

# NORTHRIDGE FLEX SPACE

181 WEST 2675 NORTH  
 LOT 202 OF WINDSOR SQUARE COMMERCIAL SUBDIVISION  
 LOCATED IN THE NE 1/4 OF SECTION 8, T.4 N., R.1 W., S.L.B.&M.  
 LAYTON CITY, DAVIS COUNTY, UTAH

## VICINITY MAP



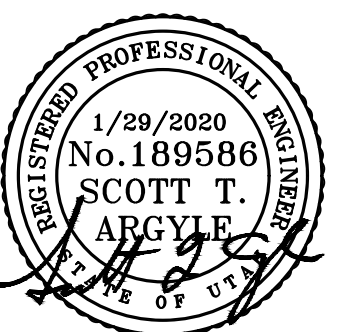
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<b>TOTAL SHEETS</b>	<b>8</b>

### GENERAL NOTES

- 1) ALL WORK WITHIN A PUBLIC RIGHT-OF-WAY SHALL CONFORM TO THE RIGHT-OF-WAY OWNER'S STANDARDS & SPECIFICATIONS.
- 2) ALL UTILITY WORK SHALL CONFORM TO THE UTILITY OWNER'S STANDARDS & SPECIFICATIONS.
- 3) THESE PLANS DO NOT INCLUDE DESIGN OF DRY UTILITIES. THESE PLANS MAY CALL FOR RELOCATION, AND/OR REMOVAL AND/OR CONSTRUCTION OF DRY UTILITIES, BUT ARE NOT OFFICIAL DRAWINGS FOR SUCH. DESIGN AND COORDINATION OF DRY UTILITIES IS BY OTHERS.
- 4) THE CONTRACTOR SHALL COORDINATE AND OBTAIN ANY PERMITS REQUIRED FOR THE WORK SHOWN HEREON.
- 5) THE LOCATION AND ELEVATIONS OF UNDERGROUND UTILITIES SHOWN ON THESE PLANS IS A BEST ESTIMATE BASED ON UTILITY COMPANY RECORDS, BLUESTAKES, AND FIELD MEASUREMENTS OF READILY OBSERVABLE ABOVE-GROUND FEATURES. AS SUCH, THIS INFORMATION MAY NOT BE COMPLETE, UP-TO-DATE, OR ACCURATE. IT IS THE CONTRACTOR'S RESPONSIBILITY TO STOP WORK AND NOTIFY THE ENGINEER IF CONFLICTING INFORMATION IS FOUND IN THE FIELD.
- 6) THE CONTRACTOR IS TO FIELD VERIFY THE LOCATION AND ELEVATIONS OF EXISTING MANHOLES AND OTHER UTILITIES PRIOR TO STAKING AND CONSTRUCTION.
- 7) CALL BLUESTAKES AT LEAST 48 HOURS PRIOR TO DIGGING. DO NOT PROCEED UNTIL BLUESTAKES ARE MARKED.
- 8) IT SHALL BE THE CONTRACTOR'S AND SUBCONTRACTOR'S RESPONSIBILITY TO MEET ALL APPLICABLE HEALTH AND SAFETY REGULATIONS, AND SHALL ASSUME SOLE RESPONSIBILITY FOR JOB-SITE CONDITIONS DURING CONSTRUCTION OF THIS PROJECT, SO THAT ALL EMPLOYEES ARE PROVIDED A SAFE PLACE TO WORK, AND THE PUBLIC IS PROTECTED..

UTAH TOLL FREE, OR  
 SALT LAKE  
**IT'S THE LAW TO CALL**



<b>COVER</b> DRAWN: RHUMPHREYS 6/12/2019 APPROVED: STA 1/29/2020 PROJECT: <b>1807001</b> DWG: PLAN SET-1807001.dwg	REV.	BY	DATE
	1	RNH	1/29/2020

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### GENERAL NOTES

- ALL IMPROVEMENTS SHALL COMPLY WITH THE STANDARDS AND REGULATIONS OF THE LOCAL GOVERNING MUNICIPALITY. CONTACT THE PUBLIC WORKS OFFICE BEFORE BEGINNING.
- CONTRACTOR TO FIELD VERIFY LOCATION, SIZE, AND AVAILABILITY OF EXISTING UTILITIES. UTILITIES DAMAGED DURING CONSTRUCTION SHALL BE REPAIRED BY THE CONTRACTOR AT HIS EXPENSE. SEE UTILITY NOTE 3.
- ALL DIMENSIONS ARE IN FOOT UNITS AND ARE TO THE TOP BACK OF CURB UNLESS SHOWN OR NOTED OTHERWISE.
- PROVIDE HANDICAP RAMPS AT ENDS OF WALKWAYS. END 0.1' ABOVE FLOWLINE OF CURB.
- CURB AND GUTTER SHALL BE AS PER LAYTON CITY STANDARDS.
- UTILITY INFORMATION INDICATED ON DRAWING IS BASED UPON VISUAL OBSERVATION OR INFORMATION FURNISHED BY MUNICIPAL AUTHORITIES WHICH MAY NOT BE VALID. LATERAL LOCATIONS AND ELEVATIONS ARE ASSUMED. SEE UTILITY NOTE 3.
- ALL GRADING SHALL BE DONE UNDER THE SUPERVISION OF A QUALIFIED SOILS ENGINEER WHO SHALL VERIFY THAT ALL FILL HAS BEEN PLACED IN ACCORDANCE WITH PROVISIONS IN CURRENT INTERNATIONAL BUILDING CODE.
- COMPACTION TEST REPORTS SHALL BE MADE AVAILABLE TO THE ENGINEER WITHIN 24 HOURS OF A REQUEST. FINAL REPORTS AS SPECIFIED IN CURRENT INTERNATIONAL BUILDING CODE SHALL BE SUBMITTED TO THE ENGINEER WITHIN TEN DAYS AFTER COMPLETION OF GRADING.
- ALL STORM DRAIN PIPE SHALL BE INSTALLED ACCORDING TO THE MANUFACTURER'S RECOMMENDATIONS AND THE LOCAL GOVERNING MUNICIPALITY'S STANDARDS AND SPECIFICATIONS.
- STORM DRAIN PIPE WITHIN THE PUBLIC RIGHT-OF-WAY SHALL CONFORM TO THE RIGHT-OF-WAY OWNER'S SPECIFICATIONS. PRIVATE STORM DRAIN PIPE OPTIONS SHALL CONSIST IF THE FOLLOWING MATERIALS.
  - PVC PIPE, ASTM D3034, SDR 35, BELL & SPIGOT TYPE.
  - RCP PIPE, CLASS 3, BELL & SPIGOT TYPE.
  - HIGH DENSITY CORRUGATED POLYETHYLENE SMOOTH INTERIOR PIPE, ASTM D3350 WITH WATERTIGHT JOINTS.
- THE CONTRACTOR SHALL VERIFY ALL DIMENSIONS AND CHECK CONDITIONS AT THE SITE BEFORE STARTING WORK AND SHALL IMMEDIATELY NOTIFY THE ENGINEER OF ANY DISCREPANCIES.
- TYPICAL DETAILS SHALL APPLY IN GENERAL CONSTRUCTION UNLESS SPECIFICALLY DETAILED. WHERE NO DETAILS ARE GIVEN, CONSTRUCTION WILL BE AS FOR SIMILAR WORK. DO NOT SCALE DRAWINGS.
- ANY OMISSIONS OR CONFLICTS BETWEEN THE VARIOUS ELEMENTS OF THE WORKING DRAWINGS AND/OR SPECIFICATIONS SHALL BE BROUGHT TO THE ATTENTION OF THE ENGINEER BEFORE PROCEEDING WITH ANY WORK INVOLVED.
- PIPE BEDDING SHALL BE 3/8" MAXIMUM AGGREGATE. USE 3/4" MAXIMUM SIZE ROAD BASE FOR BACKFILL MATERIAL. COMPACT TO 95% STANDARD PROCTOR DENSITY. MAXIMUM LIFT 8 INCHES.
- CONTRACTOR SHALL BE RESPONSIBLE FOR ALL PUBLIC AND OSHA STANDARDS.
- ALL WORK SHALL COMPLY WITH THE AMERICAN PUBLIC WORKS ASSOCIATION UTAH CHAPTER (APWA) MANUAL OF STANDARD SPECIFICATIONS 2007 EDITION WITH ALL PERTINENT SUPPLEMENTS AND AMENDMENTS AND THE MANUAL OF STANDARD PLANS 2007 EDITION. SAID STANDARD SPECIFICATIONS AND PLANS SHALL BE THE REQUIREMENTS.
- IT IS INTENDED THAT THESE PLANS AND SPECIFICATIONS REQUIRE ALL LABOR AND MATERIALS NECESSARY AND PROPER FOR THE WORK CONTEMPLATED AND THE WORK TO BE COMPLETED IN ACCORDANCE WITH THEIR TRUE INTENT AND PURPOSE. THE CONTRACTOR SHALL NOTIFY THE ENGINEER IMMEDIATELY REGARDING ANY DISCREPANCIES OR AMBIGUITIES WHICH EXIST IN THE PLANS OR SPECIFICATIONS. THE ENGINEER'S INTERPRETATION THEREOF SHALL BE CONCLUSIVE. THE CONTRACTOR SHALL BE HELD RESPONSIBLE FOR ANY FIELD CHANGES MADE WITHOUT PRIOR WRITTEN AUTHORITY FROM THE OWNER AND/OR ENGINEER.
- THE 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 TESTING AND INSPECTION SHALL BE PAID FOR BY THE OWNER; ALL RE-TESTING AND/OR REINSPECTION SHALL BE PAID FOR BY THE CONTRACTOR.
- THE CONTRACTOR SHALL MAINTAIN A NEATLY MARKED SET OF FULL-SIZE AS-BUILT RECORD DRAWINGS SHOWING THE FINAL LOCATION AND LAYOUT OF ALL MECHANICAL, ELECTRICAL AND INSTRUMENTATION EQUIPMENT; PIPING AND CONDUITS; STRUCTURES AND OTHER FACILITIES. THE AS-BUILTS OF THE ELECTRICAL SYSTEM SHALL INCLUDE THE STREET LIGHT LAYOUT PLAN SHOWING LOCATION OF LIGHTS, CONDUITS, CONDUCTORS, POINTS OF CONNECTIONS TO SERVICES, PULLBOXES, AND WIRE SIZES. AS-BUILT 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 ENGINEER, ONE SET OF NEATLY MARKED AS-BUILT RECORD DRAWINGS SHOWING THE INFORMATION REQUIRED ABOVE. AS-BUILT RECORD DRAWINGS SHALL BE REVIEWED AND THE COMPLETE AS-BUILT RECORD DRAWING SET SHALL BE CURRENT WITH ALL CHANGES AND DEVIATIONS REDLINED AS A PRECONDITION TO THE FINAL PROGRESS PAYMENT APPROVAL AND/OR FINAL ACCEPTANCE.

### SEQUENCE OF CONSTRUCTION

- CONSTRUCTION EXIT IS TO BE CONSTRUCTED AT TIME OF ENTRY TO SITE.
- CLEAR AND GRUB AREAS FOR SEDIMENT MEASURES.
- INSTALL SILT FENCES.
- COMPLETE CLEARING OF SITE AND BEGIN ROUGH GRADING.
- FILL AREAS SHALL BE FILLED IN 12 INCH MAXIMUM LIFTS AND COMPACTED TO AT LEAST 95% MAXIMUM DENSITY.
- DRAINAGE WILL BE CONTROLLED AND GROUND SLOPED SO AS TO DIRECT RUNOFF TO SEDIMENT CONTROLLED INLETS.
- INSTALL REMAINDER OF STORM DRAIN.
- INSTALL UTILITY LINES, WATER, ETC.
- INSTALL CURBS, WALKS, ETC., AND STABILIZE ALL DISTURBED AREAS.
- INSTALL BASE COURSE.
- REMOVE SEDIMENT CONTROL MEASURES, CLEAN OUT TEMPORARY SEDIMENTATION BASINS AND REGRADE, CLEAN OUT SEDIMENT TRAPS AND CONVERT THEM TO STORM WATER MANAGEMENT STRUCTURES.
- PAVE SITE.
- OWNER TO BE RESPONSIBLE TO CHECK CLEAN OUT INLET BOXES FOR SEDIMENT AND OIL AND CLEAN AS NECESSARY

