

DRAWING TITLE

SITE PLAN

CLEINT

GW GROUP VENTURES
MATT SNEYD

COMPLETION STATUS
PRELIMINARY PLANS

PROJECT

10600 CHURCH
PARKING LOT IMPROVEMENTS
166 E 10600 S, SANDY, UT

GENERAL

WATER NOTES

1. NOTIFY SANDY CITY PUBLIC UTILITIES INSPECTOR (801-568-7280), AT LEAST ONE BUSINESS DAY (24 HOURS) PRIOR TO BEGINNING CONSTRUCTION.
2. A PRE-CONSTRUCTION MEETING IS REQUIRED BEFORE 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 DESIGN 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, VALVES, ETC. RELATIVE 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 OF CUTTER 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 THE FINISH GRADE IS REQUIRED.
8. FOR DISTRIBUTION LINES, THE MINIMUM COVER TO THE TRAILER/STREET LANE LINE, USE DUCTILE IRON PIPE, USE THICKNESS CLASS 52 OR BETTER, FOR CONSTRUCTION WEST OF UTAH TRANSIT AUTHORITY'S TRAIL LINE, USE POLYVINYL CHLORIDE PIPE, USE CLASS DR-14 OR BETTER, 10 GAUGE WIRE SHALL BE REQUIRED ON THE PIPE (PER SANDY CITY SPECIFICATIONS) FOR ALL FUTURE LOCATIONS. NO DEFLECTION IN PIPE JOINTS WILL BE ALLOWED ON PVC PIPES.
10. ALL MECHANICAL JOINTS MUST BE RESTRAINED USING MEGA LUGS FOR DIP AND ROMAC GRP RINGS FOR PVC OR APPROVED EQUAL. MEGA LUGS SHALL NOT BE ALLOWED ON PVC PIPE.
11. FOR 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 PIPE-BAGGED IN ACCORDANCE WITH SANDY CITY STANDARDS AND SPECIFICATIONS.
15. ALL WATER LINES SHALL BE BEDDED WITH SAND (6-INCHES MINIMUM BELOW AND 12-INCHES MINIMUM ON EACH SIDE AND ON TOP OF THE PIPE).

REVISIONS:		
REV #	DESCRIPTION	DATE



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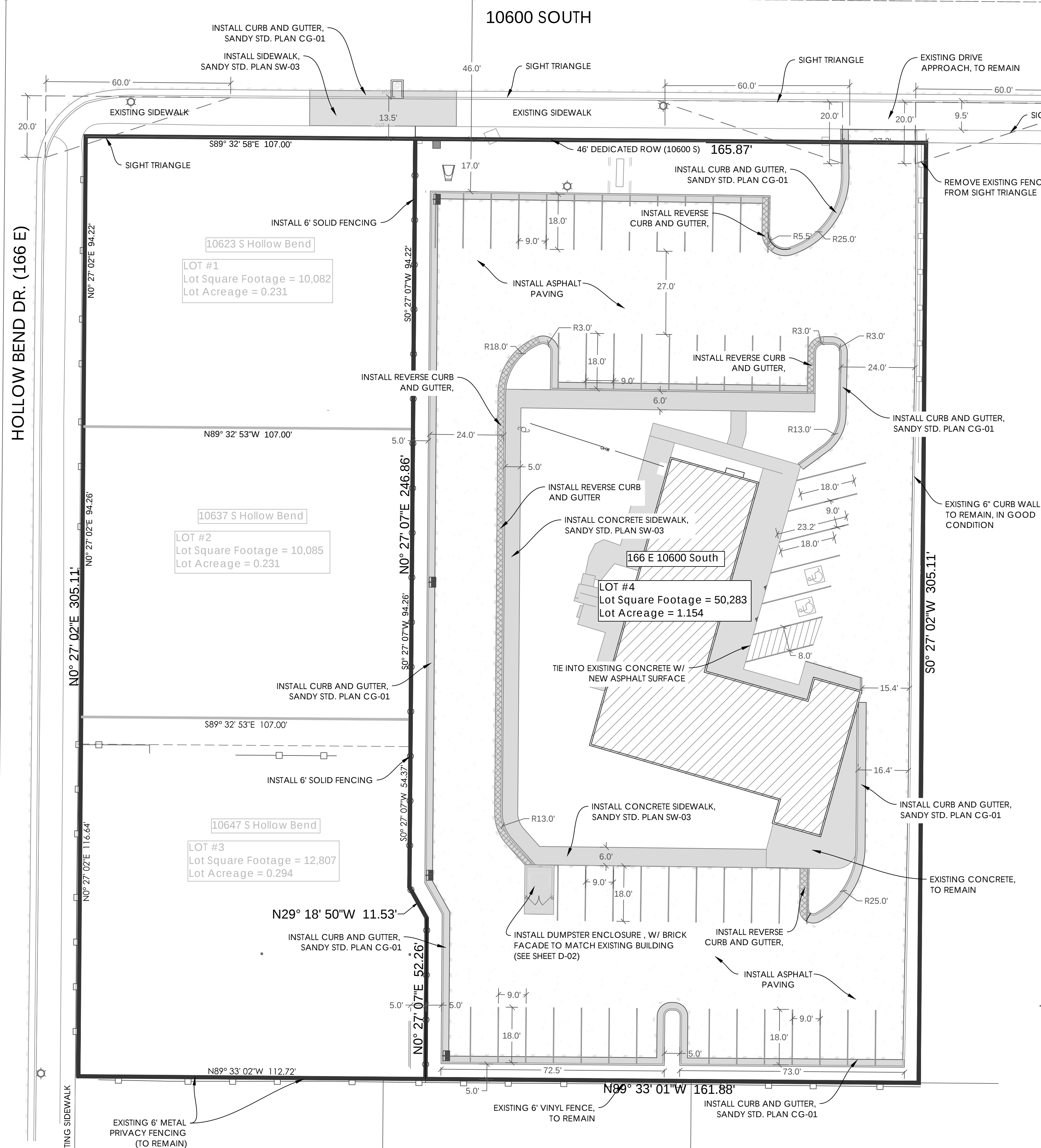
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STAMP	PROJECT NO.
	W-26-12
	DATE
	6/29/26
	DRAWN BY: JACOB WEBER, P.E.
	CHECK BY:
	SHEET NUMBER
	C-04

