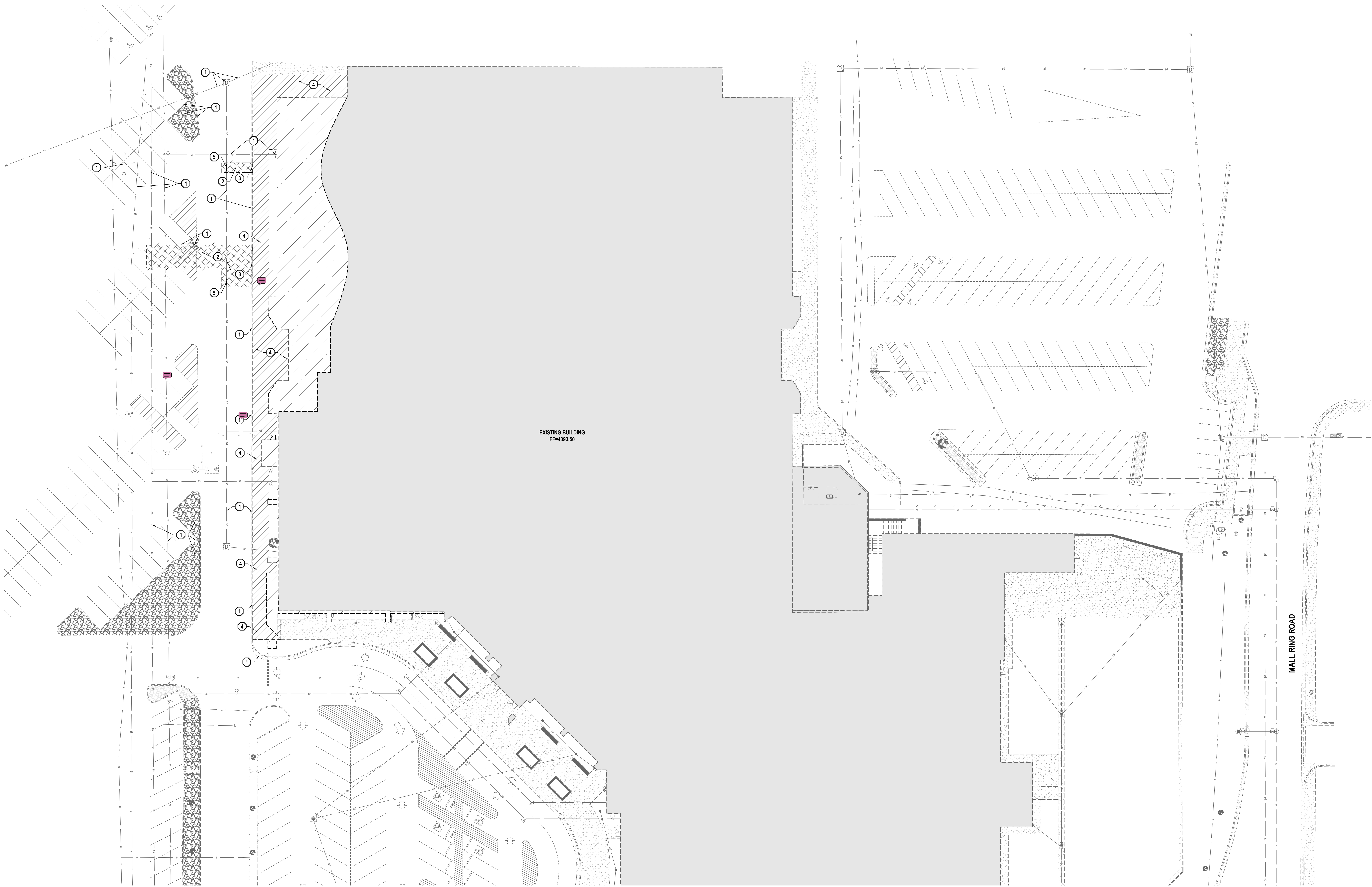


Sheet Title

PHASE 3 SITE PLAN /
SITE DEMO

Sheet Number

AS102



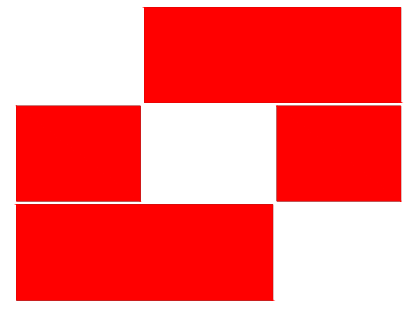
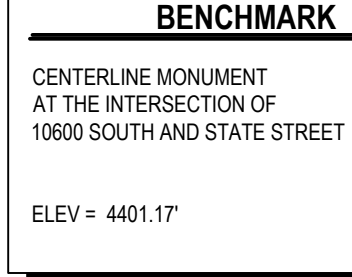
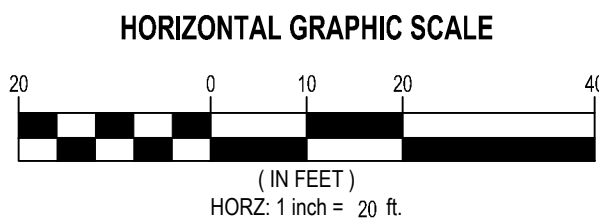
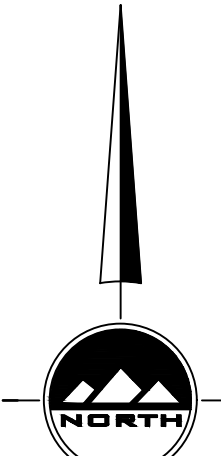
GENERAL NOTES

- ALL WORK TO COMPLY WITH THE GOVERNING AGENCY'S STANDARDS AND SPECIFICATIONS.
- EXISTING UNDERGROUND UTILITIES AND IMPROVEMENTS ARE SHOWN IN THEIR APPROXIMATE LOCATIONS BASED UPON RECORD INFORMATION AVAILABLE AT THE TIME OF PREPARATION OF THESE PLANS. LOCATIONS MAY NOT HAVE BEEN VERIFIED IN THE FIELD AND NO GUARANTEE IS MADE AS TO THE ACCURACY OR COMPLETENESS OF THE INFORMATION SHOWN. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO DETERMINE THE EXISTENCE AND LOCATION OF THE UTILITIES SHOWN ON THESE PLANS OR INDICATED IN THE FIELD BY LOCATING SERVICES. ANY ADDITIONAL COSTS INCURRED AS A RESULT OF THE CONTRACTOR'S FAILURE TO VERIFY THE LOCATIONS OF EXISTING UTILITIES PRIOR TO THE BEGINNING OF CONSTRUCTION IN THEIR VICINITY SHALL BE BORNE BY THE CONTRACTOR AND ASSUMED INCLUDED IN THE CONTRACT. THE CONTRACTOR IS TO VERIFY ALL CONNECTION POINTS WITH THE EXISTING UTILITIES. THE CONTRACTOR IS RESPONSIBLE FOR ANY DAMAGE CAUSED TO THE EXISTING UTILITIES AND UTILITY STRUCTURES THAT ARE TO REMAIN. IF CONFLICTS WITH EXISTING UTILITIES OCCUR, THE CONTRACTOR SHALL NOTIFY THE ENGINEER PRIOR TO CONSTRUCTION TO DETERMINE IF ANY FIELD ADJUSTMENTS SHOULD BE MADE.
- ALL SURFACE IMPROVEMENTS DISTURBED BY CONSTRUCTION SHALL BE RESTORED OR REPLACED, INCLUDING TREES AND DECORATIVE SHRUBS, SOO, FENCES, WALLS AND STRUCTURES, WHETHER OR NOT THEY ARE SPECIFICALLY SHOWN ON THE CONTRACT DOCUMENTS.
- ALL CONSTRUCTION SIGNAGE, BARRICADES, TRAFFIC CONTROL DEVICES, ETC. SHALL CONFORM TO THE LATEST EDITION OF THE MUTCD. THE CONTRACTOR WILL MAINTAIN SIGN SO THAT THEY ARE PROPERLY PLACED AND VISIBLE AT ALL TIMES.
- SIDEWALKS AND CURBS DESIGNATED TO BE DEMOLISHED SHALL BE DEMOLISHED TO THE NEAREST EXPANSION JOINT, MATCHING THESE PLANS AS CLOSELY AS POSSIBLE.
- THE CONTRACTOR IS TO PROTECT AND PRESERVE ALL EXISTING IMPROVEMENTS, UTILITIES, AND SIGNS, ETC. UNLESS OTHERWISE NOTED ON THESE PLANS.

SCOPE OF WORK:

PROVIDE, INSTALL AND/OR CONSTRUCT THE FOLLOWING PER THE SPECIFICATIONS GIVEN OR REFERENCED, THE DETAILS NOTED, AND/OR AS SHOWN ON THE CONSTRUCTION DRAWINGS.

- PROTECT AND PRESERVE ALL EXISTING IMPROVEMENTS, UTILITIES, SIGNS, ETC. (TYPICAL UNLESS OTHERWISE NOTED).
- SAWCUT, REMOVE AND PROPERLY DISPOSE OF EXISTING ASPHALT PAVEMENT.
- SAWCUT, REMOVE AND PROPERLY DISPOSE OF EXISTING CONCRETE CURBS.
- SAWCUT, REMOVE AND PROPERLY DISPOSE OF EXISTING CONCRETE SIDEWALK.
- REMOVE AND PROPERLY DISPOSE OF PORTION OF EXISTING STORM DRAIN PIPE.



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Boise, ID 83702
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babcockdesign.com

Consultant



SANDY
45 W 10000 S, Suite 500
Sandy, UT 84070
Phone: 801.255.0529
WWW.ENSIGNENG.COM

Smith Entertainment Group

SEG - Phase 3

10450 South State St Sandy, Utah, 84070

Revisions

Rev.	Description	Date
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Project Number	25000
Original Issue	October 27, 2025
Project Status	CD Set

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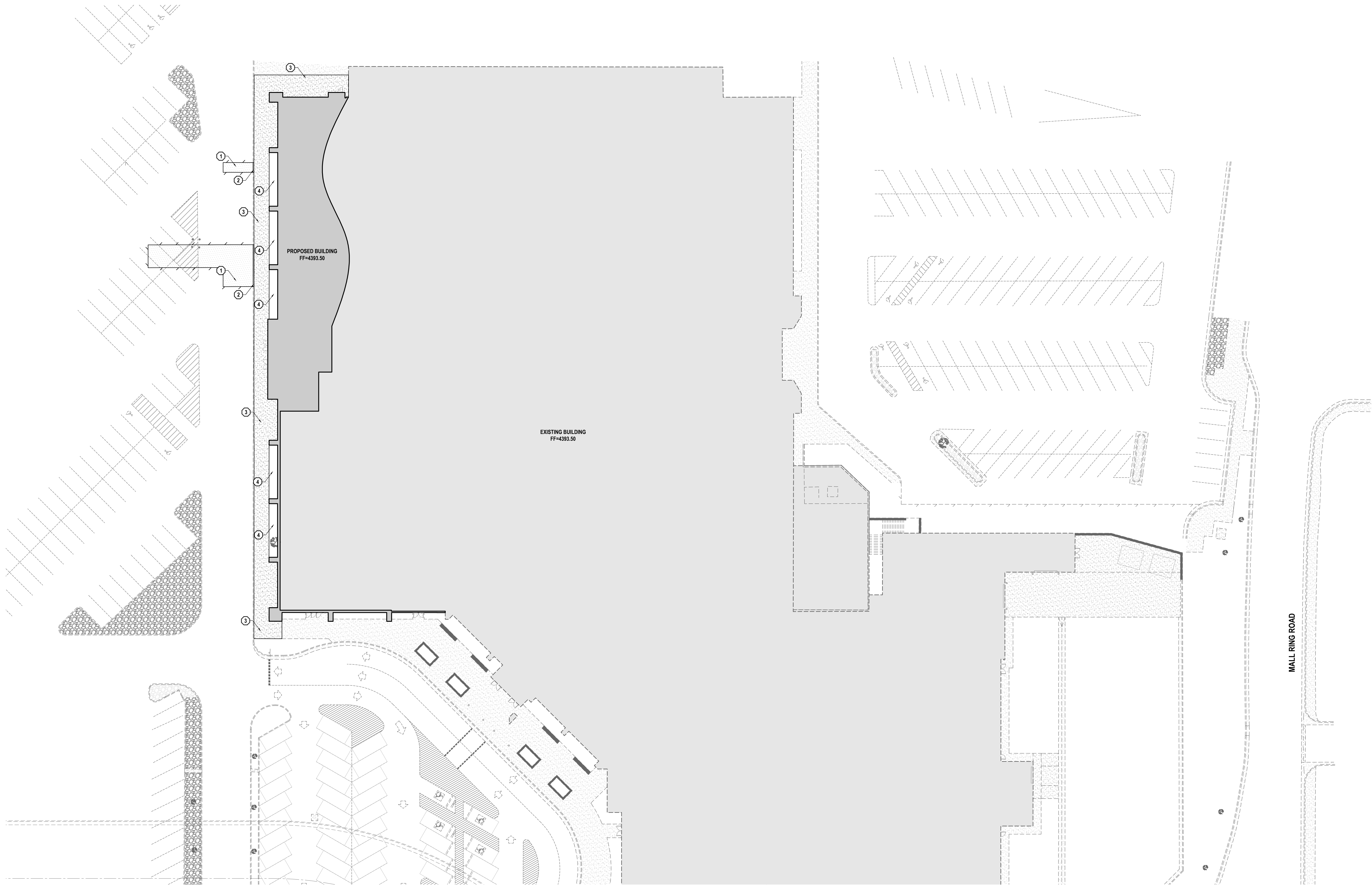


