MARK	REVISION	DATE

CURTIS MINER
ARCHITECTURE

GEOFF DEARING RETAIL

12480 S 5600 W,
HERRIMAN CITY, UTAH

31 AUGUST 2022

CONSTRUCTION DRAWINGS

INDEX OF DRAWINGS

ARCHITECTURAL

CIVIL

LANDSCAPING

ARCHITECTURAL

STRUCTURAL

MECHANICAL

ELECTRICAL

ENGINEERING CONSULTANTS

CIVIL

BENCHMARK ENGINEERING & LAND SURVEYING
9138 SOUTH STATE STREET, SUITE 100
SANDY, UTAH 84070
PHONE: 801.542.7192

LANDSCAPING

BLUE LINE DESIGNS
8719 S. SANDY PARKWAY
SANDY, UT 84070
PHONE: 801.913.7994

STRUCTURAL

FOCUS ENGINEERING & SURVEYING
6949 S. HIGH TECH DRIVE, SUITE 200
MIDVALE, UT 84047
PHONE: 801.352.0075

ELECTRICAL

SPECTRUM ENGINEERS
175 SOUTH MAIN STREET, SUITE 300
SALT LAKE CITY, UTAH 84111
PHONE: 800.678.7077

MECHANICAL & PLUMBING

B&D ENGINEERING
1225 FORT UNION BLVD, SUITE 320
COTTONWOOD HEIGHTS, UT 84047
PHONE: 801.685.8081

CURTIS MINER ARCHITECTURE
233 SOUTH PLEASANT GROVE BLVD.
SUITE #105
PLEASANT GROVE, UTAH 84062
PHONE: (801) 769-3000
cma@cmautah.com

DATE:	31 AUGUST 2022
PROJECT #:	21-076
PROJ. MAN.:	CLT
CHECKED BY:	GWT

PROJECT:
GEOFF DEARING RETAIL
12480 S 5600 W,
HERRIMAN CITY, UTAH

STATE OF UTAH
GERRIT W. TIMMERMAN
No 5701285-0301
LICENSED ARCHITECT
9/2/2022

SHEET DESCRIPTION:
COVER SHEET

SHEET:
G000

C:\01 CMA Locals\21-076 Geoff Dearing Retail_Herriman_2022-07-08_Local_Christopher.rvt
9/7/2022 5:11:23 PM

DESIGN CRITERIA - BUILDING A

BUILDING SIZE:	8,272 S.F. BUILDING A
CODE EVALUATION	
BUILDING CODE:	2018 INTERNATIONAL BUILDING CODE. 2018 INTERNATIONAL FIRE CODE. 2018 INTERNATIONAL MECHANICAL CODE. 2018 INTERNATIONAL PLUMBING CODE. 2017 NATIONAL ELECTRICAL CODE. 2018 INTERNATIONAL ENERGY CONSERVATION CODE. ICCA117.1-2009. UTAH STATE CODE AMENDMENTS, EFFECTIVE 1 JULY 2019 STANDARDS FOR HEALTH FACILITY LICENSURE RULES, TITLE 432 NFPA 101 - LIFE SAFETY CODE, 2009 EDITION UTAH STATE CODE AMENDMENTS, EFFECTIVE 1 JULY 2019
OCCUPANCY CLASSIFICATION:	M (MERCANTILE)
OCCUPANCY REQUIREMENTS:	M (IBC 309.1)
TYPE OF CONSTRUCTION:	V-B (IBC 602.5)
AUTOMATIC FIRE SPRINKLERS:	AN AUTOMATIC FIRE SPRINKLER SYSTEM IS NOT REQUIRED (IBC 903.2.7)
ALLOWABLE FLOOR AREA:	M: V-B ALLOWABLE AREA = 9,000 S.F. (IBC TABLE 506.2)
ALLOWABLE HEIGHT IN STORIES:	1 STORY ABOVE GRADE (IBC TABLE 504.4)
BUILDING HEIGHT:	22'-0" (40' MAX, IBC TABLE 504.3)
SEPARATION OF OCCUPANCIES:	NOT APPLICABLE (IBC TABLE 508.4)
CORRIDOR FIRE RESISTANCE:	1 HOUR (IBC TABLE 1020.1) - APPLIES TO FUTURE TBOs
VERTICAL EXIT ENCLOSURES:	NOT APPLICABLE
SHAFT ENCLOSURES:	NOT APPLICABLE (IBC 713.4)
OCCUPANT LOAD:	ALL AREAS ARE CONSIDERED MERCANTILE AREA OCCUPANCY. (IBC TABLE 1004.5) FIRST FLOOR: 8,272 S.F. / 60 = 138 OCCUPANTS TOTAL OCCUPANTS = 138
EGRESS WIDTH:	FIRST FLOOR (DOORS): 138* .2 = 27.6" REQUIRED, PROVIDED 288" (IBC 1005.3.1 & IBC 1005.3.2)
PLUMBING FIXTURES:	WILL BE INSTALLED DURING FUTURE TBOs
EXTERIOR WALL PROTECTION:	0 HOUR EXTERIOR WALL PROTECTION IS REQUIRED BASED ON SITE LAYOUT WHERE ALL FIRE SEPARATION DISTANCES ARE GREATER THAN 10'-0" (IBC TABLE 601 & 602).
MINIMUM ROOF CLASSIFICATION:	C (IBC TABLE 1505.1).
TRAVEL DISTANCE:	200 FEET: M OCCUPANCY (IBC TABLE 1017.2)
COMMON PATH OF EGRESS TRAVEL:	75 FEET:M OCCUPANCY (IBC TABLE 1006.2.1)
FIRE RESISTIVE REQUIREMENTS:	0 HOUR PRIMARY STRUCTURE, BEARING WALLS INTERIOR AND EXTERIOR 0 HOUR NON-BEARING WALLS AND PARTITIONS INTERIOR 0 HOUR FLOOR CONSTRUCTION AND ASSOCIATED SECONDARY MEMBERS 0 HOUR ROOF CONSTRUCTION AND ASSOCIATED SECONDARY MEMBERS (IBC 601)
EXIT:	TWO EXITS REQUIRED. (IBC TABLE 1006.3.2)
SIGNAGE:	TO BE PROVIDED IN ACCORDANCE WITH IBC 1111.
DRAFT STOPPING:	DRAFT STOPPING AND FIREBLOCKING SHALL BE INSTALLED WITHIN CONCEALED SPACES (IBC 718 & IBC 708.4.2)
ACCESSIBILITY:	ACCESSIBILITY (IBC CHAPTER II AND ICC A117.1-2009
FIRE ALARM:	MANUAL FIRE ALARM NOT REQUIRED FOR M OCCUPANCY (IBC 907.2.7)
ADDITIONAL REQUIREMENTS:	ONE 2A10BC FIRE EXTINGUISHER FOR EVERY 3,000 S.F. SPACED WITHIN 75' TRAVEL DISTANCE MAXIMUM [IBC TABLE 906.3(1)].

DESIGN CRITERIA - BUILDING B

BUILDING SIZE:	10,473 S.F. BUILDING B
CODE EVALUATION	
BUILDING CODE:	2018 INTERNATIONAL BUILDING CODE. 2018 INTERNATIONAL FIRE CODE. 2018 INTERNATIONAL MECHANICAL CODE. 2018 INTERNATIONAL PLUMBING CODE. 2017 NATIONAL ELECTRICAL CODE. 2018 INTERNATIONAL ENERGY CONSERVATION CODE. ICCA117.1-2009. UTAH STATE CODE AMENDMENTS, EFFECTIVE 1 JULY 2019 STANDARDS FOR HEALTH FACILITY LICENSURE RULES, TITLE 432 NFPA 101 - LIFE SAFETY CODE, 2009 EDITION UTAH STATE CODE AMENDMENTS, EFFECTIVE 1 JULY 2019
OCCUPANCY CLASSIFICATION:	M (MERCANTILE)/ A-2 (ASSEMBLY)
OCCUPANCY REQUIREMENTS:	M (IBC 309.1)/ A-2 (IBC 303.3)
TYPE OF CONSTRUCTION:	V-B (IBC 602.5)
AUTOMATIC FIRE SPRINKLERS:	AN AUTOMATIC FIRE SPRINKLER SYSTEM IS NOT REQUIRED IBC 903.2.7 (FOR M OCCUPANCY) AND IBC 903.2.1.2 (WHERE APPLICABLE TO A-2 OCCUPANCY)
ALLOWABLE FLOOR AREA:	M: V-B ALLOWABLE AREA = 9,000 S.F. A-2: V-B ALLOWABLE AREA = 6,000 S.F. (IBC TABLE 506.2)
ALLOWABLE HEIGHT IN STORIES:	1 STORY ABOVE GRADE (IBC TABLE 504.4)
BUILDING HEIGHT:	22'-0" (40' MAX, IBC TABLE 504.3)
SEPARATION OF OCCUPANCIES:	FUTURE 2 HR OCCUPANCY SEPARATION WALL (IBC TABLE 508.4) APPLIES TO FUTURE TBO's IF A-2 & M OCCUPANCIES ARE INSTALLED.
CORRIDOR FIRE RESISTANCE:	1 HOUR (IBC TABLE 1020.1) - APPLIES TO FUTURE TBOs
VERTICAL EXIT ENCLOSURES:	NOT APPLICABLE
SHAFT ENCLOSURES:	NOT APPLICABLE (IBC 713.4)
OCCUPANT LOAD:	MERCANTILE AREA OCCUPANCY. (IBC TABLE 1004.5) FIRST FLOOR: 7,855 S.F. / 60 = 131 OCCUPANTS ASSEMBLY AREA OCCUPANCY. (IBC TABLE 1004.5) FIRST FLOOR: 2,618 S.F. (1,571 S.F. /200 = 9) KITCHEN (786 S.F. /15 = 53) ASSEMBLY UNCONCENTRATED TOTAL A-2 = 62 OCCUPANTS TOTAL OCCUPANTS = 193
EGRESS WIDTH:	FIRST FLOOR (DOORS): 193* .2 = 38.6" REQUIRED, PROVIDED 288" (IBC 1005.3.1 & IBC 1005.3.2)
PLUMBING FIXTURES:	WILL BE INSTALLED DURING FUTURE TBOs
EXTERIOR WALL PROTECTION:	0 HOUR EXTERIOR WALL PROTECTION IS REQUIRED BASED ON SITE LAYOUT WHERE ALL FIRE SEPARATION DISTANCES ARE GREATER THAN 10'-0" (IBC TABLE 601 & 602).
MINIMUM ROOF CLASSIFICATION:	C (IBC TABLE 1505.1).
TRAVEL DISTANCE:	200 FEET: M OCCUPANCY (IBC TABLE 1017.2)
COMMON PATH OF EGRESS TRAVEL:	75 FEET:M OCCUPANCY (IBC TABLE 1006.2.1)
FIRE RESISTIVE REQUIREMENTS:	0 HOUR PRIMARY STRUCTURE, BEARING WALLS INTERIOR AND EXTERIOR 0 HOUR NON-BEARING WALLS AND PARTITIONS INTERIOR 0 HOUR FLOOR CONSTRUCTION AND ASSOCIATED SECONDARY MEMBERS 0 HOUR ROOF CONSTRUCTION AND ASSOCIATED SECONDARY MEMBERS (IBC 601)
EXIT:	TWO EXITS REQUIRED. (IBC TABLE 1006.3.2)
SIGNAGE:	TO BE PROVIDED IN ACCORDANCE WITH IBC 1111.
DRAFT STOPPING:	DRAFT STOPPING AND FIREBLOCKING SHALL BE INSTALLED WITHIN CONCEALED SPACES (IBC 718 & IBC 708.4.2)
ACCESSIBILITY:	ACCESSIBILITY (IBC CHAPTER II AND ICC A117.1-2009
FIRE ALARM:	MANUAL FIRE ALARM NOT REQUIRED PER IBC 907.2.7 (FOR M OCCUPANCY) AND IBC 907.2.1 (FOR A OCCUPANCY)
ADDITIONAL REQUIREMENTS:	ONE 2A10BC FIRE EXTINGUISHER FOR EVERY 3,000 S.F. SPACED WITHIN 75' TRAVEL DISTANCE MAXIMUM [IBC TABLE 906.3(1)].

DESIGN CRITERIA - BUILDING C

BUILDING SIZE:	9,371 S.F. BUILDING C
CODE EVALUATION	
BUILDING CODE:	2018 INTERNATIONAL BUILDING CODE. 2018 INTERNATIONAL FIRE CODE. 2018 INTERNATIONAL MECHANICAL CODE. 2018 INTERNATIONAL PLUMBING CODE. 2017 NATIONAL ELECTRICAL CODE. 2018 INTERNATIONAL ENERGY CONSERVATION CODE. ICCA117.1-2009. UTAH STATE CODE AMENDMENTS, EFFECTIVE 1 JULY 2019 STANDARDS FOR HEALTH FACILITY LICENSURE RULES, TITLE 432 NFPA 101 - LIFE SAFETY CODE, 2009 EDITION UTAH STATE CODE AMENDMENTS, EFFECTIVE 1 JULY 2019
OCCUPANCY CLASSIFICATION:	M (MERCANTILE)/ A-2 (ASSEMBLY)
OCCUPANCY REQUIREMENTS:	M (IBC 309.1)/ A-2 (IBC 303.3)
TYPE OF CONSTRUCTION:	V-B (IBC 602.5)
AUTOMATIC FIRE SPRINKLERS:	AN AUTOMATIC FIRE SPRINKLER SYSTEM IS NOT REQUIRED IBC 903.2.7 (FOR M OCCUPANCY) AND IBC 903.2.1.2 (WHERE APPLICABLE TO A-2 OCCUPANCY)
ALLOWABLE FLOOR AREA:	M: V-B ALLOWABLE AREA = 9,000 S.F. A-2: V-B ALLOWABLE AREA = 6,000 S.F. (IBC TABLE 506.2)
ALLOWABLE HEIGHT IN STORIES:	1 STORY ABOVE GRADE (IBC TABLE 504.4)
BUILDING HEIGHT:	22'-0" (40' MAX, IBC TABLE 504.3)
SEPARATION OF OCCUPANCIES:	FUTURE 2 HR OCCUPANCY SEPARATION WALL (IBC TABLE 508.4) APPLIES TO FUTURE TBO's IF A-2 & M OCCUPANCIES ARE INSTALLED.
CORRIDOR FIRE RESISTANCE:	1 HOUR (IBC TABLE 1020.1) - APPLIES TO FUTURE TBOs
VERTICAL EXIT ENCLOSURES:	NOT APPLICABLE
SHAFT ENCLOSURES:	NOT APPLICABLE (IBC 713.4)
OCCUPANT LOAD:	MERCANTILE AREA OCCUPANCY. (IBC TABLE 1004.5) FIRST FLOOR: 7,030 S.F. / 60 = 118 OCCUPANTS ASSEMBLY AREA OCCUPANCY. (IBC TABLE 1004.5) FIRST FLOOR: 2,341 S.F. (1,405 S.F. /200 = 8) KITCHEN (703 S.F. /15 = 47) ASSEMBLY UNCONCENTRATED TOTAL A-2 = 55 OCCUPANTS TOTAL OCCUPANTS = 173
EGRESS WIDTH:	FIRST FLOOR (DOORS): 173* .2 = 34.6" REQUIRED, PROVIDED 288" (IBC 1005.3.1 & IBC 1005.3.2)
PLUMBING FIXTURES:	WILL BE INSTALLED DURING FUTURE TBOs
EXTERIOR WALL PROTECTION:	0 HOUR EXTERIOR WALL PROTECTION IS REQUIRED BASED ON SITE LAYOUT WHERE ALL FIRE SEPARATION DISTANCES ARE GREATER THAN 10'-0" (IBC TABLE 601 & 602).
MINIMUM ROOF CLASSIFICATION:	C (IBC TABLE 1505.1).
TRAVEL DISTANCE:	200 FEET: M OCCUPANCY (IBC TABLE 1017.2)
COMMON PATH OF EGRESS TRAVEL:	75 FEET:M OCCUPANCY (IBC TABLE 1006.2.1)
FIRE RESISTIVE REQUIREMENTS:	0 HOUR PRIMARY STRUCTURE, BEARING WALLS INTERIOR AND EXTERIOR 0 HOUR NON-BEARING WALLS AND PARTITIONS INTERIOR 0 HOUR FLOOR CONSTRUCTION AND ASSOCIATED SECONDARY MEMBERS 0 HOUR ROOF CONSTRUCTION AND ASSOCIATED SECONDARY MEMBERS (IBC 601)
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SIGNAGE:	TO BE PROVIDED IN ACCORDANCE WITH IBC 1111.
DRAFT STOPPING:	DRAFT STOPPING AND FIREBLOCKING SHALL BE INSTALLED WITHIN CONCEALED SPACES (IBC 718 & IBC 708.4.2)
ACCESSIBILITY:	ACCESSIBILITY (IBC CHAPTER II AND ICC A117.1-2009
FIRE ALARM:	MANUAL FIRE ALARM NOT REQUIRED PER IBC 907.2.7 (FOR M OCCUPANCY) AND IBC 907.2.1 (FOR A OCCUPANCY)
ADDITIONAL REQUIREMENTS:	ONE 2A10BC FIRE EXTINGUISHER FOR EVERY 3,000 S.F. SPACED WITHIN 75' TRAVEL DISTANCE MAXIMUM [IBC TABLE 906.3(1)].

BIDDING INFORMATION

THESE DOCUMENTS ARE INTENDED FOR PROJECT NEGOTIATION BETWEEN A SINGLE GENERAL CONTRACTOR AND OWNER. THESE DOCUMENTS ARE NOT INTENDED TO BE USED FOR COMPETITIVE BIDDING BY MULTIPLE GENERAL CONTRACTORS.

THE ARCHITECT WILL CLARIFY INFORMATION WITHIN THESE DOCUMENTS FOR A SINGLE OWNER-SELECTED GENERAL CONTRACTOR ONLY. REQUESTS FOR CLARIFICATION SHALL BE DIRECTED TO CURTIS MINER ARCHITECTURE BY THE GENERAL CONTRACTOR. CALLS FROM SUBCONTRACTORS WILL BE REFERRED TO THE GENERAL CONTRACTOR.

DEFERRED SUBMITTALS

DEFERRED SUBMITTALS ARE TO BE MADE IN COMPLIANCE WITH SECTION 107.3.4.1 OF THE 2018 INTERNATIONAL BUILDING CODE. DEFERRED SUBMITTAL DOCUMENTS SHALL RESUBMITTED TO THE REGISTERED DESIGN PROFESSIONAL IN RESPONSIBLE CHARGE WHO SHALL REVIEW THEM AND FORWARD THEM TO THE BUILDING OFFICIAL HAVING JURISDICTION
WITH A NOTATION INDICATING THAT THE DEFERRED SUBMITTAL DOCUMENTS HAVE BEEN REVIEWED AND THAT THEY HAVE BEEN FOUND TO BE IN GENERAL COMPLIANCE WITH THE DESIGN OF THE PROJECT. THE DEFERRED SUBMITTAL ITEMS SHALL NOT BE INSTALLED UNTIL THEIR DESIGN AND SUBMITTAL DOCUMENTS HAVE BEEN REVIEWED AND APPROVED. THE
DEFERRED SUBMITTAL SHALL BE SUBMITTED TO THE BUILDING OFFICIAL HAVING JURISDICTION PRIOR TO INSPECTIONS. THE WORK RELATED TO THE DEFERRED SUBMITTALS IS NOT TO COMMENCE UNTIL THE BUILDING OFFICIAL HAS APPROVED THE SUBMITTAL. THE FOLLOWING CONSTRUCTION DOCUMENTS SHALL BE SUBMITTED AS A DEFERRED SUBMITTAL.

1. WOOD TRUSSES
2. WOOD STUD DESIGN

SPECIAL INSPECTIONS

SPECIAL INSPECTIONS SHALL BE PROVIDED BY THE OWNER IN ACCORDANCE WITH 2018 INTERNATIONAL BUILDING CODE CHAPTER 17.

THE SPECIAL INSPECTOR SHALL BE A QUALIFIED PERSON WHO SHALL DEMONSTRATE COMPETENCE, TO THE SATISFACTION OF THE BUILDING OFFICIAL, FOR INSPECTION OF THE PARTICULAR TYPE OF CONSTRUCTION OR OPERATION REQUIRING SPECIAL INSPECTION.

THE SPECIAL INSPECTOR SHALL OBSERVE THE WORK ASSIGNED FOR CONFORMANCE WITH THE APPROVED PLANS AND SPECIFICATIONS.

THE SPECIAL INSPECTOR SHALL FURNISH INSPECTION REPORTS TO THE OWNER, THE BUILDING OFFICIAL, THE ARCHITECT OF RECORD, THE ENGINEER OF RECORD, AND TO THE CONTRACTOR. ALL DISCREPANCIES SHALL BE BROUGHT TO THE IMMEDIATE ATTENTION OF THE CONTRACTOR FOR CORRECTION, THEN, IF UNCORRECTED, TO THE PROPER DESIGN AUTHORITY AND TO THE BUILDING OFFICIAL PRIOR TO THE COMPLETION OF THAT PHASE OF THE WORK.

THE SPECIAL INSPECTOR SHALL SUBMIT A FINAL SIGNED REPORT DOCUMENTING THAT THE SPECIAL INSPECTION WORK WAS, TO THE BEST OF HIS KNOWLEDGE, IN CONFORMANCE TO THE APPROVED PLANS AND SPECIFICATIONS AND THE APPLICABLE WORKMANSHIP PROVISIONS OF THE 2018 INTERNATIONAL BUILDING CODE.

SPECIAL INSPECTION IS REQUIRED FOR THE FOLLOWING WORK: ENGINEERED FILL; CONCRETE; REINFORCING FOR POURED-IN-PLACE CONCRETE ABOVE GRADE; REINFORCED MASONRY (IMMEDIATELY PRIOR TO AND DURING GROUTING); BOLTED CONNECTIONS

DIMENSION NOTES

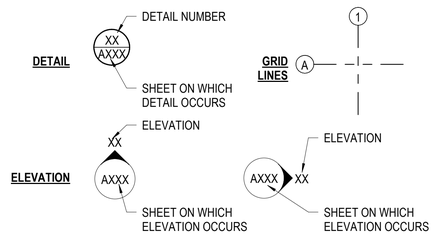
1. ALL PLAN DIMENSIONS, UNLESS OTHERWISE NOTED, ARE TO:
   - A. COLUMN GRID ON CENTERLINES.
   - B. THE OUTER FACE OF CONCRETE OR MASONRY.
   - C. THE FINISHED FACE OF WALL.
2. DOOR LOCATIONS NOT DIMENSIONED ARE:
   - A. JAMB FACE 4" FROM FACE OF STUD.
   - B. CENTERLINE OF DOOR ON CENTERLINE OF DOOR OR CORRIDOR.
3. NOTED DIMENSIONS SHALL TAKE PRECEDENCE OVER SCALE DIMENSIONS; DETAILS OVER SMALLER SCALE DRAWINGS.
4. "FLOOR LINE" REFERS TO TOP OF CONCRETE SLABS. FOR DEPRESSED FLOORS AND CURBS, SEE STRUCTURAL DRAWINGS.
5. VERIFY ALL ROUGH-IN, CONCRETE PAD, OR PLATFORM DIMENSIONS FOR EQUIPMENT PROVIDED IN THIS PROJECT, OR BY OTHERS.
6. FINISHED FLOOR ELEVATIONS ARE TO TOP OF CONCRETE OR GYPCRETE, UNLESS NOTED OTHERWISE.
7. CEILING HEIGHT DIMENSIONS ARE TO FINISHED SURFACES, UNLESS NOTED OTHERWISE.

MARK	REVISION	DATE

MATERIALS LEGEND

EARTH	CONTINUOUS WOOD MEMBER
GRAVEL	METAL
CONCRETE	WOOD STUD WALLS
RIGID INSULATION	BATT INSULATION
CONCRETE MASONRY UNIT	FINISHED WOOD MEMBER
STEEL DECK	GLASS
WOOD BLOCKING	

SYMBOL LEGEND



SYMBOL LEGEND

CEILING TAG	X X'-XX"	SHEET NOTE	
DOOR	XXX	WORK POINT OR ELEV. BENCH MARK	
WINDOW		ADA CLEAR DISTANCE	
WALL TYPES		ADA CLEAR DISTANCE	
GLAZING		MATCHLINE	MATCHLINE SEE DWG

CURTIS MINER ARCHITECTURE
233 SOUTH PLEASANT GROVE BLVD. SUITE #105
PLEASANT GROVE, UTAH 84062
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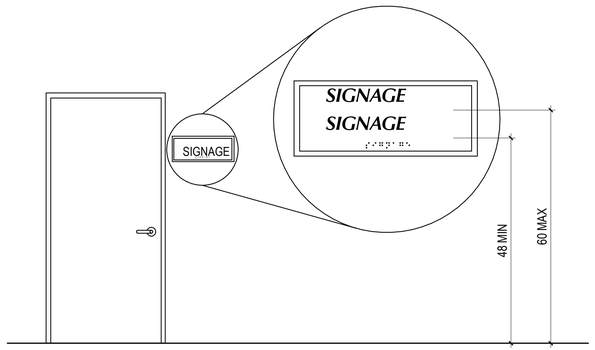
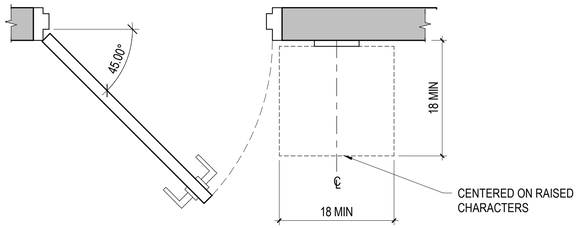
PROJECT:
GEOFF DEARING RETAIL
12480 S 5600 W,
HERRIMAN CITY, UTAH

STATE OF UTAH
GERRIT W. TIMMERMAN
No. 5701285-0301
LICENSED ARCHITECT
9/2/2022

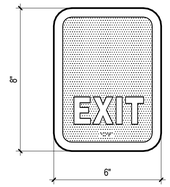
SHEET DESCRIPTION:
CODE COMPLIANCE & GENERAL DRAWING INFORMATION

SHEET:
G001



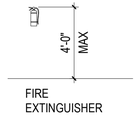


B1 SIGN LOCATION DETAIL
G002 | SCALE: 1/2" = 1'-0"



NOTE: ADA COMPLIANT SIGN WITH RADIUS CORNER AND RADIUS BORDER. RAISED COPY AND BRAILLE. MELAMINE PLASTIC WITH BACKGROUND COLOR TO BE SELECTED BY ARCHITECT.

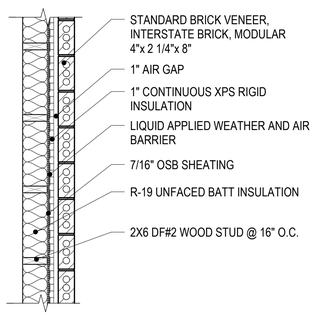
A3 ADA EXIT SIGN
G002 | SCALE: 3" = 1'-0"



B3 TYPICAL HEIGHT - FIRE EXTINGUISHER
G002 | SCALE: 1/4" = 1'-0"

SEE ELVATIONS

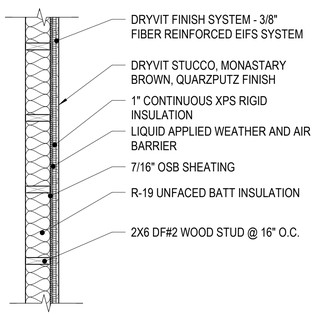
INTERIOR **EXTERIOR**



A WALL TYPE
SCALE: 3/4" = 1'-0"

SEE ELEVATIONS

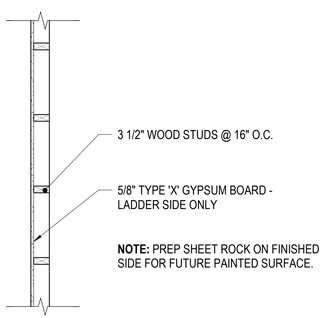
INTERIOR **EXTERIOR**



B WALL TYPE
SCALE: 3/4" = 1'-0"

TO DECK ABOVE

INTERIOR **EXTERIOR**



C WALL TYPE
SCALE: 3/4" = 1'-0"

D1 WALL TYPES
G002 | SCALE: 3/4" = 1'-0"

C:\Users\thomasc\Desktop\01 LOCAL\21-Geoff Dearing Retail_Herriman_2022-07-08_LOCAL_TAC.rvt
9/6/2022 11:17:33 AM

MARK	REVISION	DATE

GENERAL NOTES

A. ALL WOOD FRAMED WALLS IN CONTACT WITH CONCRETE SLABS SHALL HAVE TREATED SILL PLATES. ALL FASTENERS IN CONTACT WITH TREATED LUMBER SHALL BE RATED FOR TREATED LUMBER.

B. WALL TYPES DO NOT ADDRESS TILE LOCATIONS. SEE INTERIOR ELEVATIONS FOR TILE LOCATIONS. GYPSUM BOARD IN RESTROOMS AND BEHIND ALL TILE SHALL BE 5/8" TYPE X AND RATED AS CODE COMPLIANT TILE BACKER (GEORGIA PACIFIC DENSHIELD OR EQUAL).

C. ALL COMPONENTS NOTED AS AIR BARRIERS SHALL MEET THE REQUIREMENTS OF ASTM E 2357, ASTM E 1677, ASTM E 283 OR E 1680 AND COMPLY WITH SECTION 5.4.3.1.2 ASHRAE 90.1 2013 OR IECC 2015 AS FOLLOWS: THE FOLLOWING AREAS OF THE CONTINUOUS AIR BARRIER IN THE BUILDING ENVELOPE SHALL BE WRAPPED, SEALED, CAULKED, GASKETED, OR TAPED IN AN APPROVED MANNER TO MINIMIZE AIR LEAKAGE:
   a. JOINTS AROUND FENESTRATION AND DOOR FRAMES (BOTH MANUFACTURED AND SITE-BUILT).
   b. JUNCTIONS BETWEEN WALLS AND FLOORS, BETWEEN WALLS AT BUILDING CORNERS, BETWEEN WALLS AND ROOFS OR CEILINGS.
   c. PENETRATIONS THROUGH THE AIR BARRIER IN BUILDING ENVELOPE ROOFS, WALLS, AND FLOORS.
   d. BUILDING ASSEMBLIES USED AS DUCTS OR PLENUMS.
   e. JOINTS, SEAMS, CONNECTIONS BETWEEN PLANES, AND OTHER CHANGES IN AIR BARRIER MATERIALS.

D. THE "LIQUID APPLIED AIR/MOISTURE BARRIER" REFERRED TO IN THE WALL TYPES SHALL BE LIQUID APPLIED: HENRY AIR-BLOC 31 (OR 17), CARLISLE BARRITECH-VP (OR LT) OR EQUAL. THE WALL AIR/MOISTURE BARRIER SHALL HAVE AN AIR PERMANENCE OF NO GREATER THAN 0.004 CFM/S, SHALL BE VAPOR PERMEABLE (10 PERMS OR HIGHER), A "THICK-MIL" SYSTEM, AND BE SELF-SEALING (PASSING D1970). THE CONTRACTOR SHALL ASSURE THAT THE PRODUCT IS INSTALLED IN THE MANUFACTURER'S APPROVED TEMPERATURE RANGE. THE SUBCONTRACTOR SHALL BE AN APPROVED INSTALLER OF THE PRODUCT BEING USED. THE PRODUCT AND INSTALLATION SHALL MEET THE ASHRAE 90.1 2013 OR IECC 2015 TECHNICAL REQUIREMENTS FOR AN AIR BARRIER. THE BARRIER SHALL BE A SELF-SEALING, SPRAYED OR ROLLED ON APPLICATION AS PER THE MANUFACTURER'S RECOMMENDATIONS FOR INSTALLATION OVER ORIENTED STRAND BOARD. AS AN ALTERNATE, PEEL AND STICK SELF ADHERED SHEET SYSTEMS WITH ALL OF THE ABOVE LISTED CHARACTERISTICS ARE ACCEPTABLE: HENRY VP160 OR EQUAL. TAPE ALL PANEL JOINTS PRIOR TO INSTALLING PRODUCT AS PER MANUFACTURER RECOMMENDATIONS. SEE A501 FOR ADDITIONAL INFORMATION REGARDING VARIOUS MATERIAL SYSTEM APPLICATIONS.