CG-01 D-01	CURB AND GUTTER
DA-02 D-01	FLARED DRIVE APPROACH REQ. CURB C
SW-03 D-01	CONCRETE SIDEWALK
CG-04 D-01	CURB AND GUTTER SD INLET DTL.
TE-01 D-02	TRASH ENCLOSURE

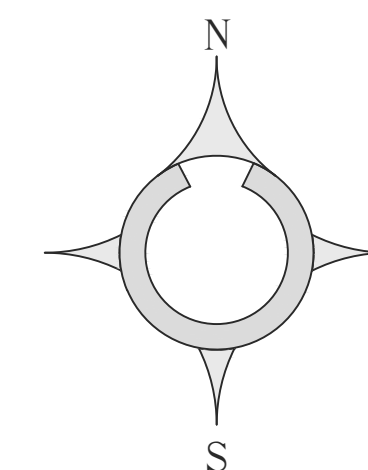


STREETLIGHT NOTES

1. NOTIFY SANDY CITY PUBLIC UTILITIES INSPECTOR (801-568-7280), AT LEAST ONE BUSINESS DAY (24 HOURS) PRIOR TO BEGINNING CONSTRUCTION.
2. THE DEVELOPER IS REQUIRED TO GRANT TO THE CITY A MINIMUM OF 15-FOOT WIDE STREETLIGHT EASEMENT (7.5 FEET EACH SIDE OF PIPE) FOR CONDUIT AND WIRES TO THE POWER SOURCE ON PRIVATE PROPERTY.
3. 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.
4. 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.
5. SUBMITTALS ARE REQUIRED TO BE APPROVED BY THE ENGINEER FOR STREETLIGHTS, JUNCTION BOXES, AND ELECTRICAL WIRING.
6. SUBMITTALS MUST HAVE SUFFICIENT INFORMATION TO SHOW THAT THE PROPOSED ITEMS CONFORM TO SANDY CITY STANDARDS AND SPECIFICATIONS.
7. INSTALLATIONS SHALL BE LOCATED AS INDICATED ON THE APPROVED PLAN FOR THE PROJECT. FIELD MODIFICATIONS MUST BE APPROVED BY THE SANDY CITY PUBLIC UTILITIES INSPECTOR.
8. STREET LIGHT POLES SHALL BE INSTALLED IN A MANNER THAT WILL NOT HINDER THE OPERATION OF FIRE HYDRANTS, UNDERGROUND WATER SYSTEM ISOLATION VALVES, AND OTHER UTILITIES.
9. INSTALLATIONS WITHIN 10 FEET OF UTILITIES SHALL BE AVOIDED UNLESS APPROVED BY SANDY CITY PUBLIC UTILITIES INSPECTOR.
10. OVERHEAD POWER LINES FOR STREETLIGHTS ARE NOT ALLOWED.

4" ASPHALT PAVING

8" BASE COURSE



Scale (24" x 36") 1 in. = 20 FT.

