

KOFA PEACE TRAIL ESTATES

Design elements for "Kofa Peace Trail Estates". Misc. concept info.

- > 45 acres of vacant land
- > Zoning: SR-1
- > Plan for approx. 38 1-acre lots
- > Wastewater: Individual septic systems
- > Water: Existing 800 ft. deep well, tested & capable of providing sufficient water. Propose using pressure tanks at wellhead for charging mains (One 119-gal pressure tank per 6 occupied lots).
- > Water supply to each lot for use in owner's onsite pressure tank. Total of 5,000 lin. ft. ($\approx 1,600'$ of 8-inch line from well to 53rd St. & $\approx 3,400$ of 4-inch for remainder of distribution).
- > Existing water company is formed with Arizona Corporation Commission
- > Loop road = 50 ft R/W $\approx 2,800$ ft. — 32 ft wide chip seal
- > Scott St. extension = 32 ft. R/W ≈ 985 ft. — 25 ft wide chip seal
- > La Paz County will assist controlling drainage/flooding issues with a county-maintained channel with rip-rap on the east side of Kofa Street.
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