

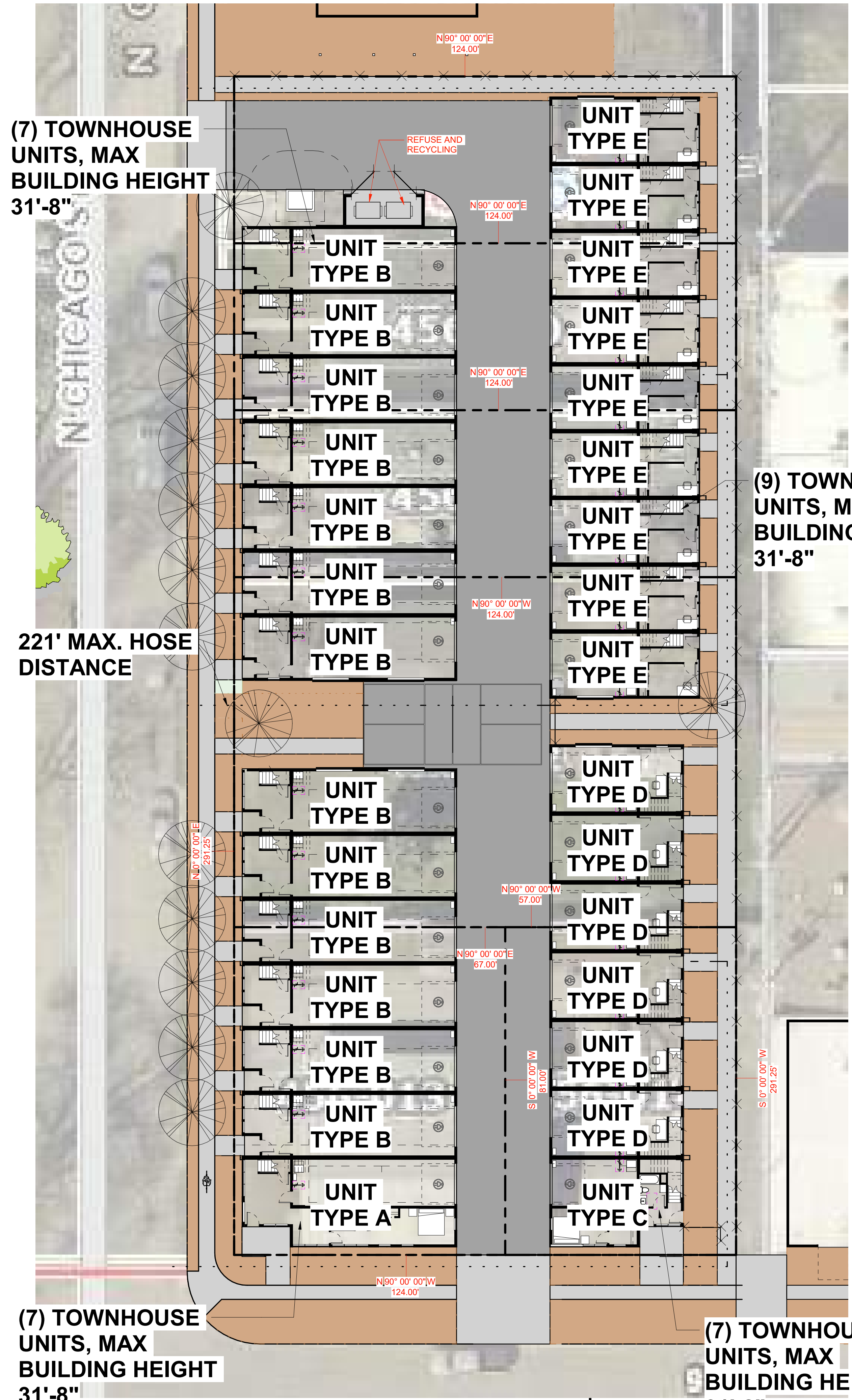


# 928 W South Temple

No.	Date	Description

PROFESSIONAL SEAL:

OWNER: **La Jolla Pacific Investments**  
 PROJECT ADDRESS: **928 W SOUTH TEMPLE  
SALT LAKE CITY, UT 84104**  
 ARCH PROJECT #: **21-03**  
 A.O.A.: **JDH**  
 PHASE: **SCHEMATIC DESIGN**  
 PUBLISH DATE: **DD MONTH YYYY**  
 SHEET SCALE:   
 SHEET NAME: **3D VIEWS**



(7) TOWNHOUSE UNITS, MAX BUILDING HEIGHT 31'-8"

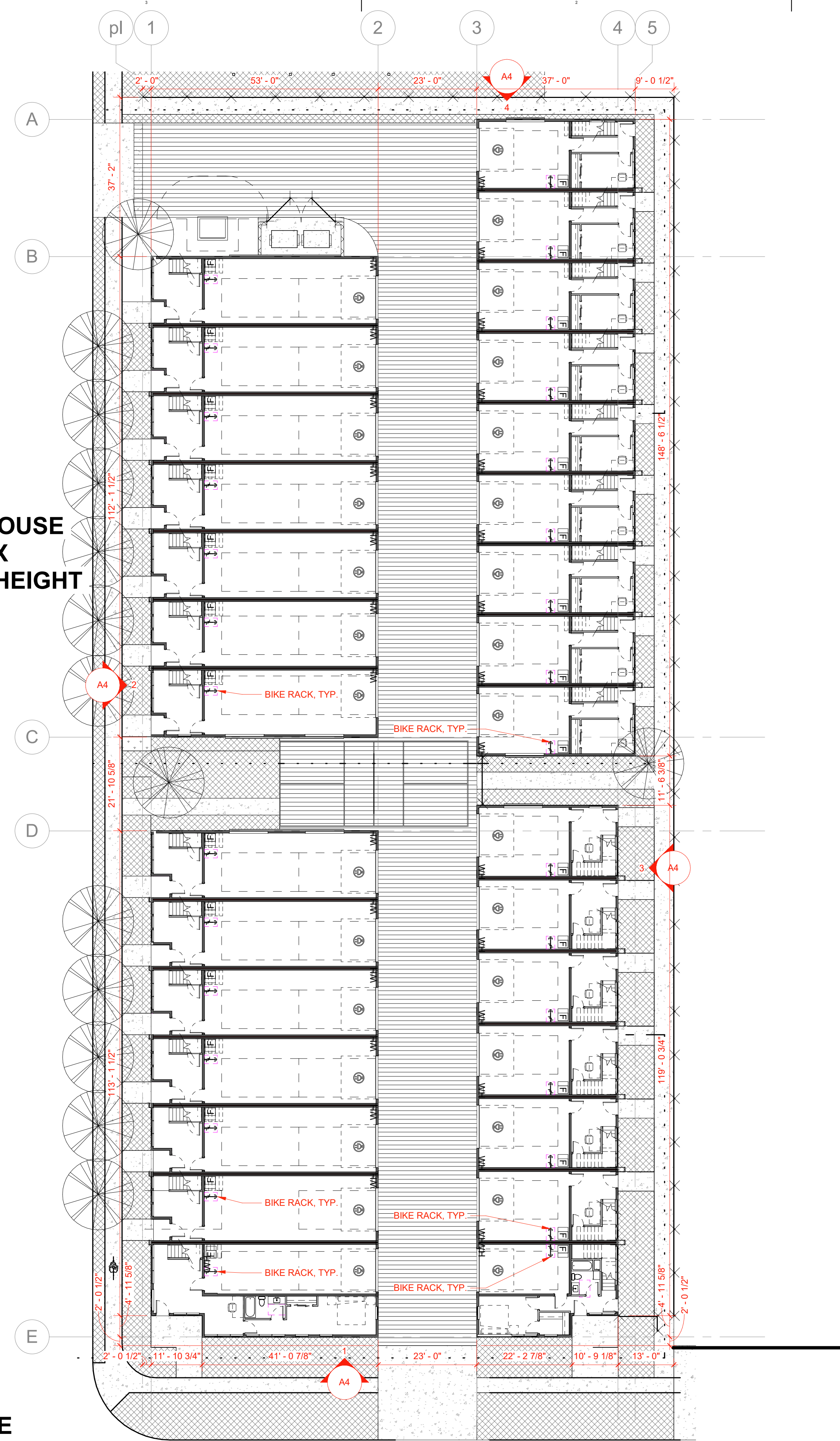
221' MAX. HOSE DISTANCE

(7) TOWNHOUSE UNITS, MAX BUILDING HEIGHT 31'-8"

(9) TOWNHOUSE UNITS, MAX BUILDING HEIGHT 31'-8"

(7) TOWNHOUSE UNITS, MAX BUILDING HEIGHT 31'-8"

② TSA SITE PLAN  
1/16" = 1'-0"



① LEVEL 1 PLAN TSA  
1/16" = 1'-0"

**PARKING**

TYPE	COUNT
9'x18'	14
9'x18' ELECTRIC CHARGING	30
<b>44</b>	

**PROPERTY**

Name	Area	Acres
456-009	5,115 SF	0.12
456-010	5,115 SF	0.12
456-011	5,115 SF	0.12
456-012	10,726 SF	0.25
456-013	5,427 SF	0.12
456-014	4,617 SF	0.11
<b>Combined Parcels</b>	<b>36,115 SF</b>	<b>0.83</b>



# 928 W South Temple

No.	Date	Description

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 ARCH PROJECT #: 21-03  
 A.C.A.: JDH  
 PHASE: SCHEMATIC DESIGN  
 PUBLISH DATE: DD MONTH YYYY  
 SHEET SCALE: 1/16" = 1'-0"  
 SHEET NAME: SITE PLAN

**UNIT MIX**

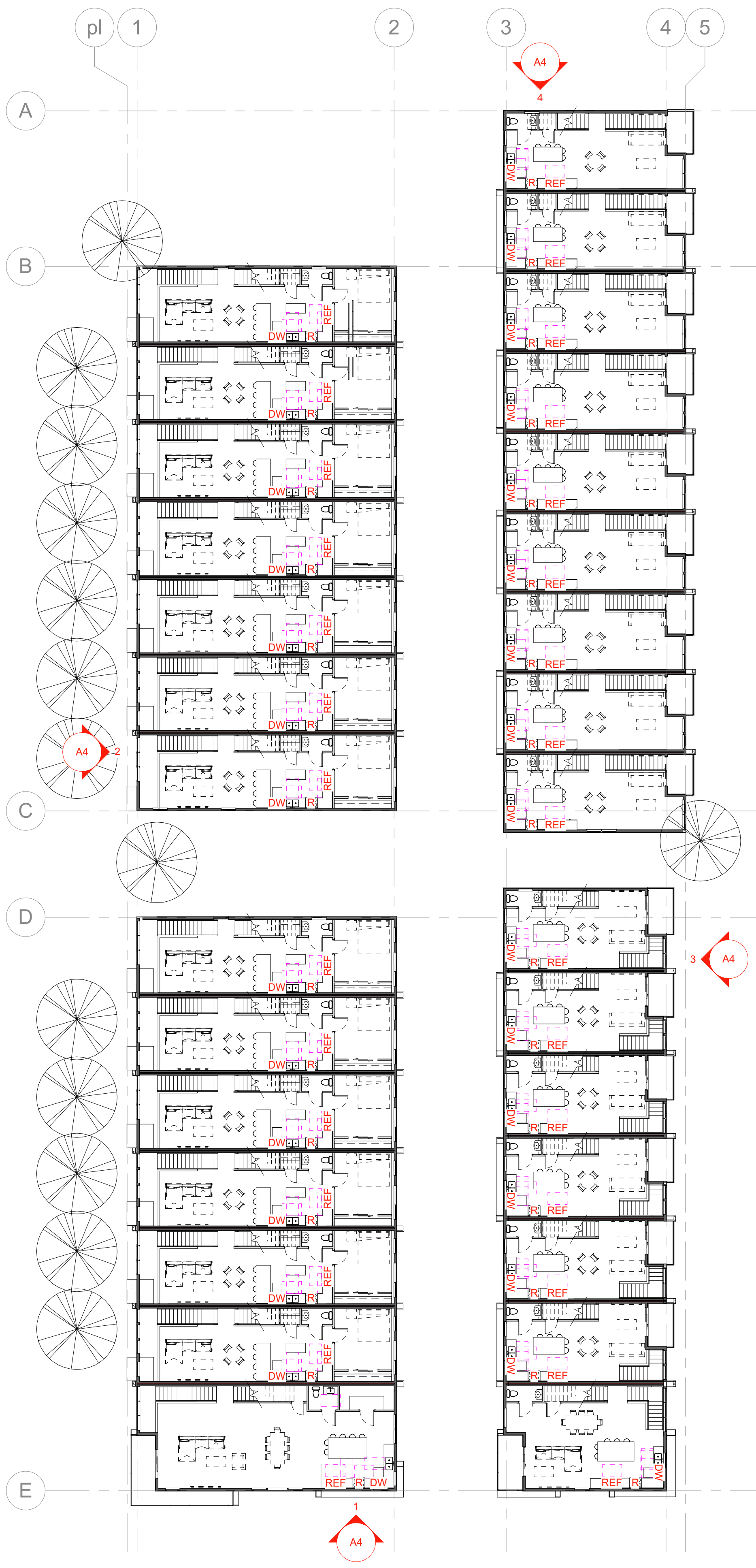
UNIT TYPE	COUNT	% BY # OF UNITS
R - 2 BED 2.5 BATH	6	20.0%
R - 3 BED 2.5 BATH	22	73.3%
R - 3 BED 3.5 BATH	2	6.7%
Grand total	30	

**928 W South Temple**

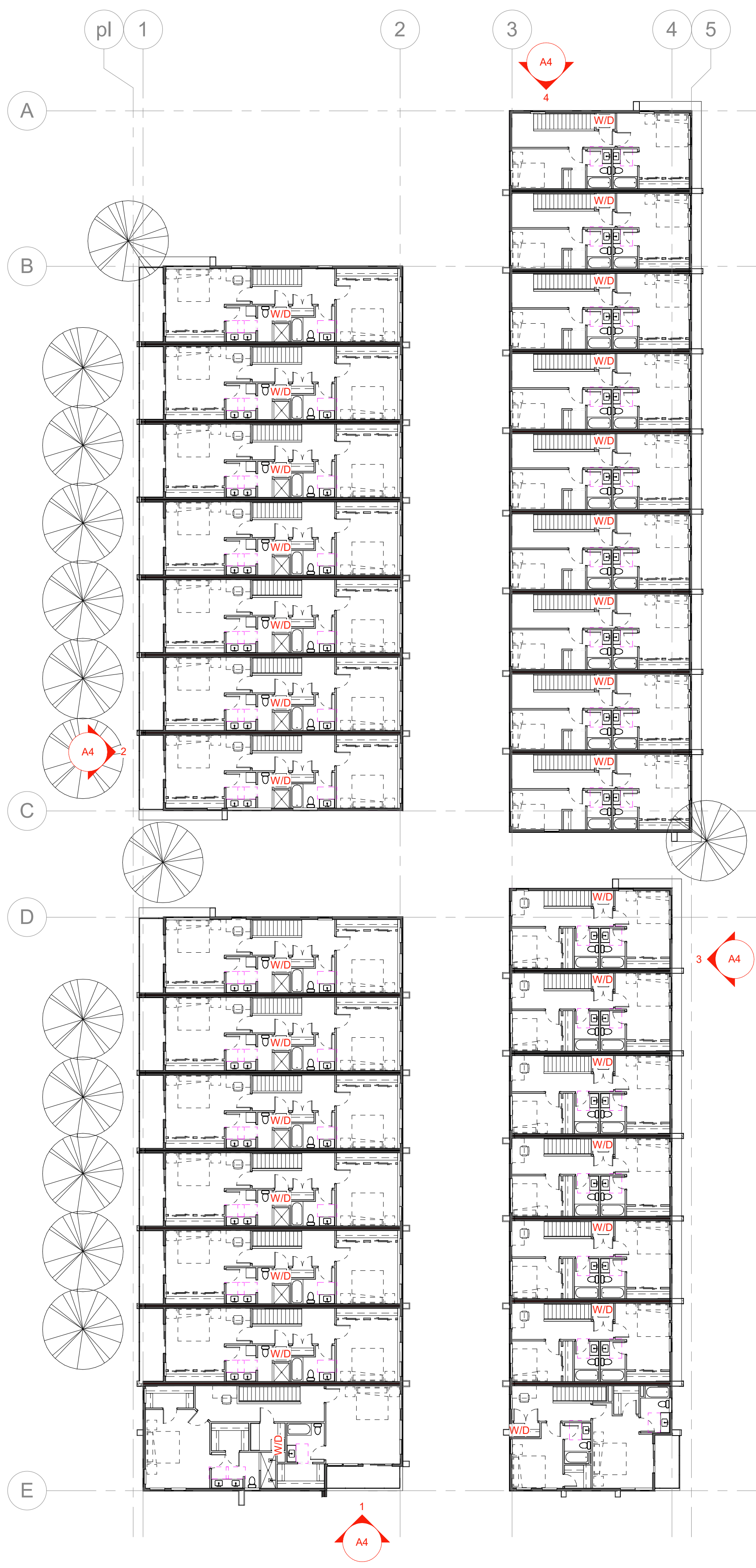
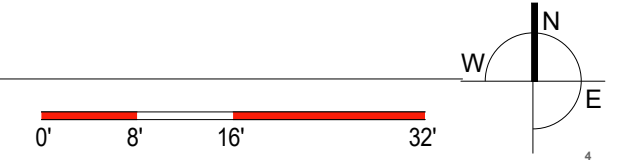
No.	Date	Description

PROFESSIONAL SEAL:

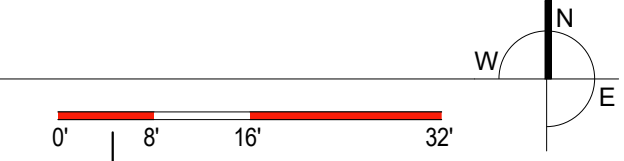
OWNER: La Jolla Pacific Investments  
PROJECT ADDRESS: 928 W SOUTH TEMPLE, SALT LAKE CITY, UT 84104  
ARCH PROJECT #: 21-03  
A.O.R.: JDH  
PHASE: SCHEMATIC DESIGN  
PUBLISH DATE: DD MONTH YYYY  
SHEET SCALE: 1/16" = 1'-0"  
SHEET NAME: FLOOR PLANS