CURTIS MINER ARCHITECTURE
233 SOUTH PLEASANT GROVE BLVD, SUITE #105
PLEASANT GROVE, UTAH 84062
PHONE: (801) 769-3000
cma@cmautah.com

DATE:	31 AUGUST 2022
PROJECT #:	21-076
PROJ. MAN.:	CLT
CHECKED BY:	GWT

PROJECT:
GEOFF DEARING RETAIL
12480 S 5600 W,
HERRIMAN CITY, UTAH

STATE OF UTAH
GERRIT W. TIMMERMAN
No 5791285-0301
LICENSED ARCHITECT
9/2/2022

SHEET DESCRIPTION:
ACCESSIBILITY COMPLIANCE

SHEET:
G002

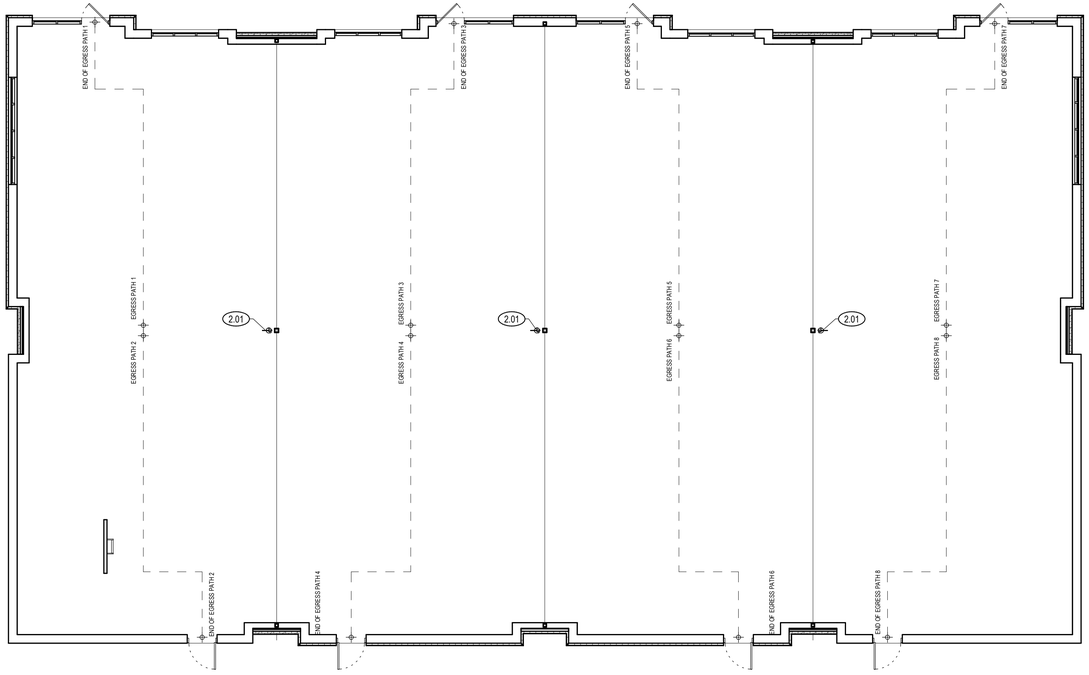
MARK	REVISION	DATE

SHEET NOTES

2.01 BRACKET MOUNTED 2A10BC FIRE EXTINGUISHER. SEE DETAIL B3/G002

TRAVEL PATHS

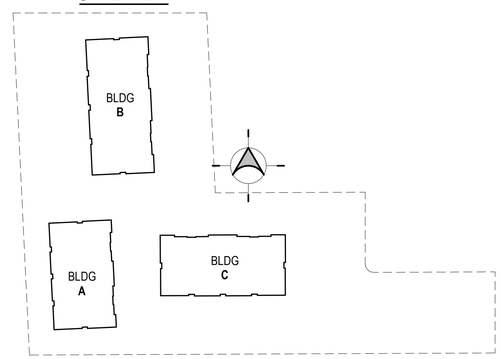
PATH	EGRESS PATH LENGTH
EGRESS PATH 1	39'-4"
EGRESS PATH 2	40'-4"
EGRESS PATH 3	38'-7"
EGRESS PATH 4	40'-5"
EGRESS PATH 5	38'-5"
EGRESS PATH 6	40'-5"
EGRESS PATH 7	39'-2"
EGRESS PATH 8	40'-4"
EGRESS PATH 9	40'-4"
EGRESS PATH 10	43'-3 1/2"
EGRESS PATH 11	42'-4"
EGRESS PATH 12	43'-6"
EGRESS PATH 13	42'-4"
EGRESS PATH 14	43'-6"
EGRESS PATH 15	40'-3"
EGRESS PATH 16	43'-5"
EGRESS PATH 17	39'-11 1/2"
EGRESS PATH 18	40'-10 1/2"
EGRESS PATH 19	39'-6 1/2"
EGRESS PATH 20	40'-11 1/2"
EGRESS PATH 21	39'-10 1/2"
EGRESS PATH 22	40'-11 1/2"
EGRESS PATH 23	39'-11 1/2"
EGRESS PATH 24	40'-10 1/2"



BUILDING A LIFE SAFETY PLAN

SCALE: 1/8" = 1'-0"

SITE KEY



GENERAL NOTES

A. SEE SHEET G001 FOR ALL RELATED CODE COMPLIANCE INFORMATION.

CURTIS MINER ARCHITECTURE
233 SOUTH PLEASANT GROVE BLVD. SUITE #105
PLEASANT GROVE, UTAH 84062
PHONE: (801) 769-3000
cma@cmautah.com

DATE:	31 AUGUST 2022
PROJECT #:	21-076
PROJ. MAN.:	CLT
CHECKED BY:	GWT

PROJECT:
GEOFF DEARING RETAIL

12480 S 5600 W,
HERRIMAN CITY, UTAH

STATE OF UTAH
GERRIT W. TIMMERMAN
No. 5701285-0301
LICENSED ARCHITECT
9/2/2022

SHEET DESCRIPTION:
BUILDING A LIFE SAFETY PLAN

SHEET:
G101

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9/6/2022 11:17:35 AM

MARK	REVISION	DATE

SHEET NOTES

2.01 BRACKET MOUNTED 2A10BC FIRE EXTINGUISHER. SEE DETAIL B3/G002

TRAVEL PATHS

PATH	EGRESS PATH LENGTH
EGRESS PATH 1	39'-4"
EGRESS PATH 2	40'-4"
EGRESS PATH 3	38'-7"
EGRESS PATH 4	40'-5"
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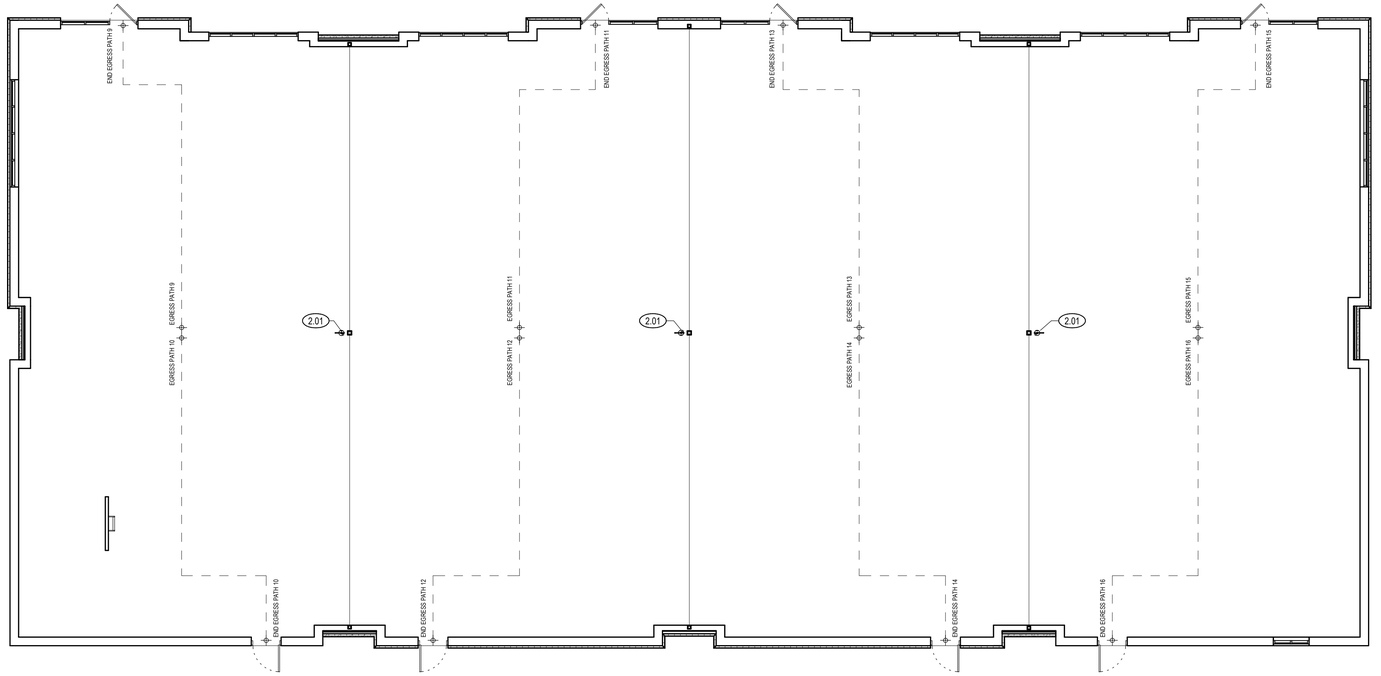
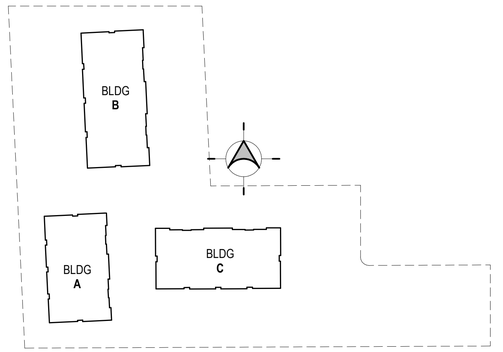
EGRESS PATH 23	39'-11 1/2"
EGRESS PATH 24	40'-10 1/2"



BUILDING B LIFE SAFETY PLAN

SCALE: 1/8" = 1'-0"

SITE KEY



GENERAL NOTES

A. SEE SHEET G001 FOR ALL RELATED CODE COMPLIANCE INFORMATION.

CURTIS MINER ARCHITECTURE
233 SOUTH PLEASANT GROVE BLVD. SUITE #105
PLEASANT GROVE, UTAH 84062
PHONE: (801) 769-3000
cma@cmautah.com

DATE:	31 AUGUST 2022
PROJECT #:	21-076
PROJ. MAN.:	CLT
CHECKED BY:	GWT

PROJECT:
GEOFF DEARING RETAIL

12480 S 5600 W,
HERRIMAN CITY, UTAH

STATE OF UTAH
GERRIT W. TIMMERMAN
No 5701285-0301
LICENSED ARCHITECT
5/2/2022

SHEET DESCRIPTION:
BUILDING B LIFE SAFETY PLAN

SHEET:
G102

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9/6/2022 11:17:36 AM

MARK	REVISION	DATE

SHEET NOTES

2.01 BRACKET MOUNTED 2A10BC FIRE EXTINGUISHER. SEE DETAIL B3/G002

TRAVEL PATHS

PATH	EGRESS PATH LENGTH
EGRESS PATH 1	39'-4"
EGRESS PATH 2	40'-4"
EGRESS PATH 3	38'-7"
EGRESS PATH 4	40'-5"
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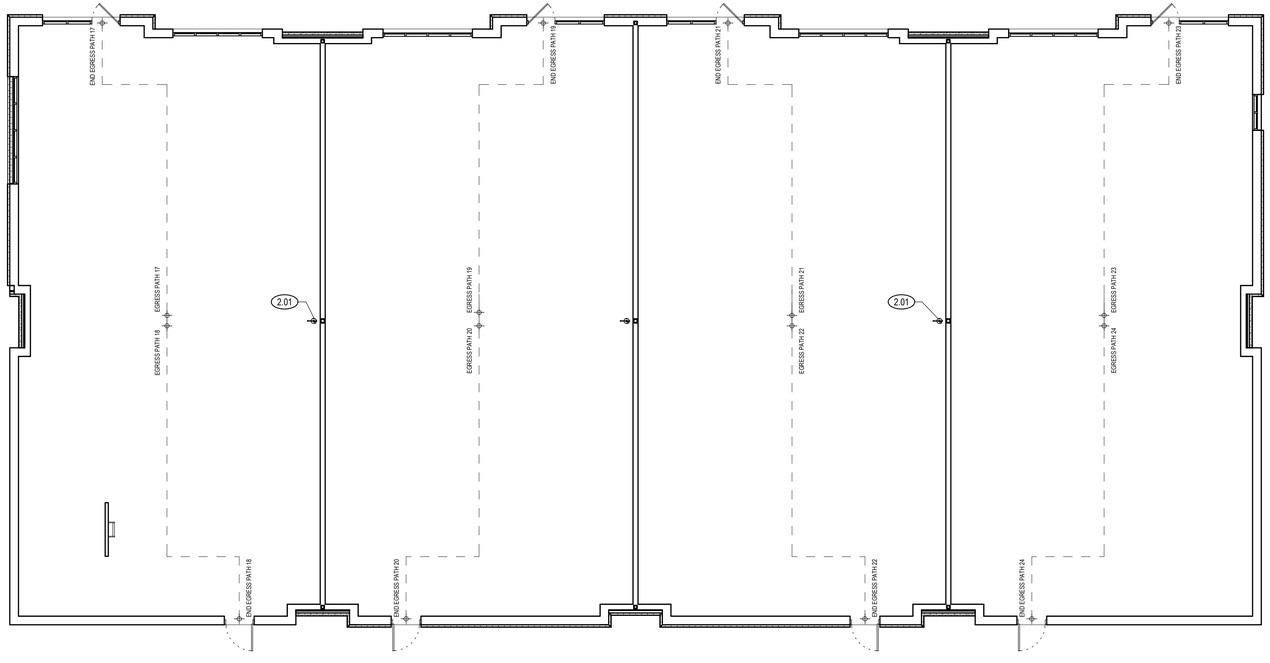
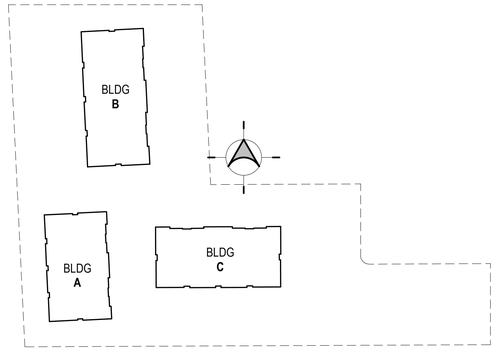


BUILDING C LIFE SAFETY PLAN

SCALE: 1/8" = 1'-0"

SITE KEY



GENERAL NOTES

A. SEE SHEET G001 FOR ALL RELATED CODE COMPLIANCE INFORMATION.

CURTIS MINER ARCHITECTURE
233 SOUTH PLEASANT GROVE BLVD.
SUITE #105
PLEASANT GROVE, UTAH 84062
PHONE: (801) 769-3000
cma@cmautah.com

DATE: 31 AUGUST 2022
PROJECT #: 21-076
PROJ. MAN.: CLT
CHECKED BY: GWT

PROJECT:
GEOFF DEARING RETAIL
12480 S 5600 W,
HERRIMAN CITY, UTAH

STATE OF UTAH
GERRIT W. TIMMERMAN
No 5701285-0301
LICENSED ARCHITECT
9/2/2022

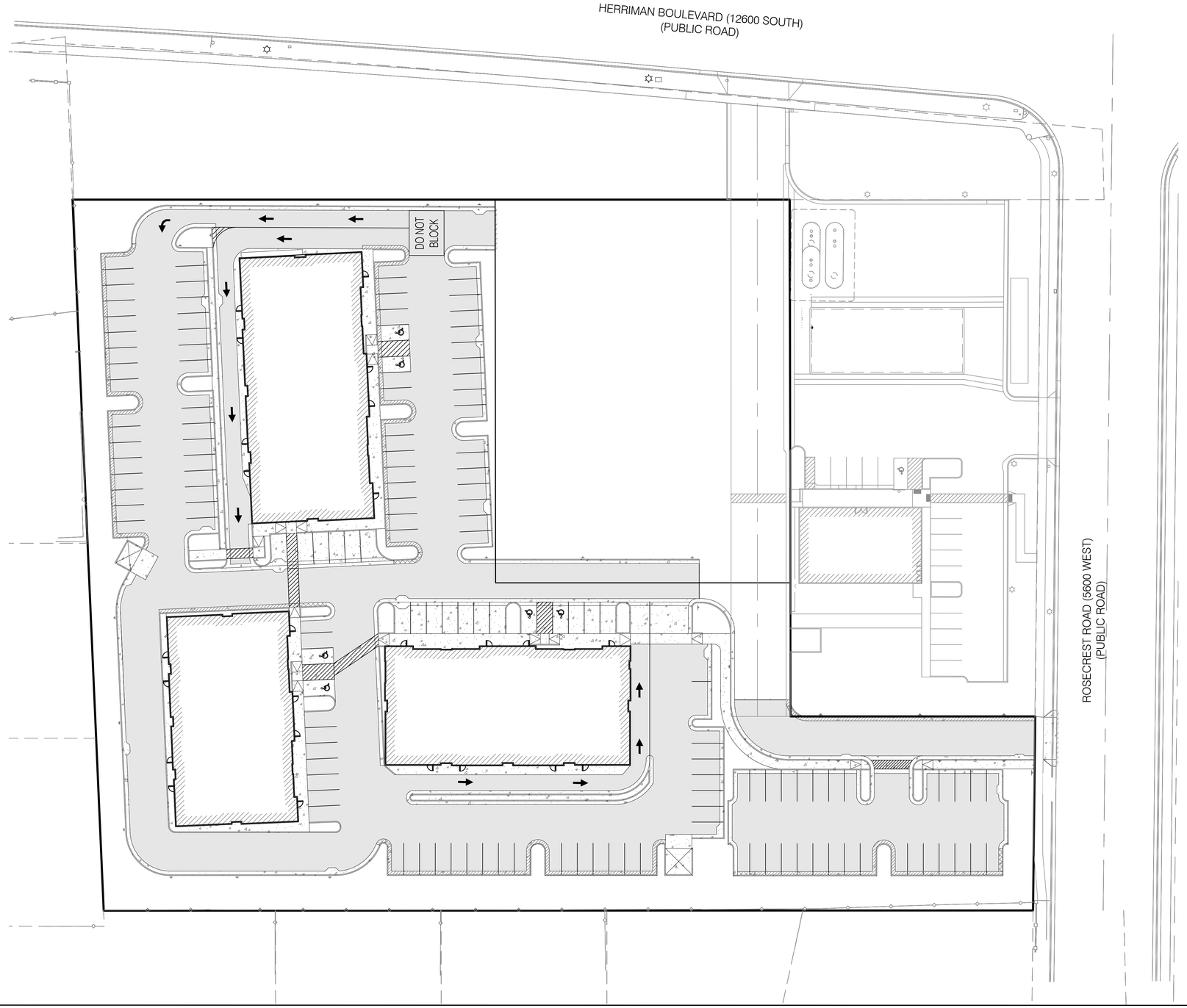
SHEET DESCRIPTION:
BUILDING C LIFE SAFETY PLAN

SHEET:
G103

C:\Users\thomasc\Desktop\01 LOCAL\21-Geoff Dearing Retail,Herriman_2022-07-08_LOCAL_TAC.rvt
9/6/2022 11:17:38 AM

GEOFF DEARING HERRIMAN

LOCATED IN THE SOUTHEAST QUARTER OF SECTION 26
AND THE SOUTHWEST QUARTER OF SECTION 25,
TOWNSHIP 3 SOUTH, RANGE 2 WEST,
SALT LAKE BASE AND MERIDIAN
HERRIMAN CITY, SALT LAKE COUNTY, UTAH

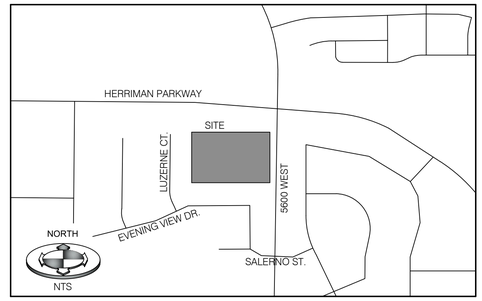


NORTH

GRAPHIC SCALE

30 0 15 30 60

(IN FEET)
1 inch = 30ft.



VICINITY MAP
N.T.S

OWNER/DEVELOPER:
GEOFF DEARING
801-232-9500
GWDEARING@YAHOO.COM

DRAWING INDEX

PRELIMINARY PLANS
NOT FOR CONSTRUCTION

BENCHMARK CIVIL

PROFESSIONAL ENGINEER
8/18/22
No. 11366633
ALLISON G. ALBERT
STATE OF UTAH

BENCHMARK ENGINEERING & LAND SURVEYING
9138 SOUTH STATE STREET SUITE # 100
SANDY, UTAH 84070 (801) 542-7192
www.benchmarkcivil.com

12484 S ROSECREST RD
HERRIMAN, UTAH

DRAFT: MR	DESIGN: JHO	CHECK: AGA
DATE: 12/16/2020	DATE: 12/16/2021	DATE: 12/16/2021

No.	DATE	DESCRIPTION
1	06/01/22	REVISED SITE LAYOUT PER CITY COMMENTS
2	06/21/22	REVISED PER CITY COMMENTS
3	08/18/22	REVISED PER CITY COMMENTS

PROJECT NO. 2109270

COVER

BENCHMARK ENGINEERING CONTACT: ALLISON G. ALBERT, PE

LINETYPES:

NEW / EXISTING

- SECTION LINE
- PROPERTY LINE
- ADJACENT PL or LOT LINES
- RIGHT-OF-WAY LINE
- CENTERLINE of ROAD
- EASEMENT LINE
- CURB & GUTTER
- EDGE OF ASPHALT
- FENCE / WALL, STONE
- FENCE, BLOCK
- FENCE, BRICK
- FENCE, CHAIN
- FENCE, IRON
- FENCE, VINYL
- FENCE, WIRE (X)
- FENCE, WOOD
- INDEX CONTOUR LINE (4475)
- INTERMEDIATE CONTOUR LINE
- SPOT ELEVATION (XX.XX TOC)
- SANITARY SEWER LINE (SS)
- STORM DRAIN LINE (SD)
- WATER LINE (W)
- IRRIGATION LINE (IRR)
- OVERHEAD POWER LINE (OHP)
- UNDERGROUND POWER LINE (UG)
- GAS LINE (GAS)
- TELEPHONE LINE (T)
- CABLE TELEVISION LINE (CATV)
- DRAINAGE / DITCH CENTERLINE
- TREE LINE EDGE
- FIBER OPTIC LINE (FO)
- PROPOSED ASPHALT
- PROPOSED CONCRETE

SYMBOLS:

NEW / EXISTING

- SECTION CORNER (FOUND)
- SECTION CORNER (NOT FOUND)
- STREET MONUMENT (FOUND)
- STREET MONUMENT (NOT FOUND)
- BRASS CAP MONUMENT
- POWER POLE & OVERHEAD POWER
- LIGHT POLE
- GUY WIRE
- TELEPHONE MANHOLE
- SANITARY SEWER MANHOLE
- STORM DRAIN MANHOLE
- CATCH BASIN
- DIRECTION OF DRAINAGE
- WATER MANHOLE
- WATER VALVE
- WATER METER
- FIRE HYDRANT
- IRRIGATION VALVE
- GAS MANHOLE
- TREE

ABBREVIATIONS

BC	BAR & CAP
BOW	BOTTOM OF VISIBLE WALL
COR.	SECTION CORNER
CB	CATCH BASIN
CF	CUBIC FEET
D	DELTA ANGLE
EG	EXISTING GROUND
EOA	EDGE OF ASPHALT
EOC	EDGE OF CONCRETE
EX	EXISTING
FFE	FINISH FLOOR ELEVATION
FG	FINISHED GRADE
FH	FIRE HYDRANT
FL	FLOW LINE
GB	GRADE BREAK
GW	GUY WIRE
HW	HEAD WALL
I.E.	INVERT ELEVATION
LIP	LENGTH OF CURVE
L	LIP OF CURB
LF	LINEAR FEET
LP	LOW POINT
M-M	MONUMENT TO MONUMENT
MH	MANHOLE
MON.	SURVEY MONUMENT
OHP	OVERHEAD POWER
PVC	POINT OF CURVATURE
PVI	POINT OF INTERSECTION
PP	POWER POLE
PVT	POINT OF TANGENCY
PUE	PUBLIC UTILITY EASEMENT
R	RADIUS OF CURVE
RR	RAILROAD
ROW	RIGHT-OF-WAY
R/W	RIGHT-OF-WAY
SSMH	SEWER MANHOLE
SD	STORM DRAIN
SF	SQUARE FEET
TBC	TOP BACK OF CURB
TMH	TELEPHONE MANHOLE
TOA	TOP OF ASPHALT
TOC	TOP OF CONCRETE
TOF	TOP OF FOOTING
TOE	TOE OF SLOPE
TOG	TOP OF GRATE
TOP	TOP OF SLOPE
TOW	TOP OF WALL
TR	TELEPHONE RISER
UGP	UNDERGROUND POWER
VPC	VERTICAL POINT OF CURVATURE
VPI	VERTICAL POINT OF INTERSECTION
VPT	VERTICAL POINT OF TANGENCY
WM	WATER METER
WV	WATER VALVE

CONSTRUCTION NOTES

RESPONSIBLE DISTRICTS OR AGENCIES AND APPLICABLE STANDARDS
CITY OR COUNTY- HERRIMAN CITY
WATER UTILITY COMPANY- HERRIMAN CITY
SEWER- SOUTH VALLEY SEWER DISTRICT
STORM DRAIN/GROUNDWATER- HERRIMAN CITY
ELECTRICAL- ROCKY MOUNTAIN POWER
TELEPHONE- CENTURY LINK
NATURAL GAS- DOMINION ENERGY

APPLICABLE STANDARDS: APWA 2017 STANDARDS

CALL BEFORE YOU DIG.
IT'S FREE & IT'S THE LAW.
BLUE STAKES OF UTAH
UTILITY NOTIFICATION CENTER
1-800-662-4111
www.bluestakes.org
811

NOTE:

IN THE EVENT THAT THE CONSTRUCTION NOTES CONFLICT WITH RESPONSIBLE DISTRICT OR AGENCY STANDARDS NOTES AND SPECIFICATIONS, THE DISTRICT OR AGENCY STANDARD NOTES AND SPECIFICATIONS GOVERN.

CAUTION NOTICE TO CONTRACTORS

THE CONTRACTOR IS SPECIFICALLY CAUTIONED THAT THE LOCATION AND/OR ELEVATION OF EXISTING UTILITIES AS SHOWN ON THESE PLANS ARE BASED ON RECORDS OF THE VARIOUS UTILITY COMPANIES AND, WHERE POSSIBLE, MEASUREMENTS TAKEN IN THE FIELD. THE INFORMATION IS NOT TO BE RELIED ON AS BEING EXACT OR COMPLETE. THE CONTRACTOR MUST CALL THE APPROPRIATE UTILITY COMPANY AT LEAST 48 HOURS BEFORE ANY EXCAVATION TO REQUEST EXACT FIELD LOCATION OF UTILITIES. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO RELOCATE ALL EXISTING UTILITIES WHICH CONFLICT WITH THE PROPOSED IMPROVEMENTS SHOWN ON THE PLANS.

THE CONTRACTOR AGREES THAT HE SHALL ASSUME SOLE AND COMPLETE RESPONSIBILITY FOR JOB SITE CONDITIONS DURING THE COURSE OF CONSTRUCTION OF THIS PROJECT, INCLUDING SAFETY OF ALL PERSONS AND PROPERTY: THAT THIS REQUIREMENT SHALL APPLY CONTINUOUSLY AND NOT BE LIMITED TO THE NORMAL WORKING HOURS; AND THE CONTRACTOR SHALL DEFEND, INDEMNIFY, AN HOLD THE OWNER AND THE ENGINEER HARMLESS FROM ANY AND ALL LIABILITY, REAL OR ALLEGED, IN CONNECTION WITH THE PERFORMANCE OF WORK ON THIS PROJECT, EXCEPTING FOR LIABILITY ARISING FROM SOLE NEGLIGENCE OF THE OWNER OR THE ENGINEER.

GENERAL

1. ALL MATERIALS AND CONSTRUCTION IN THE PUBLIC RIGHT OF WAY SHALL BE IN ACCORDANCE WITH RESPONSIBLE DISTRICT OR AGENCY.

2. CONTRACTOR AND APPLICABLE SUBCONTRACTORS SHALL ATTEND ALL PRE-CONSTRUCTION CONFERENCES AND PERIODIC PROGRESS MEETINGS. PRIOR TO ANY WORK BEING PERFORMED, THE CONTRACTOR SHALL CONTACT RESPONSIBLE DISTRICT OR AGENCY FOR A PRE-CONSTRUCTION CONFERENCE. CONTRACTOR SHALL ALSO NOTIFY THE APPROPRIATE PROJECT CONTACTS (48) HOURS IN ADVANCE OF SAID MEETING.

3. CONTRACTOR SHALL BE RESPONSIBLE FOR ALL PUBLIC SAFETY AND OSHA STANDARDS.

4. THE CONTRACTOR SHALL FAMILIARIZE HIM/HER SELF WITH THE PLANS, THE GEOLOGY REPORTS AND THE SITE CONDITIONS PRIOR TO COMMENCING WORK. CONTRACTOR SHALL INSPECT THE SITE OF WORK PRIOR TO BIDDING TO SATISFY THEMSELVES BY PERSONAL EXAMINATION OR BY SUCH OTHER MEANS AS THEY MAY PREFER, OF THE LOCATION OF THE PROPOSED WORK, AND OF THE ACTUAL CONDITIONS OF AND AT THE SITE OF WORK.

CONDITIONS WHICH APPEAR TO THEM TO BE IN CONFLICT WITH THE LETTER OR SPIRIT OF THE PROJECT PLANS AND SPECIFICATIONS, THEY SHALL CONTACT THE ENGINEER FOR ADDITIONAL INFORMATION AND EXPLANATION BEFORE SUBMITTING THEIR BID.

SUBMISSION OF A BID BY THE CONTRACTOR SHALL CONSTITUTE ACKNOWLEDGMENT THAT, IF AWARDED THE CONTRACT, THEY HAVE RELIED AND ARE RELYING ON THEIR OWN EXAMINATION OF (1) THE SITE OF THE WORK, (2) ACCESS TO THE SITE, AND (3) ALL OTHER DATA AND MATTERS REQUISITE TO THE FULFILLMENT OF THE WORK AND ON THEIR OWN KNOWLEDGE OF EXISTING FACILITIES ON AND IN THE VICINITY OF THE SITE OF THE WORK TO BE CONSTRUCTED UNDER THIS CONTRACT.

THE INFORMATION PROVIDED BY THE OWNER OR THE ENGINEER IS NOT INTENDED TO BE A SUBSTITUTE FOR, OR A SUPPLEMENT TO, THE INDEPENDENT VERIFICATION BY THE CONTRACTOR TO THE EXTENT SUCH INDEPENDENT INVESTIGATION OF SITE CONDITIONS IS DEEMED NECESSARY OR DESIRABLE BY THE CONTRACTOR. CONTRACTOR SHALL ACKNOWLEDGE THAT THEY HAVE NOT RELIED SOLELY UPON OWNER OR ENGINEER FURNISHED INFORMATION REGARDING SITE CONDITIONS IN PREPARING AND SUBMITTING THEIR BID.

5. ALL WORK SHALL COMPLY WITH THE AMERICAN PUBLIC WORKS ASSOCIATION UTAH CHAPTER (APWA) MANUAL OF STANDARD SPECIFICATIONS 2017 EDITION AND THE MANUAL OF STANDARD PLANS 2017 EDITION. SAID STANDARD SPECIFICATIONS AND PLANS SHALL BE SUBSIDIARY TO MORE STRINGENT REQUIREMENTS BY APPLICABLE LOCAL JURISDICTION.

6. THE CONTRACTOR SHALL BE SKILLED AND REGULARLY ENGAGED IN THE GENERAL CLASS AND TYPE OF WORK CALLED FOR IN THE PROJECT PLANS AND SPECIFICATIONS. THEREFORE, THE OWNER IS RELYING UPON THE EXPERIENCE AND EXPERTISE OF THE CONTRACTOR, IT SHALL BE EXPECTED THAT THE PRICES PROVIDED WITHIN THE CONTRACT DOCUMENTS SHALL INCLUDE ALL LABOR AND MATERIALS NECESSARY AND PROPER FOR THE WORK CONTEMPLATED AND THAT THE WORK BE COMPLETED IN ACCORDANCE WITH THEIR TRUE INTENT AND PURPOSE.

THE CONTRACTOR SHALL BE COMPETENT, KNOWLEDGEABLE AND HAVE SPECIAL SKILLS ON THE NATURE, EXTENT AND INHERENT CONDITIONS OF THE WORK TO BE PERFORMED. CONTRACTOR SHALL ALSO ACKNOWLEDGE THAT THERE ARE CERTAIN REGULAR AND INHERENT CONDITIONS EXISTENT IN THE CONSTRUCTION OF THE PARTICULAR FACILITIES WHICH MAY CREATE, DURING THE CONSTRUCTION PROGRAM, UNUSUAL OR PECULIAR UNSAFE CONDITIONS HAZARDOUS TO PERSONS, PROPERTY AND THE ENVIRONMENT. CONTRACTOR SHALL BE AWARE OF SUCH PECULIAR RISKS AND HAVE THE SKILL AND EXPERIENCE TO FORESEE AND TO ADOPT PROTECTIVE MEASURES TO ADEQUATELY AND SAFELY PERFORM THE CONSTRUCTION WORK WITH RESPECT TO SUCH HAZARDS.

7. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ALL PERMITS AND LICENSES REQUIRED FOR THE CONSTRUCTION AND COMPLETION OF THE PROJECT, AND SHALL PERFORM ALL WORK IN ACCORDANCE WITH THE REQUIREMENTS AND CONDITIONS OF ALL PERMITS AND APPROVALS APPLICABLE TO THIS PROJECT. THE CONTRACTOR SHALL ENSURE THAT THE NECESSARY RIGHT-OF-WAY, EASEMENTS, AND/OR PERMITS ARE SECURED PRIOR TO CONSTRUCTION. CONTRACTOR SHALL OBTAIN APPROPRIATE PERMITS WHERE APPLICABLE FOR ANY WORK DONE WITHIN RIGHT-OF-WAY OR EASEMENTS FROM THE CITY AND/OR UDOT. CONTRACTOR SHALL NOTIFY CITY, COUNTY, AND/OR STATE, 24 HOURS IN ADVANCE OF COMMUNICATING THE WORK, OR AS REQUIRED BY SAID PERMITS.

8. CONCRETE PLACEMENTS SHALL BE CONTINUOUS BETWEEN CONSTRUCTION JOINTS. CONTRACTION JOINTS SHALL BE PLACED FOR SLAB-ON-GRADE SUCH THAT THE MAXIMUM DISTANCE BETWEEN JOINTS IS 20 FEET IN EITHER DIRECTION FOR LIGHT DUTY TRAFFIC AND 12 FEET IN EITHER DIRECTION FOR HEAVY DUTY TRAFFIC.