### UTILITY NOTES

- ALL SERVICE LATERALS SHALL BE EXTENDED 2 FEET PAST THE 10 FOOT P.U.E.
- ALL CONSTRUCTION SHALL COMPLY WITH LOCAL GOVERNING MUNICIPALITY DESIGN STANDARDS AND CONSTRUCTION SPECIFICATIONS
- LOCATIONS OF ALL UNDERGROUND UTILITIES SHOWN ARE APPROXIMATE LOCATIONS. CONTRACTOR IS TO FIELD VERIFY CONNECTION POINTS WITH EXISTING UTILITIES, INCLUDING LOCATIONS AND INVERT ELEVATIONS OF ALL EXISTING STRUCTURES OR PIPES, BEFORE STAKING OR CONSTRUCTING ANY NEW UTILITIES. CONTRACTOR IS RESPONSIBLE FOR ANY DAMAGE CAUSED TO EXISTING UTILITIES AND UTILITY STRUCTURE THAT ARE TO REMAIN.
- CONTRACTOR IS RESPONSIBLE TO EXPOSE ALL UTILITY SERVICES STUBBED INTO PROJECT PROPERTY AND GIVE H&A ENTELLUS, INC. 48 HOURS PRIOR NOTICE SO H&A ENTELLUS CAN VERIFY DEPTHS AND INVERT ELEVATIONS TO DETERMINE IF CONFLICTS EXIST. ALSO ANY EXISTING UTILITIES THAT RUN ACROSS PROJECT PROPERTY WHICH MAY CAUSE POTENTIAL CONFLICT NEED TO BE EXPOSED AND LOCATED BOTH HORIZONTALLY AND VERTICALLY. CONTRACTOR PROCEEDS AT OWN RISK IF H&A ENTELLUS IS NOT NOTIFIED TO FIELD VERIFY THE ABOVE MENTIONED CONDITIONS.
- CONTRACTOR IS TO COORDINATE ALL UTILITIES WITH MECHANICAL DRAWINGS WHERE APPLICABLE.
- NO GROUNDWATER OR DEBRIS TO BE ALLOWED TO ENTER THE NEW PIPE DURING CONSTRUCTION. THE OPEN END OF ALL PIPES IS TO BE COVERED AND EFFECTIVELY SEALED AT THE END OF EACH DAY'S WORK.
- IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO INSTALL PIPE OF ADEQUATE CLASSIFICATION WITH SUFFICIENT BEDDING TO MEET ALL REQUIREMENTS AND RECOMMENDATIONS FOR H-20 LOAD REQUIREMENTS.
- ALL NEW SANITARY SEWER CONSTRUCTION TO BE DONE IN ACCORDANCE WITH LOCAL GOVERNING MUNICIPALITY STANDARDS & SPECIFICATIONS.
- ALL SEWER LINES AND LATERALS ARE TO BE SDR 35 PVC PIPE.
- SEWER LATERALS WILL BE INSTALLED AT A UNIFORM SLOPE OF NOT LESS THAN 2% GRADE AND THEY SHALL HAVE A MINIMUM OF 4 FEET OF COVER, UNLESS OTHERWISE NOTED.
- ALL NEW CULINARY AND IRRIGATION WATER CONSTRUCTION TO BE DONE IN ACCORDANCE WITH LOCAL GOVERNING MUNICIPALITY STANDARDS & SPECIFICATIONS.
- WATER LINES TO BE PVC C-900 DR-14. WATER LINES SHALL BE A MINIMUM OF 10' HORIZONTALLY FROM SEWER MAINS. CROSSINGS SHALL MEET STATE HEALTH STANDARDS. (MECHANICAL JOINTS REQUIRED WHEN LESS THAN 18" VERTICAL OR 10' HORIZONTAL SEPARATION FROM SEWER LINES.)
- ALL WATER LINES SHALL BE 8" MINIMUM SIZE AND SERVICE LATERALS SHALL BE 1-1/2" MINIMUM UNLESS OTHERWISE NOTED.
- WATER SERVICE LATERALS TO INCLUDE ALL BRASS SADDLE; CORP. STOP LATERAL, DOUBLE CHECK VALVE AND BACKFLOW PREVENTION DEVICE, AND SHUTOFF VALVE IN BOX NEAR BUILDING EDGE.
- ALL WATER LINES SHALL BE A MINIMUM 48" BELOW FINISH GROUND TO TOP OF PIPE. ALL VALVE BOXES AND MANHOLES SHALL BE RAISED OR LOWERED TO FINISH GRADE AND SHALL INCLUDE A CONCRETE COLLAR IN PAVED AREAS.
- CONTRACTOR TO NOTIFY PUBLIC UTILITIES FOR CHLORINE TEST PRIOR TO FLUSHING LINES, CHLORINE LEFT IN PIPE 24 HOURS MINIMUM WITH 25 PPM RESIDUAL. ALL TURNING OF MAINLINE VALVES, CHLORINATION, FLUSHING, PRESSURE TESTING, BACTERIA TESTING, ETC. TO BE COORDINATED WITH LOCAL GOVERNING MUNICIPALITY. ALL TESTS TO BE IN ACCORDANCE WITH AWWA STANDARDS.
- BOTTOM FLANGE OF FIRE HYDRANTS TO BE SET TO APPROXIMATELY 4" INCHES ABOVE BACK OF CURB ELEVATION. HYDRANTS TO INCLUDE TEE, 6" LINE VALVE, AND HYDRANT COMPLETE TO MEET CITY STANDARDS.
- ALL NEW STORM DRAIN/LAND DRAIN CONSTRUCTION TO BE DONE IN ACCORDANCE WITH LOCAL GOVERNING MUNICIPALITY STANDARDS & SPECIFICATIONS.
- ALL STORM WATER CONVEYANCE PIPING TO BE RCP - CLASS 3 OR EQUAL, UNLESS OTHERWISE NOTED.
- CONTRACTOR IS TO SUBMIT SITE PLAN/SUBDIVISION PLAT TO DOMINION ENERGY GAS FOR DESIGN OF GAS SERVICE TO BUILDINGS/LOTS. CONTRACTOR TO COORDINATE WITH DOMINION ENERGY GAS FOR CONTRACTOR LIMITS OF WORK VERSUS DOMINION ENERGY GAS LIMITS.
- ALL GAS LINE TAPS TO BE HDPE WITH COPPER TRACER WIRE AND DETECTA TAPE. TERMINATE TRACER WIRE AT APPROVED LOCATIONS.
- ALL GAS LINE TAPS, VALVES AND CAPS TO BE FUSED USING ELECTRO-FUSION TECHNOLOGY.
- ALL ELECTRICAL CONDUITS/LINES TO BE PVC SCH 40 OR BETTER.
- ALL PHONE AND TV CONDUITS TO BE PVC SCH 40 OR BETTER.
- CONTRACTOR IS TO SUBMIT SITE PLAN/SUBDIVISION PLAT TO COMCAST FOR DESIGN OF CABLE TV SERVICE TO BUILDINGS/LOTS. CONTRACTOR TO COORDINATE WITH COMCAST FOR CONTRACTOR LIMITS OF WORK VERSES COMCAST LIMITS.
- CONTRACTOR IS TO COORDINATE LOCATIONS OF NEW TELEPHONE SERVICE TO NEW BUILDINGS OR LOTS WITH CENTURYLINK. A PVC CONDUIT, PLYWOOD BACKBOARD, AND GROUND WIRE IS REQUIRED FOR SERVICE THROUGH PROPERTY. COORDINATE SIZES AND LOCATION WITH CENTURYLINK.
- ALL UTILITIES ARE TO BE INSTALLED IN ACCORDANCE WITH THE CORRESPONDING AGENCY/DISTRICT STANDARDS AND SPECIFICATIONS:
  - WATER - LAYTON CITY
  - SEWER - NORTH DAVIS SEWER DISTRICT
  - STORM DRAIN - LAYTON CITY
  - ELECTRICAL - ROCKY MOUNTAIN POWER
  - TELEPHONE - CENTURYLINK
  - NATURAL GAS - DOMINION ENERGY

### GRADING NOTES

- SITE GRADING SHALL BE PERFORMED IN ACCORDANCE WITH THESE PLANS AND SPECIFICATIONS AND THE RECOMMENDATIONS SET FORTH IN THE SOILS REPORT. THE CONTRACTOR SHALL BE RESPONSIBLE FOR REMOVING AND REPLACING ALL SOFT, YIELDING OR UNSUITABLE MATERIALS AND REPLACING IT WITH SUITABLE MATERIALS AS SPECIFIED IN THE SOILS REPORT. ALL EXCAVATED OR FILLED AREAS SHALL BE COMPACTED TO 95% OF MODIFIED PROCTOR MAXIMUM DENSITY PER ASTM TEST D-1557 EXCEPT UNDER BUILDING FOUNDATION WHERE IT SHALL BE 95% MIN. OF MAXIMUM DENSITY. MOISTURE CONTENT AT TIME OF PLACEMENT SHALL NOT EXCEED 2% ABOVE NOR 3% BELOW OPTIMUM. CONTRACTOR SHALL SUBMIT A COMPACTION REPORT PREPARED BY A QUALIFIED REGISTERED SOILS ENGINEER, VERIFYING THAT ALL FILLED AREAS AND SUBGRADE AREAS WITHIN THE BUILDING PAD AREA AND AREAS TO BE PAVED, HAVE BEEN COMPACTED IN ACCORDANCE WITH THESE PLANS AND SPECS AND THE RECOMMENDATIONS SET FORTH IN THE SOILS. REPORT.
- THE CONTRACTOR IS TO USE BEST MANAGEMENT PRACTICES FOR PROVIDING EROSION CONTROL FOR CONSTRUCTION OF THE PROJECT. SPECIFIC DETAILS SHOWN SHALL BE USED IN COMBINATION WITH OTHER ACCEPTED LOCAL PRACTICES.
- EXISTING UNDERGROUND UTILITIES AND IMPROVEMENTS ARE SHOWN IN THEIR APPROXIMATE LOCATIONS BASED UPON RECORD INFORMATION AVAILABLE AT THE TIME OF PREPARATION OF PLANS. LOCATIONS MAY NOT HAVE BEEN VERIFIED IN THE FIELD AND NO GUARANTEE IS MADE AS TO ACCURACY OR COMPLETENESS OF THE INFORMATION SHOWN ON THESE PLANS OR INDICATED IN THE FIELD BY LOCATING SERVICES. ANY ADDITIONAL COSTS INCURRED AS A RESULT OF CONTRACTOR'S FAILURE TO VERIFY LOCATIONS OF EXISTING UTILITIES PRIOR TO BEGINNING OF CONSTRUCTION IN THEIR VICINITY SHALL BE BORNE BY THE CONTRACTOR AND ASSUMED INCLUDED IN THE CONTRACT.
- IF AT ANY TIME DURING CONSTRUCTION ANY UNFAVORABLE GEOLOGICAL CONDITIONS ARE ENCOUNTERED, WORK IN THAT AREA WILL STOP UNTIL APPROVED CORRECTIVE MEASURES ARE OBTAINED FROM THE ENGINEER.
- THE CONTRACTOR IS RESPONSIBLE FOR PROVIDING HIS OWN ESTIMATE OF EARTHWORK QUANTITIES.
- WHERE NEW CURB AND GUTTER IS BEING CONSTRUCTED ADJACENT TO EXISTING ASPHALT OF CONCRETE PAVEMENT, THE FOLLOWING SHALL APPLY: PRIOR TO PLACEMENT OF ANY CONCRETE THE CONTRACTOR SHALL HAVE A LICENSED SURVEYOR VERIFY THE GRADE AND CROSS SLOPE OF THE CURB AND GUTTER FORMS, THE CONTRACTOR SHALL SUBMIT THE SLOPE AND GRADES TO THE ENGINEER FOR APPROVAL PRIOR THE PLACEMENT OF CONCRETE. THE CONTRACTOR SHALL NOTIFY THE ENGINEER IMMEDIATELY OF ANY SECTION WHICH DOES NOT CONFORM TO THE DESIGN OR TYPICAL CROSS SECTION. THE CONTRACTOR SHALL BE SOLELY RESPONSIBLE FOR CURB AND GUTTER POURS WITHOUT THE APPROVAL OF THE ENGINEER.

