

**811** CALL BLUESTAKES  
@ 811 AT LEAST 48 HOURS  
PRIOR TO THE  
COMMENCEMENT OF ANY  
CONSTRUCTION.  
Know what's below.  
Call before you dig.

**BENCHMARK**  
STREET MONUMENT AT 10200 SOUTH & STATE  
STREET (FOUND 2" BRASS CAP)  
ELEVATION = 4443.43

# CENTENNIAL TOWERS

10012 CENTENNIAL PARKWAY  
SANDY, UTAH

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FOR REVIEW  
NOT FOR CONSTRUCTION

DATE PRINTED  
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**NOTICE TO DEVELOPER/CONTRACTOR**

UNAPPROVED DRAWINGS REPRESENT WORK IN PROGRESS, ARE SUBJECT TO CHANGE, AND DO NOT CONSTITUTE A FINISHED ENGINEERING PRODUCT. ANY WORK UNDERTAKEN BY DEVELOPER OR CONTRACTOR BEFORE PLANS ARE APPROVED IS UNDERTAKEN AT THE SOLE RISK OF THE DEVELOPER, INCLUDING BUT NOT LIMITED TO BIDS, ESTIMATION, FINANCING, BONDING, SITE CLEARING, GRADING, INFRASTRUCTURE CONSTRUCTION, ETC.

**UTILITY DISCLAIMER**

THE CONTRACTOR IS SPECIFICALLY CAUTIONED THAT THE LOCATION AND / OR ELEVATIONS OF EXISTING UTILITIES AS SHOWN ON THESE PLANS IS BASED ON RECORDS OF THE VARIOUS UTILITY COMPANIES AND WHERE POSSIBLE, MEASUREMENTS TAKEN IN THE FIELD. THE INFORMATION IS NOT TO BE RELIED ON AS BEING EXACT OR COMPLETE. THE CONTRACTOR MUST CALL THE LOCAL UTILITY LOCATION CENTER AT LEAST 48 HOURS BEFORE ANY EXCAVATION TO REQUEST EXACT FIELD LOCATIONS OF UTILITIES. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO RELOCATE ALL EXISTING UTILITIES WHICH CONFLICT WITH THE PROPOSED IMPROVEMENTS SHOWN ON THE PLANS.

**NOTICE TO CONTRACTOR**

ALL CONTRACTORS AND SUBCONTRACTORS PERFORMING WORK SHOWN ON OR RELATED TO THESE PLANS SHALL CONDUCT THEIR OPERATIONS SO THAT ALL EMPLOYEES ARE PROVIDED A SAFE PLACE TO WORK AND THE PUBLIC IS PROTECTED. ALL CONTRACTORS AND SUBCONTRACTORS SHALL COMPLY WITH THE OCCUPATIONAL SAFETY AND HEALTH REGULATIONS OF THE U.S. DEPARTMENT OF LABOR AND THE STATE OF UTAH DEPARTMENT OF INDUSTRIAL RELATIONS CONSTRUCTION SAFETY ORDERS. THE CIVIL ENGINEER SHALL NOT BE RESPONSIBLE IN ANY WAY FOR THE CONTRACTORS AND SUBCONTRACTORS COMPLIANCE WITH SAID REGULATIONS AND ORDERS.

CONTRACTOR FURTHER AGREES TO ASSUME SOLE AND COMPLETE RESPONSIBILITY FOR JOB-SITE CONDITIONS DURING THE COURSE OF CONSTRUCTION OF THIS PROJECT, INCLUDING SAFETY OF ALL PERSONS AND PROPERTY, THAT THIS REQUIREMENT SHALL APPLY CONTINUOUSLY AND NOT BE LIMITED TO NORMAL WORKING HOURS, AND THAT THE CONTRACTOR SHALL DEFEND, INDEMNIFY AND HOLD THE OWNER AND THE CIVIL ENGINEER HARMLESS FROM ANY AND ALL LIABILITY, REAL OR ALLEGED IN CONNECTION WITH THE PERFORMANCE OF WORK ON THIS PROJECT, EXCEPTING FOR LIABILITY ARISING FROM THE SOLE NEGLIGENCE OF THE OWNER OR ENGINEER.

**VICINITY MAP**



**GENERAL NOTES**

1. ALL WORK SHALL CONFORM TO SANDY CITY STANDARDS & SPECIFICATIONS.
2. CALL BLUE STAKES AT LEAST 48 HOURS PRIOR TO THE COMMENCEMENT OF ANY CONSTRUCTION ACTIVITIES.
3. BENCHMARK ELEVATION = STREET MONUMENT AT 10200 SOUTH & STATE STREET (FOUND 2" BRASS CAP) ELEVATION = 4443.43

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CODE OFFICIAL STAMP:

PROJECT NAME:

CENTENNIAL TOWERS  
10012 S. CENTENNIAL PARKWAY  
SANDY, UT. 84070

ISSUED:

NO.	DATE	DESCRIPTION

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**COVER SHEET**

SHEET NUMBER:  
**C-000**

**SANDY CITY NOTES**

- FOLLOW ALL RECOMMENDATIONS OF THE APPROVED GEOTECHNICAL REPORT. SANDY CITY STANDARD SPECIFICATIONS AND DETAILS SHALL GOVERN, HOWEVER, UNLESS GEOTECHNICAL REPORT RECOMMENDATIONS ARE MORE STRINGENT.
- PROVIDE A PROCTOR TEST FOR ROADBASE MATERIAL THAT IS TO BE PLACED IN THE PUBLIC RIGHT-OF-WAY TO THE SANDY CITY PUBLIC WORKS INSPECTOR WHEN DELIVERED OR PLACED ON SITE.
- BUILDER/OWNER SHALL OBTAIN AN EXCAVATION PERMIT FROM SANDY CITY PUBLIC WORKS DEPARTMENT PRIOR TO DOING ANY WORK IN THE SANDY CITY PUBLIC RIGHT OF WAY. TRAFFIC PLAN, BONDING, AND INSURANCE WILL BE REQUIRED.
- ALL PUBLIC IMPROVEMENTS, WHICH ARE TO BE OWNED AND MAINTAINED BY SANDY CITY, SHALL BE CONSTRUCTED ACCORDING TO THE SANDY CITY STANDARD SPECIFICATIONS AND DETAILS FOR MUNICIPAL CONSTRUCTION (LATEST EDITION). THE SPECIFICATIONS CAN BE FOUND IN .PDF FORMAT ONLINE AT WWW.SANDY.UTAH.GOV (CLICK ON 'DEPARTMENTS', THEN 'PUBLIC WORKS', THEN 'STANDARD SPECIFICATIONS').
- A PROFESSIONAL ENGINEER, CURRENTLY LICENSED IN THE STATE OF UTAH, SHALL INSPECT DURING CONSTRUCTION, AND APPROVE AFTER CONSTRUCTION, ANY RETAINING WALLS THAT ARE FOUR FEET OR HIGHER AS MEASURED FROM TOP OF WALL TO BOTTOM OF FOOTING. SAID ENGINEER SHALL PROVIDE A LETTER (INDICATING THE RETAINING WALL WAS PROPERLY INSTALLED ACCORDING TO THE APPROVED DESIGN), STAMPED, SIGNED, AND DATED BY SAID ENGINEER, TO THE CITY ENGINEER, PRIOR TO THE RELEASE OF THE GUARANTEE FOR IMPROVEMENTS.
- NOTIFY SANDY CITY PUBLIC WORKS INSPECTION DEPARTMENT, 801-568-2999, 48 HOURS PRIOR TO BEGINNING CONSTRUCTION OF ANY ROADWAYS OR PUBLIC IMPROVEMENTS, INCLUDING SEWER FACILITIES. ALL INSPECTIONS MUST BE DONE PRIOR TO OR CONCURRENT WITH CONSTRUCTION. FAILURE TO MAKE THIS NOTIFICATION MAY RESULT IN THE UNCOVERING AND/OR REMOVAL OF ALL CONSTRUCTION DONE, WITHOUT NOTIFICATION, AT THE DISCRETION OF THE CITY ENGINEER.
- THE USE OF MOTOR OIL AND OTHER PETROLEUM BASED OR TOXIC LIQUIDS FOR DUST SUPPRESSION IS ABSOLUTELY PROHIBITED.
- BUILDER/OWNER SHALL REPLACE ANY EXISTING SIDEWALK OR CURB AND GUTTER ALONG THE FRONTAGE OF THIS PROJECT, THAT IS FOUND TO BE DEFECTIVE AS DIRECTED BY THE SANDY CITY INSPECTOR.
- DUST, MUD, AND EROSION SHALL BE ADEQUATELY CONTROLLED BY WHATEVER MEANS NECESSARY AND THE ROADWAY SHALL BE KEPT FREE OF MUD AND DEBRIS AT ALL TIMES.
- ANY PROPOSED CHANGES TO THE APPROVED DESIGN SHALL BE REVIEWED AND APPROVED BY THE ENGINEER OR ARCHITECT OF RECORD AND THE CITY ENGINEER.
- FOR ANY RETAINING WALLS THAT ARE FOUR FEET OR HIGHER AS MEASURED FROM TOP OF WALL TO BOTTOM OF FOOTING - A RETAINING WALL DESIGN, STAMPED WITH THE STAMP SIGNED AND DATED BY A PROFESSIONAL ENGINEER, CURRENTLY LICENSED IN THE STATE OF UTAH, AND INCLUDING PLANS, DETAILS, AND CALCULATIONS, SHALL BE SUBMITTED TO THE SANDY CITY ENGINEER PRIOR TO OBTAINING A RETAINING WALL PERMIT. WHICH PERMIT SHALL BE OBTAINED BY THE SANDY CITY BUILDING DIVISION PRIOR TO COMMENCING CONSTRUCTION OF THE WALL.
- PROVIDE SLOPE AWAY FROM BUILDINGS THAT COMPLIES WITH THE REQUIREMENTS OF THE INTERNATIONAL BUILDING CODE (2% MINIMUM / 12% MAXIMUM ON HARD SURFACES; 5% MINIMUM / 12% MAX IN LANDSCAPE AREAS FOR MIN. 10 FEET IN ANY CASE). OBTAIN APPROVAL FROM THE BUILDING DIVISION (801)568-7251 FOR GRADING ADJACENT TO BUILDINGS.

**GENERAL NOTES**

- ALL CONSTRUCTION MUST STRICTLY FOLLOW THE STANDARDS AND SPECIFICATIONS SET FORTH BY: THE DESIGN ENGINEER, LOCAL AGENCY JURISDICTION, APWA (2012 EDITION), AND THE MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES (M.U.T.C.D.). THE ORDER LISTED ABOVE IS ARRANGED BY SENIORITY. THE LATEST EDITION OF ALL STANDARDS AND SPECIFICATIONS MUST BE ADHERED TO. IF A CONSTRUCTION PRACTICE IS NOT SPECIFIED BY ANY OF THE LISTED SOURCES, CONTRACTOR MUST CONTACT DESIGN ENGINEER FOR DIRECTION.
- CONTRACTOR TO STRICTLY FOLLOW THE MOST CURRENT COPY OF THE SOILS REPORT FOR THIS PROJECT. ALL GRADING INCLUDING BUT NOT LIMITED TO CUT, FILL, COMPACTION, ASPHALT SECTION, SUBBASE, TRENCH EXCAVATION/BACKFILL, SITE GRUBBING, AND FOOTINGS MUST BE COORDINATED DIRECTLY WITH SOILS REPORT.
- CONTRACTOR MUST VERIFY ALL EXISTING CONDITIONS BEFORE BIDDING, AND BRING UP ANY QUESTIONS BEFORE SUBMITTING BID.
- CONTRACTOR SHALL PROVIDE A CONSTRUCTION SCHEDULE IN ACCORDANCE WITH THE CITY, STATE, OR COUNTY REGULATIONS FOR WORKING IN THE PUBLIC WAY.
- CONTRACTOR SHALL BE RESPONSIBLE FOR DUST CONTROL ACCORDING TO GOVERNING AGENCY STANDARDS. WET DOWN DRY MATERIALS AND RUBBISH TO PREVENT BLOWING.
- CONTRACTOR SHALL BE RESPONSIBLE FOR ANY DAMAGE TO ADJACENT SURFACE IMPROVEMENTS.
- CONTRACTOR SHALL BE RESPONSIBLE FOR CORRECTING ANY SETTLEMENT OF OR DAMAGE TO EXISTING UTILITIES.
- THE CONTRACTOR IS RESPONSIBLE TO FURNISH ALL MATERIALS TO COMPLETE THE PROJECT.
- UNLESS OTHERWISE NOTED, ALL ON-GRADE CONCRETE WILL BE PLACED ON A MINIMUM 4" GRAVEL BASE OVER A WELL COMPACTED (95% DENSITY PER ASTM D-1557) SUB GRADE.
- ALL EXPOSED SURFACES WILL HAVE A TEXTURED FINISH, RUBBED, OR BROOMED. ANY "PLASTERING" OF NEW CONCRETE WILL BE DONE WHILE IT IS STILL "GREEN".
- PRIOR TO STARTING CONSTRUCTION, THE CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFYING THAT ALL REQUIRED PERMITS AND APPROVALS HAVE BEEN OBTAINED. NO CONSTRUCTION OR FABRICATION SHALL BEGIN UNTIL THE CONTRACTOR HAS RECEIVED AND THOROUGHLY REVIEWED ALL PLANS AND OTHER DOCUMENTS APPROVED BY ALL OF THE PERMITTING AUTHORITIES.
- THE LOCATIONS OF UNDERGROUND FACILITIES SHOWN ON THESE PLANS ARE BASED ON FIELD SURVEYS AND LOCAL UTILITY COMPANY RECORDS. IT SHALL BE THE CONTRACTOR'S FULL RESPONSIBILITY TO CONTACT THE VARIOUS UTILITY COMPANIES TO LOCATE THEIR FACILITIES PRIOR TO PROCEEDING WITH CONSTRUCTION. NO ADDITIONAL COMPENSATION SHALL BE PAID TO THE CONTRACTOR FOR DAMAGE AND REPAIR TO THESE FACILITIES CAUSED BY HIS WORK FORCE. CONTRACTOR SHALL START INSTALLATION AT LOW POINT OF ALL NEW GRAVITY UTILITY LINES.
- ALL DIMENSIONS, GRADES, AND UTILITY DESIGN SHOWN ON THE PLANS SHALL BE VERIFIED BY THE CONTRACTOR PRIOR TO CONSTRUCTION. CONTRACTOR SHALL NOTIFY THE ENGINEER IF ANY DISCREPANCIES EXIST, PRIOR TO PROCEEDING WITH CONSTRUCTION FOR NECESSARY PLAN OR GRADE CHANGES. NO EXTRA COMPENSATION SHALL BE PAID TO THE CONTRACTOR FOR WORK HAVING TO BE REDONE DUE TO THE DIMENSIONS OR GRADES SHOWN INCORRECTLY ON THESE PLANS, IF SUCH NOTIFICATION HAS NOT BEEN GIVEN.
- NO CHANGE IN DESIGN LOCATION OR GRADE WILL BE MADE BY THE CONTRACTOR WITHOUT THE WRITTEN APPROVAL OF THE PROJECT ENGINEER.
- NATURAL VEGETATION AND SOIL COVER SHALL NOT BE DISTURBED PRIOR TO ACTUAL CONSTRUCTION OF A REQUIRED FACILITY OR IMPROVEMENT. MASS CLEARING OF THE SITE IN ANTICIPATION OF CONSTRUCTION SHALL BE AVOIDED.
- CONTRACTOR SHALL BE RESPONSIBLE FOR FURNISHING, MAINTAINING, OR RESTORING ALL MONUMENTS AND MONUMENT REFERENCE MARKS WITHIN THE PROJECT SITE. CONTACT THE CITY OR COUNTY SURVEYOR FOR MONUMENT LOCATIONS AND CONSTRUCTION DETAILS.
- CONTRACTOR TO LAYOUT AND POT-HOLE FOR ALL POTENTIAL CONFLICTS WITH UTILITY LINES ON- OR OFF-SITE AS REQUIRED PRIOR TO ANY CONSTRUCTION, AND THE CONTRACTOR WILL VERIFY DEPTHS OF UTILITIES IN THE FIELD BY POT-HOLING A MINIMUM OF 300 FEET AHEAD OF PIPELINE CONSTRUCTION TO AVOID CONFLICTS WITH DESIGNED PIPELINE GRADE AND ALIGNMENT. IF A CONFLICT ARISES RESULTING FROM THE CONTRACTOR'S NEGLIGENCE TO POT-HOLE UTILITIES, THE CONTRACTOR WILL BE REQUIRED TO RESOLVE THE CONFLICT WITHOUT ADDITIONAL COST OR CLAIM TO THE OWNER OR ENGINEER.
- ANY AREA OUTSIDE THE LIMIT OF WORK THAT IS DISTURBED SHALL BE RESTORED TO ITS ORIGINAL CONDITION AT NO COST TO OWNER.
- CONSULT ALL OF THE DRAWINGS AND SPECIFICATIONS FOR COORDINATION REQUIREMENTS BEFORE COMMENCING CONSTRUCTION.
- AT ALL LOCATIONS WHERE EXISTING PAVEMENT ABUTS NEW CONSTRUCTION, THE EDGE OF THE EXISTING PAVEMENT SHALL BE SAWCUT TO A CLEAN, SMOOTH EDGE.
- ALL CONSTRUCTION AND MATERIALS SHALL BE IN ACCORDANCE WITH THE MOST RECENT, ADOPTED EDITION OF ADA ACCESSIBILITY GUIDELINES.
- CONTRACTOR SHALL, AT THE TIME OF BIDDING AND THROUGHOUT THE PERIOD OF THE CONTRACT, BE LICENSED IN THE STATE OF UTAH AND SHALL BE BONDABLE FOR AN AMOUNT REQUIRED BY THE OWNER.
- CONTRACTOR SHALL BE RESPONSIBLE TO PROVIDE ALL WATER, POWER, SANITARY FACILITIES AND TELEPHONE SERVICES AS REQUIRED FOR THE CONTRACTOR'S USE DURING CONSTRUCTION.
- CONTRACTOR SHALL BE RESPONSIBLE FOR ADEQUATELY SCHEDULING INSPECTION AND TESTING OF ALL FACILITIES CONSTRUCTED UNDER THIS CONTRACT. ALL TESTING SHALL CONFORM TO THE REGULATORY AGENCY'S STANDARD SPECIFICATIONS. ALL RE-TESTING AND/OR RE-INSPECTION SHALL BE PAID FOR BY THE CONTRACTOR.
- IF EXISTING IMPROVEMENTS NEED TO BE DISTURBED AND/OR REMOVED FOR THE PROPER PLACEMENT OF IMPROVEMENTS TO BE CONSTRUCTED BY THESE PLANS, THE CONTRACTOR SHALL BE RESPONSIBLE FOR PROTECTING EXISTING IMPROVEMENTS FROM DAMAGE. COST OF REPLACING OR REPAIRING EXISTING IMPROVEMENTS SHALL BE INCLUDED IN THE UNIT PRICE BID FOR ITEMS REQUIRING REMOVAL AND/OR REPLACEMENT. THERE WILL BE NO EXTRA COST DUE TO THE CONTRACTOR FOR REPLACING OR REPAIRING EXISTING IMPROVEMENTS.
- WHENEVER EXISTING FACILITIES ARE REMOVED, DAMAGED, BROKEN, OR CUT IN THE INSTALLATION OF THE WORK COVERED BY THESE PLANS OR SPECIFICATIONS, SAID FACILITIES SHALL BE REPLACED AT THE CONTRACTOR'S EXPENSE WITH MATERIALS EQUAL TO OR BETTER THAN THE MATERIALS USED IN THE ORIGINAL EXISTING FACILITIES. THE FINISHED PRODUCT SHALL BE SUBJECT TO THE APPROVAL OF THE OWNER, THE ENGINEER, AND THE RESPECTIVE REGULATORY AGENCY.