9. IT IS INTENDED THAT THESE PLANS AND SPECIFICATIONS REQUIRE ALL LABOR AND MATERIALS NECESSARY AND PROPER FOR THE WORK CONTEMPLATED AND THAT THE WORK BE COMPLETED IN ACCORDANCE WITH THEIR TRUE INTENT AND PURPOSE. THE CONTRACTOR SHALL NOTIFY THE ENGINEER IMMEDIATELY REGARDING ANY DISCREPANCIES OR AMBIGUITIES WHICH MAY 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 AUTHORIZATION FROM THE OWNER AND/OR ENGINEER.

10. ALL WORK OUTSIDE THE SCOPE OF THESE PLANS SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE RESPONSIBLE DESIGN. THESE PLANS DO NOT REPLACE ANY STRUCTURAL, ARCHITECTURAL, OR MECHANICAL PLANS. SHOULD A DISCREPANCY ARISE BETWEEN THESE PLANS AND ANOTHER PLAN SET, THE CONTRACTOR SHALL BE RESPONSIBLE TO CONTACT BOTH PARTIES TO DETERMINE WHAT SHOULD BE CONSTRUCTED.

11. ALL STAIRS AND RAILINGS ARE DESIGNED BY OTHERS AND MUST COMPLY WITH THE ADA STANDARDS FOR ACCESSIBLE DESIGN. SAID STANDARD SPECIFICATIONS AND PLANS SHALL BE SUBSIDIARY TO MORE STRINGENT REQUIREMENTS BY APPLICABLE LOCAL JURISDICTION.

12. 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.

13. IF EXISTING IMPROVEMENTS NEED TO BE DISTURBED AND/OR REMOVED FOR THE PROPER PLACEMENT OF IMPROVEMENTS TO BE CONSTRUCTED BY THESE PLANS, THE CONTRACTOR SHALL BE RESPONSIBLE FOR PROTECTING EXISTING IMPROVEMENTS FROM DAMAGE. COST OF REPLACING OR REPAIRING EXISTING IMPROVEMENTS SHALL BE INCLUDED IN THE UNIT PRICE BID FOR ITEMS REQUIRING REMOVAL AND/OR REPLACEMENT OF EXISTING IMPROVEMENTS AND ANYTHING THAT HAS ALREADY BEEN CONSTRUCTED. THERE WILL BE NO EXTRA COST DUE THE CONTRACTOR FOR REPLACING OR REPAIRING EXISTING IMPROVEMENTS. WHENEVER EXISTING FACILITIES ARE REMOVED, DAMAGED, BROKEN, OR CUT IN THE INSTALLATION OF THE WORK COVERED BY THESE PLANS OR SPECIFICATIONS, SAID FACILITIES SHALL BE REPLACED AT THE CONTRACTOR'S EXPENSE, AFTER PROPER BACKFILLING AND/OR CONSTRUCTION, WITH MATERIALS EQUAL TO OR BETTER THAN THE MATERIALS USED IN THE ORIGINAL EXISTING FACILITIES. THE FINISHED PRODUCT SHALL BE SUBJECT TO THE APPROVAL OF THE OWNER, THE ENGINEER, AND THE RESPECTIVE REGULATORY AGENCY.

14. 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.

15. 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 DEVIATION REDLINES AS A PRECONDITION TO THE FINAL PROGRESS PAYMENT APPROVAL AND/OR FINAL ACCEPTANCE.

UTILITIES

16. CONTRACTOR TO SPACE UTILITIES TO PROVIDE MINIMUM DISTANCES AS REQUIRED BY LOCAL, COUNTY, STATE, AND INDIVIDUAL UTILITY CODES.

17. ALL UTILITES INSTALLED IN ACCORDANCE WITH THE RESPONSIBLE DISTRICTS OR AGENCIES STANDARDS AND SPECIFICATIONS.

18. COORDINATE ALL SERVICE LATERAL AND BUILDING CONNECTIONS WITH CORRESPONDING ARCHITECTURAL, MECHANICAL OR ELECTRICAL DRAWING FOR LOCATION AND ELEVATION. NOTIFY ENGINEER IMMEDIATELY IF ANY DISCREPANCIES ARE ENCOUNTERED.

19. ALL STORM DRAIN MANHOLES AND CATCH BASINS ARE TO BE PRECAST CONCRETE FROM APPROVED LOCAL MANUFACTURER UNLESS OTHERWISE NOTED. AND COMPLY WITH CITY/COUNTY STANDARD

20. ALL STORM WATER CONVEYANCE PIPING TO BE RCP - CLASS 3 OR ADS HDPE PIPE OR EQUAL UNLESS OTHERWISE NOTED.

21. ALL ELECTRICAL CONDUITS/LINES TO BE PVC SCH 40 OR BETTER.

22. ALL GAS LINES TO BE HDPE WITH COPPER TRACER WIRE AND DETECTA TAPE. TERMINATE TRACER WIRE AT APPROVED LOCATIONS.

23. ALL GAS LINE TAPS, VALVES AND CAPS TO BE FUSED USING ELECTRO - FUSION TECHNOLOGY.

24. ALL PHONE AND TV CONDUITS TO BE PVC SCH 40 OR BETTER.

25. 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 DAYS WORK.

26. THE CONTRACTOR SHALL PROVIDE ALL SHORING, BRACING, SLOPING OR OTHER PROVISIONS NECESSARY TO PROTECT WORKMEN FOR ALL AREAS TO BE EXCAVATED TO A DEPTH OF 4' OR MORE AND SHALL COMPLY WITH INDUSTRIAL COMMISSION OF UTAH SAFETY ORDERS SECTION 68 - EXCAVATIONS, AND SECTION 69 - TRENCHES, ALONG WITH ANY LOCAL CODES OR ORDINANCES.

27. PRIOR TO OPENING AN EXCAVATION, EFFORT SHALL BE MADE TO DETERMINE WHETHER UNDERGROUND INSTALLATIONS; I.E. SEWER, WATER, FUEL, ELECTRIC LINES, ETC., WILL BE ENCOUNTERED AND IF SO, WHERE SUCH UNDERGROUND INSTALLATIONS ARE LOCATED. WHEN THE EXCAVATION APPROACHES THE APPROXIMATE LOCATION OF SUCH AN INSTALLATION, THE EXACT LOCATION SHALL BE DETERMINED BY CAREFUL PROBING OR HAND DIGGING; AND, WHEN IT IS UNCOVERED, ADEQUATE PROTECTION SHALL BE PROVIDED FOR THE EXISTING INSTALLATION. ALL KNOWN OWNERS OF UNDERGROUND FACILITIES IN THE AREA CONCERNED SHALL BE ADVISED OF PROPOSED WORK AT LEAST 48 HOURS PRIOR TO THE START OF ACTUAL EXCAVATION.

28. 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.

29. ACTUAL CONNECTIONS TO EXISTING WATER LINES WILL NOT BE PERMITTED PRIOR TO THE COMPLETION OF STERILIZATION AND TESTING OF NEW WATER MAINS. ALL EXISTING WATER VALVES TO BE OPERATED UNDER THE DIRECTION OF THE CITY/COUNTY PUBLIC WORKS DEPARTMENT PERSONNEL ONLY.

30. ALL UNDERGROUND UTILITIES SHALL BE IN PLACE INSPECTED, TESTED, AND APPROVED BY AUTHORITIES HAVING JURISDICTION PRIOR TO INSTALLATION OF CURB, GUTTER, SIDEWALK, AND STREET PAVING.

SEWER

31. ALL SEWER LINE TO BE FLUSHED, PRESSURE TESTED TO 5 PSI VIDEO INSPECTED AND OTHERWISE TESTED IN ACCORDANCE WITH DISTRICT STANDARDS PRIOR TO PLACING IN SERVICE.

32. ALL SEWER PIPES ARE TO BE SDR-35 PVC PIPE.

33. SEWER MANHOLES, LATERALS AND CLEANOUTS TO BE INSTALLED PER RESPONSIBLE DISTRICT OR AGENCY STANDARDS. THE UNIT COST OF THE SEWER LATERAL INCLUDES CONNECTION TO THE SEWER MAIN. THE CLEANOUT RISER FOR EACH SERVICE SHALL BE INSTALLED BY THE CONTRACTOR.

34. SEWER CLEANOUTS MUST BE INSTALLED AT A MINIMUM OF EVERY 50 L.F. FOR 4 INCH Ø LATERALS AND EVERY 100 L.F. FOR 6 INCH Ø LATERALS, OR PER THE RESPONSIBLE DISTRICT OR AGENCY STANDARDS, WHICHEVER IS MORE FREQUENT.

35. A SEWER CLEANOUT MUST BE INSTALLED 5 L.F. TO 10 L.F. FROM ANY PROPOSED STRUCTURE, OR PER THE RESPONSIBLE DISTRICT OR AGENCY STANDARDS.

36. ALL SEWER LATERAL BENDS AND ANGLES TO BE INSTALLED AS SWEEPING BENDS WITH SEWER CLEANOUTS.

37. DURING CONSTRUCTION OF THE SEWERLINE, WYES NEED TO BE INSTALLED FOR THE LATERALS. LATERALS ARE 4" AND NEED TO COME IN AT THE TOP OF THE PIPE WITH A WYE. (SEE RESPONSIBLE DISTRICT OR AGENCY STANDARDS)

38. IT IS THE INTENT ON THESE PLANS THAT ALL SEWER PIPES SHALL SLOPE TO AN EXISTING SEWER CONNECTION VIA GRAVITY FLOW. CONTRACTOR TO START AT THE LOW END OF GRAVITY UTILITY LINES AND VERIFY THAT ALL INVERT ELEVATIONS PROVE SLOPE TO EXISTING CONNECTION VIA GRAVITY. SLOPES MUST MEET OR EXCEED THE SEWER DISTRICTS MINIMUM STANDARDS. NOTIFY ENGINEER IF THERE ARE DISCREPANCIES THAT WOULD CAUSE THE SEWER UTILITY NOT TO DRAIN VIA GRAVITY ON THE SITE.

WATER

39. WATERLINES TO BE PVC C-900. 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 TEN FEET HORIZONTAL SEPARATION FROM SEWERLINE

40. ALL WATERLINES SHALL BE 8" MINIMUM SIZE AND SERVICE LATERALS SHALL BE 1-1/2" MINIMUM UNLESS OTHERWISE NOTED.

41. 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.

42. ALL WATERLINES SHALL BE 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. ALL WATER LINES SHALL BE LOOPED AROUND GRAVITY LINES OR ROPED PER RESPONSIBLE DISTRICT OR AGENCY INSPECTOR.

43. CONTRACTOR TO NOTIFY RESPONSIBLE DISTRICT OR AGENCY FOR CHLORINE TEST PRIOR TO FLUSHING LINES, CHLORINE LEFT IN PIPE 24 HRS. MINIMUM WITH 25 PPM RESIDUAL. ALL TURNING OF MAINLINE VALVES, CHLORINATION, FLUSHING, PRESSURE TESTING, BACTERIA TESTING, ETC. TO BE COORDINATED WITH RESPONSIBLE DISTRICT OR AGENCY. ALL TESTS TO BE IN ACCORDANCE WITH RESPONSIBLE DISTRICT OR AGENCY.

44. 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 RESPONSIBLE DISTRICT OR AGENCY STANDARDS, UNLESS OTHERWISE NOTED ON PLANS.

EXISTING UTILITIES

45. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ALL UTILITIES SHOWN OR NOT SHOWN. THE INFORMATION SHOWN ON THE PLANS WITH REGARDS TO THE EXISTING UTILITIES AND/OR IMPROVEMENTS WAS DERIVED FROM FIELD INVESTIGATION AND/OR RECORD INFORMATION. NO REPRESENTATION IS MADE AS TO THE ACCURACY OR COMPLETENESS OF SAID UTILITY INFORMATION. THE CONTRACTOR SHALL TAKE DUE PRECAUTIONARY MEASURES TO PROTECT THE FACILITIES SHOWN AND ANY OTHER FACILITIES NOT OF RECORD OR NOT SHOWN ON THESE PLANS. PRIOR TO CONSTRUCTION OR FABRICATION, IT SHALL BE THE CONTRACTOR'S SOLE RESPONSIBILITY TO VERIFY ALL EXISTING IMPROVEMENT AND TO EXPOSE ALL EXISTING UNDERGROUND UTILITIES RELATED TO THE PROJECT, INCLUDING BUT NOT LIMITED TO, SEWER, STORM DRAIN, WATER IRRIGATION, GAS, ELECTRICAL, ETC. AND SHALL NOTIFY THE ENGINEER IN WRITING FORTY-EIGHT (48) HOURS IN ADVANCE OF EXPOSING THE UTILITIES SO, THAT THE EXACT LOCATION, ELEVATION, MATERIAL, ETC. CAN BE VERIFIED AND DOCUMENTED. THE COST ASSOCIATED TO PERFORM THIS WORK SHALL BE INCLUDED IN EITHER THE LUMP SUMP CLEARING COST OR IN THE VARIOUS ITEMS OF WORK. IF LOCATION AND/OR ELEVATION DIFFERS FROM THAT SHOWN ON THE DESIGN PLANS, PROVISIONS TO ACCOMMODATE NEW LOCATION BE MADE PRIOR TO CONSTRUCTION.

46. PRIOR TO COMMENCING ANY WORK, IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO HAVE EACH UTILITY COMPANY LOCATE, IN THE FIELD, THEIR MAIN AND SERVICE LINES. THE CONTRACTOR SHALL NOTIFY BLUE STAKES 48 HOURS IN ADVANCE OF PERFORMING ANY EXCAVATION WORK THE CONTRACTOR SHALL RECORD THE BLUE STAKES ORDER NUMBER AND FURNISH ORDER NUMBER TO OWNER AND ENGINEER PRIOR TO ANY EXCAVATION. IT WILL BE THE CONTRACTORS SOLE RESPONSIBILITY TO DIRECTLY CONTACT ANY OTHER UTILITY COMPANIES THAT ARE NOT MEMBERS OF BLUE STAKES. IT SHALL BE THE CONTRACTOR'S SOLE RESPONSIBILITY TO PROTECT ALL EXISTING UTILITIES SO THAT NO DAMAGE RESULTS TO THEM DURING THE PERFORMANCE OF THIS CONTRACT. ANY REPAIRS NECESSARY TO DAMAGED UTILITIES SHALL BE PAID FOR BY THE CONTRACTORS AND UTILITY COMPANIES INSTALLING NEW STRUCTURES, UTILITIES AND SERVICE TO THE PROJECT.

47. ALL MANHOLE RIMS, LAMPHOLES, VALVE BOX COVERS, MONUMENT BOXES AND CATCH BASIN GRATES ARE TO BE ADJUSTED TO FIT THE FINISHED GRADE AFTER PAVING, UNLESS OTHERWISE NOTED. COST FOR THIS WORK SHALL BE INCLUDED IN THE UNIT PRICES FOR SAID FACILITIES.

48. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO ASSURE THAT ALL PIPES, WALLS, ETC. ARE ADEQUATELY BRACED DURING CONSTRUCTION.

CLEARING AND GRADING

49. CONTRACTOR SHALL PERFORM EARTHWORK IN ACCORDANCE WITH APWA 2017 STANDARD DRAWINGS AND STANDARD SPECIFICATIONS AND THE RECOMMENDED EARTHWORK SPECIFICATION FOUND IN THE PROFESSIONALLY PREPARED REPORT OF GEOTECHNICAL INVESTIGATION.

50. THE CONTRACTOR SHALL REMOVE ALL VEGETATION AND DELETERIOUS MATERIALS FROM THE SITE UNLESS NOTED OTHERWISE; ALL EXISTING WELLS AND SEPTIC TANKS SHALL BE REMOVED AND/OR ABANDONED PER THE REQUIREMENTS OF ALL LOCAL, STATE AND FEDERAL REGULATIONS. THE COST TO PERFORM THIS WORK SHALL BE INCLUDED IN THE LUMP SUM CLEARING COST.

51. SUBSOIL INVESTIGATIONS MUST BE CONDUCTED AT THE SITE OF THE WORK. ALL FOOTING, FOUNDATION OR STRUCTURAL WALL CONSTRUCTION MUST ADHERE TO THE RECOMMENDATIONS DETAILED BY THE PROFESSIONAL REPORT OF THESE INVESTIGATIONS, CREATED BY A LICENSED GEOTECHNICAL ENGINEER.

52. SOIL INVESTIGATIONS MUST BE CONDUCTED BY A LICENSED GEOTECHNICAL ENGINEER FOR DESIGN PURPOSES ONLY, AND THE DATA SHOWN IN THE REPORTS ARE FOR SUBSURFACE CONDITIONS FOUND AT THE TIME OF THE INVESTIGATION. THE OWNER AND ENGINEER DISCLAIM RESPONSIBILITY FOR THE INTERPRETATION BY THE CONTRACTOR OF DATA, SUCH PROJECTION OR EXTRAPOLATION, FROM THE TEST HOLES TO OTHER LOCATIONS ON THE SITE OF THE WORK, SOIL BEARING VALUES AND PROFILES, SOIL STABILITY AND THE PRESENCE, LEVEL AND EXTENT OF UNDERGROUND WATER FOR SUBSURFACE CONDITIONS DURING CONSTRUCTION OPERATIONS.

53. ALL PROPOSED ELEVATIONS SHOWN ON THE GRADING PLAN ARE TO FINISHED SURFACE, THE CONTRACTOR IS RESPONSIBLE TO DEDUCT THE THICKNESS OF THE PAVEMENT STRUCTURAL SECTION FOR TOP OF SUB GRADE ELEVATIONS.

54. 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.

55. UNSUITABLE MATERIAL, SUCH AS TOP SOIL, WEATHERED BED ROCK, ETC., SHALL BE REMOVED AS REQUIRED BY THE SOILS ENGINEER (AND/OR ENGINEERING GEOLOGIST, WHERE EMPLOYED) FROM ALL AREAS TO RECEIVE COMPACTED FILL OR DRAINAGE STRUCTURES.

56. NO TREES SHALL BE REMOVED OR DAMAGED WITHOUT SPECIFIC WRITTEN AUTHORIZATION FROM PROPERTY OWNER.

57. THE EXISTING TOPOGRAPHY ON THESE PLANS IS BASED ON A TOPOGRAPHIC SURVEY PERFORMED BY BENCHMARK ENGINEERING AND LAND SURVEYING ON MARCH 7, 2019 AND MAY HAVE BEEN MODIFIED SINCE THIS SURVEY WAS PERFORMED.

58. FILLS IN EXCESS OF 4 FEET IN THICKNESS AND BENEATH ALL FOUNDATIONS OR PAVEMENT SECTIONS SHALL BE COMPACTED TO 95 PERCENT OF THE MAXIMUM DRY DENSITY AS DETERMINED BY THE ASTM D-1557 COMPACTION CRITERIA. ALL OTHER STRUCTURAL FILL LESS THAN 4 FEET IN THICKNESS SHOULD BE COMPACTED TO AT LEAST 90 PERCENT OF THE ABOVE CRITERIA. REFERENCE THE GEOTECHNCIAL REPORT.

59. COMPACTION TESTING WILL BE ACCOMPLISHED BY THE CONTRACTOR, OR THE CONTRACTOR WILL HAVE SUCH TESTING ACCOMPLISHED BY A SEPARATE CONTRACTOR. TEST RESULTS WILL BE SUBMITTED FOR REVIEW WITHIN 24 HOURS AFTER TEST.

60. CONTRACTOR TO SUBMIT PROCTOR AND/OR MARSHALL TEST DATA 24 HOURS PRIOR TO COMPACTION TESTS.

61. STRAIGHT GRADE SHALL BE MAINTAINED BETWEEN CONTOUR LINES AND SPOT ELEVATIONS UNLESS OTHERWISE SHOWN ON PLANS.

62. CUT AND FILL SLOPES SHALL BE NO STEEPER THAN 2 HORIZONTAL TO 1 VERTICAL. ALL SLOPES IN ADJOINING STREETS, DRAINAGE CHANNELS, OR OTHER FACILITIES SHALL BE GRADED NO STEEPER THAN 2 TO 1 FOR CUT AND FILL.

63. GRADES WITHIN ASPHALT PARKING AREAS SHALL BE CONSTRUCTED TO WITHIN 0.10 FEET OF THE DESIGN GRADE. HOWEVER, THE CONTRACTOR SHALL MAINTAIN POSITIVE DRAINAGE IN ALL PAVEMENT AREAS AND ALONG ALL CURBS. ALL CURBS SHALL BE BUILT IN ACCORDANCE TO THE PLAN. CURBS AND PAVEMENT AREAS WHICH ARE NOT INSTALLED PER PLAN MUST BE REMOVED AND REPLACED AT THE CONTRACTORS EXPENSE.

64. THE CONTRACTOR IS RESPONSIBLE FOR PROVIDING HIS OWN ESTIMATE OF EARTHWORK QUANTITIES.

65. WHERE NEW CURB AND GUTTER IS BEING CONSTRUCTED ADJACENT TO EXISTING ASPHALT OR CONCRETE PAVEMENT, THE FOLLOWING SHALL APPLY: PRIOR TO PLACEMENT OF ANY CONCRETE THE CONTRACTOR SHALL HAVE A LICENSE SURVEYOR VERIFY THE ELEVATION AND LOCATION OF THE EXISTING HARDSCAPE TIE-INS AS WELL AS THE CROSS SLOPE TO THE CURB AND GUTTER FORMS, PRIOR TO PLACEMENT OF ANY CONCRETE THE CONTRACTOR SHALL HAVE A LICENSE 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 TO 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.

66. SITE WORK SHALL MEET OR EXCEED OWNER'S SITE SPECIFICATIONS.

67. ALL SITE CONCRETE OR CONCRETE ELEMENT NOT SPECIFICALLY SHOWN AND DETAILED ON STRUCTURAL DRAWINGS TO HAVE A MINIMUM OF 28 DAY COMPRESSION STRENGTH OF 4000 PSI.

68. APPROVED PROTECTIVE MEASURES AND TEMPORARY DRAINAGE PROVISIONS MUST BE USED TO PROTECT ADJOINING PROPERTIES DURING THE GRADING PROJECT.

69. ALL DESIGN SLOPES AND TIE-IN SLOPES SHALL CONFORM TO THE FOLLOWING LIMITATIONS. CONTRACTOR SHALL NOTIFY CIVIL ENGINEER FOR REDESIGN IF ANY AREAS EXCEED THE FOLLOWING SLOPES PRIOR TO FORMING, POURING OR PAVING ANY HARDSCAPE.
69.1. LANDSCAPING SHALL SLOPE AT A MINIMUM OF 2% AND MAXIMUM OF 33% IN ANY DIRECTION
69.2. ASPHALT SHALL SLOPE AT A MINIMUM OF 1.5% AND MAXIMUM OF 5% IN ANY DIRECTION, SEE 68.6
69.3. CONCRETE FLATWORK SHALL SLOPE AT A MINIMUM OF 1% AND MAXIMUM OF 5% IN ANY DIRECTION, SEE 68.6
69.4. CURB AND GUTTER SHALL SLOPE AT A MINIMUM OF 0.5% AND MAXIMUM OF 5% IN THE LONGITUDINAL DIRECTION
69.5. ROADWAY CROSS SLOPES SHALL BE BETWEEN 2% AND 4% OR WITHIN THE RESPONSIBLE DISTRICT OR AGENCY'S LIMITS
69.6.FINISHED GRADE SHALL SLOPE AWAY FROM ALL BUILDINGS FOR A MINIMUM OF 10 FEET WITH THE FOLLOWING SLOPES: LANDSCAPING AT A MINIMUM OF 5%, AND IMPERVIOUS SURFACES AT A MINIMUM OF 2%
69.7. ALL ADA COMPONENTS SHALL MEET CURRENT ADA AND APWA SLOPE REQUIREMENTS

DEWATERING

70. THE CONTRACTOR SHALL FURNISH, INSTALL, OPERATE AND MAINTAIN ALL MACHINERY, APPLIANCES AND EQUIPMENT TO MAINTAIN ALL EXCAVATIONS FREE FROM WATER DURING CONSTRUCTION. THE CONTRACTOR SHALL DISPOSE OF THE WATER SO AS NOT TO CAUSE DAMAGE TO PUBLIC OR PRIVATE PROPERTY, OR TO CAUSE A NUISANCE OR MENACE TO THE PUBLIC OR VIOLATE THE LAW. THE DEWATERING SYSTEM SHALL BE INSTALLED AND OPERATED SO THAT THE GROUND LEVEL OUTSIDE THE EXCAVATION IS NOT REDUCED TO THE EXTENT WHICH WOULD CAUSE DAMAGE OR ENDANGER ADJACENT STRUCTURES OR PROPERTY. ALL COST FOR DEWATERING SHALL BE INCLUDED IN THE UNIT PRICE BID FOR ALL PIPE CONSTRUCTION. THE STATIC WATER LEVEL SHALL BE DRAWN DOWN A MINIMUM OF 1 FOOT BELOW THE BOTTOM OF EXCAVATIONS TO MAINTAIN THE UNDISTURBED STATE OF NATURAL SOILS AND ALLOW THE PLACEMENT OF ANY FILL TO THE SPECIFIED DENSITY. THE CONTRACTOR SHALL HAVE ON HAND, PUMPING EQUIPMENT AND MACHINERY IN GOOD CONDITION FOR EMERGENCIES AND SHALL HAVE WORKMEN AVAILABLE FOR ITS OPERATION: DEWATERING SYSTEM SHALL OPERATE CONTINUOUSLY UNTIL BACKFILL HAS BEEN COMPLETED TO 1 FOOT ABOVE THE NORMAL STATIC GROUNDWATER LEVEL.

71. THE CONTRACTOR SHALL CONTROL SURFACE WATER TO PREVENT ENTRY INTO EXCAVATIONS. AT EACH EXCAVATION, A SUFFICIENT NUMBER OF TEMPORARY OBSERVATION WELLS TO CONTINUOUSLY CHECK THE GROUNDWATER LEVEL SHALL BE PROVIDED.

72. SUMPS SHALL BE NO DEEPER THAN 5 FEET AND SHALL BE AT THE LOW POINT OF EXCAVATION. EXCAVATION SHALL BE GRADED TO DRAIN TO THE SUMPS.

73. THE CONTROL OF GROUNDWATER SHALL BE SUCH THAT SOFTENING OF THE BOTTOM OF EXCAVATIONS, OR FORMATION OF "QUICK" CONDITIONS OR "BOILS", DOES NOT OCCUR. DEWATERING SYSTEMS SHALL BE DESIGNED AND OPERATED SO AS TO PREVENT REMOVAL OF NATURAL SOILS. THE RELEASE OF GROUNDWATER AT ITS STATIC LEVEL SHALL BE PERFORMED IN SUCH A MANNER AS TO MAINTAIN THE UNDISTURBED STATE OF NATURAL FOUNDATION SOILS, PREVENT DISTURBANCE OF COMPACTED BACKFILL, AND PREVENT FLOTATION OR MOVEMENT OF STRUCTURES, PIPELINES AND SEWERS. IF A UPDES (UTAH POLLUTANT DISCHARGE ELIMINATION SYSTEM) PERMIT IS REQUIRED FOR DISPOSAL OF WATER FROM CONSTRUCTION DEWATERING ACTIVITIES, IT SHALL BE OBTAINED BY THE CONTRACTOR PRIOR TO ANY DEWATERING ACTIVITIES.

74. ONE HUNDRED PERCENT STANDBY PUMPING CAPACITY SHALL BE AVAILABLE ON SITE AT ALL TIMES AND SHALL BE CONNECTED TO THE DEWATERING SYSTEM PIPING AS TO PERMIT IMMEDIATE USE. IN ADDITION STANDBY EQUIPMENT AND APPLIANCES FOR ALL ORDINARY EMERGENCIES, AND COMPETENT WORKMEN FOR OPERATION AND MAINTENANCE OF ALL DEWATERING EQUIPMENT SHALL BE ON SITE AT ALL TIMES. STANDBY EQUIPMENT SHALL INCLUDE EMERGENCY POWER GENERATION AND AUTOMATIC SWITCH OVER TO THE EMERGENCY GENERATOR WHEN NORMAL POWER FAILS. DEWATERING SYSTEMS SHALL NOT BE SHUT DOWN BETWEEN SHIFTS, ON HOLIDAYS, ON WEEKENDS, OR DURING WORK STOPPAGES.

SITE SAFETY AND MAINTENANCE

75. THE CONTRACTOR SHALL ASSUME SOLE AND COMPLETE RESPONSIBILITY FOR THE JOB SITE CONDITIONS, INCLUDING SAFETY OF ALL PERSONS AND PROPERTY, DURING THE COURSE OF CONSTRUCTION OF THIS PROJECT. THIS REQUIREMENT SHALL APPLY CONTINUOUSLY, AND SHALL NOT BE LIMITED TO NORMAL WORKING HOURS. THE CONTRACTOR SHALL DEFEND, INDEMNIFY AND HOLD THE OWNER AND THE ENGINEER HARMLESS FROM ANY AND ALL LIABILITY, REAL OR ALLEGED, IN CONNECTION WITH PERFORMANCE OF WORK ON THIS PROJECT.

76. 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 THE FINAL PAYMENT.

E. THEY SHALL BE RESPONSIBLE FOR THEIR OWN SAFETY, TRAFFIC CONTROL, PERMITS, RETESTING AND REINSPECTIONS 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, FLAGMEN OR OTHER DEVICES NECESSARY FOR PUBLIC SAFETY.

H. THE CONTRACTOR SHALL BE RESPONSIBLE TO PROVIDE ALL WATER, POWER, SANITARY FACILITIES AND TELEPHONE SERVICES AS REQUIRED FOR THE CONTRACTORS USE DURING CONSTRUCTION.

I. ALL DEBRIS AND FOREIGN MATERIAL SHALL BE REMOVED FROM THE SITE AND DISPOSED OF AT APPROVED DISPOSAL SITES. THE CONTRACTOR SHALL OBTAIN NECESSARY PERMITS FOR THE TRANSPORTATION OF MATERIAL TO AND FROM THE SITE.

72. FOR ALL WORK WITHIN PUBLIC RIGHTS-OF-WAY OR EASEMENTS, THE CONTRACTOR SHALL PRESERVE THE INTEGRITY AND LOCATION OF ANY AND ALL PUBLIC UTILITIES AND PROVIDE THE NECESSARY CONSTRUCTION TRAFFIC CONTROL. CONTRACTOR SHALL, THROUGH THE ENCROACHMENT PERMIT PROCESS, VERIFY WITH THE NECESSARY REGULATORY AGENCIES, THE NEED FOR ANY TRAFFIC ROUTING PLAN. IF PLAN IS REQUIRED, CONTRACTOR SHALL PROVIDE PLAN AND RECEIVED PROPER APPROVALS PRIOR TO BEGINNING CONSTRUCTION. WORK IN EASEMENT AND/OR RIGHTS-OF-WAY IS SUBJECT TO THE APPROVAL AND ACCEPTANCE OF THE REGULATORY AGENCY RESPONSIBLE FOR OPERATION AND/OR MAINTENANCE OF SAID AND/OR RIGHT-OF-WAY. ALL CONSTRUCTION WORK IN UDOT RIGHT- OF -WAY SHALL BE SUBJECT TO INSPECTION BY THE STATE. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO INSURE THAT INSPECTIONS TAKE PLACE WHERE AND WHEN REQUIRED AND TO INSURE THAT ALL WORK IS COMPLETED TO UDOT STANDARDS.

SURFACE IMPROVEMENTS:

73. SUBGRADE PREPARATION: SUBGRADE SHALL BE COMPACTED TO A 95% RELATIVE C0MPACTION TO A MINIMUM DEPTH OF 6" FOR ALL ON-SITE DEVELOPMENT. ALL OFF-SITE IMPROVEMENTS ARE TO BE DONE PER APWA STANDARDS.

74. AGGREGATE SUB-BASE: AGGREGATE SUB-BASE SHALL BE GRANULAR BACKFILL BORROW. AGGREGATE SUB-BASE MATERIAL SHALL BE CLEAN AND FREE FROM VEGETABLE MATTER AND OTHER DELETERIOUS SUBSTANCE. AGGREGATE SHALL COMPLY WITH THE GUIDELINE REQUIREMENTS FOR PAVEMENTS FOUND IN THE PROFESSIONALLY PREPARED OF THE SOILS INVESTIGATIONS COMPLETED ON THIS SITE.

75. AGGREGATE BASE: AGGREGATE BASE SHALL BE GRADE 3/4 UNTREATED BASE COURSE, AND COMPLY PREPARED REPORT OF THE SOILS INVESTIGATION PREPARED ON THIS SITE.

76. ALL SIDEWALKS AND CROSSINGS TO MEET CURRENT ADA STANDARDS/ APWA STANDARDS.

77. PAYMENT FOR PAVEMENT WILL BE MADE ONLY FOR AREAS SHOWN ON PLANS. REPLACEMENT OF PAVEMENT WHICH IS BROKEN OR CUT DURING THE INSTALLATION OF THE WORK COVERED BY THESE GENERAL NOTES, AND WHICH LIES OUTSIDE OF SAID AREAS, SHALL BE INCLUDED IN THE CONTRACTOR'S UNIT PRICE FOR PAVEMENT, AND NO ADDITIONAL PAYMENT SHALL BE MADE FOR SUCH WORK.

78. INSTALLATION OF STREET LIGHTS SHALL BE IN ACCORDANCE WITH CITY STANDARDS.

79. PRIOR TO FINAL ACCEPTANCE OF THE IMPROVEMENTS BUILT BY THESE PLANS AND SPECIFICATIONS THE CONTRACTOR SHALL BE RESPONSIBLE TO COORDINATE WITH THE OWNER, CITY, AND POWER COMPANY TO HAVE THE ELECTRICAL SYSTEM AND ALL STREET LIGHTS ENERGIZED.

80. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE REMOVAL OF ALL STRIPING AND/OR PAVEMENT MARKINGS NECESSARY TO THE EXISTING STRIPING INTO FUTURE STRIPING. METHOD OF REMOVAL SHALL BE BY GRINDING OR SANDBLASTING.

81. STRIPING AND PAVEMENT MARKINGS SHALL BE IN CONFORMANCE WITH MUTCD & APWA 32 17 23.

82. DURING THE BIDDING PROCESS, CONTRACTOR TO REVIEW DESIGN SLOPES SHOWN FOR PAVEMENT AND WARRANTY THE PAVEMENT TO THE OWNER BASED UPON THE DESIGN SLOPES SHOWN HEREON. CONCERNS WITH SLOPES MUST BE BROUGHT DURING THE BIDDING PROCESS.

83. IT IS THE INTENT ON THESE PLANS THAT ALL PAVEMENT SLOPE TO A CATCH BASIN, INLET BOX OR OUT INTO A STREET. CONTRACTOR TO VERIFY FINISH SPOT ELEVATIONS AND NOTIFY ENGINEER IF THERE ARE DISCREPANCIES THAT WOULD CAUSE PUDDLING ON THE SITE.

No.	DATE	DESCRIPTION
1	06/01/22	REVISED SITE LAYOUT PER CITY COMMENTS
2	06/21/22	REVISED PER CITY COMMENTS
3	08/18/22	REVISED PER CITY COMMENTS

DRAWN BY MR/HO
CHECKED BY AGA
FIELD CREW CL/BAL
DATE 01/14/2022
DWG. FILE 2109270_SITE

0 0.5 1
SCALE MEASURES 1-INCH ON FULL SIZE SHEETS
ADJUST ACCORDINGLY FOR REDUCED SIZE SHEETS

PROFESSIONAL ENGINEER
8/18/22
No. 11366633
ALLISON G. ALBERT
STATE OF UTAH

BENCHMARK
ENGINEERING &
LAND SURVEYING
9138 SOUTH STATE STREET SUITE #100
SANDY, UTAH 84070 (801) 542-7192
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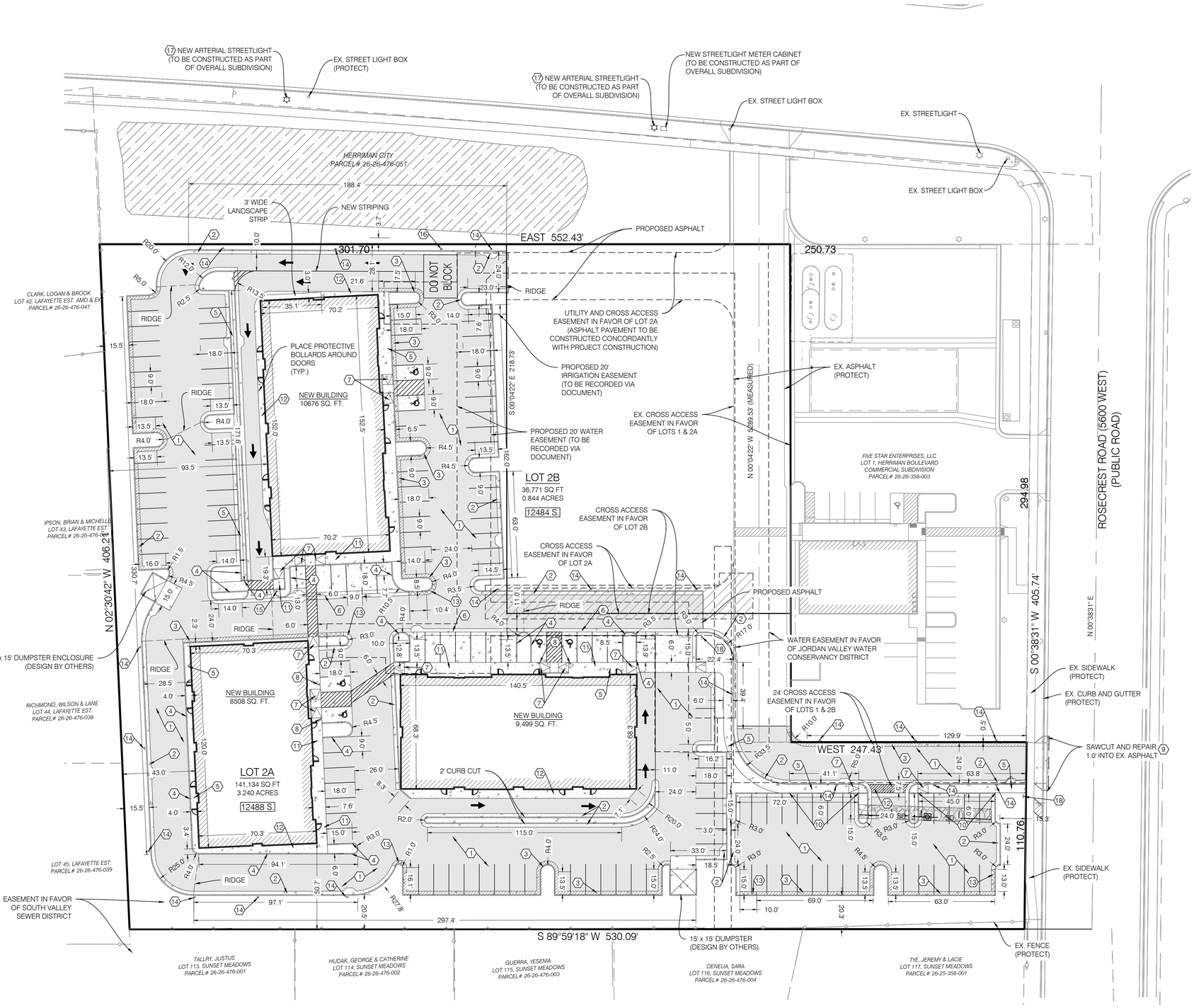
GEOFF DEARING HERRIMAN

12484 S ROSECREST RD
HERRIMAN, UTAH

PROJECT NO. 2109270

GEN. NOTES
LEGEND &
ABBREV.

CGN.01
2 OF 12



NORTH

GRAPHIC SCALE

30 0 15 30 60

(IN FEET)
1 inch = 30ft.

CONSTRUCTION KEY NOTE REFERENCE		
NO.	DESCRIPITON	DETAIL
1	ASPHALT PAVEMENT WITH GRANULAR BASE	1/CDT.01
2	CONCRETE CURB AND GUTTER PER APWA #205 TYPE 'A'	
3	RELEASE CURB & GUTTER	5/CDT.01
4	6" CONCRETE CURB PER APWA #209 TYPE 'P'	
5	SIDEWALK PER PER HERRIMAN CITY STDS.	
6	4' WATERWAY PER APWA #211	
7	ADA RAMP	1/CDT.02
8	ADA SIGN (VAN ACCESSIBLE)	1/CDT.02
9	FLARE DRIVE APPROACH PER APWA #221.1	
10	MODIFIED CATCH CURB & GUTTER (WITH REVEAL), SEE CGD.01	7/CDT.01
11	INTEGRAL SIDE WALK	8/CDT.01
12	CONCRETE PAVEMENT WITH GRANULAR BASE	1/CDT.01
13	TRANSITION CURB AND GUTTER	
14	"NO PARKING" SIGN	
15	"DO NOT ENTER" SIGN	
16	"ONE-WAY" SIGN	
17	ARTERIAL STREET LIGHT PER HERRIMAN CITY STDS	1/CDT.04
18	STOP SIGN PER HERRIMAN RD-06 (WITH DECORATIVE CAP & BASE)	9/CDT.01

AREA TABLE		
PARTICULARS	S.F.	%
BUILDING	28,694	20.3
HARDSCAPE	91,518	64.9
LANDSCAPE	20,932	14.8
TOTAL	141,134	100.0

NOTE:
SLOPE ACROSS THE ACCESSIBLE PARKING STALLS & ACCESS ISLE SHALL NOT EXCEED A 1:48 (2.00%) SLOPE, THE MAX GRADE DIFFERENCE BETWEEN THE ASPHALT SURFACE, ACCESSIBLE RAMP, AND SIDEWALK SHALL NOT EXCEED 1/4 INCH VERTICAL OR 1/2 INCH WHEN BEVELED. THE ACCESSIBLE MEANS OF EGRESS INCLUDING THE DRIVEWAY PORTION SHALL NOT EXCEED A SLOPE OF 1:20 (5.0%) & A CROSS SLOPE OF 1:48 (2.0%). ALL EXTERIOR DOOR WAY ACCESS REQUIRE AN EXTERIOR LANDING 60 INCHES IN LENGTH WITH A SLOPE NOT EXCEEDING A 1:48 (2.0%) SLOPE

PARKING COUNT		
PARTICULARS	PROVIDED	
	STANDARD	ADA
PARKING STALLS	125	6
TOTAL	131	

NOTE:
SAWCUT WIDTH, LOCATIONS AND TIE-IN ELEVATIONS TO EXISTING GRADE ARE APPROXIMATE. CONTRACTOR TO FIELD VERIFY LOCATION, EXTENT OF SAWCUTTING, AND TIE-IN SLOPES TO EXISTING GRADE PRIOR TO CONSTRUCTION. IT IS THE INTENT ON THESE PLANS THAT ALL PAVEMENT SHALL TIE INTO EXISTING GRADE PER SLOPES LISTED ON CGN.01 NOTE 68. SEE NOTES 64, 68, & 83 ON CGN.01 FOR FURTHER DETAIL.

NOTE:
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CHECKED BY AGA
FIELD/BK CL/BAL
DATE 01/14/2022
DWG. FILE 2109270_SITE

SCALE MEASURES 1INCH ON FULL SIZE SHEETS
ADJUST ACCORDINGLY FOR REDUCED SIZE SHEETS
0 0.5

PROFESSIONAL ENGINEER
5/18/22
No. 11366633
ALLISON G. ALBERT
STATE OF UTAH

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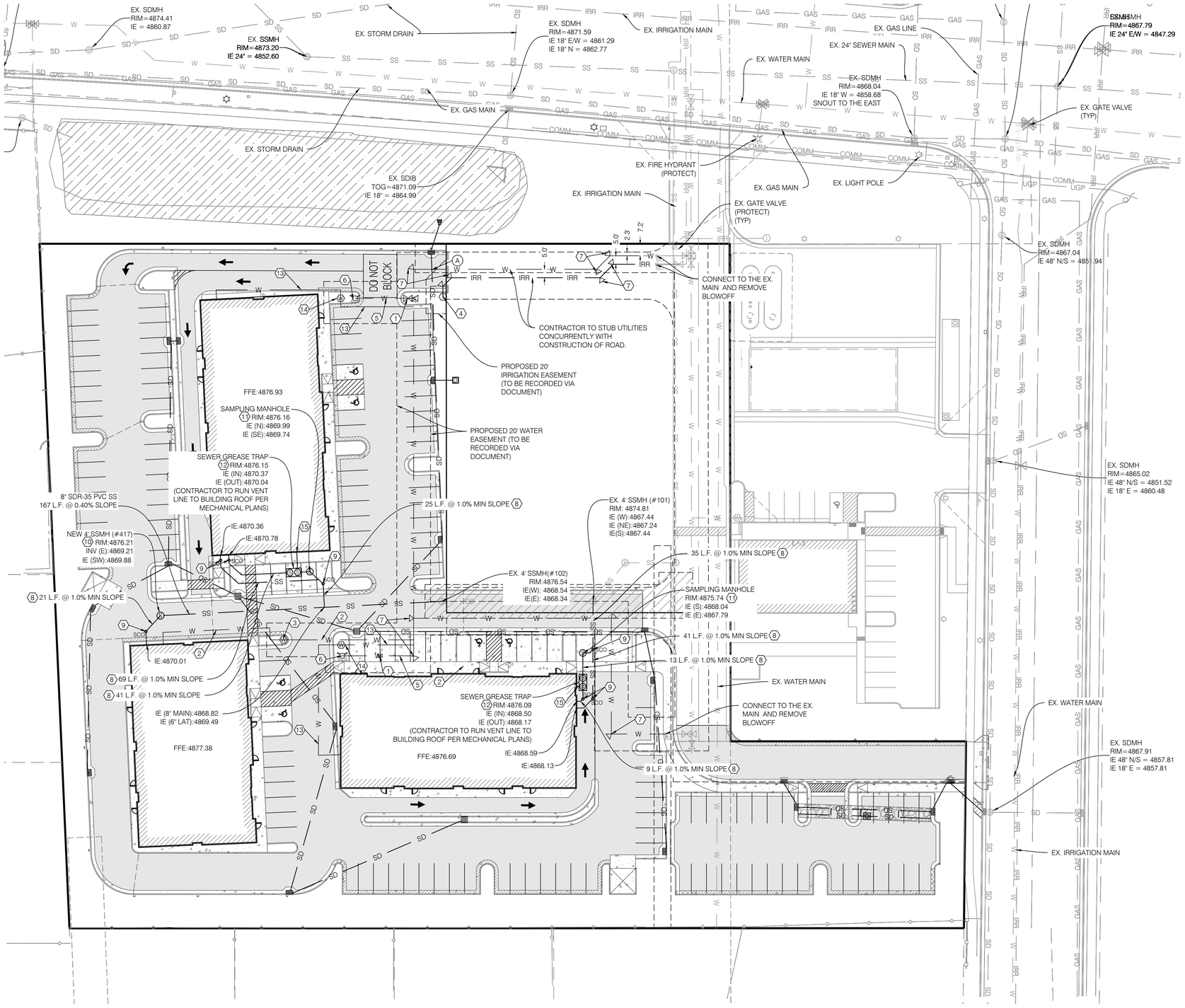
HERRIMAN, UTAH

PROJECT NO. 2109270

SITE PLAN

CSP.01
3 OF 12



NORTH

GRAPHIC SCALE

30 0 15 30 60

(IN FEET)
1 inch = 30ft.

CONSTRUCTION KEY NOTE REFERENCE

NO.	DESCRIPTION	DETAIL
1	GATE VALVE PER HERRIMAN CITY STDS.	3/CDT.01
2	1" IPS POLY WATER SERVICE LINE	3/CDT.02
3	1" WATER METER & VAULT PER HERRIMAN CITY STDS.	3/CDT.02
4	1" IRRIGATION METER PER HERRIMAN CITY STD.	
5	6" PVC C-900 FIRELINE	
6	FIRE HYDRANT PER HERRIMAN CITY CW-15	2/CDT.04
7	THRUST BLOCK PER APWA #561	
8	6" PVC SDR-35 SEWER LATERAL PER SVSD.	4/CDT.01
9	SEWER CLEAN OUT PER SVSD.	4/CDT.01
10	4' Ø SSMH PER SVSD.	2/CDT.01
11	SAMPLING MANHOLE PER SVSD.	5/CDT.03
12	SEWER GREASE TRAP PER SVSD.	4/CDT.03
13	1.5" IPS POLY WATER SERVICE LINE	
14	1.5" WATER METER & VAULT PER HERRIMAN CITY STDS.	3/CDT.04
15	SEWER VENT (SEE MECHANICAL PLANS FOR VENT LOCATION)	

NOTE:
PRIOR TO FABRICATION OR CONSTRUCTION, BEGIN AT THE LOW END OF ALL GRAVITY UTILITY LINES AND VERIFY THE INVERT ELEVATION OF THE POINT OF CONNECTION. NOTIFY ENGINEER FOR REDESIGN IF CONNECTION POINT IS HIGHER THAN SHOWN OR IF ANY UTILITY CONFLICTS OCCUR. GRAVITY CONNECTIONS MUST BE DONE PRIOR TO BUILDING FOOTINGS AND ROUGH PLUMBING ARE CONSTRUCTED.

NOTE:
POTHOLE TO IDENTIFY ANY CONFLICTS BEFORE ANY PIPE INSTALLATION. CONTACT ENGINEER IF ANY CONFLICTS ARE IDENTIFIED.

NOTE:
ALL SEWER LATERAL BENDS TO BE CONSTRUCTED AS SWEEPING BENDS.

NOTE A:
12" OF VERTICAL SEPARATION REQUIRED BETWEEN STORM AND WATER LINES. LOOP WATER MAIN IF IN CONFLICT.

NOTE B:
18" OF VERTICAL SEPERATION REQUIRED BETWEEN SEWER AND WATER LINES. CONTACT ENGINEER FOR REDESIGN IF NECESSARY

NOTE C:
12" OF VERTICAL SEPERATION REQUIRED BETWEEN SEWER AND STORM. CONTACT ENGINEER FOR REDESIGN IF NECESSARY

HYDRAULIC MODELING INFORMATION
COMMERCIAL SQUARE FOOTAGE:28,694 SQ. FT.
IRRIGATED ACREAGE (INCLUDING CITY POND):1.08 ACRES
SQUARE FOOTAGE OF LARGEST BUILDING:10,678 SQ. FT.
PROPOSED BUILDING USE: OFFICE SPACE, RETAIL, RESTAURANTS
TYPE OF CONSTRUCTION: V-B

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SCALE MEASURES 1-INCH ON FULL SIZE SHEETS
ADJUST ACCORDINGLY FOR REDUCED SIZE SHEETS

DRAWN BY: MRJHO
CHECKED BY: AGA
FIELD CREW: CL/BAL
DATE: 01/14/2022
SPEC FILE: 2109270_SITE

PROFESSIONAL ENGINEER
No. 11366633
ALLISON G. ALBERT
STATE OF UTAH
8/18/22

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HERRIMAN, UTAH

PROJECT NO. 2109270

UTILITY PLAN

CUP.01
4 OF 12

SEE CGD.02

MATCHLINE

GRADING AND DRAINAGE KEY NOTE REFERENCE		
NO.	DESCRIPITON	DETAIL
1	GRADE SITE TO ELEVATIONS SHOWN ON PLAN	
2	12" DIAMETER HDPE ADS N-12 STORM DRAIN LINE	
3	STORM DRAIN INLET BOX PER APWA #315.1	
4	3'X3' CATCH BASIN	2/CDT.02
5	18F SNOUT	1/CDT.03
6	12" FLARED END SECTION PER APWA #323.1	
7	15" DIAMETER HDPE ADS N-12 STORM DRAIN LINE	
8	24" DIAMETER PERFORATED HDPE ADS N-12 STORM DRAIN LINE	
9	PERFORATED PIPE DETENTION SYSTEM	2/CDT.03
10	2.0' Ø ORIFICE PLATE	3/CDT.03
11	30F SNOUT	1/CDT.03
12	18F SNOUT	1/CDT.03
13	12" FLARED END SECTION PER APWA #323.1	

ALL HDPE/RCP CLASS III PIPE TO HAVE SOIL TIGHT JOINTS

NOTE:
POTHOLE TO IDENTIFY ANY CONFLICTS BEFORE ANY PIPE INSTALLATION. CONTACT ENGINEER IF ANY CONFLICTS ARE IDENTIFIED.

NOTE:
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NOTE:
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NOTE:
WRITTEN PERMISSION MUST BE OBTAINED PRIOR TO ANY CONSTRUCTION WITHIN ADJACENT PROPERTY.

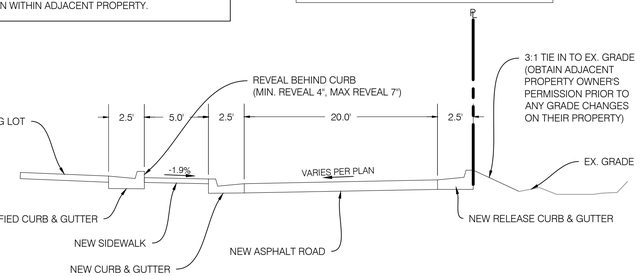
SURVEY CONTROL NOTE:
THE CONTRACTOR OR SURVEYOR PERFORMING THE CONSTRUCTION SURVEYING SHALL BE RESPONSIBLE TO PROVIDE CONSTRUCTION LAYOUT PER THE APPROVED PLANS ONLY. THE SURVEYOR SHALL ALSO BE RESPONSIBLE FOR VERIFYING HORIZONTAL CONTROL FROM THE SURVEY MONUMENTS AND FOR VERIFYING ANY ADDITIONAL CONTROL POINTS SHOWN ON THE SURVEY OR IMPROVEMENTS PLANS OR ON ELECTRONIC DATA PROVIDED BY BENCHMARK ENGINEERING AND LAND SURVEYING. THE SURVEYOR SHALL ALSO USE THE BENCHMARKS AS SHOWN ON THE PLAN, AND VERIFY THEM AGAINST NO LESS THAN THREE EXISTING HARD IMPROVEMENT ELEVATIONS INCLUDED ON THESE PLANS OR ON ELECTRONIC DATA PROVIDED BY BENCHMARK ENGINEERING AND LAND SURVEYING. IF ANY DISCREPANCIES ARE ENCOUNTERED, THE SURVEYOR SHALL IMMEDIATELY NOTIFY THE ENGINEER AND RESOLVE THE DISCREPANCIES BEFORE PROCEEDING WITH ANY CONSTRUCTION SURVEYING. IT IS ALSO THE RESPONSIBILITY OF THE SURVEYOR TO VERIFY ANY ELECTRONIC DATA WITH THE APPROVED STAMPED AND SIGNED PLANS AND NOTIFY THE ENGINEER WITH ANY DISCREPANCIES.

BENCHMARK:
SOUTHEAST CORNER OF SECTION 26, TOWNSHIP 3 SOUTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN. THE FOUND BRASS CAP.
ELEVATION = 4880.27 (NAVD88)

NORTH

GRAPHIC SCALE
20 0 10 20 40
(IN FEET)
1 inch = 20ft.

ROW CROSS SECTION (A)
SCALE: 1"=5'



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ADJUST ACCORDINGLY FOR REDUCED SIZE SHEETS

DRAWN BY: MRJHO
CHECKED BY: AGA
FIELD CREW: CLBAL
DATE: 01/14/2022
DWG FILE: 2109270_SITE

8/18/22
No. 11306633
ALLISON G. ALBERT
STATE OF UTAH

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GRADING & DRAINAGE PLAN

CGD.01
5 OF 12

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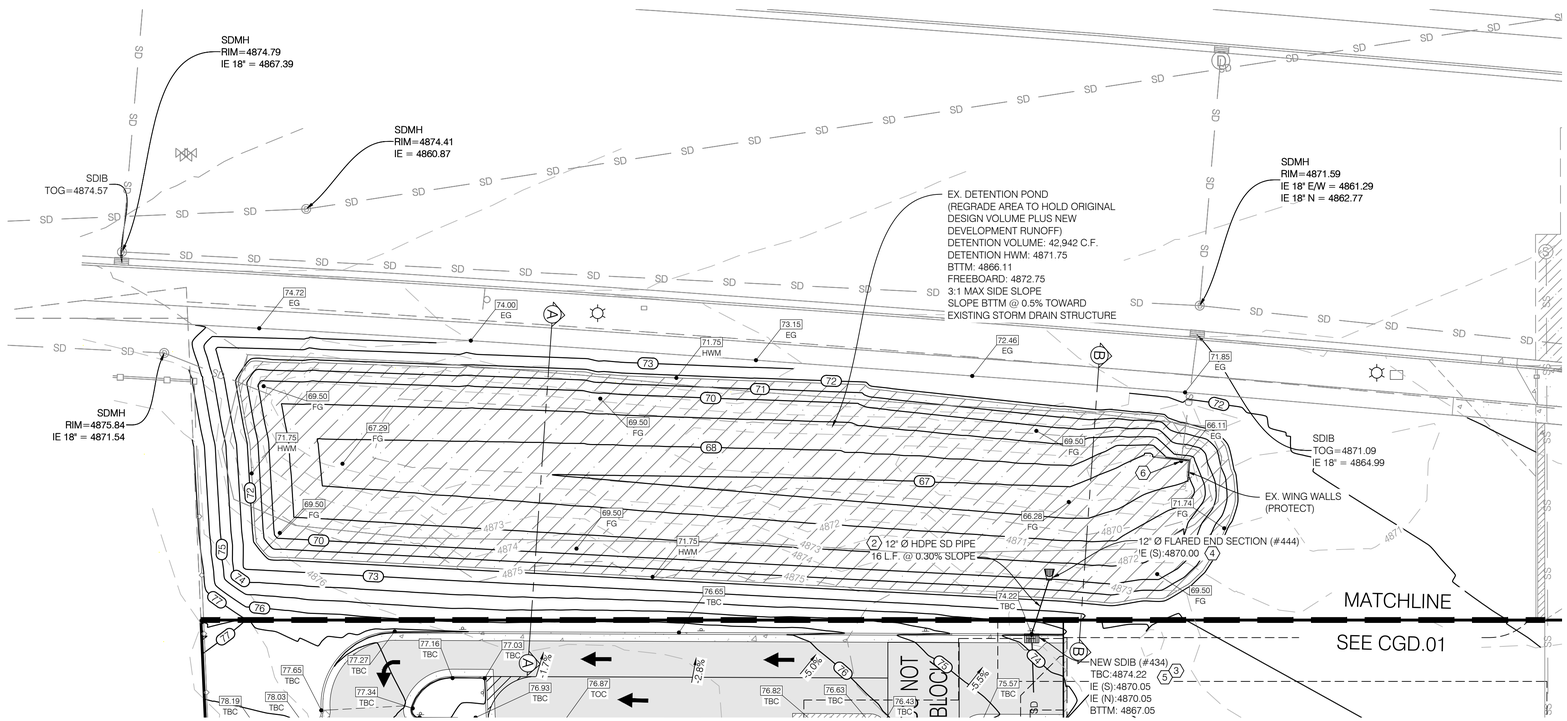

NORTH

GRAPHIC SCALE

20 0 10 20 40

(IN FEET)
1 inch = 20ft.

STORM DRAINAGE CALCULATIONS
Rational Method (Q=CIA)
Drainage Area #1

Area Identification (A)		Rational Coefficient (C)	C*A
Roof-Lot 2A =	28,684	0.9	25815.6 S.F.
Pavement-Lot 2A =	77,348	0.9	69613.2 S.F.
Landscaping-Lot 2A =	15,530	0.2	3106 S.F.
Roof-Lot 2B (Estimated) =	4,000	0.9	3600 S.F.
Pavement-Lot 2B (Estimated) =	27,255	0.9	24529.5 S.F.
Landscaping-Lot 2B (Estimated) =	5,516	0.2	1103.2 S.F.
Sum:	158333 S.F.	Sum:	127768 S.F.

NOAA ATLAS 14 (100 YEAR STORM) — **Allowable Discharge =** 02cfs/acre

Time (min)	Intensity (in/hr)	Rainfall (inches)	Rainfall Excess (cu.ft.)	Allowed Discharge (cu.ft)	Volume to Detain (cu.ft)
15	4.02	1.005	10701	65	10635
30	2.71	1.355	14427	131	14296
60	1.68	1.680	17887	262	17626
120	0.91	1.826	19442	523	18919
180	0.62	1.851	19708	785	18923
360	0.33	1.992	21209	1570	19639
720	0.19	2.292	24404	3140	**21263**
1440	0.10	2.496	26576	6281	20295

Expand existing pond to hold new volume requirement plus the original design volume of the pond.

Original Pond Design Volume: 21,000 cf
Additional Runoff from New Development: 21,263 cf
Total Required Pond Volume: 42,263 cf

Detention Calculations

Pond Volume
Pond 1 Civil 3D = **42,942 cf**

Is there adequate storage? Storage Provided = **42,942 cf**
Req. Storage = **42,263 cf** **YES**

The new pond is designed such that the pond bottom and high water mark are the same as the original design; no changes to the existing orifice, walls, or storm drain structures will be necessary.

Orifice Design:
The storm runoff will be detained at 0.2 cfs/acre

$$Q = C_d A_0 \sqrt{2gh}$$

Existing orifice diameter	11.75 inch
Current discharge from existing city pond:	8.75 cfs
Total acreage of Drainage Area 1:	3.63 acres
Additional discharge from new development:	0.02 cfs/acre
Total discharge allowed from site:	8.82 cfs
Maxhead:	5.64 ft
Design diameter for new orifice:	11.80 inch

STORM DRAINAGE CALCULATIONS
Rational Method (Q=CIA)
Drainage Area #2

Area Identification (A)		Rational Coefficient (C)	C*A
Roof =	0	0.9	0 S.F.
Pavement =	14,170	0.9	12753 S.F.
Landscaping =	5,402	0.2	1080.4 S.F.
Sum:	19572 S.F.	Sum:	13833.4 S.F.

NOAA ATLAS 14 (10 YEAR STORM) — **Allowable Discharge =** 02cfs/acre

Time (min)	Intensity (in/hr)	Rainfall (inches)	Rainfall Excess (cu.ft.)	Allowed Discharge (cu.ft)	Volume to Detain (cu.ft)
15	2.20	0.550	634	8	626
30	1.40	0.700	807	16	791
60	0.88	0.880	1014	32	982
120	0.23	0.460	530	65	466
180	0.14	0.420	484	97	387
360	0.23	1.380	1591	194	1397
720	0.14	1.680	1937	388	**1548**
1440	0.08	1.920	2213	776	1437

Perforated Pipe System

Gravel Field #1

Gravel Length	81.00 ft	**System Pipe Storage**	
Gravel Width	8.00 ft	Length of 24" HDPE	162 ft
Depth of Gravel	5.00 ft	Volume Stored	509 cf
Gravel Volume	3,240 cf		
Gravel Volume Less Pipes	2,731 cf		
Porosity	40%		
Void Storage	1,092 cf	**Total System Storage**	**1601 cf**

85% Percentile Retention Volume

Tributary Area, A:	19,572 sf	*Granato Method*
Impervious Area:	14,170 sf	$R_V\,(i < 0.55) = 0.225 * i + 0.05$
Imperviousness:	0.72 sf	$R_V\,(i \geq 0.55) = 1.14 * i - 0.371$
85% Percentile Storm Depth, d:	0.52 in	
Volumetric Runoff Coefficient, Rv:	0.45 sf	
Required Water Quality Volume, WQV:	**385 cf**	
Provided Water Quality Volume, WQV:	**454 cf**	**YES**

Is there adequate storage? Storage Provided = **1,601 cf**
Req. Storage = **1,548 cf** **YES**

Orifice Design:
The storm runoff will be detained at 0.2 cfs/acre

$$Q = C_d A_0 \sqrt{2gh}$$

Total acreage of development:	0.45 acres
Allowable discharge:	0.02 cfs/acre
Maxhead:	3.69 ft
Design diameter for new orifice:	0.4 inch *

*Use 2.0" diameter orifice to prevent clogging.

GRADING AND DRAINAGE KEY NOTE REFERENCE

NO.	DESCRIPITON	DETAIL
1	GRADE SITE TO ELEVATIONS SHOWN ON PLAN	
2	12" DIAMETER HDPE ADS N-12 STORM DRAIN LINE	
3	STORM DRAIN INLET BOX PER APWA #315.1	
4	12" FLARED END SECTION PER APWA #323.1	
5	18F SNOUT	1/CDT.03
6	11.81" ORIFICE RESTRICTOR PLATE (REPLACE EX. 11.75" ORIFICE)	3/CDT.03

ALL HDPE/RCP CLASS III PIPE TO HAVE SOIL TIGHT JOINTS

NOTE:
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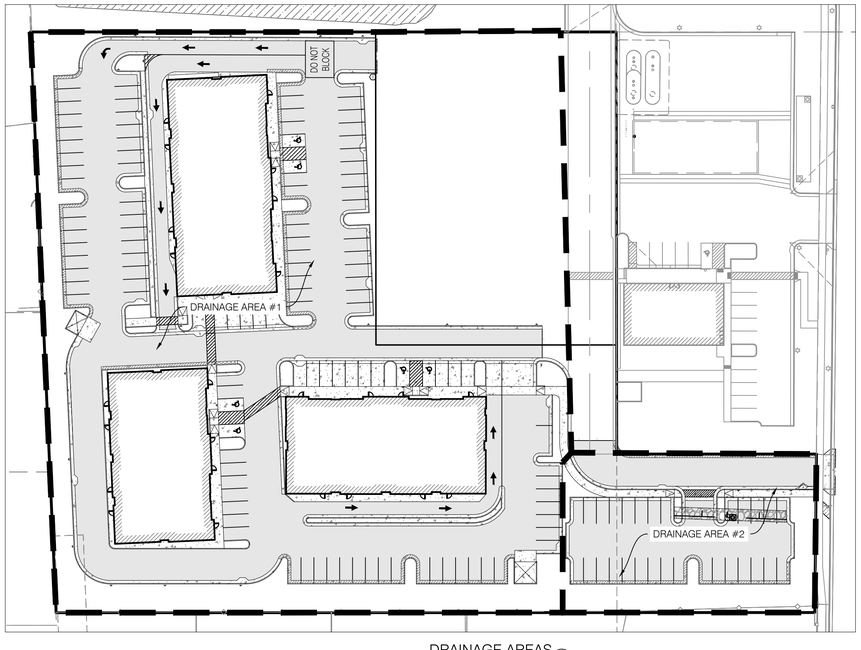
NOTE:
POTHOLE TO IDENTIFY ANY CONFLICTS BEFORE ANY PIPE INSTALLATION. CONTACT ENGINEER IF ANY CONFLICTS ARE IDENTIFIED.

SUBJECT PROPERTY IS LOCATED WITHIN ZONE 'X', WHICH IS DESCRIBED AS "AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN" AS SHOWN ON FLOOD INSURANCE RATE MAP FOR SALT LAKE COUNTY , UTAH AND UNINCORPORATED AREAS MAP #49035C0419G REVISED 9/25/2009.