Sheet Title

Demolition Plan

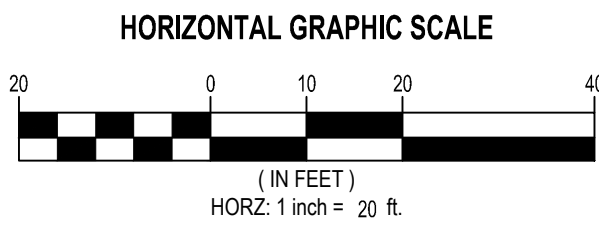
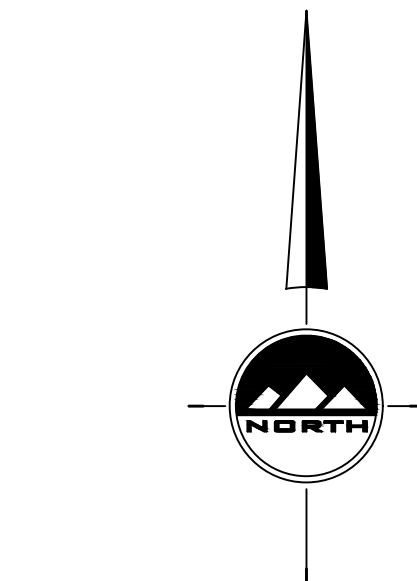
Sheet Number

C-100



- GENERAL NOTES**
- ALL WORK TO COMPLY WITH THE GOVERNING AGENCY'S STANDARDS AND SPECIFICATIONS.
 - ALL IMPROVEMENTS MUST COMPLY WITH ADA STANDARDS AND RECOMMENDATIONS.
 - SEE LANDSCAPE/ARCHITECTURAL PLANS FOR CONCRETE MATERIAL, COLOR, FINISH, AND SCORE PATTERNS THROUGHOUT SITE.
 - ALL PAVEMENT MARKINGS SHALL CONFORM TO THE LATEST EDITION OF THE M.U.T.C.D. (MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES).
 - ALL SURFACE IMPROVEMENTS DISTURBED BY CONSTRUCTION SHALL BE RESTORED OR REPLACED, INCLUDING TREES AND DECORATIVE SHRUBS, SOIL, FENCES, WALLS AND STRUCTURES, WHETHER OR NOT THEY ARE SPECIFICALLY SHOWN ON THE CONTRACT DOCUMENTS.
 - NOTIFY ENGINEER OF ANY DISCREPANCIES IN DESIGN OR STAKING BEFORE PLACING CONCRETE OR ASPHALT.
 - THE CONTRACTOR IS TO PROTECT AND PRESERVE ALL EXISTING IMPROVEMENTS, UTILITIES, AND SIGNS, ETC. UNLESS OTHERWISE NOTED ON THESE PLANS.

- SCOPE OF WORK:**
- PROVIDE, INSTALL AND/OR CONSTRUCT THE FOLLOWING PER THE SPECIFICATIONS GIVEN OR REFERENCED, THE DETAILS NOTED, AND/OR AS SHOWN ON THE CONSTRUCTION DRAWINGS.
- ASPHALT PAVEMENT PER SANDY CITY PUBLIC WORKS STANDARD DETAIL RC-02.
 - 2" CURB PER SANDY CITY PUBLIC WORKS STANDARD DETAIL CG-01.
 - 4" THICK CONCRETE SIDEWALK PER SANDY CITY PUBLIC WORKS STANDARD DETAIL SW-03.
 - LANDSCAPE AREA, SEE LANDSCAPE PLANS.

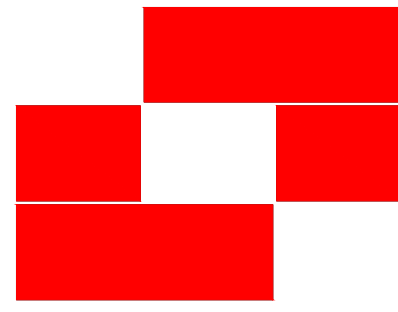


CALL BLUESTAKES
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PRIOR TO THE
COMMENCEMENT OF ANY
CONSTRUCTION

BENCHMARK

CENTERLINE MONUMENT
AT THE INTERSECTION OF
10000 SOUTH AND STATE STREET

ELEV = 4401.17'



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Salt Lake City, UT 84111
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Boise
800 W Main Street, Suite 940
Boise, ID 83702
208.424.7875

babcockdesign.com

Consultant



SANDY
45 W 10000 S, Suite 500
Sandy, UT 84070
Phone: 801.255.0529
WWW.ENSIGNENG.COM

Smith Entertainment Group

SEG - Phase 3

10450 South State St Sandy, Utah, 84070

Revisions

Rev.	Description	Date
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Project Number 25000
Original Issue October 27, 2025
Project Status CD Set

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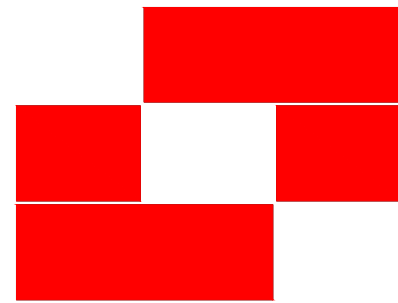


Sheet Title

Site Plan

Sheet Number

C-200



Babcock Design

Salt Lake City
52 Exchange Place
Salt Lake City, UT 84111
801.531.1144

Boise
800 W Main Street, Suite 940
Boise, ID 83702
208.424.7675

babcockdesign.com

Consultant



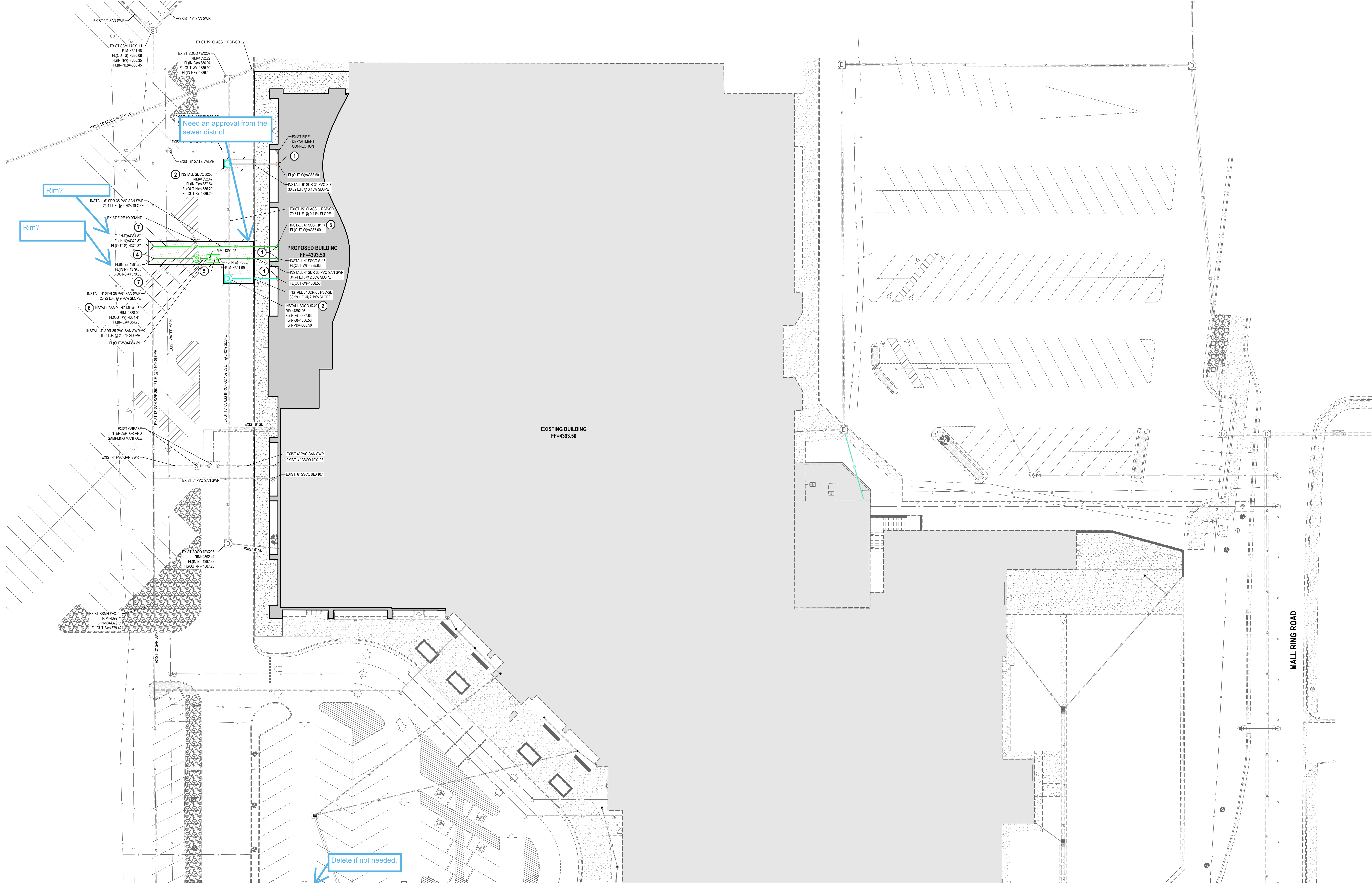
SANDY
45 W 10000 S, Suite 500
Sandy, UT 84707
Phone: 801.255.0529

WWW.ENSIGNENG.COM

Smith Entertainment Group

SEG - Phase 3

10450 South State St Sandy, Utah, 84707



GENERAL NOTES

1. ALL WORK TO COMPLY WITH THE GOVERNING AGENCY'S STANDARDS AND SPECIFICATIONS.
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3. ALL SANITARY SEWER INFRASTRUCTURE TO BE INSTALLED PER GOVERNING AGENCY STANDARD PLANS AND SPECIFICATIONS.
4. ALL WATER INFRASTRUCTURE TO BE INSTALLED PER GOVERNING AGENCY OR APWA STANDARD PLANS AND SPECIFICATIONS.
5. DEFLECT OR LOOP ALL WATER LINES TO AVOID CONFLICTS WITH OTHER UTILITIES PER GOVERNING AGENCY'S STANDARDS AND SPECIFICATIONS.
6. PROJECT SHALL COMPLY WITH ALL UTAH DIVISION OF DRINKING WATER RULES AND REGULATIONS INCLUDING, BUT NOT LIMITED TO, THOSE PERTAINING TO BACKFLOW PROTECTION AND CROSS CONNECTION PREVENTION.
7. THE CONTRACTOR IS TO COORDINATE ALL UTILITIES WITH MECHANICAL PLUMBING PLANS.
8. NOTIFY ENGINEER OF ANY DISCREPANCIES IN DESIGN OR STAKING BEFORE PLACING UTILITY STRUCTURES OR PIPES.
9. THE CONTRACTOR SHALL ADJUST TO GRADE ALL EXISTING UTILITIES AS NEEDED PER LOCAL GOVERNING AGENCY'S STANDARDS AND SPECIFICATIONS.
10. THE CONTRACTOR SHALL COMPLY WITH JORDAN BASIN IMPROVEMENT DISTRICT'S DESIGN STANDARDS AND CONSTRUCTION SPECIFICATIONS.
11. CONTRACTOR SHALL FIELD VERIFY LOCATIONS AND INVERT ELEVATIONS OF EXISTING MANHOLES AND OTHER UTILITIES BEFORE STAKING OR CONSTRUCTING ANY NEW SEWER LINES.
12. FOUR FEET OF COVER IS REQUIRED OVER ALL SEWER LINES.
13. THE EXISTING IRRIGATION AND BACKFLOW PREVENTION IS LOCATED NEAR THE POTRELL BUILDING (130 WEST 10000 SOUTH).
14. THE NOISE ON FOR THE SEWER LATERAL SHALL BE PERFORMED BY JORDAN BASIN IMPROVEMENT DISTRICT (JBID) PERSONNEL. CONTACT JBID AT LEAST 24 HOURS PRIOR TO CONSTRUCTION.