DRAWING TITLE

TURN DIAGRAM PLAN

CLEINT

GW GROUP VENTURES
MATT SNEYD

COMPLETION STATUS
PRELIMINARY PLANS

PROJECT
10600 CHURCH
PARKING LOT IMPROVEMENTS
166 E 10600 S, SANDY, UT

GENERAL

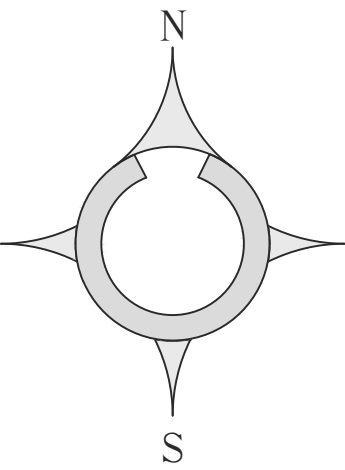
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7. A MINIMUM OF 48-INCHES AND A MAXIMUM 60-INCHES OF COVER FROM THE TOP OF THE PIPE TO THE FINISH GRADE IS REQUIRED. FOR CONSTRUCTION EAST OF THE UTAH TRANSIT AUTHORITY'S TRAX LINE, USE DUCTILE IRON PIPE, USE THICKNESS CLASS 52 OR BETTER. FOR CONSTRUCTION WEST OF UTAH TRANSIT AUTHORITY'S TRAX LINE, USE POLYVINYL CHLORIDE PIPE, USE CLASS DR-14 OR BETTER. 10 GAUGE WIRE SHALL BE PLACED ON TOP OF THE PIPE (PER SANDY CITY SPECIFICATIONS) FOR FUTURE RELOCATION. NO DEFLECTION IN PIPE JOINTS WILL BE ALLOWED ON PVC PIPES.
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8. INSTALLATIONS WITHIN CLOSE PROXIMITY TO TREES SHALL BE AVOIDED UNLESS APPROVED BY SANDY CITY PUBLIC UTILITIES INSPECTOR.
9. OVERHEAD POWER LINES FOR STREETLIGHTS ARE NOT ALLOWED.

EXISTING 6" CURB WALL,
TO REMAIN, IN GOOD
CONDITION



Scale (24" x 36") 1 in. = 20 FT.

LEGEND

- PROPERTY BOUNDARY
- EXISTING ROADWAY/ EDGE OF PAVEMENT
- PROPOSED EDGE OF ASPHALT
- EXISTING BUILDINGS (TO REMAIN)
- PROPOSED ASPHALT PAVING
- PROPOSED CONCRETE
- REVERSED SLOPE CURB & GUTTER
- EXISTING 6" VINYL FENCING (TO REMAIN)
- INSTALL SOLID 6" FENCING (MATCH EXISTING)

DETAILS

- CG-01 CURB AND GUTTER
D-01
- DA-02 FLARED DRIVE APPROACH REQ. CURB CUT
D-01
- SW-03 CONCRETE SIDEWALK
D-01
- CG-04 CURB AND GUTTER SD INLET DTL.
D-01
- TE-01 TRASH ENCLOSURE
D-02



HOLLOW BEND DR. (166 E)

N0° 27' 02"E 305.11'

EXISTING SIDEWALK

10600 SOUTH

EXISTING SIDEWALK

13.5'

EXISTING SIDEWALK

9.5'

10623 S Hollow Bend

LOT #1
Lot Square Footage = 10,082
Lot Acreage = 0.231

10637 S Hollow Bend

LOT #2
Lot Square Footage = 10,085
Lot Acreage = 0.231

10647 S Hollow Bend

LOT #3
Lot Square Footage = 12,807
Lot Acreage = 0.294

166 E 10600 South

LOT #4
Lot Square Footage = 50,283
Lot Acreage = 1.154

WHEEL TURNING PATH

INSTALL REVERSE CURB
AND GUTTER

R13.0'

WHEEL TURNING PATH

R40.4'

R24.5'

R25.0'

WHEEL TURNING PATH

R5.5'

R25.0'

R3.0'

R3.0'

24.0'

15.4'

R25.0'

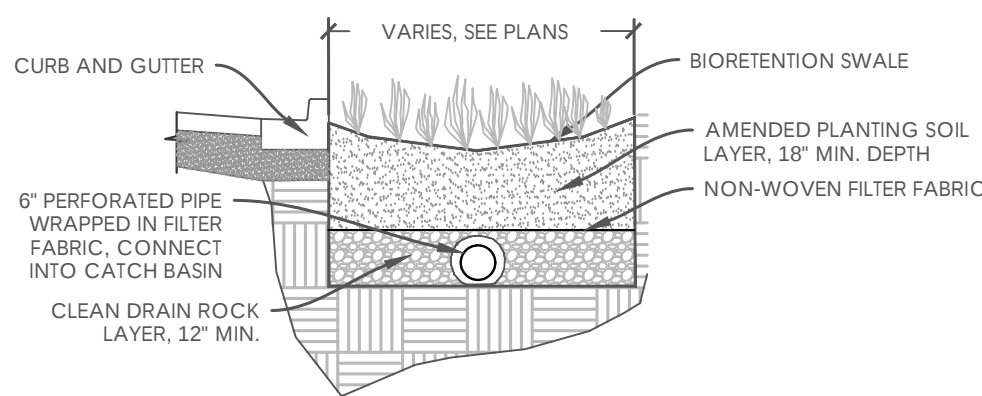
DRAINAGE PLAN

CLEINT

GW GROUP VENTURES
MATT SNEYDCOMPLETION STATUS
PRELIMINARY PLANSPROJECT
10600 CHURCH
PARKING LOT IMPROVEMENTS
166 E 10600 S, SANDY, UT