1 LEVEL 2 PLAN TSA  
1/16" = 1'-0"



2 LEVEL 3 PLAN TSA  
1/16" = 1'-0"

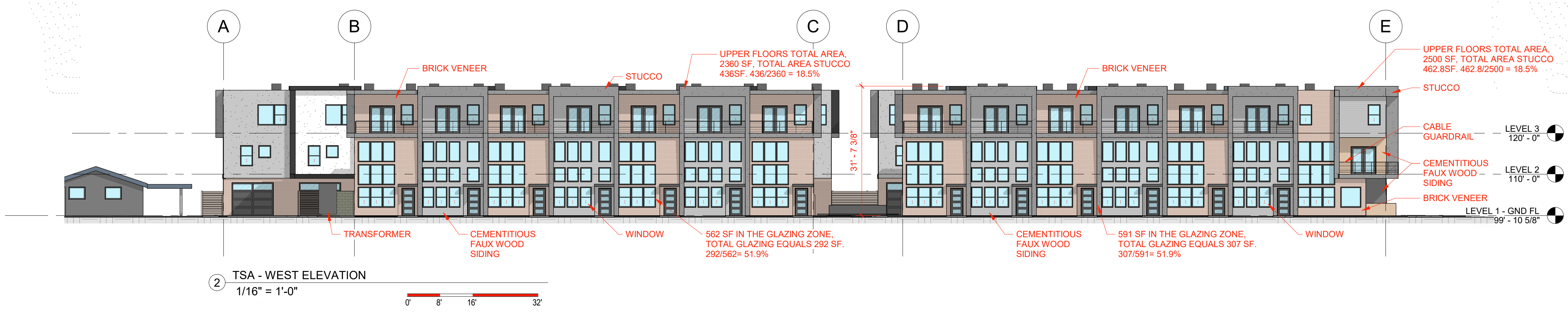
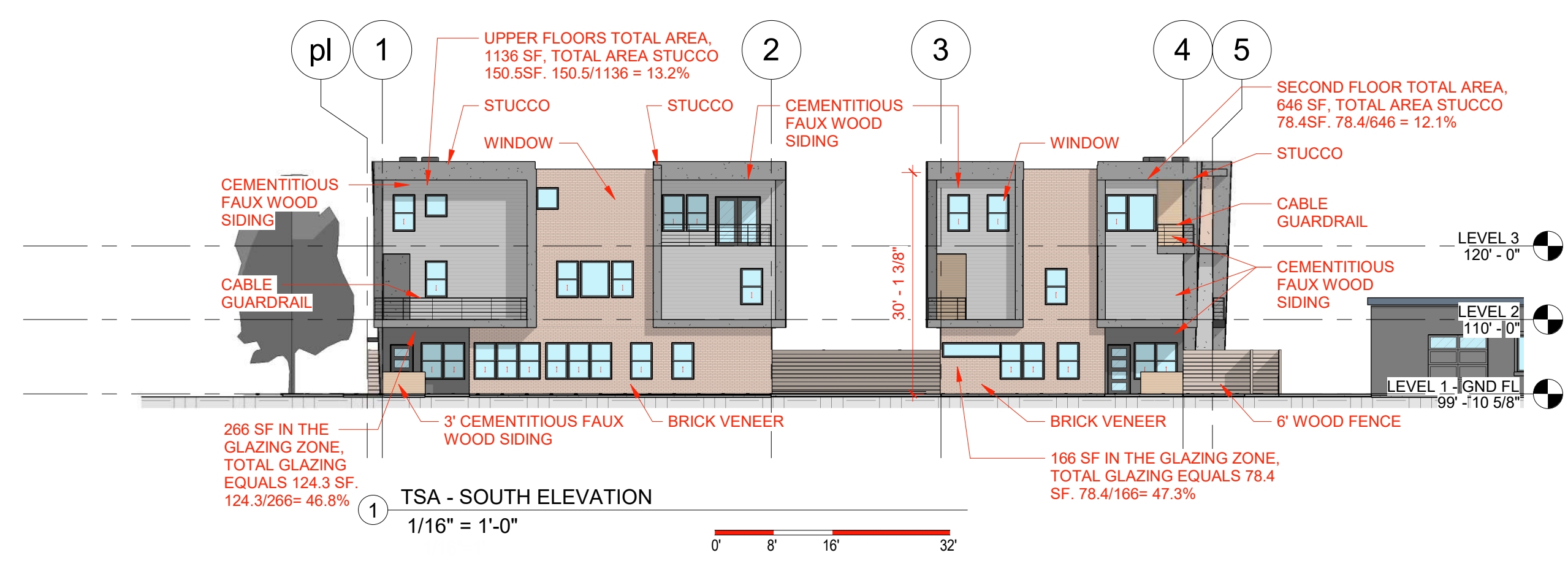
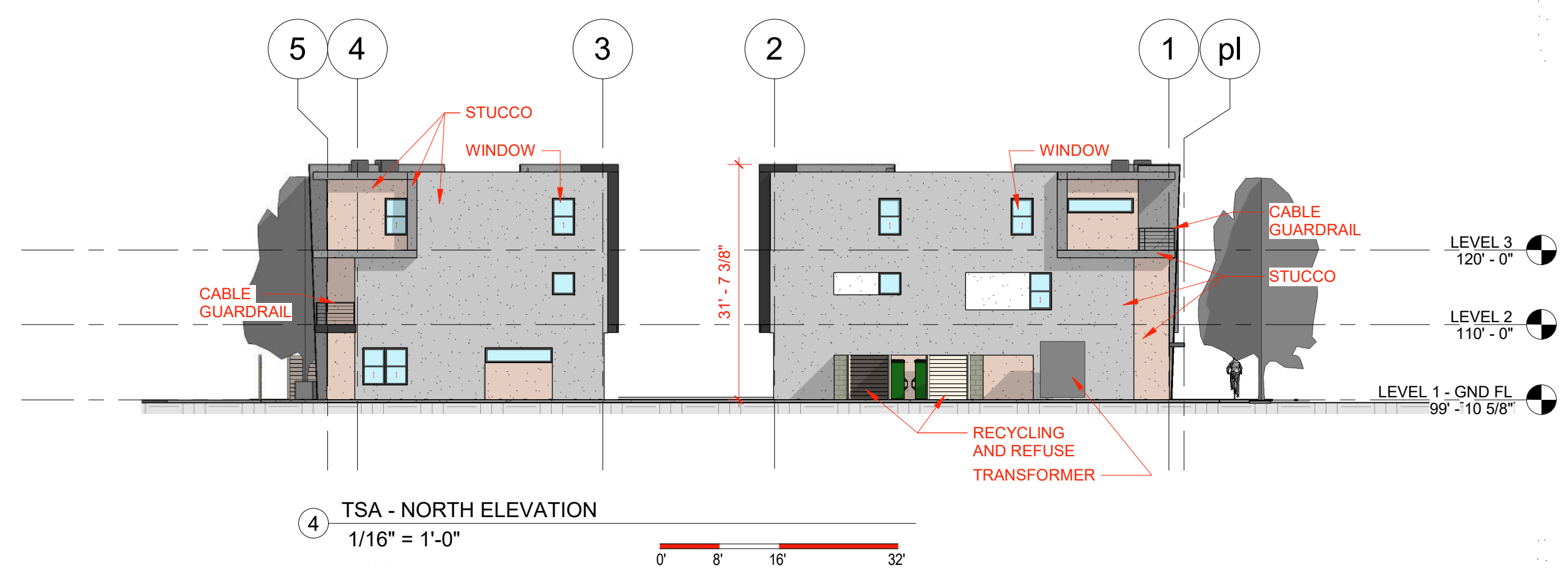


# 928 W South Temple

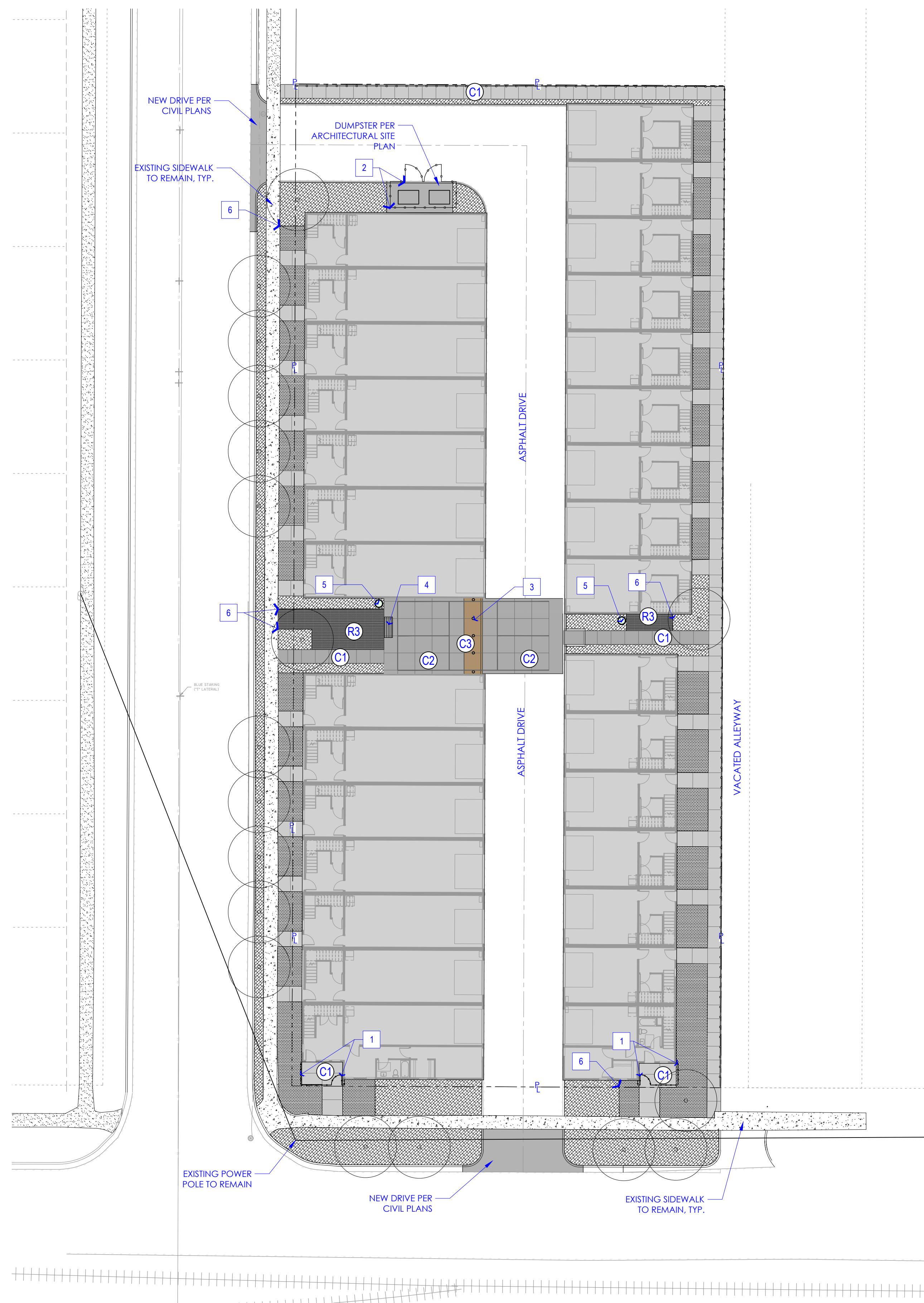
No.	Date	Description

PROFESSIONAL SEAL:

OWNER:	La Jolla Pacific Investments
PROJECT ADDRESS:	928 W SOUTH TEMPLE SALT LAKE CITY, UT 84104
ARCH PROJECT #:	21-03
A.O.C.:	JDH
PHASE:	SCHEMATIC DESIGN
PUBLISH DATE:	DD MONTH YYYY
SHEET SCALE:	1/16" = 1'-0"
SHEET NAME:	ELEVATIONS







LANDSCAPE AREAS - SURFACING MATERIALS		
HATCH	DESCRIPTION	AREA
C1	PEDESTRIAN CONCRETE PAVING (PRIVATE)- PER CIVIL PLANS	
C2	VEHICULAR CONCRETE PAVING (PRIVATE)- PER CIVIL PLANS	
C3	ACCENT COLOR CONCRETE PAVING - FINAL PER CIVIL PLANS	
R1	DECORATIVE ROCK MULCH (PRIVATE): 3" DEPTH OF PEANUT BRITTLE 1" MINUS- INSTALL OVER COMMERCIAL GRADE 50Z WEED BARRIER	2,958 S.F.
R2	LANDSCAPE MULCH- (PUBLIC / PRIVATE) 4" DEPTH OF SHREDDED BLACK BARK MULCH INSTALL WITH WEED BARRIER (PLANTING AREA)	2,872 S.F.
R3	LANDSCAPE TURF - PRIVATE	372 S.F.

KEYNOTES	
TAG	DESCRIPTION
1	3' HEIGHT - HORIZONTAL CEDAR FENCING & GATE WITH TUBE STEEL TUBE POSTS
2	6' HEIGHT - WHITE VINYL FENCING
3	VEHICULAR BOLLARD
4	SURFACE MOUNTED PARK STYLE BENCH
5	PET CLEANUP STATION & TRASH RECEPTACLE
6	1/4" STEEL EDGING - SEPARATION AT ALL TURF/ROCK MULCH/ BARK MULCH TRANSITIONS

**LANDSCAPE GENERAL NOTES**

**REGULATIONS:**

- ALL IMPROVEMENTS SHALL CONFORM TO THE GOVERNING (SALT LAKE CITY) STANDARDS AND SPECIFICATIONS.
- TREE PLANTING IN PUBLIC R.O.W. REQUIRES APPROVAL FROM SLC URBAN FORESTRY
- CONTRACTOR SHALL CALL BLUE STAKES OF UTAH TO VERIFY AND NOTE EXISTING UTILITIES AND SHALL BE RESPONSIBLE FOR FINAL LOCATION OF ALL UTILITIES. CONTRACTOR IS LIABLE FOR DAMAGES TO EXISTING INFRASTRUCTURE AND NEW IMPROVEMENTS

**EXISTING CONDITIONS:**

- CONTRACTOR SHALL VERIFY ALL PLANS WITH EXISTING CONDITIONS. CONTRACTOR SHALL REPORT ANY DISCREPANCIES, CHANGES, OR ISSUES TO THE OWNER AND/OR LANDSCAPE ARCHITECT PRIOR TO COMMENCEMENT OF WORK
- ALL UTILITIES ARE SHOWN FOR REFERENCE ONLY. CIVIL PLANS SHALL TAKE PRECEDENCE AND IT IS THE RESPONSIBILITY AND LIABILITY OF THE ACTING CONTRACTOR TO PROTECT AND REPAIR ANY DAMAGES TO UTILITIES.

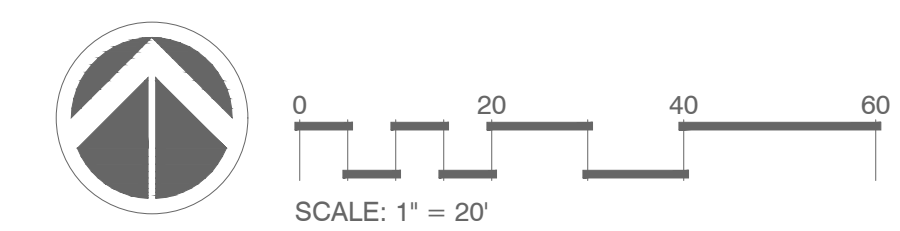
**SITE PREPARATION:**

- ALL LANDSCAPE AREAS TO HAVE WEEDS REMOVE AND GRUBBED
- APPLY, AS NEEDED, CERTIFIED APPLICATIONS OF HERBICIDE
- POSITIVE DRAINAGE IS TO BE MAINTAINED AWAY FROM ALL STRUCTURES
- ENGINEERING PLANS SHALL TAKE PRECEDENCE

**SOIL**

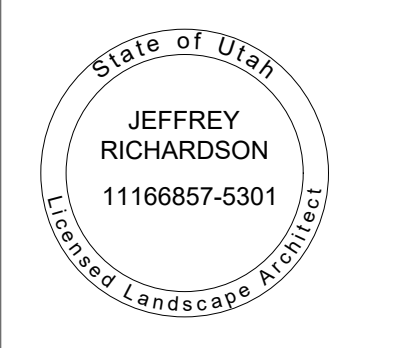
- MINIMUM OF 12" OF TOPSOIL IS REQUIRED IN ALL PLANTING AREAS
- MINIMUM OF 4" OF TOPSOIL IS REQUIRED IN ALL TURF PLANTING AREAS
- PLANTING HOLES SHALL BE DUG 2X AS WIDE AS ROOTBALL OF VEGETATION
- BACKFILL FOR SHRUB AND TREE PLANTINGS SHALL BE 80% TOPSOIL/ 20% HUMUS MATERIAL
- SOILS REPORT SHALL TAKE PRECEDENCE
  - TOPSOIL STANDARDS
    - SAND - 20%-70%
    - CLAY - 20%-70%
    - #10 SIEVE @ 15% MAXIMUM
    - PH 6 TO 8.5

LANDSCAPE CALCULATIONS / SITE LANDSCAPE AREAS:		
TOTAL SITE :	36,367 S.F.	(100.00%)
PROVIDED LANDSCAPE AREA (PRIVATE):	3,275 S.F.	(9.00%)
TOTAL TURF AREA:	344	(0.90% OF LANDSCAPE)
SHRUBS PROVIDED:	769	(100%)
DROUGHT TOLERANT SLC:	670	(87.13%)
ROW LANDSCAPE AREAS:		
TOTAL LANDSCAPE AREA:	3,385 S.F.	100%
TOTAL LANDSCAPE COVERAGE:	4,050 S.F.	90%
(LOW GROWING SHRUBS/GROUNDCOVERS)		
ROW TREES REQUIRED:		
291' L.F./ TREE EVERY 30' AVG. (CHICAGO)=	9.7 TREES	
REQUIRED:		
PROVIDED:	10 TREES	
124' L.F./ TREE EVERY 30' AVG. (CHICAGO)=	4.1 TREES	
REQUIRED:		
PROVIDED:	5 TREES	
(4) PARKWAY + (PUBLIC R.O.W.)		