SANDY CITY PUBLIC WORKS WATER NOTES

1. NOTIFY SANDY CITY PUBLIC UTILITIES INSPECTOR (801-588-7280), AT LEAST ONE BUSINESS DAY (24 HOURS) PRIOR TO BEGINNING CONSTRUCTION.
2. A PRE-CONSTRUCTION MEETING IS REQUIRED ONCE FINAL APPROVAL HAS BEEN GRANTED. THE PRE-CONSTRUCTION MEETING SHALL BE SCHEDULED THROUGH SANDY CITY PUBLIC WORKS DEPARTMENT.
3. ALL CONSTRUCTION SHALL CONFORM TO THE LATEST REVISION OF THE SANDY CITY STANDARD SPECIFICATIONS AND DETAILS FOR MUNICIPAL CONSTRUCTION AND/OR OTHER REQUIREMENTS AS SET FORTH IN THE PUBLIC UTILITIES FINAL REVIEW AND APPROVAL LETTER ESTABLISHED FOR THE DEVELOPMENT. SPECIFICATIONS AND DETAILS CAN BE OBTAINED ON THE SANDY CITY WEBSITE.
4. SUBMITTALS ARE REQUIRED TO BE APPROVED BY THE ENGINEER FOR ALL BEDDING, BACKFILL, PIPE, METERS, BOXES, VAULTS, VALVES, FIRE HYDRANTS, BLOWOFFS, VAULTS, ETC. RELATING TO THE WATER SYSTEM. SUBMITTALS MUST HAVE SUFFICIENT INFORMATION TO SHOW THAT THE PROPOSED ITEMS CONFORM TO SANDY CITY STANDARDS AND SPECIFICATIONS.
5. CONSTRUCTION WORK SHALL BE CONDUCTED IN ACCORDANCE WITH THE UTAH POLLUTION DISCHARGE ELIMINATION SYSTEM (UPDES) REGULATIONS.
6. WATER LINES SHALL BE INSTALLED 4 FEET OFF LIP OF CURB ON THE NORTH AND/OR EAST SIDE OF ROADWAY. WATER LINES SHALL NOT BE INSTALLED WITHIN OR THROUGH PARKING STALLS OR UNDER CONCRETE PAVEMENT UNLESS WATER LINE IS TO BE MAINTAINED BY PRIVATE PROPERTY OWNER.
7. A MINIMUM OF 48 INCHES AND A MAXIMUM 60 INCHES OF COVER FROM THE TOP OF THE PIPE TO GRADE IS REQUIRED.
8. FOR CONSTRUCTION EAST OF THE UTAH TRANSIT AUTHORITY'S TRAX LINE, USE DUCTILE IRON PIPE THICKNESS CLASS 52 OR BETTER.
9. FOR CONSTRUCTION WEST OF UTAH TRANSIT AUTHORITY'S TRAX LINE, USE POLY(VINYL CHLORIDE) PIPE THICKNESS CLASS 52 OR BETTER. 10. GAUGE WIRE SHALL BE PLACED ON TOP OF THE PIPE (PER SPECIFICATIONS) FOR FUTURE RELOCATION. NO DEFLECTION IN PIPE JOINTS WILL BE ALLOWED.
10. ALL MECHANICAL JOINTS MUST BE RESTRAINED USING MEGA LUSS FOR DIP AND ROMAC GWP RINGS FOR PVC OR APPROVED EQUAL. MEGA LUSS SHALL NOT BE ALLOWED ON PVC PIPE.
11. USE 6-INCH COMPRESSION TYPE HYDRANT BY MUELLER, CENTURION OR CLOW MEDALLION. EXISTING HYDRANTS REQUIRED FOR FIRE PROTECTION THAT DO NOT MEET CURRENT STANDARDS SHALL BE UPGRADED TO MEET CURRENT SANDY CITY STANDARDS AND SPECIFICATIONS.
12. WHEN THE DISTANCE FROM THE WATER MAIN TO THE FIRE HYDRANT IS GREATER THAN 6 FEET, AN ADDITIONAL AUXILIARY VALVE SHALL BE FLANGED TO THE FIRE HYDRANT.
13. ALL DEAD ENDS SHALL BE PLUGGED WITH A 2 INCH WASHOUT OR END WITH A FIRE HYDRANT.
14. ALL DUCTILE IRON WATER LINES, FITTINGS, AND VALVES SHALL BE POLY-BAGGED IN ACCORDANCE WITH SANDY CITY STANDARDS AND SPECIFICATIONS.
15. ALL WATER LINES SHALL BE BEDDED WITH SAND 18 INCHES MINIMUM BELOW AND 12 INCHES MINIMUM ON EACH SIDE AND ON TOP OF THE PIPE.

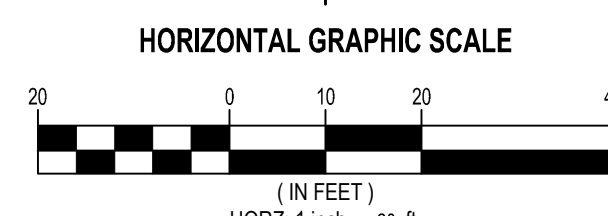
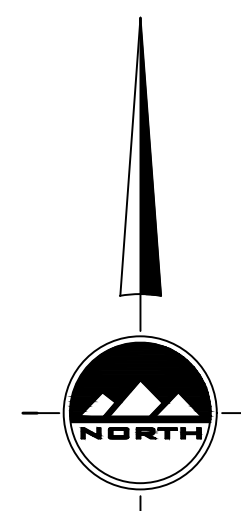
SCOPE OF WORK:

- PROVIDE INSTALL AND/OR CONSTRUCT THE FOLLOWING PER THE SPECIFICATIONS GIVEN OR REFERENCED, THE DETAILS NOTED, AND/OR AS SHOWN ON THE CONSTRUCTION DRAWINGS:
1. SEE PLUMBING PLANS FOR CONTINUATION.
 2. JUNCTION BOX PER SANDY CITY PUBLIC WORKS STANDARD DETAIL SD-05.
 3. SANITARY SEWER CLEANOUT PER JORDAN BASIN IMPROVEMENT DISTRICT STANDARD DRAWING SS-3A AND SPECIFICATIONS.
 4. CONNECT TO EXISTING SEWER MAIN PER JORDAN BASIN IMPROVEMENT DISTRICT STANDARD DRAWING SS-3A AND SPECIFICATIONS.
 5. 1,000 GALLON GREASE INTERCEPTOR PER JORDAN BASIN IMPROVEMENT DISTRICT STANDARD DRAWING PT-1 AND SPECIFICATIONS. SEE PLUMBING PLANS FOR DESIGN INFORMATION.
 6. SAMPLING MANHOLE PER JORDAN BASIN IMPROVEMENT DISTRICT STANDARD DRAWING PT-4 AND SPECIFICATIONS. SEE PLUMBING PLANS FOR DESIGN INFORMATION.
 7. POTENTIAL UTILITY CONFLICT BETWEEN SANITARY SEWER AND WATER LINE. MAINTAIN A MINIMUM OF 18" CLEARANCE BETWEEN SANITARY SEWER UNDER WATER LINE.

Find out if there is a conflict. Water Cannot be below Sewer per State code. It looks like the sewer is pretty deep. Water is about 4 to 5 feet.

Need a stormdrain notes.

FYI, I'm going to waive the PCMA until phase 4.



CALL BLUESTAKES @ 811 AT LEAST 48 HOURS PRIOR TO THE COMMENCEMENT OF ANY CONSTRUCTION

BENCHMARK
CENTERLINE MONUMENT AT THE INTERSECTION OF 10000 SOUTH AND STATE STREET
ELEV = 4401.17'

Revisions

Rev.	Description	Date
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Project Number: 25000
Original Issue: October 27, 2025
Project Status: CD Set

Stamp

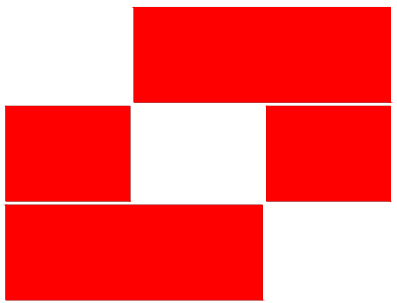


Sheet Title

Utility Plan

Sheet Number

C-300



Babcock Design

Salt Lake City
52 Exchange Place
Salt Lake City, UT 84111
801.531.1144

Boise
800 W Main Street, Suite 940
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208.424.7675