- CONTRACTOR SHALL MAINTAIN A NEATLY MARKED SET OF FULL-SIZE RECORD DRAWINGS SHOWING THE FINAL LOCATION AND LAYOUT OF ALL STRUCTURES AND OTHER FACILITIES. RECORD DRAWINGS SHALL REFLECT CHANGE ORDERS, ACCOMMODATIONS, AND ADJUSTMENTS TO ALL IMPROVEMENTS CONSTRUCTED. WHERE NECESSARY, SUPPLEMENTAL DRAWINGS SHALL BE PREPARED AND SUBMITTED BY THE CONTRACTOR. PRIOR TO ACCEPTANCE OF THE PROJECT, THE CONTRACTOR SHALL DELIVER TO THE ENGINEER ONE SET OF NEATLY MARKED RECORD DRAWINGS SHOWING THE INFORMATION REQUIRED ABOVE. RECORD DRAWINGS SHALL BE REVIEWED AND THE COMPLETE RECORD DRAWING SET SHALL BE CURRENT WITH ALL CHANGES AND DEVIATIONS REDEFINED AS A PRECONDITION TO THE FINAL PROGRESS PAYMENT APPROVAL AND/OR FINAL ACCEPTANCE.
- WHERE THE PLANS OR SPECIFICATIONS DESCRIBE PORTIONS OF THE WORK IN GENERAL TERMS BUT NOT IN COMPLETE DETAIL, IT IS UNDERSTOOD THAT ONLY THE BEST GENERAL PRACTICE IS TO PREVAIL AND THAT ONLY MATERIALS AND WORKMANSHIP OF THE FIRST QUALITY ARE TO BE USED.
- ALL EXISTING GATES AND FENCES TO REMAIN UNLESS OTHERWISE NOTED ON PLANS. PROTECT ALL GATES AND FENCES FROM DAMAGE.
- ALL EXISTING TREES ARE TO REMAIN UNLESS OTHERWISE NOTED ON PLANS. PROTECT ALL TREES FROM DAMAGE.
- ASPHALT MIX DESIGN MUST BE SUBMITTED AND APPROVED BY THE CITY ENGINEER PRIOR TO THE PLACEMENT OF ASPHALT WITHIN THE CITY RIGHT-OF-WAY.
- CONTRACTORS ARE RESPONSIBLE FOR ALL OSHA REQUIREMENTS ON THE PROJECT SITE.
- A UPDES (UTAH POLLUTANT DISCHARGE ELIMINATION SYSTEM) PERMIT IS REQUIRED FOR ALL CONSTRUCTION ACTIVITIES 1 ACRE OR MORE AS WELL AS A STORM WATER POLLUTION PREVENTION PLAN.

**UTILITY NOTES**

- ALL CONSTRUCTION AND MATERIALS SHALL BE IN ACCORDANCE WITH THESE CONTRACT DOCUMENTS, CITY AND STATE REQUIREMENTS AND THE MOST RECENT EDITIONS OF THE FOLLOWING: THE INTERNATIONAL PLUMBING CODE, UTAH DRINKING WATER REGULATIONS, APWA MANUAL OF STANDARD PLANS AND SPECIFICATIONS. THE CONTRACTOR IS REQUIRED TO ADHERE TO ALL OF THE ABOVE-MENTIONED DOCUMENTS UNLESS OTHERWISE NOTED AND APPROVED BY THE ENGINEER.
- CONTRACTOR SHALL COORDINATE LOCATION OF NEW "DRY UTILITIES" WITH THE APPROPRIATE UTILITY COMPANY, INCLUDING BUT NOT LIMITED TO: TELEPHONE & INTERNET SERVICE, GAS SERVICE, CABLE, AND POWER.
- EXISTING UTILITIES HAVE BEEN SHOWN ON THE PLANS BASED ON ON-SITE SURVEY. PRIOR TO COMMENCING ANY WORK, IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO HAVE EACH UTILITY COMPANY LOCATE, IN THE FIELD, THEIR MAIN AND SERVICE LINES. THE CONTRACTOR SHALL NOTIFY BLUE STAKES AT 1-800-662-4111 48 HOURS IN ADVANCE OF PERFORMING ANY EXCAVATION WORK. THE CONTRACTOR SHALL RECORD THE BLUE STAKES ORDER NUMBER AND FURNISH ORDER NUMBER TO OWNER AND ENGINEER PRIOR TO ANY EXCAVATION. IT WILL BE THE CONTRACTOR'S SOLE RESPONSIBILITY TO DIRECTLY CONTACT ANY OTHER UTILITY COMPANIES THAT ARE NOT MEMBERS OF BLUE STAKES. IT SHALL BE THE CONTRACTOR'S SOLE RESPONSIBILITY TO PROTECT ALL EXISTING UTILITIES SO THAT NO DAMAGE RESULTS TO THEM DURING THE PERFORMANCE OF THIS CONTRACT. ANY REPAIRS NECESSARY TO DAMAGED UTILITIES SHALL BE PAID FOR BY THE CONTRACTOR. THE CONTRACTOR SHALL BE REQUIRED TO COOPERATE WITH OTHER CONTRACTORS AND UTILITY COMPANIES INSTALLING NEW STRUCTURES, UTILITIES AND SERVICE TO THE PROJECT.
- CARE SHOULD BE TAKEN IN ALL EXCAVATIONS DUE TO POSSIBLE EXISTENCE OF UNRECORDED UTILITY LINES. EXCAVATION REQUIRED WITHIN PROXIMITY OF EXISTING UTILITY LINES SHALL BE DONE BY HAND. CONTRACTOR SHALL REPAIR ANY DAMAGE TO EXISTING UTILITY LINES OR STRUCTURES INCURRED DURING CONSTRUCTION OPERATIONS AT CONTRACTOR'S EXPENSE.
- TRENCH BACKFILL MATERIAL AND COMPACTION TESTS ARE TO BE TAKEN PER APWA STANDARD SPECIFICATIONS (2012 EDITION), SECTION 02320 - BACKFILLING TRENCHES, OR AS REQUIRED BY THE GEOTECHNICAL REPORT IF NATIVE MATERIALS ARE USED. NO NATIVE MATERIALS ARE ALLOWED IN THE PIPE ZONE. THE MAXIMUM LIFT FOR BACKFILLING EXCAVATIONS IS 8-INCHES.
- THE CONTRACTOR IS SOLELY RESPONSIBLE FOR CONFORMING TO LOCAL AND FEDERAL CODES GOVERNING SHORING AND BRACING OF EXCAVATIONS AND TRENCHES AND FOR THE PROTECTION OF WORKERS.
- THE CONTRACTOR IS REQUIRED TO KEEP ALL CONSTRUCTION ACTIVITIES WITHIN THE APPROVED PROJECT LIMITS. THIS INCLUDES, BUT IS NOT LIMITED TO VEHICLE AND EQUIPMENT STAGING, MATERIAL STORAGE AND LIMITS OF TRENCH EXCAVATION. IT IS THE CONTRACTOR'S RESPONSIBILITY TO OBTAIN PERMISSION AND/OR EASEMENTS FROM THE APPROPRIATE GOVERNING ENTITY AND/OR INDIVIDUAL PROPERTY OWNER(S) FOR WORK OR STAGING OUTSIDE OF THE PROJECT LIMITS.
- THE CONTRACTOR IS RESPONSIBLE FOR REPAIRING ANY DAMAGE, CAUSED BY ANY CONDITION INCLUDING SETTLEMENT, TO EXISTING UTILITIES FROM WORK PERFORMED AT OR NEAR EXISTING UTILITIES. THE CONTRACTOR SHALL TAKE ALL MEASURES NECESSARY TO PROTECT ALL EXISTING PUBLIC AND PRIVATE ROADWAY AND UTILITY FACILITIES. DAMAGE TO EXISTING FACILITIES CAUSED BY THE CONTRACTOR MUST BE REPAIRED BY THE CONTRACTOR AT HIS/HER EXPENSE TO THE SATISFACTION OF THE OWNER OF SAID FACILITIES.
- ALL WATER LINE AND SEWER LINE INSTALLATION AND TESTING TO BE IN ACCORDANCE WITH LOCAL GOVERNING AGENCY'S STANDARDS AND SPECIFICATIONS.
- ALL MANHOLES, HYDRANTS, VALVES, CLEANOUT BOXES, CATCH BASINS, METERS, ETC. MUST BE RAISED OR LOWERED TO FINAL GRADE PER APWA (2012 EDITION) STANDARDS AND INSPECTOR REQUIREMENTS. CONCRETE COLLARS MUST BE CONSTRUCTED ON ALL MANHOLES, CLEANOUT BOXES, CATCH BASINS, AND VALVES PER APWA STANDARDS. ALL MANHOLE, CATCH BASIN, OR CLEANOUT BOX CONNECTIONS MUST BE MADE WITH THE PIPE CUT FLUSH WITH THE INSIDE OF THE BOX AND GROUTED OR SEALED.
- CONTRACTOR SHALL NOT ALLOW ANY GROUNDWATER OR DEBRIS TO ENTER THE NEW OR EXISTING PIPE DURING CONSTRUCTION.
- SILT AND DEBRIS ARE TO BE CLEANED OUT OF ALL STORM DRAIN BOXES. CATCH BASINS ARE TO BE MAINTAINED IN A CLEANED CONDITION AS NEEDED UNTIL AFTER THE FINAL BOND RELEASE INSPECTION.
- CONTRACTOR SHALL CLEAN ASPHALT, TAR OR OTHER ADHESIVES OFF OF ALL MANHOLE LIDS AND INLET GRATES TO ALLOW ACCESS.
- EACH TRENCH SHALL BE EXCAVATED SO THAT THE PIPE CAN BE LAID TO THE ALIGNMENT AND GRADE AS REQUIRED. THE TRENCH WALL SHALL BE SO BRACED THAT THE WORKMEN MAY WORK SAFELY AND EFFICIENTLY. ALL TRENCHES SHALL BE DRAINED SO THE PIPE LAYING MAY TAKE PLACE IN DEWATERED CONDITIONS.
- CONTRACTOR SHALL PROVIDE AND MAINTAIN AT ALL TIMES AMPLE MEANS AND DEVICES WITH WHICH TO REMOVE PROMPTLY AND TO PROPERLY DISPOSE OF ALL WATER ENTERING THE TRENCH EXCAVATION.
- ALL SEWER LINES AND SEWER SERVICES SHALL HAVE A MINIMUM SEPARATION OF 10 FEET, CENTER TO CENTER, FROM THE WATER LINES. IF A 10 FOOT SEPARATION CAN NOT BE MAINTAINED, THE SEWER LINE AND WATER LINE SHALL BE LAID IN SEPARATE TRENCHES AND THERE SHALL BE A MINIMUM 18" VERTICAL SEPARATION BETWEEN THE PIPES.
- CONTRACTOR SHALL INSTALL THRUST BLOCKING AT ALL WATERLINE ANGLE POINTS AND TEES.
- ALL UNDERGROUND UTILITIES SHALL BE IN PLACE PRIOR TO INSTALLATION OF CURB, GUTTER, SIDEWALK AND STREET PAVING.
- CONTRACTOR SHALL INSTALL MAGNETIC LOCATING TAPE CONTINUOUSLY OVER ALL NONMETALLIC PIPE.

**TRAFFIC CONTROL AND SAFETY NOTES**

- TRAFFIC CONTROL AND STRIPING TO CONFORM TO THE CURRENT MANUAL OF UNIFORM TRAFFIC CONTROL DEVICES (M.U.T.C.D.).
- BARRICADING AND DETOURING SHALL BE IN CONFORMANCE WITH THE REQUIREMENTS OF THE CURRENT M.U.T.C.D.
- NO STREET SHALL BE CLOSED TO TRAFFIC WITHOUT WRITTEN PERMISSION FROM THE APPROPRIATE AGENCY, EXCEPT WHEN DIRECTED BY LAW ENFORCEMENT OR FIRE OFFICIALS.
- THE CONTRACTOR SHALL MAKE EVERY EFFORT TO PROVIDE FOR SMOOTH TRAFFIC FLOW AND SAFETY. ACCESS SHALL BE MAINTAINED FOR ALL PROPERTIES ADJACENT TO THE WORK.
- DETOURING OPERATIONS FOR A PERIOD OF SIX CONSECUTIVE CALENDAR DAYS, OR MORE, REQUIRE THE INSTALLATION OF TEMPORARY STREET STRIPING AND REMOVAL OF INTERFERING STRIPING BY SANDBLASTING. THE DETOURING STRIPING PLAN OR CONSTRUCTION TRAFFIC CONTROL PLAN MUST BE SUBMITTED TO THE CITY TRAFFIC ENGINEER FOR REVIEW AND APPROVAL.
- ALL TRAFFIC CONTROL DEVICES SHALL BE RESTORED TO THEIR ORIGINAL CONDITION AT THE END OF THE WORK TO THE SATISFACTION OF THE CITY TRAFFIC ENGINEER.
- TRAFFIC CONTROL DEVICES (TCDs) SHALL REMAIN VISIBLE AND OPERATIONAL AT ALL TIMES.
- ALL PERMANENT TRAFFIC CONTROL DEVICES CALLED FOR HEREON SHALL BE IN PLACE AND IN FINAL POSITION PRIOR TO ALLOWING ANY PUBLIC TRAFFIC ONTO THE PORTIONS OF THE ROAD(S) BEING IMPROVED HEREUNDER, REGARDLESS OF THE STATUS OF COMPLETION OF PAVING OR OTHER OFF-SITE IMPROVEMENTS CALLED FOR BY THESE PLANS.
- THE CONTRACTOR SHALL PROVIDE BARRICADES, SIGNS, FLASHERS, OTHER EQUIPMENT AND FLAG PERSONS NECESSARY TO INSURE THE SAFETY OF WORKERS AND VISITORS.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR NOTIFYING UTAH TRANSIT AUTHORITY (UTA) IF THE CONSTRUCTION INTERRUPTS OR RELOCATES A BUS STOP OR HAS AN ADVERSE EFFECT ON BUS SERVICE ON THAT STREET TO ARRANGE FOR TEMPORARY RELOCATION OF STOP.

**GRADING AND DRAINAGE NOTES**

- SITE GRADING SHALL BE PERFORMED IN ACCORDANCE WITH THESE PLANS AND SPECIFICATIONS AND THE RECOMMENDATIONS SET FORTH IN THE GEOTECHNICAL REPORT AND ALL RELATED ADDENDUMS.
- THE CONTRACTOR SHALL STRIP AND CLEAR THE TOPSOIL, MAJOR ROOTS AND ORGANIC MATERIAL FROM ALL PROPOSED BUILDING AND PAVEMENT AREAS PRIOR TO SITE GRADING. (THE TOPSOIL MAY BE STOCKPILED FOR LATER USE IN LANDSCAPED AREAS.)
- THE CONTRACTOR SHALL REMOVE ALL ORGANIC MATERIAL AND OTHER DELETERIOUS MATERIALS PRIOR TO PLACING GRADING FILL OR BASE COURSE. THE AREA SHOULD BE PROOF-ROLLED TO IDENTIFY ANY SOFT AREAS, WHERE SOFT AREAS ARE ENCOUNTERED, THE CONTRACTOR SHALL REMOVE THE SOIL AND REPLACE WITH COMPACTED FILL.
- ALL DEBRIS PILES AND BERMS SHOULD BE REMOVED AND HAULED AWAY FROM SITE OR USED AS GENERAL FILL IN LANDSCAPED AREAS.
- THE CONTRACTOR SHALL CONSTRUCT THE BUILDING PAD TO THESE DESIGN PLANS AS PART OF THE SITE GRADING CONTRACT, AND STRICTLY ADHERE TO THE SITE PREPARATION AND GRADING REQUIREMENTS OUTLINED IN THE GEOTECHNICAL REPORT.
- THE CONTRACTOR SHALL GRADE THE PROJECT SITE TO PROVIDE A SMOOTH TRANSITION BETWEEN NEW AND EXISTING ASPHALT, CURB AND GUTTER, AND ADJOINING SITE IMPROVEMENTS.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR DAMAGE AND DEBRIS ON ADJACENT STREETS WHEN EQUIPMENT IS TRAVELING THOSE STREETS.
- THE CONTRACTOR SHALL BE FAMILIAR WITH ALL CONDITIONS AND RECOMMENDATIONS OUTLINED IN THE GEOTECHNICAL REPORT AND TAKE ALL NECESSARY PRECAUTIONS AND RECOMMENDED PROCEDURES TO ASSURE SOUND GRADING PRACTICES.
- THE CONTRACTOR SHALL TAKE APPROPRIATE GRADING MEASURES TO DIRECT STORM SURFACE RUNOFF TOWARDS CATCH BASINS.
- THE LOCATIONS OF UNDERGROUND FACILITIES SHOWN ON THESE PLANS ARE BASED ON ON-SITE SURVEY. IT SHALL BE THE CONTRACTOR'S FULL RESPONSIBILITY TO CONTACT THE VARIOUS UTILITY COMPANIES TO LOCATE THEIR FACILITIES PRIOR TO PROCEEDING WITH CONSTRUCTION. NO ADDITIONAL COMPENSATION SHALL BE PAID TO THE CONTRACTOR FOR DAMAGE AND REPAIR TO THESE FACILITIES CAUSED BY HIS WORK FORCE.
- IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO PERFORM ALL NECESSARY CUTS AND FILLS WITHIN THE LIMITS OF THIS PROJECT AND THE RELATED OFF-SITE WORK, SO AS TO GENERATE THE DESIRED SUBGRADE, FINISH GRADES, AND SLOPES SHOWN.
- THE CONTRACTOR IS WARNED THAT AN EARTHWORK BALANCE WAS NOT NECESSARILY THE INTENT OF THIS PROJECT. ANY ADDITIONAL MATERIAL REQUIRED OR LEFT-OVER MATERIAL FOLLOWING EARTHWORK OPERATIONS BECOMES THE RESPONSIBILITY OF THE CONTRACTOR.
- THE GRADING CONTRACTOR IS RESPONSIBLE TO COORDINATE WITH THE OWNER TO PROVIDE FOR THE REQUIREMENTS OF THE PROJECT STORM WATER POLLUTION PREVENTION PLAN (SWPPP) AND ASSOCIATED PERMIT. ALL CONTRACTOR ACTIVITIES 1 ACRE OR MORE IN SIZE ARE REQUIRED TO PROVIDE A STORM WATER POLLUTION PREVENTION PLAN.
- ALL CUT AND FILL SLOPES SHALL BE PROTECTED UNTIL EFFECTIVE EROSION CONTROL HAS BEEN ESTABLISHED.
- THE USE OF POTABLE WATER WITHOUT A SPECIAL PERMIT FOR BUILDING OR CONSTRUCTION PURPOSES INCLUDING CONSOLIDATION OF BACKFILL OR DUST CONTROL, IS PROHIBITED. THE CONTRACTOR SHALL OBTAIN ALL NECESSARY PERMITS FOR CONSTRUCTION WATER FROM GOVERNING AGENCY.
- THE CONTRACTOR SHALL MAINTAIN THE STREETS, SIDEWALKS, AND ALL OTHER PUBLIC RIGHT-OF-WAYS IN A CLEAN, SAFE AND USABLE CONDITION. ALL SPILLS OF SOIL, ROCK OR CONSTRUCTION DEBRIS SHALL BE PROMPTLY REMOVED FROM THE PUBLICLY-OWNED PROPERTY DURING CONSTRUCTION AND UPON COMPLETION OF THE PROJECT. ALL ADJACENT PROPERTY, PRIVATE OR PUBLIC, SHALL BE MAINTAINED IN A CLEAN, SAFE, AND USABLE CONDITION.

**ABBREVIATIONS**

APWA	AMERICAN PUBLIC WORKS ASSOCIATION
AR	ACCESSIBLE ROUTE
ASTM	AMERICAN SOCIETY FOR TESTING AND MATERIALS
AWWA	AMERICAN WATER WORKS ASSOCIATION
BOX	BOTTOM OF STEP
BVC	BEGIN VERTICAL CURVE
C	CURVE
CB	CATCH BASIN
CF	CURB FACE OR CURB FEET
CL	CENTER LINE
CO	CLEAN OUT
COMM	COMMUNICATION
CONC	CONCRETE
CONT	CONTINUOUS
DIA	DIAMETER
DIP	DUCTILE IRON PIPE
ELEC	ELECTRICAL
ELEV	ELEVATION
EOA	EDGE OF ASPHALT
EVC	END OF VERTICAL CURVE
EW	EACH WAY
EXIST	EXISTING
FF	FINISH FLOOR
FG	FINISH GRADE
FG	FIRE HYDRANT
FL	FLOW LINE OR FLANGE
GB	GRADE BREAK
GF	GARAGE FLOOR
GV	GATE VALVE
HC	HANDICAP
HP	HIGH POINT
IRR	IRRIGATION
K	RATE OF VERTICAL CURVATURE
LD	LAND DRAIN
LF	LINEAR FEET
LP	LOW POINT
MH	MANHOLE
MJ	MECHANICAL JOINT
NG	NATURAL GROUND
NIC	NOT IN CONTRACT
NUMBER	NUMBER
OC	ON CENTER
OCW	ON CENTER EACH WAY
OHP	OVERHEAD POWER
PC	POINT OF CURVATURE OR PRESSURE CLASS
PCC	POINT OF COMPOUND CURVATURE
PI	POINT OF INTERSECTION
PVI	POST INDICATOR VALVE
PL	PROPERTY LINE
PRC	POINT OF REVERSE CURVATURE
PRO	PROPOSED
PT	POINT OF TANGENCY
PVC	POINT OF VERTICAL CURVATURE
PVI	POINT OF VERTICAL INTERSECTION
PVT	POINT OF VERTICAL TANGENCY
R	RADIUS
RD	ROOF DRAIN
ROW	RIGHT OF WAY
S	SLOPE
SAN SWR	SANITARY SEWER
SD	STORM DRAIN
SEC	SECONDARY
SS	SANITARY SEWER
STA	STATION
SW	SIDEWALK
SWL	SECONDARY WATER LINE
TBC	TOP BACK OF CURB
TOG	TOP OF GRATE
TOA	TOP OF ASPHALT
TOC	TOP OF CONCRETE
TOF	TOP OF FOUNDATION
TOW	TOP OF WALL
TOS	TOP OF STEP
TYP	TYPICAL
VC	VERTICAL CURVE
WV	WALL INDICATOR VALVE
WL	WATER LINE

NOTE: MAY CONTAIN ABBREVIATIONS THAT ARE NOT USED IN THIS PLAN SET.