GENERAL

LID 80th Percentile Storm		
DETENTION STORAGE (10 yr-3hr) =	1,649 ft ³	80TH PERCENTILE STORM (LID Volume)
ALLOWABLE RELEASE RATE =	0.000 ft ³ /s	$WQRV = \frac{P_{80\%} * R_{new} * A}{12}$
MAX RETENTION TIME =	72 hr	12
TOTAL RETENTION STORAGE VOLUME REQUIRED INCLUDING 80% PERCENTILE LID VOLUME		
TOTAL REQUIRED DETENTION (ft ³) = 2,937		
% of Impervious Area in Basin = 68.75%		
80th Percentile (in) = 0.5		
Rnew = 0.605		
WQRV (Acre-ft) = 0.0296		
WQRV (ft ³) = 1288		

BIORETENTION SWALE DETAIL
SECTION A-A

NOTE:

CONTRACTOR TO CONTACT CITY ENGINEER FOR INSPECTION PRIOR TO BACKFILLING. CONTRACTOR TO PHOTOGRAPH INSTALLATION

HOLLOW BEND DR. (166 E)

10600 SOUTH

100-YR EMERGENCY
OVERFLOW PATHINSTALL SP-04 COMBO BOX CB S2
RIM:4437.21
EX INV:4431.52
INV IN:4433.00 15"EXISTING DRAIN VAULT
RIM:4440.33
INV IN RCP:4436.99 18"
INV IN RCP: UNKNOWN 12"
INV OUT RCP:4435.61 15"

19.69' of 15" RCP @ 0.81%

INSTALL CB S1
RIM:4436.44
SUMP:4433.16
INV OUT:4433.16 15"

7.05' of 15" RCP @ 1.00%

INSTALL SD-04 CURB INLET CB1
RIM:4439.44
SUMP:4436.28
INV IN:4436.28 12"
INV OUT:4436.28 15"INSTALL BIORETENTION SWALE,
LID 80th PERCENTILE STORM
STORAGE 1,300 CUFT.

6" PERFORATED DRAIN

INSTALL FLARED END OUTLET
RIM:4440.33
INV IN:4436.21 15"INSTALL REVERSE SLOPE
CURB AND GUTTER

10623 S Hollow Bend

LOT #1
Lot Square Footage = 10,082
Lot Acreage = 0.231

10637 S Hollow Bend

LOT #2
Lot Square Footage = 10,085
Lot Acreage = 0.231

10647 S Hollow Bend

LOT #3
Lot Square Footage = 12,807
Lot Acreage = 0.294166 E 10600 South
LOT #4
Lot Square Footage = 50,283
Lot Acreage = 1.154INSTALL SD-02 CURB INLET CB 1A
RIM:4442.14
SUMP:4437.53
INV IN:4437.53 12"
INV OUT:4437.53 12"INSTALL REVERSE SLOPE
CURB AND GUTTER

124.27' of ADS HP @ 1.01%

95.13' of 12" ADS HP @ 1.01%

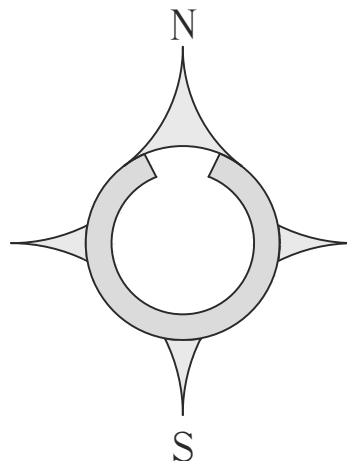
INSTALL SD-02 CURB INLET CB2
RIM:4444.41
SUMP:4438.50
INV IN:4438.50 12"
INV OUT:4438.50 12"INSTALL REVERSE SLOPE
CURB AND GUTTER

58.85' of 12" ADS HP @ 1.01%

INSTALL SD-02 CURB INLET CB3
RIM:4442.51
SUMP:4439.09
INV OUT:4439.09 12"STORM DRAIN BOX
GRATE = 4443.17
15" RCP I.E. = 4438.28 OUT W.

STORM WATER NOTES:

1. NOTIFY SANDY CITY PUBLIC UTILITIES INSPECTOR (801-568-7280), 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. 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.
3. SUBMITTALS ARE REQUIRED TO BE APPROVED BY THE 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.
4. ALL MATERIALS AND WORK DONE IN UDOT RIGHT-OF-WAY SHALL CONFORM TO UDOT STANDARDS AND SPECIFICATIONS (DELETE IF NOT APPLICABLE).
5. NON-SHRINK GROUT SHALL BE USED WHEREVER GROUT IS REQUIRED FOR THE STORM DRAIN FACILITIES.
6. 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.
7. 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.
8. REMOVE SNAP TIES, NAILS, REBAR AND OTHER PROTRUSIONS FROM THE BOX OR PIPE INSIDE SURFACE, AS WELL AS ALL FORM WORK, PLASTIC AND CARDBOARD.
9. 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.
10. CLEAN OFF ALL MANHOLE LIDS AND INLET GRATES OF ASPHALT, CONCRETE, TAR OR OTHER ADHESIVES TO ALLOW ACCESS.
11. 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.
12. 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 AQUIFER RECHARGE AREA. DISPOSAL OF ANY WASTE MATERIALS IN THE STORM WATER IS STRICTLY PROHIBITED."
13. ALL INLET, COMBO AND JUNCTION BOXES SHALL BE PLACED ON 12-INCH (MIN.) COMPACTED STABILIZATION MATERIAL.
14. A VIDEO OF ALL PIPES MUST BE COMPLETED BEFORE THE 80% OR 90% BOND RELEASE.
15. A REPRESENTATIVE OF THE MANUFACTURER OR SUPPLIER SHALL BE ON SITE DURING INSTALLATION OF OIL/WATER SEPARATOR, MECHANICAL TREATMENT DEVICES, MEDIA FILTERS, 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.
16. A STAMPED "LETTER OF CONFORMANCE" FROM THE DESIGN ENGINEER IS REQUIRED TO BE SUBMITTED TO SANDY CITY PUBLIC UTILITIES DEPARTMENT, PRIOR TO 90% BOND RELEASE, STATING THAT STORM WATER FLOW CONTROL ELEMENTS AND STORM WATER TREATMENT FACILITIES DETENTION, RETENTION, LID BEST MANAGEMENT PRACTICES, OIL-WATER SEPARATORS, SUMPS, ETC.) WERE CONSTRUCTED ACCORDING TO THE APPROVED PLANS.