DRAINAGE AREAS (1)
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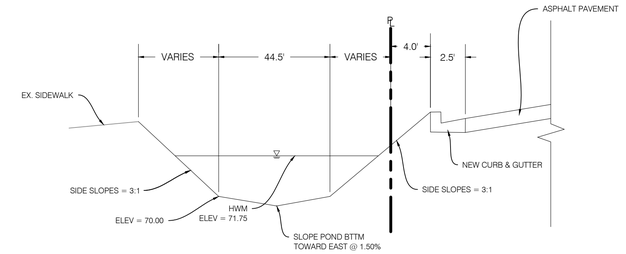
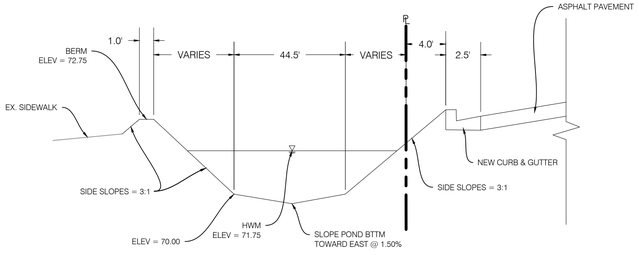


POND CROSS SECTION (A)
SCALE:NTS



POND CROSS SECTION (B)
SCALE:NTS

BENCHMARK:
SOUTHEAST CORNER OF SECTION 26, TOWNSHIP 3 SOUTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN. THE FOUND BRASS CAP.
ELEVATION = 4880.27 (NAVD88)

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DRAWN BY: MRJ/HO
CHECKED BY: AGA
FIELD CREW: CL/BAL
DATE: 01/14/2022
SHEET FILE: 2109270_SITE

SCALE MEASURES 1-INCH ON FULL SIZE SHEETS
ADJUST ACCORDINGLY FOR REDUCED SIZE SHEETS
1" 0.5 0

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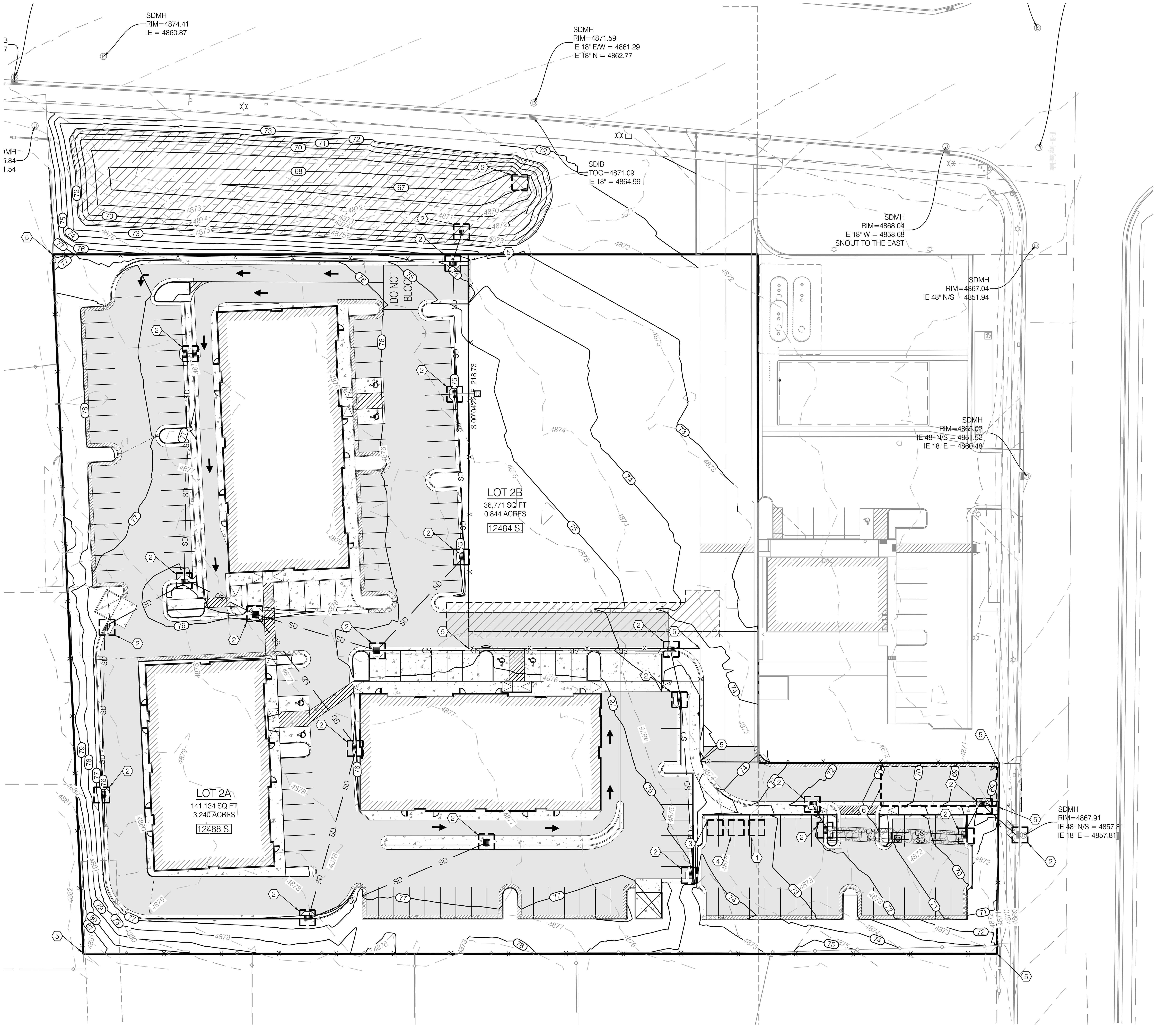
GRADING & DRAINAGE PLAN

CGD.02
6 OF 12



NORTH

GRAPHIC SCALE

30 0 15 30 60

(IN FEET)
1 inch = 30ft.

SWPPP KEY NOTES REFERENCE		
PROVIDE, INSTALL AND/OR CONSTRUCT THE FOLLOWING PER THE SPECIFICATIONS GIVEN OR REFERENCED AND THE DETAILS NOTED AND AS SHOWN ON THE CONSTRUCTION DRAWINGS.		
NO.	DESCRIPTION	DETAIL
1	CONCRETE WASTE MANAGEMENT	1/CEP.02
2	INLET PROTECTION WATTLE	2/CEP.02
3	MATERIALS STORAGE	3/CEP.02
4	PORTABLE TOILETS	4/CEP.02
5	SILT FENCE	6/CEP.02
6	TEMPORARY CONSTRUCTION ENTRANCE	7/CEP.02

NOTE: CONTRACTOR SHALL INSTALL EROSION CONTROLS (SILT FENCES, STRAW BALES, ETC) AS REQUIRED BY REGULATORY AGENCIES. SAID CONTROLS SHALL BE INSTALLED IN ACCORDANCE WITH AGENCY STANDARDS AND FOLLOWING BEST MANAGEMENT PRACTICES FOR ACTUAL PLACEMENT ON SITE. STRAW BALES SHOWN ON THESE DRAWINGS ARE INTENDED AS A MINIMUM REQUIREMENT. ADDITIONAL CONTROLS REQUESTED BY AGENCY INSPECTORS SHALL BE REQUIRED. DUST CONTROL SHALL BE PROVIDED AT ALL TIMES, AT THE CONTRACTORS EXPENSE, TO MINIMIZE ANY DUST NUISANCE AND SHALL BE IN ACCORDANCE WITH THE REQUIREMENTS OF THE CITY.

CALL BEFORE YOU DIG.
IT'S FREE & IT'S THE LAW.
BLUE STAKES OF UTAH
UTILITY NOTIFICATION CENTER
1-800-662-4111
www.bluestakes.org

No.	DATE	DESCRIPTION
1	06/01/22	REVISED SITE LAYOUT PER CITY COMMENTS
2	06/21/22	REVISED PER CITY COMMENTS
3	08/18/22	REVISED PER CITY COMMENTS

DRAWN BY MR/HO
CHECKED BY AGA
FIELD CREW CJ/BAL
DATE 01/14/2022
DWG. FILE 2109270 SITE

SCALE MEASURES 1-INCH ON FULL SIZE SHEETS
ADJUST ACCORDINGLY FOR REDUCED SIZE SHEETS

PROFESSIONAL ENGINEER
8/18/22
No. 11366633
ALLISON G. ALBERT
STATE OF UTAH

BENCHMARK
ENGINEERING &
LAND SURVEYING
9138 SOUTH STATE STREET SUITE #100
SANDY, UTAH 84070 (801) 542-7192
www.benchmarkcivil.com

BENCHMARK CIVIL

GEOFF DEARING HERRIMAN

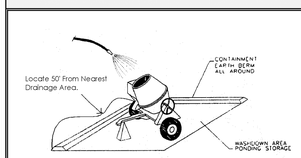
12484 S ROSECREST RD
HERRIMAN, UTAH

PROJECT NO. 2109270

EROSION CONTROL PLAN

CEP.01
7 OF 12

BMP: Concrete Waste Management



DESCRIPTION:
Prevent or reduce the discharge of pollutants to storm water from concrete waste by conducting washout off-site, performing on-site washout in a designated area, and training employees and subcontractors.

APPLICATIONS:
This technique is applicable to all types of sites.

INSTALLATION/APPLICATION CRITERIA:
- Store dry and wet materials under cover, away from drainage areas.
- Avoid mixing excess amounts of fresh concrete or cement on-site.
- Perform washout of concrete trucks off-site or in designated areas only.
- Do not wash out concrete trucks into storm drains, open ditches, streets, or streams.
- Do not allow excess concrete to be dumped on-site, except in designated areas.
- When washing concrete to remove fine particles and expose the aggregate, avoid creating runoff by draining the water within a bermed or level area. (See Earth Berm Barrier information sheet.)
- Train employees and subcontractors in proper concrete waste management.

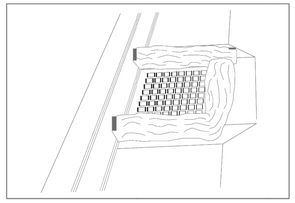
LIMITATIONS:
- Off-site washout of concrete wastes may not always be possible.

MAINTENANCE:
- Inspect subcontractors to ensure that concrete wastes are being properly managed.
- If using a temporary pit, dispose hardened concrete on a regular basis.

CONCRETE WASTE MANAGEMENT 1
SCALE: NTS

BMP: Inlet Protection – Wattle

IP-W
CONSTRUCTION



DESCRIPTION:
Sediment barrier erected around storm drain inlet.

APPLICATION:
Construct at storm drainage inlets located down-gradient of areas to be disturbed by construction.

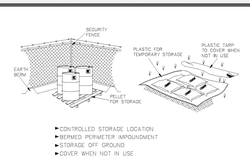
INSTALLATION/APPLICATION CRITERIA:
- Provide up-gradient sediment controls, such as silt fence during construction of inlet
- When construction of curb and gutter and roadways is complete, install gravel filled wattles around perimeter of inlet

LIMITATIONS:
- Recommended maximum contributing drainage area of one acre
- Requires shallow slopes adjacent to inlet

MAINTENANCE:
- Inspect inlet protection following storm event and at a minimum of once every 14 days.
- Remove accumulated sediment when it reaches 4 inches in depth.
- Look for bypassing or undercutting and repair or realign as needed.

INLET PROTECTION WATTLE 2
SCALE: NTS

BMP: Materials Storage



DESCRIPTION:
Controlled storage of on-site materials.

APPLICATION:
- Storage of hazardous, toxic, and all chemical substances.
- Any construction site with outside storage of materials.

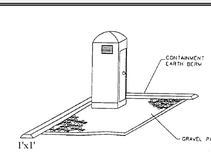
INSTALLATION/APPLICATION CRITERIA:
- Designate a secured area with limited access as the storage location. Ensure no waterways or drainage paths are nearby.
- Construct compacted earthen berm (See Earth Berm Barrier Information Sheet), or similar perimeter containment around storage location for impoundment in the case of spills.
- Ensure all on-site personnel utilize designated storage area. Do not store excessive amounts of material that will not be utilized on site.
- For active use of materials away from the storage area ensure materials are not set directly on the ground and are covered when not in use. Protect storm drainage during use.

LIMITATIONS:
- Does not prevent contamination due to mishandling of products.
- Spill Prevention and Response Plan still required.
- Only effective if materials are actively stored in controlled location.

MAINTENANCE:
- Inspect daily and repair any damage to perimeter impoundment or security fencing.
- Check materials are being correctly stored (i.e. standing upright, in labeled containers, tightly capped) and that no materials are being stored away from the designated location.

MATERIALS STORAGE 3
SCALE: NTS

BMP: Portable Toilets



DESCRIPTION:
Temporary on-site sanitary facilities for construction personnel.

APPLICATION:
All sites with no permanent sanitary facilities or where permanent facility is too far from activities.

INSTALLATION/APPLICATION CRITERIA:
- Locate portable toilets in convenient locations throughout the site.
- Prepare level, gravel surface and provide clear access to the toilets for servicing and for on-site personnel.
- Construct earth berm perimeter (See Earth Berm Barrier Information Sheet), control for spill/protection leak.

LIMITATIONS:
No limitations.

MAINTENANCE:
- Portable toilets should be maintained in good working order by licensed service with daily observation for leak detection.
- Regular waste collection should be arranged with licensed service.
- All waste should be deposited in sanitary sewer system for treatment with appropriate agency approval.

PORTABLE TOILETS 4
SCALE: NTS

BMP: Spill Clean-Up

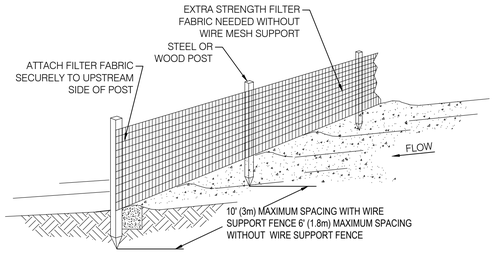
DESCRIPTION:
Practices to clean-up leakage/spillage of on-site materials that may be harmful to receiving waters.

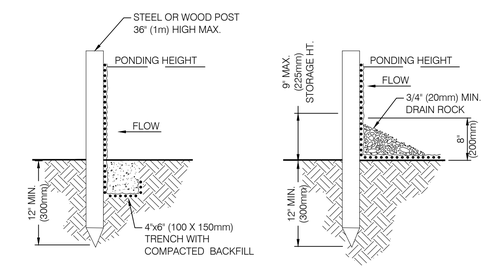
APPLICATION:
All sites

GENERAL:
- Store controlled materials within a storage area.
- Educate personnel on prevention and clean-up techniques.
- Designate an Emergency Coordinator responsible for employing preventative practices and for providing spill response.
- Maintain a supply of clean-up equipment on-site and post a list of local response agencies with phone numbers.

METHODS:
- Clean-up spills/leaks immediately and remediate cause.
- Use as little water as possible. NEVER HOSE DOWN OR BURY SPILL CONTAMINATED MATERIAL.
- Use rags or absorbent material for clean-up. Excavate contaminated soils. Dispose of clean-up material and soil as hazardous waste.
- Document all spills with date, location, substance, volume, actions taken and other pertinent data.
- Contact local Fire Department and State Division of Environmental Response and Remediation (Phone #536-4100) for any spill of reportable quantity.

SPILL CLEAN UP 5
SCALE: NTS





TRENCH DETAIL

INSTALLATION WITHOUT TRENCHING

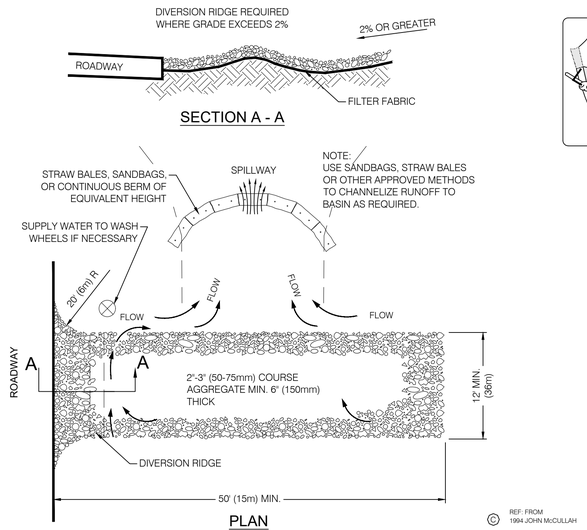
NOT TO SCALE

NOTES:
1. SILT FENCE SHALL BE PLACED ON SLOPE CONTOURS TO MAXIMIZE PONDING EFFICIENCY.

2. INSPECT AND REPAIR FENCE AFTER EACH STORM EVENT AND REMOVE SEDIMENT WHEN NECESSARY. 9" (225mm) MAXIMUM RECOMMENDED STORAGE HEIGHT.

3. REMOVED SEDIMENT SHALL BE DEPOSITED TO AN AREA THAT WILL NOT CONTRIBUTE SEDIMENT OFF-SITE AND CAN BE PERMANENTLY STABILIZED.

SILT FENCE 6
SCALE: NTS

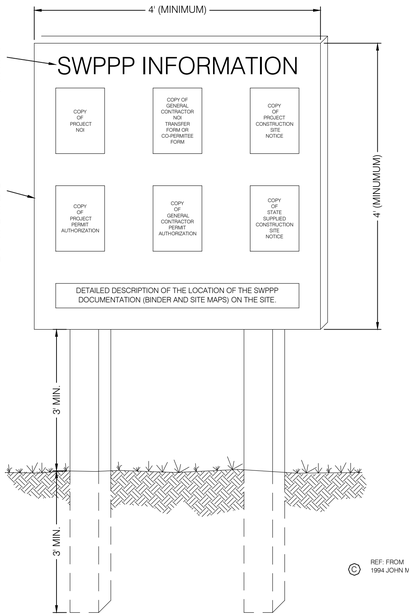


NOTES:
1. THE ENTRANCE SHALL BE MAINTAINED IN A CONDITION THAT WILL PREVENT TRACKING OR FLOWING OF SEDIMENT ONTO PUBLIC RIGHT-OF-WAYS. THIS MAY REQUIRE TOP DRESSING, REPAIR AND/OR CLEAN OUT OF ANY MEASURES USED TO TRAP SEDIMENT.

2. WHEN NECESSARY, WHEELS SHALL BE CLEANED PRIOR TO ENTRANCE ONTO PUBLIC RIGHT-OF-WAY.

3. WHEN WASHING IS REQUIRED, IT SHALL BE DONE ON AN AREA STABILIZED WITH CRUSHED STONE THAT DRAINS INTO AN APPROVED SEDIMENT TRAP OR SEDIMENT BASIN.

TEMPORARY GRAVEL CONSTRUCTION ENTRANCE/EXIT 7
SCALE: NTS



NOTES:
1) THE SWPPP INFORMATION SIGN MUST BE LOCATED NEAR THE CONSTRUCTION EXIT OF THE SITE, SUCH THAT IT IS ACCESSIBLE AND VIEWABLE BY THE GENERAL PUBLIC, BUT NOT OBSTRUCTING VIEWS AS TO CAUSE A SAFETY HAZARD.

2) ALL POSTED DOCUMENTS MUST BE MAINTAINED IN A CLEARLY READABLE CONDITION AT ALL TIMES THROUGHOUT CONSTRUCTION AND UNTIL THE NOTICE-TO TERMINATION (NOT) IS FILED FOR THE PERMIT.

3) CONTRACTOR SHALL POST OTHER STORM WATER AND/OR EROSION AND SEDIMENT CONTROL RELATED PERMITS ON THE SIGN AS REQUIRED BY THE GOVERNING AGENCY.

4) SIGN SHALL BE LOCATED OUTSIDE OF PUBLIC RIGHT-OF-WAY AND EASEMENTS UNLESS APPROVED BY THE GOVERNING AGENCY.

5) CONTRACTOR IS RESPONSIBLE FOR ENSURING STABILITY IF THE SWPPP INFORMATION SIGN.

SWPPP INFORMATION SIGN 8
SCALE: NTS

No.	DATE	DESCRIPTION
1	06/01/22	REVISED SITE LAYOUT PER CITY COMMENTS
2	08/12/22	REVISED PER CITY COMMENTS
3	08/18/22	REVISED PER CITY COMMENTS

SCALE MEASURES 1/INCH ON FULL SIZE SHEETS
ADJUST ACCORDINGLY FOR REDUCED SIZE SHEETS

DRAWN BY: MR/HO
CHECKED BY: AGA
FIELD CREW: CL/BAL
DATE: 01/14/2022
SDRS FILE: 2109270_SITE

PROFESSIONAL ENGINEER
8/18/22
No. 11368833
ALLISON G. ALBERT
STATE OF UTAH

BENCHMARK ENGINEERING & LAND SURVEYING
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GEOFF DEARING HERRIMAN
12484 S ROSECREST RD
HERRIMAN, UTAH

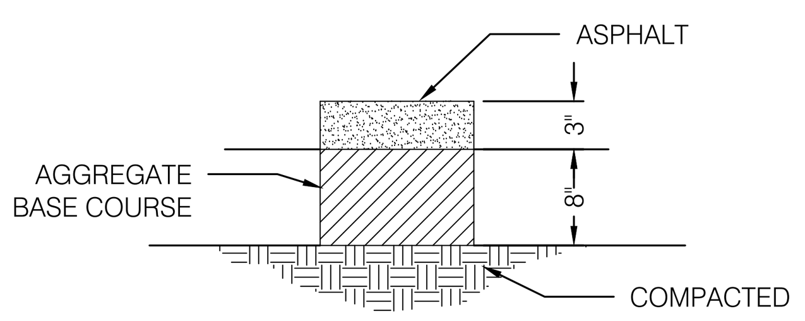
PROJECT NO. 2109270

EROSION CONTROL DETAILS

CEP.02
8 OF 12

ALTERNATE: STANDARD

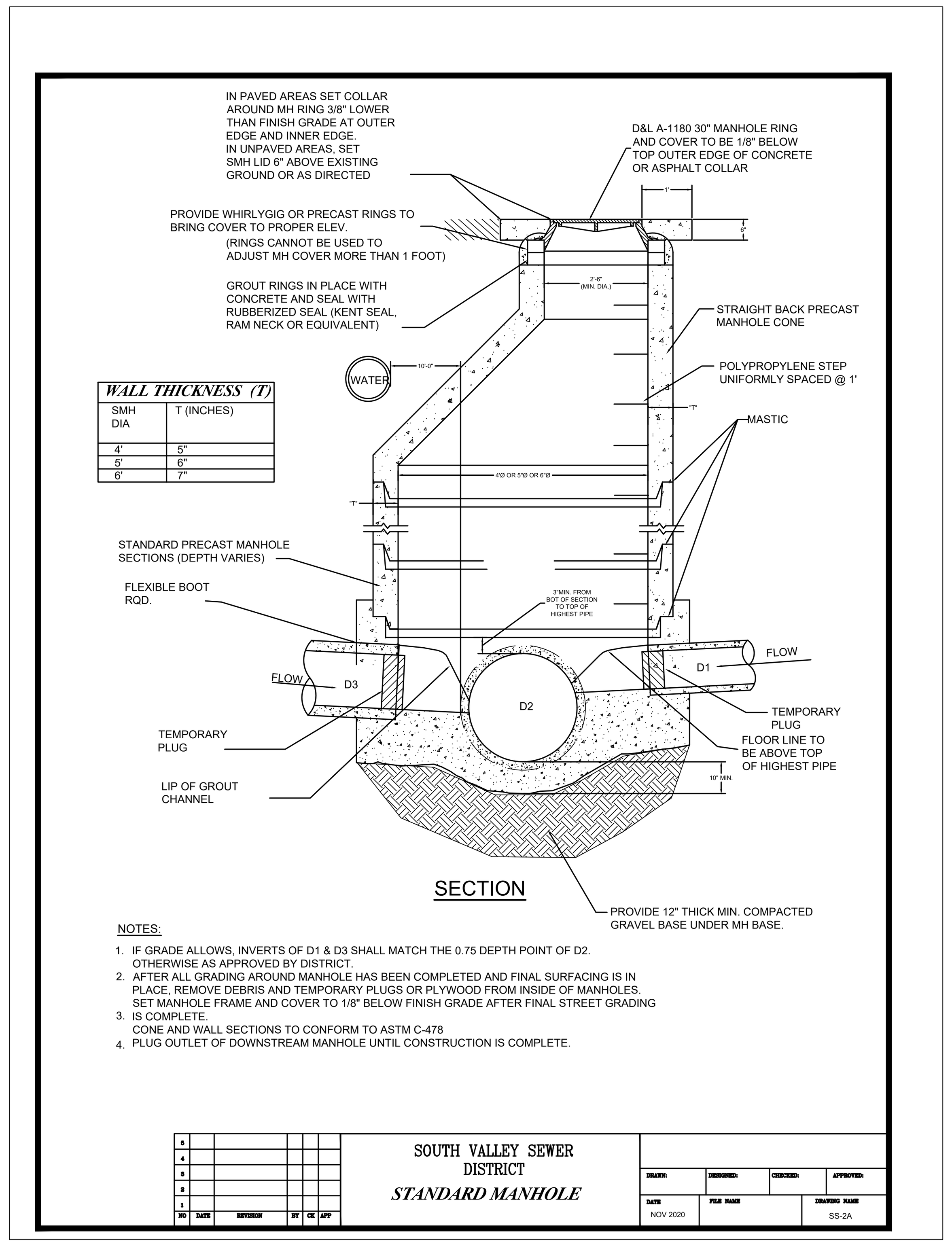
CONCRETE 5"
GRAVEL BASE 4"



STANDARD DUTY PAVEMENT

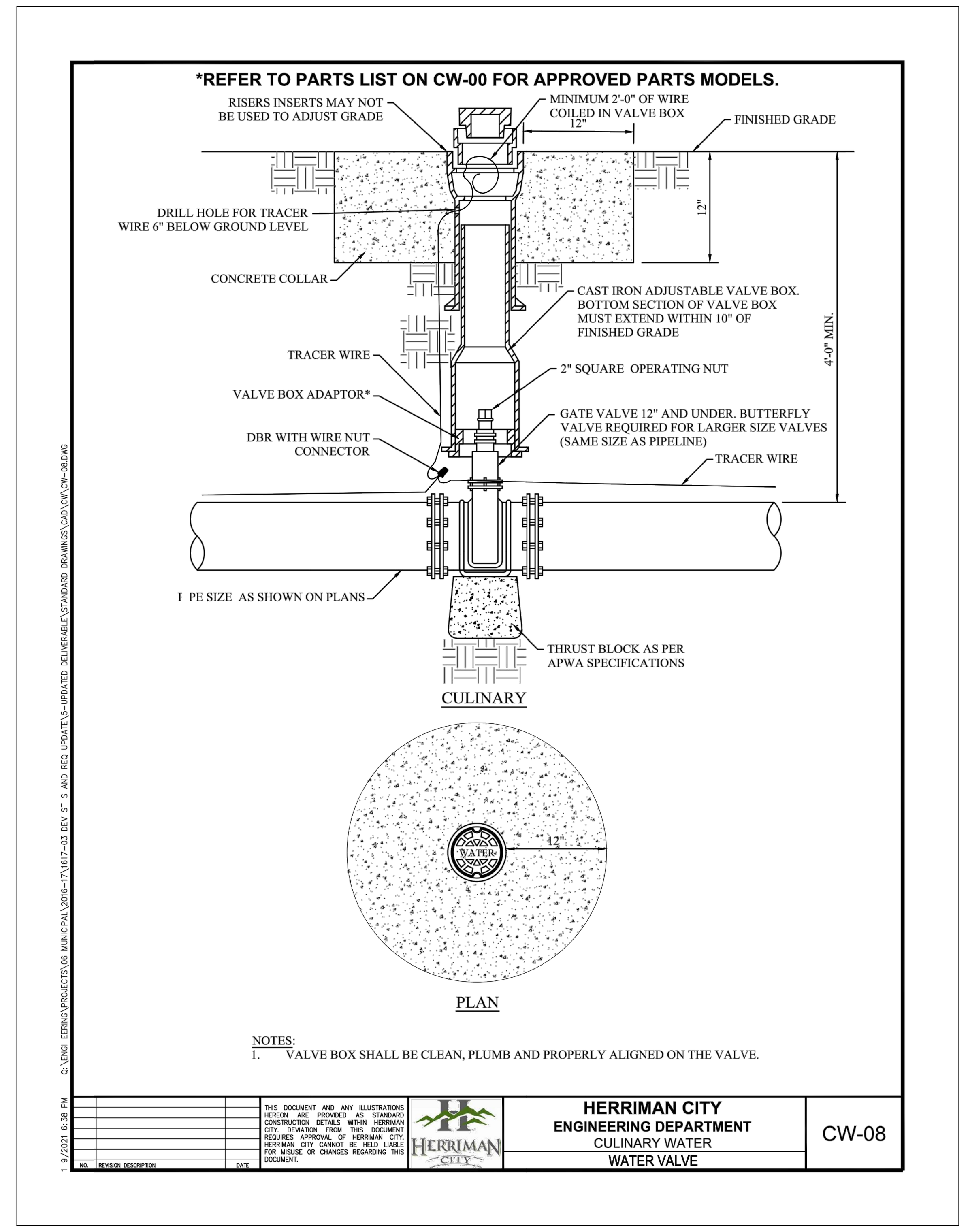
NOTE:
1. FOR REINFORCEMENT DESIGN OF PCC PAVEMENT SECTIONS SEE STRUCTURAL ENGINEER
2. FOR DOWEL DESIGN OF PCC PAVEMENT SECTIONS SEE GEOTECHNICAL ENGINEER.