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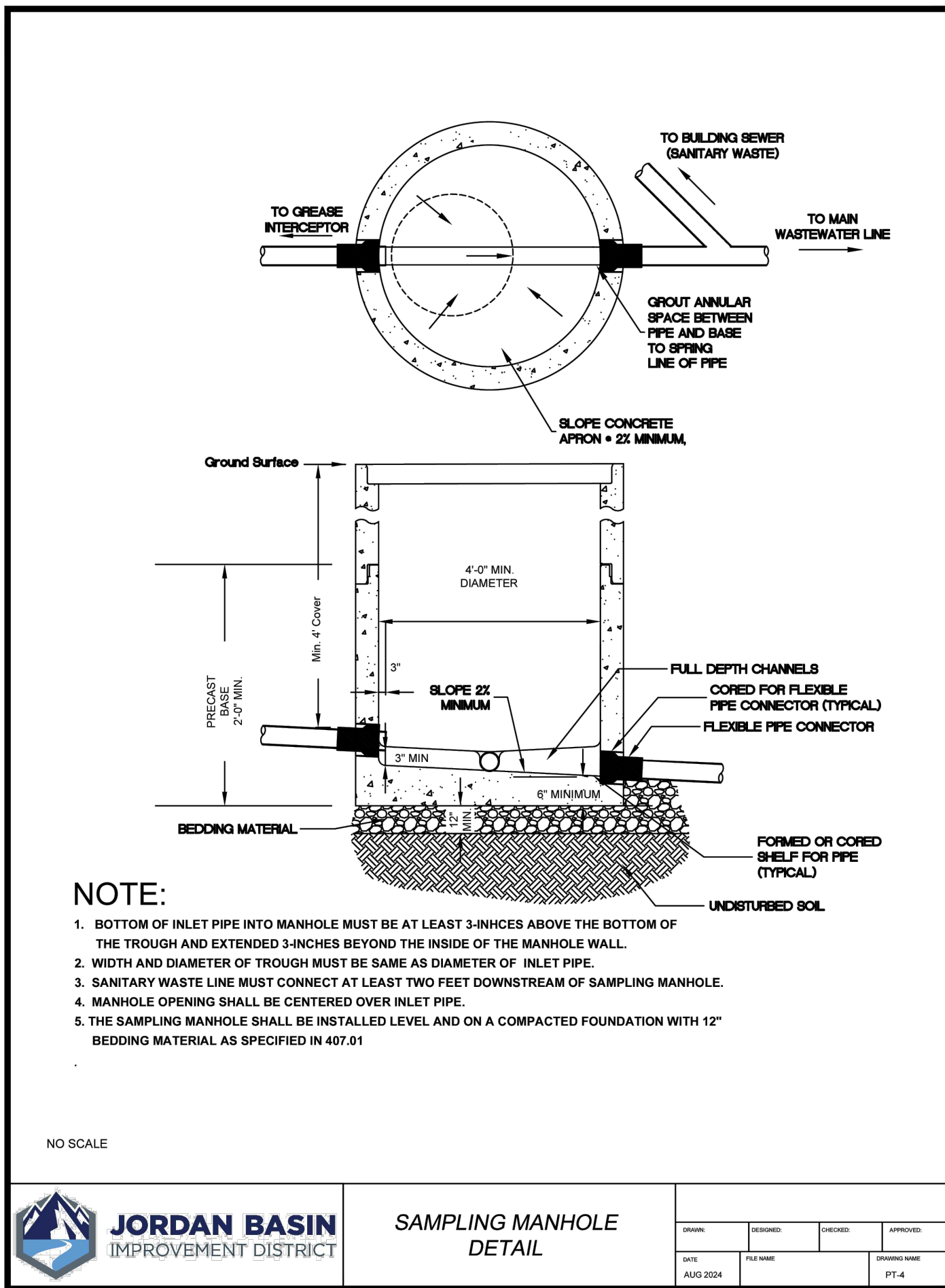
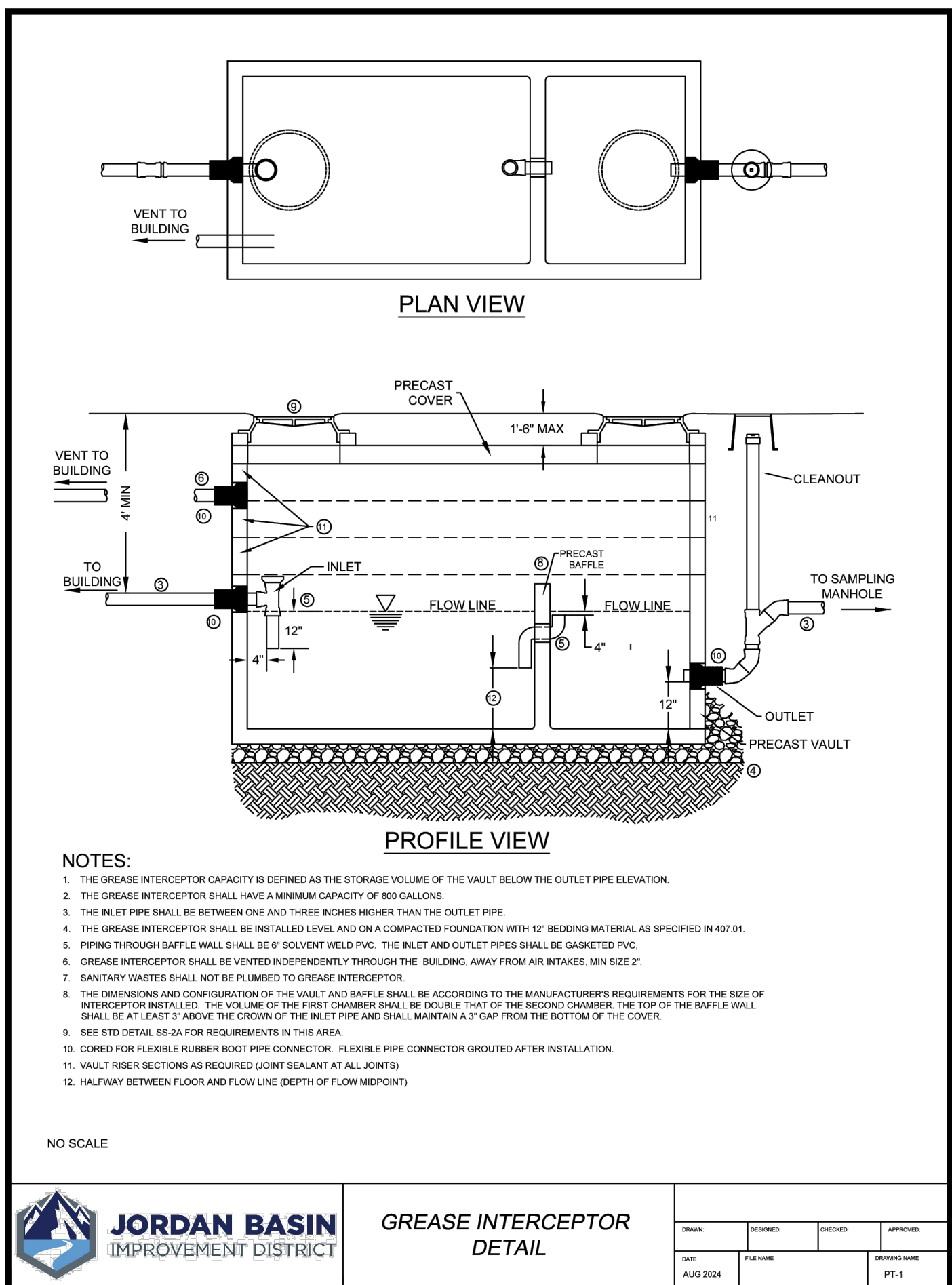
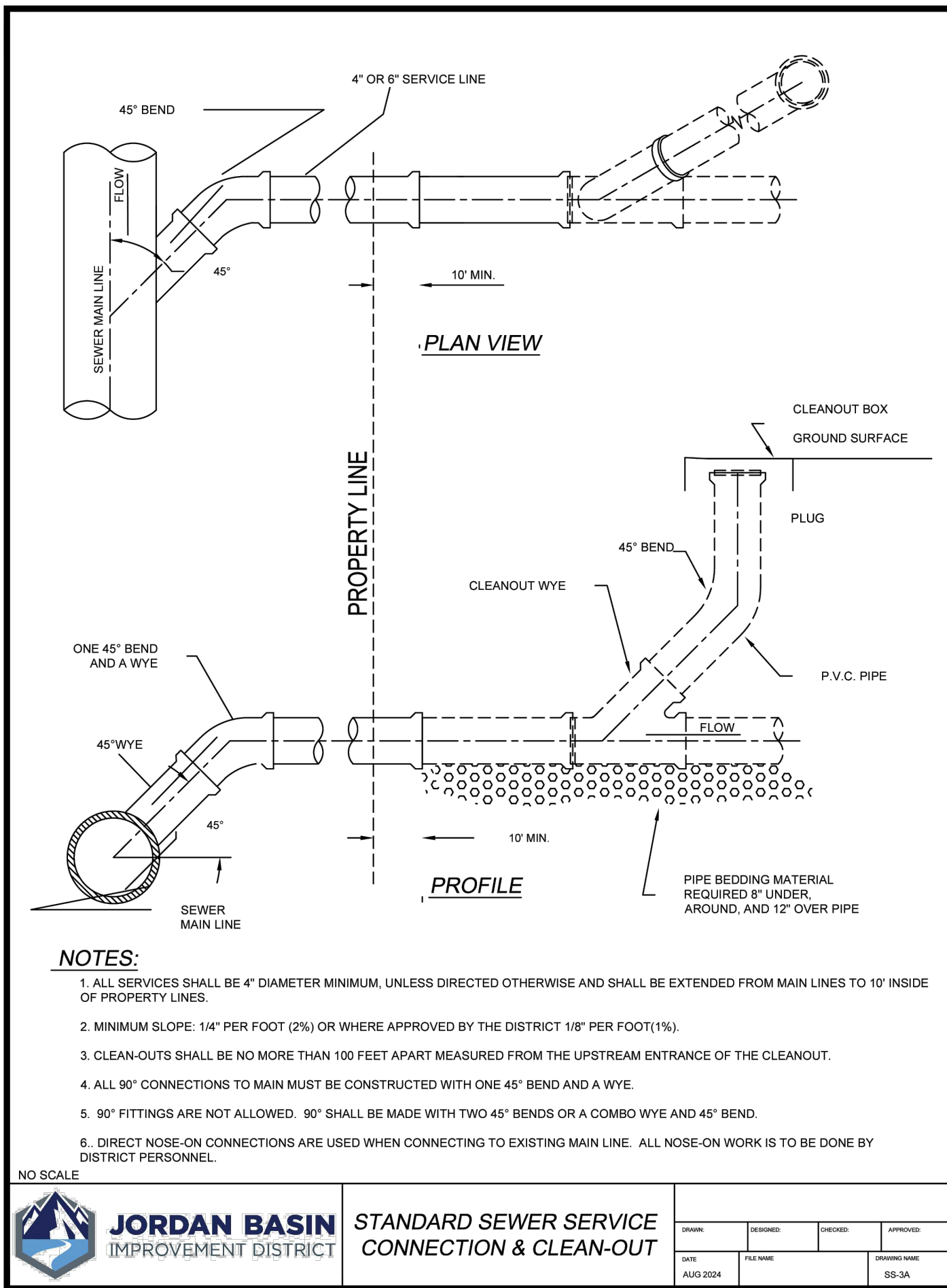


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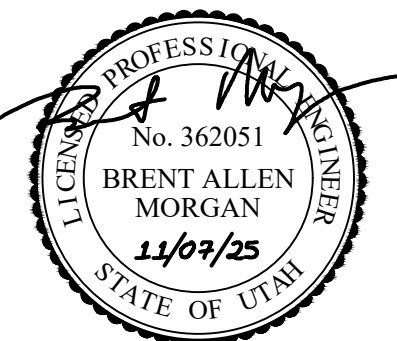
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Sheet Title

Details

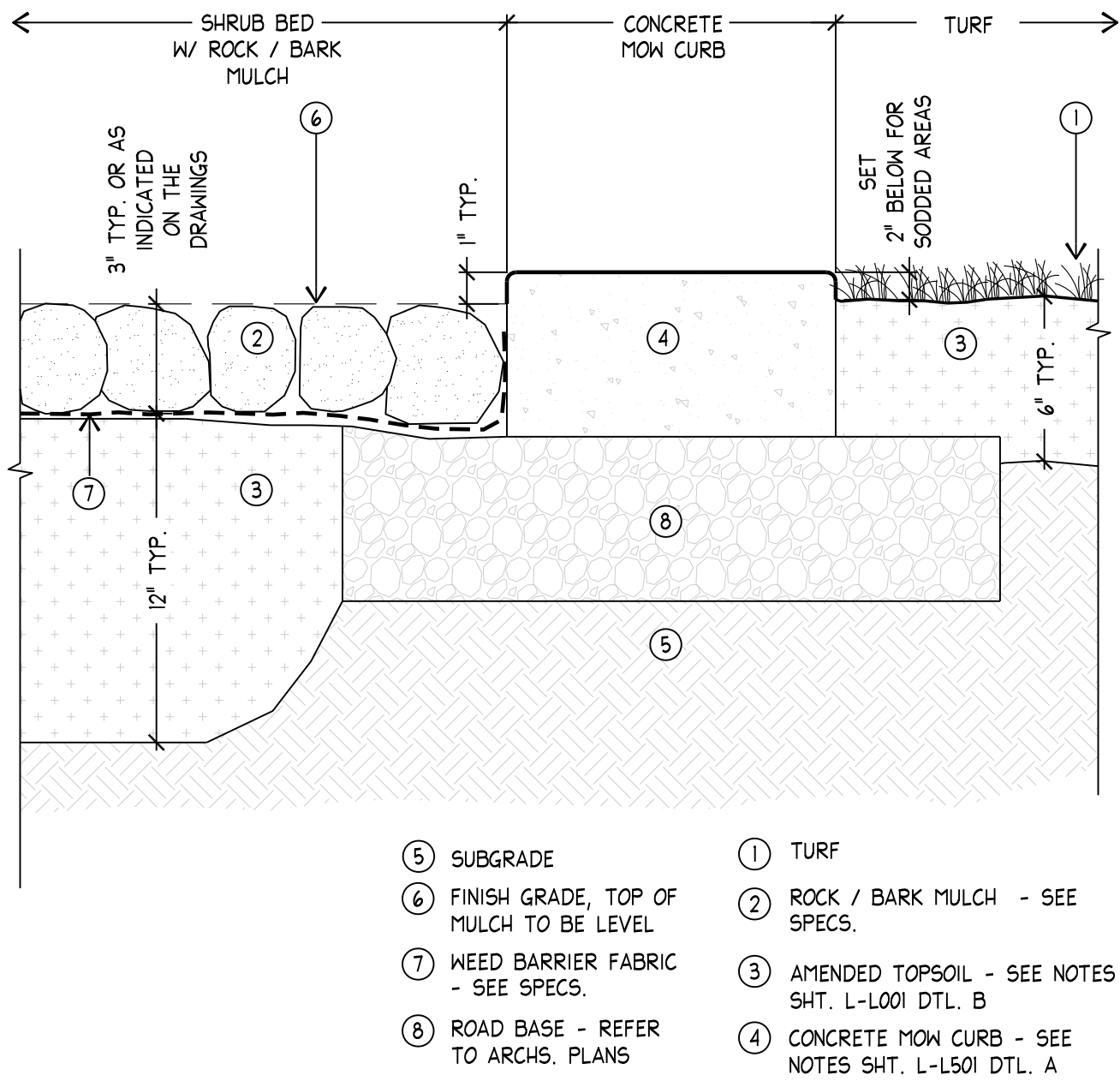
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C-400