### EROSION CONTROL

- ALL EROSION AND SEDIMENT CONTROL MEASURES ARE TO BE CONSTRUCTED AND MAINTAINED IN ACCORDANCE WITH THE STANDARDS AND REGULATIONS OF THE LOCAL GOVERNING MUNICIPALITY.
  - ALL SEDIMENT CONTROL MEASURES TO BE ADJUSTED TO MEET FIELD CONDITIONS AT THE TIME OF CONSTRUCTION AND CONSTRUCTED PRIOR TO ANY GRADING OR DISTURBANCE OF EXISTING SURFACE MATERIAL ON BALANCE OF SITE.
  - DAILY INSPECTION AND MAINTENANCE OF ALL SEDIMENT CONTROL STRUCTURES MUST BE PROVIDED TO INSURE INTENDED PURPOSE IS ACCOMPLISHED. CONTRACTOR SHALL BE RESPONSIBLE FOR ALL SEDIMENT LEAVING THE PROPERTY. SEDIMENT CONTROL MEASURES SHALL BE IN WORKING CONDITION AT THE END OF EACH WORKING DAY.
  - ALL POINTS OF CONSTRUCTION INGRESS AND EGRESS WILL BE PROTECTED TO PREVENT TRACKING OF MUD ONTO PUBLIC WAYS.
  - ALL SEDIMENT WILL BE PREVENTED FROM ENTERING ANY STORM DRAINAGE SYSTEM THROUGH THE USE OF SANDBAGS, STRAW BALES, SILT FENCES, GRAVEL, BOARDS, AND OTHER APPLICABLE METHODS.
  - ALL DISTURBED AREAS OUTSIDE OF ROADWAYS, PARKING LOTS, SIDEWALKS AND OR BUILDING FOOTPRINTS SHALL BE SEEDED, SODDED AND/OR MULCHED.
  - IF SITE IS READY TO RECEIVE FINAL COVER DURING THE NON-PLANTING SEASON, THEN SITE SHALL BE PROTECTED BY MULCHING. THE MULCH WILL REMAIN UNTIL THE NEXT PLANTING SEASON AS DEFINED BY THE LOCAL GOVERNING MUNICIPALITY.
  - RE-VEGETATE ALL DENUED AREAS AS PER THE STANDARDS AND REGULATIONS OF THE LOCAL GOVERNING MUNICIPALITY.
9. THE CONTRACTOR AGREES THAT:
- A. THEY SHALL BE RESPONSIBLE TO CLEAN THE JOB SITE AT THE END OF EACH PHASE OF WORK.
- B. THEY SHALL BE RESPONSIBLE TO REMOVE AND DISPOSE OF ALL TRASH, SCRAP AND UNUSED MATERIAL AT THEIR OWN EXPENSE IN A TIMELY MANNER.
- C. THEY SHALL BE RESPONSIBLE TO MAINTAIN THE SITE IN A NEAT, SAFE AND ORDERLY MANNER AT ALL TIMES.
- D. THEY SHALL BE RESPONSIBLE TO KEEP MATERIALS, EQUIPMENT, AND TRASH OUT OF THE WAY OF OTHER CONTRACTORS SO AS NOT TO DELAY THE JOB. FAILURE TO DO SO WILL RESULT IN A DEDUCTION FOR THE COST OF CLEAN UP FROM FINAL PAYMENT.
- E. THEY SHALL BE RESPONSIBLE FOR THEIR OWN SAFETY, TRAFFIC CONTROL, PERMITS, RETESTING AND REINSPECTION AT THEIR OWN EXPENSE.
- F. UNLESS OTHERWISE NOTED ALL EXCESS SOILS AND MATERIALS SHALL BECOME THE PROPERTY OF THE CONTRACTOR AND SHALL BE LAWFULLY DISPOSED OF OFF SITE AT THE CONTRACTOR'S EXPENSE.
- G. THE CONTRACTOR SHALL PROVIDE ALL LIGHTS, BARRICADES, SIGNS, FLAG-MEN OR OTHER DEVICES NECESSARY FOR PUBLIC SAFETY.

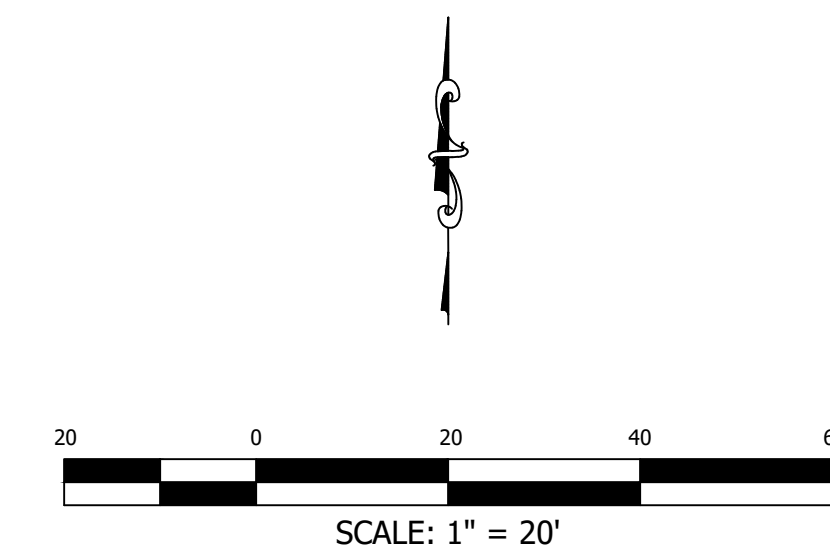
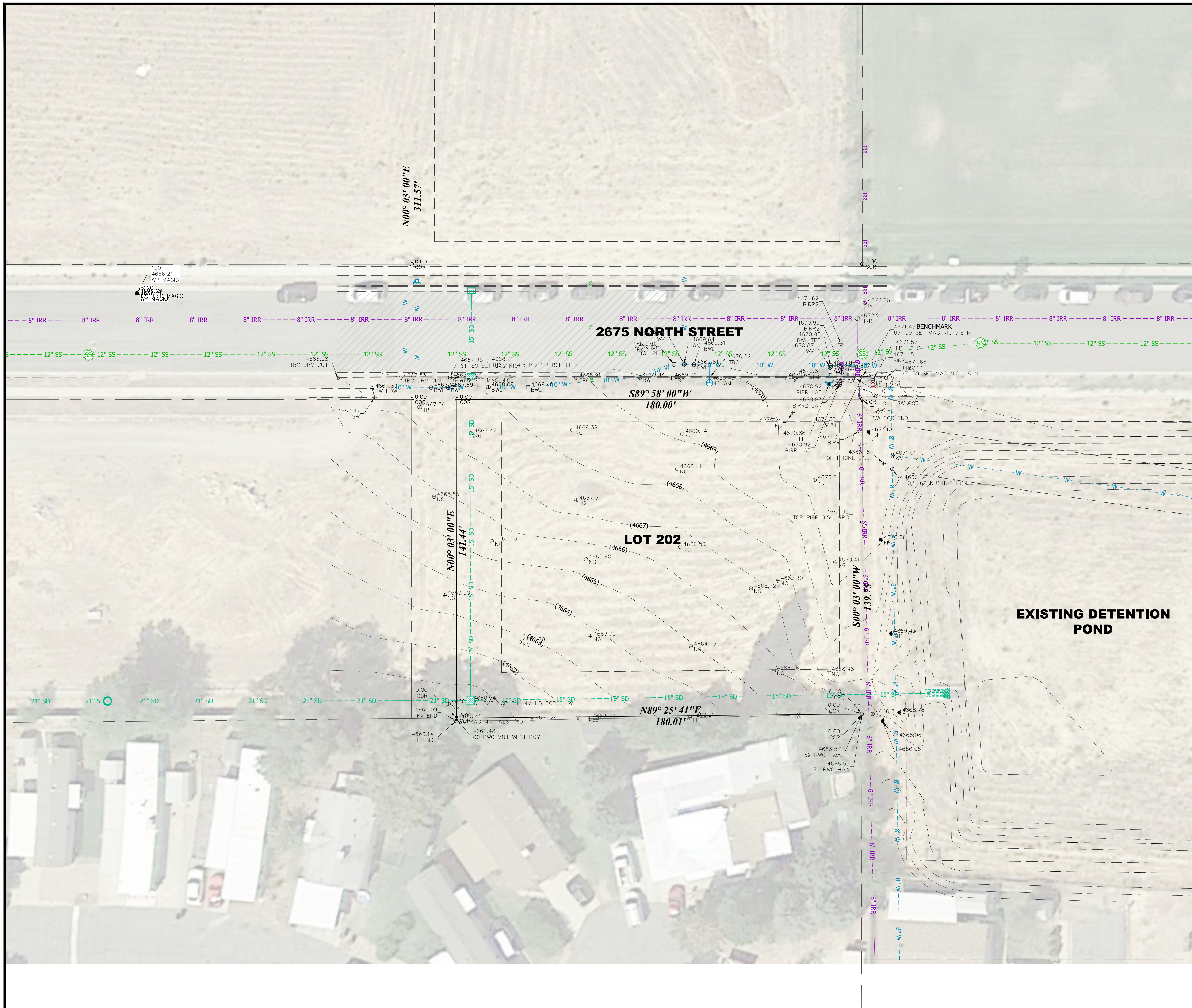
### LEGEND

	SECTION CORNER
	MONUMENT
	EXISTING SPOT ELEVATION
	PROPOSED SPOT ELEVATION
	DOWNWARD GRADE
	EXISTING INDEX CONTOUR
	EXISTING MINOR CONTOUR
	PROPOSED CONTOUR
	PROPOSED MINOR CONTOUR
	LOT OR BOUNDARY LINE
	PUBLIC UTILITY EASEMENT
	BUILDABLE AREA SETBACK
	CENTER LINE OF ROAD
	EXISTING FENCE
	PROPOSED FENCE
	EXISTING BUILDING
	PROPOSED BUILDING
	EXISTING ASPHALT
	PROPOSED ASPHALT
	EXISTING CONCRETE
	PROPOSED CONCRETE
	EXISTING CURB & GUTTER
	PROPOSED CURB & GUTTER
	ADA PARKING
	STREET LIGHT
	LIGHT LIGHT POLE
	POWER POLE
	TELEPHONE POLE
	UTILITY POLE
	STREET SIGN
	ROCK WALL
	EXISTING WATER LINE
	PROPOSED WATER LINE
	EXISTING FIRE PROTECTION
	PROPOSED FIRE PROTECTION
	WATER MANHOLE
	WATER METER
	FIRE HYDRANT
	BLOWOFF
	VALVE
	TEE
	ELBOW
	REDUCER
	THRUST BLOCK
	EXISTING IRRIGATION LINE
	PROPOSED IRRIGATION LINE
	IRRIGATION MANHOLE
	IRRIGATION METER
	BLOWOFF
	VALVE
	TEE
	ELBOW
	REDUCER
	THRUST BLOCK
	EXISTING SEWER LINE
	PROPOSED SEWER LINE
	SEWER MANHOLE
	EXISTING LAND DRAIN
	PROPOSED LAND DRAIN
	LAND DRAIN MANHOLE
	EXISTING STORM DRAIN
	PROPOSED STORM DRAIN
	STORM DRAIN MANHOLE
	CATCH BASIN / CLEANOUT
	CURB INLET
	EXISTING FIBER OPTIC
	PROPOSED FIBER OPTIC
	EXISTING NATURAL GAS
	PROPOSED NATURAL GAS
	EXISTING POWER
	PROPOSED POWER
	EXISTING OVERHEAD POWER
	PROPOSED OVERHEAD POWER
	EXISTING UNDERGROUND POWER
	PROPOSED UNDERGROUND POWER
	EXISTING TELEPHONE
	PROPOSED TELEPHONE

	DELTA
	DEGREES
	MINUTES, FEET
	SECONDS, INCHES
	ALGEBRAIC DIFFERENCE
	ADA AMERICAN DISABILITIES ACT
	ADS CORRUGATED BLACK PLASTIC PIPE
	ARCH ARCHITECT, ARCHITECTURAL BAR & CAP
	BLA BOUNDARY LINE AGREEMENT
	BLDG BUILDING
	BM BENCHMARK
	BND BOUNDARY
	BOW BACK OF WALK
	BRG BEARING
	BV BUTTERFLY VALVE
	BVCE BEGIN VERTICAL CURVE
	BVCS BEGIN VERTICAL CURVE ELEVATION
	C&G CURB AND GUTTER
	CB CATCH BASIN
	CH CHORD
	CHB CHORD BEARING
	CI CAST IRON
	CI CAST IN PLACE
	CL CENTERLINE
	CMO CORRUGATED METAL PIPE
	CO CLEANOUT
	COMM COMMUNICATIONS
	CONC CONCRETE
	CONST CONSTRUCTION
	CUL CULINARY
	CW CULINARY WATER
	CWL CULINARY WATERLINE
	DEMO DEMOLITION
	DI DUCTILE IRON
	DIAM DIAMETER
	DIST DISTANCE
	E EAST, ELECTRICITY, ELECTRICAL
	EASE EASEMENT
	EG EXISTING GRADE
	ELB ELBOW
	ELEV ELEVATION
	EOA EDGE OF ASPHALT
	EVC END VERTICAL CURVE
	EVCE END VERTICAL CURVE ELEVATION
	EVCS END VERTICAL CURVE STATION
	EX EXISTING
	FFC FINISH FLOOR ELEVATION
	FG FINISH GRADE
	FH FIRE HYDRANT
	FL FLOWLINE
	FND FOUNDATION
	FP FIRE PROTECTION
	FTG FOOTING
	G GAS, NATURAL GAS
	GB GRADE BREAK
	GV GATE VALVE
	HDPE HIGH-DENSITY POLYETHYLENE PIPE
	HP HIGH POINT
	HPE HIGH POINT ELEVATION
	HPS HIGH POINT STATION
	ID INSIDE DIAMETER
	IE INVERT ELEVATION
	INV INVERT
	IRR IRRIGATION
	IRRMH IRRIGATION MANHOLE
	K RADIUS OF CURVATURE
	L LENGTH
	LAT LATERAL SERVICE
	LD LAND DRAIN
	LDHM LAND DRAIN MANHOLE
	LF LINEAL FEET
	LG LIP OF GUTTER
	LP LOW POINT
	LPE LOW POINT ELEVATION
	LPS LOW POINT STATION
	MD MEASURE DOWN
	MECH MECHANICAL MANHOLE
	MH MONUMENT
	N NORTH
	NE NORTHEAST
	NG NATURAL GRADE
	NR NON-RADIAL
	NW NORTHWEST
	OC ON CENTER
	OD OUTSIDE DIAMETER
	OHP OVERHEAD POWER
	PC POINT OF CURVATURE
	PCC PORTLAND CONCRETE CEMENT
	PI POINT OF INFLECTION
	PL PROPERTY LINE
	PROP PROPERTY
	PT POINT OF TANGENCY
	PUE PUBLIC UTILITY EASEMENT
	PUEDE PUBLIC UTILITY EASEMENT & DRAINAGE EASEMENT
	PVI POINT OF VERTICAL INFLECTION
	R RADIUS
	RC REBAR & CAP
	RCL ROADWAY CENTERLINE
	RCP REINFORCED CONCRETE PIPE
	ROW RIGHT OF WAY
	S SOUTH
	SD STORM DRAIN
	SDCB STORM DRAIN CATCH BASIN
	SDCO STORM DRAIN CLEANOUT
	SDMH STORM DRAIN MANHOLE
	SE SOUTHEAST
	SEC SECONDARY
	SEC SECTION
	SLB&M SALT LAKE BASE & MERIDIAN SPECIFICATION
	SPECS SPECIFICATIONS
	SPP STEEL PIPE
	SS SANITARY SEWER
	SSCO SANITARY SEWER CLEANOUT
	SSMH SANITARY SEWER MANHOLE
	STD STANDARD
	STDs STANDARDS
	SW SECONDARY WATER
	SW SOUTHWEST
	SWL SECONDARY WATERLINE
	TAN TANGENT
	TB THRUST BLOCK
	TBC TOP BACK OF CURB
	TBW TOP BACK OF WALK
	TEL TELEPHONE
	TCW TOP OF CURBSIDE
	TOA TOP OF ASPHALT
	TOC TOP OF CONCRETE
	TOE TOE OF SLOPE OR WALL
	TOG TOP OF GRATE
	TOW TOP OF WALL
	UTIL UTILITY
	UD UNDERDRAIN
	UGP UNDERGROUND POWER
	VC VERTICAL CURVE
	W WEST WATER
	W2 SECONDARY WATER
	WL WATERLINE
	WM WATER METER
	WP WORK POINT