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 1-800-662-4111



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**PROJECT:**  
**CHICAGO TOWNHOMES**  
 928 S TEMPLE, SALT LAKE CITY UT, 84116

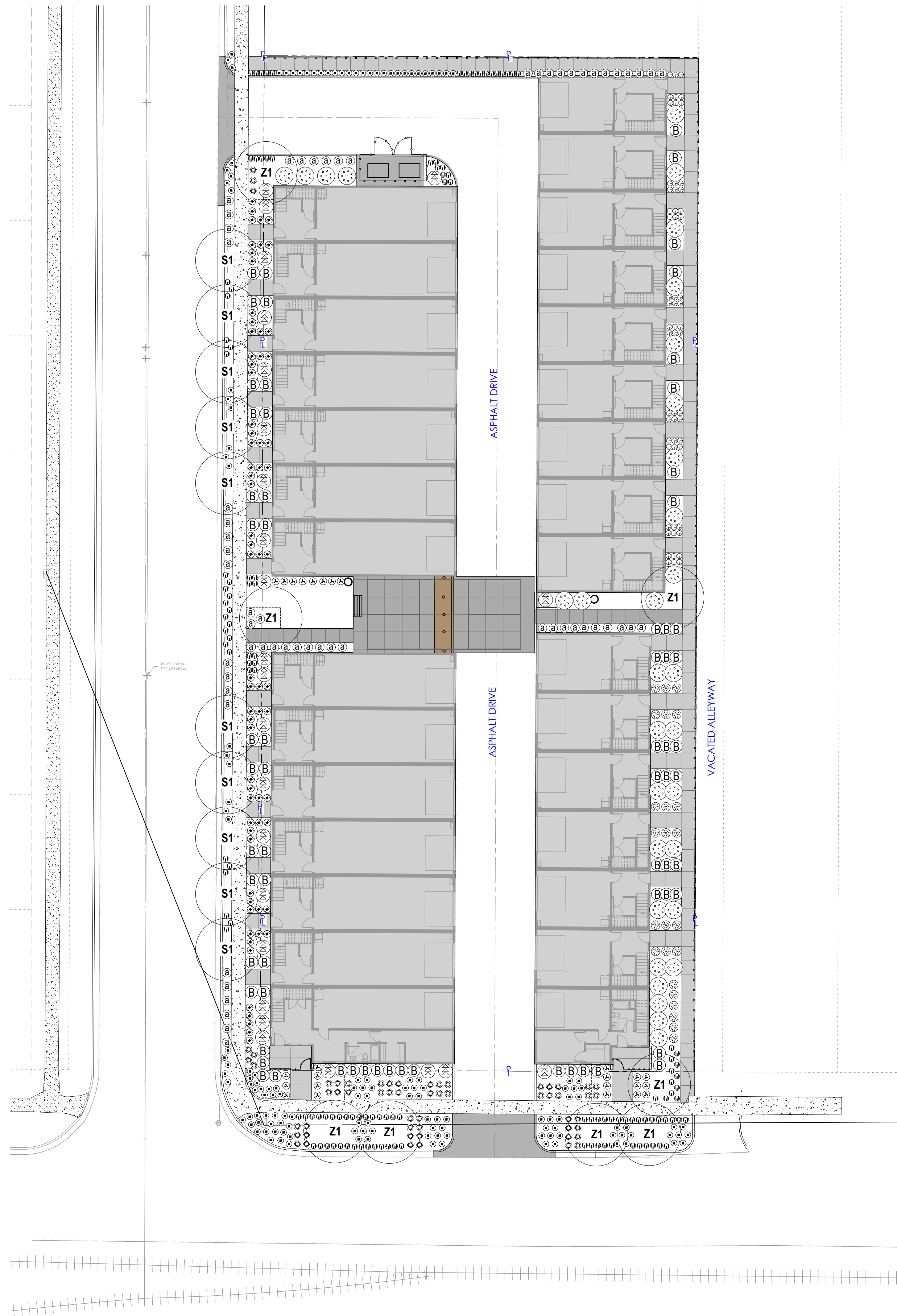
**DATE:** 6.7.2021  
**PROJECT:** COM-21.02  
**REVIEWED:** JDR

**SUBMITTALS**  
 PD REVIEW 06.07.21

**TITLE:**  
 L1-01

**SHEET:**  
 LANDSCAPE: SURFACES

LANDFORM DESIGN GROUP



**PLANTING MATERIALS**

TREES						
SYMBOL	QTY	SIZE	BOTANICAL NAME	COMMON NAME	MATURE HxW	ZONE NOTES
S1	10	2" CAL.	SYRINGA RETICULATA	JAPANESE TREE LILAC	25'x20'	TD3 FULL SUN - SMALL PARKSTRIP
Z1	8	2" CAL.	ZELKOVA SERRATA 'CITY SPRITE'	CITY SPRITE ZELKOVA	25'x18'	FULL SUN - OVERHEAD LINES IN PARKSTRIP PLANTING
GROUNDCOVERS						
SYMBOL	QTY	SIZE	BOTANICAL NAME	COMMON NAME	MATURE HxW	ZONE NOTES
A	58	FLATS	ARCTOSTAPHYLOS X COLORADOENSIS	BEARBERRY MANZANITA	1.5'x5'	GV3 PART SUN // SHADE
PERENNIALS						
SYMBOL	QTY	SIZE	BOTANICAL NAME	COMMON NAME	MATURE HxW	ZONE NOTES
⊙	145	FLATS	DELOSPERMA COOPERI	PINK HARDY ICEPLANT	6"x24"	P1 FULL SUN
⊙	25	1 GAL.	HESPERALOE PARVIFOLIA 'BRAKELIGHTS'	MINI RED YUCCA	24"x24"	P1 FULL SUN
⊙	57	1 GAL.	LAVANDULA A. 'MUNSTEAD'	MUNSTEAD LAVENDER	24"x24"	P2 FULL SUN
DECIDUOUS SHRUBS						
SYMBOL	QTY	SIZE	BOTANICAL NAME	COMMON NAME	MATURE HxW	ZONE NOTES
⊙	24	3 GAL.	ARONIA M. 'LOW SCRAPE HEDGER'	DWARF CHOKEBERRY HEDGE	4'x2.5'	SD3 FULL SUN // PART SHADE
⊙	67	3 GAL.	BERBERIS THUNBERGII 'GOLD PILLAR'	GOLD PILLAR BARBERRY	3.5'x2'	SD3 FULL SUN
⊙	25	5 GAL.	RHAMNUS FRANGULA 'COLUMNARIS'	TALLHEDGE BUCKTHORN	10'x4'	SD3 SUN // PART SHADE
EVERGREEN SHRUBS						
SYMBOL	QTY	SIZE	BOTANICAL NAME	COMMON NAME	MATURE HxW	ZONE NOTES
B	67	3 GAL.	BUXUS MICROPHYLLA 'WINTER GEM'	LITTLELEAF BOXWOOD	42"x42"	*MED FULL SUN // PART SHADE
⊙	32	3 GAL.	PRUNUS LAUROCEASUS 'NANA'	DWARF ENGLISH LAUREL	66"x60"	*MED FULL SHADE // PART SUN
ORNAMENTAL GRASSES						
SYMBOL	QTY	SIZE	BOTANICAL NAME	COMMON NAME	MATURE HxW	ZONE NOTES
⊙	133	1 GAL.	BOUTELOUA GRACILIS 'BLONDE AMBITION'	BLUE GAMA GRASS	24"x16"	TWO FULL SUN
⊙	134	1 GAL.	HELICTOTRICHON SEMPERVIRENS	BLUE OAT GRASS	36"x36"	TW1 FULL SUN

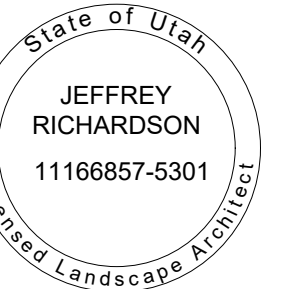
-ALL PLANTS ARE LOW WATER USE PER SLC HANDBOOK UNLESS MARKED WITH (\*).  
 -\*WATER ZONE NOTED - TO BE GROUPED WITH SIMILAR WATER USE PLANTS PER HANDBOOK  
 -PLANT LIST SUBJECT TO CHANGE - ALL FUTURE SUBSTITUTIONS WILL BE CONSISTENT WITH SLC LANDSCAPE REQUIREMENTS

**LANDSCAPE PLANTING NOTES**

- CONTRACTOR TO BE RESPONSIBLE FOR PROVIDING 12" OF TOPSOIL IN PLANTING AREAS
- VERIFY ON SITE-AVAILABLE TOPSOIL FOR USE
- CONTRACTOR IS RESPONSIBLE TO FURNISH PLANT MATERIAL THAT IS PEST AND DISEASE FREE AND TO MAINTAIN AND WARRANTY PLANT MATERIAL THROUGHOUT CONSTRUCTION AND MAINTENANCE PERIOD
- CONTRACTOR TO WARRANTY PLANT MATERIAL, TYPICALLY FOR A (1) YEAR PERIOD OF TIME
- CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFYING QUANTITIES AND FURNISHING ALL PLANT MATERIALS TO ENSURE INTENDED COVERAGE. CONTRACTOR SHALL CONTACT OWNER AND/OR LANDSCAPE ARCHITECT FOR APPROVAL OF CHANGES IN QUANTITIES OR SPECIES
- DEPENDENT ON PLANT AVAILABILITY, CONTRACTOR SHOULD ATTEMPT TO FIND PLANT MATERIAL OF LIKE KIND THAT IS APPROXIMATELY THE SAME HEIGHT AND GROWTH HABIT. HOWEVER, ALL VARIETIES SHALL MATCH EACH OTHER WHEN INSTALLED I.E. NO PARTIAL PLANTING SUBSTITUTIONS. IF A NEW VARIETY IS APPROVED, THE SAME PLANT VARIETY SHALL BE USED THROUGHOUT THE ENTIRETY OF THE PROJECT SCOPE
- DOUBLE STAKE ALL TREES UNDER 2" CALIPER UNTIL MATURITY
- ALL SHRUBS AND TREES TO CONTAINER GROWN OR BE BALLED AND BURLAPPED
- TREES SHALL NOT BE PLANTED LESS THAN 4'-0" FROM CURBS OR HARD SURFACE AREAS UNLESS A ROOT BARRIER IS INSTALLED NEXT TO HARDSCAPED SURFACE.
- ALL PLANTING SHALL ACCOUNT FOR SPOILS TO PROVIDE A SMOOTH TRANSITION
- INSTALL COMMERCIAL GRADE WEED BARRIER FABRIC TO ALL PLANTING AREAS AND PLANTER BEDS WITH 6" LANDSCAPE STAPLES PER INDUSTRY STANDARDS. NO WEED BARRIER TO BE VISIBLE
- ALL PLANT MATERIALS SHALL CONFORM TO THE AMERICAN STANDARD FOR NURSERY STOCK, PUBLISHED BY THE AMERICAN NURSERY ASSOCIATION, INC.
- FERTILIZE ALL SHRUBS AND TREES WITH FERTILIZER TABLETS

**PARKWAY PLANTING - URBAN FORESTER REQUIREMENTS**

ALL TREES IN PUBLIC R.O.W. TO BE 2" CALIPER - LOCATED:  
 5' from water meter and/or utility box  
 10' from fire hydrant  
 5'-10' from residential driveway  
 5'-10' from property line of adjoining parcel  
 5'-10' from non-traffic conducting signage  
 5'-10' from utility pole and/or light  
 20' from an unregulated intersection (20' back from intersecting sidewalks)  
 30' from stop signs  
 30' from commercial driveway and/or alley  
 40' from an intersection with traffic lights (40' back from intersecting sidewalks)  
 20-30' from a tree that is medium in size at maturity (30 to 50' tall)



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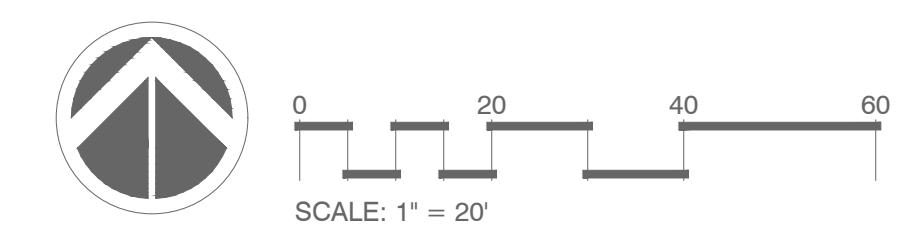
PROJECT: **CHICAGO TOWNHOMES**  
928 S TEMPLE, SALT LAKE CITY UT, 84116

DATE: 6.7.2021  
PROJECT: COM-21.02  
REVIEWED: JDR

SUBMITTALS  
PD REVIEW 06.07.21

TITLE: **L2-01**

SHEET: **LANDSCAPE: SHRUB PLANTING**



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# CHICAGO STREET TOWNHOMES

DRAWING TITLE

## COVER SHEET

CLEINT

LA JOLLA  
PACIFIC INVESTMENTS

COMPLETION STATUS  
PRELIMINARY PLANS

PROJECT

CHICAGO STREET  
TOWNHOMES  
SALT LAKE CITY, UT

GENERAL

1. INSTALL WATER AND SANITARY SEWER IMPROVEMENTS TO SALT LAKE CITY PUBLIC UTILITY STANDARDS.
2. MAINTAIN A MINIMUM 10' DISTANCE BETWEEN WATER AND SANITARY SEWER LINES.
3. MINIMUM 18" OF CLEARANCE IS REQUIRED WHERE SEWER AND WATER CROSS.
4. MINIMUM 12" OF CLEARANCE IS REQUIRED WHERE CROSSING EXISTING GAS LINE.
5. CONTRACTOR SHALL FIELD VERIFY LOCATIONS AND INVERT ELEVATIONS OF EXISTING MANHOLES AND OTHER UTILITIES BEFORE STAKING OR CONSTRUCTING ANY NEW UTILITY LINES.
6. FOUR FEET OF COVER REQUIRED OVER ALL WATER LINES.
7. CONTRACTOR RESPONSIBLE FOR OBTAINING SALT LAKE CITY PUBLIC UTILITY STANDARD PRACTICES AND APWA 2017 SPECIFICATIONS AND CONSTRUCTION STANDARDS.
8. CONTRACTORS RESPONSIBILITY TO OBTAIN AND FOLLOW THE SOILS REPORT AND ITS RECOMMENDATIONS.
9. CONTRACTOR RESPONSIBILITY TO VERIFY CIVIL SITE PLAN AND BUILDING DIMENSIONS MATCH BUILDING PLANS BEFORE STARTING CONSTRUCTION.
10. ALL UTILITY LINES SHALL BE BACKFILLED AND TRENCHED ACCORDING SALT LAKE PUBLIC UTILITIES STANDARD PRACTICE #1.
11. ALL STORM DRAIN PIPING TO BE CUT FLUSH WITH INSIDE WALL OF DRAINAGE INSIDE WALL TO BE GROUTED SMOOTH WITH A NON-SHRINK GROUT.
12. CONTRACTOR TO REPLACE ANY AREAS AROUND CONSTRUCTION SITE THAT IS DAMAGED DURING CONSTRUCTION.
13. THERE SHALL BE NO CHANGES TO THESE PLANS WITHOUT THE WRITTEN APPROVAL OF THE ENGINEER OF RECORD AND RE-SUBMITAL OF THE PROPOSED CHANGES TO SALT LAKE COUNTY FOR REVIEW AND APPROVAL. INCORPORATE THE RECOMMENDATIONS OF THE GEOTECHNICAL ENGINEER.
14. LOCATION (HORIZONTAL AND VERTICAL) OF UNDERGROUND UTILITIES SHALL BE UNCOVERED BY THE CONTRACTOR AT THE BEGINNING OF THE PROJECT TO SEE IF THEY IMPACT THE DESIGN.
15. THE CONTRACTOR IS RESPONSIBLE FOR SAFETY ON THE SITE AT ALL TIMES AND SHALL OBTAIN THE NECESSARY PERMITS TO ACCOMPLISH THE JOB.
16. CALL BLUE STAKES BEFORE YOU DIG
17. CONTRACTOR SHALL CONTACT SALT LAKE PUBLIC UTILITIES TO SIGN AND OBTAIN UTILITY WORK ORDERS AND SCHEDULE INSPECTIONS. (801)-483-6727

REVISIONS:

REV # DESCRIPTION DATE



WEBER ENGINEERING  
COLLECTIVE

CIVIL • PLANNING • SURVEYING

SALT LAKE CITY, UTAH  
PHONE (385) 229-9663

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STAMP

PROJECT NO.

W-20-36

DATE

06/10/21

DRAWN BY: JACOB WEBER, P.E.

CHKD BY:

SHEET NUMBER C-01



VICINITY MAP\*

### DETAIL CALLOUTS

205 CURB AND GUTTER  
D-01

522 2 inch WATER METER  
D-02

206 CURB AND GUTTER CONNECTION  
D-01

431 SEWER LATERAL CONNECTION  
D-02

222 SAW-CUT DRIVEWAY APPROACH  
D-01

511 FIRE HYDRANT WITH VALVE  
D-02

231 SIDEWALK  
D-01

225 OPEN DRIVEWAY APPROACH  
D-01

Sheet List Table	
Sheet Number	Sheet Title
C-01	COVER SHEET
C-02	SCLPU NOTES
C-03	SITE PLAN
C-04	UTILITY PLAN
C-05	GRADING AND DRAINAGE PLAN
C-06	DRAINAGE EXHIBIT
D-01	DETAILS
D-02	DETAILS

## INFORMATION

DEVELOPER

LA JOLLA PACIFIC INVESTMENTS  
HALEY HEALEA (360) 597-8825

CIVIL ENGINEER

WEBER ENGINEERING COLLECTIVE  
SALT LAKE CITY, UTAH  
PH. 385-229-9663

SURVEYOR

LAND DESIGN LLC  
LAND CONSULTANTS  
RICHARD JOHANSON (801) 955-6339

CONTRACTOR

TBD

### NOTICE TO CONTRACTOR

CAUTION TO THE CONTRACTOR NOTE THAT THE ELEVATION AND OR LOCATION OF EXISTING UTILITIES SHOWN ON THESE PLANS IS BASED ON RECORDS FROM PUBLIC UTILITIES AND PRIVATE UTILITY COMPANY MARKINGS AND WHERE POSSIBLE MEASUREMENTS TAKEN IN THE FIELD. THIS INFORMATION IS NOT TO BE RELIED ON AS BEING EXACT OR COMPLETE. THE CONTRACTOR IS RESPONSIBLE TO CONTACT THE UTILITY LOCATION COMPANY AT LEAST 48 HOURS BEFORE ANY EXCAVATION TO REQUEST EXACT FIELD LOCATIONS OF THE UTILITIES. THE CONTRACTOR SHALL ALSO NOTE THAT ANY UTILITIES WHICH CONFLICT WITH THE PROPOSED IMPROVEMENTS SHALL BE RELOCATED.