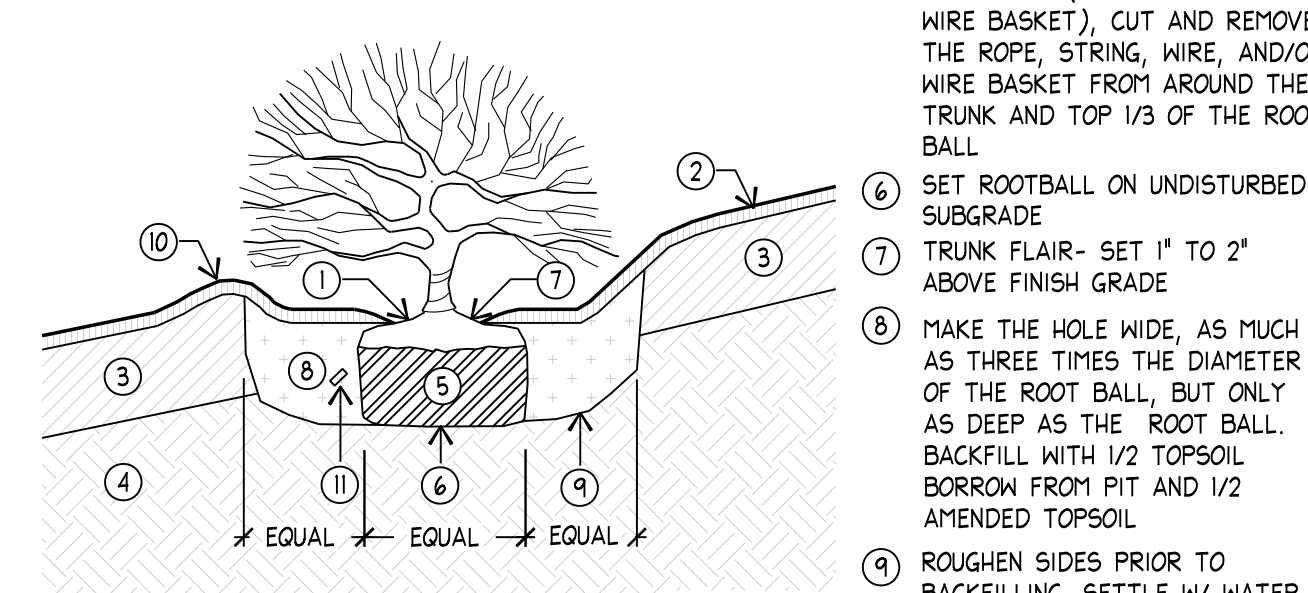
CALL BLUESTAKES
811 AT LEAST 48 HOURS
PRIOR TO THE
COMMENCEMENT OF ANY
CONSTRUCTION.

BENCHMARK
CENTERLINE MONUMENT
AT THE INTERSECTION OF
10000 SOUTH AND STATE STREET
ELEV = 4401.17



F MULCH IN SHRUB BEDS
 SCALE: NTS SECTION

- NOTES:
1. PLANT SHRUB PLUMB.
 2. PRUNE DEAD, DISEASED, DAMAGED, OR RUBBING BRANCHES AT PLANTING TIME. DO NOT PRUNE LEADER.
 3. REMOVE ALL LABELS, WIRES, ETC. FROM SHRUB.

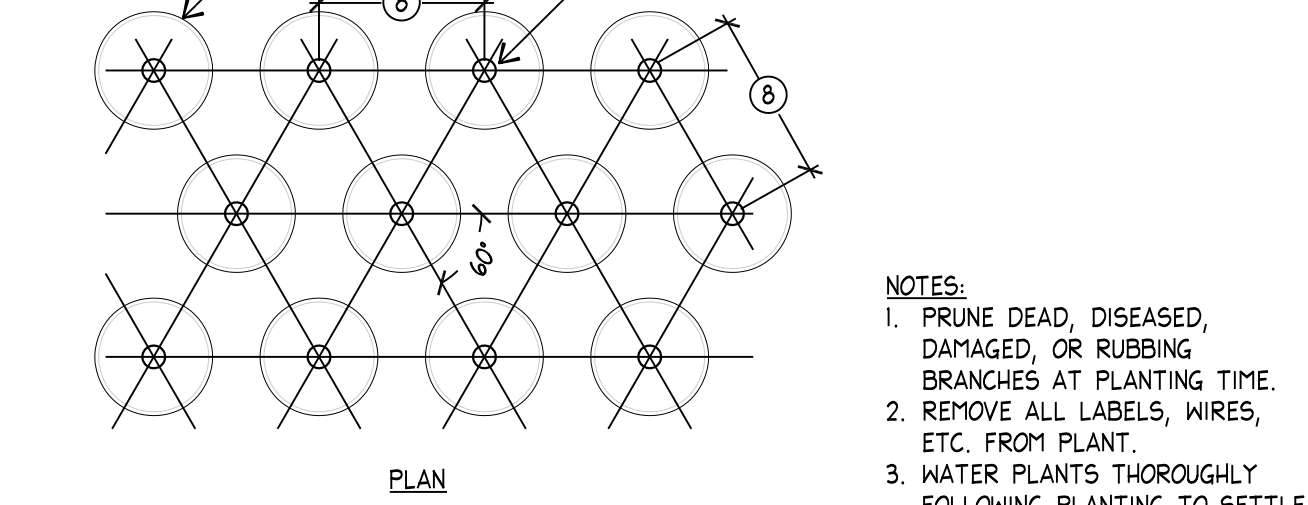


- NOTES:
1. PRUNE DEAD, DISEASED, DAMAGED, OR RUBBING BRANCHES AT PLANTING TIME. DO NOT PRUNE LEADER.
 2. REMOVE ALL LABELS, WIRES, ETC. FROM SHRUB.



G SHRUB
 SCALE: NTS SECTION

- NOTES:
1. PRUNE DEAD, DISEASED, DAMAGED, OR RUBBING BRANCHES AT PLANTING TIME. DO NOT PRUNE LEADER.
 2. REMOVE ALL LABELS, WIRES, ETC. FROM SHRUB.



H PERENNIAL / GROUND COVER
 SCALE: NTS SECTION/PLAN

- SITE LANDSCAPE NOTES**
1. CONTRACTOR SHALL BE RESPONSIBLE FOR MAKING HIMSELF FAMILIAR WITH ALL UNDERGROUND UTILITIES, PIPES AND STRUCTURES. CONTRACTOR SHALL TAKE SOLE RESPONSIBILITY FOR ANY COSTS INCURRED DUE TO DAMAGE OF SAID UTILITIES.
 2. CONTRACTOR SHALL NOT WILLFULLY PROCEED WITH CONSTRUCTION AS DESIGNED WHEN IT IS OBVIOUS THAT UNKNOWN OBSTRUCTIONS AND/OR GRADE DIFFERENCES EXIST THAT MAY NOT HAVE BEEN KNOWN DURING DESIGN. SUCH CONDITIONS SHALL BE IMMEDIATELY BROUGHT TO THE ATTENTION OF THE OWNERS REPRESENTATIVE. THE CONTRACTOR SHALL ASSUME FULL RESPONSIBILITY FOR ALL NECESSARY REVISIONS DUE TO FAILURE TO GIVE SUCH NOTIFICATION.
 3. CONTRACTOR SHALL BE RESPONSIBLE FOR ANY COORDINATION WITH SUBCONTRACTORS AS REQUIRED TO ACCOMPLISH THE LANDSCAPE CONSTRUCTION FOR THIS PROJECT.
 4. ALL PLANT MATERIAL SHALL BE APPROVED BY THE OWNER'S REPRESENTATIVE UPON DELIVERY TO THE SITE, AND PRIOR TO INSTALLATION.
 5. IF DISCREPANCIES ARISE BETWEEN ACTUAL PLANTING AREA SIZES IN THE FIELD AND THOSE SHOWN ON THE PLANS, CONTRACTOR SHALL CONTACT THE OWNER'S REPRESENTATIVE FOR RESOLUTION. FAILURE TO MAKE SUCH CONFLICTS KNOWN WILL RESULT IN CONTRACTOR'S LIABILITY FOR MATERIALS RELOCATION.
 6. FINAL LOCATIONS OF ALL PLANT MATERIALS SHALL BE SUBJECT TO APPROVAL OF THE OWNER'S REPRESENTATIVE.
 7. THE CONTRACTOR IS RESPONSIBLE FOR THE PROTECTION OF ALL EXISTING TREES AND LANDSCAPING THAT IS DESIGNATED TO REMAIN. THE CONTRACTOR SHALL PROVIDE TEMPORARY FENCING OR OTHER APPROVED GUARDS OUTSIDE DRIP LINE (OUTER PERIMETER OF BRANCHES) OF TREES TO PROTECT FROM DAMAGE (SEE DETAIL). DO NOT STORE CONSTRUCTION MATERIALS, PERMIT VEHICULAR TRAFFIC OR PEDESTRIAN ACCESS WITHIN DRIP LINE TO AVOID SOIL COMPACTION. COORDINATE WITH ARCHS. AND CIVIL PLANS.
 8. THE CONTRACTOR SHALL SUPPLY ALL PLANT MATERIAL IN QUANTITIES SUFFICIENT TO COMPLETE THE PLANTING SHOWN ON THE DRAWINGS.
 9. LANDSCAPE CONTRACTOR IS RESPONSIBLE FOR THE DEPTHS DESCRIBED FOR TURF AREAS AND SHRUB BEDS AS INDICATED IN SHIT. L-L001 DTL. B. IF NECESSARY DIG SUBGRADE IN SHRUB BEDS AND SODDED AREAS DOWN AS SPECIFIED BEFORE PLACING AMENDED TOPSOIL. REFER TO GRADING PLAN FOR FINISH GRADE AND DRAINAGE.
 10. ANY PROPOSED SUBSTITUTIONS OF PLANT SPECIES SHALL BE MADE WITH PLANTS OF EQUIVALENT OVERALL FORM, HEIGHT, BRANCHING HABIT, FLOWER, LEAF, COLOR, FRUIT AND CULTURE ONLY AS APPROVED BY THE OWNER'S REPRESENTATIVE.
 11. TREES SHALL NOT BE PLANTED LESS THAN 5'-0" FROM CURBS OR HARD SURFACE AREAS UNLESS A ROOT BARRIER IS INSTALLED.
 12. A SOILS REPORT SHALL BE PROVIDED BY THE CONTRACTOR, AND SHALL DESCRIBE THE DEPTH, COMPOSITION, AND BULK DENSITY OF THE TOPSOIL AND SUBSOIL AT THE SITE AND SHALL INCLUDE RECOMMENDATIONS FOR SOIL AMENDMENTS. REFER TO SPECS.
 13. 2:1:1V MAXIMUM SLOPE IN LANDSCAPED AREAS.