**LEGEND**

	SECTION CORNER		EXISTING EDGE OF ASPHALT
	EXISTING MONUMENT		PROPOSED EDGE OF ASPHALT
	PROPOSED MONUMENT		EXISTING STRIPING
	EXISTING REBAR AND CAP		PROPOSED STRIPING
	EXISTING WATER METER		EXISTING FENCE
	PROPOSED WATER METER		PROPOSED FENCE
	EXISTING WATER MANHOLE		EXISTING FLOW LINE
	PROPOSED WATER MANHOLE		PROPOSED FLOW LINE
	EXISTING WATER BOX		GRADE BREAK
	EXISTING WATER VALVE		EXISTING STORM DRAIN LINE
	PROPOSED WATER VALVE		PROPOSED STORM DRAIN LINE
	EXISTING FIRE HYDRANT		ROOF DRAIN LINE
	PROPOSED FIRE HYDRANT		CATCHMENTS
	PROPOSED FIRE DEPARTMENT CONNECTION		HIGHWATER LINE
	EXISTING SECONDARY WATER VALVE		EXISTING SANITARY SEWER
	PROPOSED SECONDARY WATER VALVE		PROPOSED SANITARY SEWER LINE
	EXISTING IRRIGATION BOX		PROPOSED SAN. SWR. SERVICE LINE
	EXISTING IRRIGATION VALVE		EXISTING LAND DRAIN LINE
	PROPOSED IRRIGATION VALVE		PROPOSED LAND DRAIN LINE
	EXISTING SANITARY SEWER MANHOLE		PROPOSED LAND DRAIN SERVICE LINE
	PROPOSED SANITARY SEWER MANHOLE		EXISTING CULINARY WATER LINE
	EXISTING SANITARY CLEAN OUT		PROPOSED CULINARY WATER LINE
	EXISTING STORM DRAIN CLEAN OUT BOX		PROPOSED CULINARY WATER SERVICE LINE
	PROPOSED STORM DRAIN CLEAN OUT BOX		EXISTING SECONDARY WATER LINE
	EXISTING STORM DRAIN INLET BOX		PROPOSED SECONDARY WATER LINE
	EXISTING STORM DRAIN CATCH BASIN		PROPOSED SEC. WATER SERVICE LINE
	PROPOSED STORM DRAIN CATCH BASIN		EXISTING IRRIGATION LINE
	EXISTING STORM DRAIN COMBO BOX		PROPOSED IRRIGATION LINE
	PROPOSED STORM DRAIN COMBO BOX		EXISTING OVERHEAD POWER LINE
	EXISTING STORM DRAIN CLEAN OUT		EXISTING ELECTRICAL LINE
	EXISTING STORM DRAIN CULVERT		EXISTING GAS LINE
	PROPOSED STORM DRAIN CULVERT		EXISTING TELEPHONE LINE
	TEMPORARY SAG INLET PROTECTION		ACCESSIBLE ROUTE
	TEMPORARY IN-LINE INLET PROTECTION		SAW CUT LINE
	ROOF DRAIN		STRAW WATTLE
	EXISTING ELECTRICAL MANHOLE		TEMPORARY BERM
	EXISTING ELECTRICAL BOX		TEMPORARY SILT FENCE
	EXISTING TRANSFORMER		LIMITS OF DISTURBANCE
	EXISTING UTILITY POLE		EXISTING WALL
	EXISTING LIGHT		PROPOSED WALL
	PROPOSED LIGHT		EXISTING CONTOURS
	EXISTING GAS METER		PROPOSED CONTOURS
	EXISTING GAS MANHOLE		BUILDABLE AREA WITHIN SETBACKS
	EXISTING GAS VALVE		PUBLIC DRAINAGE EASEMENT
	EXISTING TELEPHONE MANHOLE		EXISTING ASPHALT TO BE REMOVED
	EXISTING TELEPHONE BOX		PROPOSED ASPHALT
	EXISTING CABLE BOX		EXISTING CURB AND GUTTER
	EXISTING BOLLARD		PROPOSED CURB AND GUTTER
	PROPOSED BOLLARD		PROPOSED REVERSE PAN CURB AND GUTTER
	EXISTING SIGN		TRANSITION TO REVERSE PAN CURB
	PROPOSED SIGN		CONCRETE TO BE REMOVED
	EXISTING SPOT ELEVATION		EXISTING CONCRETE
	PROPOSED SPOT ELEVATION		PROPOSED CONCRETE
	EXISTING FLOW DIRECTION		BUILDING TO BE REMOVED
	EXISTING TREE		EXISTING BUILDING
	DENSE VEGETATION		PROPOSED BUILDING

NOTE: MAY CONTAIN SYMBOLS THAT ARE NOT USED IN THIS PLAN SET.

**DEMOLITION NOTES**

- EXISTING UTILITY INFORMATION SHOWN IS FOR INFORMATIONAL PURPOSES ONLY. IT IS DERIVED FROM ON-SITE SURVEY AND MAY NOT BE LOCATED CORRECTLY AND IS NOT ALL INCLUSIVE. CONTRACTOR SHALL FIELD LOCATE ALL UTILITIES WITHIN THE PROJECT LIMITS BEFORE BEGINNING DEMOLITION/CONSTRUCTION.
- THERE MAY BE BURIED UTILITIES WITHIN THE LIMITS OF DISTURBANCE THAT ARE NOT SHOWN ON THE PLANS DUE TO LACK OF MAPPING OR RECORD INFORMATION. CONTRACTOR SHALL NOTIFY THE ENGINEER WHEN UNEXPECTED UTILITIES ARE DISCOVER



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

**BENCHMARK**

STREET MONUMENT AT 10200 SOUTH & STATE  
STREET (FOUND 2" BRASS CAP)  
ELEVATION = 4443.43

**SEGO LILY DRIVE (10000 SOUTH)**  
(PUBLIC STREET)

**EXISTING RETAIL BUILDING**  
FF=4410.10

**PROPOSED HOTEL**  
**BUILDING (TYPE 1A)**  
FF=4410.00

**EXISTING PARKING GARAGE**  
FF LOWER LEVEL=4406.00  
FF SECOND LEVEL=4416.55  
FF THIRD LEVEL=4427.17

**PROPOSED RESIDENTIAL**  
**BUILDING 2**  
FF=4410.60

**PROPOSED PARKING GARAGE ADDITION**  
FF LOWER LEVEL=4406.00  
FF SECOND LEVEL=4416.55  
FF THIRD LEVEL=4427.17

**PROPOSED OFFICE**  
**BUILDING**  
FF=4411.60

**FUTURE RESIDENTIAL**  
**BUILDING 3**  
FF=4412.90

**PROPOSED STREETFRONT RESIDENTIAL - FF=4416.55**

**10080 SOUTH STREET**  
(PUBLIC STREET)

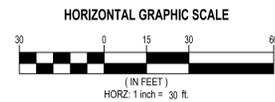
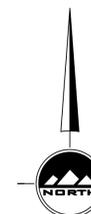
**10080 SOUTH STREET**  
(PUBLIC STREET)

**GENERAL NOTES**

- ALL WORK TO COMPLY WITH THE SANDY CITY'S STANDARDS AND SPECIFICATIONS.
- ALL IMPROVEMENTS MUST COMPLY WITH ADA STANDARDS AND RECOMMENDATIONS.
- ALL WORK SHALL COMPLY WITH THE RECOMMENDATIONS OF THE GEOTECHNICAL ENGINEER POSSIBLY INCLUDING, BUT NOT LIMITED TO, REMOVAL OF UNCONSOLIDATED FILL, ORGANICS, AND DEBRIS, PLACEMENT OF SUBSURFACE DRAIN LINES AND GEOTEXTILE, AND OVEREXCAVATION OF UNSUITABLE BEARING MATERIALS AND PLACEMENT OF ACCEPTABLE FILL MATERIAL.
- THE CONTRACTOR SHALL BECOME FAMILIAR WITH THE EXISTING SOIL CONDITIONS.
- ELEVATIONS HAVE BEEN TRUNCATED FOR CLARITY. XXXX REPRESENTS AN ELEVATION OF 44XX.XX ON THESE PLANS.
- LANDSCAPED AREAS REQUIRE SUBGRADE TO BE MAINTAINED AT A SPECIFIC ELEVATION BELOW FINISHED GRADE AND REQUIRE SUBGRADE TO BE PROPERLY PREPARED AND SCARIFIED. SEE LANDSCAPE PLANS FOR ADDITIONAL INFORMATION.
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- ALL STORM DRAIN INFRASTRUCTURE TO BE INSTALLED PER GOVERNING AGENCY OR APWA STANDARD PLANS AND SPECIFICATIONS.
- ENSURE MINIMUM COVER OVER ALL STORM DRAIN PIPES PER MANUFACTURER'S RECOMMENDATIONS. NOTIFY ENGINEER IF MINIMUM COVER CANNOT BE ATTAINED.
- ALL FACILITIES WITH DOWNSPOUTS/ROOF DRAINS SHALL BE CONNECTED TO THE STORM DRAIN SYSTEM. SEE MECHANICAL/PLUMBING PLANS FOR DOWNSPOUT/ROOF DRAIN LOCATIONS AND SIZES. ALL ROOF DRAINS TO HAVE MINIMUM 1% SLOPE.
- THE CONTRACTOR SHALL ADJUST TO GRADE ALL EXISTING UTILITIES AS NEEDED PER LOCAL GOVERNING AGENCY'S STANDARDS AND SPECIFICATIONS.
- NOTIFY ENGINEER OF ANY DISCREPANCIES IN DESIGN OR JACKING BEFORE PLACING CONCRETE, ASPHALT, OR STORM DRAIN STRUCTURES OR PIPES.
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**SANDY CITY STORMWATER NOTES**

- NOTIFY SANDY CITY PUBLIC UTILITIES INSPECTOR (801-568-7280), AT LEAST ONE BUSINESS DAY (24 HOURS) PRIOR TO BEGINNING CONSTRUCTION.
- 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.
- 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.
- SUBMITTALS ARE REQUIRED TO BE APPROVED BY THE CONSULTING ENGINEER FOR ALL BEDDING, BACKFILL, PIPE AND STRUCTURES (INLET BOXES, COMBO BOXES, AND JUNCTION BOXES). SUBMITTALS MUST HAVE SUFFICIENT INFORMATION TO SHOW THAT THE PROPOSED ITEMS CONFORM TO SANDY CITY STANDARDS AND SPECIFICATIONS.
- CONSTRUCTION WORK SHALL BE CONDUCTED IN ACCORDANCE WITH THE UTAH POLLUTION DISCHARGE ELIMINATION SYSTEM (UPDES) REGULATIONS.
- ALL MATERIALS AND WORK DONE IN UDOT RIGHT-OF-WAY SHALL CONFORM TO UDOT STANDARDS AND SPECIFICATIONS.
- NON-SHRINK GROUT SHALL BE USED WHEREVER GROUT IS REQUIRED FOR THE STORM DRAIN FACILITIES.
- CUT PIPES OFF FLUSH WITH THE INSIDE WALL OF THE BOX OR MANHOLE AND GROUT AT CONNECTION OF PIPE TO BOX TO A SMOOTH FINISH. ADDITIONALLY, ALL JAGGED OR SHARP EDGES AT PIPE CONNECTIONS ARE TO BE REMOVED AND GROUTED SMOOTH.
- GROUT BETWEEN GRADE RINGS. FOR EACH INLET BOX THAT IS LOCATED NEXT TO A CURB, THE CURB AND GUTTER CONTRACTOR IS RESPONSIBLE TO REMOVE ALL PROTRUDING, JAGGED OR SHARP CONCRETE EDGES AND TO GROUT BETWEEN BOTTOM OF INLET LID FRAME AND TOP OF CONCRETE BOX. GROUT TO CREATE A SMOOTH, BEVELED TRANSITION AT ALL EDGES IN CLEAN OUT AND INLET BOXES. GROUT AROUND ALL EDGES OF THE RESTRICTIVE ORIFICE PLATE.
- REMOVE SNAP TIES, NAILS, REBAR AND OTHER PROTRUSIONS FROM THE BOX OR PIPE INSIDE SURFACE, AS WELL AS ALL FORM WORK, PLASTIC AND CARDBOARD.
- SILT AND DEBRIS ARE TO BE CLEANED OUT OF ALL INLET BOXES, COMBO BOXES, JUNCTION BOXES, AND PIPE. THE BOXES AND PIPES ARE TO BE MAINTAINED IN A CLEAN CONDITION UNTIL AFTER THE FINAL BOND RELEASE INSPECTION.
- CLEAN OFF ALL MANHOLE LIDS AND INLET GRATES OF ASPHALT, CONCRETE, TAR OR OTHER ADHESIVES TO ALLOW ACCESS.
- WHERE A SLUMP IS REQUIRED, THE SANDY CITY PUBLIC UTILITIES INSPECTOR SHALL BE CONTACTED PRIOR TO CONSTRUCTION TO PROVIDE AN OPPORTUNITY TO CHECK THE VOLUME OF GRAVEL AND GRAVEL GRADATION.
- SIGNS MUST BE POSTED NEAR EACH INLET BOX LOCATED IN A DRINKING WATER RECHARGE ZONE, WITH THE FOLLOWING WORDS: "WARNING THIS IS A DRINKING WATER ADJUTER RECHARGE AREA. DISPOSAL OF ANY WASTE MATERIALS IN THE STORM WATER IS STRICTLY PROHIBITED."
- ALL INLET, COMBO AND JUNCTION BOXES SHALL BE PLACED ON 12-INCH (MIN.) COMPACTED STABILIZATION MATERIAL.
- A VIDEO OF ALL PIPES MUST BE COMPLETED BEFORE THE 80% OR 90% BOND RELEASE AND AGAIN BEFORE FINAL BOND RELEASE.
- A REPRESENTATIVE OF THE MANUFACTURER OR SUPPLIER SHALL BE ON SITE DURING INSTALLATION OF OIL/WATER SEPARATORS AND UNDERGROUND DETENTION/RETENTION SYSTEMS. THE MANUFACTURER OR SUPPLIER SHALL PROVIDE A LETTER STATING THAT THE SYSTEM WAS INSTALLED PER MANUFACTURER'S SPECIFICATIONS. IF IT IS UNKNOWN WHETHER A REPRESENTATIVE IS REQUIRED TO BE PRESENT DURING INSTALLATION, CONTACT THE SANDY CITY PUBLIC UTILITIES INSPECTOR.
- A LETTER FROM THE CONSULTING ENGINEER IS REQUIRED TO BE SUBMITTED TO SANDY CITY PUBLIC UTILITIES DEPARTMENT, PRIOR TO 90% BOND RELEASE, VERIFYING THAT THE VOLUME FOR RETENTION/DETENTION PONDS WAS INSTALLED PER THE APPROVED PLANS.



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45 W. 10000 S., Suite 500  
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Phone: 801.255.0529  
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CODE OFFICIAL STAMP

PROJECT NAME:

**CENTENNIAL TOWERS**  
10012 S. CENTENNIAL PARKWAY  
SANDY, UT. 84070

REVISIONS:

NO.	DATE	DESCRIPTION

ISSUED:	NO.	DATE	DESCRIPTION

OWNER PROJECT #: 18-22  
ENGIN PROJECT #: 8101  
DRAWN BY: MSB  
CHECKED BY: DAJ  
DESIGNED BY: DAJ

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SHEET TITLE:  
**GRADING PLAN**

SHEET NUMBER:  
**C-200**



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

**BENCHMARK**

STREET MONUMENT AT 10200 SOUTH & STATE  
STREET (FOUND 2" BRASS CAP)  
ELEVATION = 4443.43

ARCHITECT'S INFORMATION



Russell Platt Architecture  
4301 West 4570 South  
West Valley City, Utah 84120  
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PROFESSIONAL STAMP



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10012 S. CENTENNIAL PARKWAY  
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NO.	DATE	DESCRIPTION

ISSUED:

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OWNER PROJECT #:

ENGIN PROJECT #:

DRAWN BY:

CHECKED BY:

DESIGNED BY:

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SHEET TITLE:

DRAINAGE PLAN

SHEET NUMBER:

C-201

**GENERAL NOTES**

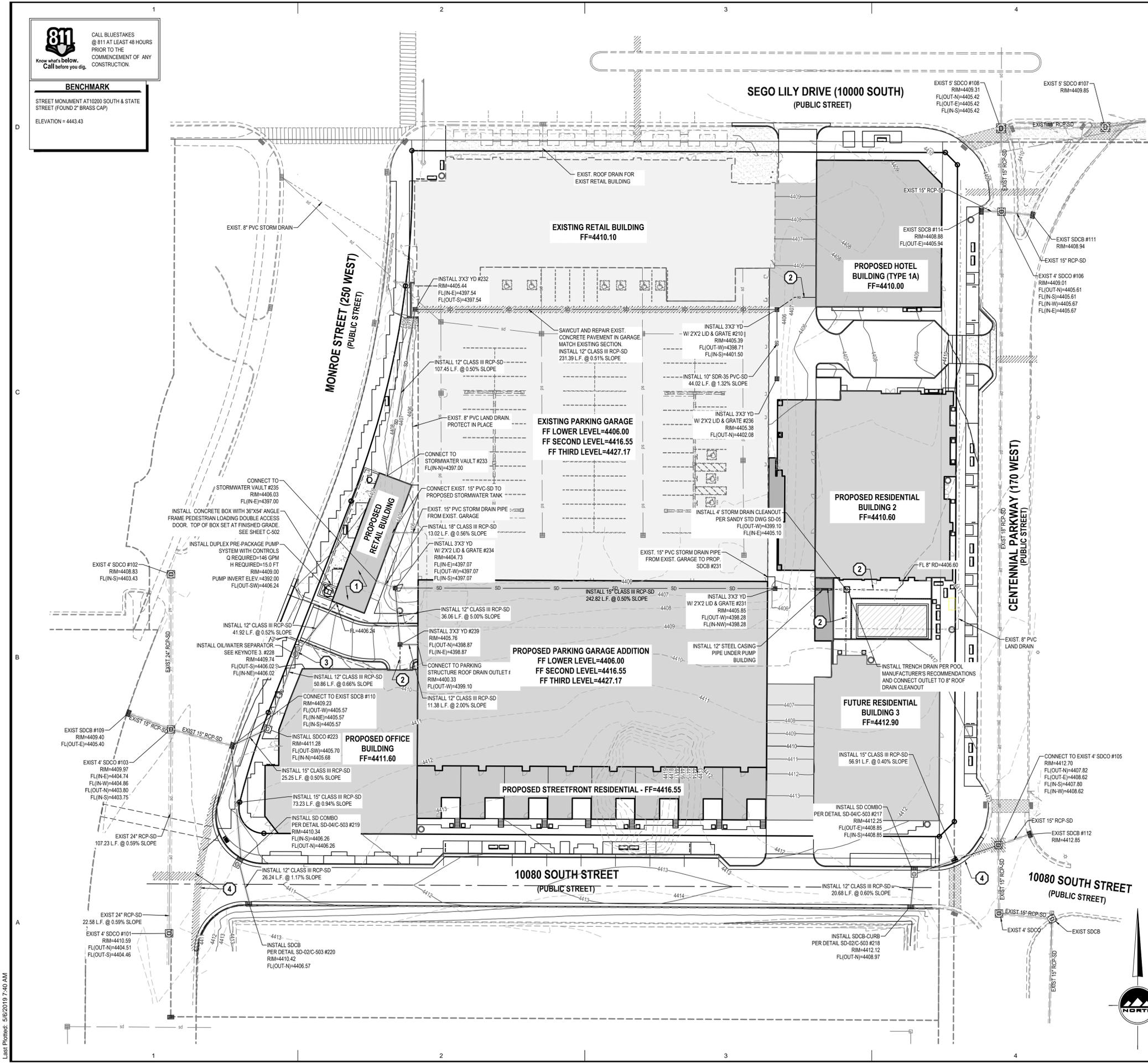
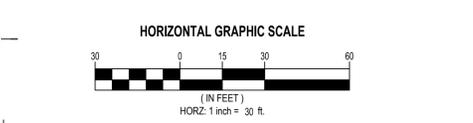
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- NON-SHRINK GROUT SHALL BE USED WHEREVER GROUT IS REQUIRED FOR THE STORM DRAIN FACILITIES.
- CUT PIPES OFF FLUSH WITH THE INSIDE WALL OF THE BOX OR MANHOLE AND GROUT AT CONNECTION OF PIPE TO BOX TO A SMOOTH FINISH. ADDITIONALLY, ALL JAGGED OR SHARP EDGES AT PIPE CONNECTIONS ARE TO BE REMOVED AND GROUTED SMOOTH.
- GROUT BETWEEN GRADE RINGS. FOR EACH INLET BOX THAT IS LOCATED NEXT TO A CURB, THE CURB AND GUTTER CONTRACTOR IS RESPONSIBLE TO REMOVE ALL PROTRUDING, JAGGED OR SHARP CONCRETE EDGES AND TO GROUT BETWEEN BOTTOM OF INLET LID FRAME AND TOP OF CONCRETE BOX. GROUT TO CREATE A SMOOTH, BEVELED TRANSITION AT ALL EDGES IN CLEAN OUT AND INLET BOXES. GROUT AROUND ALL EDGES OF THE RESTRICTIVE ORIFICE PLATE.
- REMOVE SNAP TIES, NAILS, REBAR AND OTHER PROTRUSIONS FROM THE BOX OR PIPE INSIDE SURFACE, AS WELL AS ALL FORM WORK, PLASTIC AND CARDBOARD.
- SILT AND DEBRIS ARE TO BE CLEANED OUT OF ALL INLET BOXES, COMBO BOXES, JUNCTION BOXES, AND PIPE. THE BOXES AND PIPES ARE TO BE MAINTAINED IN A CLEAN CONDITION UNTIL AFTER THE FINAL BOND RELEASE INSPECTION.
- CLEAN OFF ALL MANHOLE LIDS AND INLET GRATES OF ASPHALT, CONCRETE, TAR OR OTHER ADHESIVES TO ALLOW ACCESS.
- WHERE A SUMP IS REQUIRED, THE SANDY CITY PUBLIC UTILITIES INSPECTOR SHALL BE CONTACTED PRIOR TO CONSTRUCTION TO PROVIDE AN OPPORTUNITY TO CHECK THE VOLUME OF GRAVEL AND GRAVEL GRADATION.
- SIGNS MUST BE POSTED NEAR EACH INLET BOX LOCATED IN A DRINKING WATER RECHARGE ZONE, WITH THE FOLLOWING WORDS: "WARNING THIS IS A DRINKING WATER ACQUIFER RECHARGE AREA. DISPOSAL OF ANY WASTE MATERIALS IN THE STORM WATER IS STRICTLY PROHIBITED."
- ALL INLET, COMBO AND JUNCTION BOXES SHALL BE PLACED ON 12-INCH (MIN.) COMPACTED STABILIZATION MATERIAL.
- A VIDEO OF ALL PIPES MUST BE COMPLETED BEFORE THE 80% OR 90% BOND RELEASE AND AGAIN BEFORE FINAL BOND RELEASE.
- A REPRESENTATIVE OF THE MANUFACTURER OR SUPPLIER SHALL BE ON SITE DURING INSTALLATION OF OIL/WATER SEPARATORS AND UNDERGROUND DETENTION/RETENTION SYSTEMS. THE MANUFACTURER OR SUPPLIER SHALL PROVIDE A LETTER STATING THAT THE SYSTEM WAS INSTALLED PER MANUFACTURER'S SPECIFICATIONS. IF IT IS UNKNOWN WHETHER A REPRESENTATIVE IS REQUIRED TO BE PRESENT DURING INSTALLATION, CONTACT THE SANDY CITY PUBLIC UTILITIES INSPECTOR.
- A LETTER FROM THE CONSULTING ENGINEER IS REQUIRED TO BE SUBMITTED TO SANDY CITY PUBLIC UTILITIES DEPARTMENT, PRIOR TO 90% BOND RELEASE, VERIFYING THAT THE VOLUME FOR RETENTION/DETENTION PONDS WAS INSTALLED PER THE APPROVED 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:
- INSTALL 85' LONG X 30' WIDE X 6.5' DEEP UNDERGROUND STORM DRAIN WATER STORAGE TANK UNDER BUILDING PER DETAILS ON SHEET C-502.
  - TOP OF CONCRETE=4405.50
  - TOP OF VAULT=4404.50
  - BOTTOM OF VAULT=4396.00
  - STORAGE REQUIRED= 15,327 CU. FT.
  - STORAGE PROVIDED= 16,575 CU. FT.
  - INSTALL 8" SDR-35 PVC ROOF DRAIN AT 2.00% MIN. SLOPE
  - 1,250-GALLON 3-COMPARTMENT OIL/WATER SEPARATOR PER DETAIL ON SHEET C-501 OR ENGINEER APPROVED EQUIVALENT.
  - SAWCUT AND REMOVE EXISTING CONCRETE PAVEMENT. REPLACE PER SANDY CITY STANDARDS AND SPECIFICATIONS



Last Plotted: 5/6/2019 7:40 AM





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

**BENCHMARK**

STREET MONUMENT AT 10200 SOUTH & STATE  
STREET (FOUND 2" BRASS CAP)  
ELEVATION = 4443.43

Russell Platt Architecture  
4301 West 4570 South  
West Valley City, Utah 84120  
801-580-0108



SALT LAKE CITY  
45 W. 10000 S., Suite 500  
Sandy, UT 84070  
Phone: 801.255.0529

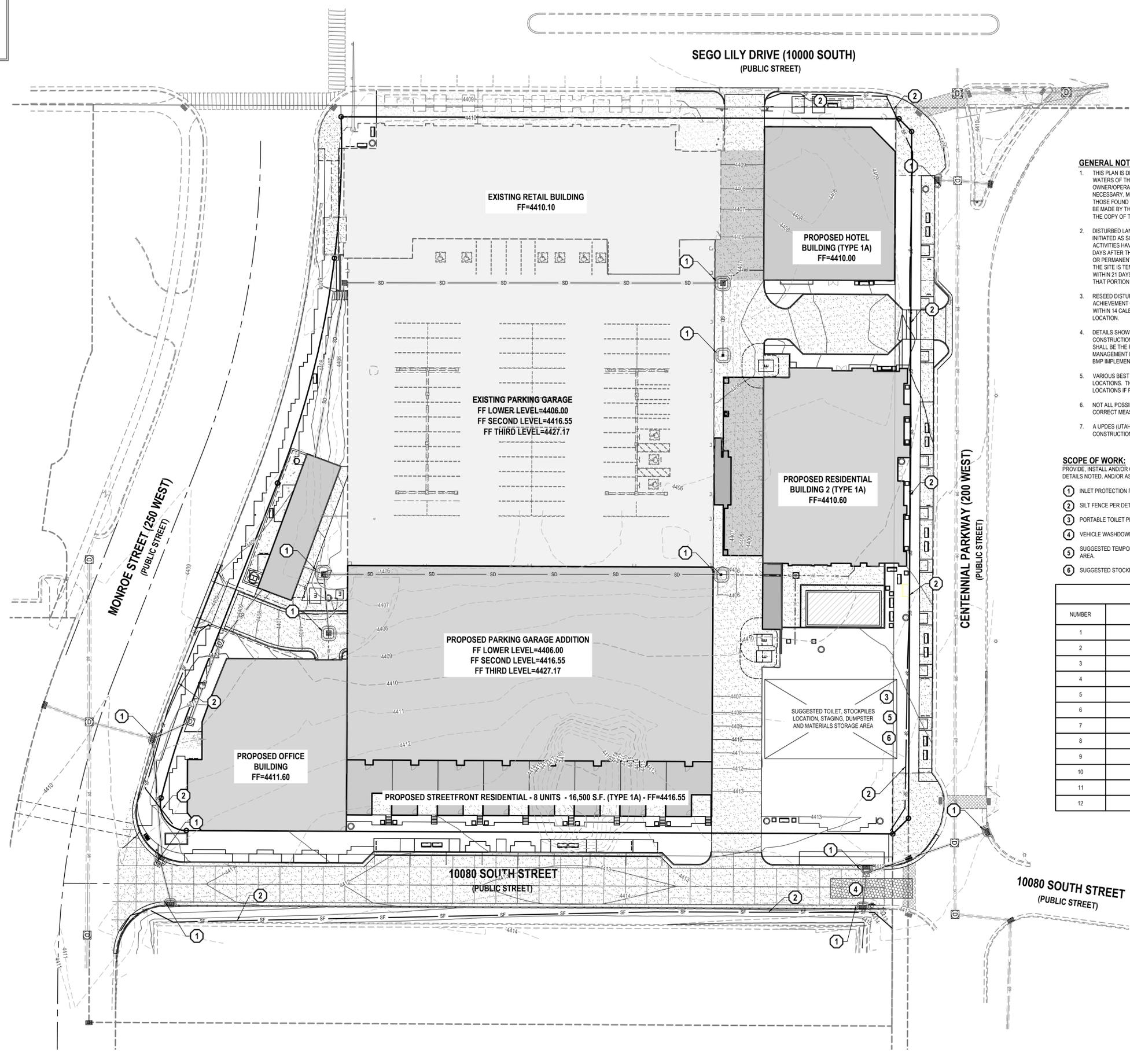
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PROJECT NAME:

**CENTENNIAL TOWERS**  
10012 S. CENTENNIAL PARKWAY  
SANDY, UT. 84070



**GENERAL NOTES**

1. THIS PLAN IS DESIGNED AS A FIRST APPRAISAL OF NECESSARY MEANS TO PROTECT THE WATERS OF THE STATE FROM POTENTIAL POLLUTION. IT IS THE RESPONSIBILITY OF THE OWNER/OPERATOR TO ADD WARRANTED BEST MANAGEMENT PRACTICES (BMPs) AS NECESSARY, MODIFY THOSE SHOWN AS APPROPRIATE, AND DELETE FROM THE PROJECT THOSE FOUND TO BE UNNECESSARY. FEDERAL AND STATE LAW ALLOWS THESE UPDATES TO BE MADE BY THE OWNER/OPERATOR ONSITE AND RECORDED BY THE OWNER/OPERATOR ON THE COPY OF THE SWPPP KEPT ONSITE.
2. DISTURBED LAND SHALL BE KEPT TO A MINIMUM. STABILIZATION MEASURES SHALL BE INITIATED AS SOON AS PRACTICABLE IN PORTIONS OF THE SITE WHERE CONSTRUCTION ACTIVITIES HAVE TEMPORARILY OR PERMANENTLY CEASED, BUT IN NO CASE MORE THAN 14 DAYS AFTER THE CONSTRUCTION ACTIVITY IN THAT PORTION OF THE SITE HAS TEMPORARILY OR PERMANENTLY CEASED. HOWEVER, WHERE CONSTRUCTION ACTIVITY ON A PORTION OF THE SITE IS TEMPORARILY CEASED, AND EARTH DISTURBING ACTIVITIES WILL BE RESUMED WITHIN 21 DAYS, TEMPORARY STABILIZATION MEASURES DO NOT HAVE TO BE INITIATED ON THAT PORTION OF THE SITE.
3. RESEED DISTURBED LAND WITH NATIVE GRASS MIXTURE WITHIN 14 CALENDAR DAYS OF ACHIEVEMENT OF FINISH GRADE TO STABILIZE SOILS IF LAND IS NOT TO BE RE-WORKED WITHIN 14 CALENDAR DAYS OF THE CESSATION OF CONSTRUCTION ACTIVITIES AT THAT LOCATION.
4. DETAILS SHOWN ARE TO BE EMPLOYED TO PROTECT RUNOFF AS APPROPRIATE DURING CONSTRUCTION. NOT ALL DETAILS ARE NECESSARY AT ALL PHASES OF THE PROJECT. IT SHALL BE THE RESPONSIBILITY OF THE OWNER/OPERATOR TO USE APPROPRIATE BEST MANAGEMENT PRACTICES AT THE APPROPRIATE PHASE OF CONSTRUCTION. SEE SWPPP FOR BMP IMPLEMENTATION SCHEDULE.
5. VARIOUS BEST MANAGEMENT PRACTICES HAVE BEEN SHOWN ON THE PLANS AT SUGGESTED LOCATIONS. THE CONTRACTOR MAY MOVE AND RECONFIGURE THESE BMPs TO OTHER LOCATIONS IF PREFERRED, PROVIDED THE INTENT OF THE DESIGN IS PRESERVED.
6. NOT ALL POSSIBLE BMPs HAVE BEEN SHOWN. THE CONTRACTOR IS RESPONSIBLE TO APPLY CORRECT MEASURES TO PREVENT THE POLLUTION OF STORM WATER PER PROJECT SWPPP.
7. A UPDES (UTAH POLLUTANT DISCHARGE ELIMINATION SYSTEM) PERMIT IS REQUIRED FOR ALL CONSTRUCTION ACTIVITIES 1 ACRE OR MORE.

**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. INLET PROTECTION PER DETAIL 5/C-500.
2. SILT FENCE PER DETAIL 4/C-500.
3. PORTABLE TOILET PER DETAIL 6/C-500.
4. VEHICLE WASHDOWN AND STABILIZED CONSTRUCTION ENTRANCE PER DETAIL 7/C-500.
5. SUGGESTED TEMPORARY CONSTRUCTION SITE PARKING, STAGING, DUMPSTER, AND MATERIAL STORAGE AREA.
6. SUGGESTED STOCKPILE AREA.

**REVISION SCHEDULE**

NUMBER	DATE	AUTHOR	COMPANY REPRESENTATIVE SIGNATURE
1			
2			
3			
4			
5			
6			
7			
8			
9			
10			
11			
12			

ISSUED:

NO.	DATE	DESCRIPTION

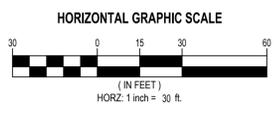
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ENSGN PROJECT #: 8101  
DRAWN BY: MSB  
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DESIGNED BY: DAJ

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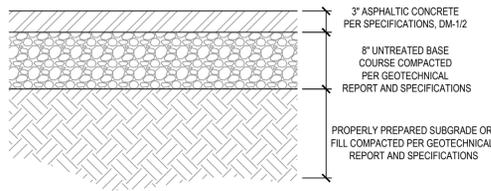
**EROSION CONTROL PLAN**

SHEET NUMBER:  
**C-400**

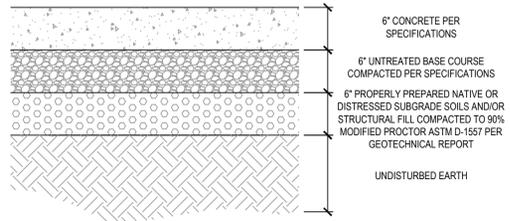


**ASPHALT NOTES**

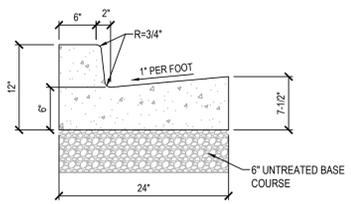
1. ALL PAVING TO BE PLACED OVER PROPERLY PREPARED NATURAL SOILS AND/OR PROPERLY PREPARED EXISTING FILL SOILS AND PROPERLY COMPACTED STRUCTURAL FILL WHERE SPECIFIED.
2. ALL STRUCTURAL FILL TO BE COMPACTED TO A MINIMUM OF 95% OF THE MAXIMUM DRY DENSITY AS DETERMINED BY THE AASHTO T-180 (D-1557) METHOD OF COMPACTION. LIFTS SHOULD NOT EXCEED 8" IN LOOSE THICKNESS.
3. REMOVE SURFACE VEGETATION AND OTHER DELETERIOUS MATERIALS OVER THE ENTIRE SITE IN PREPARATION OF PROPOSED IMPROVEMENTS.



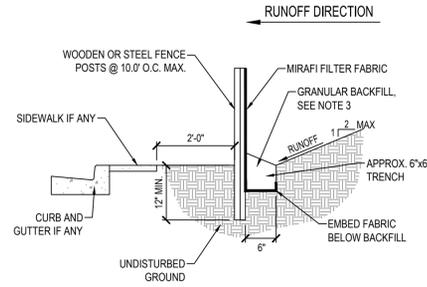
**1 STANDARD ASPHALT SECTION** SCALE: NONE



**2 CONCRETE PAVEMENT SECTION** SCALE: NONE

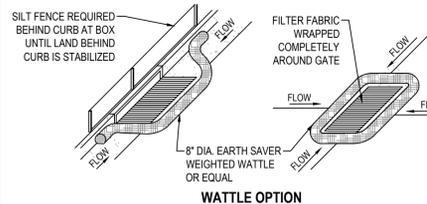


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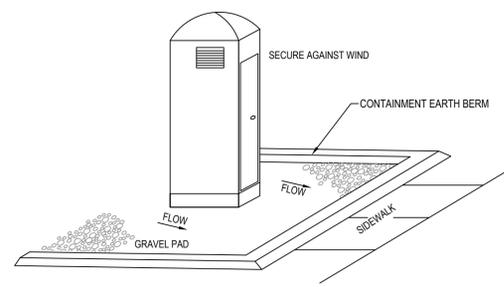
**4 TEMPORARY SILT FENCE** SCALE: NONE

- NOTES:**
1. EXCAVATE 6"x6" TRENCH ALONG LIMITS OF DISTURBANCE AS SHOWN ON CONSTRUCTION DRAWINGS. POSTS SHALL BE POSITIONED ON DOWNSTREAM SIDE OF FENCE.
  2. LAY TOE-IN FABRIC FLAP IN BOTTOM OF TRENCH. BACKFILL TRENCH WITH FREE DRAINING GRANULAR MATERIAL. COMPACT TRENCH TO SATISFACTION OF THE ENGINEER OF RECORD.
  3. SILT FENCE GEOTEXTILE SHALL MEET AASHTO M288-92 REQUIREMENTS.
  4. REMOVE & DISPOSE OF SEDIMENT WHEN ACCUMULATION IS 50% OF EXPOSED FENCE HEIGHT.
  5. 10" MAX. SPACING BETWEEN STAKES. SILT FENCES SHALL BE INSTALLED ALONG CONTOURS, NOT UP AND DOWN SLOPES, WITH 10' OVERLAP AT BREAKS.

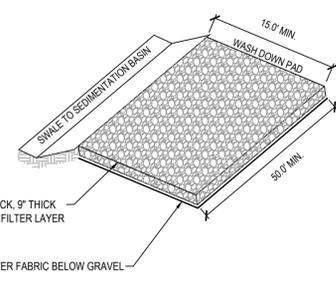


- NOTES:**
1. PLACE WATTLES OR GRAVEL BAGS TIGHT AGAINST CURB TO PREVENT SEDIMENT-LADEN WATER FROM GETTING BETWEEN CURB AND WATTLE BAG.
  2. PLACE WATTLES OR GRAVEL BAGS SUCH THAT FLOW DOES NOT OVERTOP CURB OR ROAD CENTERLINE.
  3. INSPECT INLET PROTECTION AFTER EVERY LARGE STORM EVENT AND AT LEAST BI-WEEKLY OR PER SWPPP REQUIREMENTS, WHICHEVER IS MORE STRINGENT. TO ENSURE THAT SEDIMENT CONTROL IS MEETING ITS DESIGN INTENT. MAINTAIN AND/OR REPLACE AS NEEDED.
  4. REMOVE SEDIMENT ACCUMULATED WHEN IT REACHES 50% OF GRAVEL BAG OR WATTLE HEIGHT.
  5. CONTRACTOR MAY SUBMIT AN ALTERNATIVE METHOD OF INLET PROTECTION. THE ALTERNATIVE METHOD SHALL BE APPROVED BY THE CITY INSPECTOR AND THE ENGINEER OF RECORD.
  6. BEFORE PLACEMENT OF CURB, STABILIZATION OF LAND BEHIND CURB, AND/OR PAVING, MAINTAIN TOP OF INLET AT 6" ABOVE GRADE, AND SURROUND WITH SILT FENCE FOR SEDIMENTATION AROUND BOX. MAINTAIN SILT FENCE BEHIND BOX UNTIL LAND BEHIND CURB IS STABILIZED.