PAVEMENT SECTIONS (1)
SCALE: NTS



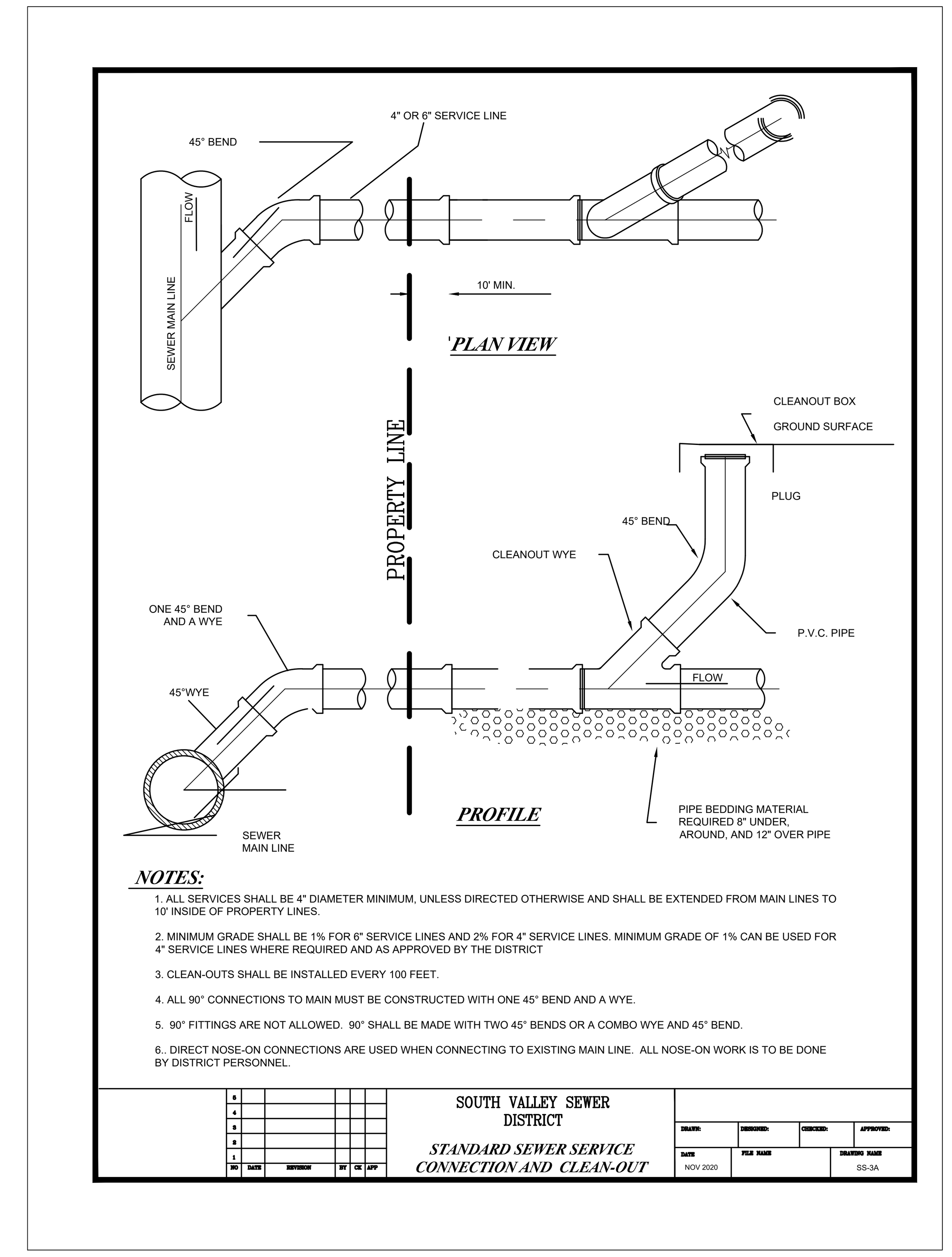
IN PAVED AREAS SET COLLAR AROUND MH RING 3/8" LOWER THAN FINISH GRADE AT OUTER EDGE AND INNER EDGE. IN UNPAVED AREAS, SET SMH LID 6" ABOVE EXISTING GROUND OR AS DIRECTED
D&L A-1180 30" MANHOLE RING AND COVER TO BE 1/8" BELOW TOP OUTER EDGE OF CONCRETE OR ASPHALT COLLAR
PROVIDE WHIRLYGIG OR PRECAST RINGS TO BRING COVER TO PROPER ELEV. (RINGS CANNOT BE USED TO ADJUST MH COVER MORE THAN 1 FOOT)
GROUT RINGS IN PLACE WITH CONCRETE AND SEAL WITH RUBBERIZED SEAL (KENT SEAL, RAM NECK OR EQUIVALENT)
STRAIGHT BACK PRECAST MANHOLE CONE
POLYPROPYLENE STEP UNIFORMLY SPACED @ 1'
MASTIC
WATER
WALL THICKNESS (T)
STANDARD PRECAST MANHOLE SECTIONS (DEPTH VARIES)
FLEXIBLE BOOT RQD.
FLOW
D1
D2
D3
TEMPORARY PLUG
FLOOR LINE TO BE ABOVE TOP OF HIGHEST PIPE
LIP OF GROUT CHANNEL
SECTION
PROVIDE 12" THICK MIN. COMPACTED GRAVEL BASE UNDER MH BASE.
NOTES:
1. IF GRADE ALLOWS, INVERTS OF D1 & D3 SHALL MATCH THE 0.75 DEPTH POINT OF D2. OTHERWISE AS APPROVED BY DISTRICT.
2. AFTER ALL GRADING AROUND MANHOLE HAS BEEN COMPLETED AND FINAL SURFACING IS IN PLACE, REMOVE DEBRIS AND TEMPORARY PLUGS OR PLYWOOD FROM INSIDE OF MANHOLES. SET MANHOLE FRAME AND COVER TO 1/8" BELOW FINISH GRADE AFTER FINAL STREET GRADING
3. IS COMPLETE. CONE AND WALL SECTIONS TO CONFORM TO ASTM C-478
4. PLUG OUTLET OF DOWNSTREAM MANHOLE UNTIL CONSTRUCTION IS COMPLETE.
SOUTH VALLEY SEWER DISTRICT
STANDARD MANHOLE
NOV 2020
SS-2A

SEWER MANHOLE (2)
SCALE: NTS



*REFER TO PARTS LIST ON CW-00 FOR APPROVED PARTS MODELS.
RISERS INSERTS MAY NOT BE USED TO ADJUST GRADE
MINIMUM 2'-0" OF WIRE COILED IN VALVE BOX
FINISHED GRADE
DRILL HOLE FOR TRACER WIRE 6" BELOW GROUND LEVEL
CONCRETE COLLAR
CAST IRON ADJUSTABLE VALVE BOX. BOTTOM SECTION OF VALVE BOX MUST EXTEND WITHIN 10" OF FINISHED GRADE
TRACER WIRE
2" SQUARE OPERATING NUT
VALVE BOX ADAPTOR*
GATE VALVE 12" AND UNDER. BUTTERFLY VALVE REQUIRED FOR LARGER SIZE VALVES (SAME SIZE AS PIPELINE)
DBR WITH WIRE NUT CONNECTOR
TRACER WIRE
PIPE SIZE AS SHOWN ON PLANS
THRUST BLOCK AS PER APWA SPECIFICATIONS
4'-0" MIN.
CULINARY
PLAN
NOTES:
1. VALVE BOX SHALL BE CLEAN, PLUMB AND PROPERLY ALIGNED ON THE VALVE.
HERRIMAN CITY
ENGINEERING DEPARTMENT
CULINARY WATER
WATER VALVE
CW-08

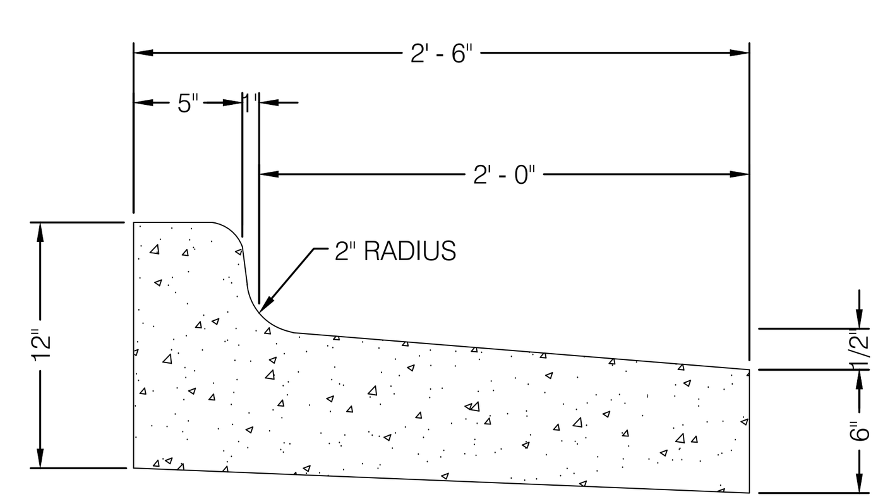
GATE VALVE (3)
SCALE: NTS



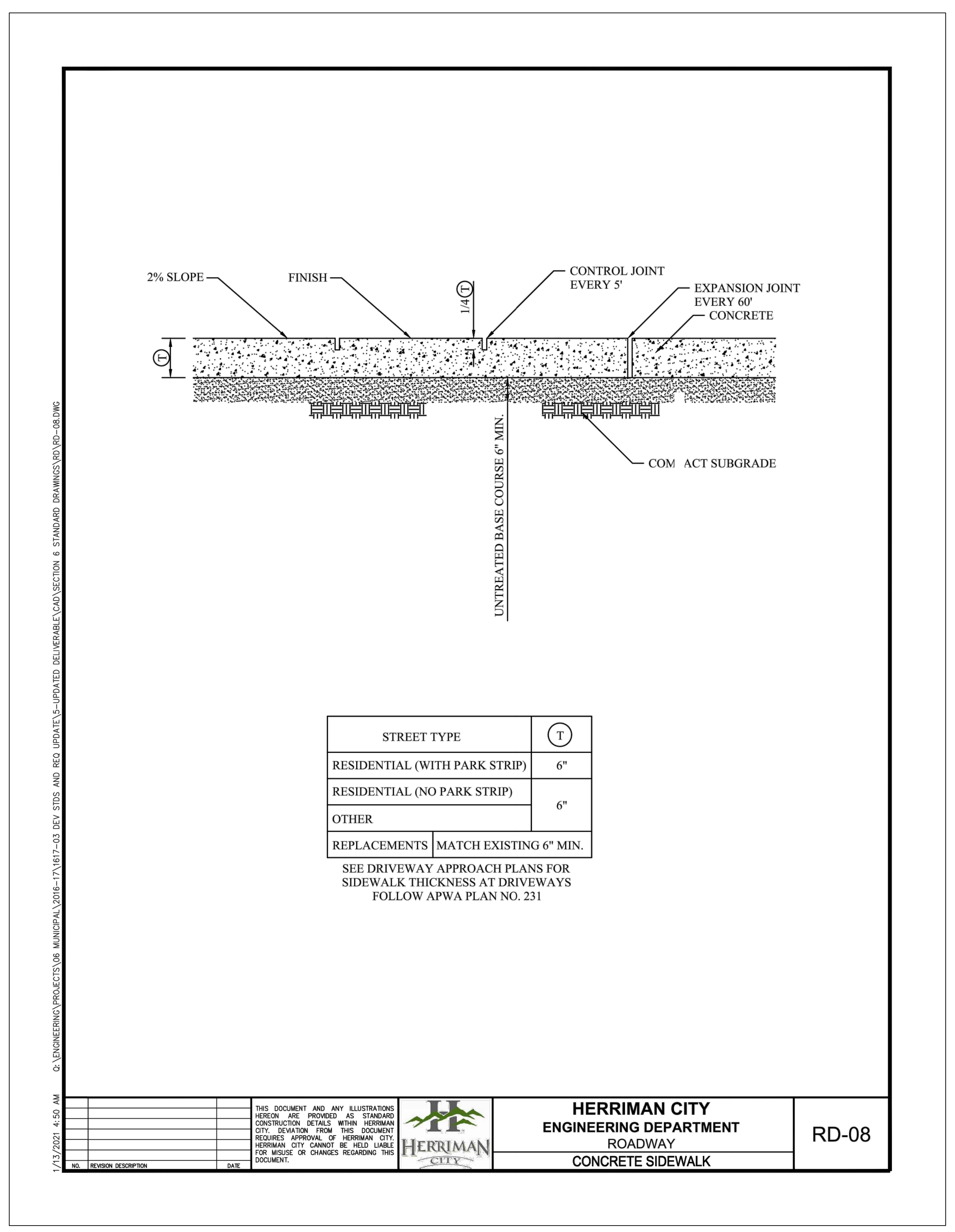
45° BEND
4" OR 6" SERVICE LINE
FLOW
SEWER MAIN LINE
10' MIN.
PLAN VIEW
PROPERTY LINE
CLEANOUT BOX
GROUND SURFACE
PLUG
45° BEND
CLEANOUT WYE
ONE 45° BEND AND A WYE
45°WYE
P.V.C. PIPE
SEWER MAIN LINE
PROFILE
PIPE BEDDING MATERIAL REQUIRED 8" UNDER, AROUND, AND 12" OVER PIPE
NOTES:
1. ALL SERVICES SHALL BE 4" DIAMETER MINIMUM, UNLESS DIRECTED OTHERWISE AND SHALL BE EXTENDED FROM MAIN LINES TO 10' INSIDE OF PROPERTY LINES.
2. MINIMUM GRADE SHALL BE 1% FOR 6" SERVICE LINES AND 2% FOR 4" SERVICE LINES. MINIMUM GRADE OF 1% CAN BE USED FOR 4" SERVICE LINES WHERE REQUIRED AND AS APPROVED BY THE DISTRICT
3. CLEAN-OUTS SHALL BE INSTALLED EVERY 100 FEET.
4. ALL 90° CONNECTIONS TO MAIN MUST BE CONSTRUCTED WITH ONE 45° BEND AND A WYE.
5. 90° FITTINGS ARE NOT ALLOWED. 90° SHALL BE MADE WITH TWO 45° BENDS OR A COMBO WYE AND 45° BEND.
6. DIRECT NOSE-ON CONNECTIONS ARE USED WHEN CONNECTING TO EXISTING MAIN LINE. ALL NOSE-ON WORK IS TO BE DONE BY DISTRICT PERSONNEL.
SOUTH VALLEY SEWER DISTRICT
STANDARD SEWER SERVICE CONNECTION AND CLEAN-OUT
NOV 2020
SS-3A

SEWER SERVICE LINE CONNECTION (4)
SCALE: NTS

NOTE: 6" MIN. OF UNTREATED BASE COURSE REQ'D UNDER CURB AND GUTTER. COMPACT TO 95% ASSHTO T-180 - METHOD D.



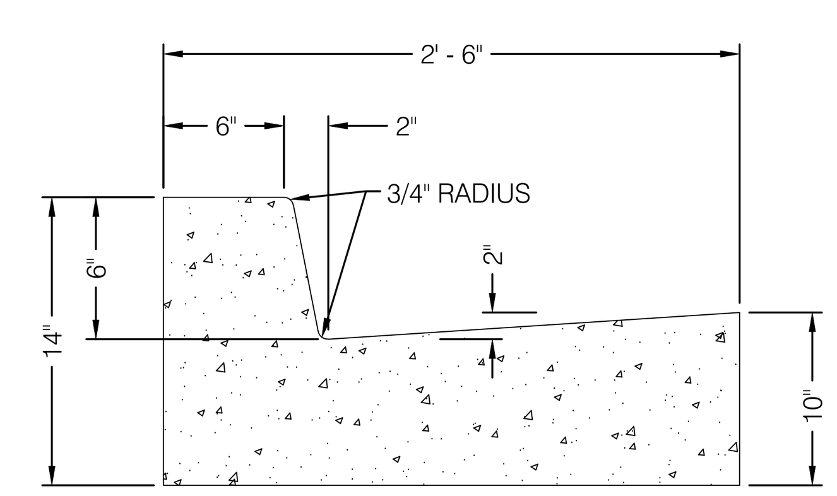
TYPICAL RELEASE CURB & GUTTER (5)
SCALE: NTS



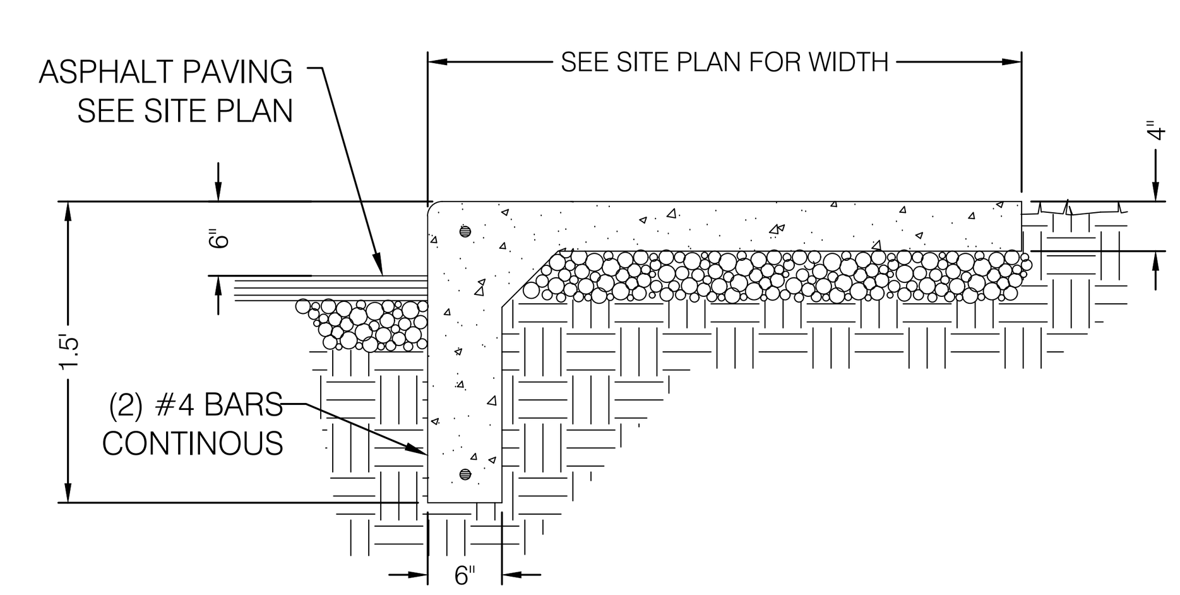
2% SLOPE
FINISH
CONTROL JOINT EVERY 5'
EXPANSION JOINT EVERY 60'
CONCRETE
COMPACT SUBGRADE
UNTREATED BASE COURSE 6" MIN.
STREET TYPE
RESIDENTIAL (WITH PARK STRIP) 6"
RESIDENTIAL (NO PARK STRIP) 6"
OTHER
REPLACEMENTS MATCH EXISTING 6" MIN.
SEE DRIVEWAY APPROACH PLANS FOR SIDEWALK THICKNESS AT DRIVEWAYS FOLLOW APWA PLAN NO. 231
HERRIMAN CITY
ENGINEERING DEPARTMENT
ROADWAY
CONCRETE SIDEWALK
RD-08

SIDEWALK (6)
SCALE: NTS

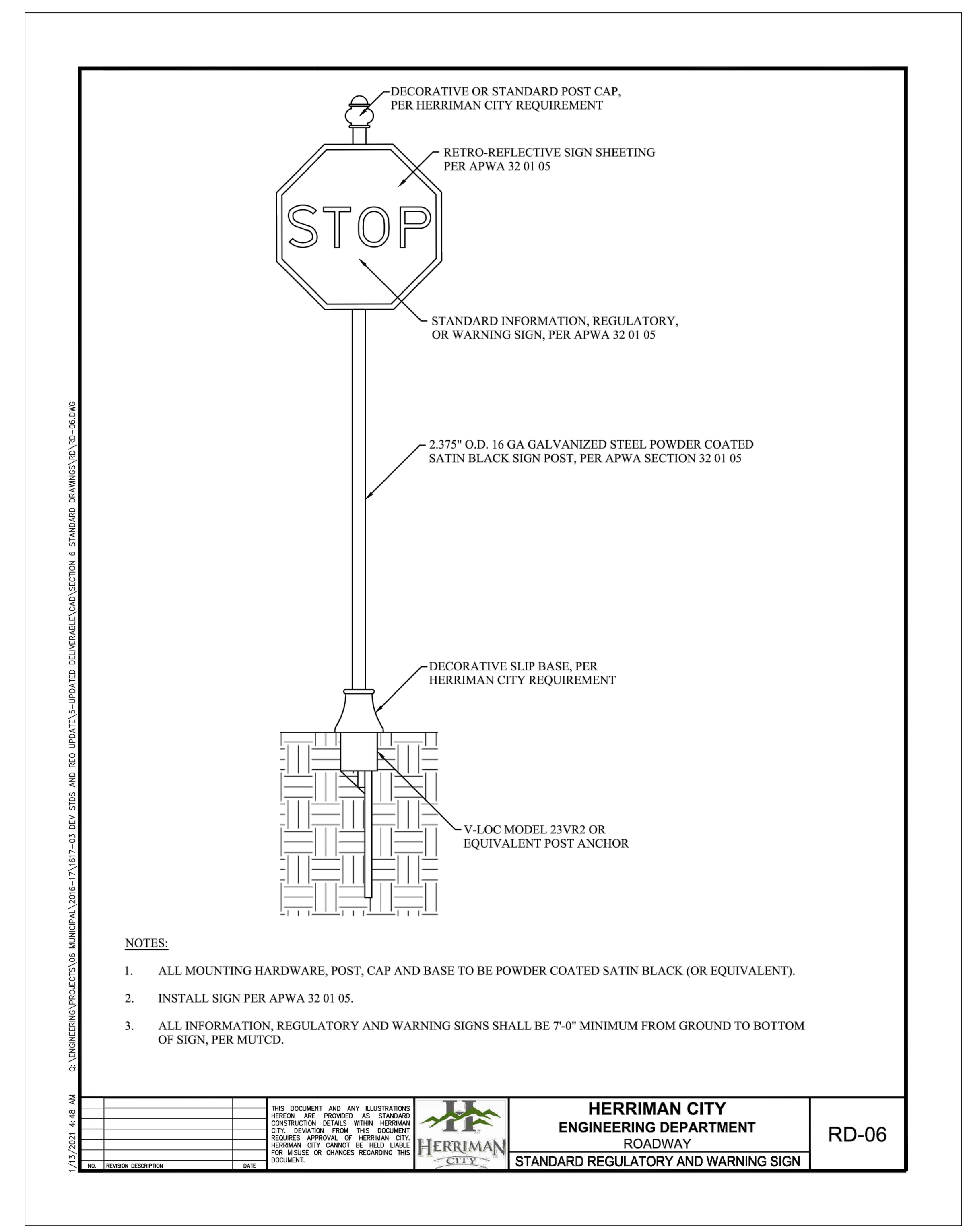
NOTE: 6" MIN. OF UNTREATED BASE COURSE REQ'D UNDER CURB AND GUTTER. COMPACT TO 95% ASSHTO T-180 - METHOD D.



MODIFIED CATCH CURB & GUTTER (7)
SCALE: NTS



INTEGRAL SIDEWALK & CURB (8)
SCALE: NTS



DECORATIVE OR STANDARD POST CAP, PER HERRIMAN CITY REQUIREMENT
RETRO-REFLECTIVE SIGN SHEETING PER APWA 32 01 05
STOP
STANDARD INFORMATION, REGULATORY, OR WARNING SIGN, PER APWA 32 01 05
2.375" O.D. 16 GA GALVANIZED STEEL POWDER COATED SATIN BLACK SIGN POST, PER APWA SECTION 32 01 05
DECORATIVE SLIP BASE, PER HERRIMAN CITY REQUIREMENT
V-LOC MODEL 23VR2 OR EQUIVALENT POST ANCHOR
NOTES:
1. ALL MOUNTING HARDWARE, POST, CAP AND BASE TO BE POWDER COATED SATIN BLACK (OR EQUIVALENT).
2. INSTALL SIGN PER APWA 32 01 05.
3. ALL INFORMATION, REGULATORY AND WARNING SIGNS SHALL BE 7'-0" MINIMUM FROM GROUND TO BOTTOM OF SIGN, PER MUTCD.
HERRIMAN CITY
ENGINEERING DEPARTMENT
ROADWAY
STANDARD REGULATORY AND WARNING SIGN
RD-06

HERRIMAN CITY STOP SIGN (9)
SCALE: NTS

No.	DATE	DESCRIPTION
1	06/01/22	REVISED SITE LAYOUT PER CITY COMMENTS
2	06/21/22	REVISED PER CITY COMMENTS
3	08/18/22	REVISED PER CITY COMMENTS

DRAWN BY	MR/HO
CHECKED BY	AGA
FIELD CREW	CJ/BAL
DATE	01/14/2022
DWG. FILE	2109270 SITE

SCALE MEASURES 1-INCH ON FULL SIZE SHEETS ADJUST ACCORDINGLY FOR REDUCED SIZE SHEETS

PROFESSIONAL ENGINEER
8/18/22
No. 11366633
ALLISON G. ALBERT
STATE OF UTAH

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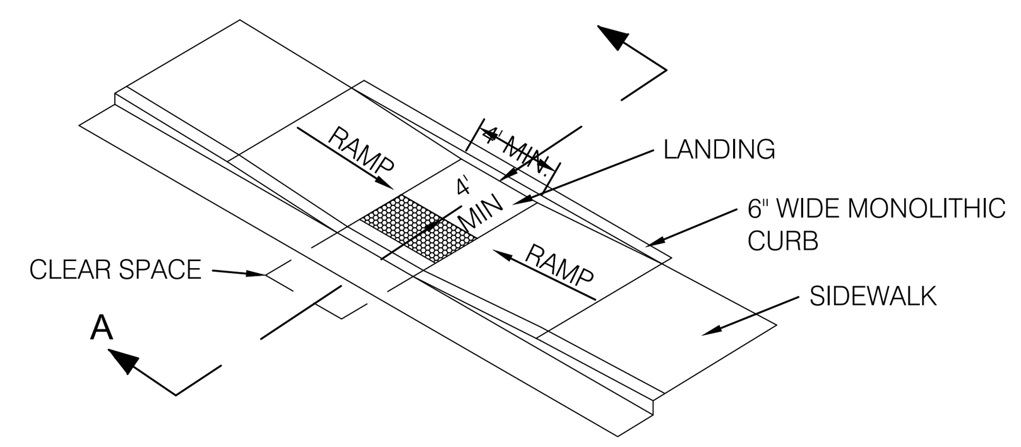
BENCHMARK CIVIL

GEOFF DEARING HERRIMAN
12484 S ROSECREST RD
HERRIMAN, UTAH

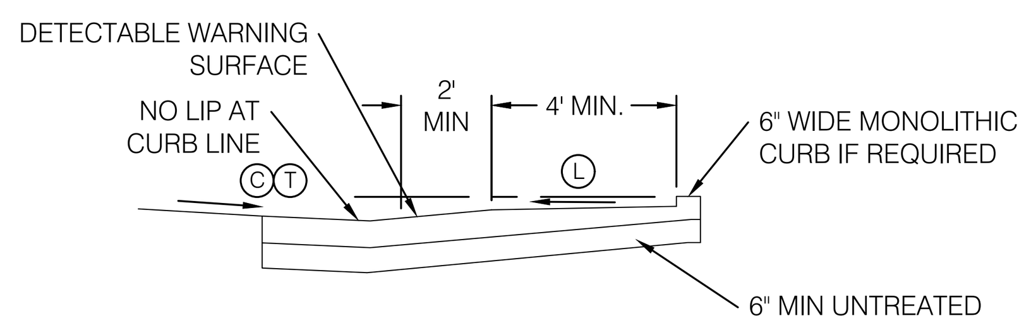
PROJECT NO. 2109270

DETAIL SHEET

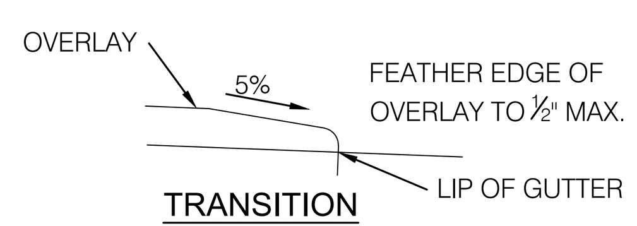
CDT.01
9 OF 12



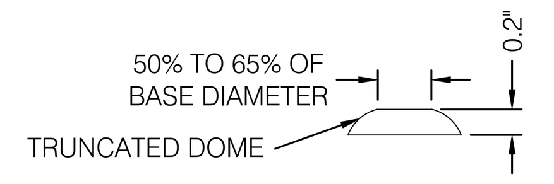
PARALLEL PEDESTRIAN RAMP

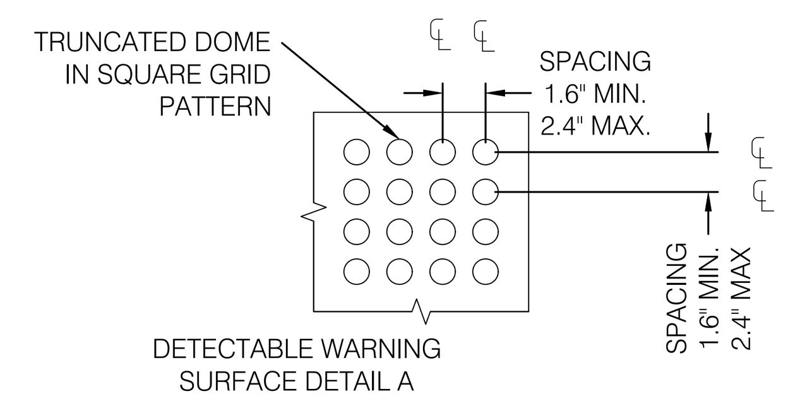


SECTION A-A

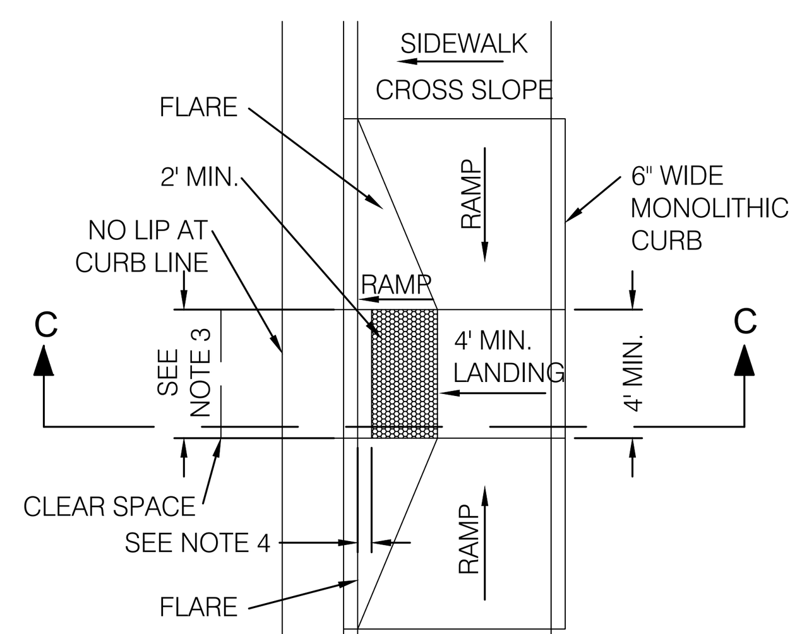


TRANSITION DETAIL

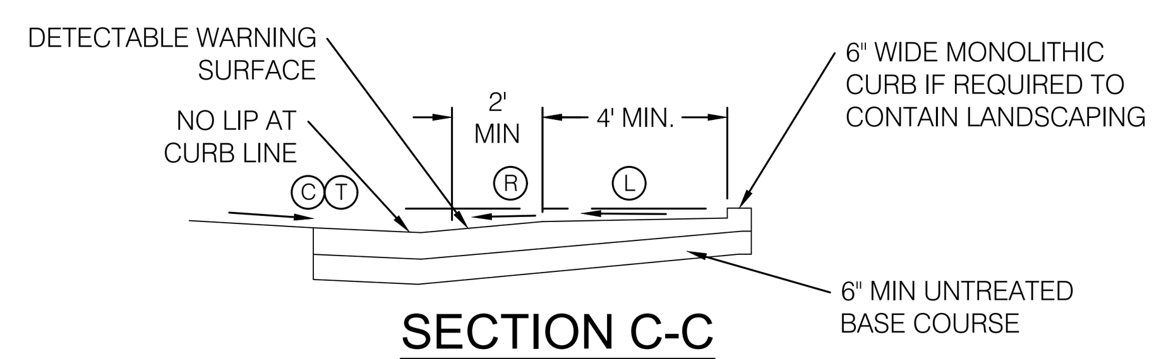




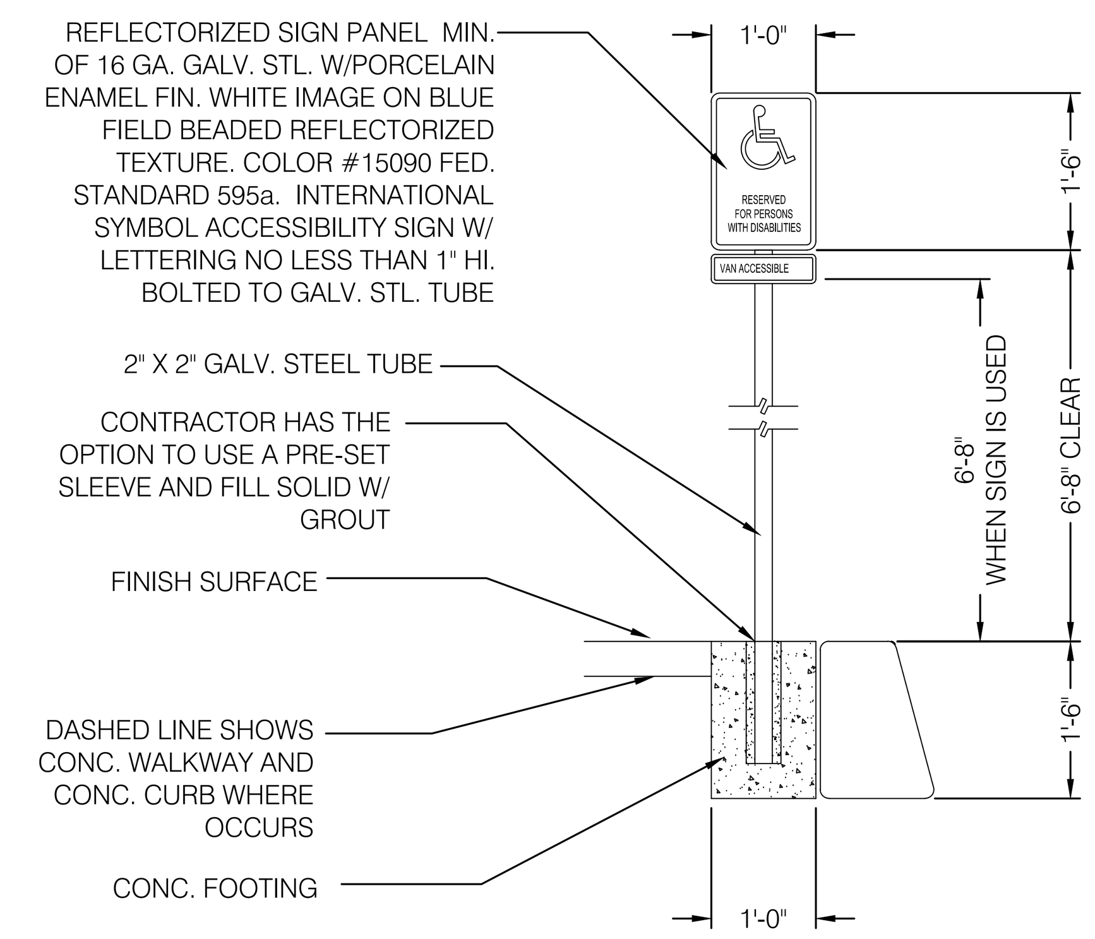
THIS DRAWING PRODUCED BY THE U.S. ACCESS BOARD



PEDESTRIAN ACCESS RAMP DETAIL



SECTION C-C



ADA SIGN POST DETAIL

NOTES:

1. CONFIGURATION OF RAMPS AND LANDINGS MAY BE CHANGED BUT MUST MEET PEDESTRIAN RAMP DIMENSIONS AND SLOPE REQUIREMENTS. SPECIFIC SITE CONDITIONS WILL VARY. THE USE OF FLARES, CURBWALLS, ETC. ARE AT THE DISCRETION OF THE ENGINEER.
2. PERPENDICULAR AND PARALLEL PEDESTRIAN RAMPS SHOWN ON THIS DRAWING ARE ACCEPTABLE FOR USE AT MID BLOCK OR CORNER INSTALLATIONS.
3. PROVIDE DETECTABLE WARNING SURFACE FOR FULL WIDTH OF RAMP, LANDING OR CURB CUT. SEE DETAIL A FOR DETECTABLE WARNING SURFACE DIMENSIONS.
4. LOCATE DETECTABLE WARNING SURFACE SO THAT THE EDGE NEAREST THE STREET IS 4 TO 6 INCHES FROM THE TOP BACK OF CURB.
5. PROVIDE DETECTABLE WARNING SURFACE. COLOR SHALL BE YELLOW.
6. USE CLASS AA (AE) CONCRETE.
7. USE 6" MIN. DEPTH OR UNTREATED BASE COURSE UNDER ALL CONCRETE FLATWORK COMPACTED TO 96% MAXIMUM DRY DENSITY.

TABLE OF DIMENSIONS	
ELEMENT	DIMENSION
Ⓣ Ⓡ	4 FEET WIDE MINIMUM
Ⓛ Ⓒ	4 FEET SQUARE MINIMUM*

* WHERE LANDING SPACE IS CONSTRAINED ON 2 SIDES, PROVIDE 5 FEET IN THE DIRECTION OF THE CROSSWALK

SLOPE TABLE			
	ITEM	RUNNING SLOPE*	CROSS SLOPE
Ⓛ	LANDING	1.5-2% (1V:48H) (b)	1.5-2% (1V:48H) (b)
Ⓡ	RAMP	8.33% (1V:12H) (c)	1.5-2% (1V:48H) (d)
Ⓣ	TRANSITION	5% (1V:20H) (a)	1.5-2% (1V:48H) (d)
Ⓒ	CLEAR SPACE	5% (1V:20H) (a)	1.5-2% (1V:48H) (d)
	SIDEWALK	--	1.5-2% (1V:48H)
	FLARE	10% (1V:10H)	--

* RUNNING SLOPE IS IN THE DIRECTION OF PEDESTRIAN TRAVEL, WHILE CROSS SLOPE IS PERPENDICULAR TO PEDESTRIAN TRAVEL.