### ABBREVIATIONS

- Ø DIAMETER
- Δ DELTA
- ° DEGREES
- ′ MINUTES, FEET
- ″ SECONDS, INCHES
- AD ALGEBRAIC DIFFERENCE
- ADA AMERICAN DISABILITIES ACT
- ADS CORRUGATED BLACK PLASTIC PIPE
- ARCH ARCHITECT, ARCHITECTURAL BAR & CAP
- BLA BOUNDARY LINE AGREEMENT
- BLDG BUILDING
- BM BENCHMARK
- BND BOUNDARY
- BOW BACK OF WALK
- BRG BEARING
- BV BUTTERFLY VALVE
- BVCE BEGIN VERTICAL CURVE
- BVCS BEGIN VERTICAL CURVE ELEVATION
- C&G CURB AND GUTTER
- CB CATCH BASIN
- CH CHORD
- CHB CHORD BEARING
- CI CAST IRON
- CI CAST IN PLACE
- CL CENTERLINE
- CMO CORRUGATED METAL PIPE
- CO CLEANOUT
- COMM COMMUNICATIONS
- CONC CONCRETE
- CONST CONSTRUCTION
- CUL CULINARY
- CW CULINARY WATER
- CWL CULINARY WATERLINE
- DEMO DEMOLITION
- DI DUCTILE IRON
- DIAM DIAMETER
- DIST DISTANCE
- E EAST, ELECTRICITY, ELECTRICAL
- EASE EASEMENT
- EG EXISTING GRADE
- ELB ELBOW
- ELEV ELEVATION
- EOA EDGE OF ASPHALT
- EVC END VERTICAL CURVE
- EVCE END VERTICAL CURVE ELEVATION
- EVCS END VERTICAL CURVE STATION
- EX EXISTING
- FFC FINISH FLOOR ELEVATION
- FG FINISH GRADE
- FH FIRE HYDRANT
- FL FLOWLINE
- FND FOUNDATION
- FP FIRE PROTECTION
- FTG FOOTING
- G GAS, NATURAL GAS
- GB GRADE BREAK
- GV GATE VALVE
- HDPE HIGH-DENSITY POLYETHYLENE PIPE
- HP HIGH POINT
- HPE HIGH POINT ELEVATION
- HPS HIGH POINT STATION
- ID INSIDE DIAMETER
- IE INVERT ELEVATION
- INV INVERT
- IRR IRRIGATION
- IRRMH IRRIGATION MANHOLE
- K RADIUS OF CURVATURE
- L LENGTH
- LAT LATERAL SERVICE
- LD LAND DRAIN
- LDHM LAND DRAIN MANHOLE
- LF LINEAL FEET
- LG LIP OF GUTTER
- LP LOW POINT
- LPE LOW POINT ELEVATION
- LPS LOW POINT STATION
- MD MEASURE DOWN
- MECH MECHANICAL
- MH MANHOLE
- MONUMENT
- N NORTH
- NE NORTHEAST
- NG NATURAL GRADE
- NR NON-RADIAL
- NW NORTHWEST
- OC ON CENTER
- OD OUTSIDE DIAMETER
- OHP OVERHEAD POWER
- PC POINT OF CURVATURE
- PCC PORTLAND CONCRETE CEMENT
- PI POINT OF INFLECTION
- PL PROPERTY LINE
- PROP PROPERTY
- PT POINT OF TANGENCY
- PUE PUBLIC UTILITY EASEMENT
- PUEDE PUBLIC UTILITY EASEMENT & DRAINAGE EASEMENT
- PVI POINT OF VERTICAL INFLECTION
- R RADIUS
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- RCL ROADWAY CENTERLINE
- RCP REINFORCED CONCRETE PIPE
- ROW RIGHT OF WAY
- S SOUTH
- SD STORM DRAIN
- SDCB STORM DRAIN CATCH BASIN
- SDCO STORM DRAIN CLEANOUT
- SDMH STORM DRAIN

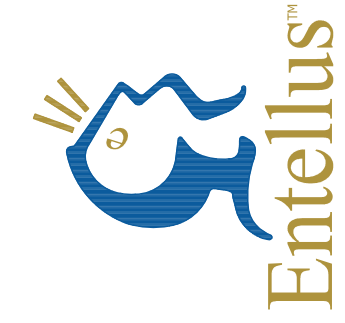


**TOPOGRAPHIC PLAN**

THIS DRAWING IS FOR TOPOGRAPHICAL INFORMATION ONLY. ALL BOUNDARIES AND EASEMENTS ARE APPROXIMATE AND ARE BASED SOLELY ON THE INFORMATION AVAILABLE ON THE SUBDIVISION PLAN OR OTHERWISE PROVIDED TO THE SURVEYOR.

LEGEND	
PROPERTY LINE	_____
ADJACENT PROPERTY	_____
ROAD CENTERLINE	_____
EASEMENT LINE	-----
EDGE OF PAVEMENT	-----
CURB, GUTTER, SIDEWALK	-----
FENCE LINE	- - - - - x - - - - -
WALL	_____

1470 South 600 West  
 Woods Cross, UT 84010  
 Phone 801.298.2236  
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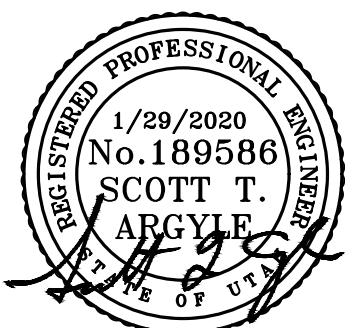
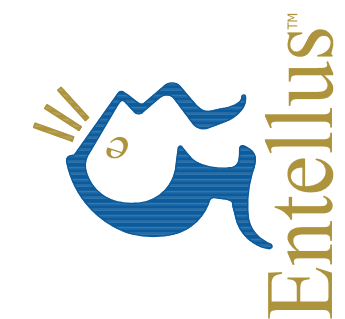
**NORTHRIDGE FLEX SPACE**

181 WEST 2675 NORTH  
 LOT 202 OF WINDSOR SQUARE COMMERCIAL SUBDIVISION  
 LOCATED IN THE NE 1/4 OF SECTION 8, T34N, R11W, S11R&M,  
 LAYTON CITY, DAVIS COUNTY, UTAH

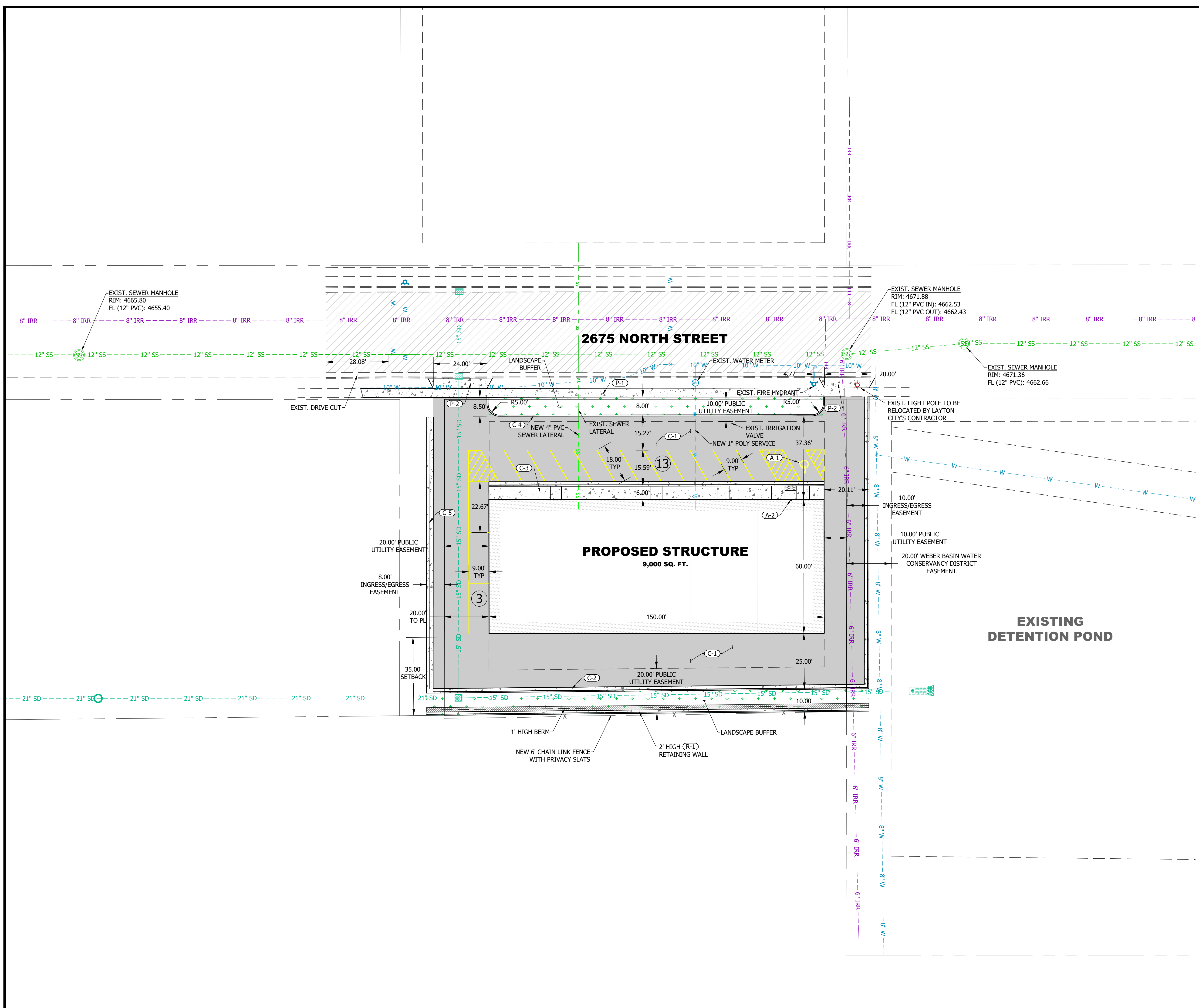
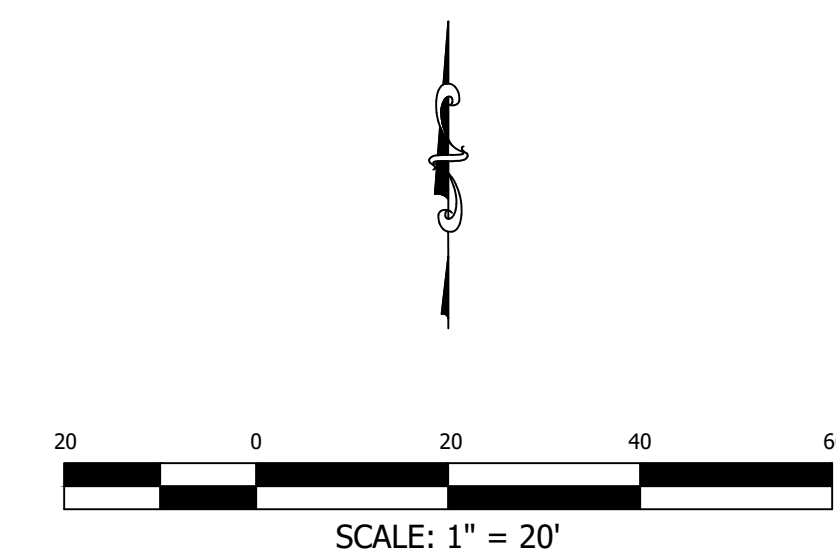
REV#	APPROVAL DATE	REVISION DATE
REV 1	ADJUSTED ELEVATION OF EXISTING	1/29/2020
REV 2	STORM DRAIN INLET BOX GRATE	