Scale (24" x 36") 1 in. = 20 FT.

LEGEND

---	EXISTING MAJOR CONTOURS (5')
- - - -	EXISTING MINOR CONTOURS (1')
---	PROPOSED MAJOR CONTOUR (5')
- - - -	PROPOSED MINOR CONTOUR (1')
---	EDGE OF PROPOSED ASPHALT
---	PROPOSED DRAINAGE SWALE
---	PROPOSED SLOPE
---	PROPOSED FINISHED GRADE
---	FLOW LINE ELEVATION
---	EXISTING ELEVATION
---	BIORETENTION SWALE

REVISIONS:

REV #	DESCRIPTION	DATE
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WEBER ENGINEERING
COLLECTIVE

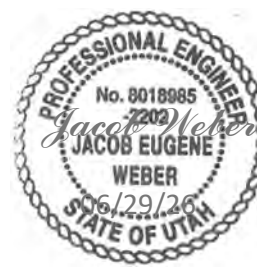
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STAMP



PROJECT NO.

W-26-12

DATE

6/29/26

DRAWN BY: JACOB WEBER, P.E.

CJOB BY:

SHEET NUMBER

C-05

DRAWING TITLE

GRADING PLAN

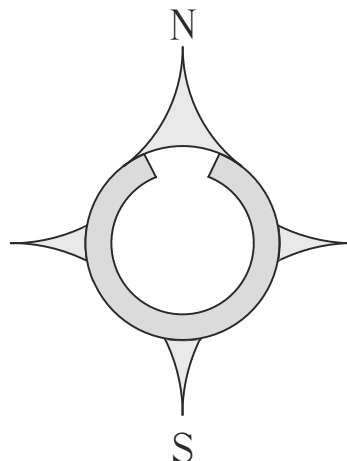
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GW GROUP VENTURES
MATT SNEYD

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PARKING LOT IMPROVEMENTS
166 E 10600 S, SANDY, UT

GENERAL



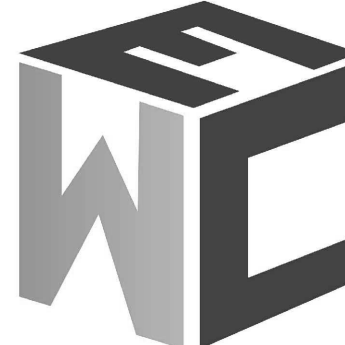
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LEGEND

	EXISTING MAJOR CONTOURS (5')
	EXISTING MINOR CONTOURS (1')
	PROPOSED MAJOR CONTOUR (5')
	PROPOSED MINOR CONTOUR (1')
	EDGE OF PROPOSED ASPHALT
	PROPOSED DRAINAGE SWALE
	PROPOSED SLOPE
	PROPOSED FINISHED GRADE
	FLOW LINE ELEVATION
	EXISTING ELEVATION
	BIORETENTION SWALE

REVISIONS:

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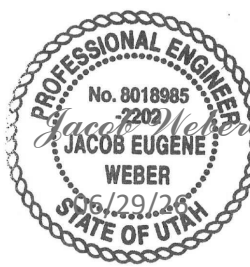
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STAMP



PROJECT NO.