SITE LANDSCAPE REFERENCE NOTES

CODE	DESCRIPTION	QTY
3	3' DEPTH OF ROCK MULCH - MATCH EXISTING - OVER WEED BARRIER FABRIC AND 12" AMENDED OF TOPSOIL MIX, TYP. - REFER TO SHIT. L-L501 DTL. B	853 sf

* QUANTITY INFORMATION PROVIDED FOR REFERENCE ONLY. CONTRACTOR RESPONSIBLE TO VERIFY ALL QUANTITIES.

PLANT SCHEDULE

SYMBOL	BOTANICAL / COMMON NAME	SIZE	QTY
	Buddleja x 'SHNBDL' TM / Pugster Amethyst Butterfly Bush	5 gal	44
	Festuca mairei / Atlas Fescue	1 gal	54

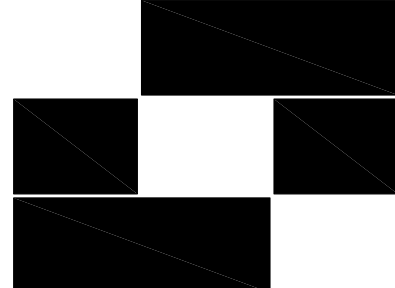
* QUANTITY INFORMATION PROVIDED FOR REFERENCE ONLY. CONTRACTOR RESPONSIBLE TO VERIFY ALL QUANTITIES.

PLANT COVERAGE

TOTAL LANDSCAPE AREAS	853 SF
PLANT COVERAGE	690 SF
% OF PLANT COVERAGE	80.9%

CERTIFICATION

ARCSITIO DESIGN (LANDSCAPE ARCHITECT) CERTIFIES THAT THE LANDSCAPE PLANTING PLAN AND THE IRRIGATION PLAN MEETS OR EXCEEDS THE SANDY CITY CODE REQUIREMENTS OF SECTION 21-25 AS TO LOW WATER USE PLANTS AND IRRIGATION SYSTEMS.



Babcock Design

Salt Lake City
52 Exchange Place
Salt Lake City, UT 84111
801.531.1144

Boise
800 W Main Street, Suite 940
Boise, ID 83702
208.424.7675

babcockdesign.com

Consultant

ArcSitio Design, Inc

Landscape Architecture & Architectural Site Design

1058 East 2100 South Salt Lake City, Utah 84106
office 801.487.4923 www.arcsitiodesign.com

Smith Entertainment Group

SEG - PHASE 3

10450 South State St Sandy, UT, 84070

Revisions

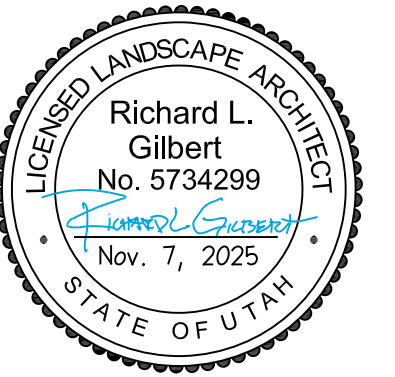
Num.	Description	Date
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Project Number 24009
Original Issue NOVEMBER 7, 2025
Project Status SITE PLAN REVIEW

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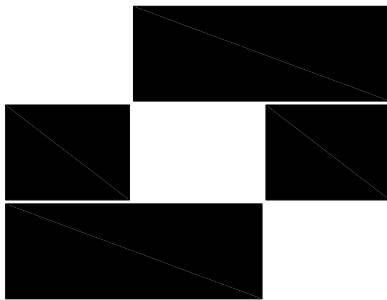


Sheet Title

LANDSCAPE NOTES
AND SCHEDULE

Sheet Number

L-L001



Babcock Design

Salt Lake City
52 Exchange Place
Salt Lake City, UT 84111
801.531.1144

Boise
800 W Main Street, Suite 940
Boise, ID 83702
208.424.7675

babcockdesign.com

Consultant

ArcSito Design, Inc

Landscape Architecture & Architectural Site Design

1058 East 2100 South Salt Lake City, Utah 84106
office 801.487.4923 www.arcsitodesign.com

Smith Entertainment Group

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Revisions

Num.	Description	Date
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Project Number

24009

Original Issue

NOVEMBER 7, 2025

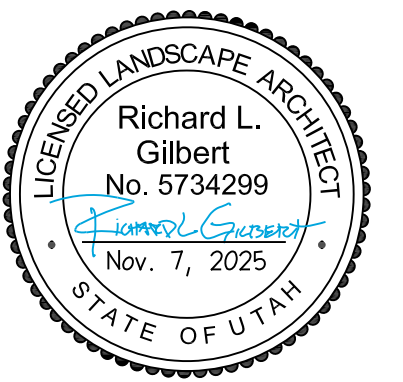
Project Status

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Sheet Title

LANDSCAPE PLAN

Sheet Number

L-L101



Boise
300 W Main Street, Suite 940
Boise, ID 83702
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Num.	Description	Date
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Project Number	24009
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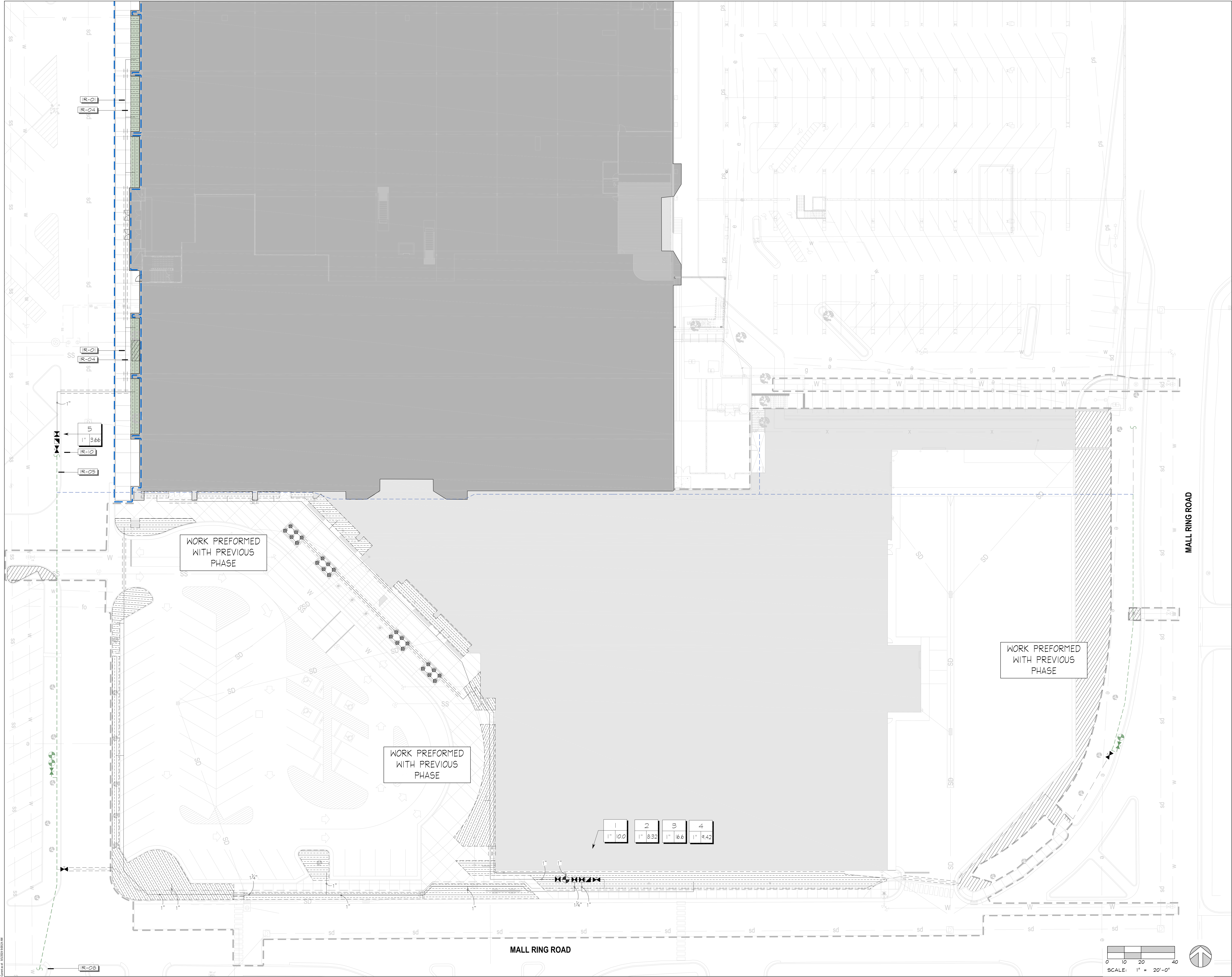
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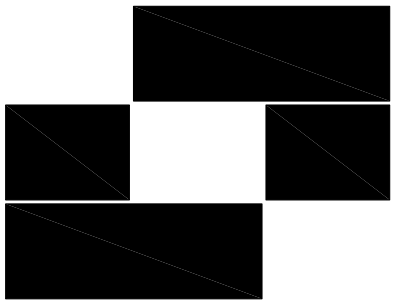
Sheet Number

L-R001

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Babcock Design

Salt Lake City
52 Exchange Place
Salt Lake City, UT 84111
801.531.1144

Boise
800 W Main Street, Suite 940
Boise, ID 83702
208.424.7675

babcockdesign.com

Consultant

ArcSito Design, Inc
Landscape Architecture & Architectural Site Design
1058 East 2100 South Salt Lake City, Utah 84106
office 801.487.4923 www.arcsitodesign.com

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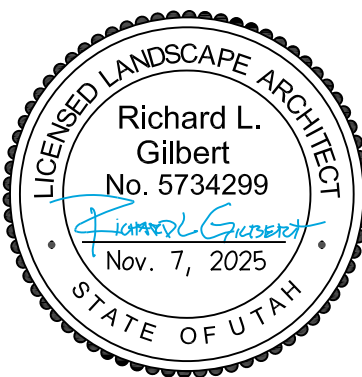
Revisions		
Num.	Description	Date

Project Number	24009
Original Issue	NOVEMBER 7, 2025
Project Status	SITE PLAN REVIEW