**5 SAG INLET PROTECTION** SCALE: NONE

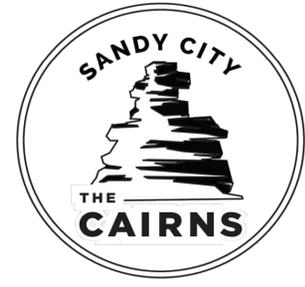


**6 PORTABLE TOILET** SCALE: NONE



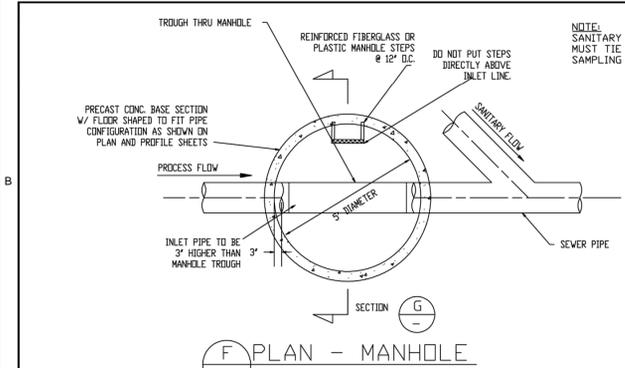
- NOTE:**
1. PLACE SIGN ADJACENT TO ENTRANCE \* CONSTRUCTION TRAFFIC ONLY - ALL CONSTRUCTION TRAFFIC SHALL ENTER AND EXIT SITE AT THIS LOCATION\*

**7 STABILIZED CONSTRUCTION ENTRANCE** SCALE: NONE

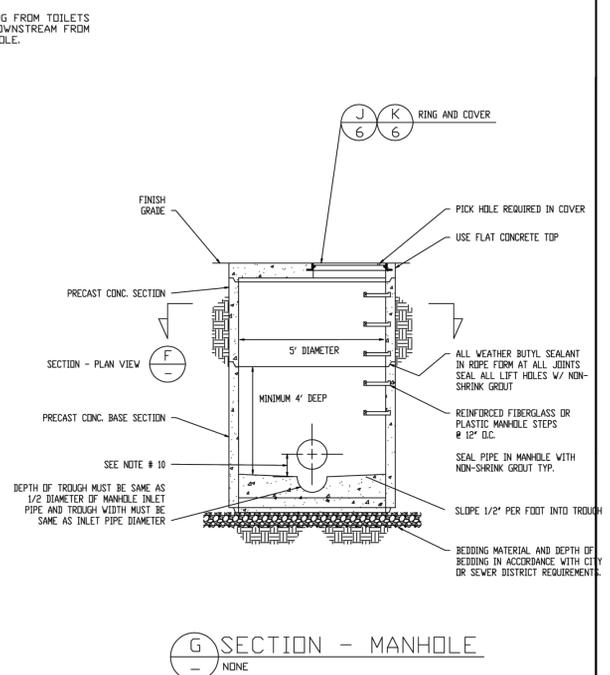


- NOTE:**
1. ALL MANHOLE COVERS (WITH THE EXCEPTION OF SEWER DISTRICT MANHOLE COVERS) SHALL BE CAIRNS BRANDED AND HAVE AN ADDITIONAL IDENTIFYING MARKER INDICATING STORM WATER, SEWER ETC.

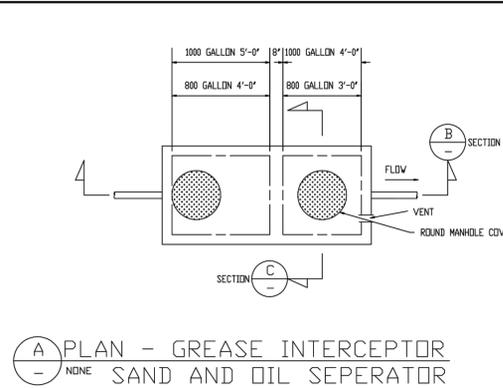
**8 CAIRNS BRANDED MANHOLE COVER** SCALE: NONE



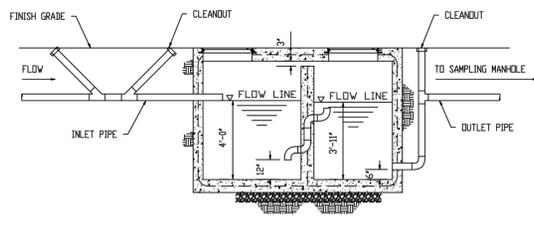
- NOTES:**
1. PIPING, CLEANOUT CONFIGURATION, SIZE AND TYPE OF PIPING MATERIAL AS PER CITY OR SANITARY DISTRICT. INSPECTION BY SVWRP PRIOR TO BACKFILLING IS REQUIRED.
  2. WIDTH OF TROUGH IN THE MANHOLE MUST BE THE SAME SIZE AS THE INLET PIPE INTO MANHOLE. DEPTH OF TROUGH MUST BE THE SAME AS 1/2 OF INLET PIPE DIAMETER.
  3. CONCRETE SHALL HAVE A MINIMUM 28 DAY COMPRESSIVE STRENGTH OF 4000 PSI.
  4. REINFORCEMENT STEEL SHALL BE ASTM A615 GRADE 60.
  5. THE CONCRETE COVER OVER REINFORCEMENT STEEL SHALL BE A MINIMUM OF 1 1/2 INCHES.
  6. THE STRUCTURE SHALL BE DESIGNED BY A REGISTERED PROFESSIONAL ENGINEER LICENSED IN THE STATE OF UTAH.
  7. THE STRUCTURE SHALL BE DESIGNED FOR THE FOLLOWING LOADING CRITERIA:
    - A) WALLS DESIGNED FOR A SATURATED EQUIVALENT FLUID AT-REST SOIL PRESSURE OF 90 PCF PLUS TRUCK SURCHARGES.
    - B) TRUCK LOADING USING AN AASHTO H-20 TRUCK LOAD.
  8. MANHOLES OVER 4 FEET IN DEPTH WILL HAVE FIBERGLASS OR PLASTIC STEPS.
  9. ALL MANHOLES MUST HAVE ROUND NOTCHED COVERS WITH PICK HOLE FOR REMOVAL.
  10. FOR NEW CONSTRUCTION, BOTTOM OF INLET PIPE INTO MANHOLE MUST BE AT LEAST 3 INCHES ABOVE THE BOTTOM OF THE TROUGH THRU THE MANHOLE.
  11. 12" GRADE RINGS MAX, USE A FULL EXTENSION OF BOX FOR OVER 12'.
  12. GROUT ALL PIPES IN/OUT FLUSH WITH OUT/IN SIDE OF BOX.
  13. DO NOT LOCATE SAMPLING MANHOLE IN PARKING SPOTS.
  14. MINIMUM DEPTH OF SAMPLING MANHOLE IS 4'. IF YOU CAN'T GET 4', CONTACT SVWRP.



**G SECTION - MANHOLE** SCALE: NONE



**A PLAN - GREASE INTERCEPTOR SAND AND OIL SEPARATOR** SCALE: NONE



**B SECTION - GREASE INTERCEPTOR SAND AND OIL SEPARATOR** SCALE: NONE

- NOTES:**
1. PIPING, CLEANOUT CONFIGURATION, SIZE AND TYPE OF PIPING MATERIAL AS PER CITY OR SANITARY DISTRICT. INSPECTION BY SVWRP PRIOR TO BACKFILLING IS REQUIRED.
  2. INTERCEPTOR PIPING AND OTHER ASSOCIATED PIPING CHANGES THAT ARE NECESSARY TO INSTALL INTERCEPTOR MUST BE IN ACCORDANCE WITH LOCAL REGULATIONS.
  3. INTERCEPTOR MUST BE PROPERLY VENTED, INDEPENDENT OF OTHER FACTORS, IN ACCORDANCE WITH UNIFORM PLUMBING CODE STANDARDS. VENTED INSIDE BUILDING WITH INDEPENDENT VENT AWAY FROM VTR AIR INTAKES.
  4. CONCRETE SHALL HAVE A MINIMUM 28 DAY COMPRESSIVE STRENGTH OF 4000 PSI.
  5. REINFORCEMENT STEEL SHALL BE ASTM A615 GRADE 60.
  6. THE CONCRETE COVER OVER REINFORCEMENT STEEL SHALL BE A MINIMUM OF 1-1/2 INCHES.
  7. THE STRUCTURE SHALL BE DESIGNED BY A REGISTERED PROFESSIONAL ENGINEER LICENSED IN THE STATE OF UTAH.
  8. THE STRUCTURE SHALL BE DESIGNED FOR THE FOLLOWING LOADING CRITERIA:
    - A) WALLS DESIGNED FOR A SATURATED EQUIVALENT FLUID AT-REST SOIL PRESSURE OF 90 PCF PLUS TRUCK SURCHARGES.
    - B) TRUCK LOADING USING AN AASHTO H-20 TRUCK LOAD.
  9. MANWAY FRAME & COVER SHALL BE A TRAFFIC TYPE CASTING FOR H-20 TRUCK LOAD.
  10. THE INLET PIPE SHALL BE AT AN ELEVATION 1' HIGHER THAN THE OUTLET PIPE.
  11. WHERE THE SEWER LINE ALREADY EXISTS, THE SEWER INVERT INTO AND OUT OF THE INTERCEPTOR SHALL BE 4'-0" ABOVE THE INTERCEPTOR FLOOR.
  12. THE BAFFLE IN THE INTERCEPTOR SHALL BE WITHIN 3" OF THE CEILING. BAFFLE WILL HAVE TO BE RAISED WITH EXTENSION OF BOX.
  13. COVERS SHALL BE CIRCULAR AND BE SOLID.
  14. SANITARY WASTE FROM TOILETS MUST NOT BE PLUMBED THROUGH THE INTERCEPTOR.
  15. INTERCEPTOR MUST BE LOCATED IN SUCH A MANNER THAT IT IS READILY ACCESSIBLE FOR CLEANING.
  16. GROUT ALL PIPE INTO AND OUT OF BOX FLUSH WITH OUTSIDE.
  17. GROUT ALL WINDOW AND KNOCK OUT FLUSH WITH OUTSIDE OF BOX.
  18. GROUT ANY SPALDS FROM KNOCKOUTS.
  19. 12" OF GRADE RINGS IS ALL THAT CAN BE USED. IF YOU NEED MORE TO GET GRADE, THEN ENTIRE BOX MUST BE RAISED.

**C SECTION - GREASE INTERCEPTOR SAND AND OIL SEPARATOR** SCALE: NONE

**RUSSELL PLATT ARCHITECTURE**  
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 4301 West 4570 South  
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**ENSIGN**  
 THE STANDARD IN ENGINEERING

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CODE OFFICIAL STAMP

PROJECT NAME

**CENTENNIAL TOWERS**  
 10012 S. CENTENNIAL PARKWAY  
 SANDY, UT. 84070

REVISIONS:

NO.	DATE	DESCRIPTION

ISSUED:

NO.	DATE	DESCRIPTION

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 ENSIGN PROJECT #: 8101  
 DRAWN BY: MSB  
 CHECKED BY: DAJ  
 DESIGNED BY: DAJ  
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SHEET TITLE: **DETAILS**  
 SHEET NUMBER: **C-500**

Last Printed: 6/5/2019 7:30 PM

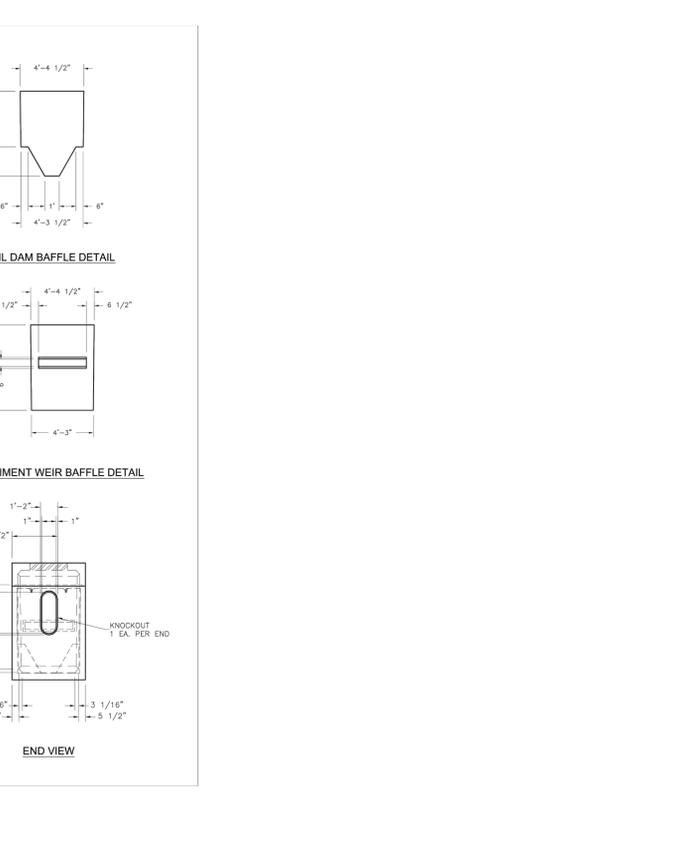
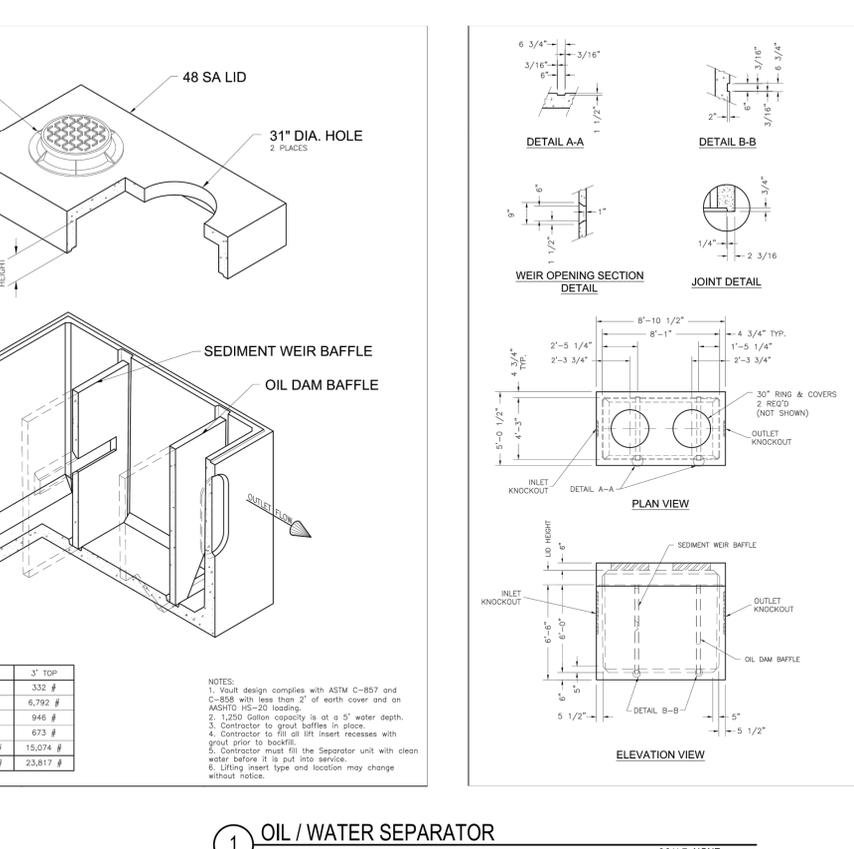
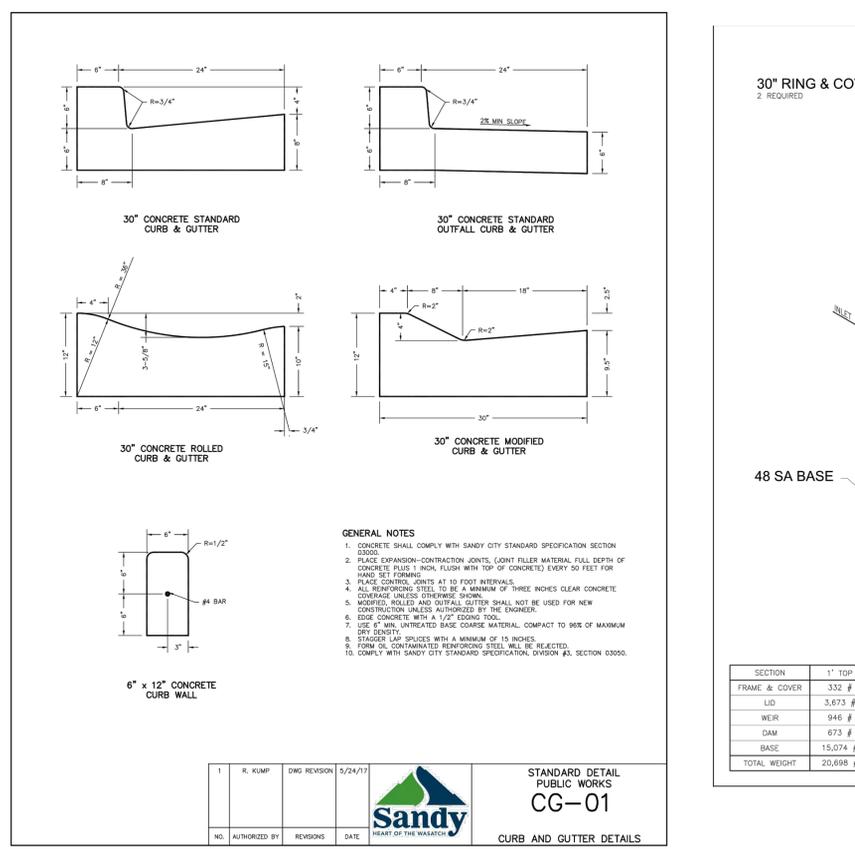
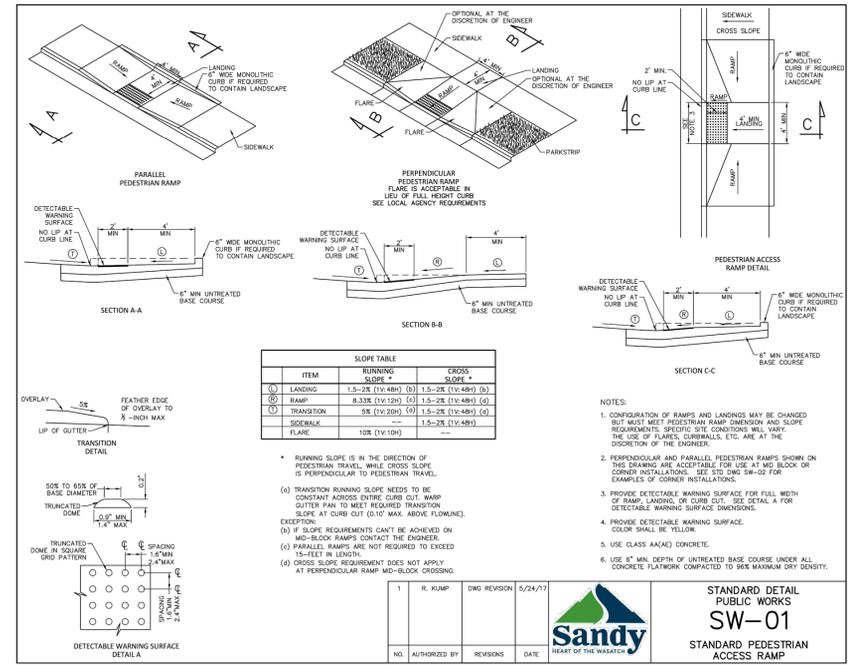
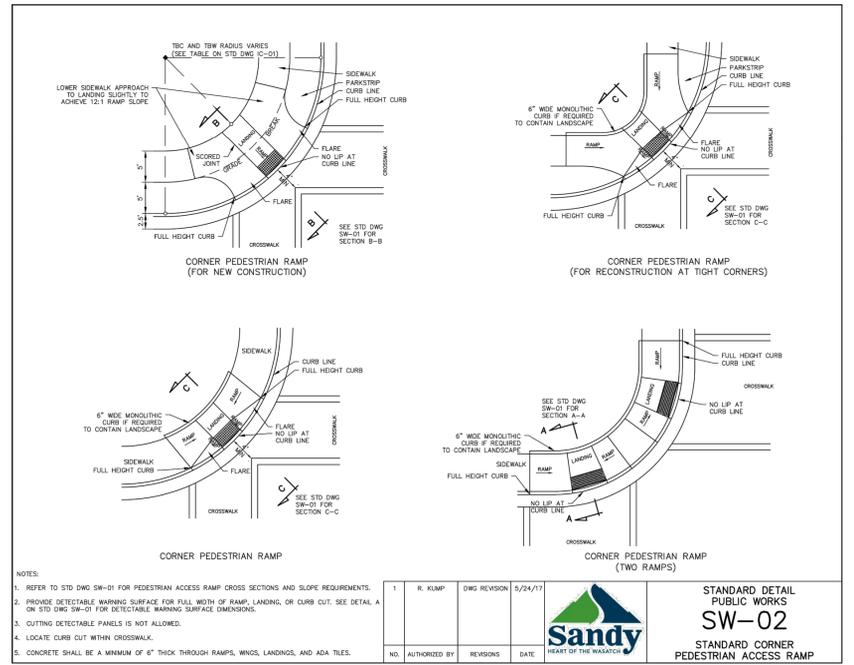
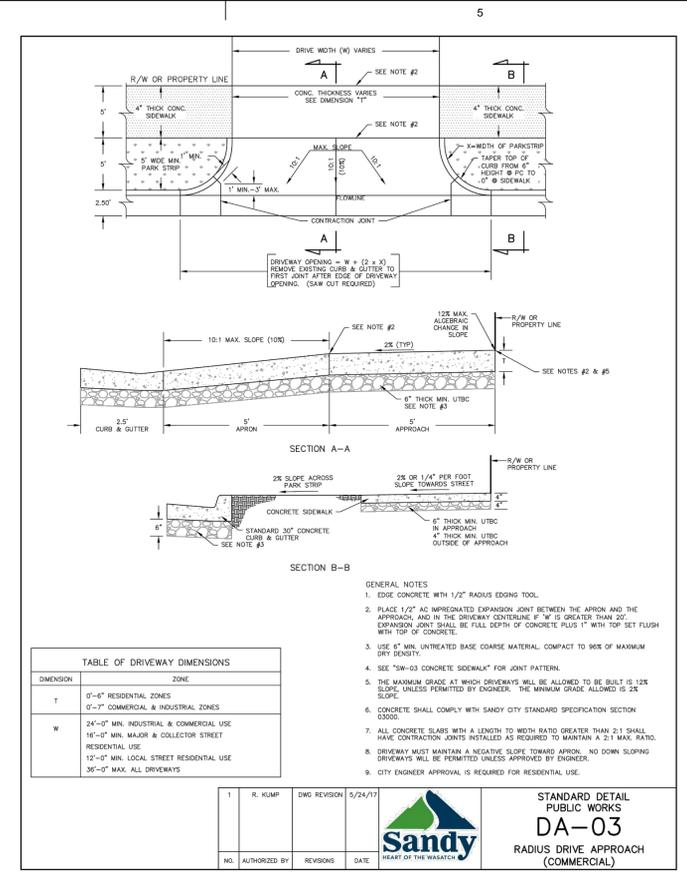