(a) TRANSITION RUNNING SLOPE NEEDS TO BE CONSTANT ACROSS ENTIRE CURB CUT. WARP GUTTER PAN TO MEET REQUIRED TRANSITION SLOPE AT CURB CUT (0.10' MAX. ABOVE FLOWLINE.)

EXCEPTION:

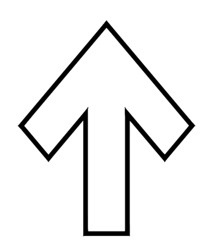
(b) IF SLOPE REQUIREMENTS CAN'T BE ACHIEVED ON MID-BLOCK RAMPS CONTACT THE ENGINEER.

(c) PARALLEL RAMPS ARE NOT REQUIRED TO EXCEED 15-FEET IN LENGTH.

(d) CROSS SLOPE REQUIREMENT DOES NOT APPLY AT PERPENDICULAR RAMP MID-BLOCK CROSSING.

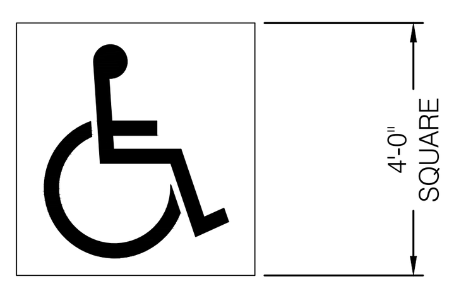
STANDARD ACCESS RAMP (1)

SCALE: NTS



DIRECTION OF TRAVEL OR APPROACH

THIS DRAWING PRODUCED BY THE U.S. ACCESS BOARD

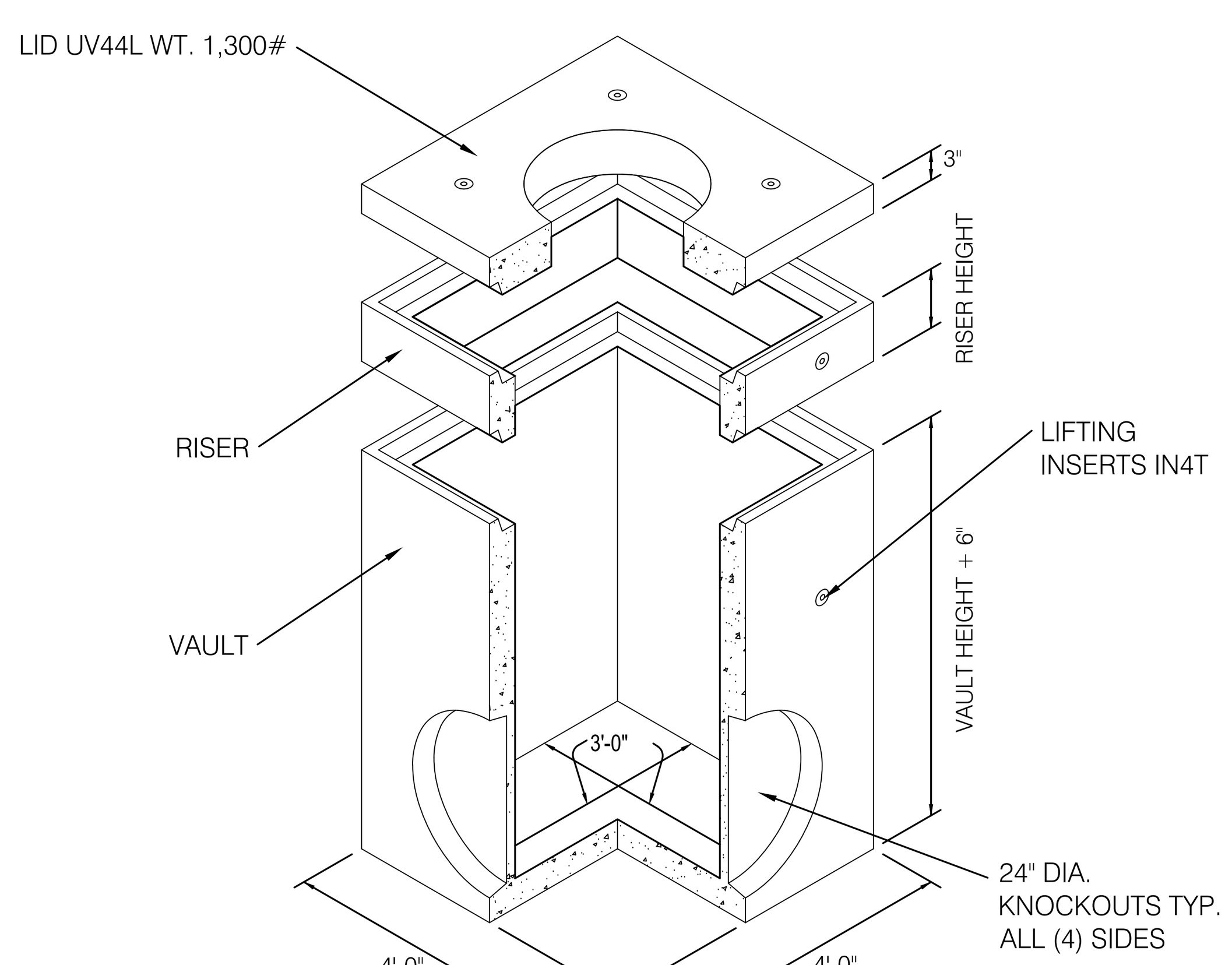


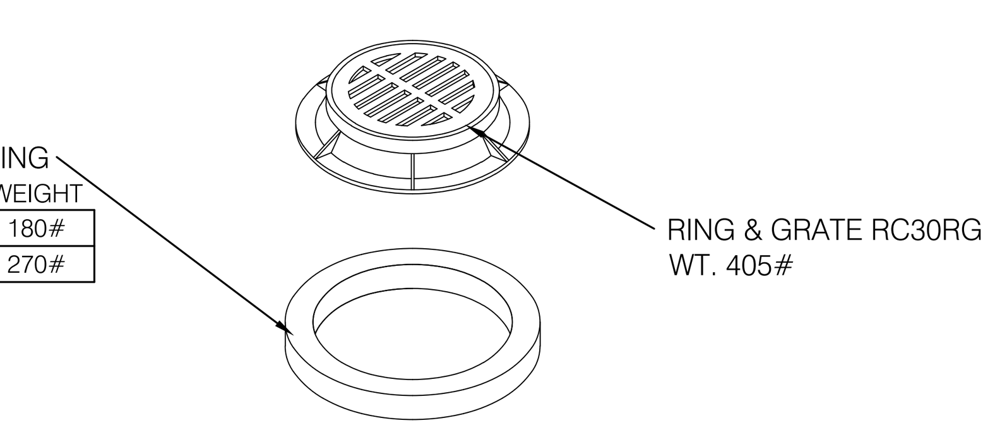
INTERNATIONAL SYMBOL OF ACCESSIBILITY

THIS DRAWING PRODUCED BY THE U.S. ACCESS BOARD

STRIPING SYMBOLS

SCALE: N.T.S.





HEIGHT	CODE	WEIGHT
4"	GR304	180#
6"	GR306	270#

RISER

HEIGHT	CODE	WEIGHT
1'	UV441R	1,350#
2'	UV442R	2,700#
3'	UV443R	4,050#
4'	UV444R	5,400#
5'	UV445R	6,750#
6'	UV446R	8,100#

VAULT

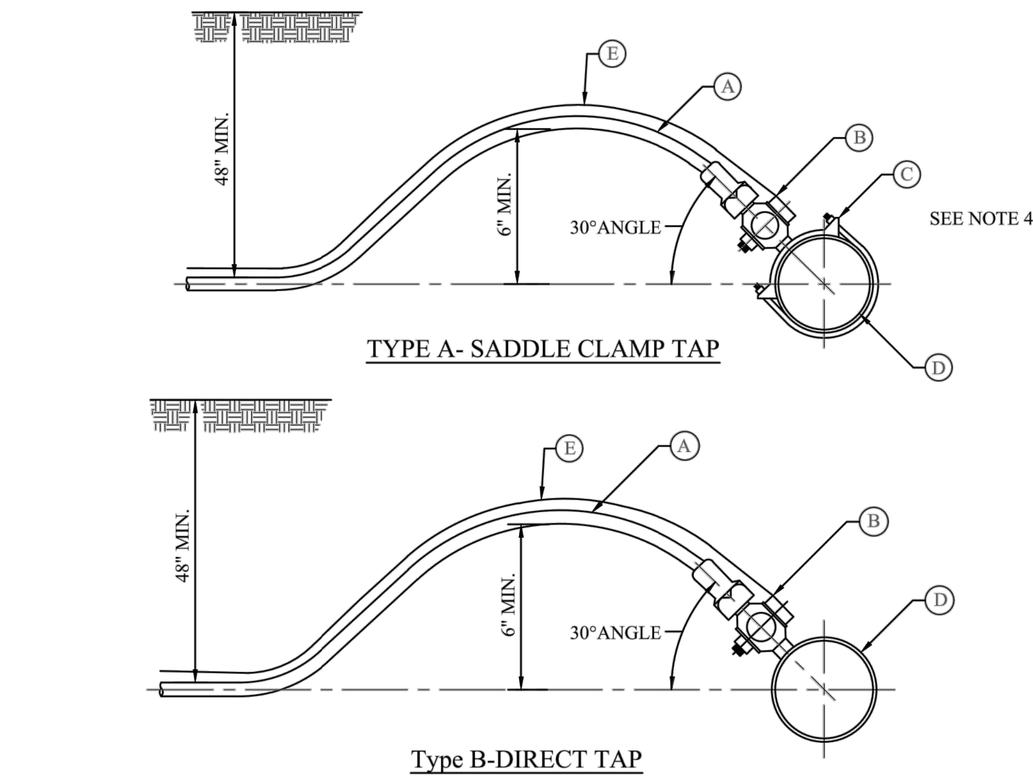
HEIGHT	CODE	WEIGHT
3'	CB443	3,225#
4'	CB444	4,575#
5'	CB445	5,925#
6'	CB446	7,275#

NOTES:
1. CATCH BASINS ARE DESIGNED TO MEET ASTM C858 WITH AASHTO HS-20 LOADING.
2. OPENINGS MAY BE SIZED AND LOCATED AS REQUIRED.
3. OPTIONAL GRATING OR COVER MATERIAL MAY BE CAST IN AS REQUIRED.
4. CHECK HARDWARE SECTION FOR OPTIONAL ACCESSORIES.

3'x3' CATCH BASIN (2)

SCALE: NTS

***REFER TO PARTS LIST ON CW-PL FOR APPROVED PARTS MODELS.**



NOTES FOR 1" MINIMUM SERVICE TAPS:

1. INSPECTION: PRIOR TO BACKFILLING, SECURE INSPECTION OF INSTALLATION BY CITY.
2. BACKFILL: INSTALL ALL BACKFILL MATERIAL PER APWA SECTION 31 05 13 IN LIFTS NOT EXCEEDING 8" AFTER COMPACTION. COMPACT EACH LIFT TO A MINIMUM RELATIVE DENSITY OF 95%. .
3. TAPPING: PLACE TAPS A MINIMUM 24" APART. USE A TAPPING TOOL WHICH IS SIZED CORRESPONDING TO THE SIZE OF THE SERVICE LINE TO BE INSTALLED. NO TAPS WITHIN 24" OF THE END OF PIPE OR ANY FITTING.
4. PVC PIPE: A SERVICE SADDLE CLAMP IS REQUIRED ON ALL PVC PIPE.
5. TAPE: TEFLON TAPE IS REQUIRED ON ALL TAPS.

LEGEND			
NO.	ITEM	DESCRIPTION	
Ⓐ	1" POLY PIPE	IPS POLY PIPE	
Ⓑ	1" CORPORATION STOP	TYPE A SEE PARTS LIST*	TYPE B SEE PARTS LIST*
Ⓒ	SERVICE SADDLE CLAMP	SEE PARTS LIST*	
Ⓓ	WATER MAIN PIPE	(D.I., P.V.C.) *	
Ⓔ	TRACER WIRE	TYPE K (SOFT)	

* DI PIPE MAY BE DIRECT TAPPED, IF DIRECT TAP USE CC THREADS

Q:\ENGINEERING\PROJECTS\06 MUNICIPAL\2016-17\1617-03 DEV STDS AND REQ UPDATE\5-UPDATED DELIVERABLE\STANDARD DRAWINGS\CAD\CW\CW-01.DWG 1/9/2021 6:20 PM

NO.	REVISION DESCRIPTION	DATE

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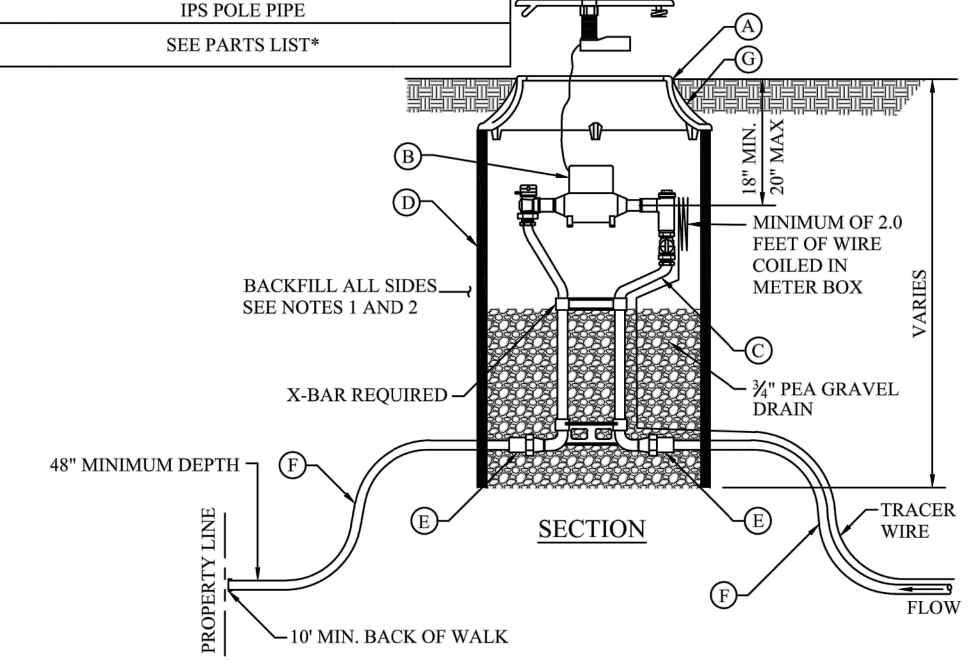
HERRIMAN CITY
ENGINEERING DEPARTMENT
CULINARY WATER
¾" AND 1" WATER METER W/ 1" WATER SERVICE
CW-01

***REFER TO PARTS LIST ON CW-PL FOR APPROVED PARTS MODELS.**

LEGEND		
NO.	ITEM	DESCRIPTION
Ⓐ	FRAME AND COVER	SEE PARTS LIST FOR SIZE INFORMATION THE WORDS "WATER METER" CAST INTO COVER RECESSED ANTENNA HOLE REQUIRED IN COVER
Ⓑ	WATER METER	SEE PARTS LIST*
Ⓒ	3/4" WATER METER YOKE	SEE PARTS LIST*
	1" WATER METER YOKE	SEE PARTS LIST*
Ⓓ	METER BARREL	3/4" METER - 21" DIAM. - 36" HEIGHT WHITE HDPE BARREL 1" METER - 24" DIAM. - 36" HEIGHT WHITE HDPE BARREL 1.5" & 2" METER - 36" DIAM. - 36" HEIGHT HDPE BARREL (LANDSCAPE INSTALLATIONS ONLY)
Ⓔ	1" CONNECTION	SEE PARTS LIST*
Ⓕ	1" POLY PIPE	IPS POLE PIPE
Ⓖ	WATER METER PIT ADJUSTING RING	SEE PARTS LIST*



NOTES FOR 3/4" METER WITH 1" SERVICE LINE:

1. INSPECTION: PRIOR TO BACKFILLING AROUND THE METER BOX, SECURE INSPECTION OF INSTALLATION BY ENGINEER.
2. BACKFILLING: INSTALL ALL BACKFILL MATERIAL PER APWA SECTION 31 05 13 IN LIFTS NOT EXCEEDING 6" AFTER COMPACTION. COMPACT EACH LIFT TO A MINIMUM RELATIVE DENSITY OF 95%.
3. METER BOX: NO GRADE RINGS ALLOWED TO RAISE METER BOX.
4. METER IN TRAFFIC AREAS: PROVIDE SAME TYPE OF METER BOX AS REQUIRED FOR 1 ½" AND 2" SERVICE METERS (SEE CW-11).
5. METER: HERRIMAN CITY WILL PROVIDE AND INSTALL METER.
6. PIPE: INSTALL 1" IPS POLY PIPE TO 10' MIN. FROM BACK OF WALK.
7. PLACEMENT:
   A) DO NOT INSTALL METER BOX UNDER DRIVEWAY APPROACHES, SIDEWALKS, OR CURB AND GUTTER
   B) IN NEW CONSTRUCTION, INSTALL METER NEAR CENTER OF LOT IN PARKSTRIP. IF DRIVEWAY LOCATIONS ARE KNOWN, PLACE THE WATER SERVICE ON THE WIDE SIDE OF THE LOT.
   C) 3' MIN. AWAY , FROM DRIVE APPROACH, MAILBOX, TREE, METER BOX, UTILITY BOX OR ANY OTHER OBSTRUCTION.
8. INSERTS REQUIRED WITH ALL COMPRESSION FITTINGS.
9. METER SETTER MUST BE PLACED AT 90° ANGLE TO STREET.

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NO.	REVISION DESCRIPTION	DATE

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HERRIMAN CITY
ENGINEERING DEPARTMENT
CULINARY WATER
¾" & 1" WATER METER W/ 1" WATER SERVICE
CW-01A

WATER SERVICE LINE AND METER (3)

SCALE: NTS

No.	DATE	DESCRIPTION
1	06/01/22	REVISED SITE LAYOUT PER CITY COMMENTS
2	06/21/22	REVISED PER CITY COMMENTS
3	08/18/22	REVISED PER CITY COMMENTS

SCALE MEASURES 1-INCH ON FULL SIZE SHEETS
ADJUST ACCORDINGLY FOR REDUCED SIZE SHEETS

DRAWN BY MR/HO
CHECKED BY AGA
FIELD CREW CL/BAL
DATE 01/14/2022
DWG. FILE 2109270_SITE

PROFESSIONAL ENGINEER 8/18/22 No. 11366633 ALLISON G. ALBERT STATE OF UTAH

BENCHMARK ENGINEERING & LAND SURVEYING
9138 SOUTH STATE STREET SUITE #100
SANDY, UTAH 84070 (801) 542-7192
www.benchmarkcivil.com

BENCHMARK CIVIL

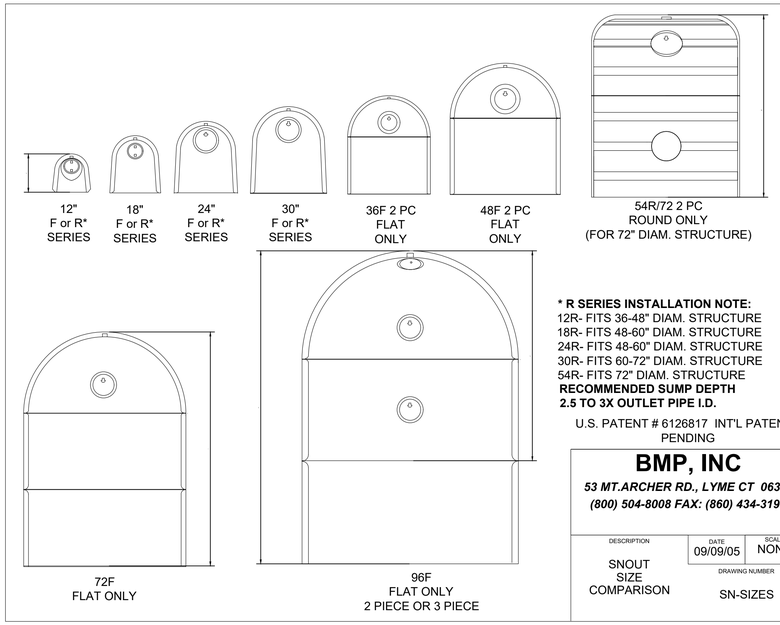
GEOFF DEARING HERRIMAN

12484 S ROSECREST RD
HERRIMAN, UTAH

PROJECT NO. 2109270

DETAIL SHEET

CDT.02
10 OF 12



*** R SERIES INSTALLATION NOTE:**
12R- FITS 36-48" DIAM. STRUCTURE
18R- FITS 48-60" DIAM. STRUCTURE
24R- FITS 48-60" DIAM. STRUCTURE
30R- FITS 60-72" DIAM. STRUCTURE
54R- FITS 72" DIAM. STRUCTURE
RECOMMENDED SUMP DEPTH
2.5 TO 3X OUTLET PIPE I.D.

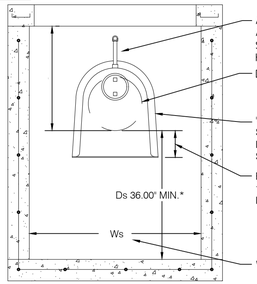
U.S. PATENT # 6126817 INT'L PATENTS PENDING

BMP, INC
53 MT.ARCHER RD., LYME CT 06371
(800) 504-8008 FAX: (860) 434-3195

DESCRIPTION	DATE	SCALE
SNOUT SIZE COMPARISON	09/09/05	NONE
	DRAWING NUMBER	
	SN-SIZES	

30F SNOUT DETAILS (1)
SCALE: NTS

DESIGN PARAMETER GUIDELINES FOR WATER QUALITY IMPROVEMENT



RULE # 1- AT AN ABSOLUTE MINIMUM, STRUCTURE INTERNAL DIMENSIONS MUST BE AT LEAST LARGE ENOUGH TO ACCOMODATE EXTERNAL DIMENSIONS OF THE SNOUT, AND ALLOW FOR A PERSON TO INSTALL IT. REFER TO BMP, INC. CAD DETAILS FOR PART DIMENSIONS.

RULE #2- USE ONLY 'F' SERIES SNOUTS FOR RECTANGULAR OR SQUARE STRUCTURES, AVAILABLE IN 12", 18", 24", 30", 48", 72" AND 96" SIZES. USE ONLY 'R' SERIES SNOUTS FOR ROUND STRUCTURES, AVAILABLE IN 12", 18", 24", 30", AND 54" SIZES.

*SUMP DEPTH (Ds)- SUMP DEPTH SHOULD BE A MINIMUM OF 36" FOR ANY NEW CONSTRUCTION FOR PIPES 12" AND LESS. FOR 15"-18" PIPE MIN. DEPTH SHOULD BE 48". OPTIMAL SIZING IS AT LEAST 2.5X TO 3X OUTLET PIPE DIAMETER (Dp) FOR MAXIMUM POLLUTANT REMOVAL EFFICIENCY AND MINIMAL CLEANOUT FREQUENCY.

STRUCTURE DIMENSIONS- PLAN DIMENSIONS FOR A STRUCTURE SHOULD BE UP TO 7X AREA OF OUTLET PIPE FOR MAXIMUM POLLUTANT REMOVAL EFFICIENCY AND MINIMAL CLEANOUT FREQUENCY.
(SEE "MAINTENANCE CONSIDERATIONS" DOCUMENT FOR MORE INFORMATION)

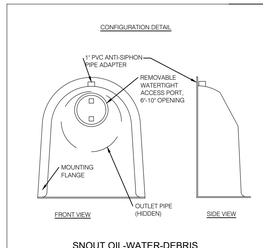
IMPORTANT NOTICE: DO NOT CONFUSE PIPE O.D WITH PIPE I.D. A SNOUT FITS OVER A PIPE, NOT IN IT. THUS, SNOUT MUST BE SIZED TO FIT OVER PIPE OPENING IN STRUCTURE. SNOUTS ARE AVAILABLE FOR ROUND STRUCTURES TO ACCOMODATE PIPES OF 54" O.D. MAX. FOR PIPES 54" O.D. AND ABOVE, USE SQUARE OR RECTANGULAR STRUCTURES.

SIZING EXAMPLES:

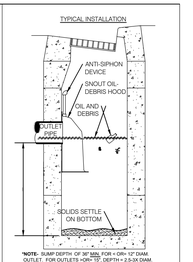
OUTLET HOLE SIZE	SNOUT SIZE
11.9" O.D. OR LESS	12 F or R (R FITS 36"-48" DIAM STRUCTURE)
12.0"-17.9" O.D.	18 F or R (R FITS 48"-60" DIAM STRUCTURE)
18.0"-23.9" O.D.	24 F or R (R FITS 48"-60" DIAM STRUCTURE)
24.0"-29.9" O.D.	30 F or R (R FITS 60"-72" DIAM STRUCTURE)
30.0"-35.9" O.D.	36F
30.0"-47.9" O.D.	48 F
30.0"-53.9" O.D.	54R/72 (FITS 72" DIAM STRUCTURE ONLY)
48.0"-71.9" O.D.	72F
72"-95.9" O.D.	96 F

BMP, INC.
53 MT. ARCHER ROAD, LYME, CT. 06371
(800) 504-8008 FAX: (860)434-3195

DESCRIPTION	DATE	SCALE
SNOUT SIZING CHART	09/09/05	NONE
	DRAWING NUMBER	
	SP-SI	



SNOUT OIL-WATER-DEBRIS SEPARATOR

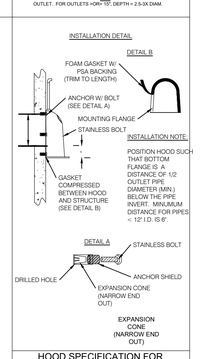


***NOTE-** SUMP DEPTH OF 36" MIN. FOR < DIA= 12" DIAM. OUTLET. FOR OUTLETS >DIA="D", DEPTH = 2.5-3X DIAM.

NOTES:

1. ALL HOODS AND TRAPS FOR CATCH BASINS AND WATER QUALITY STRUCTURES SHALL BE AS MANUFACTURED BY: BEST MANAGEMENT PRODUCTS, INC. 53 MT. ARCHER RD. LYME, CT 06371 (860) 434-0077; (860) 434-3195 FAX TOLL FREE: (800) 504-8008 OR (888) 354-7585 WEB SITE: www.bestmp.com OR PRE-APPROVED EQUAL.
2. ALL HOODS SHALL BE CONSTRUCTED OF A GLASS REINFORCED RESIN COMPOSITE WITH ISO GEL COAT EXTERIOR FINISH WITH A MINIMUM 0.125" LAMINATE THICKNESS.
3. ALL HOODS SHALL BE EQUIPPED WITH A WATERTIGHT ACCESS PORT, A MOUNTING FLANGE, AND AN ANTI-SIPHON VENT AS DRAWN. (SEE CONFIGURATION DETAIL)
4. THE SIZE AND POSITION OF THE HOOD SHALL BE DETERMINED BY OUTLET PIPE SIZE AS PER MANUFACTURER'S RECOMMENDATION.
5. THE BOTTOM OF THE HOOD SHALL EXTEND DOWNWARD A DISTANCE EQUAL TO 1/2 THE OUTLET PIPE DIAMETER WITH A MINIMUM DISTANCE OF 6" FOR PIPES <12" I.D.
6. THE ANTI-SIPHON VENT SHALL EXTEND ABOVE HOOD BY MINIMUM OF 3" AND A MAXIMUM OF 24" ACCORDING TO STRUCTURE CONFIGURATION.
7. THE SURFACE OF THE STRUCTURE WHERE THE HOOD IS MOUNTED SHALL BE FINISHED SMOOTH AND FREE OF LOOSE MATERIAL.
8. THE HOOD SHALL BE SECURELY ATTACHED TO STRUCTURE WALL WITH 3/8" STAINLESS STEEL BOLTS AND OIL-RESISTANT GASKET AS SUPPLIED BY MANUFACTURER. (SEE INSTALLATION DETAIL)
9. INSTALLATION INSTRUCTIONS SHALL BE FURNISHED WITH MANUFACTURER SUPPLIED INSTALLATION KIT.
   INSTALLATION KIT SHALL INCLUDE:
   A. INSTALLATION INSTRUCTIONS
   B. PVC ANTI-SIPHON VENT PIPE AND ADAPTER
   C. OIL-RESISTANT CRUSHED CELL FOAM GASKET WITH PSA BACKING
   D. 3/8" STAINLESS STEEL BOLTS
   E. ANCHOR SHIELDS

US Patent # 6126817



HOOD SPECIFICATION FOR CATCH BASINS AND WATER QUALITY STRUCTURES

DESCRIPTION	DATE	SCALE
OIL- DEBRIS HOOD SPECIFICATION AND INSTALLATION (TYPICAL)	09/08/00	NONE
	DRAWING NUMBER	
	SP-SN	

No.	DATE	DESCRIPTION
1	06/01/22	REVISED SITE LAYOUT PER CITY COMMENTS
2	06/21/22	REVISED PER CITY COMMENTS
3	08/16/22	REVISED PER CITY COMMENTS

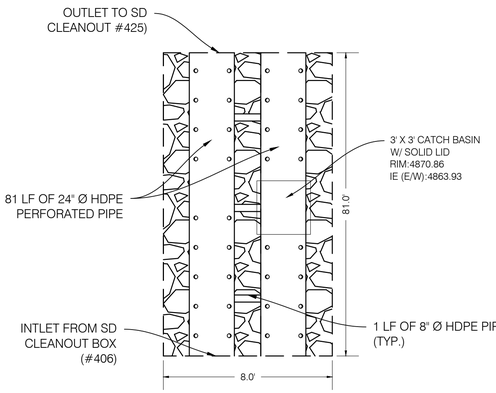
DRAWN BY: MR/HO
CHECKED BY: AGA
FIELD CREW: CL/BAL
DATE: 01/14/2022
DWG FILE: 2109270_SITE

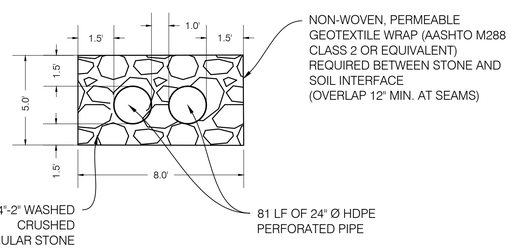
SCALE MEASURES 1-INCH ON FULL SIZE SHEETS
ADJUST ACCORDINGLY FOR REDUCED SIZE SHEETS
1" 0.5 0

PROFESSIONAL ENGINEER — No. 11366633 — ALLISON G. ALBERT — STATE OF UTAH — 8/18/22

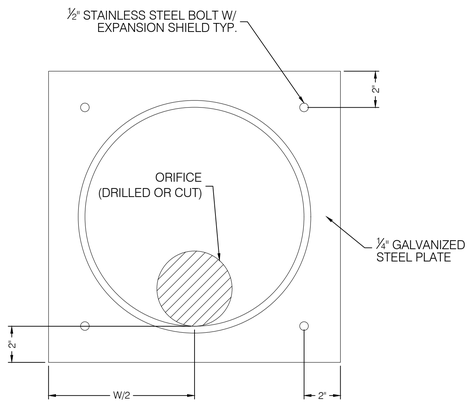
BENCHMARK ENGINEERING & LAND SURVEYING
9138 SOUTH STATE STREET SUITE #100
SANDY, UTAH 84070 (801) 542-7192
www.benchmarkcivil.com

3' X 3' CATCH BASIN W/ SOLID LID
RIM:4870.86
IE (E/W):4863.93





PERFORATED PIPE SYSTEM (2)
SCALE: NTS



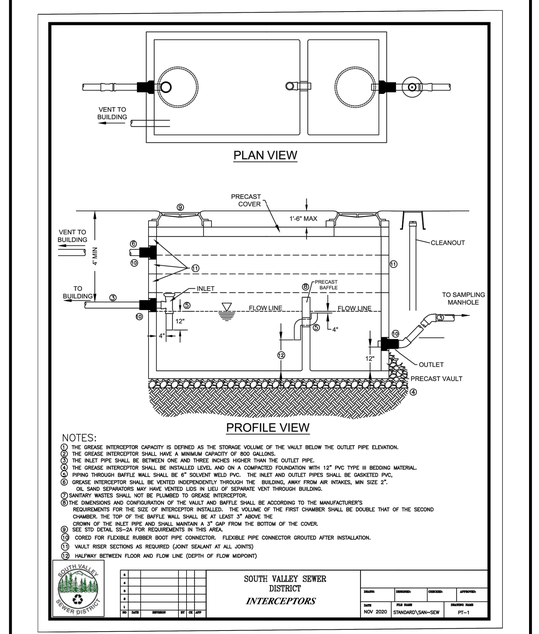
FLOW RESTRICTOR PLATE

1. STEEL: ASTM A 36 STEEL

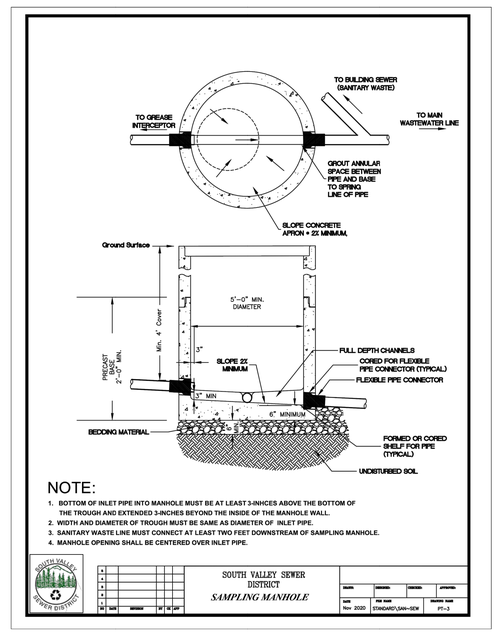
2. BOLTS: USE ½" STAINLESS STEEL BOLTS AND ⅛" STAINLESS WASHERS.