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Sheet Title

IRRIGATION PLAN

Sheet Number

L-R101



SOUTHEAST PERSPECTIVE
NOT TO SCALE



NORTHEAST PERSPECTIVE
NOT TO SCALE

SEG - SOUTH TOWN PRACTICE FACILITY - WEST ELEVATION APPROVALS

22 AUGUST 2025



Babcock Design



05 ALUMINUM SOFFIT
KNOTWOOD
SPOTTED GUM — WOOD GRAIN

03 INSULATED METAL PANEL
CF STRIATED
DARK GRAY METALLIC — EMBOSSED TEXTURE

01 INSULATED METAL PANEL 1
CF 7.2
REGAL GRAY — EMBOSSED TEXTURE

06 GLAZING
SOLARBAN 60

04 PERFORATED SUNSHADE
CORROGATED CORTEN STEEL
30% OPEN

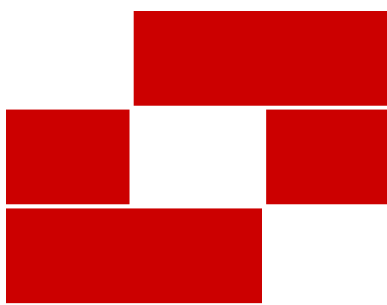
02 INSULATED METAL PANEL 2
CF FLUTE FINISH
SILVER METALLIC — EMBOSSED TEXTURE



EXTERIOR FINISH SCHEDULE						
CODE	PRODUCT TYPE	MANUFACTURER	STYLE	COLOR	SPECIFICATION	FINISH NOTES/ REMARKS
DIVISION 04 - MASONRY (EXTERIOR)						
ST-1	EXTERIOR STONE SIDING	DELTA STONE PRODUCTS	COURSED ASHLAR PATTERN	SUNRISE PEAK QUARRY BLEND	3/4" THIN STONE VENEER	EXTERIOR STONE SIDING
DIVISION 05 - METALS (EXTERIOR)						
ACM-1	ALUMINUM METAL PANEL	ALUCOBOND	AXCENT	BRILLIANT SILVER METALLIC		ALUMINUM METAL PANEL
ACM-2	ALUMINUM METAL PANEL	ALUCOBOND	AXCENT	FOCUS BLACK II		ALUMINUM METAL PANEL
ACP-1	WOOD GRAIN ALUMINUM SIDING	KNOTWOOD USA	6" CLADDING (KEC150)	SPOTTED GUM	STANDARD 6" CLADDING PANEL	WOOD GRAIN ALUMINUM PANEL
CP-1	PERFORATED CORTEN STEEL CORRUGATED PANEL	CORTEN STEEL	7/8" PERFORATED CORRUGATED PANEL	CORTEN	7/8" PERFORATED CORRUGATED CORTEN PANEL	CORTEN STEEL CORRUGATED PANEL
IMP-1	INSULATED METAL PANEL	METL-SPAN	CF 7.2	4" REGAL GREY - EMBOSSED	36" WIDE PANEL	INSULATED METAL PANEL
IMP-2	INSULATED METAL PANEL	METL-SPAN	CF FLUTE	4" SILVER METALLIC - EMBOSSED	42" WIDE PANEL	INSULATED METAL PANEL
IMP-3	INSULATED METAL PANEL	METL-SPAN	CF STRIATED	2" DARK GRAY METALLIC - EMBOSSED	24" WIDE PANEL	INSULATED METAL PANEL

SHEET NOTES
NOTE: THESE NOTES APPLY TO THIS SHEET ONLY.

- | EXTERIOR ELEVATION GENERAL NOTES |
|--|
| 1. REFER TO THE MATERIAL AND FINISH SCHEDULES ON SHEET A641 FOR FURTHER INFORMATION. |
| 2. CONTRACTOR TO LEAVE A 3/4" GAP BETWEEN ALL DISSIMILAR MATERIAL TYP. TO BE FILLED WITH BACKER ROD AND 100% SILICONE SEALANT, COLOR AS SELECTED. |
| 3. ALL EXPOSED EXTERIOR STEEL TO BE PAINTED (I.E. UNTELS, ETC.). |
| 4. CONTRACTOR TO PAINT ALL VENT PIPES, EXHAUST FANS AND OTHER ROOF EQUIPMENT AND PENETRATIONS THAT ARE VISIBLE FROM THE SURROUNDING BUILDINGS STREET FRONTAGE. |
| 5. SEE ELECTRICAL DRAWINGS FOR EXTERIOR POWER LOCATIONS, LIGHTING, HORN STROBES, CARD READERS, ETC. |
| 6. SEE PLUMBING DRAWINGS FOR DOWNSPOUT NOZZLE, HOSE BIB, AND FDC CONNECTION LOCATIONS, ETC. |



Babcock Design

Salt Lake City
52 Exchange Place
Salt Lake City, UT 84111
801.531.1144

Boise
800 W Main Street, Suite 940
Boise, ID 83702
208.424.7675

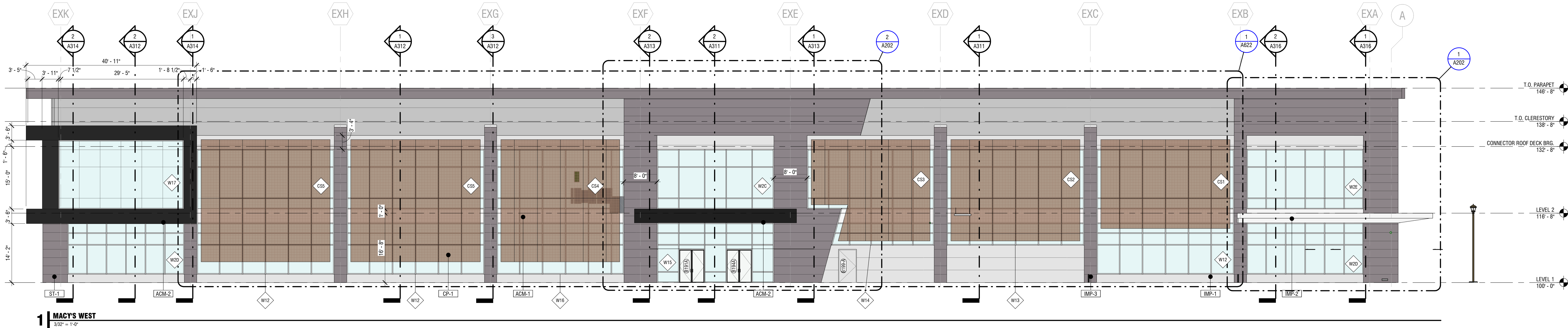
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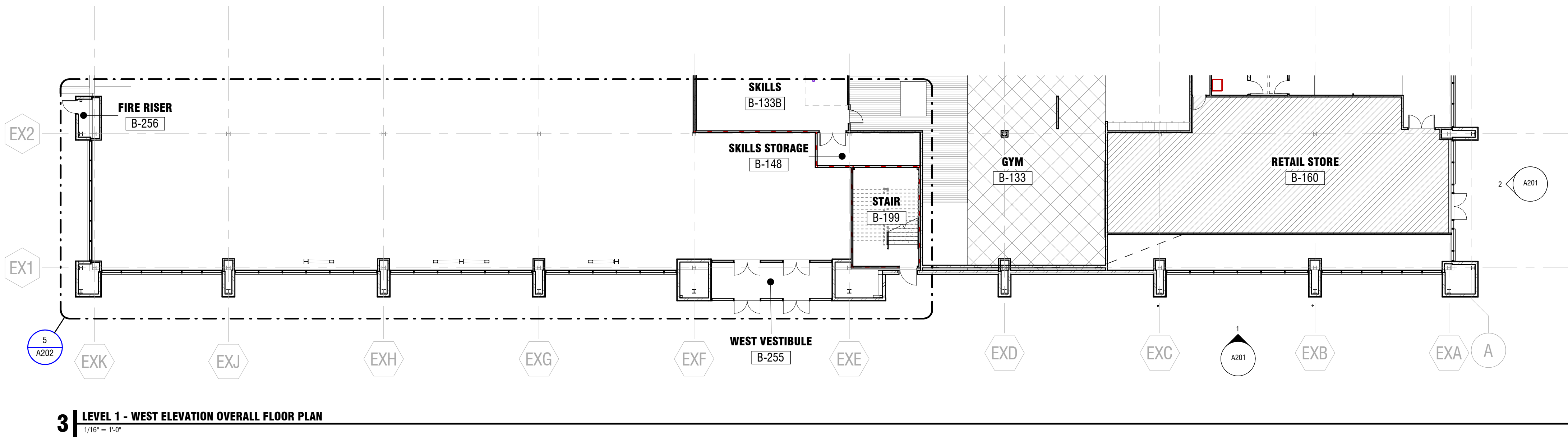
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UTAH HPC PHASE 3

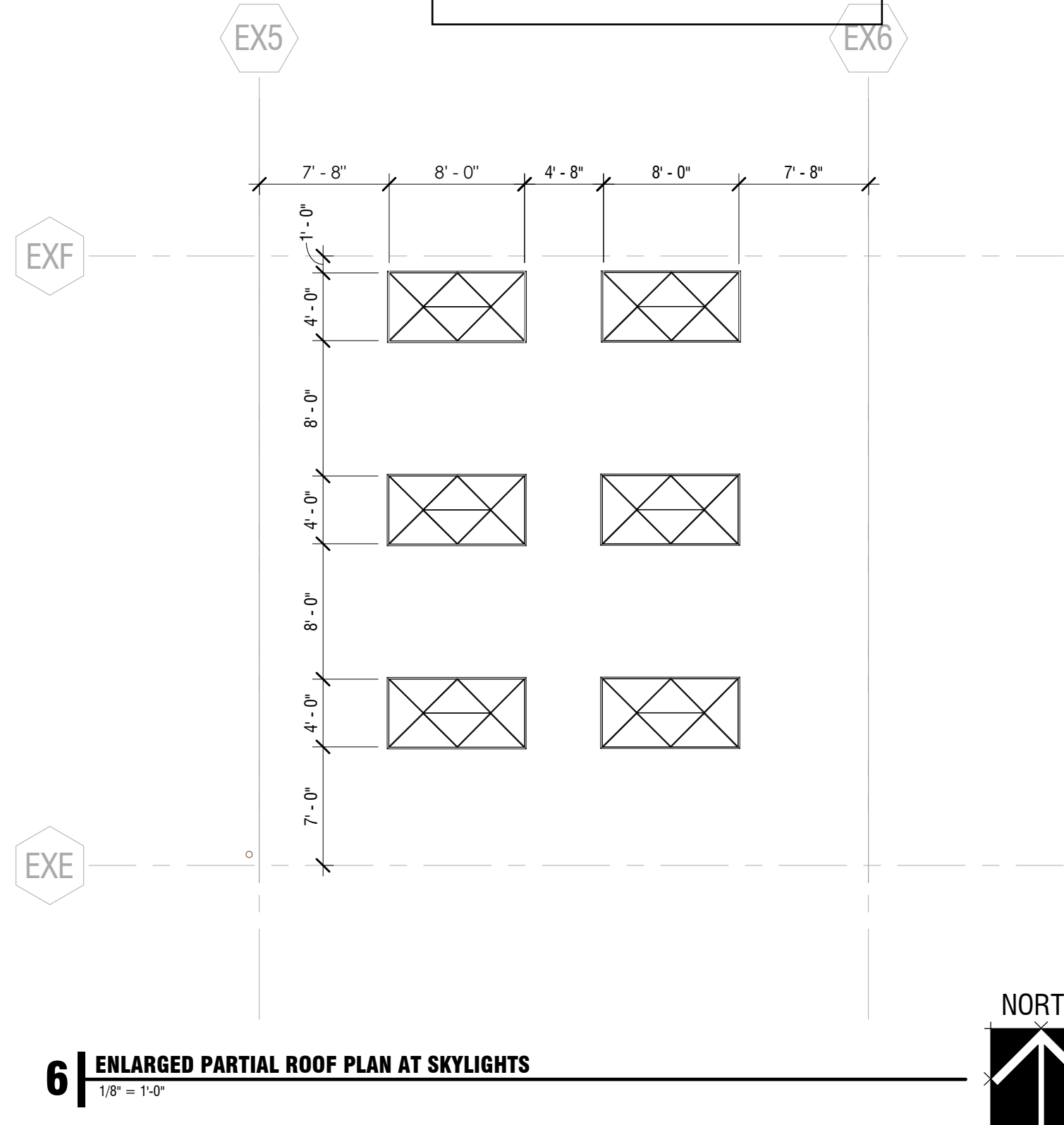
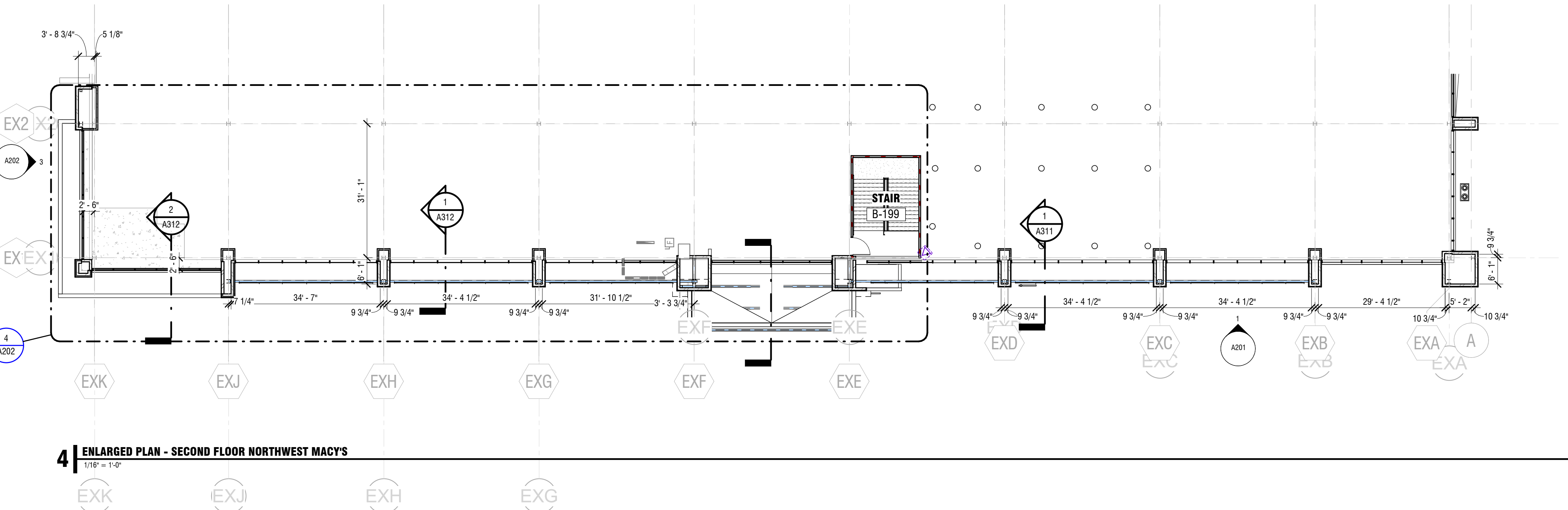
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MATERIAL TAKE OFF
IMP / ACM / METAL PANEL - 8,154 SF
GLAZING- 7013 SF
SUNSCREEN - 4,700 SF