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 REVISIONS:

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 10012 S. CENTENNIAL PARKWAY  
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 SHEET TITLE:  
**DETAILS**  
 SHEET NUMBER:  
**C-501**



**1 OIL / WATER SEPARATOR**  
 SCALE: NONE



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Phone: 801.255.0529

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**CENTENNIAL TOWERS**  
10012 S. CENTENNIAL PARKWAY  
SANDY, UT. 84070

REVISIONS:

NO.	DATE	DESCRIPTION

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SHEET TITLE:

**DETAILS**

SHEET NUMBER:

**C-502**

**CONCRETE**

1. CONCRETE SHALL CONFORM TO ALL REQUIREMENTS OF ACI 318-14 "BUILDING CODE REQUIREMENTS FOR STRUCTURAL CONCRETE", EXCEPT AS MODIFIED BY THE SUPPLEMENTAL REQUIREMENTS BELOW:

**NO WATER TO BE ADDED TO CONCRETE ON SITE EITHER BEFORE OR AFTER PLACEMENT**

ELEMENT TYPE	MIN. COMP. STRENGTH F <sub>c</sub> (psi)	EXPOSURE CLASSES			CEMENT TYPE	MAX. W/C RATIO	AIR CONTENT %	MAX. AGG. SIZE	MAX. FLY ASH %	APPLICABLE SPECIFIC INSTRUCTION NOTES
		F	S	W						
FOOTINGS	4000	F0	S0	W0	C1	0.45	5	3/4"	25	NOTE B
FOOTING WALLS, PEDESTALS, & GRADE BEAMS	4000	F1	S0	W0	C1	0.45	5	3/4"	25	NOTE B
COLUMNS	4000	F0	S0	W0	C0	0.45	--	3/4"	25	NOTE B
BEAMS	4000	F0	S0	W0	C0	0.45	--	3/4"	25	NOTE B
EXT. SUSPENDED SLAB	4000	F3	S0	W0	C2	0.40	6	3/4"	25	NOTE B
EXT. REINFORCED SLAB ON GRADE	4000	F2	S0	W0	C2	0.40	5 1/2	1 1/2"	25	NOTE B

- SPECIFIC INSTRUCTION NOTES:**
- PROVIDE FIBRILLATED MICRO-REINFORCEMENT POLYPROPYLENE FIBERS TO THE CONCRETE AT THE RATE OF 2 LBS/YD<sup>3</sup> PRIOR TO PLACEMENT PER ASTM C-1116, TYPE III, SECTION 4.1.3
  - XYPEX NOTE: XYPEX MIXTURE TO BE ADDED TO CONCRETE MIX FOR WATER PROOFING REQUIREMENT, AT A RATE OF 2% BY WEIGHT OF CEMENTITIOUS MATERIAL. CONTACT MANUFACTURER FOR MIX DESIGN REQUIREMENTS AND PLACEMENT. <http://www.xymixtechnologies.com>
  - POST TENSION CONCRETE SHALL ACHIEVE A COMPRESSIVE STRENGTH OF 3,000 PSI MINIMUM WITHIN 72 HOURS AFTER PLACEMENT.
  - LIGHTWEIGHT CONCRETE (DENSITY = 110 PCF) SHALL BE USED.
  - A PEA GRAVEL MIX SHALL BE USED.

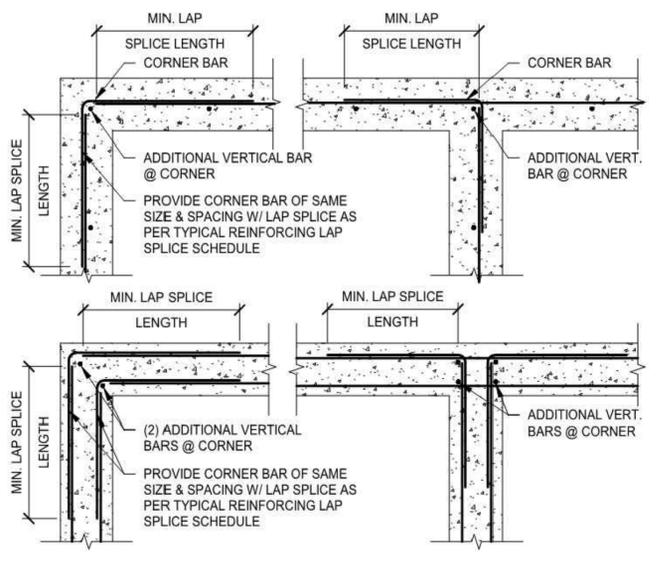
- CONCRETE SHALL ATTAIN THE LISTED MINIMUM COMPRESSIVE STRENGTH AT 28 DAYS.
- AIR CONTENT TOLERANCE IS +/- 1-1/2% AT THE TIME OF FINAL PLACEMENT.
- AIR ENTRAINMENT SHALL BE ADJUSTED FOR THE USE OF ADMIXTURES AND FLY ASH.
- SUPERPLASTICIZER MAY BE ADDED TO INCREASE SLUMP AS REQUIRED FOR PLACEMENT.
- CALCIUM CHLORIDE SHALL NOT BE ADDED TO THE CONCRETE MIX.
- FOR EXPOSURE CLASS F3, THE MAXIMUM PERCENTAGE OF POZZOLAN IN CONCRETE MIX SHALL BE IN ACCORDANCE WITH SECTION 26.4.2.2 (B) OF ACI 318-14.
- USE TYPE V CEMENT WHEN HIGH SULPHATE RESISTANCE IS REQUIRED BY THE GEOTECHNICAL REPORT OR WHEN THE 'S' EXPOSURE CLASS IS DESIGNATED AS S2 OR S3. IF S3 IS REQUIRED, POZZOLAN OR SLAG CEMENT IN ACCORDANCE WITH ASTM C1012 IS ALSO REQUIRED.
- MATERIAL DESIGNATIONS:
  - A. CEMENT = ASTM C150
  - B. NORMAL WEIGHT AGGREGATES = ASTM C330
  - C. LIGHTWEIGHT AGGREGATES = ASTM C618
  - D. FLY ASH, CLASS F POZZOLAN = ASTM C618
  - E. REINFORCING STEEL
    - a. NORMAL = ASTM A615
    - b. WELDABLE = ASTM A706
  - F. DEFORMED BAR ANCHORS (DBA) = ASTM A496
  - G. HEADED STUD ANCHORS (HSA) = ASTM A108
  - H. AIR ENTRAINMENT ADMIXTURES = ASTM C280
  - I. WATER REDUCING ADMIXTURES = ASTM C494, TYPE 'A'
  - J. RETARDING ADMIXTURES = ASTM C494, TYPE 'B'
  - K. WATER REDUCING & RETARDING ADMIXTURES = ASTM C494, TYPE 'D'
  - L. HIGH RANGE WATER REDUCING ADMIXTURES = ASTM C494, TYPE 'E'
  - M. HIGH RANGE WATER REDUCING & RETARDING ADMIXTURES = ASTM C494, TYPE 'G'
  - N. ADMIXTURES ARE TO COME FROM AN ISO9001 QUALITY CERTIFIED MANUFACTURER. ALL ADMIXTURES ARE TO COME FROM THE SAME MANUFACTURER TO ENSURE COMPATIBILITY.
  - O. NO ALUMINUM CONDUIT OR PRODUCTS CONTAINING ALUMINUM OR ANY OTHER PRODUCTS THAT REACT ADVERSELY WITH THE CONCRETE SHALL BE EMBEDDED IN THE CONCRETE.
- A STATEMENT OF MIX DESIGN FOR ALL CONCRETE SHALL BE SUBMITTED AND APPROVED BY THE ENGINEER PRIOR TO COMMENCING WORK.

- PLACEMENT, CURING, AND PROTECTION OF CONCRETE SHALL CONFORM TO ACI 318-14. THE USE OF CHEMICALS OR ADDITIVES TO PREVENT FREEZING SHOULD NOT BE PERMITTED. REFER TO SPECIFICATIONS AND TO DIRECTIVES BY STRUCTURAL ENGINEER FOR ADDITIONAL COLD WEATHER REQUIREMENTS. ALL CONCRETE SHALL BE PROPERLY VIBRATED IN PLACE USING INTERNAL VIBRATING RODS (MECHANICAL OR ELECTRICAL).
- ALL SLABS ON GRADE SHALL BE PLACED WITH CONTROL JOINTS OR SAW CUTS AT NO MORE THAN 30 TIMES THE SLAB THICKNESS ON CENTER (MAXIMUM) OR AS SHOWN/NOTED ON DRAWINGS. LENGTH TO WIDTH RATIO OF THE SLAB BETWEEN CONTROL JOINTS EACH WAY SHALL BE NO MORE THAN 1.25. COMPLETE CONTROL JOINTS WITHIN 12 HOURS OF CONCRETE PLACEMENT. TOOLED CONTROL JOINTS ARE TO BE AT MINIMUM 1/4 OF THE SLAB THICKNESS AND NO MORE THAN 1/3 OF THE SLAB THICKNESS. FOR SAW CUT CONTROL JOINTS, SEE THE SLAB JOINT TYPICAL DETAILS.
- SLAB ON GRADE CONSTRUCTION JOINTS SHALL NOT EXCEED 125' - 0" O.C. IN ANY DIRECTION. CONSTRUCTION JOINTS MAY BE EITHER A DOWEL TYPE CONSTRUCTION JOINT OR A KEYWAY TYPE CONSTRUCTION JOINT. SEE THE SLAB JOINT TYPICAL DETAILS FOR MORE INFORMATION.
- CONCRETE TESTS WILL BE MADE ON MAJOR POURS AND AT SUCH OTHER TIMES AS MAY BE REQUIRED BY THE ENGINEER. EACH TEST SHALL CONSIST OF (3) CYLINDERS OF WHICH ONE SHALL BE TESTED AT SEVEN DAYS, ONE TESTED AT TWENTY-EIGHT DAYS AND ONE RETAINED IN RESERVE FOR LATER TESTS, IF REQUIRED. IN GENERAL, ONE TEST SHALL BE MADE FOR EACH 150 CUBIC YARDS OF CONCRETE OR EVERY 5000 SQUARE FEET OF SURFACE AREA FOR SLABS OR WALLS ON EACH DAYS POUR. SPECIMENS SHALL BE MADE AND TESTED IN ACCORDANCE WITH ASTM C31 & C39 STANDARDS. SLUMP AND AIR ENTRAINMENT TESTS SHALL ALSO BE MADE WITH EACH SET OF CYLINDERS TAKEN.
- BEFORE CONCRETE IS POURED, CHECK WITH ALL TRADES TO INSURE PROPER PLACEMENT OF ALL OPENINGS, SLEEVES, CURBS, CONDUITS, BOLTS, INSERTS, ETC., RELATED TO THE WORK.
- THE CONTRACTOR IS RESPONSIBLE FOR THE PLACEMENT, REMOVAL, AND DESIGN OF ALL FORMWORK AND SHORING.
- SUSPENDED CONCRETE STRUCTURAL MEMBERS SHALL NOT BE STRIPPED OF FORMS UNTIL CONCRETE HAS REACHED ITS DESIGN STRENGTH.
- FOR LAP SPlice LENGTH, SEE CONCRETE REINFORCING LAP SPlice LENGTH SCHEDULE.
- SEE CIVIL DRAWINGS FOR SITE CONCRETE REQUIREMENTS.

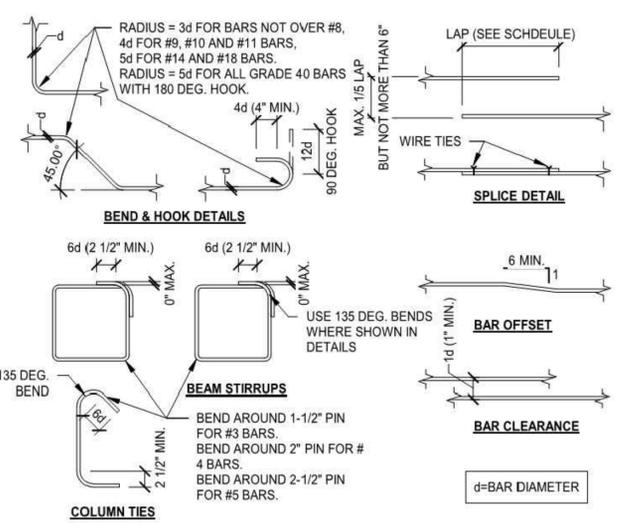
**CONCRETE REINFORCING LAP SPlice LENGTH SCHEDULE**

BAR SIZE	BAR DIAMETER (IN.)	f <sub>c</sub> = 4,000 PSI			
		TYPICAL SPlice (IN)		TOP BAR SPlice (IN)	
		CLASS A	CLASS B	CLASS A	CLASS B
3	0.375	15	20	20	25
4	0.500	19	25	25	33
5	0.625	24	31	31	40
6	0.750	29	38	38	48
7	0.875	42	55	55	70
8	1.000	48	62	62	81
9	1.128	54	70	70	91
10	1.270	61	79	79	103
11	1.410	67	87	87	113

- NOTES:**
- ALL LAP SPlice LENGTHS ARE CLASS B UNLESS NOTED OTHERWISE ON PLANS.
  - HORIZONTAL BARS ARE CLASSIFIED AS TOP BARS WHERE 12" OR MORE OF FRESH CONCRETE IS CAST BELOW THE LAP SPlice.
  - FOR ALL EPOXY-COATED BARS, LAP SPlice LENGTHS SHALL BE MULTIPLIED BY:
    - 1.5 WHEN CLEAR COVER IS LESS THAN 3 BAR DIAMETERS & CLEAR SPACING IS LESS THAN 6 BAR DIAMETERS, OR
    - 1.2 FOR ALL OTHER EPOXY-COATED BARS.
  - FOR ALL LIGHT-WEIGHT CONCRETE, LAP SPlice LENGTHS SHALL BE MULTIPLIED BY 1.33.



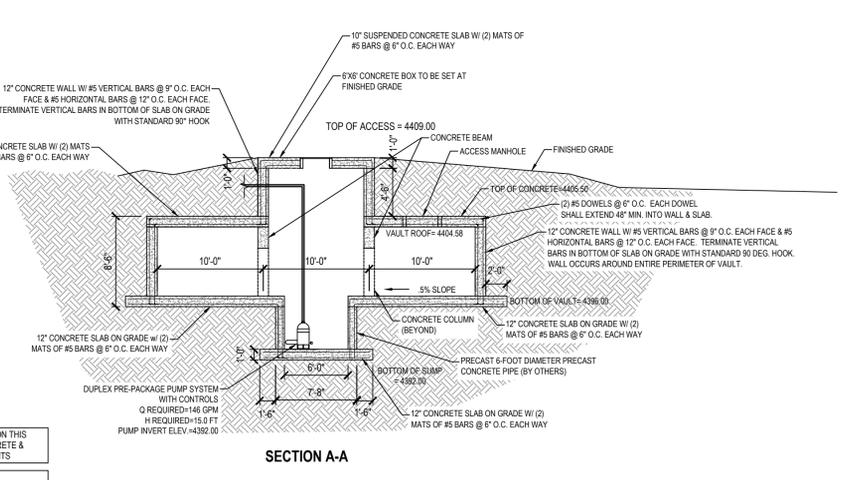
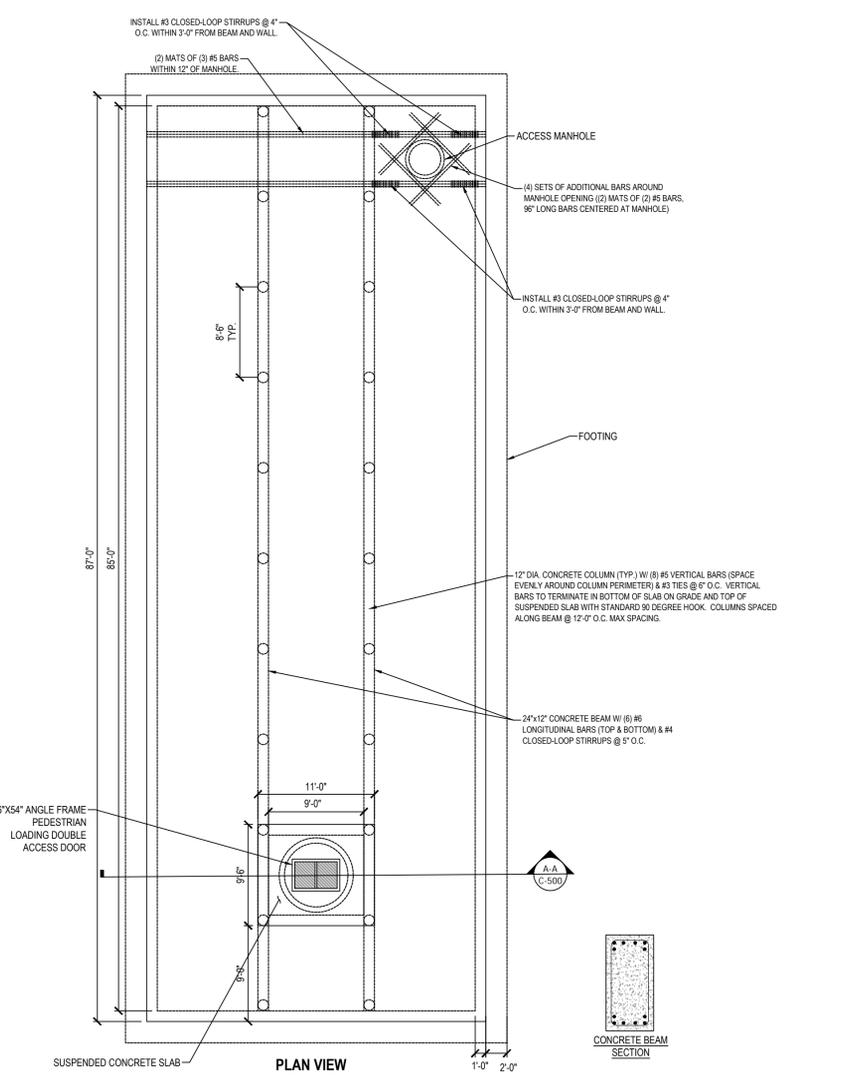
2 TYPICAL CONCRETE WALL INTERSECTION REINF. SCALE: NONE



3 TYPICAL CONCRETE REINFORCING BAR DETAILS SCALE: NONE

**STEEL REINFORCING**

- TYPICAL REINFORCING BAR STRENGTHS
  - A. REINFORCING (NON-WELDABLE) = ASTM A615, DEFORMED, F<sub>y</sub> = 60 KSI (420 MPa)
  - B. REINFORCING (WELDABLE) = ASTM A706, DEFORMED, F<sub>y</sub> = 60 KSI (420 MPa)
- TYPICAL CLEAR CONCRETE COVERAGES:
  - A. CONCRETE CAST AGAINST AND PERMANENTLY EXPOSED TO EARTH = 3" FORMED
  - B. CONCRETE EXPOSED TO EARTH OR WEATHER = 2" (#6 AND LARGER)  
1-1/2" (#5 AND SMALLER)
- ALL OTHERS PER LATEST EDITION OF ACI 318.
- TYPICAL CLEAR MASONRY COVERAGES:
  - A. MASONRY FACE EXPOSED TO EARTH OR WEATHER: = 2" (#6 AND LARGER)  
1-1/2" (#5 AND SMALLER)
  - B. MASONRY NOT EXPOSED TO EARTH OR WEATHER: = 1-1/2"
- ALL BARS PER CRSI SPECIFICATIONS AND HANDBOOK LATEST ACI CODE AND DETAILING MANUAL APPLY. SECURELY TIE ALL BARS IN LOCATION BEFORE PLACING CONCRETE OR MASONRY. REINFORCING BAR SPACINGS GIVEN ARE MAXIMUM ON CENTERS.
- ALL REINFORCING TO BE WELDED SHALL BE WELDED IN ACCORDANCE WITH AWS D1.4. NO TACK WELDING OF REINFORCING BARS IS ALLOWED WITHOUT PRIOR REVIEW OF PROCEDURE BY STRUCTURAL ENGINEER.