W-26-12

DATE

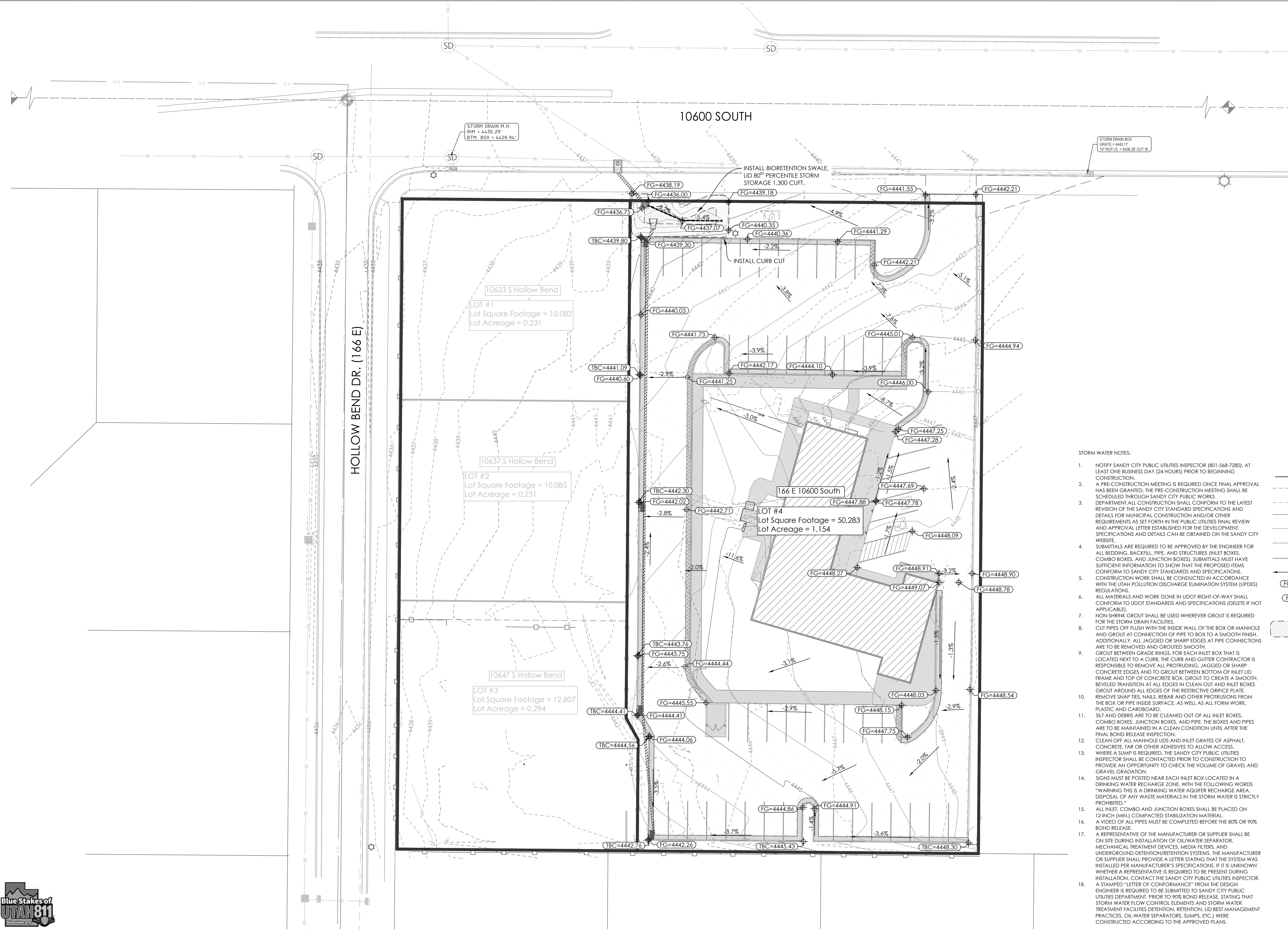
6/29/26

DRAWN BY: JACOB WEBER, P.E.

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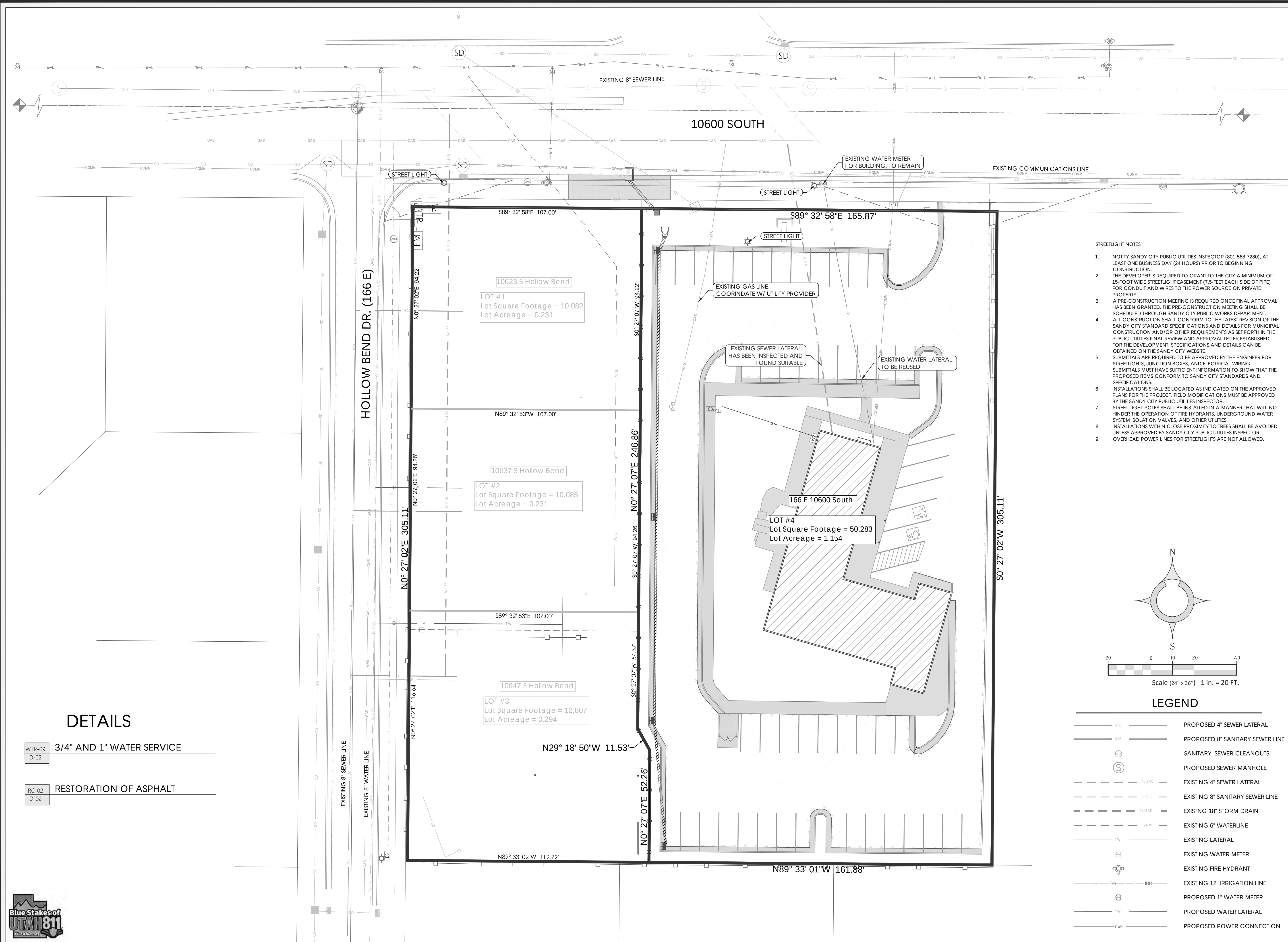
SHEET NUMBER