DRAWN: RNH 1/29/20  
 ENGINEER: STA 1/29/20  
 PROJECT #: 1807001  
 PLAN SET-1807001.dwg

**C200**  
 TOPOGRAPHICAL SURVEY



Client:  
 Contact:  
 Phone #:  
 Address:  
 Email:



**PARKING CALCULATIONS**

STANDARD STALLS	12
ADA STALLS	1
<b>TOTAL PARKING STALL REQUIREMENTS</b>	<b>13</b>

**AREA TABULATION**

	sq.ft.	Acres	%
BUILDING	9,000	0.21	32.33%
IMPROVEMENTS	15,823	0.36	56.84%
LANDSCAPE	3,013	0.07	10.82%
<b>TOTAL</b>	<b>27,836</b>	<b>0.64</b>	<b>100.00%</b>

**CONSTRUCTION NOTE**  
 ALL BROKEN OR DAMAGED SIDEWALK AND CURB AND GUTTER ALONG PROJECT'S FRONTAGE OF 2675 NORTH STREET SHALL BE REPLACED

- SYMBOL LEGEND**
- (C-1) PRIVATE ASPHALT SECTION PER DETAIL C-1, SHEET C900
  - (C-2) PRIVATE 24" CATCH CURB AND GUTTER PER DETAIL C-2, SHEET C900
  - (C-3) PRIVATE CONCRETE SIDEWALK PER DETAIL C-3, SHEET C900
  - (C-4) PRIVATE CONCRETE 6"x12" CURB WALL PER DETAIL C-4, SHEET C900
  - (C-5) PRIVATE 36" CONCRETE WATERWAY PER DETAIL C-5, SHEET C900
  - (C-6) PRIVATE CONCRETE DRIVE APPROACH PER DETAIL C-5, SHEET C900
  - (R-1) MINOR CONCRETE RETAINING WALL PER DETAIL R-1, SHEET C900
  - (A-1) PRIVATE CONCRETE DRIVE APPROACH PER DETAIL C-5, SHEET C900
  - (A-2) ADA WALL-MOUNTED VAN-ACCESSIBLE PARKING SIGN PER DETAIL A-2, SHEET C900
  - (P-1) CONCRETE SIDEWALK REPLACEMENT PER LAYTON CITY STANDARDS
  - (P-2) CONCRETE DRIVE APPROACH PER LAYTON CITY STANDARDS
- ALL ITEMS WITHIN THE PUBLIC RIGHT-OF-WAY TO CONFORM TO THE RIGHT-OF-WAY OWNER'S STANDARDS & SPECIFICATIONS.

**ACCESSIBLE AREA CONSTRAINTS**

ALL ACCESSIBLE AREAS ARE TO MAINTAIN THE FOLLOWING MAXIMUM SLOPES AND TOLERANCES:

**ACCESSIBLE PARKING:**  
 MAXIMUM SLOPE OF 1:48 (2%) THROUGHOUT.

**ACCESSIBLE ROUTE:**  
 MINIMUM WIDTH OF 48". MAXIMUM SLOPE OF 1:20 (5%) ALONG THE ROUTE, MAXIMUM CROSS-SLOPE OF 1:48 (2%).

**ACCESS ROUTE TURNAROUNDS:**  
 A CLEAR 60" TURNING DIAMETER. MAXIMUM SLOPE OF 1:48 (2%) IN ANY DIRECTION.

**LEVEL LANDING / EXTERIOR DOOR LANDING:**  
 MINIMUM SIZE OF 60"x60". MAXIMUM SLOPE OF 1:48 (2%) IN ANY DIRECTION.

**ACCESSIBLE EGRESS TO PUBLIC WAY:**  
 MAXIMUM SLOPE OF 1:20 (5%) ALONG THE ROUTE, MAXIMUM CROSS-SLOPE OF 1:48 (2%).

**ADA ACCESS RAMPS:**  
 MAXIMUM SLOPE OF 1:12 (8.33%), WITH A MAXIMUM CROSS-SLOPE OF 2%. THE TRANSITION BETWEEN ASPHALT AND CONCRETE IS NOT TO EXCEED 1/2" VERTICAL (1/4" IF BEVELED).

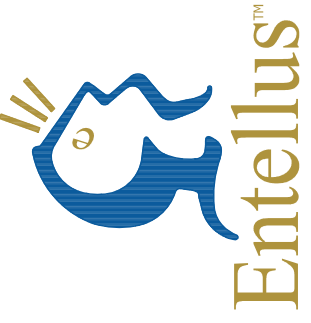
**NORTHDRIDGE FLEX SPACE**

181 WEST 2675 NORTH  
 LOT 202 OF WINDSOR SQUARE COMMERCIAL SUBDIVISION  
 LOCATED IN THE NE 1/4 OF SECTION 8, T-3 N., R-1 W., S.L.R.&M.  
 LAYTON CITY, DAVIS COUNTY, UTAH

REV #	APPROVAL DATE	REVISION DATE	COMMENT
REV 1		1/29/2020	ADJUSTED ELEVATION OF EXISTING STORM DRAIN INLET BOX GRATE

DRAWN: RNH 1/29/20  
 ENGINEER: STA 1/29/20  
 PROJECT #: 1807001  
 PLAN SET-1807001.dwg

**C400**  
 SITE PLAN



Client:  
 Contact:  
 Phone #:  
 Address:  
 Email:

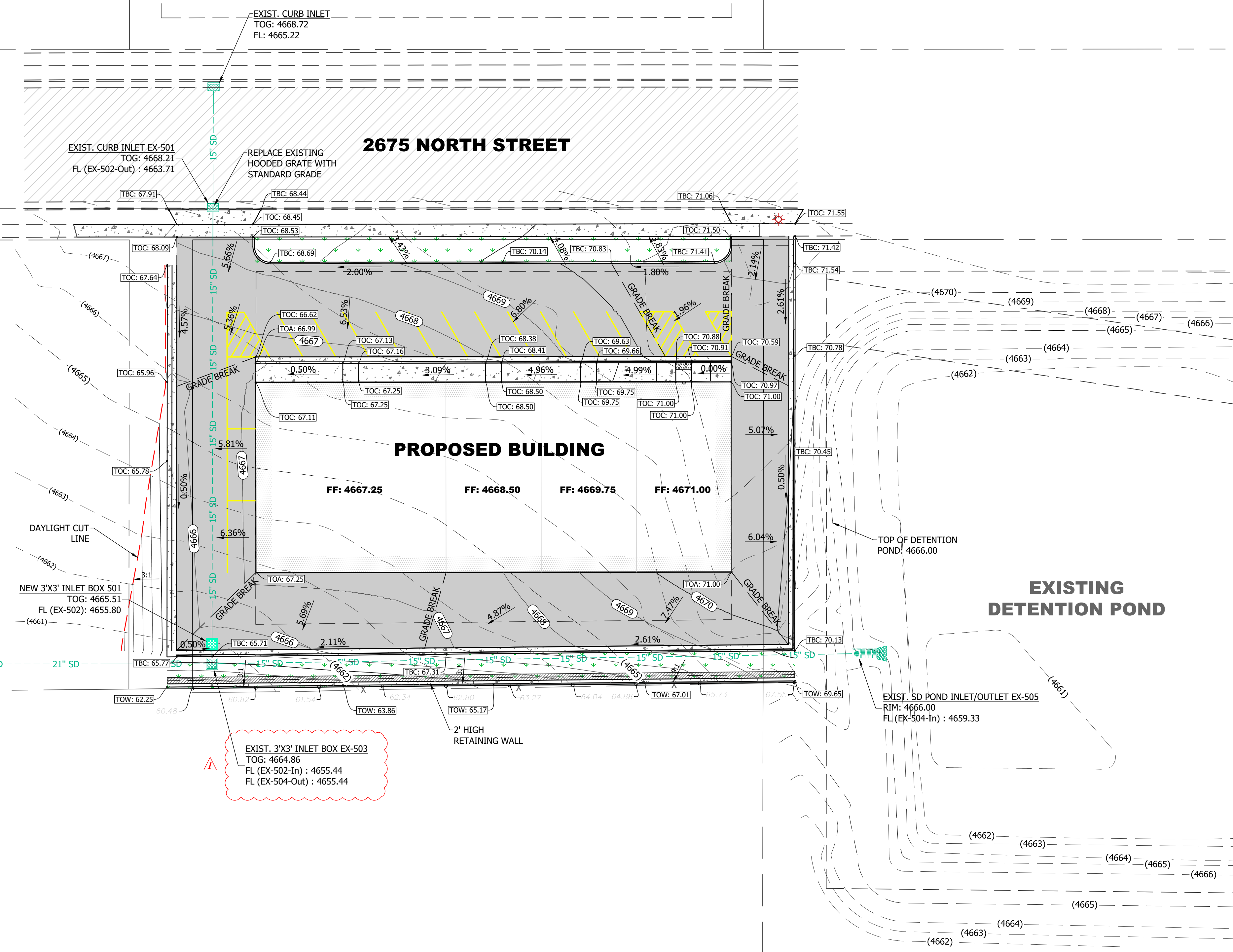
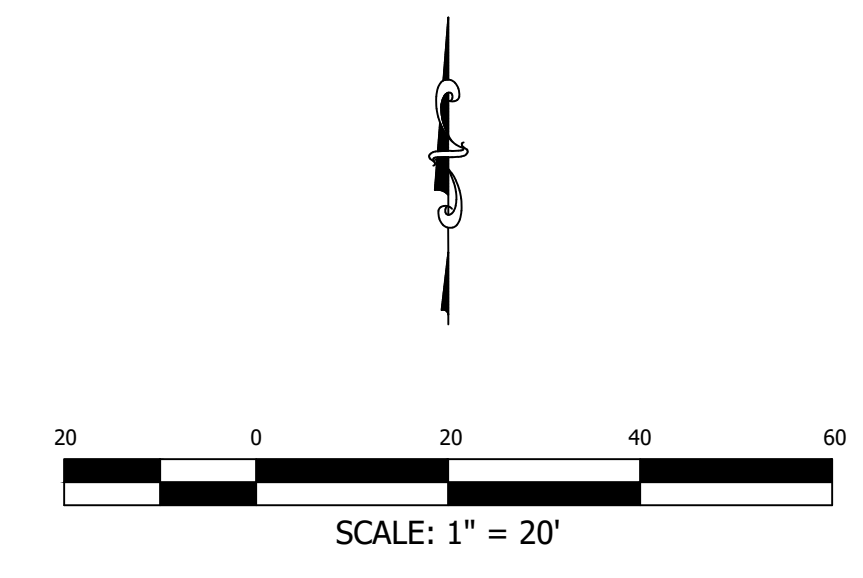
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DRAWN: RNH 1/29/20  
 ENGINEER: STA 1/29/20  
 PROJECT #: 1807001  
 PLAN SET-1807001.dwg

**C500**  
 GRADING PLAN



**DRAINAGE CALCULATIONS**

15-Aug-19

**Area Analysis**

Area	sq.ft.	Acres	C
Building	9,000	0.21	0.85
Improvements	14,791	0.34	0.90
Landscape	1,516	0.03	0.15
Total	25,307	0.58	0.84

**10 Year Retention Analysis**

NOAA Precipitation Frequency Data Server  
 Latitude: 41.0988° Longitude: -111.9691°  
 Allowable Runoff: 0.00 cfs/acre Allowable

Time (min.)	I in./hr	Runoff ft <sup>3</sup>	Runoff ft <sup>3</sup>	Storage ft <sup>3</sup>
5	3.640	531	0	0
10	2.770	808	0	808
15	2.280	998	0	998
30	1.540	1,348	0	1,348
60	0.952	1,667	0	1,667
120	0.569	1,993	0	1,993
180	0.408	2,143	0	2,143
360	0.252	2,648	0	2,648
720	0.158	3,320	0	3,320
1440	0.095	3,993	0	3,993

Required Detention: 3,993

**Pipe Sizes**

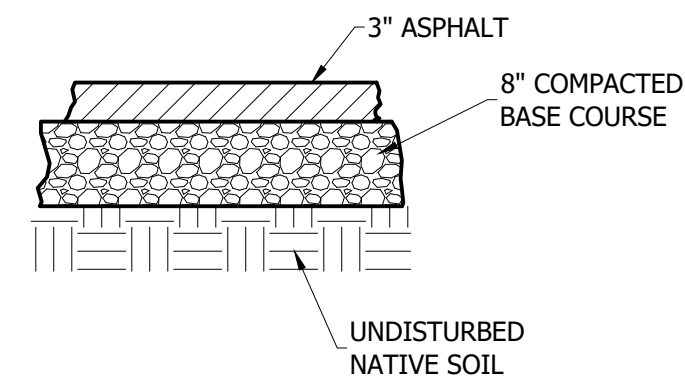
Diam. (in.)	Flow from Slope s=1.41% Q
4	0.23 cfs
6	0.67 cfs
8	1.44 cfs
10	2.61 cfs
12	4.24 cfs
15	7.69 cfs
18	12.51 cfs
21	18.87 cfs
24	26.93 cfs
27	36.87 cfs
30	48.84 cfs
36	79.41 cfs
42	119.79 cfs
48	171.02 cfs
54	234.13 cfs
60	310.08 cfs
72	504.23 cfs

THE PROPOSED SITE WILL CONTRIBUTE 3.64 CFS TO AN EXISTING PIPE WITH A DESIGNED CAPACITY OF 18.87 CFS.