1 STORM WATER STORAGE TANK SCALE: NONE

Last Plotted: 6/5/2019 7:31 PM



CODE OFFICIAL STAMP  
 PROJECT NAME:

**CENTENNIAL TOWERS**  
 10012 S. CENTENNIAL PARKWAY  
 SANDY, UT. 84070

REVISIONS:

NO.	DATE	DESCRIPTION

ISSUED:

NO.	DATE	DESCRIPTION

OWNER PROJECT #: 18-22  
 ENSIGN PROJECT #: 8101  
 DRAWN BY: MSB  
 CHECKED BY: DAJ  
 DESIGNED BY: DAJ  
 COPYRIGHT:  
 © 2019 RUSSELL PLATT ARCHITECTURE  
 SHEET TITLE:

DETAILS

SHEET NUMBER:  
**C-503**

1 2 3 4 5

**STEEL REINFORCEMENT IN ROOF**

**NOTES**

- SEE SHEET SD-01 FOR SPECIFICATIONS AND ADDITIONAL NOTES/DETAILS INCLUDING WALL REINFORCEMENT.
- CONTRACTOR'S OPTION TO CUT STEEL IN FIELD.
- CONTRACTOR IS REQUIRED TO FORM BOTH SIDES OF WALLS.
- USE PRECAST CONCRETE LEVELING COLLAR AS REQD. UNDER MANHOLE FRAME.
- PROVIDE 2" CLR. AROUND MANHOLE OPENING.

**ROOF LID REINFORCEMENT SCHEDULE**

DIMENSION "X"	BAR SIZE & SPACING
UP TO 3'-0"	#5 BARS @ 9" O.C.
3'-1" TO 4'-4"	#5 BARS @ 8" O.C.
4'-5" TO 6'-0"	#5 BARS @ 4" O.C.
6'-1" TO 8'-0"	#5 BARS @ 6" O.C.

**NOTES**

- BARS TO BE PLACED AT 1.5" CLEAR FROM BOTTOM OF SLAB.
- ALL OPENINGS IN ROOF TO HAVE HALF OF REMOVED BARS SHIFTED TO SIDE OF OPENING (I.E. FOR 36" OPENING AND 4" O.C. BARS, (3) BARS TO BE SHIFTED TO EACH SIDE OF OPENING).
- DESIGN IS FOR UP TO 12" COVER ON BOX LID. CONTACT ENGINEER IF COVER EXCEEDS THIS DEPTH.
- DOMES REQUIRED FROM WALLS TO ROOF SLABS PER DRAINAGE.
- JUNCTION BOXES WITH DIMENSION "X" GREATER THAN 8' REQUIRE A SPECIFIC ENGINEER BOX DESIGN.

**SECTION A** **SECTION B**

**NOTE**

- T = WALL THICKNESS. SEE SHEET SD-01 FOR WALL THICKNESS OF VARYING HEIGHTS.

NOT TO SCALE

1	TS	CREATED	6/2017		STANDARD DETAIL PUBLIC UTILITIES
					SD-05
NO.	AUTHORIZED BY	REVISIONS	DATE		JUNCTION BOX PAGE 2 OF 2

1 2 3 4 5

**STEEL REINFORCEMENT IN ROOF**

**NOTES**

- SEE SHEET SD-01 FOR SPECIFICATIONS AND ADDITIONAL NOTES/DETAILS INCLUDING WALL REINFORCEMENT.
- CONTRACTOR'S OPTION TO CUT STEEL IN FIELD.
- CONTRACTOR IS REQUIRED TO FORM BOTH SIDES OF WALLS.
- USE PRECAST CONCRETE LEVELING COLLAR AS REQD. UNDER MANHOLE FRAME.
- PROVIDE 2" CLR. AROUND MANHOLE OPENING.

**ROOF LID REINFORCEMENT SCHEDULE**

DIMENSION "X"	BAR SIZE & SPACING
UP TO 3'-0"	#5 BARS @ 9" O.C.
3'-1" TO 4'-4"	#5 BARS @ 8" O.C.
4'-5" TO 6'-0"	#5 BARS @ 4" O.C.
6'-1" TO 8'-0"	#5 BARS @ 6" O.C.

**NOTES**

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- ALL OPENINGS IN ROOF TO HAVE HALF OF REMOVED BARS SHIFTED TO SIDE OF OPENING (I.E. FOR 36" OPENING AND 4" O.C. BARS, (3) BARS TO BE SHIFTED TO EACH SIDE OF OPENING).
- DESIGN IS FOR UP TO 12" COVER ON BOX LID. CONTACT ENGINEER IF COVER EXCEEDS THIS DEPTH.
- DOMES REQUIRED FROM WALLS TO ROOF SLABS PER DRAINAGE.
- JUNCTION BOXES WITH DIMENSION "X" GREATER THAN 8' REQUIRE A SPECIFIC ENGINEER BOX DESIGN.

**SECTION A** **SECTION B**

**NOTE**

- T = WALL THICKNESS. SEE SHEET SD-01 FOR WALL THICKNESS OF VARYING HEIGHTS.

NOT TO SCALE

1	TS	CREATED	6/2017		STANDARD DETAIL PUBLIC UTILITIES
					SD-05
NO.	AUTHORIZED BY	REVISIONS	DATE		JUNCTION BOX PAGE 1 OF 2

1 2 3 4 5

**SINGLE CURB INLET BOX**

**NOTES**

- SEE SHEET SD-01 FOR SPECIFICATIONS AND ADDITIONAL NOTES/DETAILS INCLUDING WALL REINFORCEMENT.

**SECTION A** **SECTION B**

NOT TO SCALE

1	TS	CREATED	6/2017		STANDARD DETAIL PUBLIC UTILITIES
					SD-02
NO.	AUTHORIZED BY	REVISIONS	DATE		SINGLE CURB INLET BOX

1 2 3 4 5

**COMBO BOX**

**STEEL REINFORCEMENT IN ROOF**

**NOTE**

- T = WALL THICKNESS. SEE SHEET SD-01 FOR WALL THICKNESS OF VARYING HEIGHTS.

NOT TO SCALE

1	TS	CREATED	6/2017		STANDARD DETAIL PUBLIC UTILITIES
					SD-04
NO.	AUTHORIZED BY	REVISIONS	DATE		COMBO BOX PAGE 1 OF 2

1 2 3 4 5

**EDGE DRAIN DETAIL**

**NOTES**

- SEE SHEET SD-01 FOR SPECIFICATIONS AND ADDITIONAL NOTES/DETAILS INCLUDING WALL REINFORCEMENT.
- CONTRACTOR'S OPTION TO CUT STEEL IN FIELD.
- CONTRACTOR IS REQUIRED TO FORM BOTH SIDES OF WALLS.
- USE PRECAST CONCRETE LEVELING COLLAR AS REQD. UNDER MANHOLE FRAME.
- T = WALL THICKNESS. SEE SHEET SD-01 FOR WALL THICKNESS OF VARYING HEIGHTS.

**EDGE DRAIN DETAIL NOTES:**

- CONSTRUCT EDGE DRAIN AT DEPTH SHOWN.
- PROFILE OF DRAIN TO MATCH GRADE OF CURB AND GUTTER AT SPECIFIED DEPTH.
- CONNECT EDGE DRAINS TOGETHER TO INSURE POSITIVE DRAINAGE.
- CONNECT EDGE DRAINS TO STORM DRAINING INLET BOXES. CORE DRILL WHEN TYPING TO SD BOXES.
- NO EDGE DRAIN REQUIRED AT STA. 8+50.0 TO 12+00.0, 1 AND 11+50.0, 6 TO 15+00.0, R.
- PLACE 1" FUTURE STREET LIGHT CONDUIT OUTSIDE OF DRAIN FABRIC.

**NOTES:**

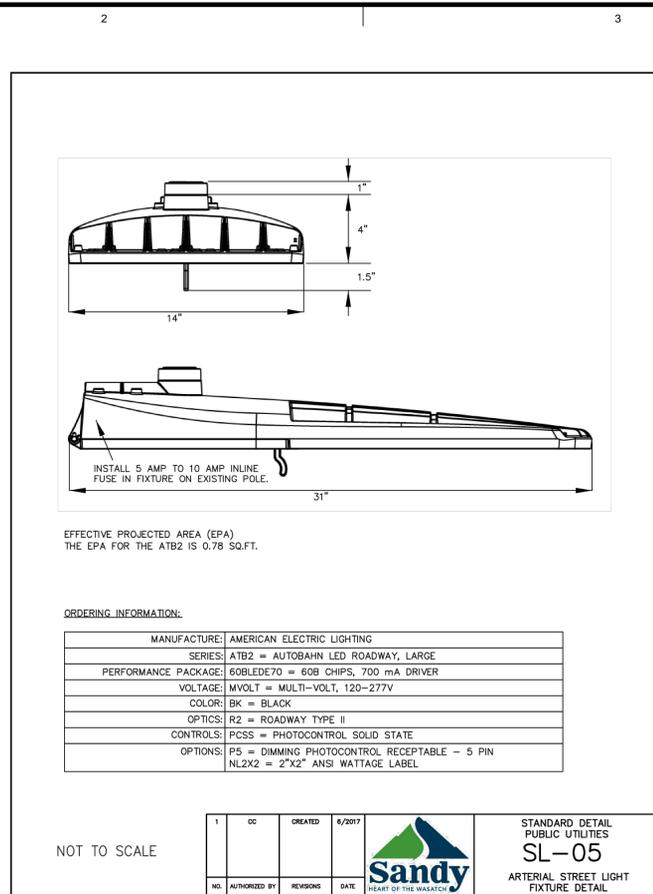
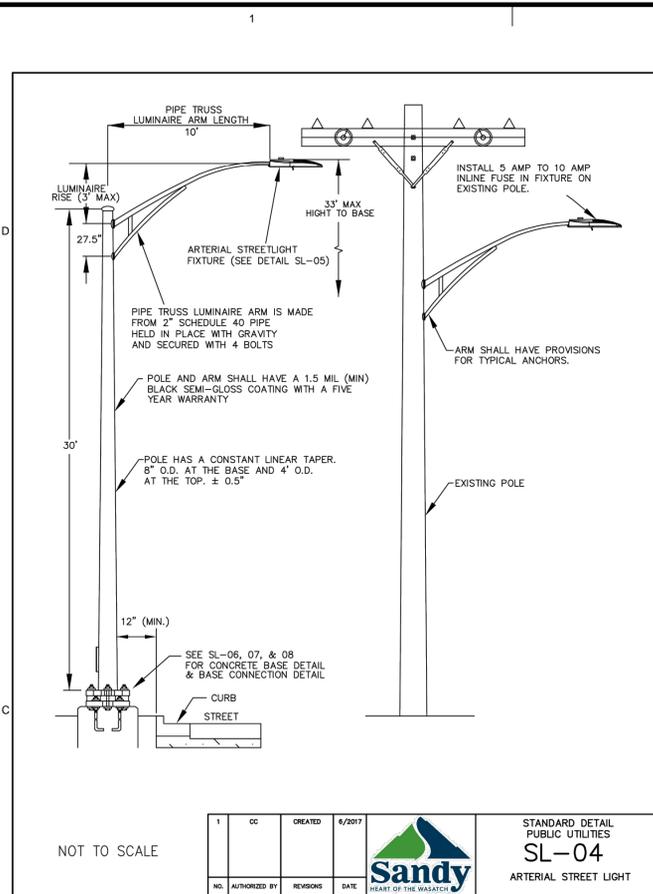
- COMPLETE A DEFLECTION TEST AND OBTAIN A SUBGRADE APPROVAL FROM SANDY INSPECTOR OR ENGINEER BEFORE INSTALLING FABRIC.
- CONTRACTOR SHALL NOT DRIVE TRUCKS OR EQUIPMENT DIRECTLY ON FABRIC WHEN INSTALLING FIRST LIFT OF GRANULAR BORROW. INSTALL GRANULAR BORROW IN DIRECTION OF FABRIC OVERLAP.
- INSTALL GRANULAR BORROW IN 2" = 6" COMPACTED LIFTS. OBTAIN PASSING COMPACTION TESTS AND CITY APPROVAL ON THE FIRST LIFT BEFORE INSTALLING THE SECOND LIFT.
- OBTAIN PASSING COMPACTION TESTS AND CITY APPROVAL ON THE SECOND LIFT OF GRANULAR BORROW BEFORE INSTALLING UTBC.
- OBTAIN PASSING COMPACTION TESTS AND CITY APPROVAL ON THE UTBC BEFORE INSTALLING PCCP.

NOT TO SCALE

1	TS	CREATED	6/2017		STANDARD DETAIL PUBLIC UTILITIES
					SD-04
NO.	AUTHORIZED BY	REVISIONS	DATE		COMBO BOX PAGE 2 OF 2

1 EDGE DRAIN

SCALE: NONE



### 1130ALED / 1130BLEED RIPON SERIES

1130ALED | 1130BLEED

The luminaire shall be an elegantly styled fixture which consists of a decorative cast aluminum fitter, a polycarbonate or clear acrylic textured acorn and a cast aluminum roof. The luminaire shall have LED light sources and roof mounted, down lighting optics.

ORDERING EXAMPLE: PT-1130ALED-910-3-4AIR45T5-MDH03/FHD/4212FP4/BKT

BUILD A PART NUMBER									
Mounting Config.	Fixture	Filter	LED	CCT	Type	Driver	Options	Pole	Finish
PT	1130ALED	910-3	4AIR	45	T5	MDH03	FHD	4212FP4	BKT

#### Mounting Configuration\*

- IW
- PT
- IA
- 2A
- 2A90
- 3A
- 3A90
- 4A
- 4A
- IAM

A - Arm Mount AM - Arm Mid Mount W - Wall Mount  
\*See Mounting Configuration Sheet

#### Acorns

- 1130ALED
- 1130ALED
- 1130BLEED
- 1130BLEED

#### Filters

- 910-3

#### LED

- 4AIR
- 4AIRC
- 3AIR
- 3AIRC

#### CCT - Color Temperature (K)

- 63(00)
- 45(00)
- 35(00)

#### Type

- T3
- T5

#### Drivers

- | Volts                            | Type                         | mA                                       |
|----------------------------------|------------------------------|--|
| <input type="checkbox"/> 120-277 | <input type="checkbox"/> MDL | <input type="checkbox"/> 03              |
| <input type="checkbox"/> 347-480 | <input type="checkbox"/> MDH | <input type="checkbox"/> 05 (6-ARC ONLY) |

#### Options

- FHD Dual Fuse and Holder
- PF Per Arm - Pineapple Finial or Font (for TA, TASC)
- BF Per Arm - Ball Finial or Font (TA, TASC)
- C GF
- HSS House Side Shield (only 2AIR or IR)
- TB Terminal Block

#### Notes

\*When polycarbonate acorns are available. Specify WP after acorn number.

#### 910-3 Filter Series

The filter shall be heavy wall cast aluminum, 3/64 die cast alloy for high tensile strength. It shall have a 9/16" inside diameter opening to attach to the 8" neck of the acorn globe. It shall have a hinged, tool-less entry door that

#### Standard Finishes\*

- BKT Black Textured
- WHT White Textured
- PCT Pearl Green Textured
- ABZ Architectural Medium Bronze Textured
- DBT Dark Bronze Textured

\*Smooth finishes are available upon request

#### Custom Finishes

- OI Old Iron
- RT Rust
- WBR Weathered Brown
- CD Cedar
- WBK Weathered Black
- TT Two Tone

#### Sternberg Select Finishes

- VG Verde Green
- SI Swedish Iron
- OWGT Old World Gray Textured

#### Specifications

##### General

The luminaire shall feature a fully cast aluminum decorative cage surrounding the acorn. The cage shall consist of 16 Victorian pales on the ring and 4 slender "Y" shaped supports. The luminaire shall be appointed with a cast aluminum decorative torch finial. The 1130ALED shall be 16" diameter and 55" overall height. The 1130BLEED shall have an optional taller bell-shaped roof, appointed with a spindle finial. (Adds 5" to height) The luminaire shall be supplied with line-ground, line-neutral and neutral-ground electrical surge protection in accordance with IEEE/ANSI C62.41.2 guidelines. The luminaire shall be UL or ETL listed in U.S. and Canada.

##### 910-3 Filter Series

The filter shall be heavy wall cast aluminum, 3/64 die cast alloy for high tensile strength. It shall have a 9/16" inside diameter opening to attach to the 8" neck of the acorn globe. It shall have a hinged, tool-less entry door that

provides open access to all of the components. The 910-3 shall have an optional terminal block for ease of wiring, an optional Twist-Lock Phosco® receptacle, an optional GFI outlet for auxiliary power needs. The top mounted ballast mounting plate shall be cast aluminum and provide tool-less removal from the housing using 2 finger latches. When ordered with a Sternberg aluminum pole, the filter shall be set screwed to the pole top or tenon. The filter shall have a one-piece ring bus gasket to resist insect penetration into lamp assembly. When supplied with GFI receptacle a hole will be provided for cord and plug installation with the access door closed. When cord and plug is not in use a filler plug will be provided and shall be tethered to the filter for easy recovery and installation.

##### 910-3 ECM Intellistreets Electronic Control Module

Integrated audio and lighting control technology that includes, on/off and dimming, colored flashers, integrated speaker, wireless mesh network, optional add-on functionality for way-finding and security. Consult factory for details and pricing.

##### Light Sources

The luminaire shall use high output, high brightness LEDs. The LEDs shall be mounted in arrays, on printed circuit boards designed to maximize heat transfer to the heat sink surface. The LED arrays shall be mounted to minimize up-light. The LEDs shall be attached to the printed circuit board with not less than 90% pure silver to insure optimal electrical and thermal conductivity.

##### Driver

The LED driver shall be securely mounted inside the filter, for optimized performance and longevity. The LED driver shall be supplied with a quick-disconnect electrical connector on the power supply, providing easy power connections and future installation.

##### Light Sources

The luminaire shall use high output, high brightness LEDs. The LEDs shall be mounted in arrays, on printed circuit boards designed to maximize heat transfer to the heat sink surface. The LED arrays shall be mounted to minimize up-light. The LEDs shall be attached to the printed circuit board with not less than 90% pure silver to insure optimal electrical and thermal conductivity.

##### Driver

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See back page



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www.sternberglighting.com  
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### D-Series Size 0 LED Area Luminaire

**Specifications**

- EPA: 0.95 ft<sup>2</sup> (0.9 m<sup>2</sup>)
- Length: 26" (66.0 cm)
- Width: 13" (33.0 cm)
- Height: 7" (17.8 cm)
- Weight (max): 16 lbs (7.2 kg)

**Lighting facts**

- Capable Luminaire
- Capable options indicated by this color background.

This item is an A+ Capable Luminaire, which has been designed and tested to provide consistent color appearance and system-level interoperability.

- All configurations of this luminaire meet the Acuity Brands' specification for chromatic consistency
- This luminaire is A+ Certified when ordered with DTL\* controls marked by a shaded background. DTL DLL equipped luminaires meet the A+ specification for luminaire to photocontrol interoperability.
- This luminaire is part of an A+ Certified solution for ROAM\* or XPaint™ Wireless control networks, providing out-of-the-box control compatibility with simple commissioning, when ordered with drivers and control options marked by a shaded background.

To learn more about A+, visit: [www.acuitybrands.com/aplus](http://www.acuitybrands.com/aplus).

1. See ordering tree for details.  
2. A+ Certified Solutions for ROAM require the order of one ROAM node per luminaire. Sold Separately. Link to Roam; Link to DTL DLL.