\*VICINITY MAP PROVIDED FROM GOOGLE MAPS.



Salt Lake City Public Utilities General Notes

1. **COMPLIANCE:**  
ALL CONSTRUCTION AND MATERIALS SHALL BE IN ACCORDANCE WITH THESE CONTRACT DOCUMENTS AND THE MOST RECENT EDITIONS OF THE FOLLOWING: THE INTERNATIONAL PLUMBING CODE, UTAH DRINKING WATER REGULATIONS, APWA MANUAL OF STANDARD PLANS AND SPECIFICATIONS, AND SLC PUBLIC UTILITIES MODIFICATIONS TO APWA STANDARD PLANS AND APPROVED MATERIALS AND SLC PUBLIC UTILITIES APWA SPECIFICATIONS MODIFICATIONS. THE CONTRACTOR IS REQUIRED TO ADHERE TO ALL OF THE ABOVE-MENTIONED DOCUMENTS UNLESS OTHERWISE NOTED AND APPROVED IN WRITING BY THE SALT LAKE CITY DIRECTOR OF PUBLIC UTILITIES.

2. **COORDINATION:**  
THE CONTRACTOR IS RESPONSIBLE TO NOTIFY ALL APPROPRIATE GOVERNMENT AND PRIVATE ENTITIES ASSOCIATED WITH THE PROJECT. THE FOLLOWING MUST BE CONTACTED 48-HOURS PRIOR TO CONSTRUCTION AS APPLICABLE TO THE PROJECT:

PUBLIC UTILITIES:  
BACKFLOW PREVENTION - 483-6795  
DEVELOPMENT REVIEW/ENGINEERING - 483-6781  
INSPECTIONS, PERMITS, CONTRACTS & AGREEMENTS - 483-6727  
PRETREATMENT - 799-4002  
STORM WATER - 483-6721

SLC DEPARTMENTS:  
ENGINEERING - PUBLIC WAY PERMITS AND ISSUES - 535-6248  
ENGINEERING - SUBDIVISIONS - 535-6159  
FIRE DEPARTMENT - 535-6636  
PERMITS AND LICENSING (BLDG SERVICES) - 535-7752  
PLANNING AND ZONING - 535-7700  
TRANSPORTATION - 535-6630

- ALL OTHER POTENTIALLY IMPACTED GOVERNING AGENCIES OR ENTITIES  
- ALL WATER USERS INVOLVED IN WATER MAIN SHUTDOWNS  
- APPLICABLE SEWER, WATER AND DRAINAGE DISTRICTS  
- BLUESTAKES LOCATING SERVICES - 532-5000  
- COUNTY FIRE DEPARTMENT - 743-7231  
- COUNTY FLOOD CONTROL - 468-2779  
- COUNTY HEALTH DEPARTMENT - 385-468-3913  
- COUNTY PUBLIC WAY PERMITS - 468-2241  
- HOLLADAY CITY - 272-9450  
- SALT LAKE COUNTY HIGHWAY DEPARTMENT - 468-3705 OR 468-2156  
- THE UTAH TRANSIT AUTHORITY FOR RE-ROUTING SERVICE - 262-5626  
- UNION PACIFIC RAILROAD CO., SUPERINTENDENTS OFFICE - 595-3405  
- UTAH DEPARTMENT OF TRANSPORTATION, REGION #2 - 975-4800  
- UTAH STATE ENGINEER - 538-7240

3. **SCHEDULE**  
PRIOR TO CONSTRUCTION THE CONTRACTOR WILL PROVIDE, AND WILL UPDATE AS CHANGES OCCUR, A CONSTRUCTION SCHEDULE IN ACCORDANCE WITH THE SPECIFICATIONS AND SALT LAKE CITY ENGINEERING OR SALT LAKE COUNTY REGULATIONS AS APPLICABLE FOR WORKING WITHIN THE PUBLIC WAY.

4. **PERMITS, FEES AND AGREEMENTS**  
CONTRACTOR MUST OBTAIN ALL THE NECESSARY PERMITS AND AGREEMENTS AND PAY ALL APPLICABLE FEES PRIOR TO ANY CONSTRUCTION ACTIVITIES. CONTACT SALT LAKE CITY ENGINEERING (535-6248) FOR PERMITS AND INSPECTIONS REQUIRED FOR ANY WORK CONDUCTED WITHIN SALT LAKE CITY'S PUBLIC RIGHT-OF-WAY. APPLICABLE UTILITY PERMITS MAY INCLUDE MAINLINE EXTENSION AGREEMENTS AND SERVICE CONNECTION PERMITS. ALL UTILITY WORK MUST BE BONDED. ALL CONTRACTORS MUST BE LICENSED TO WORK ON CITY UTILITY MAINS.

CONSTRUCTION SITES MUST BE IN COMPLIANCE WITH THE UTAH POLLUTION DISCHARGE ELIMINATION SYSTEM (UPDES) STORM WATER PERMIT FOR CONSTRUCTION ACTIVITIES (538-6923). A COPY OF THE PERMIT'S STORM WATER POLLUTION PREVENTION PLAN MUST BE SUBMITTED TO PUBLIC UTILITIES FOR REVIEW AND APPROVAL. ADDITIONAL WATER QUALITY AND EROSION CONTROL MEASURES MAY BE REQUIRED. THE CONTRACTOR MUST ALSO COMPLY WITH SALT LAKE CITY'S CLEAN WHEEL ORDINANCE.

5. **ASPHALT AND SOIL TESTING**  
THE CONTRACTOR IS TO PROVIDE MARSHALL AND PROCTOR TEST DATA 24-HOURS PRIOR TO USE. CONTRACTOR IS TO PROVIDE COMPACTION AND DENSITY TESTING AS REQUIRED BY SALT LAKE CITY ENGINEERING, UDOT, SALT LAKE COUNTY OR OTHER GOVERNING ENTITY. TRENCH BACKFILL MATERIAL AND COMPACTION TESTS ARE TO BE TAKEN PER APWA STANDARD SPECIFICATIONS, SECTION 330520 - BACKFILLING TRENCHES, OR AS REQUIRED BY THE SLC PROJECT ENGINEER IF NATIVE MATERIALS ARE USED. **NO NATIVE MATERIALS ARE ALLOWED WITHIN THE PIPE ZONE.** THE MAXIMUM LIFTS FOR BACKFILLING EXCAVATIONS IS 8-INCHES. ALL MATERIALS AND COMPACTION TESTING IS TO BE PERFORMED BY A LAB RECOGNIZED AND ACCEPTED BY SALT LAKE COUNTY PUBLIC WORKS AND/OR SALT LAKE CITY ENGINEERING.

6. **TRAFFIC CONTROL AND HAUL ROUTES**  
TRAFFIC CONTROL MUST CONFORM TO THE MOST CURRENT EDITION OF SALT LAKE CITY TRAFFIC CONTROL MANUAL - PART 6 OF "MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES" FOR SALT LAKE COUNTY AND STATE ROADS. SLC TRANSPORTATION MUST APPROVE ALL PROJECT HAUL ROUTES (535-7129). THE CONTRACTOR MUST ALSO CONFORM TO UDOT, SALT LAKE COUNTY OR OTHER APPLICABLE GOVERNING ENTITIES REQUIREMENTS FOR TRAFFIC CONTROL.

7. **SURVEY CONTROL**  
CONTRACTOR MUST PROVIDE A REGISTERED LAND SURVEYOR OR PERSONS UNDER SUPERVISION OF A REGISTERED LAND SURVEYOR TO SET STAKES FOR ALIGNMENT AND GRADE OF EACH MAIN AND/OR FACILITY AS APPROVED. THE STAKES SHALL BE MARKED WITH THE HORIZONTAL LOCATION (STATION) AND VERTICAL LOCATION (GRADE) WITH CUTS AND/OR FILLS TO THE GRADE OF THE MAIN AND/OR FACILITY AS APPROVED. IN ADDITION, THE CONTRACTOR AND/OR SURVEYOR SHALL PROVIDE TO SALT LAKE CITY PUBLIC UTILITIES CUT SHEETS FILLED OUT COMPLETELY AND CLEARLY SHOWING THE PERTINENT GRADES, ELEVATIONS AND CUT/FILLS ASSOCIATED WITH THE FIELD STAKING OF THE MAIN AND/OR FACILITY. THE CUT SHEET FORM IS AVAILABLE AT THE CONTRACTS AND AGREEMENTS OFFICE AT PUBLIC UTILITIES. ALL MAINS AND LATERALS NOT MEETING MINIMUM GRADE REQUIREMENTS AS SPECIFIED BY ORDINANCE OR AS REQUIRED TO MEET THE MINIMUM REQUIRED FLOWS OR AS APPROVED MUST BE REMOVED AND RECONSTRUCTED TO MEET DESIGN GRADE. THE CONTRACTOR SHALL PROTECT ALL STAKES AND MARKERS UNTIL PUBLIC UTILITY SURVEYORS COMPLETE FINAL MEASUREMENTS. THE CONTRACTOR WILL BE RESPONSIBLE FOR FURNISHING, MAINTAINING, OR RESTORING ALL MONUMENTS AND REFERENCE MARKS WITHIN THE PROJECT SITE. DEPENDING ON THE LOCATION OF THE PROJECT, CONTACT THE COUNTY SURVEYOR FOR SECTION CORNER MONUMENTS (801-468-2028) AND/OR THE SALT LAKE CITY SURVEYOR (801-535-7973) FOR SALT LAKE CITY MONUMENTS AND CONSTRUCTION REQUIREMENTS. ALL ELEVATIONS SHALL BE REFERENCED TO SALT LAKE CITY DATUM UNLESS NOTED OTHERWISE ON THE PLANS.

8. **ASPHALT GUARANTEE**  
THE CONTRACTOR SHALL REMOVE, DISPOSE OF, FURNISH AND PLACE PERMANENT ASPHALT PER SALT LAKE CITY ENGINEERING, UDOT, COUNTY, OR OTHER GOVERNMENT STANDARDS AS APPLICABLE TO THE PROJECT. THE CONTRACTOR SHALL GUARANTEE THE ASPHALT RESTORATION FOR A PERIOD AS REQUIRED BY THE GOVERNING ENTITY.

9. **TEMPORARY ASPHALT**  
IF THE CONTRACTOR CHOOSES TO WORK WITHIN THE PUBLIC WAY WHEN HOT MIX ASPHALT IS NOT AVAILABLE, THE CONTRACTOR MUST OBTAIN APPROVAL FROM THE APPROPRIATE GOVERNING ENTITY PRIOR TO INSTALLING TEMPORARY ASPHALT SURFACING MATERIAL. WITHIN SALT LAKE CITY, WHEN PERMANENT ASPHALT BECOMES AVAILABLE, THE CONTRACTOR SHALL REMOVE THE TEMPORARY ASPHALT, FURNISH AND INSTALL THE PERMANENT ASPHALT. THE CONTRACTOR SHALL GUARANTEE THE ASPHALT RESTORATION FOR A PERIOD AS REQUIRED BY THE GOVERNING ENTITY FROM THE DATE OF COMPLETION.

10. **SAFETY**  
THE CONTRACTOR IS RESPONSIBLE FOR ALL ASPECTS OF SAFETY OF THE PROJECT AND SHALL MEET ALL OSHA, STATE, COUNTY AND OTHER GOVERNING ENTITY REQUIREMENTS.

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.

11. **DUST CONTROL**  
THE CONTRACTOR IS RESPONSIBLE FOR DUST CONTROL ACCORDING TO THE GOVERNING ENTITY STANDARDS. USE OF HYDRANT WATER OR PUMPING FROM CITY-OWNED CANALS OR STORM DRAINAGE FACILITIES IS NOT ALLOWED FOR DUST CONTROL ACTIVITIES WITHOUT WRITTEN APPROVAL OF THE PUBLIC UTILITIES DIRECTOR.

12. **DEWATERING**  
ALL ON-SITE DEWATERING ACTIVITIES MUST BE APPROVED IN WRITING BY PUBLIC UTILITIES. PROPOSED OUTFALL LOCATIONS AND ESTIMATED FLOW VOLUME CALCULATIONS MUST BE SUBMITTED TO PUBLIC UTILITIES FOR REVIEW AND APPROVAL. ADEQUATE MEASURES MUST BE TAKEN TO REMOVE ALL SEDIMENT PRIOR TO DISCHARGE. PUBLIC UTILITIES MAY REQUIRE ADDITIONAL MEASURES FOR SEDIMENT CONTROL AND REMOVAL.

13. **PROJECT LIMITS**  
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 CONTRACTORS 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.

14. **WATER, FIRE, SANITARY SEWER AND STORM DRAINAGE UTILITIES**  
**A. INSPECTIONS -**  
IT IS THE CONTRACTOR'S RESPONSIBILITY TO SCHEDULE ANY WATER, SEWER, BACKFLOW AND DRAINAGE INSPECTION 48-HOURS IN ADVANCE TO WHEN NEEDED. CONTACT 483-6727 TO SCHEDULE INSPECTIONS.

**B. DAMAGE TO EXISTING UTILITIES -**  
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.

**C. UTILITY LOCATIONS -**  
CONTRACTOR WILL BE RESPONSIBLE FOR LOCATING AND AVOIDING ALL UTILITIES AND SERVICE LATERALS, AND FOR REPAIRING ALL DAMAGE THAT OCCURS TO THE UTILITIES DUE TO THE CONTRACTOR'S ACTIVITIES. CONTRACTOR IS TO VERIFY LOCATION, DEPTH, SIZE, MATERIAL AND OUTSIDE DIAMETERS OF UTILITIES IN THE FIELD BY POTHOLING A MINIMUM OF 300-FEET AHEAD OF SCHEDULED CONSTRUCTION IN ORDER TO IDENTIFY POTENTIAL CONFLICTS AND PROBLEMS WITH FUTURE CONSTRUCTION ACTIVITIES. EXISTING UTILITY INFORMATION OBTAINED FROM SLC PUBLIC UTILITIES' MAPS MUST BE ASSUMED AS APPROXIMATE AND REQUIRING FIELD VERIFICATION. CONTACT BLUE STAKES OR APPROPRIATE OWNER FOR COMMUNICATION LINE LOCATIONS.

**D. UTILITY RELOCATIONS -**  
FOR UTILITY CONFLICTS REQUIRING MAINLINE RELOCATIONS, THE CONTRACTOR MUST NOTIFY THE APPLICABLE UTILITY COMPANY OR USER A MINIMUM OF 2-WEEKS IN ADVANCE. A ONE-WEEK MINIMUM NOTIFICATION IS REQUIRED FOR CONFLICTS REQUIRING THE RELOCATION OF SERVICE LATERALS. ALL RELOCATIONS ARE SUBJECT TO APPROVAL FROM THE APPLICABLE UTILITY COMPANY AND/OR USER.

**E. FIELD CHANGES -**  
NO ROADWAY, UTILITY ALIGNMENT OR GRADE CHANGES ARE ALLOWED FROM THE APPROVED CONSTRUCTION PLANS/DOCUMENTS WITHOUT WRITTEN APPROVAL FROM THE SLC PUBLIC UTILITIES DIRECTOR. CHANGES TO HYDRANT LOCATIONS AND/OR FIRE LINES MUST BE REVIEWED AND APPROVED BY THE SALT LAKE CITY OR SALT LAKE COUNTY FIRE DEPARTMENT (AS APPLICABLE TO THE PROJECT) AND PUBLIC UTILITIES.

**F. PUBLIC NOTICE TO PROJECTS IN THE PUBLIC WAY -**  
FOR APPROVED PROJECTS THE CONTRACTOR IS RESPONSIBLE TO PROVIDE AND DISTRIBUTE WRITTEN NOTICE TO ALL RESIDENTS LOCATED WITHIN THE PROJECT AREA AT LEAST 72-HOURS PRIOR TO CONSTRUCTION. WORK TO BE CONDUCTED WITHIN COMMERCIAL OR INDUSTRIAL AREAS MAY REQUIRE A LONGER NOTIFICATION PERIOD AND ADDITIONAL CONTRACTOR COORDINATION WITH PROPERTY OWNERS. THE WRITTEN NOTICE IS TO BE APPROVED BY THE SLC PUBLIC UTILITIES PROJECT ENGINEER.

**G. PUBLIC NOTICE FOR WATER MAIN SHUT DOWNS -**  
THROUGH THE SLC PUBLIC UTILITIES INSPECTOR AND WITH THE PUBLIC UTILITIES PROJECT ENGINEER APPROVAL, SLC PUBLIC UTILITIES MUST BE CONTACTED AND APPROVE ALL WATER MAIN SHUTDOWNS. ONCE APPROVED THE CONTRACTOR MUST NOTIFY ALL EFFECTED USERS BY WRITTEN NOTICE A MINIMUM OF 48-HOURS (RESIDENTIAL) AND 72-HOURS (COMMERCIAL/INDUSTRIAL) PRIOR TO THE WATER MAIN SHUT DOWN. PUBLIC UTILITIES MAY REQUIRE LONGER NOTICE PERIODS.

**H. WATER AND SEWER SEPARATION -**  
IN ACCORDANCE WITH UTAH'S DEPARTMENT OF HEALTH REGULATIONS, A MINIMUM TEN-FOOT HORIZONTAL AND 1.5-FOOT VERTICAL (WITH WATER ON TOP) SEPARATION IS REQUIRED. IF THESE CONDITIONS CANNOT BE MET, STATE AND SLC PUBLIC UTILITIES APPROVAL IS REQUIRED. ADDITIONAL CONSTRUCTION MEASURES WILL BE REQUIRED FOR THESE CONDITIONS.

