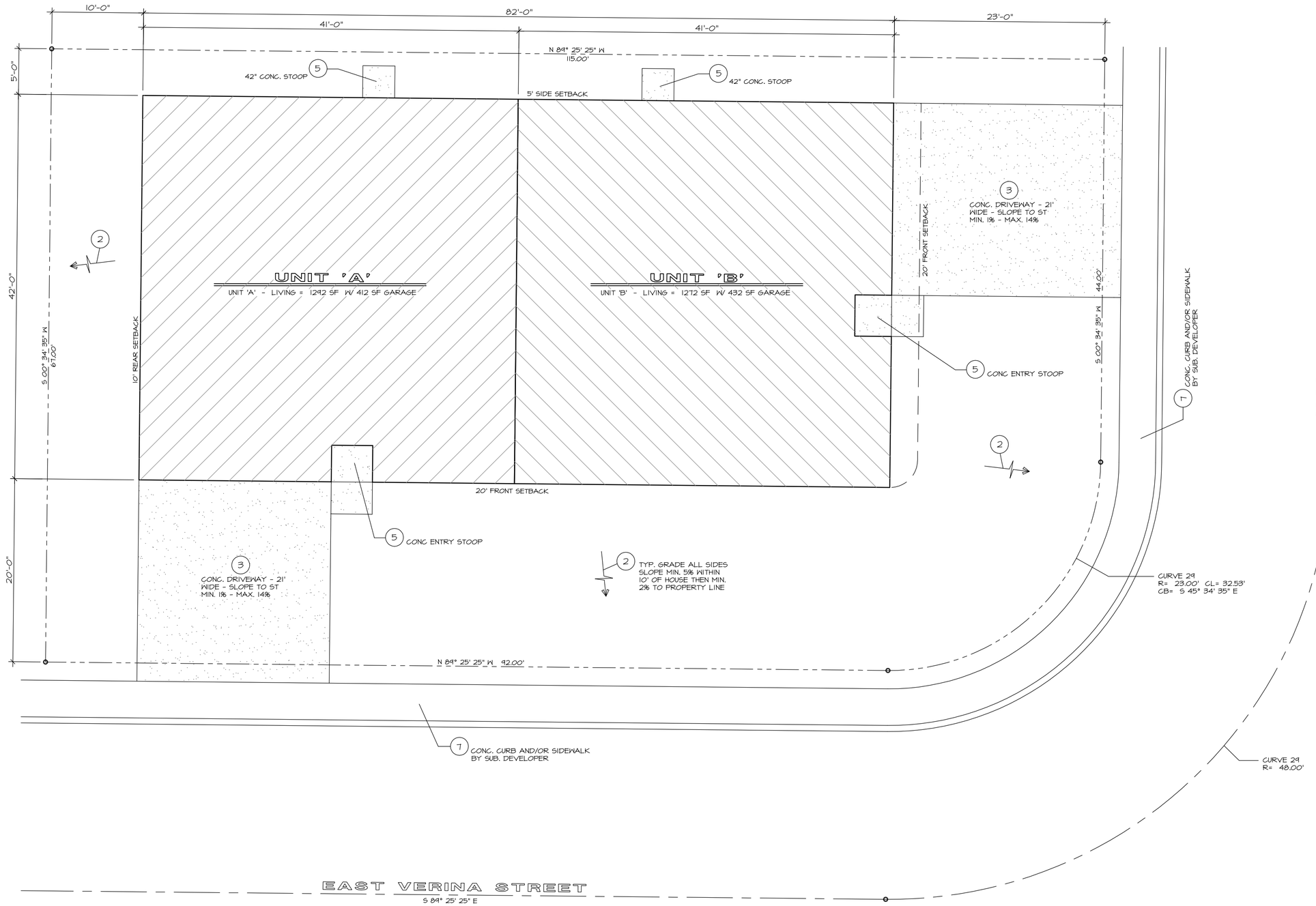

KEY NOTES

1. NEW RESIDENCE - FIN GRADE AT ALL CORNERS OF HOUSE AND GARAGE = 71.40 AND TOP OF FOUNDATION = 72.07
2. TYP GRADE ALL SIDES - SLOPE MIN 5% WITH-IN 10' OF HOUSE THEN MIN OF 2% TO FRONT AND REAR PROPERTY LINES
3. CONC DRIVEWAY - SLOPE TO STREET MIN 1% - MAX 14% PROVEDE E.I.S AS REQUIRED
4. CONC PATIO - SEE FND PLANS - SLOPE AWAY FROM HOUSE MIN 1% (1/8" PER FT)
5. CONC STOOP AND /OR A/C PAD - SEE FND PLANS - SLOPE AWAY FROM HOUSE MIN 1% (1/8" PER FT)
6. 42" CONC ENTRY WALK - SEE FND PLANS
7. CONC CURB AND/OR WALK AS PROVIDED BY SUB DEVELOPER - VERIFY AS REQUIRED PRIOR TO CONST

NORTH

SITE PLAN

1/8"=1'-0"

LOT 11 - BLOCK 3 - PHEASANT RUN SUBDIVISION
PARMA, CANYON COUNTY, IDAHO

NOTES

1. ALL SETBACKS TO COMPLY W/ ALL CODES & ZONING REQ'S & BE VERIFIED BY THE BUILDING INSPECTOR PRIOR TO CONSTRUCTION.
2. WATER & SEWER PROVIDED BY CITY OR LOCAL WATER CORP.
3. ALL UTILITIES TO BE RUN UNDERGROUND.
4. IRRIGATION WATER MAY NOT BE PROVIDED PER IDAHO CODE, SECT. 31-3805
5. ALL DETAILS SHOWN HEREIN SHALL BE VERIFIED W/ CURRENT PLAT MAP ON FILE W/ CITY OR COUNTY AS REQ'D.

SHEET: 2

DATE	REVISIONS	BY

ZION
HOME BUILDERS
908 GRAYCLIFF DRIVE
CALDWELL, ID 83607
(208) 608-9027
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PROJECT RESIDENCE - DUPLEX
LOT 11, BLK 3 PHEASANT RUN SUB, PARMA, IDAHO

FOR ZION HOME BUILDERS
908 GRAYCLIFF DR, CALDWELL, ID 83607 - (208) 608-9027

THIS DRAWING SHALL NOT BE REVISED OR ALTERED WITHOUT THE WRITTEN AUTHORIZATION OF WILLIAMS & ASSOCIATES

JOB NO. 6123 - ME
DATE: AUGUST 01, 2025
DWN. BY: LOREN D. WILLIAMS
APP. BY: LOREN D. WILLIAMS

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