Series	LEDs	Color temperature	Dist./Rotation	Voltage	Mounting	Shipped included
DSX0 LED	F2	3000K	T15 Type I short	350	MVOLT™	SPR
	P4	4000K	T25 Type I short	530	120 <sup>14</sup>	SPR
	P7	5000K	T35 Type I short	700	208 <sup>14</sup>	RPA
Related optics	P3	AMBC Amber phospor ceramic*	T35 Type I short	240 <sup>14</sup>	WBA	WBA
	P12		T3M Type I medium	277 <sup>14</sup>	SPRMB	Square pole universal mounting adapter*
	P11		T4M Type I medium	347 <sup>14</sup>	RPMBA	Round pole universal mounting adapter*
			TFTM Forward throw medium	480 <sup>14</sup>		Shipped separately
			T5S5 Type V very short		KMA8 DDBDD U	Must arm mounting bracket adapter (specify finish)

### D-Series LED Parking Garage

**Specifications**

- Length: 17.34" (44.1 cm)
- Width: 8.12" (20.6 cm)
- Height: 3.71" (9.4 cm)
- Weight (max): 16 lbs (7.3 kg)

**Lighting facts**

- Capable Luminaire
- Capable options indicated by this color background.

This item is an A+ Capable Luminaire, which has been designed and tested to provide consistent color appearance and system-level interoperability.

- All configurations of this luminaire meet the Acuity Brands' specification for chromatic consistency
- This luminaire is A+ Certified when ordered with DTL\* controls marked by a shaded background. DTL DLL equipped luminaires meet the A+ specification for luminaire to photocontrol interoperability.
- This luminaire is part of an A+ Certified solution for ROAM\* or XPaint™ Wireless control networks, providing out-of-the-box control compatibility with simple commissioning, when ordered with drivers and control options marked by a shaded background.

To learn more about A+, visit: [www.acuitybrands.com/aplus](http://www.acuitybrands.com/aplus).

1. See ordering tree for details.  
2. A+ Certified Solutions for ROAM require the order of one ROAM node per luminaire. Sold Separately. Link to Roam; Link to DTL DLL.

Series	LEDs	Drive current	Color temperature	Distribution	Voltage	Mounting	Shipped included
DSXPG LED	10C	10 LEDs (see engine) <sup>1,2</sup>	350	T5E Type I, emergency	MVOLT™	SRM	SRM
	20C	20 LEDs (two engines)	530	T5M Type I, medium	120 <sup>14</sup>	SRM	SRM
	30C	30 LEDs (three engines)	700	T5W Type I, wide	208 <sup>14</sup>	ASV	ASV
			1000	1000 mA (1 A)	AMBC Amber phospor ceramic*	ASV	ASV

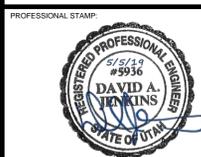


Russell Platt Architecture  
4301 West 4570 South  
West Valley City, Utah 84120  
801-580-0108



SALT LAKE CITY  
45 W. 10000 S., Suite 500  
Sandy, UT 84070  
Phone: 801.255.0529

WWW.ENSIGNENG.COM



CODE OFFICIAL STAMP

PROJECT NAME

CENTENNIAL TOWERS  
10012 S. CENTENNIAL PARKWAY  
SANDY, UT. 84070

REVISIONS

NO.	DATE	DESCRIPTION

ISSUED:

NO.	DATE	DESCRIPTION

OWNER PROJECT #: 18-22  
ENGIN PROJECT #: 8101  
DRAWN BY: MSB  
CHECKED BY: DAJ  
DESIGNED BY: DAJ  
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SHEET TITLE:

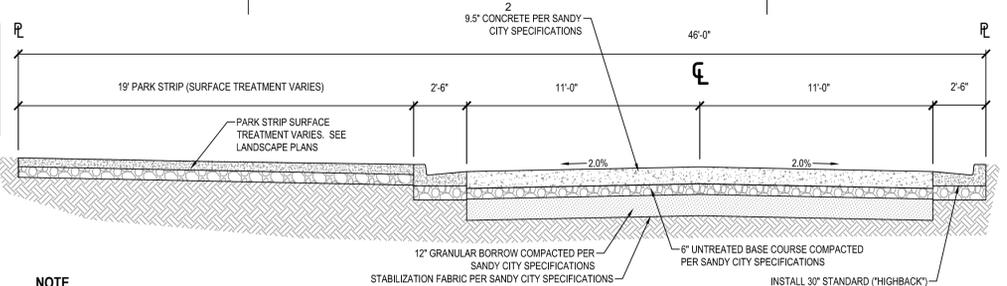
DETAILS

SHEET NUMBER:

C-504

**811**  
Know what's below.  
Call before you dig.

**BENCHMARK**  
STREET MONUMENT AT 10200 SOUTH & STATE STREET (FOUND 2" BRASS CAP)  
ELEVATION = 4443.43



**NOTE**  
1. PAVEMENT SECTION SHALL HAVE #8 LOAD TRANSFER BARS OF 18" LENGTH & 12" O.C. AND #5 TIE BARS OF 30" LENGTH AT 15" O.C.

**1 PUBLIC ROAD CROSS SECTION**  
SCALE: NONE

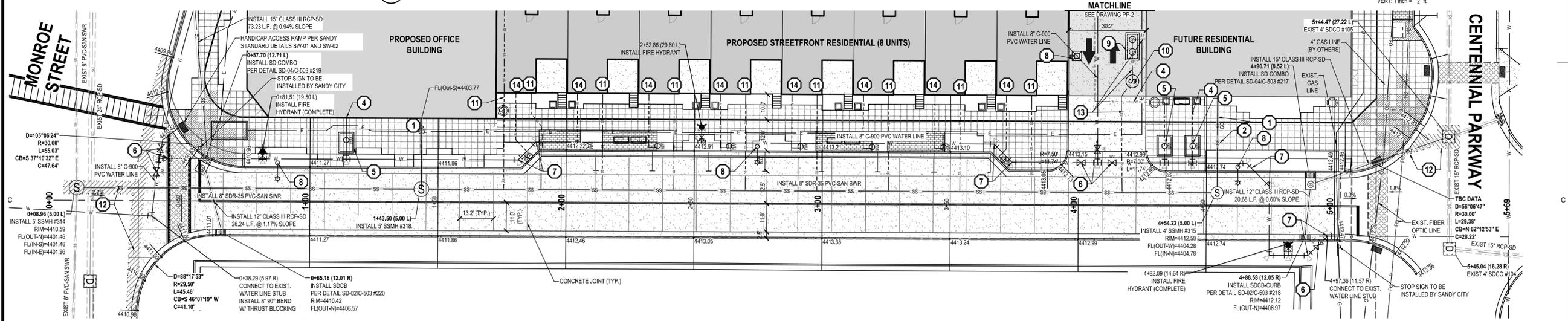
- SCOPE OF WORK:**  
PROVIDE, INSTALL AND/OR CONSTRUCT THE FOLLOWING PER THE SPECIFICATIONS GIVEN OR REFERENCED, THE DETAILS NOTED, AND/OR AS SHOWN ON THE CONSTRUCTION DRAWINGS.
- 1 8" SDR-35 PVC SANITARY SEWER LATERAL, INCLUDING CLEANOUTS AT MAXIMUM 100-FOOT SPACING. INSTALLATION AND TRENCHING PER SOUTH VALLEY SEWER DISTRICT'S STANDARDS AND SPECIFICATIONS. LENGTH AND SLOPE PER PLAN.
  - 2 SANITARY SEWER CLEANOUT PER SOUTH VALLEY SEWER DISTRICT'S STANDARDS AND SPECIFICATIONS.
  - 3 CONNECT TO EXISTING SEWER MAIN PER SOUTH VALLEY SEWER DISTRICT'S STANDARDS AND SPECIFICATIONS.
  - 4 4" C-900 PVC DR-14 WATER LATERAL, INCLUDING ALL THRUST BLOCKING AND FITTINGS, PER SANDY CITY'S STANDARDS AND SPECIFICATIONS. INSTALLATION AND TRENCHING PER APWA STANDARDS AND SPECIFICATIONS.
  - 5 INSTALL 4" METER PER SANDY CITY STANDARDS AND SPECIFICATIONS.
  - 6 INSTALL GATE VALVE.
  - 7 INSTALL 45" BEND W/ THRUST BLOCK.

- 8 CAIRNS DISTRICT STREET LIGHT. REFER TO ELECTRICAL PLANS FOR INFORMATION.
- 9 INSTALL 1000-GALLON GREASE INTERCEPTOR PER DETAIL ON SHEET C-500.
- 10 INSTALL SAMPLING MANHOLE PER DETAIL ON SHEET C-500.
- 11 6" SDR-35 PVC SANITARY SEWER LATERAL, INCLUDING CLEANOUTS AT MAXIMUM 100-FOOT SPACING. INSTALLATION AND TRENCHING PER SOUTH VALLEY SEWER DISTRICT'S STANDARDS AND SPECIFICATIONS. LENGTH AND SLOPE PER PLAN.
- 12 SAWCUT AND REMOVE EXISTING CONCRETE PAVEMENT. REPLACE PER SANDY CITY STANDARDS AND SPECIFICATIONS.
- 13 4" SDR-35 PVC SANITARY SEWER LATERAL, INCLUDING CLEANOUTS AT MAXIMUM 100-FOOT SPACING. INSTALLATION AND TRENCHING PER SOUTH VALLEY SEWER DISTRICT'S STANDARDS AND SPECIFICATIONS. LENGTH AND SLOPE PER PLAN.
- 14 INSTALL 2" WATER LATER WITH 2" METER PER SANDY CITY STANDARDS AND SPECIFICATIONS.

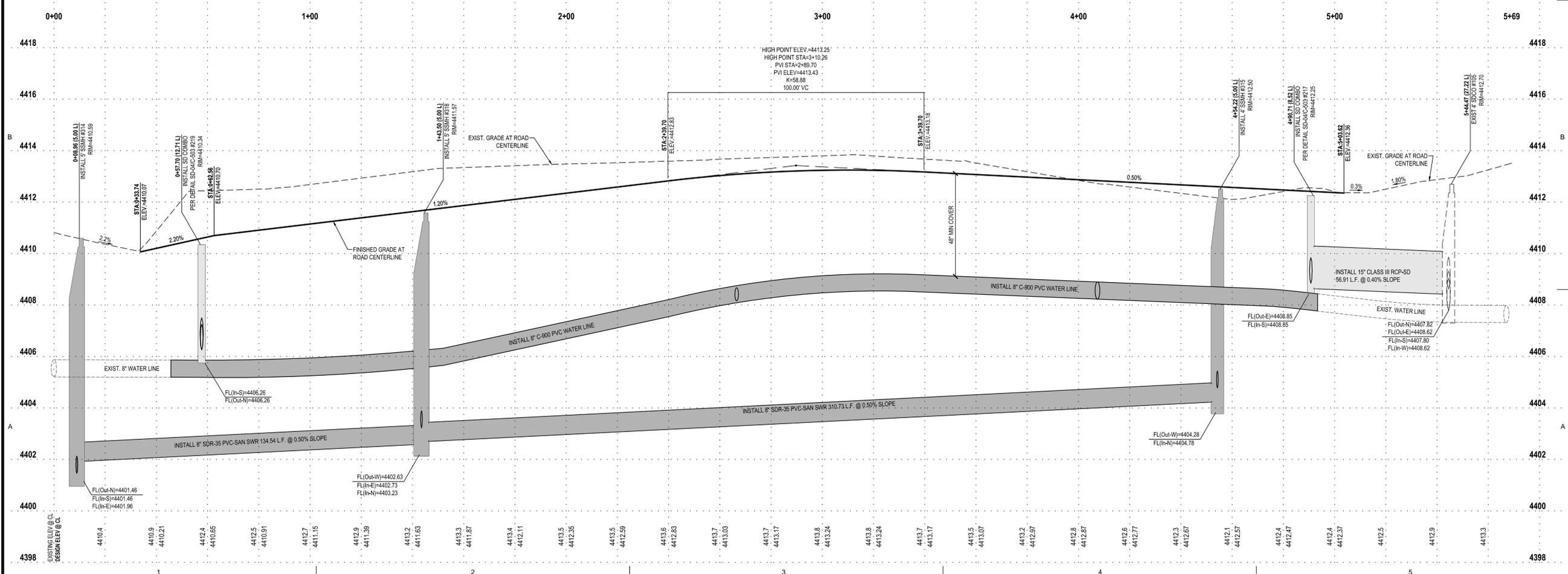
**GENERAL NOTES**

1. ALL WORK TO COMPLY WITH SANDY CITY'S STANDARDS AND SPECIFICATIONS.
2. ALL IMPROVEMENTS MUST COMPLY WITH ADA STANDARDS AND RECOMMENDATIONS.
3. ALL STORM DRAIN INFRASTRUCTURE TO BE INSTALLED PER SANDY CITY STANDARD PLANS AND SPECIFICATIONS.
4. ALL SANITARY SEWER INFRASTRUCTURE TO BE INSTALLED PER SOUTH VALLEY SEWER DISTRICT STANDARD PLANS AND SPECIFICATIONS.
5. ALL WATER INFRASTRUCTURE TO BE INSTALLED PER SANDY CITY STANDARD PLANS AND SPECIFICATIONS.
6. NOTIFY ENGINEER OF ANY DISCREPANCIES IN DESIGN OR STAKING BEFORE PLACING CONCRETE, ASPHALT, UTILITY STRUCTURES OR PIPES.
7. THE CONTRACTOR IS TO PROTECT AND PRESERVE ALL EXISTING IMPROVEMENTS, UTILITIES, AND SIGNS, ETC. UNLESS OTHERWISE NOTED ON THESE PLANS.

**HORIZONTAL GRAPHIC SCALE**  
(IN FEET)  
HORZ. 1 inch = 20 ft.  
VERT. 1 inch = 2 ft.



**10080 SOUTH STREET**



**RUSSELL PLATT ARCHITECTURE**  
Russell Platt Architecture  
4301 West 4570 South  
West Valley City, Utah 84120  
801-580-0108

**ENSGN**  
THE STANDARD IN ENGINEERING

SALT LAKE CITY  
45 W. 10000 S., Suite 500  
Sandy, UT 84070  
Phone: 801.255.0529  
[WWW.ENSGNENG.COM](http://WWW.ENSGNENG.COM)

PROFESSIONAL STAMP:  
**DAVID A. JENKINS**  
REGISTERED PROFESSIONAL ENGINEER  
STATE OF UTAH  
#5936

CODE OFFICIAL STAMP:  
PROJECT NAME:

**CENTENNIAL TOWERS**  
10012 S. CENTENNIAL PARKWAY  
SANDY, UT. 84070

REVISIONS:

NO.	DATE	DESCRIPTION

ISSUED:

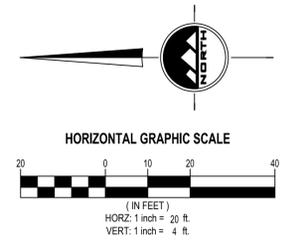
NO.	DATE	DESCRIPTION

OWNER PROJECT #: 16-22  
ENSGN PROJECT #: 8101  
DRAWN BY: MSB  
CHECKED BY: DAJ  
DESIGNED BY: DAJ  
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SHEET TITLE:  
**PLAN & PROFILE**  
SHEET NUMBER:  
**PP-1**

**811**  
Know what's below.  
Call before you dig.

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

**BENCHMARK**  
STREET MONUMENT AT 10200 SOUTH & STATE  
STREET (FOUND 2" BRASS CAP)  
ELEVATION = 4443.43



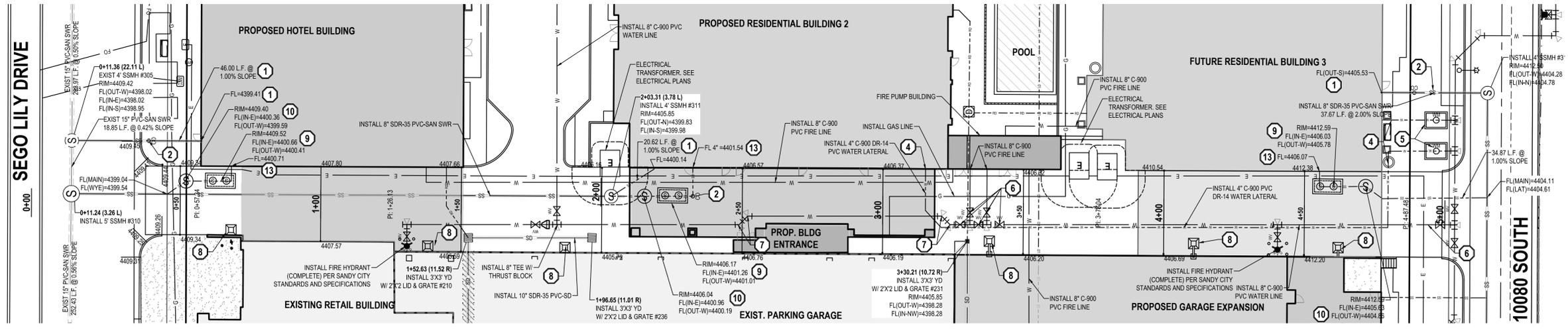
**SCOPE OF WORK:**

- 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 8" SDR-35 PVC SANITARY SEWER LATERAL, INCLUDING CLEANOUTS AT MAXIMUM 100-FOOT SPACING. INSTALLATION AND TRENCHING PER SOUTH VALLEY SEWER DISTRICT'S STANDARDS AND SPECIFICATIONS. LENGTH AND SLOPE PER PLAN.
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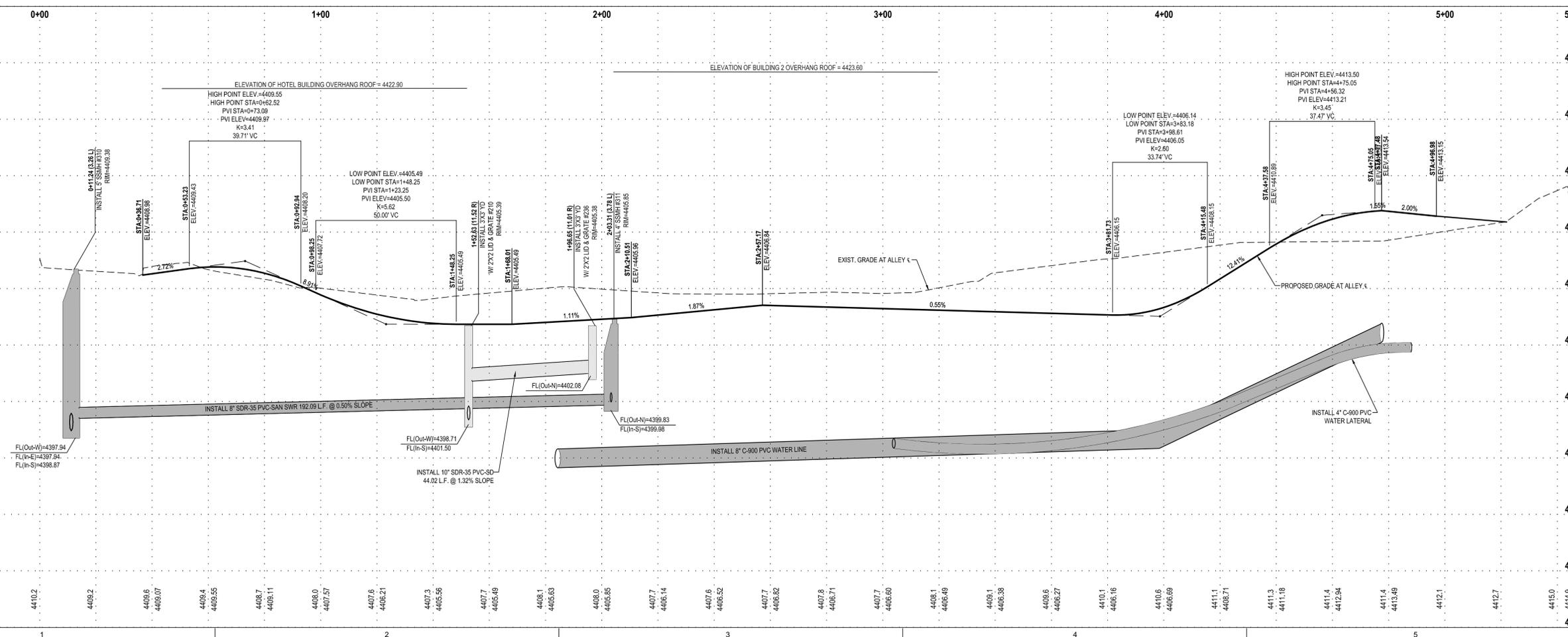
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- 14 INSTALL 2" WATER LATER WITH 1/2" METER PER SANDY CITY STANDARDS AND SPECIFICATIONS.

**GENERAL NOTES**

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**SERVICE ALLEY**



ARCHITECT'S INFORMATION

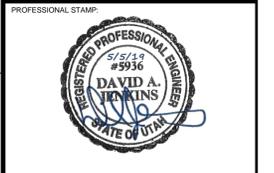
**RUSSELL PLATT ARCHITECTURE**

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PROFESSIONAL STAMP

REGISTERED PROFESSIONAL ENGINEER  
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**SERVICE ALLEY  
PLAN & PROFILE**

SHEET NUMBER:  
**PP-2**