**I. SALVAGE -**  
ALL METERS MUST BE RETURNED TO PUBLIC UTILITIES, AND AT PUBLIC UTILITIES REQUEST ALL SALVAGED PIPE AND/OR FITTINGS MUST BE RETURNED TO SLC PUBLIC UTILITIES (483-6727) LOCATED AT 1530 SOUTH WEST TEMPLE.

**J. SEWER MAIN AND LATERAL CONSTRUCTION REQUIREMENTS -**  
SLC PUBLIC UTILITIES MUST APPROVE ALL SEWER CONNECTIONS. ALL SEWER LATERALS 6-INCHES AND SMALLER MUST WYE INTO THE MAINS PER SLC PUBLIC UTILITIES REQUIREMENTS. ALL 8-INCH AND LARGER SEWER CONNECTIONS MUST BE PETITIONED FOR AT PUBLIC UTILITIES (483-6762) AND CONNECTED AT A MANHOLE. **INSIDE DROPS IN MANHOLES ARE NOT ALLOWED.** A MINIMUM 4-FOOT BURY DEPTH IS REQUIRED ON ALL SEWER MAINS AND LATERALS. CONTRACTOR SHALL INSTALL INVERT COVERS IN ALL SEWER MANHOLES WITHIN THE PROJECT AREA.

CONTRACTOR TO PROVIDE AIR PRESSURE TESTING OF SEWER MAINS IN ACCORDANCE WITH PIPE MANUFACTURERS RECOMMENDATIONS AND SALT LAKE CITY PUBLIC UTILITIES REQUIREMENTS. ALL PVC SEWER MAIN AND LATERAL TESTING SHALL BE IN ACCORDANCE WITH UNI-BELL UN-B-6-98 RECOMMENDED PRACTICE FOR LOW PRESSURE AIR TESTING OF INSTALLED SEWER PIPE. CONTRACTOR SHALL PROVIDE SEWER LATERAL WATER TESTING AS REQUIRED BY THE SALT LAKE CITY PUBLIC UTILITIES PROJECT ENGINEER OR INSPECTOR. A MINIMUM OF 9-FEET OF HEAD PRESSURE IS REQUIRED AS MEASURED VERTICALLY FROM THE HIGH POINT OF THE PIPELINE AND AT OTHER LOCATIONS ALONG THE PIPELINE AS DETERMINED BY THE SLC PUBLIC UTILITIES PROJECT ENGINEER OR INSPECTOR. TESTING TIME WILL BE NO LESS THAN AS SPECIFIED FOR THE AIR TEST DURATION IN TABLE I ON PAGE 12 OF UNI-B-6-98. ALL PIPES SUBJECT TO WATER TESTING SHALL BE FULLY VISIBLE TO THE INSPECTOR DURING TESTING. TESTING MUST BE PERFORMED IN THE PRESENCE OF A SLC PUBLIC UTILITIES REPRESENTATIVE. ALL VISIBLE LEAKAGE MUST BE REPAIRED TO THE SATISFACTION OF THE SLC PUBLIC UTILITIES ENGINEER OR INSPECTOR.

**K. WATER AND FIRE MAIN AND SERVICE CONSTRUCTION REQUIREMENTS -**  
SLC PUBLIC UTILITIES MUST APPROVE ALL FIRE AND WATER SERVICE CONNECTIONS. A MINIMUM 3-FOOT SEPARATION IS REQUIRED BETWEEN ALL WATER AND FIRE SERVICE TAPS INTO THE MAIN. ALL CONNECTIONS MUST BE MADE MEETING SLC PUBLIC UTILITIES REQUIREMENTS. A 5-FOOT MINIMUM BURY DEPTH (FINAL GRADE TO TOP OF PIPE) IS REQUIRED ON ALL WATER/FIRE LINES UNLESS OTHERWISE APPROVED BY PUBLIC UTILITIES. WATER LINE THRUST BLOCK AND RESTRAINTS ARE AS PER SLC APPROVED DETAIL DRAWINGS AND SPECIFICATIONS. ALL EXPOSED NUTS AND BOLTS WILL BE COATED WITH CHEVRON FM1 GREASE PLUS MINIMUM 8 MIL THICKNESS PLASTIC. PROVIDE STAINLESS STEEL NUTS, BOLTS AND WASHERS FOR HIGH GROUNDWATER/ SATURATED CONDITIONS AT FLANGE FITTINGS, ETC.

ALL WATERLINES INSTALLATIONS AND TESTING TO BE IN ACCORDANCE WITH AWWA SECTIONS C600, C601, C651, C206, C200, C900, C303 AWWA MANUAL M11 AND ALL OTHER APPLICABLE AWWA, UPWS, ASTM AND ANSI SPECIFICATIONS RELEVANT TO THE INSTALLATION AND COMPLETION OF THE PROJECT. AMENDMENT TO SECTION C600 SECTION 4.1.1; DOCUMENT TO READ MINIMUM TEST PRESSURE SHALL NOT BE LESS THAN 200 P.S.I. GAUGED TO A HIGH POINT OF THE

PIPELINE BEING TESTED. ALL MATERIALS USED FOR WATERWORKS PROJECTS TO BE RATED FOR 150 P.S.I. MINIMUM OPERATING PRESSURE.

CONTRACTOR IS TO INSTALL WATER SERVICE LINES, METER YOKES AND/OR ASSEMBLIES AND METER BOXES WITH LIDS LOCATED AS APPROVED ON THE PLANS PER APPLICABLE PUBLIC UTILITIES DETAIL DRAWINGS. METER BOXES ARE TO BE PLACED IN THE PARK STRIPS PERPENDICULAR TO THE WATERMAIN SERVICE TAP CONNECTION. ALL WATER METERS, CATCH BASINS, CLEANOUT BOXES, MANHOLES, DOUBLE CHECK VALVE DETECTOR ASSEMBLIES, REDUCED PRESSURE DETECTOR ASSEMBLIES AND BACKFLOW PREVENTION DEVICES MUST BE LOCATED OUTSIDE OF ALL APPROACHES, DRIVEWAYS, PEDESTRIAN WALKWAYS AND OTHER TRAVELED WAYS UNLESS OTHERWISE APPROVED ON PLANS.

BACKFLOW PREVENTORS ARE REQUIRED ON ALL IRRIGATION AND FIRE SPRINKLING TAPS PER PUBLIC UTILITIES AND SLC FIRE DEPARTMENT REQUIREMENTS. CONTRACTORS SHALL INSTALL BACKFLOW PREVENTION DEVICES ON FIRE SPRINKLER CONNECTIONS. DOUBLE CHECK VALVE ASSEMBLIES SHALL BE INSTALLED ON CLASS 1, 2 AND 3 SYSTEMS. REDUCED PRESSURE PRINCIPLE VALVES SHALL BE INSTALLED ON CLASS 4 SYSTEMS. ALL FIRE SPRINKLING BACKFLOW ASSEMBLIES SHALL CONFORM TO ASSE STANDARD 1048, 1013, 1047 AND 1015. THE CONTRACTOR SHALL BE RESPONSIBLE TO PERFORM BACKFLOW PREVENTION TESTS PER SALT LAKE CITY STANDARDS AND SUBMIT RESULTS TO PUBLIC UTILITIES. ALL TESTS MUST BE PERFORMED AND SUBMITTED TO PUBLIC UTILITIES WITHIN 10 DAYS OF INSTALLATION OR WATER TURN-ON. BACKFLOW TEST FORMS ARE AVAILABLE AT PUBLIC UTILITIES' CONTRACTS AND AGREEMENTS OFFICE.

**L.GENERAL WATER, SEWER AND STORM DRAIN REQUIREMENTS -**  
ALL WATER, FIRE AND SEWER SERVICES STUBBED TO A PROPERTY MUST BE USED OR WATER AND FIRE SERVICES MUST BE KILLED AT THE MAIN AND SEWER LATERALS CAPPED AT THE SEWER MAIN PER PUBLIC UTILITIES REQUIREMENTS. ALLOWABLE SERVICES TO BE KEPT WILL BE AS DETERMINED BY THE PUBLIC UTILITIES PROJECT ENGINEER. ALL WATER AND FIRE SERVICE KILLS AND SEWER LATERAL CAPS ARE TO BE KILLED AND CAPPED AS DETERMINED AND VISUALLY VERIFIED BY THE ON-SITE PUBLIC UTILITIES INSPECTOR.

ALL MANHOLES, HYDRANTS, VALVES, CLEAN-OUT BOXES, CATCH BASINS, METERS, ETC. MUST BE RAISED OR LOWERED TO FINAL GRADE PER PUBLIC UTILITIES STANDARDS AND INSPECTOR REQUIREMENTS. CONCRETE COLLARS MUST BE CONSTRUCTED ON ALL MANHOLES, CLEANOUT BOXES, CATCH BASINS AND VALVES PER PUBLIC UTILITIES 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 AS REQUIRED BY THE PUBLIC UTILITIES INSPECTOR. ALL MANHOLE, CLEANOUT BOX OR CATCH BASIN DISCONNECTIONS MUST BE REPAIRED AND GROUTED AS REQUIRED BY THE ON-SITE PUBLIC UTILITIES INSPECTOR.

CONTRACTOR SHALL NOT ALLOW ANY GROUNDWATER OR DEBRIS TO ENTER THE NEW OR EXISTING PIPE DURING CONSTRUCTION. UTILITY TRENCHING, BACKFILL, AND PIPE ZONE AS PER SLC PUBLIC UTILITIES, "UTILITY INSTALLATION DETAIL."

**M. STREETLIGHTS**  
ALL WORK SHALL BE INSTALLED IN ACCORDANCE WITH THE MOST CURRENT SALT LAKE CITY STANDARDS AND N.E.C. (NATIONAL ELECTRICAL CODE). A STREET LIGHTING PLAN SHOWING WIRING LOCATION, WIRING TYPE, VOLTAGE, POWER SOURCE LOCATION, CONDUIT SIZE AND LOCATION SHALL BE SUBMITTED TO SALT LAKE CITY AND BE APPROVED PRIOR TO CONSTRUCTION. NO DEVIATION OF STREETLIGHT, PULL BOXES, CONDUITS, AND ETC. LOCATIONS SHALL BE PERMITTED WITHOUT PRIOR WRITTEN APPROVAL FROM THE STREEGHT LIGHTING PROGRAM MANGER OR HIS/HER REPRESENTATIVE.

STREETLIGHT POLES SHALL NOT BE INSTALLED WITHIN 5 FEET OF A FIRE HYDRANT. THE LOCATION SHALL BE SUCH THAT IT DOES NOT HINDER THE OPERATION OF THE FIRE HYDRANT AND WATER LINE OPERATION VALVES.

STREETLIGHTS AND STREETLIGHT POLES SHALL NOT BE INSTALLED WITHIN 5 FEET FROM ANY TREE, UNLESS WRITTEN APPROVAL IS RECEIVED FROM THE STREET LIGHTING PROGRAM MANAGER. BRANCHES MAY NEED TO BE PRUNED AS DETERMINED BY THE INSPECTOR IN THE FIELD AT THE TIME OF INSTALLATION.

STREETLIGHTS SHALL NOT BE INSTALLED WITHIN 5 FEET FROM THE EDGE OF ANY DRIVEWAY

ANTI-SEIZE LUBRICANT SHALL BE USED ON ALL COVER BOLTS AND GROUND BOX BOLTS.

ALL EXISTING STREET LIGHTING SHALL REMAIN OPERATIONAL DURING CONSTRUCTION UNLESS APPROVED IN WRITING BY THE STREET LIGHTING PROGRAM MANAGER.

IF APPROVED PLANS REQUIRE REMOVAL OF STREETLIGHT POLES DURING CONSTRUCTION THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE POLES WHILE THEY ARE DOWN. THE POLES SHALL BE STORED IN A SECURE LOCATION AND RAIED OFF THE GROUND. PICTURES SHALL BE TAKEN BEFORE THE POLES ARE REMOVED TO DOCUMENT THE CONDITION OF THE POLES BEFORE THEY WERE REMOVED. PICTURES SHALL BE SENT TO THE CITY. CONTRACTOR SHALL ENSURE THE POLES ARE IN SIMILAR CONDITION WHEN RESTORED TO THEIR ORIGINAL LCOATIONS

IF THE APPROVED PLANS REQUIRE PERMANENT REMOVAL OF STREETLIGHT POLES THE CONTRACTOR SHALL COORDINATE SALVAGE AND/OR DISPOSAL OF POLES, FIXTURES, AND LIGHTS WITH THE STREET LIGHTING PROGRAM MANAGER.

ANY STRUCTURE SUCH AS BLOCK WALLS, CHAIN LINK FENCES, RETAINING WALLS, ETC. SHALL LEAVE A MINIMUM OF EIGHTEEN (18) INCHES TO THE FACE OF THE STREETLIGHT POLE ON ALL SIDES.

ALL SERVICE POINTS SHALL BE COORDINATED WITH ROCKY MOUNTAIN POWER AND WHENEVER POSSIBLE BE LOCATED NEAR THE CENTER OF THE CIRCUIT. SERVICE POINTS SHALL BE SHOWN ON THE PLANS WITH A SCHEMATIC FROM ROCKY MOUNTAIN POWER. POLE LOCATIONS AS SHOWN ON THE APPROVED PLANS MAY BE ADJUSTED IN THE FIELD BY THE STRET LIGHTING PROGRAM MANAGER A THE TIME OF INSTALLATION AT NO ADDITIONAL COST TO THE CITY.

IT SHALL BE REQUIRED THAT IN THE ABSENCE OF AN EXISTING WORKABLE CIRCUIT TO ATTACH TO, THAT ALL INSTALLATIONS SHALL REQUIRE A NEW SERVICE FOR OPERATION OF THE CIRCUITS. IN THIS CASE THE DEVELOPER AND OR HIS ENGINEER SHALL CONTACT ROCKY MOUNTAIN POWER FOR INSTALLATION OF NEW SERVICE.

WHENEVER THERE IS AN OVERHEAD UTILITY THAT MAY CONFLICT WITH THE INSTALLATION FO THE STREETLIGHT CIRCUITS AND/OR STREETLIGHT POLES, THOSE CONFLICTS MUST BE RESOLVED BETWEEN THE DEVELOPER AND THE UTILITIES INVOLVED BEFORE THE STREETLIGHT BASES ARE CONSTRUCTED AT NO EXPENSE TO THE CITY OR ROCKY MOUNTAIN POWER. THE RESOLUTION MUST BE APPROVED BY THE CITY AND ROCKY MOUNTAIN POWER.

DRAWING TITLE

# SCLPU NOTES

CLEINT

## LA JOLLA PACIFIC INVESTMENTS

COMPLETION STATUS  
PRELIMINARY PLANS

PROJECT

## CHICAGO STREET TOWNHOMES SALT LAKE CITY, UT

GENERAL

REVISIONS:

REV #	DESCRIPTION	DATE
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WEBER ENGINEERING  
COLLECTIVE

### CIVIL • PLANNING • SURVEYING

SALT LAKE CITY, UTAH  
PHONE (385) 229-9663

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STAMP

PROJECT NO.

W-20-36

DATE

06/10/21

DRAWN BY: JACOB WEBER, P.E.

CHD BY:

SHEET NUMBER

C-02



# CHICAGO STREET TOWNHOMES

DRAWING TITLE

## SITE PLAN

CLEINT

LA JOLLA  
PACIFIC INVESTMENTS

COMPLETION STATUS  
PRELIMINARY PLANS

PROJECT

CHICAGO STREET  
TOWNHOMES  
SALT LAKE CITY, UT

GENERAL

1. INSTALL WATER AND SANITARY SEWER IMPROVEMENTS TO SALT LAKE CITY PUBLIC UTILITY STANDARDS.
2. MAINTAIN A MINIMUM 10' DISTANCE BETWEEN WATER AND SANITARY SEWER LINES.
3. MINIMUM 18" OF CLEARANCE IS REQUIRED WHERE SEWER AND WATER CROSS.
4. MINIMUM 12" OF CLEARANCE IS REQUIRED WHERE CROSSING EXISTING GAS LINE.
5. CONTRACTOR SHALL FIELD VERIFY LOCATIONS AND INVERT ELEVATIONS OF EXISTING MANHOLES AND OTHER UTILITIES BEFORE STAKING OR CONSTRUCTING ANY NEW UTILITY LINES.
6. FOUR FEET OF COVER REQUIRED OVER ALL WATER LINES.
7. CONTRACTOR RESPONSIBLE FOR OBTAINING SALT LAKE CITY PUBLIC UTILITY STANDARD PRACTICES AND APWA 2017 SPECIFICATIONS AND CONSTRUCTION STANDARDS.
8. CONTRACTORS RESPONSIBILITY TO OBTAIN AND FOLLOW THE SOILS REPORT AND ITS RECOMMENDATIONS.
9. CONTRACTOR RESPONSIBILITY TO VERIFY CIVIL SITE PLAN AND BUILDING DIMENSIONS MATCH BUILDING PLANS BEFORE STARTING CONSTRUCTION.
10. ALL UTILITY LINES SHALL BE BACKFILLED AND TRENCHED ACCORDING SALT LAKE PUBLIC UTILITIES STANDARD PRACTICE #1.
11. ALL STORM DRAIN PIPING TO BE CUT FLUSH WITH INSIDE WALL OF DRAINAGE INSIDE WALL TO BE GROUTED SMOOTH WITH A NON-SHRINK GROUT.
12. CONTRACTOR TO REPLACE ANY AREAS AROUND CONSTRUCTION SITE THAT IS DAMAGED DURING CONSTRUCTION.
13. THERE SHALL BE NO CHANGES TO THESE PLANS WITHOUT THE WRITTEN APPROVAL OF THE ENGINEER OF RECORD AND RE-SUBMITAL OF THE PROPOSED CHANGES TO SALT LAKE COUNTY FOR REVIEW AND APPROVAL. INCORPORATE THE RECOMMENDATIONS OF THE GEOTECHNICAL ENGINEER.
14. LOCATION (HORIZONTAL AND VERTICAL) OF UNDERGROUND UTILITIES SHALL BE UNCOVERED BY THE CONTRACTOR AT THE BEGINNING OF THE PROJECT TO SEE IF THEY IMPACT THE DESIGN. THE CONTRACTOR IS RESPONSIBLE FOR SAFETY ON THE SITE AT ALL TIMES AND SHALL OBTAIN THE NECESSARY PERMITS TO ACCOMPLISH THE JOB.
15. CALL BLUE STAKES BEFORE YOU DIG
16. CONTRACTOR SHALL CONTACT SALT LAKE PUBLIC UTILITIES TO SIGN AND OBTAIN UTILITY WORK ORDERS AND SCHEDULE INSPECTIONS. (801)-483-6727