**CONSTRUCTION NOTES**

- SURFACE DRAINAGE OF SITE DIRECTS INTO EXISTING STORM DRAIN SYSTEM & EXISTING DETENTION POND
- ALL STORM WATER TO BE DETAINED IN THE SUBDIVISION DETENTION POND

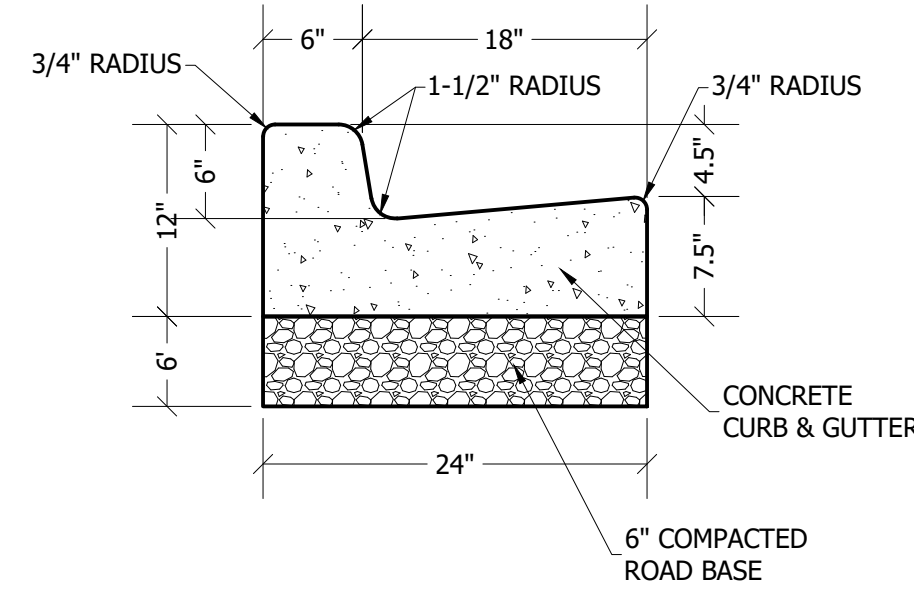
- NOTES
1. COMPACT TO 95% AASHTO T-180 METHOD D.
  2. PLACE MATERIAL PER APWA SECTION 32 05 10.



**C-1**  
C400 TYPICAL  
N.T.S.

**PRIVATE ASPHALT SECTION**

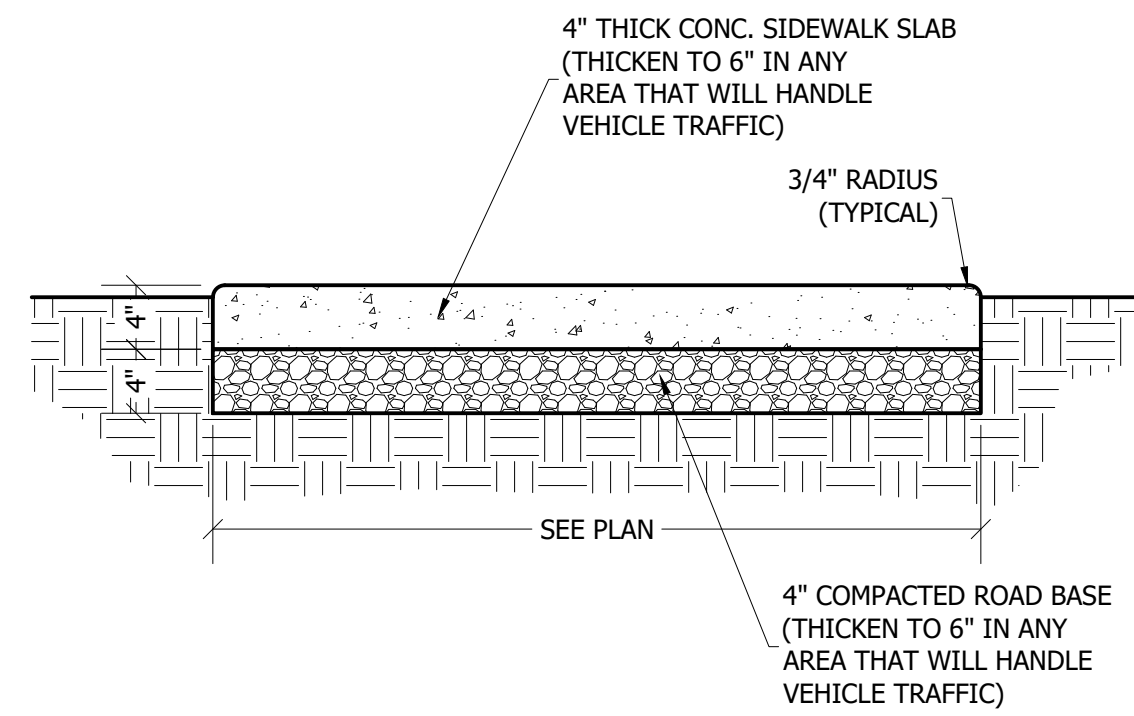
- NOTES
1. COMPACT TO 95% AASHTO T-180 METHOD D.
  2. CONCRETE IS TO BE 4,000 PSI TEST.
  3. CONTROL JOINTS AT 10' INTERVALS.
  4. BITUMINOUS MATERIAL EXPANSION JOINTS ARE REQUIRED AT 50' INTERVALS.



**C-2**  
C400 TYPICAL  
N.T.S.

**PRIVATE 24" CATCH CURB & GUTTER**

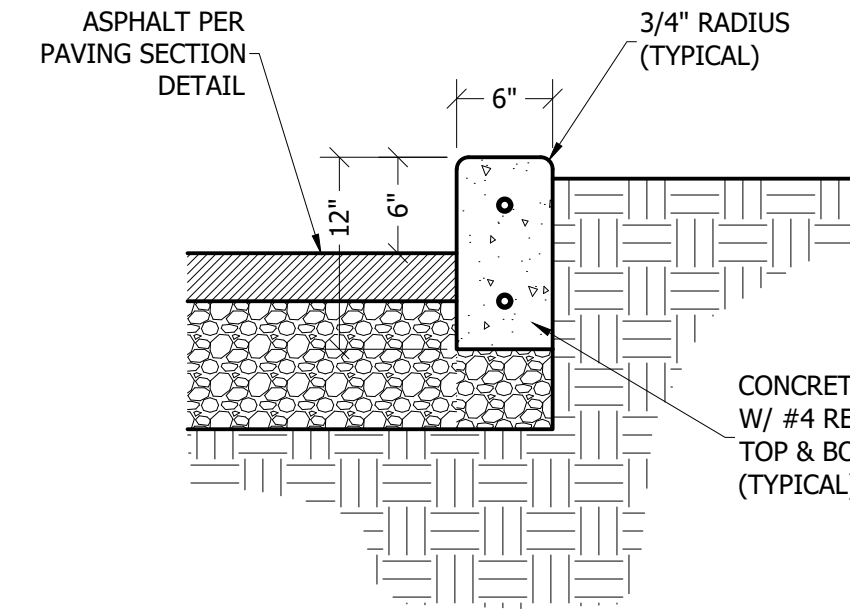
- NOTES
1. COMPACT TO 95% AASHTO T-180 METHOD D.
  2. CONCRETE IS TO BE 4,000 PSI TEST.
  3. CONTROL JOINTS AT 5' INTERVALS.
  4. BITUMINOUS MATERIAL EXPANSION JOINTS ARE REQUIRED AT 50' INTERVALS.



**C-3**  
C400 TYPICAL  
N.T.S.

**PRIVATE CONCRETE SIDEWALK**

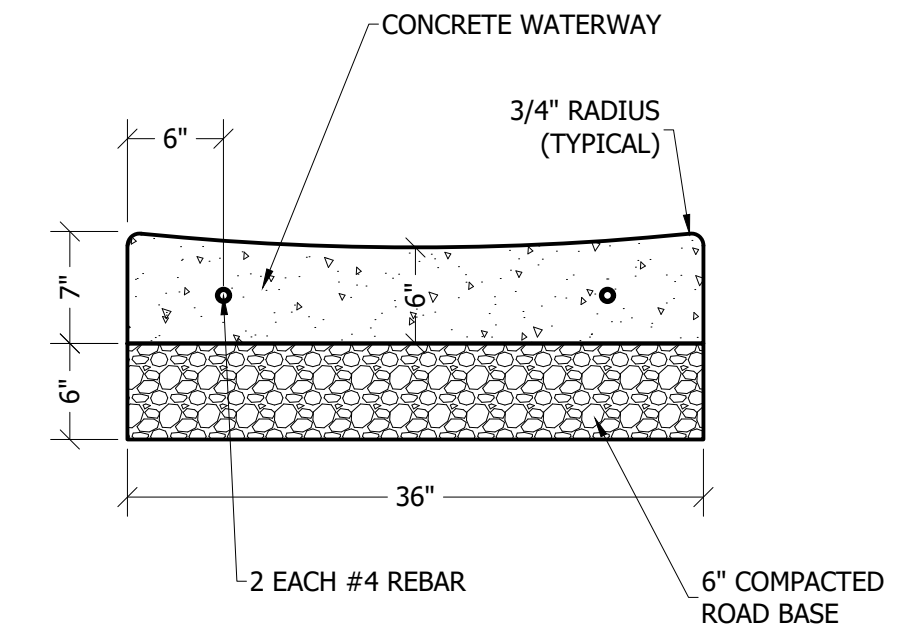
- NOTES
1. CONCRETE IS TO BE 4,000 PSI TEST.
  2. CONTROL JOINTS AT 10' INTERVALS.
  3. BITUMINOUS MATERIAL EXPANSION JOINTS ARE REQUIRED AT 50' INTERVALS.
  4. STEEL REINFORCEMENT IS TO BE DEFORMED GRADE 60 STEEL, GALVANIZED OR EPOXY COATED.



**C-4**  
C400 TYPICAL  
N.T.S.

**PRIVATE CONCRETE 6"X12" CURB WALL**

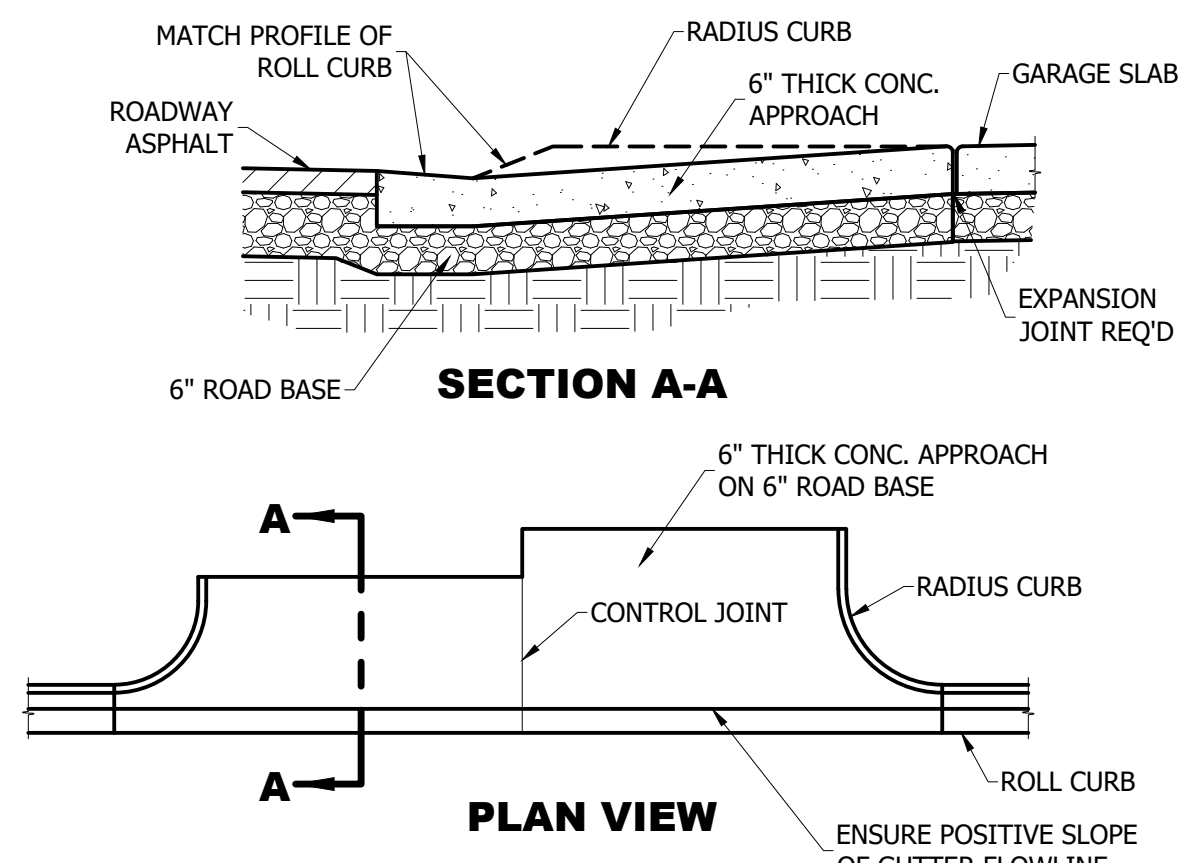
- NOTES
1. ROAD BASE IS TO BE COMPACTED PER THE GEOTECHNICAL ENGINEER'S RECOMMENDATIONS. IF NO SUCH RECOMMENDATIONS PERTAIN, COMPACT TO 95% AASHTO T-180 METHOD D.
  2. CONCRETE IS TO BE 4,000 PSI TEST.
  3. CONTROL JOINTS AT 10' INTERVALS.
  4. BITUMINOUS MATERIAL EXPANSION JOINTS ARE REQUIRED AT 50' INTERVALS.
  5. STEEL REINFORCEMENT IS TO BE DEFORMED GRADE 60 STEEL, GALVANIZED OR EPOXY COATED.