C-06



STORM WATER NOTES:

1. NOTIFY SANDY CITY PUBLIC UTILITIES INSPECTOR (801-568-7280), 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. 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.
3. SUBMITTALS ARE REQUIRED TO BE APPROVED BY THE 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.
4. ALL MATERIALS AND WORK DONE IN UDOT RIGHT-OF-WAY SHALL CONFORM TO UDOT STANDARDS AND SPECIFICATIONS (DELETE IF NOT APPLICABLE).
5. NON-SHRINK GROUT SHALL BE USED WHEREVER GROUT IS REQUIRED FOR THE STORM DRAIN FACILITIES.
6. 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.
7. 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.
8. 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.
9. CLEAN OFF ALL MANHOLE LIDS AND INLET GRATES OF ASPHALT, CONCRETE, TAR OR OTHER ADHESIVES TO ALLOW ACCESS.
10. 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.
11. 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 AQUIFER RECHARGE AREA. DISPOSAL OF ANY WASTE MATERIALS IN THE STORM WATER IS STRICTLY PROHIBITED."
12. ALL INLET, COMBO AND JUNCTION BOXES SHALL BE PLACED ON 12-INCH (MIN.) COMPACTED STABILIZATION MATERIAL.
13. A VIDEO OF ALL PIPES MUST BE COMPLETED BEFORE THE 80% OR 90% BOND RELEASE.
14. A REPRESENTATIVE OF THE MANUFACTURER OR SUPPLIER SHALL BE ON SITE DURING INSTALLATION OF OIL/WATER SEPARATOR, MECHANICAL TREATMENT DEVICES, MEDIA FILTERS, 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.
15. A STAMPED "LETTER OF CONFORMANCE" FROM THE DESIGN ENGINEER IS REQUIRED TO BE SUBMITTED TO SANDY CITY PUBLIC UTILITIES DEPARTMENT, PRIOR TO 90% BOND RELEASE, STATING THAT STORM WATER FLOW CONTROL ELEMENTS AND STORM WATER TREATMENT FACILITIES DETENTION, RETENTION, LID BEST MANAGEMENT PRACTICES, OIL-WATER SEPARATORS, SUMPS, ETC.] WERE CONSTRUCTED ACCORDING TO THE APPROVED PLANS.