REVISIONS:

REV #	DESCRIPTION	DATE



WEBER ENGINEERING  
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DATE

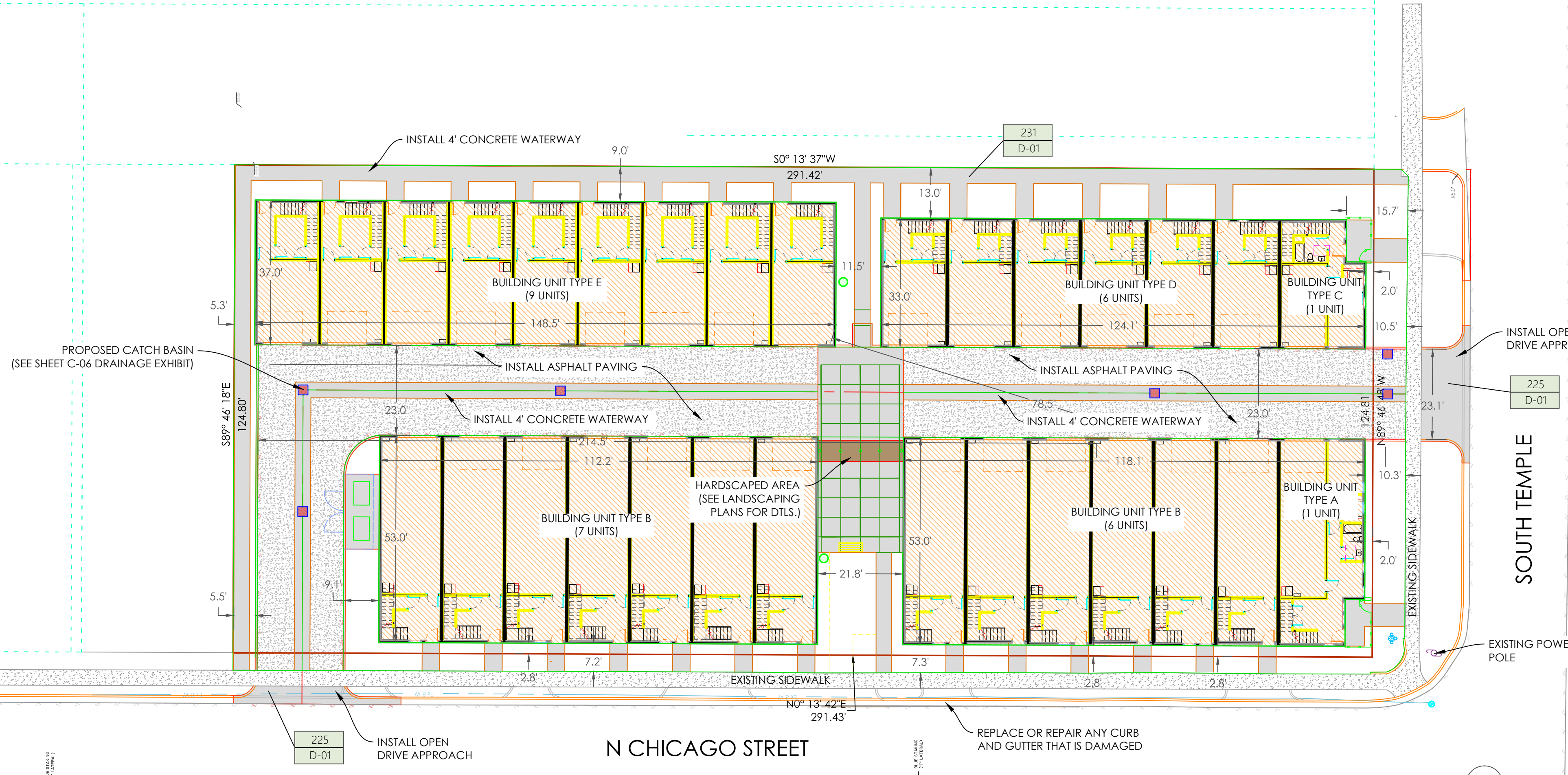
06/10/21

DRAWN BY: JACOB WEBER, P.E.

CHKD BY:

SHEET NUMBER

C-03



### DETAILS

205 CURB AND GUTTER

D-01

231 SIDEWALK

D-01

206 CURB AND GUTTER CONNECTION

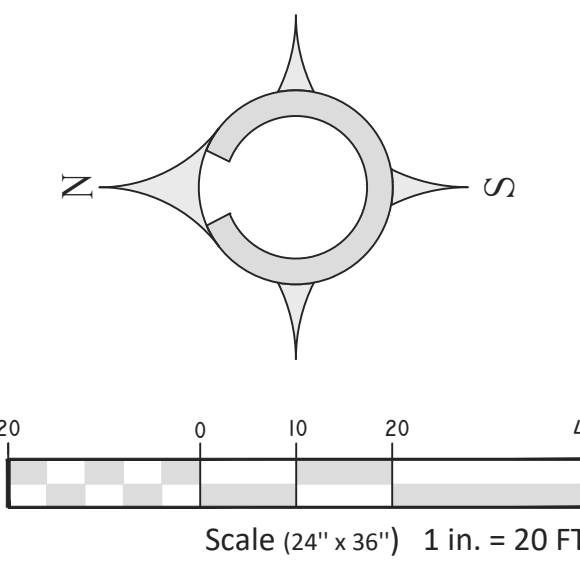
D-01

225 OPEN DRIVEWAY APPROACH

D-01

### GENERAL NOTE:

PRIOR TO WORKING IN THE PUBLIC WAY, A LICENSED, INSURED, AND BONDED CONTRACTOR, WHO HAS SAID INFORMATION ON FILE WITH SLC ENGINEERING, MUST OBTAIN A PUBLIC WAY PERMIT FROM SLC ENGINEERING AND PERHAPS A TRANSPORTATION PERMIT. ALL WORK IN THE PUBLIC WAY SHALL FOLLOW APWA STANDARDS.



### LEGEND

- PROPERTY BOUNDARY
- PROPERTY SETBACK
- EXISTING ROADWAY/ EDGE OF PAVEMENT
- EXISTING BUILDING (TO REMAIN)
- PROPOSED EDGE OF ASPHALT
- PROPOSED NEW WAREHOUSE ADDITION
- EXISTING SIDEWALK / CURB GUTTER
- PROPOSED ASPHALT PAVING
- PROPOSED CONCRETE
- PROPOSED LANDSCAPING
- PROPOSED FIRE HYDRANT



# CHICAGO STREET TOWNHOMES

DRAWING TITLE

## UTILITY PLAN

CLEINT

LA JOLLA  
PACIFIC INVESTMENTS

COMPLETION STATUS  
PRELIMINARY PLANS

PROJECT

CHICAGO STREET  
TOWNHOMES  
SALT LAKE CITY, UT

GENERAL

1. INSTALL WATER AND SANITARY SEWER IMPROVEMENTS TO SALT LAKE CITY PUBLIC UTILITY STANDARDS.
2. MAINTAIN A MINIMUM 10' DISTANCE BETWEEN WATER AND SANITARY SEWER LINES.
3. MINIMUM 18" OF CLEARANCE IS REQUIRED WHERE SEWER AND WATER CROSS.
4. MINIMUM 12" OF CLEARANCE IS REQUIRED WHERE CROSSING EXISTING GAS LINE.
5. CONTRACTOR SHALL FIELD VERIFY LOCATIONS AND INVERT ELEVATIONS OF EXISTING MANHOLES AND OTHER UTILITIES BEFORE STAKING OR CONSTRUCTING ANY NEW UTILITY LINES.
6. FOUR FEET OF COVER REQUIRED OVER ALL WATER LINES.
7. CONTRACTOR RESPONSIBLE FOR OBTAINING SALT LAKE CITY PUBLIC UTILITY STANDARD PRACTICES AND APWA 2017 SPECIFICATIONS AND CONSTRUCTION STANDARDS.
8. CONTRACTORS RESPONSIBILITY TO OBTAIN AND FOLLOW THE SOILS REPORT AND ITS RECOMMENDATIONS.
9. CONTRACTOR RESPONSIBILITY TO VERIFY CIVIL SITE PLAN AND BUILDING DIMENSIONS MATCH BUILDING PLANS BEFORE STARTING CONSTRUCTION.
10. ALL UTILITY LINES SHALL BE BACKFILLED AND TRENCHED ACCORDING SALT LAKE PUBLIC UTILITIES STANDARD PRACTICE #1.
11. ALL STORM DRAIN PIPING TO BE CUT FLUSH WITH INSIDE WALL OF DRAINAGE INSIDE WALL TO BE GROUTED SMOOTH WITH A NON-SHRINK GROUT.
12. CONTRACTOR TO REPLACE ANY AREAS AROUND CONSTRUCTION SITE THAT IS DAMAGED DURING CONSTRUCTION.
13. THERE SHALL BE NO CHANGES TO THESE PLANS WITHOUT THE WRITTEN APPROVAL OF THE ENGINEER OF RECORD AND RE-SUBMITAL OF THE PROPOSED CHANGES TO SALT LAKE COUNTY FOR REVIEW AND APPROVAL. INCORPORATE THE RECOMMENDATIONS OF THE GEOTECHNICAL ENGINEER.
14. LOCATION (HORIZONTAL AND VERTICAL) OF UNDERGROUND UTILITIES SHALL BE UNCOVERED BY THE CONTRACTOR AT THE BEGINNING OF THE PROJECT TO SEE IF THEY IMPACT THE DESIGN. THE CONTRACTOR IS RESPONSIBLE FOR SAFETY ON THE SITE AT ALL TIMES AND SHALL OBTAIN THE NECESSARY PERMITS TO ACCOMPLISH THE JOB.
15. CALL BLUE STAKES BEFORE YOU DIG
16. CONTRACTOR SHALL CONTACT SALT LAKE PUBLIC UTILITIES TO SIGN AND OBTAIN UTILITY WORK ORDERS AND SCHEDULE INSPECTIONS. (801)-483-6727

REVISIONS:

REV #	DESCRIPTION	DATE



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PHONE (385) 229-9663

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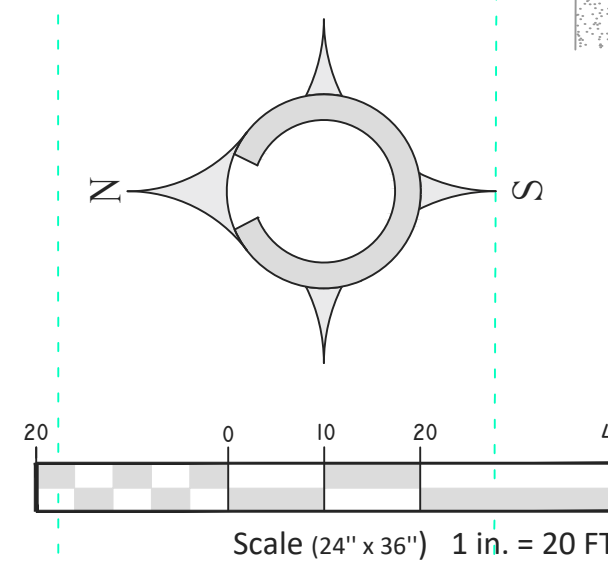
STAMP	PROJECT NO.
	W-20-36
	DATE 06/10/21
	DRAWN BY: JACOB WEBER, P.E.
	CHKD BY:
	SHEET NUMBER C-04

### DETAILS

- 522 D-02 2 inch WATER METER
- 431 D-02 SEWER LATERAL CONNECTION
- 511 D-02 FIRE HYDRANT WITH VALVE

### LEGEND

	PROPOSED 4" SEWER LATERAL
	PROPOSED 6" SANITARY SEWER LINE
	SANITARY SEWER CLEANOUTS
	EXISTING 4" SEWER LATERAL
	EXISTING 10" SANITARY SEWER LINE
	EXISTING 12" SANITARY SEWER LINE
	EXISTING 8" WATERLINE
	EXISTING 6" WATERLINE
	EXISTING LATERAL
	EXISTING WATER METER
	PROPOSED FIRE HYDRANT
	PROPOSED WATER LATERAL
	PROPOSED 3" SCHEDULE 40 PVC



# CHICAGO STREET TOWNHOMES

DRAWING TITLE

## GRADING AND DRAINAGE PLAN

CLEINT

LA JOLLA  
PACIFIC INVESTMENTS

COMPLETION STATUS  
PRELIMINARY PLANS

PROJECT

CHICAGO STREET  
TOWNHOMES  
SALT LAKE CITY, UT

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REVISIONS:

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STAMP

PROJECT NO.

W-20-36

DATE

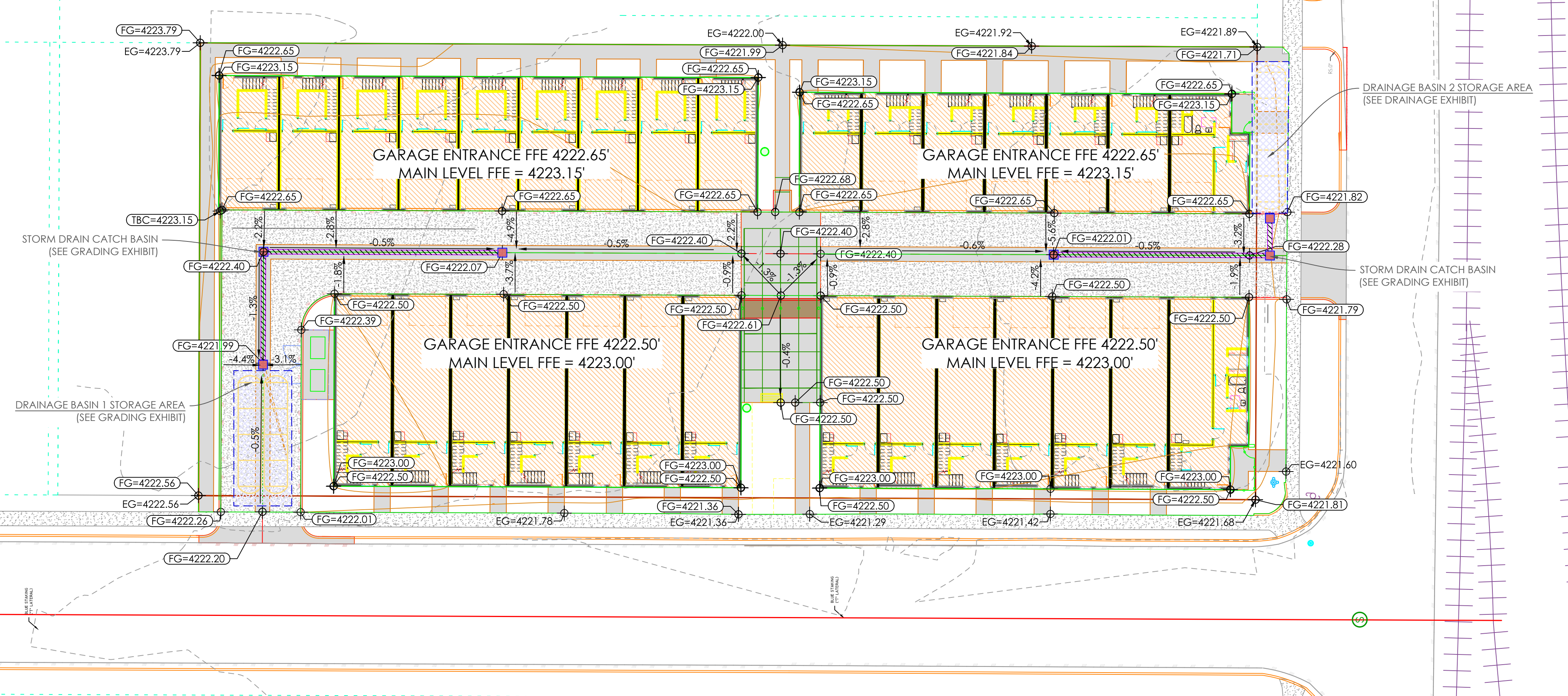
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CHKD BY:

SHEET NUMBER

C-05

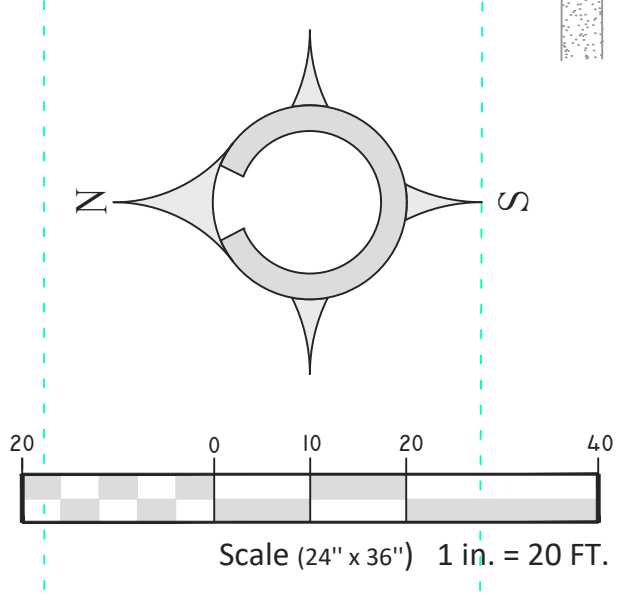


### LEGEND

- 4253- EXISTING MAJOR CONTOURS (5')
- 4254- EXISTING MINOR CONTOURS (1')
- 4250 PROPOSED MAJOR CONTOUR (5')
- 4253 PROPOSED MINOR CONTOUR (1')
- EDGE OF PROPOSED ASPHALT
- PROPOSED DRAINAGE SWALE
- 2.0% PROPOSED SLOPE
- (FG=4492.50) PROPOSED FINISHED GRADE
- EG=4490.60 EXISTING GRADE

### GRADING NOTE:

PRIOR TO CONSTRUCTION, CONTRACTOR MUST VERIFY GRADES AT THE SITE. THE ORIGINAL SURVEY WAS COMPLETED BY OTHERS AND THEREFORE DISCREPANCIES MAY BE PRESENT. SITE CONDITIONS HAVE ALSO CHANGED SINCE THE SURVEY WAS COMPLETED.