**C-5**  
C400 TYPICAL  
N.T.S.

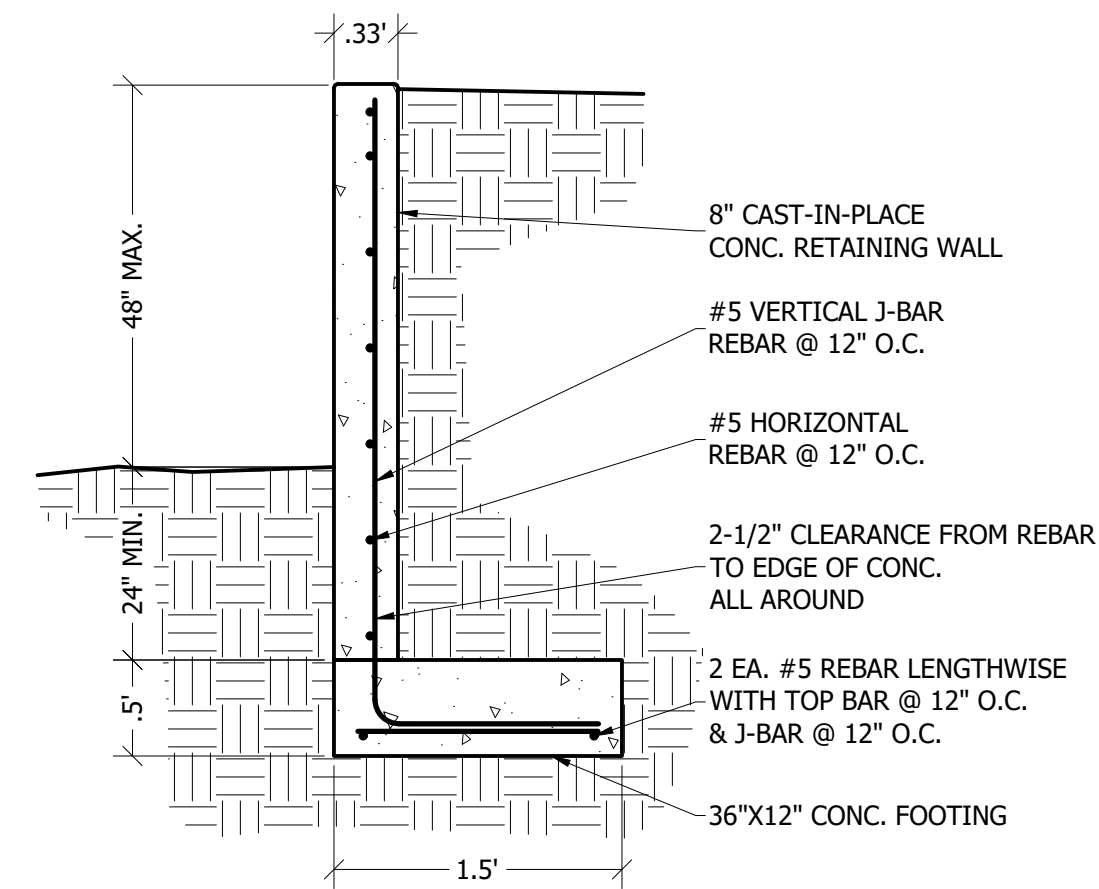
**PRIVATE 36" CONCRETE WATERWAY**

- NOTES
1. COMPACT TO 95% AASHTO T-180 METHOD D.
  2. CONCRETE IS TO BE 4,000 PSI TEST.
  3. CONTROL JOINTS AT 10' INTERVALS.
  4. BITUMINOUS MATERIAL EXPANSION JOINTS ARE REQUIRED AT 50' INTERVALS.



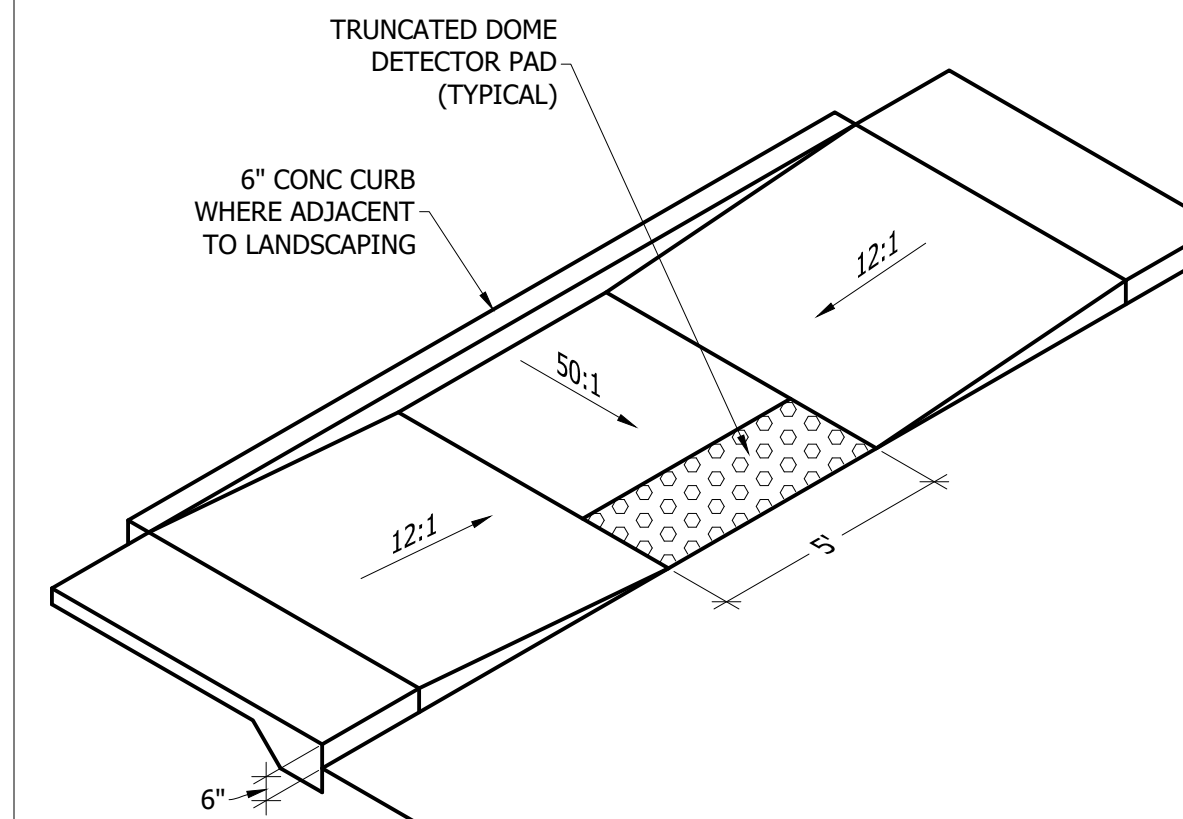
**C-6**  
C400 TYPICAL  
N.T.S.

**PRIVATE CONCRETE DRIVE APPROACH**



**R-1**  
C400 TYPICAL  
N.T.S.

**MINOR CONCRETE RETAINING WALL**



**A-1**  
C400 TYPICAL  
N.T.S.

**ADA ACCESSIBLE RAMP**

- NOTES
1. SIGN IS TO BE REFLECTIVE MATERIAL ON AN ALUMINUM BACKING PLATE.
  2. WHITE ADA SYMBOL ON A BLUE SQUARE.
  3. WHITE BACKGROUND.
  4. LETTERING IS TO BE BLUE OR GREEN



**ADA RESERVED PARKING VAN-ACCESSIBLE SIGN**

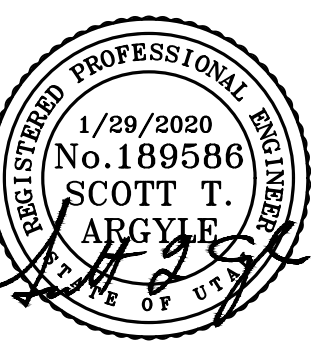
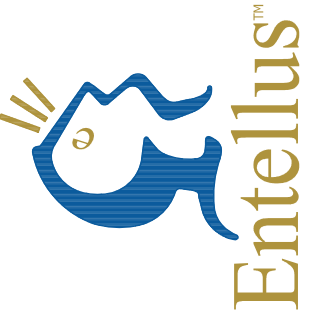


**WALL-MOUNTED SIGN**

**A-2**  
C400 TYPICAL  
N.T.S.

**ADA WALL-MOUNTED VAN-ACCESSIBLE PARKING SIGN**

1470 South 600 West  
Woods Cross, UT 84010  
Phone 801.298.2236  
www.Entellus.com



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Contact:  
Phone #:  
Address:  
Email:

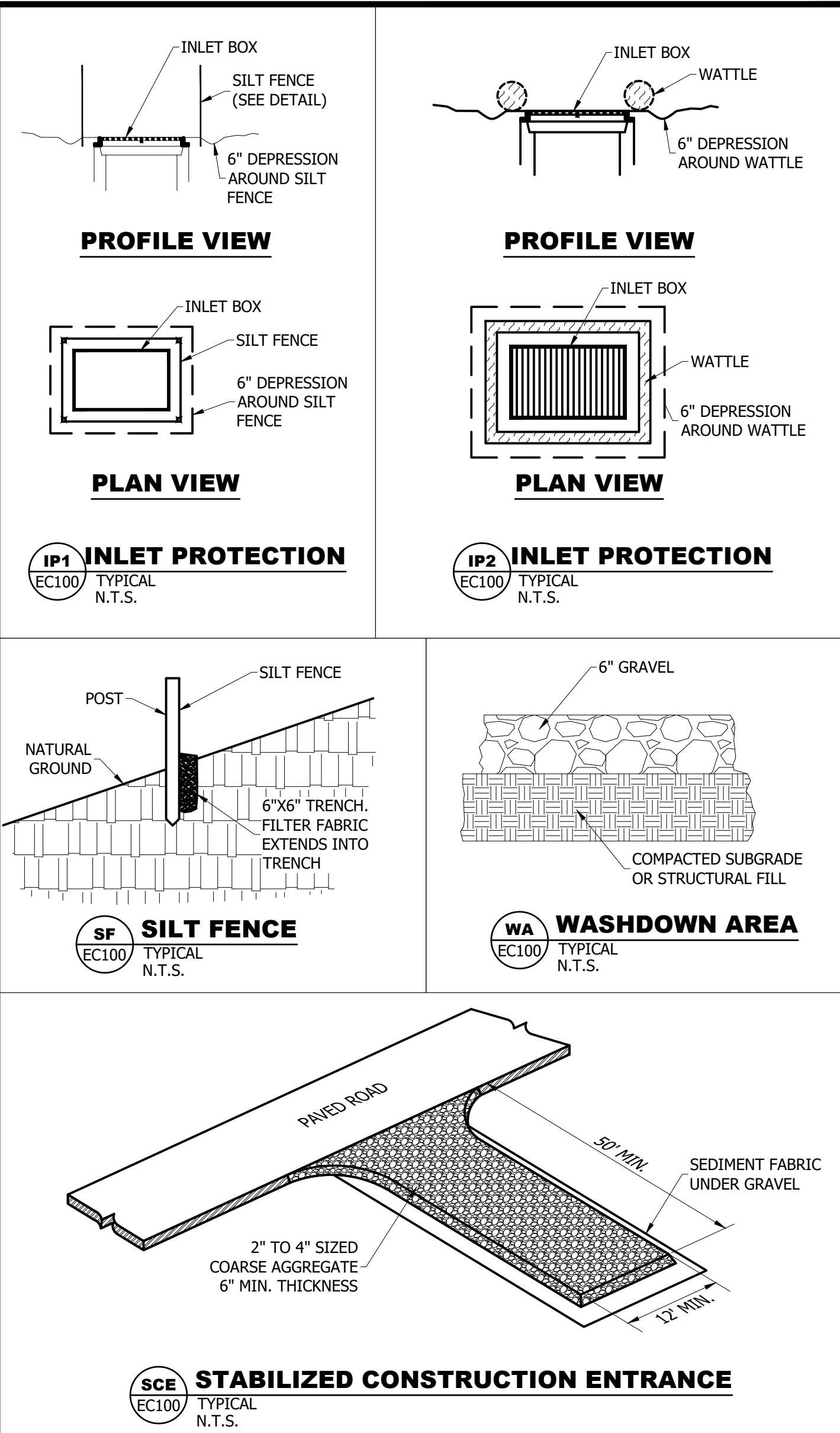
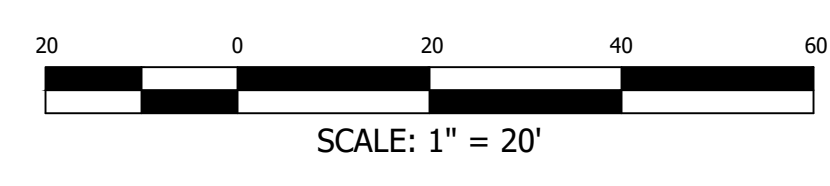
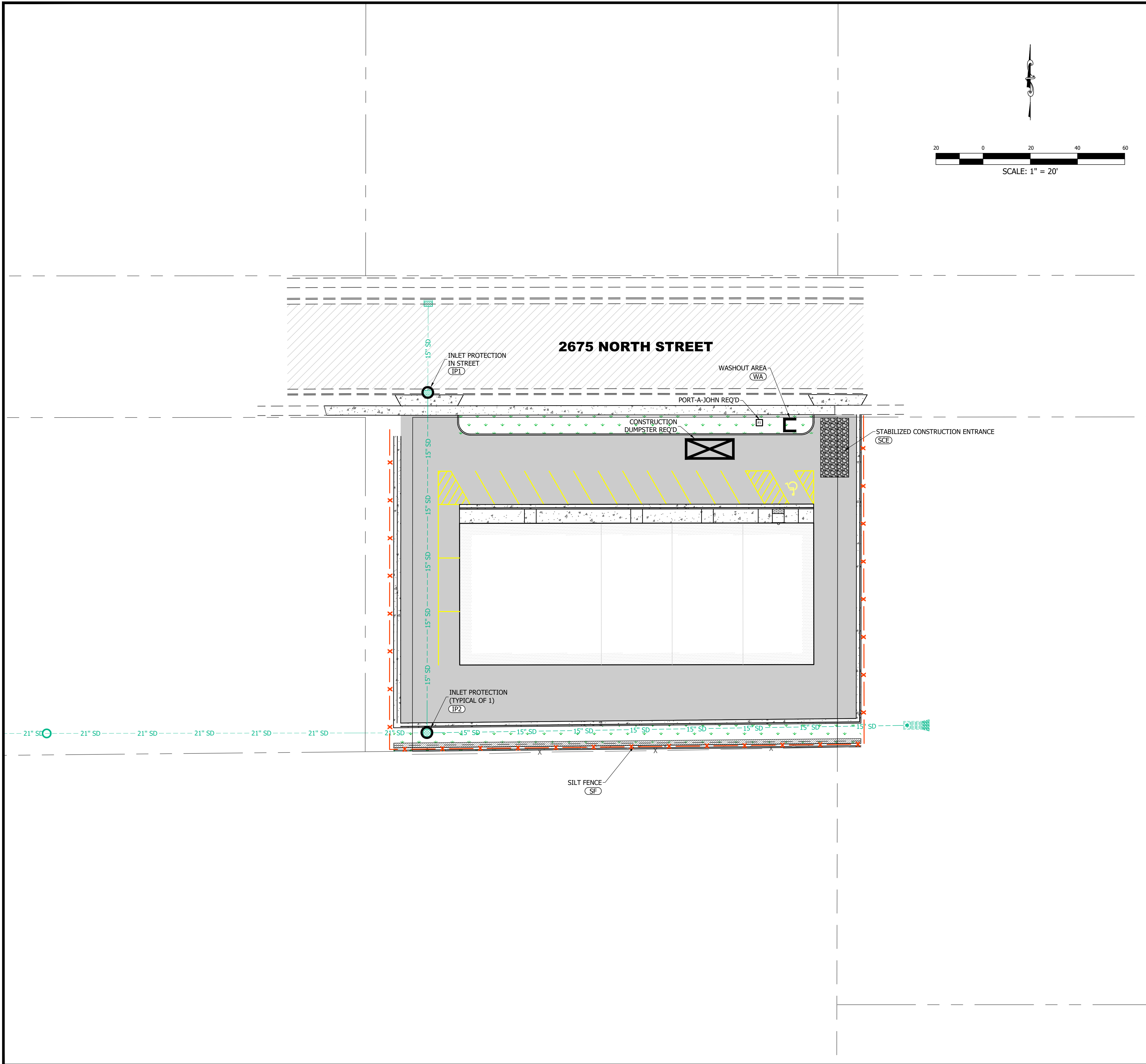
**NORTHDRIDGE FLEX SPACE**

**181 WEST 2675 NORTH**  
LOT 202 OF WINDSOR SQUARE COMMERCIAL SUBDIVISION  
LOCATED IN THE NE 1/4 OF SECTION 8, T-3 N., R-1 W., S.L.R.&M.  
LAYTON CITY, DAVIS COUNTY, UTAH

REV #	APPROVAL DATE	REVISION DATE
REV 1	ADJUSTED ELEVATION OF EXISTING STORM DRAIN INLET BOX GRATE	1/29/2020

DRAWN: RNH 1/29/20  
ENGINEER: STA 1/29/20  
PROJECT #: 1807001  
PLAN SET-1807001.dwg

**C900**  
DETAIL SHEET



- CONSTRUCTION NOTES:**
- CONTRACTOR IS RESPONSIBLE FOR OBTAINING ALL NECESSARY LOCAL, STATE, AND FEDERAL PERMITS PRIOR TO COMMENCING CONSTRUCTION.
  - CONTRACTOR TO MAINTAIN A COPY OF THE SWPPP ON SITE.
  - CONTRACTOR TO INSPECT SITE TO ENSURE THE SWPPP IMPROVEMENTS ARE IN PLACE AND FUNCTIONAL.
  - CONTRACTOR TO MAINTAIN TEMPORARY EROSION AND SEDIMENT CONTROLS AND HOUSEKEEPING MEASURES.
  - ALL SOLID WASTE SHALL BE STORED IN A SECURELY LIDDED METAL DUMPSTER. THE DUMPSTER SHALL MEET ALL STATE AND LOCAL WASTE MANAGEMENT REGULATIONS.
  - ALL HAZARDOUS WASTE SHALL BE DISPOSED OF IN THE MANNER AS SPECIFIED BY THE MANUFACTURER AND STATE AND LOCAL REGULATIONS.
  - A WASHOUT AREA SHALL BE CONSTRUCTED FOR THE TEMPORARY COLLECTION OF EXCESS CONCRETE AND NON-STORM WATER DISCHARGES FROM VEHICLE WASHING. THE CONCRETE WILL BE TAKEN TO THE CITY LANDFILL WITHIN 1 WEEK OF PLACING IN THE WASHOUT AREA.
  - A STABILIZED CONSTRUCTION ENTRANCE WILL BE CONSTRUCTED TO REDUCE VEHICLE TRACKING OF SEDIMENTS ONTO PUBLIC RIGHT OF WAYS. THE PAVED STREET ADJACENT TO THE SITE ENTRANCE WILL BE SWEEPED DAILY TO REMOVE EXCESS DIRT.
  - INSPECTION SHALL BE MADE MONTHLY AND WITHIN 24 HOURS AFTER A RAINFALL EVENT OF 0.5 INCHES OR GREATER. ALL NON-STORM WATER FLOWS SHALL BE DIRECTED TOWARD THE WASHOUT AREA OR SEDIMENT BASIN. THE SWPPP WILL BE REVISED AS SITE CONDITIONS AND PROJECT WARRANTS.
  - CONTRACTOR SHALL BE RESPONSIBLE FOR CLEANING AND SWEEPING PUBLIC STREETS ON A DAILY BASIS, OR MORE IF NECESSARY.
  - CONTRACTOR SHALL BE RESPONSIBLE TO PROVIDE ADEQUATE DUST CONTROL THROUGHOUT THE COURSE OF THE PROJECT.

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Woods Cross, UT 84010  
Phone 801.298.2236  
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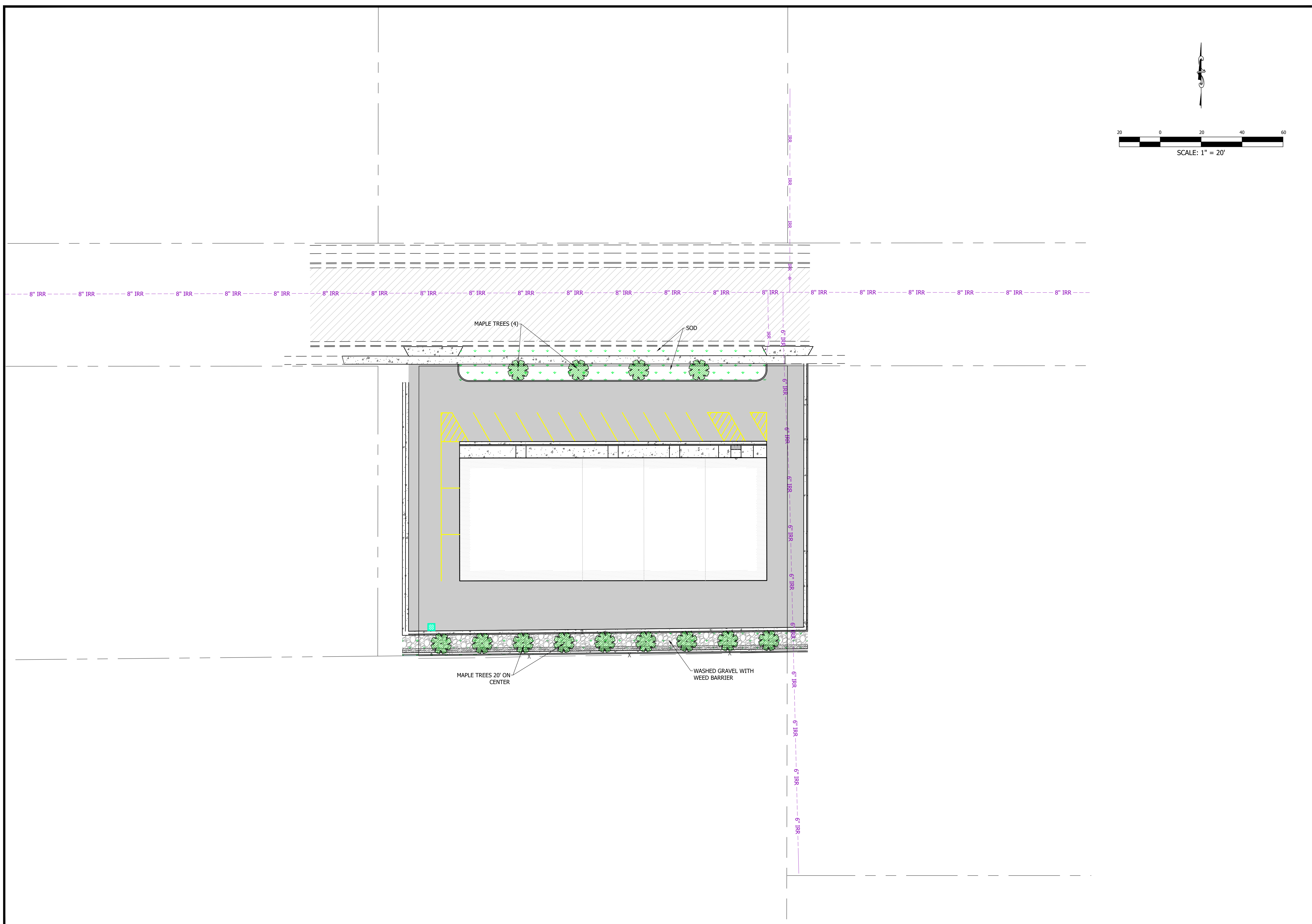
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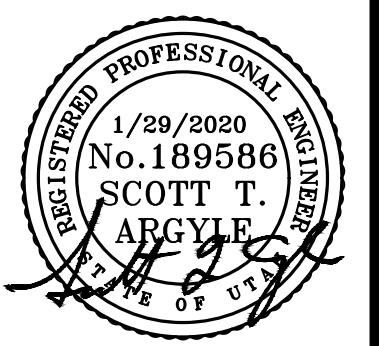
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PLAN SET-1807001.dwg

**EC100**  
EROSION CONTROL PLAN



1470 South 600 West  
Woods Cross, UT 84010  
Phone 801.298.2236  
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Phone #:  
Address:  
Email:

**NORTH RIDGE FLEX SPACE**

**181 WEST 2675 NORTH**  
**LOT 202 OF WINDSOR SQUARE COMMERCIAL SUBDIVISION**  
**LOCATED IN THE NE 1/4 OF SECTION 8, T3 N., R1 E., S11 E. & M.**  
**LAYTON CITY, DAVIS COUNTY, UTAH**

REV #	APPROVAL DATE	REVISION DATE
REV 1	ADJUSTED ELEVATION OF EXISTING STORM DRAIN INLET BOX GRATE	1/29/2020

DRAWN: RNH 1/29/20  
ENGINEER: STA 1/29/20  
PROJECT #: 1807001  
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