DETAILS

- WTR-09
D-02

3/4" AND 1" WATER SERVICE
- RC-02
D-02

RESTORATION OF ASPHALT

DRAWING TITLE

UTILITY PLAN

CLEINT

GW GROUP VENTURES
MATT SNEYD

COMPLETION STATUS
PRELIMINARY PLANS

PROJECT
10600 CHURCH
PARKING LOT IMPROVEMENTS
166 E 10600 S, SANDY, UT

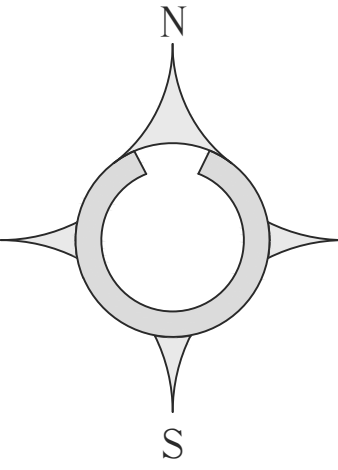
GENERAL

WATER 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 ENGINEER FOR STREETLIGHTS, JUNCTION BOXES, AND ELECTRICAL WIRING. 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.
- WATER LINES SHALL BE INSTALLED 4-FEET OFF LIP OF GUTTER 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.
- A MINIMUM OF 48-INCHES AND A MAXIMUM 60-INCHES OF COVER FROM THE TOP OF THE PIPE TO THE FINISH GRADE IS REQUIRED. FOR CONSTRUCTION EAST OF THE UTAH TRANSIT AUTHORITY'S TRAX LINE, USE DUCTILE IRON PIPE, USE THICKNESS CLASS 52 OR BETTER. FOR CONSTRUCTION WEST OF UTAH TRANSIT AUTHORITY'S TRAX LINE, USE POLYVINYL CHLORIDE PIPE, USE CLASS DR-14 OR BETTER. 10 GAUGE WIRE SHALL BE PLACED ON TOP OF THE PIPE (PER SANDY CITY SPECIFICATIONS) FOR FUTURE RELOCATION. NO DEFLECTION IN PIPE JOINTS WILL BE ALLOWED ON PVC PIPES.
- ALL MECHANICAL JOINTS MUST BE RESTRAINED USING MEGA LUGS FOR DIP AND ROMAC GRIP RINGS FOR PVC OR APPROVED EQUAL. MEGA LUGS SHALL NOT BE ALLOWED ON PVC PIPE.
- USE 6-INCH COMPRESSION TYPE HYDRANT BY MUELLER CENTURIUM 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.
- 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.
- ALL DEAD ENDS SHALL BE PLUGGED WITH A 2-INCH WASHOUT OR END WITH A FIRE HYDRANT.
- ALL DUCTILE IRON WATER LINES, FITTINGS, AND VALVES SHALL BE POLY-BAGGED IN ACCORDANCE WITH SANDY CITY STANDARDS AND SPECIFICATIONS.
- ALL WATER LINES SHALL BE BEDDED WITH SAND (6-INCHES MINIMUM BELOW AND 12-INCHES MINIMUM ON EACH SIDE AND ON TOP OF THE PIPE).

STREETLIGHT NOTES

- NOTIFY SANDY CITY PUBLIC UTILITIES INSPECTOR (801-568-7280), AT LEAST ONE BUSINESS DAY (24 HOURS) PRIOR TO BEGINNING CONSTRUCTION.
- THE DEVELOPER IS REQUIRED TO GRANT TO THE CITY A MINIMUM OF 15-FOOT WIDE STREETLIGHT EASEMENT (7.5-FEET EACH SIDE OF PIPE) FOR CONDUIT AND WIRES TO THE POWER SOURCE ON PRIVATE PROPERTY.
- 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 ENGINEER FOR STREETLIGHTS, JUNCTION BOXES, AND ELECTRICAL WIRING. SUBMITTALS MUST HAVE SUFFICIENT INFORMATION TO SHOW THAT THE PROPOSED ITEMS CONFORM TO SANDY CITY STANDARDS AND SPECIFICATIONS.
- INSTALLATIONS SHALL BE LOCATED AS INDICATED ON THE APPROVED PLANS FOR THE PROJECT. FIELD MODIFICATIONS MUST BE APPROVED BY THE SANDY CITY PUBLIC UTILITIES INSPECTOR.
- STREET LIGHT POLES SHALL BE INSTALLED IN A MANNER THAT WILL NOT HINDER THE OPERATION OF FIRE HYDRANTS, UNDERGROUND WATER SYSTEM ISOLATION VALVES, AND OTHER UTILITIES.
- INSTALLATIONS WITHIN CLOSE PROXIMITY TO TREES SHALL BE AVOIDED UNLESS APPROVED BY SANDY CITY PUBLIC UTILITIES INSPECTOR. OVERHEAD POWER LINES FOR STREETLIGHTS ARE NOT ALLOWED.



Scale (24" x 36") 1 in. = 20 FT.

LEGEND

- 4 SS

PROPOSED 4" SEWER LATERAL
- 8 SS

PROPOSED 8" SANITARY SEWER LINE
- CS

SANITARY SEWER CLEANOUTS
- S

PROPOSED SEWER MANHOLE
- Ex 4 SS

EXISTING 4" SEWER LATERAL
- Ex 8 SS

EXISTING 8" SANITARY SEWER LINE
- Ex 18 SD

EXISTING 18" STORM DRAIN
- Ex 6 W

EXISTING 6" WATERLINE
- 1 W

EXISTING LATERAL
- WM

EXISTING WATER METER
- FD

EXISTING FIRE HYDRANT
- IRR

EXISTING 12" IRRIGATION LINE
- WM

PROPOSED 1" WATER METER
- 1 W

PROPOSED WATER LATERAL
- PWR

PROPOSED POWER CONNECTION



WEBER ENGINEERING
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PROJECT NO.
W-26-12

DATE
6/29/26

DRAWN BY: JACOB WEBER, P.E.

CHECK BY:

SHEET NUMBER
C-07



Existing Building Elevations - 166 E 10600 S