# CHICAGO STREET TOWNHOMES

DRAWING TITLE

## DRAINAGE EXHIBIT

CLEINT

LA JOLLA  
PACIFIC INVESTMENTS

COMPLETION STATUS  
PRELIMINARY PLANS

PROJECT

CHICAGO STREET  
TOWNHOMES  
SALT LAKE CITY, UT

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DATE

06/10/21

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CHKD BY:

SHEET NUMBER

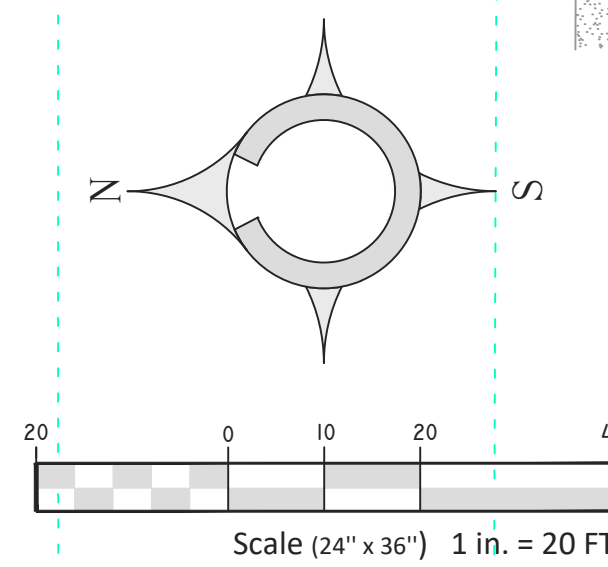
C-06

### LEGEND

	-4253-	EXISTING MAJOR CONTOURS (5')
	-4254-	EXISTING MINOR CONTOURS (1')
	4250	PROPOSED MAJOR CONTOUR (5')
	4253	PROPOSED MINOR CONTOUR (1')
		EDGE OF PROPOSED ASPHALT
		PROPOSED DRAINAGE SWALE
	2.0%	PROPOSED SLOPE
	FG=4492.50	PROPOSED FINISHED GRADE
	EG=4490.60	EXISTING GRADE

### GRADING NOTE:

PRIOR TO CONSTRUCTION, CONTRACTOR MUST VERIFY GRADES AT THE SITE. THE ORIGINAL SURVEY WAS COMPLETED BY OTHERS AND THEREFORE DISCREPANCIES MAY BE PRESENT. SITE CONDITIONS HAVE ALSO CHANGED SINCE THE SURVEY WAS COMPLETED.



DRAINAGE BASIN 1 STORAGE AREA  
PROPOSED UNDERGROUND DETENTION  
RAINFALL RUNOFF = 1,960 CUFT.  
PROVIDED STORAGE VOL. = 2,000 CUFT.  
(USING FARMER'S FLETCHERS 3-HR STORM  
ACCORDING TO SLC STANDARDS)

INSTALL 2' X 2' CB1A  
RIM:4221.99  
SUMP:4218.51  
INV IN:4218.51 15"

INSTALL 2' X 2' CB2A  
RIM:4222.40  
SUMP:4218.67  
INV IN:4418.67 15"  
INV OUT:4218.67 15"

65.85' of 15" RCP @ 0.50%

31.11' of 15" RCP @ 0.50%

DRAINAGE BASIN 1  
AREA = 20,000 SQFT.  
0.459 ACRES

INSTALL 2' X 2' CB3A  
RIM:4222.07  
SUMP:4419.00  
INV OUT:4419.00 15"

INSTALL 2' X 2' CB4A  
RIM:4222.01  
SUMP:4219.00  
INV OUT:4219.00 15"

DRAINAGE BASIN 2  
AREA = 16,375 SQFT.  
0.376 ACRES

10.21' of 15" RCP @ 0.50%

59.41' of 15" RCP @ 0.50%

INSTALL 2' X 2' CB 6A  
RIM:4222.18  
SUMP:4218.65  
INV IN:4218.65 15"

INSTALL 2' X 2' CB5A  
RIM:4222.02  
SUMP:4218.70  
INV IN:4218.70 15"  
INV OUT:4218.70 15"

DRAINAGE BASIN 2 STORAGE AREA  
PROPOSED UNDERGROUND DETENTION  
RAINFALL RUNOFF = 1,595 CUFT.  
PROVIDED STORAGE VOL. = 1,700 CUFT.  
(USING FARMER'S FLETCHERS 3-HR STORM  
ACCORDING TO SLC STANDARDS)



# DETAILS

CLEINT

LA JOLLA  
PACIFIC INVESTMENTS

COMPLETION STATUS  
PRELIMINARY PLANS

PROJECT

CHICAGO STREET  
TOWNHOMES  
SALT LAKE CITY, UT

GENERAL

205 CURB AND GUTTER  
D-01

206 CURB AND GUTTER CONNECTION  
D-01

222 SAW-CUT DRIVEWAY APPROACH  
D-01

231 SIDEWALK  
D-01

225 OPEN DRIVEWAY APPROACH  
D-01

REVISIONS:

REV #	DESCRIPTION	DATE
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STAMP

PROJECT NO.  
W-20-36

DATE  
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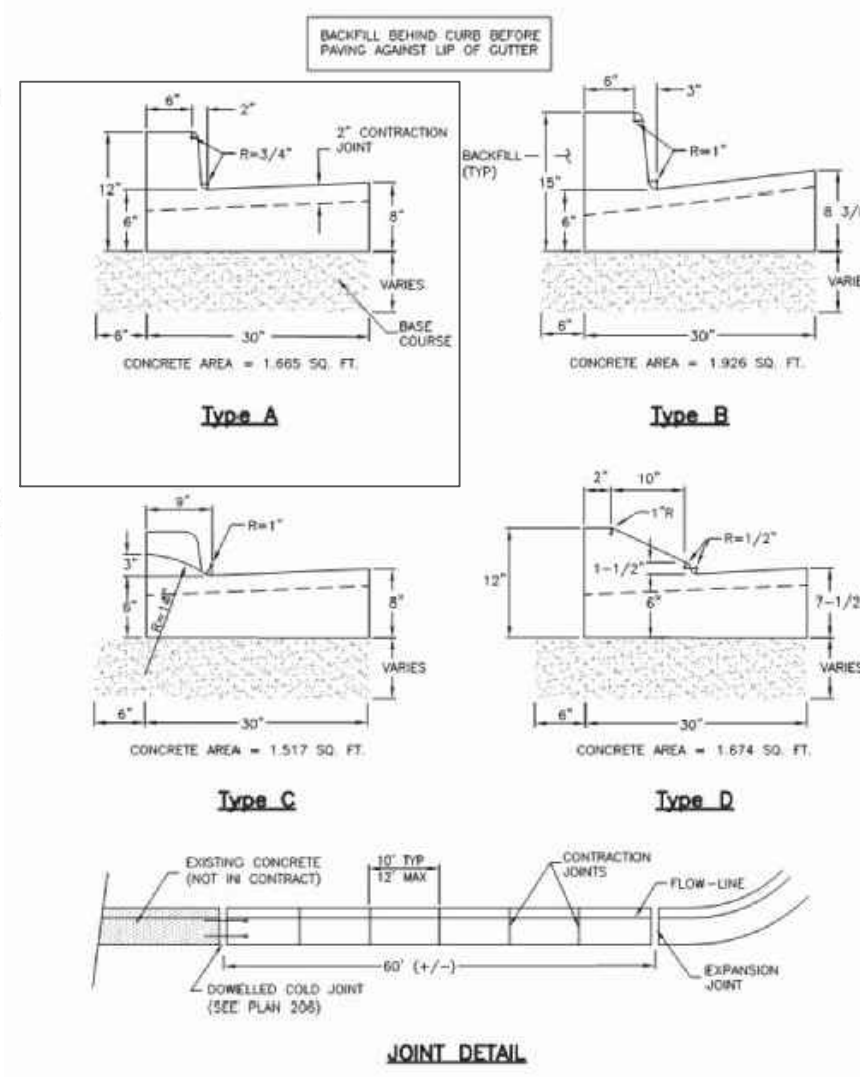
DRAWN BY: JACOB WEBER, P.E.

CHKD BY:

SHEET NUMBER  
D-01

### Curb and gutter

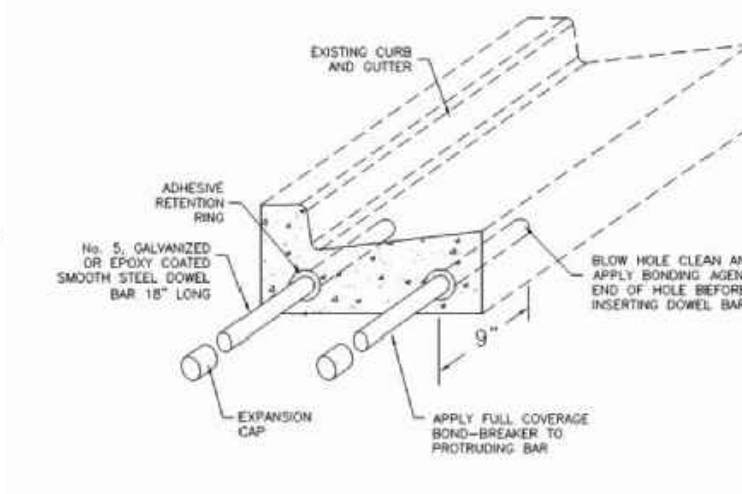
- GENERAL**
  - A. Variance from specified dimensions and slopes must be acceptable to the ENGINEER. System configuration may be changed at ENGINEER'S discretion.
  - B. Additional requirements are specified in APWA Section 32 16 13.
- PRODUCTS**
  - A. Base Course: Untreated base course, APWA Section 32 11 23. Do not use gravel as a base course without ENGINEER'S permission.
  - B. Expansion Joint Filler: 1/2-inch thick type F1 full depth, APWA Section 32 13 73.
  - C. Concrete: Class 4000, APWA Section 03 30 04. If necessary, provide concrete that achieves design strength in less than 7 days. Use caution, however, as concrete crazing (spider cracks) may develop if air temperature exceeds 90 degrees F.
  - D. Concrete Curing Agent: Clear membrane forming compound with fugitive dye (Type ID Class A), APWA Section 03 39 00.
- EXECUTION**
  - A. Base Course Placement: APWA Section 32 05 10. Thickness is 6-inches if flow-line grade is 0.5 percent (±0.005) or greater. If slope is less, provide 8-inches. Maximum lift thickness before compaction is 8-inches when using riding equipment or 6-inches when using hand held equipment. Compaction is 95 percent or greater relative to a modified proctor density, APWA Section 31 23 26.
  - B. Concrete Placement: APWA Section 03 30 10.
    - Install expansion joints vertical, full depth, with top of filler set flush with concrete surface. Install at the start or end of a street intersection curb return. Expansion joints are not required in concrete placement using slip-form construction.
    - Install contraction joints vertical, 1/8-inch wide or 1/4 slab thickness if the slab is greater than 8-inches thick. Match joint location in adjacent Portland-cement concrete roadway pavement. Provide 1/2-inch radius edges. Apply a broom finish. Apply a curing agent.
    - C. Protection and Repair: Protect concrete from deicing chemicals during cure. Repair construction that does not drain. If necessary, fill flow-line with water to verify.



Plan 205  
Sheet 1 of 3  
December 2008

### Curb and gutter connection

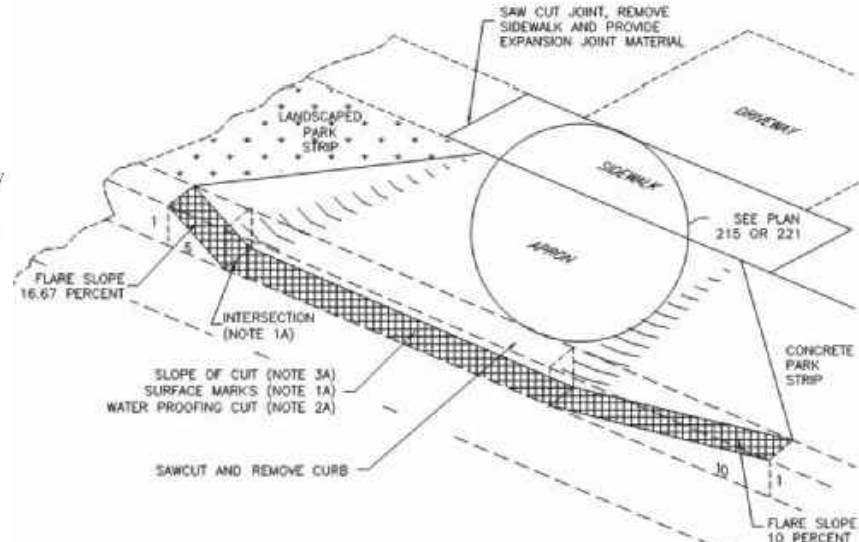
- GENERAL**
  - A. Connect new curb and gutter to existing curb and gutter that has not been placed by CONTRACTOR.
- PRODUCTS**
  - A. Reinforcement: Galvanized or epoxy coated, 60 ksi yield grade steel, ASTM A 615.
  - B. Adhesive: Epoxy adhesive grout, APWA Section 03 61 00.
  - C. Bond Breaker: Paraffin wax, lithium grease, or other semi-solid, inert lubricant.
  - D. Expansion Cap: Plastic, with bar movement allowance of 1/2-inch.
- EXECUTION**
  - A. Ensure drill rigs (or jigs) are set at mid-depth of the gutter and horizontal to the surface. Make hole size large enough to account for dowel bar and adhesive.
  - B. Clean holes and dowel bars of dirt, dust and particles. Ensure coating on bars have no surface defects.
  - C. Place bonding agent in the back of each hole so adhesive flows out around each bar fully encasing it. DO NOT apply adhesive to end of the bar and then insert the bar into the hole.
  - D. Insert dowels with at least one full turning motion and if necessary, place a grout retention disk on the dowel after insertion to contain adhesive.
  - E. Apply complete coverage of bond-breaker on the protruding end of each dowel.
  - F. Install expansion caps on protruding dowel bar ends.



Plan 206  
June 2009

### Saw-cut driveway approach

- GENERAL**
  - A. The drawing shows sawing off and removing a curb for the construction of a new driveway approach. Additional requirements are specified in Plan 215 or Plan 221 for constructing driveway approach after curb is removed.
  - B. The slope of the right flare is required if a pedestrian access route abuts the curb. The slope of the left flare is required if a pedestrian access route DOES NOT abut the curb.
  - C. Variance from specified slopes must be acceptable to the ENGINEER.
- PRODUCT**
  - A. Water repellent: Penetrating compound, APWA Section 07 19 00.
  - B. Expansion Joint Filler: 1/2-inch thick type F1 full depth, APWA Section 32 13 73.
- EXECUTION**
  - A. At the apron, cut the curb off so the slope of the curb cut as measured perpendicular to the flow line is 16.67 percent (1:6). Unless specified otherwise, make the curb cut intersect the flow line.
  - B. At the flare, cut the curb off so the slope of curb cut as measured parallel to the flow line is as follows:
    - 8.33 percent (1:12) if curb borders a surface used by pedestrians.
    - 16.67 percent (1:6) if curb does not border a surface used by pedestrians.
  - C. No over-cutting where cuts merge. Grind sawed surface so no blade marks remain.
  - D. Water proofing: Apply full coverage water repellent over cut concrete.
  - E. Expansion Joint: Vertical, full depth, with top of filler set flush with concrete surface.