MATERIAL TAKE OFF
IMP / ACM / METAL PANEL - 954 SF
GLAZING- 748 SF
SUNSCREEN - 0 SF



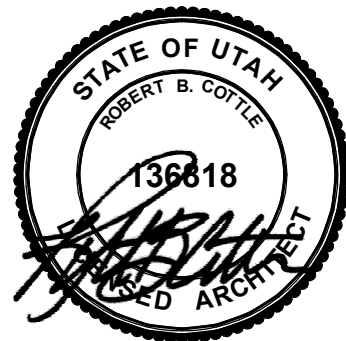
Revisions

Num.	Description	Date
5	T.I. CONSTRUCTION DOCUMENTS	12/12/24
13	ADDENDUM #4	03/13/25

Project Number 24054
Original Issue October 27, 2025
Project Status DD / PRICING SET

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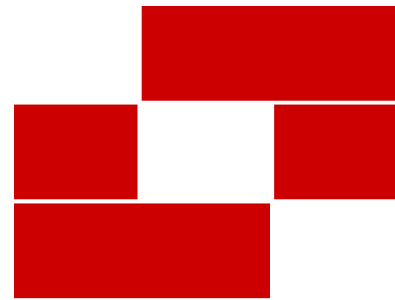
Sheet Title

EXTERIOR
ELEVATIONS AND
ENLARGED PLANS

Sheet Number

A201





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Salt Lake City
52 Exchange Place
Salt Lake City, UT 84111
801.531.1144

Boise
800 W Main Street, Suite 940
Boise, ID 83702
208.424.7675

babcockdesign.com

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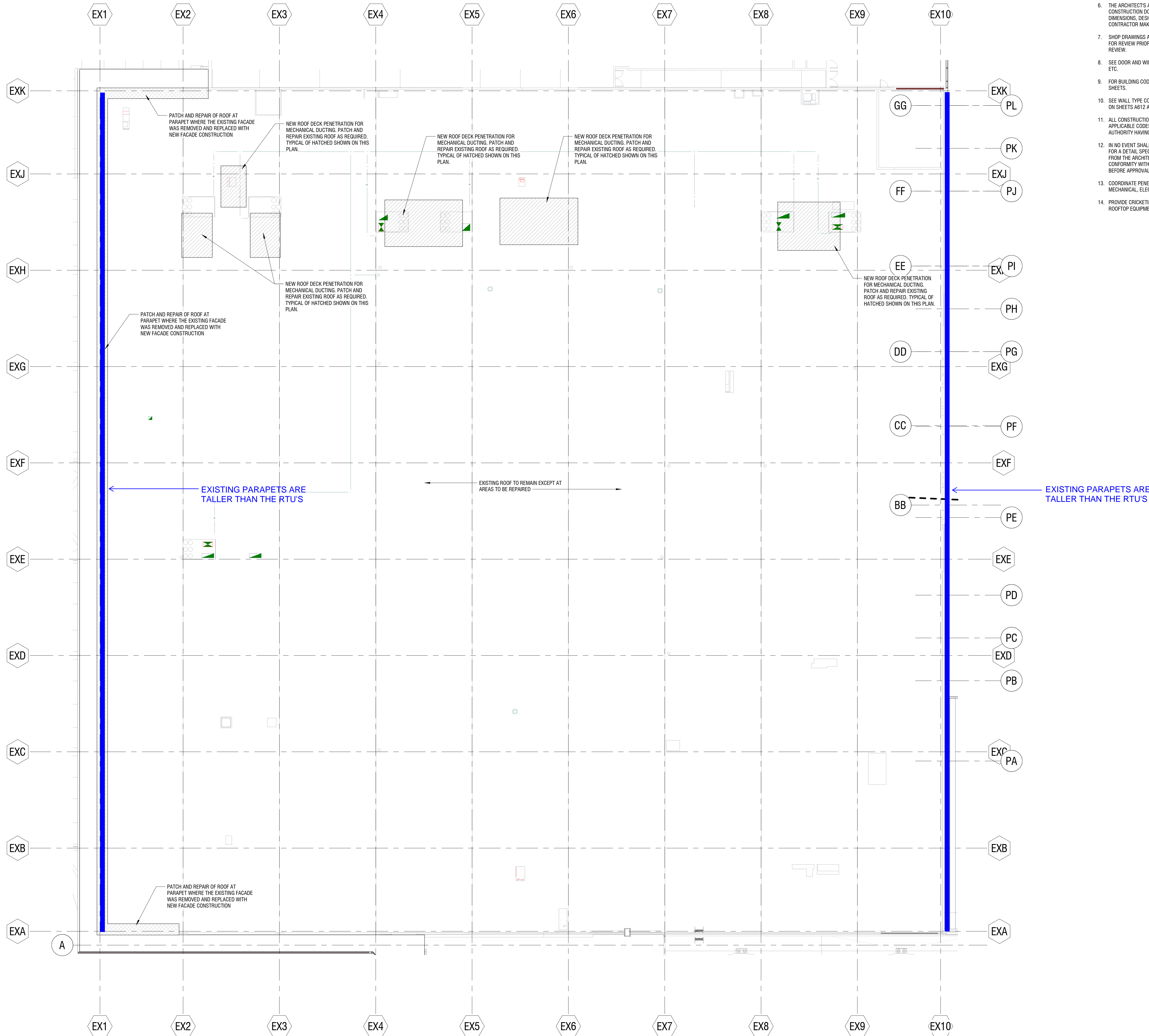
Smith Entertainment Group

UTAH HPC PHASE 3

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ROOF PLAN GENERAL NOTES

- DRAWINGS & SPECIFICATIONS ARE COMPLEMENTARY COMPONENTS OF THE CONTRACT DOCUMENTS. REVIEW ALL DRAWINGS AND SPECIFICATIONS FOR THE COMPLETE SCOPE OF WORK. NOTIFY ARCHITECT IMMEDIATELY FOR CLARIFICATION IF INCONSISTENCIES, CONTRADICTIONS OR OMISSIONS ARE DISCOVERED.
- DO NOT SCALE DRAWINGS. IF DIMENSIONAL INFORMATION IS REQUIRED & NOT FOUND, NOTIFY ARCHITECT IMMEDIATELY FOR CLARIFICATION BEFORE PROCEEDING WITH CONSTRUCTION.
- ALL DIMENSIONS ARE TO COLUMN CENTERLINES, TO GRIDLINES OR TO FACE OF FRAMING UNLESS NOTED OTHERWISE.
- UNLESS NOTED OTHERWISE CLEAR DIMENSIONS INDICATE DIMENSION BETWEEN FINISHES.
- CONTRACTOR SHALL NOTIFY THE ARCHITECT OF DISCREPANCIES IN THE DOCUMENTS, AND OF ANY FIELD CONDITIONS THAT DEVIATE FROM THE DOCUMENTS.
- THE ARCHITECT'S APPROVAL MUST BE OBTAINED FOR ANY DEVIATIONS FROM THE CONSTRUCTION DOCUMENTS, INCLUDING BUT NOT LIMITED TO CHANGES IN DIMENSIONS, DESIGN, MATERIALS, PRODUCTS, AND FINISHES. IN NO CASE MAY THE CONTRACTOR MAKE THESE CHANGES WITHOUT THE APPROVAL OF THE ARCHITECT.
- SHOP DRAWINGS AND OTHER SUBMITTALS ARE TO BE PRESENTED TO THE ARCHITECT FOR REVIEW PRIOR TO EXECUTION OF WORK. ALLOW APPROPRIATE TIME FOR REVIEW.
- SEE DOOR AND WINDOW SCHEDULES FOR SIZES, TYPES, AND FINISHES, HARDWARE, ETC.
- FOR BUILDING CODE REQUIREMENTS OR FIRE/SMOKE REQUIREMENTS, SEE 'G' SHEETS.
- SEE WALL TYPE CONSTRUCTION DETAILS ON SHEET A611 AND ADDITIONAL DETAILS ON SHEETS A612 AND A613 FOR WALL TERMINATIONS, ETC.
- ALL CONSTRUCTION SHALL CONFORM TO AND STRICTLY COMPLY WITH ALL APPLICABLE CODES, COVENANTS, RESTRICTIONS, AND OTHER REQUIREMENTS OF THE AUTHORITY HAVING JURISDICTION OVER THE PROJECT.
- IN NO EVENT SHALL THE CONTRACTOR SUBMIT A STANDARD CONSTRUCTION DETAIL FOR A DETAIL SPECIFIED IN THESE DOCUMENTS WITHOUT THE APPROVAL IN WRITING FROM THE ARCHITECT. THE CONTRACTOR SHALL BRING ALL WORK INTO CONFORMITY WITH THE CONSTRUCTION DOCUMENTS, AS THE ARCHITECT ORDERS, BEFORE APPROVAL OF THAT PORTION OF THE PROJECT WILL BE GRANTED.
- COORDINATE PENETRATION LOCATIONS FOR EQUIPMENT INSIDE BUILDING W/ MECHANICAL, ELECTRICAL, & PLUMBING.
- PROVIDE CRICKETING AS REQUIRED TO REDIRECT WATER FLOW AROUND ALL ROOFTOP EQUIPMENT AND PREVENT ANY POOLING OF WATER, NOT OPTIONAL.



1 ROOF OVERALL PHASE 3
1/16" = 1'-0"

05/20/2025 10:27 PM

Original drawing is 36" x 42" Autodesk Docs://25009 - Utah_HPC/Utah_HPC - Architectural Model.rvt

Revisions

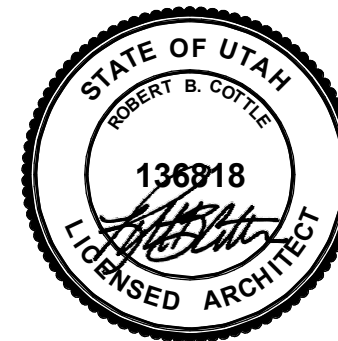
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Project Number	25009
Original Issue	OCTOBER 27, 2025
Project Status	CD SET

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Sheet Title

ROOF PLAN - PHASE 3

Sheet Number

A143