Plan 222  
February 2011

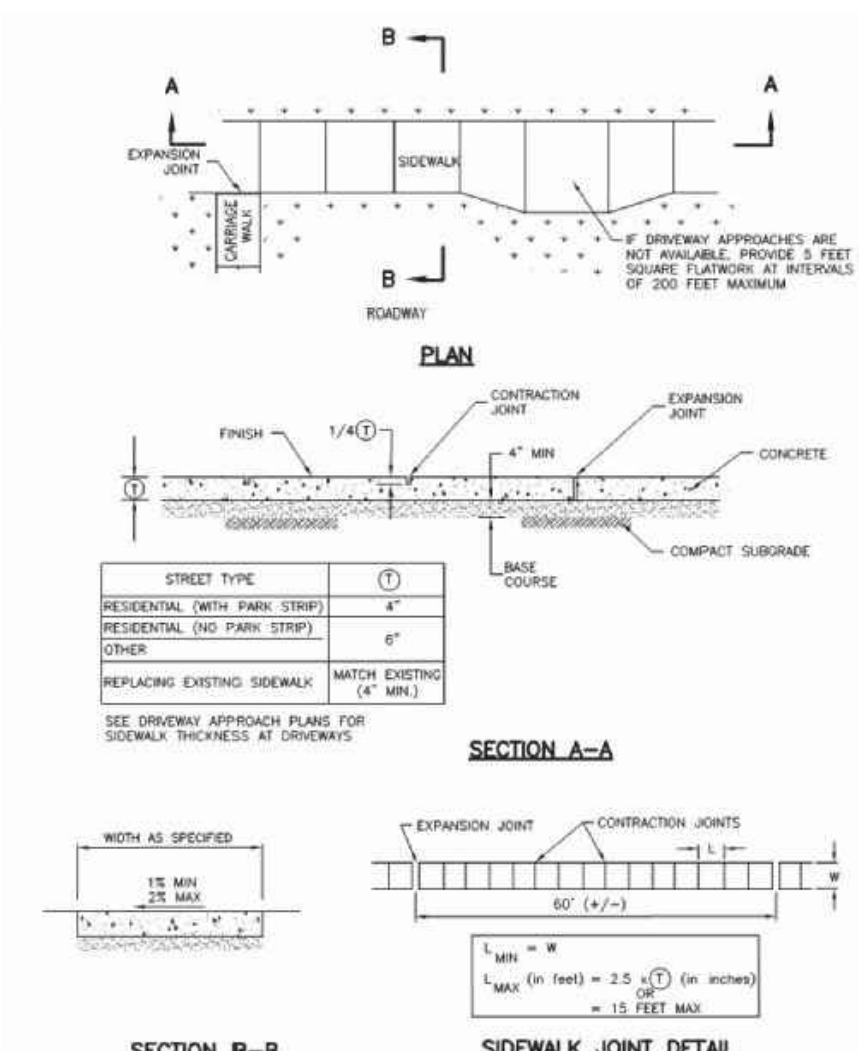
205 CURB AND GUTTER  
D-01

206 CURB AND GUTTER CONNECTION  
D-01

222 SAW-CUT DRIVEWAY APPROACH  
D-01

### Sidewalk

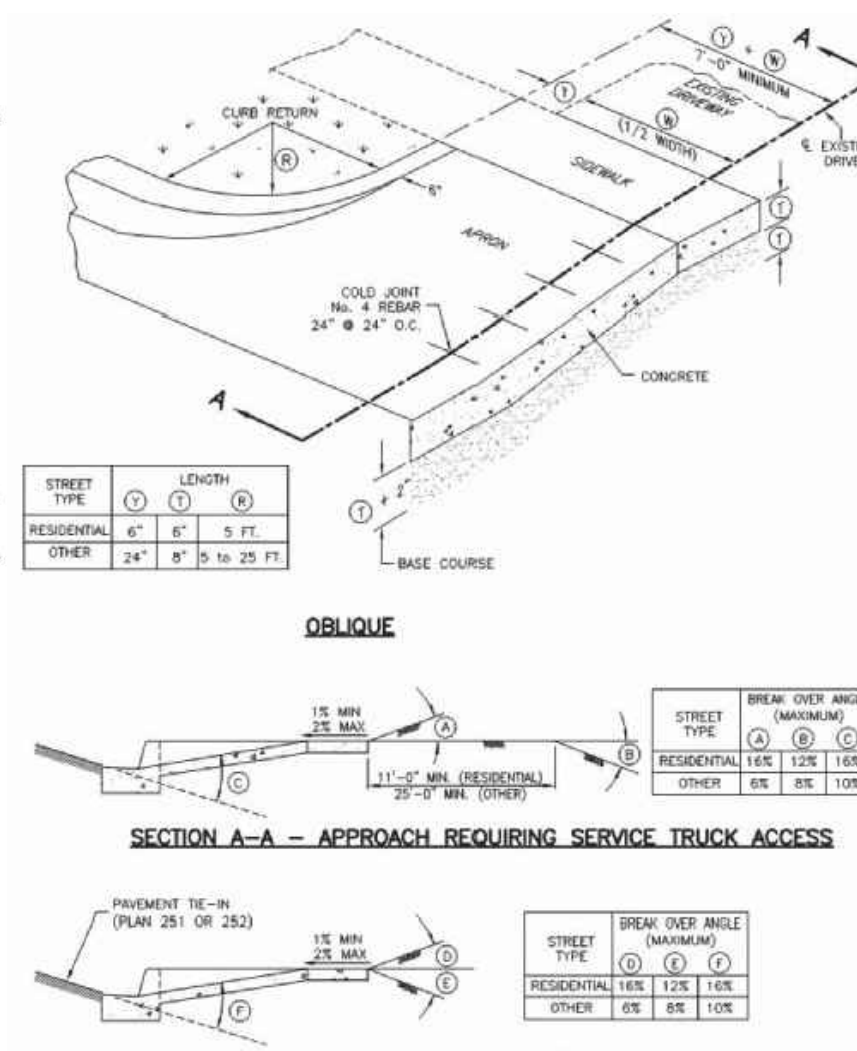
- GENERAL**
  - A. Variance from specified dimensions and slopes must be acceptable to the ENGINEER. System configuration may be changed at ENGINEER'S discretion.
  - B. Additional requirements are specified in APWA Section 32 16 13.
- PRODUCTS**
  - A. Base Course: Untreated base course, APWA Section 32 11 23. Do not use gravel as a base course without ENGINEER'S permission.
  - B. Expansion Joint Filler: 1/2-inch thick type F1 full depth, APWA Section 32 13 73.
  - C. Concrete: Class 4000, APWA Section 03 30 04. If necessary, provide concrete that achieves design strength in less than 7 days. Use caution, however, as concrete crazing (spider cracks) may develop if air temperature exceeds 90 degrees F.
  - D. Concrete Curing Agent: Clear membrane forming compound with fugitive dye (Type ID Class A), APWA Section 03 39 00.
- EXECUTION**
  - A. Base Course Placement: APWA Section 32 05 10. Maximum lift thickness before compaction is 8-inches when using riding equipment or 6-inches when using hand held equipment. Compaction is 95 percent or greater relative to a modified proctor density, APWA Section 31 23 26.
  - B. Concrete Placement: APWA Section 03 30 10.
    - Install expansion joints vertical, full depth, with top of filler set flush with concrete surface.
    - Install contraction joints vertical, 1/8-inch wide or 1/4 slab thickness if the slab is greater than 8-inches thick. Maximum length to width ratio for non-square panels is 1.5 to 1. Maximum panel length (in feet) is 1.5 times the slab thickness (in inches).
    - Provide 1/2-inch radius edges. Apply a broom finish. Apply a curing agent.



Plan 231  
March 2008

### Open driveway approach

- GENERAL**
  - A. Variance from specified dimensions and slopes must be acceptable to the ENGINEER. System configuration may be changed at ENGINEER'S discretion.
  - B. Field Changes to Slope Requirements: Grades may have a 6 percent change in slope over a 11 feet wheel base run for both crest or sag vertical curves. Where heavy truck use and fire truck access applies, or to improve design speed, design grades should be cut in half. Specific uses or site conditions may require profile design submitted for review and acceptance.
  - C. Additional requirements are specified in APWA Section 32 16 13.
- PRODUCTS**
  - A. Base Course: Untreated base course, APWA Section 32 11 23. Do not use gravel as a base course without ENGINEER'S permission.
  - B. Expansion Joint Filler: 1/2-inch thick type F1 full depth, APWA Section 32 13 73.
  - C. Concrete: Class 4000, APWA Section 03 30 04. If necessary, provide concrete that achieves design strength in less than 7 days. Use caution, however, as concrete crazing (spider cracks) may develop if air temperature exceeds 90 degrees F.
  - D. Reinforcement: Galvanized or epoxy coated, deformed, 60 ksi yield grade steel, ASTM A 615.
  - E. Concrete Curing Agent: Clear membrane forming compound with fugitive dye (Type ID Class A), APWA Section 03 39 00.
- EXECUTION**
  - A. Base Course Placement: APWA Section 32 05 10. Maximum lift thickness before compaction is 8-inches when using riding equipment or 6-inches when using hand held equipment. Compaction is 95 percent or greater relative to a modified proctor density, APWA Section 31 23 26.
  - B. Reinforcement: Not required if driveway apron is constructed without a cold joint.
  - C. Concrete Placement: APWA Section 03 30 10.
    - Install expansion joints vertical, full depth, with top of filler set flush with concrete surface.
    - Install contraction joints vertical, 1/8-inch wide or 1/4 slab thickness if the slab is greater than 8-inches thick. Maximum length to width ratio for non-square panels is 1.5 to 1. Maximum panel length (in feet) is 1.5 times the slab thickness (in inches).
    - Provide 1/2-inch radius edges. Apply a broom finish. Apply a curing agent.
    - D. Protection and Repair: Protect concrete from deicing chemicals during cure. Repair construction that does not drain. If necessary, fill flow-line with water to verify.



Plan 225  
December 2009

231 SIDEWALK  
D-01

225 OPEN DRIVEWAY APPROACH  
D-01



# DETAILS

CLEINT

LA JOLLA  
PACIFIC INVESTMENTS

COMPLETION STATUS  
PRELIMINARY PLANS

PROJECT

CHICAGO STREET  
TOWNHOMES  
SALT LAKE CITY, UT

GENERAL

522 2 inch WATER METER  
D-02

431 SEWER LATERAL CONNECTION  
D-02

511 FIRE HYDRANT WITH VALVE  
D-02

REVISIONS:

REV # DESCRIPTION DATE



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STAMP PROJECT NO. W-20-36  
DATE 06/10/21  
DRAWN BY: JACOB WEBER, P.E.  
CHKD BY:  
SHEET NUMBER D-02

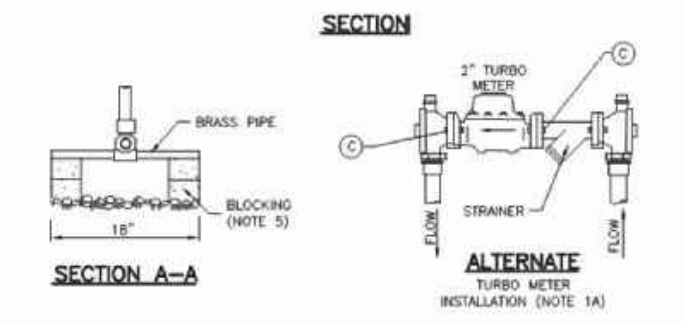
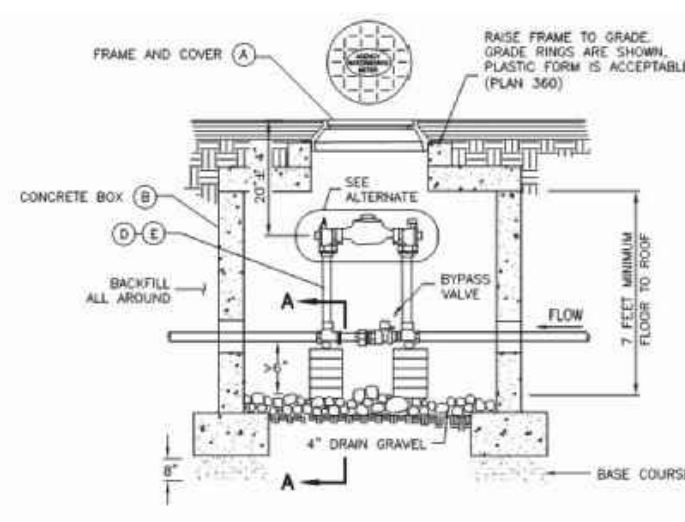
1 1/2" and 2" meter

- 1. GENERAL**  
A. Turbine meters are required on all systems used exclusively for irrigation or fire protection.  
B. Where domestic use is applicable, use a standard meter.  
C. Before backfilling, secure inspection of installation by ENGINEER.

- 2. PRODUCTS**  
A. Base Course: Untreated base course, APWA Section 32 11 23. Do not use gravel as a base course without ENGINEER'S permission.  
B. Backfill: Common fill, APWA Section 31 05 13. Maximum particle size 2-inches.  
C. Castings: Grey iron class 35 minimum per ASTM A 48, coated with asphalt based paint or better.

- 3. EXECUTION**  
Meter Placement:  
All meters are to be installed in the park strip or within 7 feet of the property line (street side). Do not install meters under driveway approaches, sidewalks, or curb and gutter.  
In new construction, install meter at center of lot or per agency requirements.

- B. Meter Box: Set box to grade of the frame and cover matches the grade of the surrounding surface.  
C. Bypass Valve: Lock in off position.  
D. Blocking: Use clay brick or concrete block.  
E. Concrete Box:  
Center frame and cover over water meter.  
Allow 1-inch clearance around waterline where water line passes through concrete box wall. Seal opening with compressible seal.  
F. Pipe Outside of Right-of-Way: Coordinate with utility agency or adjacent property owner for type of pipe to be used outside of right-of-way.  
G. Base Course and Backfill Placement: Maximum lift thickness before compaction is 8-inches. Compaction is 95 percent or greater relative to a modified proctor density, APWA Section 31 23 26.



LEGEND		
No.	ITEM	DESCRIPTION
(A)	27" FRAME AND COVER	PLAN 500
(B)	CONCRETE BOX	PLAN 500
(C)	STAINLESS STEEL METER BOLTS	5/8" x 2 3/4" BRASS
(D)	1" 1/2" CUSTOM SETTER WITH BYPASS	
(E)	2" CUSTOM SETTER WITH BYPASS	

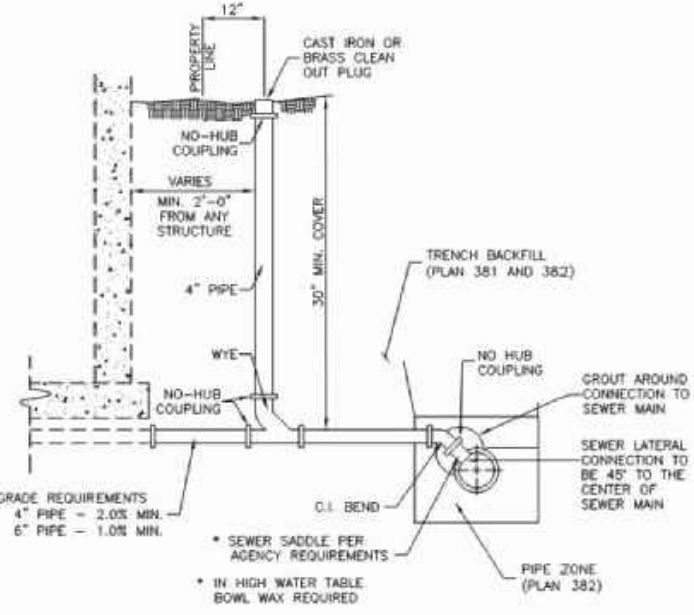
August 2001  
241  
522

Sewer lateral connection

- 1. GENERAL**  
A. Before installation, secure acceptance by ENGINEER for all pipe, fittings, and couplings to be used.  
B. Before backfilling, secure inspection of installation by ENGINEER. Give at least 24 hours notice.  
C. Verify if CONTRACTOR or agency is to install the wye.

- 2. PRODUCTS**  
A. Base Course: Untreated base course, APWA Section 32 11 23. Do not use gravel as a base course without ENGINEER'S permission.  
B. Backfill: Common fill, APWA Section 31 05 13. Maximum particle size 2-inches.  
C. Provide agency approved wye or tee with appropriate dome.  
D. Stainless steel straps required.

- 3. EXECUTION**  
A. Tape wrap pipe as required by soil conditions.  
B. Remove core plug from sewer main. Do not break into sewer main to make connection.  
C. Base Course and Backfill Placement: Maximum lift thickness is 8-inches before compaction. Compaction is 95 percent or greater relative to a standard proctor density, APWA Section 31 23 26.



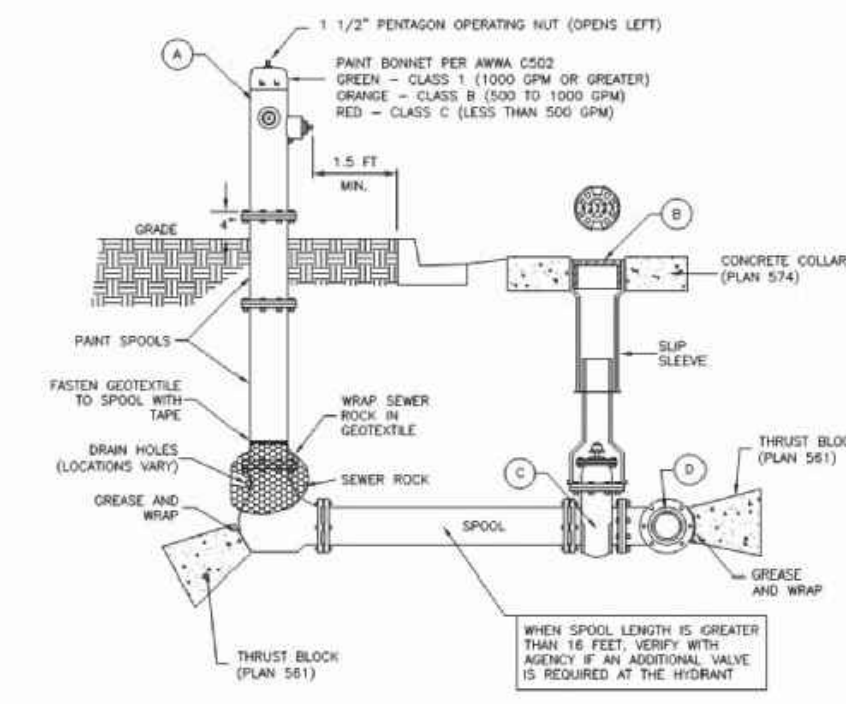
January 2011  
219  
431

Fire hydrant with valve

- 1. GENERAL**  
A. Before backfilling, secure inspection of installation by ENGINEER.  
B. Additional requirements are specified in APWA Section 33 11 00.

- 2. PRODUCTS**  
A. Hydrant: Dry barrel, AWWA C502.  
B. Thrust Blocks: Concrete Class 4000, APWA Section 03 30 04.  
C. Reinforcement: Deformed, 60 ksi yield grade steel, ASTM A 615.  
D. Backfill: APWA Section 31 05 13. Maximum particle size 2-inches.  
1) Sewer Rock: ASTM Size No. 3 (2" to 1") or larger.  
2) Other Type of Common Fill: CONTRACTOR'S choice.  
E. Geotextile: Stabilization-separation fabric, APWA Section 31 05 19.

- 3. EXECUTION**  
A. Installation:  
Provide at least 1 cubic yard of sewer rock around drain hole at base of hydrant spool. Wrap geotextile around sewer rock and tape geotextile to hydrant spool to prevent silting of sewer rock. Paint fire hydrant to agency's fire hydrant paint code.  
Apply non-oxide grease to all buried metal surfaces. Wrap with polyethylene sheet and tape wrap. Notify fire department as soon as hydrant is placed in service.  
B. Thrust Blocks:  
Before pouring concrete, wrap pipe system with polyethylene sheet to prevent bonding of concrete to pipe system.  
Not required for flange or welded pipe systems.  
C. Backfill: Maximum lift thickness is 8-inches before compaction. Compaction is 95 percent or greater relative to a modified proctor density, APWA Section 31 23 26.



LEGEND		
No.	ITEM	DESCRIPTION
(A)	PIPE HYDRANT	AWWA C502
(B)	VALVE BOX WITH LID	2" FLANGE CAST IRON
(C)	GATE VALVE WITH 2" x 2" NUT	AWWA C509
(D)	TEE WITH 125# FLANGE	AWWA C110

February 2011  
237  
511

522 2 inch WATER METER  
D-02

431 SEWER LATERAL CONNECTION  
D-02

511 FIRE HYDRANT WITH VALVE  
D-02