3. COATING: COAT ALL METAL PARTS WITH ASPHALTUM PAINT.

ORIFICE RESTRICTOR PLATE (3)
SCALE: NTS



GREASE TRAP (4)
SCALE: NTS



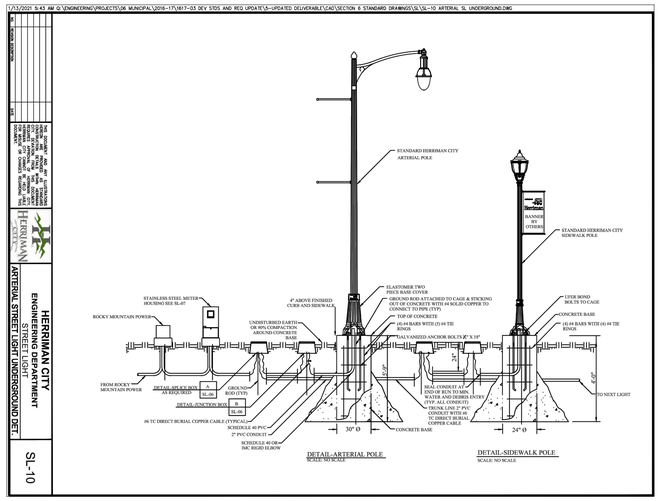
SAMPLING MANHOLE (5)
SCALE: NTS

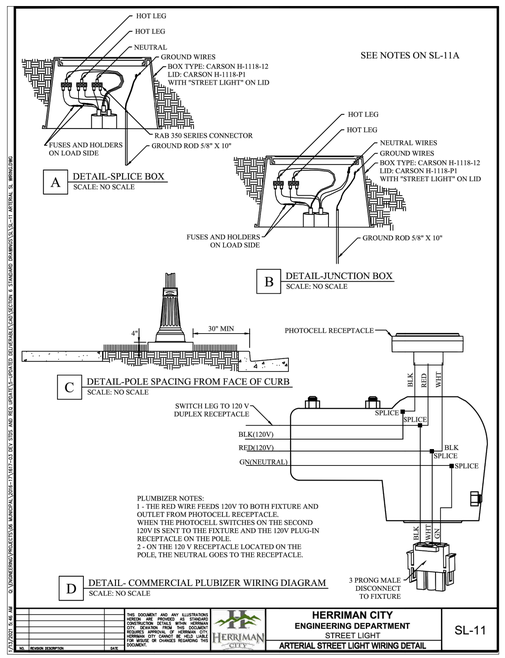
GEOFF DEARING HERRIMAN
12484 S ROSECREST RD
HERRIMAN, UTAH

PROJECT NO: 2109270

DETAIL SHEET

CDT.03
11 OF 12

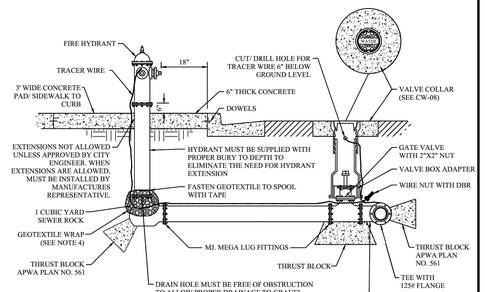




NOTES:

1. CONTRACTOR SHALL FOLLOW HERRIMAN CITY INSTALLATION AND INSPECTION PROCEDURE FOR LIGHT POLES AND LIGHT FIXTURES BEFORE ACCEPTANCE.
2. ARTERIAL LIGHT POLES SHALL BE LOCATED AS INDICATED ON THE APPROVED LIGHTING SITE PLAN, AND INSTALLED AS DESCRIBED IN THE CITY STANDARDS.
3. EACH COMMERCIAL LIGHT SHALL HAVE A JUNCTION BOX WITH COVER MARKED "STREET LIGHTING" WITH FUSES.
4. SUPPLY SPLICE KIT FOR NEUTRAL WIRE.
5. INSTALL GRAY NON-CONDUCTIVE PVC CONDUITS WITH 24" COVER AND SAND BEDDING.
6. CONTRACTOR TO INSTALL METER CABINET WITH BREAKER PANEL. BOX TO BE LOCATED MIN. 8' FROM UTILITY CO. TRANSFORMER OR SECONDARY BOX (SEE DETAIL SL-12).
7. BALANCE LOADS ACROSS PHASES FOR 120 V RECEPTACLES.
8. VIBRATED 4000 PSI CONCRETE @ 28 DAYS (6.5 CITY MIX).
9. ANY DISTURBED MATERIAL WITHIN 8' OF POLE FOUNDATION SHALL BE COMPACTED TO 90% OR GREATER.
10. UNDISTURBED NATIVE GRAVEL-SANDY GRAVEL ASSUMED. IF DIFFERENT, CONTACT CITY ENGINEER.
11. USE A 30" DIA. SONO TUBE.
12. ELECTRONIC AS-BUILTS MUST BE SENT AS AUTO CAD DWG OR ESRI SHAPEFILE.
13. GROUND AND NEUTRAL SHALL BE SEPARATE.
14. MAINTAIN 3" CLEARANCE ON ALL SIDES OF REBAR.
15. FIELD AS-BUILTS BY CONTRACTOR.
16. LOAD SCHEDULE (COPY GIVEN TO BUILDING DEPARTMENT).
17. FIVE DAY BURN TEST AND REMOVAL OF TAPE.
18. IF DEPTH CANNOT BE MET, MASS MUST BE EQUIVALENT TO MASS AS SHOWN.
19. REBAR AND TRENCH MUST BE INSPECTED PRIOR TO CONCRETE POUR.
20. ALL SPECIFICATIONS FOR WIRE, CONDUIT, FUSE KITS, SPLICE KITS, JUNCTION BOXES AND CONNECTORS MUST BE SUBMITTED TO THE CITY INSPECTOR FOR APPROVAL PRIOR TO ANY WORK BEING PERFORMED.
21. ALL CONDUCTORS SHALL BE TYPE TC-CABLE #112-10-4054 COPPER ONLY.

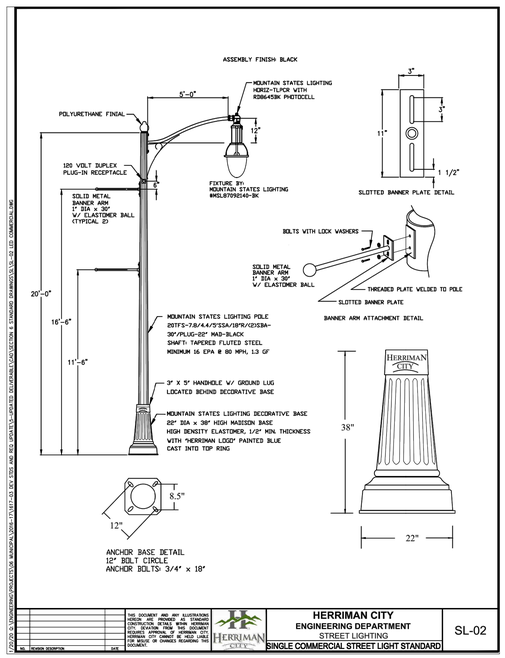
***REFER TO PARTS LIST ON CW-PL FOR APPROVED PARTS MODELS.**

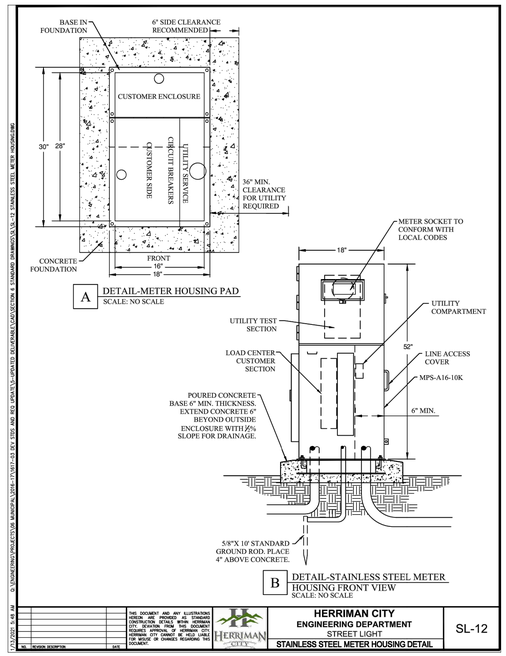


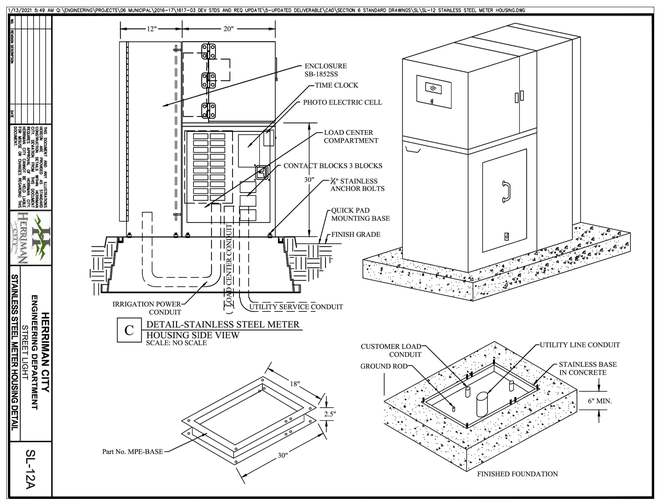
NOTES:

1. POLY WRAP HYDRANT TO BURY LINE.
2. DOWELS 6" CENTER OFF BACK OF SIDEWALK AND BACK OF CURB.
3. 3' MINIMUM AWAY, FROM DRIVE APPROACH, MAILBOX, TREE, METER BOX, UTILITY BOX, OR ANY OTHER OBSTRUCTION.
4. INSTALL A GEOTEXTILE WRAP AROUND THE SEWER ROCK TO PREVENT SILTING.

FIRE HYDRANT (2)
SCALE: NTS

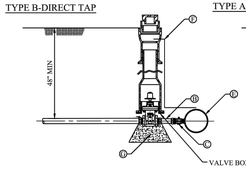




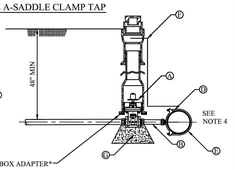


***REFER TO PARTS LIST ON CW-PL FOR APPROVED PARTS MODELS.**

TYPE B-DIRECT TAP



TYPE A-SADDLE CLAMP TAP



TYPICAL 1- 1/2" AND 2" SERVICE TAPS

NOTES:

1. ALL FITTINGS SHALL BE COMPRESSION FITTINGSWITH INSERTS.
2. REFER TO CW-08 FOR VALVE BOX DETAILS.

LEGEND		
NO.	ITEM	DESCRIPTION
A	GATE VALVE	2"
B	BRASS NIPPLE	BRASS NIPPLE, 6" MAX. LENGTH
C	1-1/2" OR 2" CORPORATION STOP	SEE PARTS LIST*
D	SERVICE SADDLE CLAMP	SEE PARTS LIST*
E	WATER MAIN PIPE	SEE NOTE 4
F	TRACER WIRE	
G	THRUST BLOCK	

NOTES FOR 1- 1/2" AND 2" SERVICE TAPS:

1. INSPECTION: PRIOR TO BACKFILLING, SECURE INSPECTION OF INSTALLATION BY CITY.
2. BACKFILL: INSTALL AND COMPACT ALL BACKFILL MATERIAL PER APWA SECTION 31 05 20.
3. TAPPING: PLACE TAPS A MIN. 24" APART. USE A TAPPING TOOL WHICH IS SIZED CORRESPONDING TO THE SIZE OF THE SERVICE LINE TO BE INSTALLED. NO TAPS WITHIN 24" OF THE END OF PIPE OR ANY FITTING.
4. PVC PIPE: A SERVICE SADDLE CLAMP IS REQUIRED ON ALL PVC PIPE.
   DUCTILE IRON PIPE: DUCTILE IRON PIPE MAY BE DIRECT TAPPED USING CC THREADS.
5. TAPE: TEFLON TAPE IS REQUIRED ON ALL TAPS AND THREADED FITTINGS

NOTES FOR 1 1/2" AND 2" SERVICE LINE:

1. INSPECTION: PRIOR TO BACKFILLING, SECURE INSPECTION OF INSTALLATION BY ENGINEER.
2. BACKFILLING: INSTALL ALL BACKFILL MATERIAL PER APWA SECTION 31 05 20 IN LIFTS NOT EXCEEDING 6" AFTER COMPACTION. COMPACT EACH LIFT TO A MIN. RELATIVE DENSITY OF 95%.
3. METER: HERRIMAN CITY WILL PROVIDE AND INSTALL METER.
4. PIPE: INSTALL IPS POLY PIPE TO PROPERTY LINE.
5. PLACEMENT:
   A) DO NOT INSTALL METER BOX UNDER DRIVEWAY APPROACHES, SIDEWALKS, OR CURB AND GUTTER.
   B) IN NEW CONSTRUCTION, INSTALL METER NEAR CENTER OF LOT IN PARKSTRIP.

1 1/2" WATER METER (3)
SCALE: NTS

ARTERIAL STREET LIGHT AND METER CABINET DETAILS (1)
SCALE: NTS

No.	DATE	DESCRIPTION
1	06/01/22	REVISED SITE LAYOUT PER CITY COMMENTS
2	06/21/22	REVISED PER CITY COMMENTS
3	08/09/22	REVISED PER CITY COMMENTS

DRAWN BY: MR/HO
CHECKED BY: AGA
FIELD CREW: CL/BAL
DATE: 01/14/2022
DWG. FILE: 2109270 SITE

SCALE MEASURES 1-INCH ON FULL SIZE SHEETS
ADJUST ACCORDINGLY FOR REDUCED SIZE SHEETS

BENCHMARK ENGINEERING & LAND SURVEYING
9138 SOUTH STATE STREET SUITE #100
SANDY, UTAH 84070 (801) 542-7192
www.benchmarkcivil.com

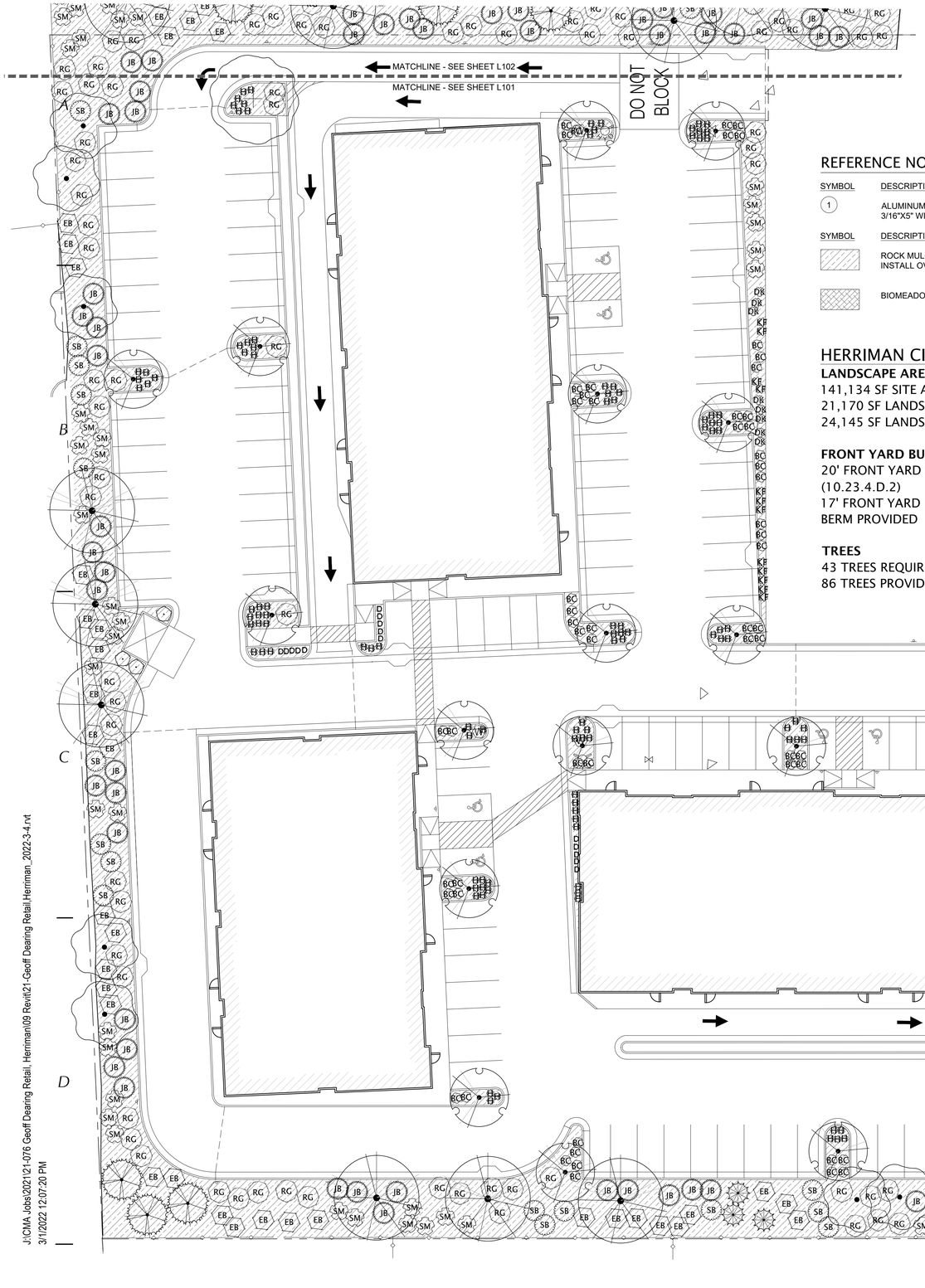
GEOFF DEARING HERRIMAN
12484 S ROSECREST RD
HERRIMAN, UTAH

PROJECT NO: 2109270

DETAIL SHEET

CDT.04
12 OF 12

MARK	REVISION	DATE



REFERENCE NOTES SCHEDULE

SYMBOL	DESCRIPTION	QTY
1	ALUMINUM LANDSCAPE EDGER - PERMALOC CLEANLINE XL 3/16"X5" WITH BLACK FINISH	

SYMBOL	DESCRIPTION	QTY
	ROCK MULCH - 3" DEPTH WASHED 2-4" SOUTHTOWN COBBLE. INSTALL OVER DEWITT PRO-5 WEED BARRIER.	22,402 SF
	BIOMEADOW BY BIOGRASS	11,732 SF

HERRIMAN CITY REQUIREMENTS:

LANDSCAPE AREA
141,134 SF SITE AREA
21,170 SF LANDSCAPE REQUIRED (MIN. 15% - 10.23.4.C.1)
24,145 SF LANDSCAPE PROVIDED (17.1%)

FRONT YARD BUFFER
20' FRONT YARD BUFFER REQUIRED W/O CONDITIONAL USE (10.23.4.D.2)
17' FRONT YARD BUFFER PROVIDED - 50% PLANTINGS & 2' BERM PROVIDED

TREES
43 TREES REQUIRED (1/500 SF LANDSCAPING 10.23.7.A.5)
86 TREES PROVIDED

PLANT SCHEDULE

TREES	BOTANICAL / COMMON NAME	CONT	CAL	QTY
	ACER TRUNCATUM X PLATANOIDES 'JFS-KW187' TM / URBAN SUNSET MAPLE	B&B	2" CAL	21
	FAGUS SYLVATICA 'FELDERBACH' / FELDERBACH DWARF COLUMNAR BEECH	B&B	2" CAL	6
	GLEDITSIA TRIACANTHOS INERMIS 'SKYLINE' / SKYLINE HONEY LOCUST	B&B	2" CAL	4
	PRUNUS VIRGINIANA 'CANADA RED' / CANADA RED CHOKECHERRY	B&B	2" CAL	8
	ZELKOVA SERRATA 'GREEN VASE' / GREEN VASE SAWLEAF ZELKOVA	B&B	2" CAL	21

EVERGREEN TREES	BOTANICAL / COMMON NAME	CONT	CAL	QTY
	PICEA PUNGENS GLAUCA 'BABY BLUE EYES' TM / BABY BLUE EYES COLORADO BLUE SPRUCE	B&B	6` HT MIN.	3
	PINUS FLEXILIS 'VANDERWOLF'S PYRAMID' / VANDERWOLF'S PYRAMID LIMBER PINE	B&B	6` HT MIN.	19
	PINUS NIGRA 'OREGON GREEN' / OREGON GREEN AUSTRIAN PINE	B&B	6` HT MIN.	3

SHRUBS	BOTANICAL / COMMON NAME	CONT	QTY
BC	BERBERIS THUNBERGII 'CONCORDE' / CONCORDE JAPANESE BARBERRY	5 GAL	67
EB	EUONYMUS ALATUS 'GROVE COMPACTUS' / GROVE COMPACT BURNING BUSH	5 GAL	73
JB	JUNIPERUS HORIZONTALIS 'BLUE CHIP' / BLUE CHIP JUNIPER	5 GAL	78
RG	RHUS AROMATICA 'GRO-LOW' / GRO-LOW FRAGRANT SUMAC	5 GAL	110
SB	SAMBUCUS NIGRA 'BLACK LACE' / BLACK LACE ELDERBERRY	5 GAL	40
SM	SYRINGA PATULA 'MISS KIM' / MISS KIM KOREAN LILAC	5 GAL	61

ANNUALS/PERENNIALS	BOTANICAL / COMMON NAME	CONT	QTY
DK	CARYOPTERIS X CLANDONENSIS 'DARK KNIGHT' / DARK KNIGHT BLUEBEARD	5 GAL	16
D	HEMEROCALLIS X 'STELLA DE ORO' / STELLA DE ORO DAYLILY	1 GAL	18

ORNAMENTAL GRASSES	BOTANICAL / COMMON NAME	CONT	QTY
KF	CALAMAGROSTIS X ACUTIFLORA 'KARL FOERSTER' / KARL FOERSTER FEATHER REED GRASS	1 GAL	40
H	PENNISETUM ALOPECUROIDES 'HAMELN' / HAMELN FOUNTAIN GRASS	1 GAL	147

Scale: 1" = 20'-0"
0 10 20 40 60

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Sandy, UT 84070
p 801.913.7994

CURTIS MINER ARCHITECTURE
233 SOUTH PLEASANT GROVE BLVD.
SUITE #105
PLEASANT GROVE, UTAH 84062
PHONE: (801) 769-3000
cma@cmautah.com

DATE:	31 AUG 2022
PROJECT #:	21-076
PROJ. MAN.:	SS
CHECKED BY:	CS

PROJECT:
GEOFF DEARING RETAIL
12480 S 5600 W,
HERRIMAN CITY, UTAH

STATE OF UTAH
CURT A. SIMKINS
No. 7410845301
Licensed Landscape Architect
08/31/2022

SHEET DESCRIPTION:
LANDSCAPE PLAN

SHEET:
L101

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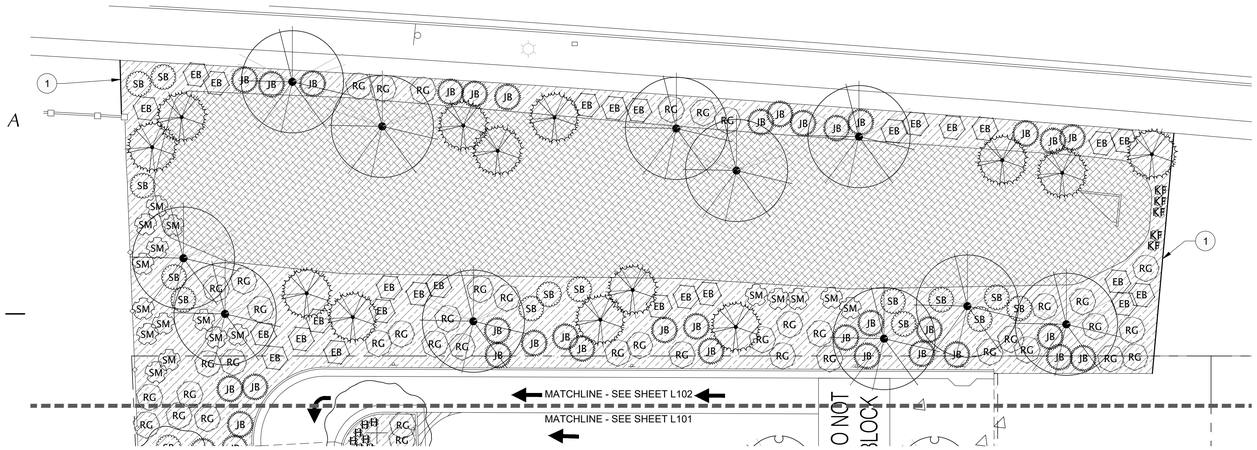

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PB	PENNISETUM ALOPECUROIDES 'HAMELN' / HAMELN FOUNTAIN GRASS	1 GAL	147

LANDSCAPE NOTES:

1. ALL CONSTRUCTION SHALL BE DONE IN ACCORDANCE WITH THE LATEST AMERICAN PUBLIC WORKS ASSOCIATION (APWA) AND HERRIMAN CITY STANDARDS, SPECIFICATIONS, AND DETAILS.
2. ALL PLANT MATERIAL SHALL BE GROWN IN CLIMATIC CONDITIONS SIMILAR TO THOSE IN THE LOCALITY OF THIS WORK AND SHALL CONFORM TO THE AMERICAN STANDARD FOR NURSERY STOCK, ANSI Z60.1 UNLESS OTHERWISE NOTED. PROVIDE TREES OF NORMAL GROWTH AND UNIFORM HEIGHTS, ACCORDING TO SPECIES, WITH STRAIGHT TRUNKS AND WELL DEVELOPED LEADERS, LATERALS, AND ROOTS.
3. EXISTING UTILITIES, EASEMENTS, AND STRUCTURES SHOWN ON THE DRAWINGS ARE IN ACCORDANCE WITH AVAILABLE RECORDS. THE CONTRACTOR SHALL VERIFY THE EXACT LOCATION, SIZE, TYPE, AND STRUCTURES TO BE ENCOUNTERED ON THE PROJECT PRIOR TO ANY EXCAVATION AND CONSTRUCTION IN THE VICINITY OF THE EXISTING UTILITIES AND STRUCTURES.
4. IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO OBTAIN ALL REQUIRED PERMITS, LICENSES, AND APPROVALS REQUIRED TO LEGALLY AND RESPONSIBLY COMPLETE THE WORK.
5. THE CONTRACTOR IS RESPONSIBLE FOR THE REMOVAL, DISPOSAL, OR RELOCATION OF ALL OBSTRUCTIONS AND DEBRIS WITHIN THE DELINEATED CONSTRUCTION AREA PRIOR TO STARTING NEW CONSTRUCTION. THE CONTRACTOR IS ALSO RESPONSIBLE FOR THE REMOVAL AND DISPOSAL OF ANY DEBRIS RESULTING FROM NEW CONSTRUCTION.
6. DAMAGE TO ANY EXISTING IMPROVEMENTS OR TO ANY PORTION OF THE PROJECT'S SURROUNDING AREA DURING CONSTRUCTION SHALL BE REPAIRED AT THE CONTRACTOR'S EXPENSE. CONTRACTOR SHALL TAKE PRECAUTIONS TO AVOID DAMAGE TO THE PROJECT'S SURROUNDING AREAS AND EXISTING FEATURES AND FACILITIES SCHEDULED TO REMAIN AS PART OF THE FINISHED CONSTRUCTION. REPAIR, REPLACEMENT, AND/OR REMOVAL AS DETERMINED BY OWNER SHALL BE AT THE CONTRACTOR'S EXPENSE.
7. THE CONTRACTOR SHALL CALL BLUE STAKES AT 1-800-662-4111 FOR UNDERGROUND UTILITY LOCATIONS AT LEAST 48 HOURS PRIOR TO COMMENCEMENT OF ANY CONSTRUCTION OR EXCAVATION.
8. CONTRACTOR SHALL ROUGH GRADE TO WITHIN +/- A TENTH OF A FOOT FROM FINISH GRADE. ALL TURF GRASS AREAS SHALL BE GRADED 8" BELOW PROPOSED FINISH GRADE. SHRUB BEDS SHALL BE GRADED 16" BELOW PROPOSED FINISH GRADE.
9. ALL COMPACTED AREAS DEVELOPED THROUGH CONSTRUCTION WITHIN PROPOSED LANDSCAPE AREAS SHALL BE SCARIFIED AND LOOSENED TO A DEPTH OF 12" PRIOR TO LANDSCAPE AND IRRIGATION WORK BEGINNING.
10. INSTALL A MIN. OF 6 INCHES OF PREMIUM TOPSOIL FOR ALL TURF GRASS AREAS. INSTALL 12" OF PREMIUM TOPSOIL IN ALL SHRUB BEDS. ALL PLANTING PITS SHALL RECEIVE PLANTING BACKFILL MIX.
11. INSTALL A MIN. OF 4 INCHES OF APPROVED MULCH WITH WEED BARRIER FABRIC IN ALL SHRUB BEDS. APPLY PRE-EMERGENT TO ALL PLANTING BEDS BEFORE INSTALLING MULCH.
12. NO PLANT SPECIES SUBSTITUTIONS WILL BE MADE WITHOUT APPROVAL OF OWNER.
13. ALL PLANT LAYOUT SHALL BE VERIFIED AND APPROVED IN FIELD BY OWNER PRIOR TO PLANTING. FAILURE TO RECEIVE APPROVAL MAY RESULT IN RE-WORK BY THE CONTRACTOR AT NO ADDITIONAL COST TO THE OWNER.
14. ALL AREAS WITHIN AND AFFECTED BY THIS PROJECT SHALL HAVE POSITIVE DRAINAGE. POSITIVE DRAINAGE SHALL BE PROVIDED TO DIRECT STORMWATER AWAY FROM ALL STRUCTURES.
15. ALL CLARIFICATIONS OF DISCREPANCIES BETWEEN THE DRAWINGS AND THE SITE SHALL BE BROUGHT TO THE ATTENTION OF THE OWNER PRIOR TO BEGINNING OF WORK.
16. THE CONTRACTOR SHALL VERIFY ALL QUANTITIES OF PLANTS AND MATERIALS PRIOR TO CONSTRUCTION.

REFERENCE NOTES SCHEDULE

SYMBOL	DESCRIPTION	QTY
1	ALUMINUM LANDSCAPE EDGER - PERMALOC CLEANLINE XL 3/16"X5" WITH BLACK FINISH	

SYMBOL	DESCRIPTION	QTY
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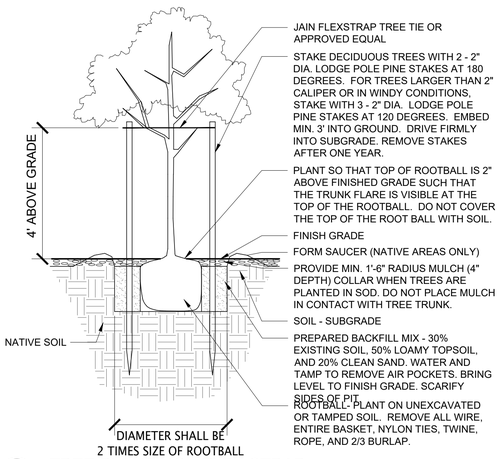
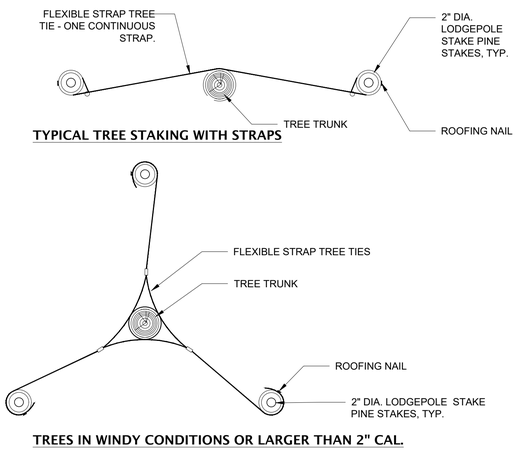
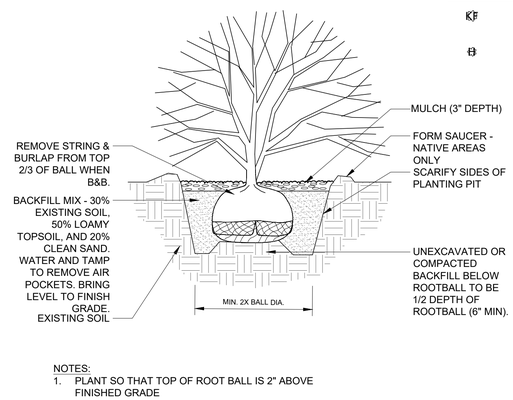
	BIOMEADOW BY BIOGRASS	11,732 SF



1 TREE PLANTING - FLEX STRAP
SCALE: NTS



2 TREE STAKING - FLEX STRAPS
NOT TO SCALE



NOTES:
1. PLANT SO THAT TOP OF ROOT BALL IS 2" ABOVE FINISHED GRADE

3 SHRUB DETAIL
NOT TO SCALE

Scale: 1" = 20'-0"
0 10 20 40 60

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CURTIS MINER ARCHITECTURE
233 SOUTH PLEASANT GROVE BLVD.
SUITE #105
PLEASANT GROVE, UTAH 84062
PHONE: (801) 769-3000
cma@cmautah.com

DATE:	31 AUG 2022
PROJECT #:	21-076
PROJ. MAN.:	SS
CHECKED BY:	CS

PROJECT:
GEOFF DEARING RETAIL
12480 S 5600 W,
HERRIMAN CITY, UTAH

STATE OF UTAH
CORY A. SMITH
No. 11044-5301
Licensed Landscape Architect
08/31/2022

SHEET DESCRIPTION:
LANDSCAPE PLAN

SHEET:
L102

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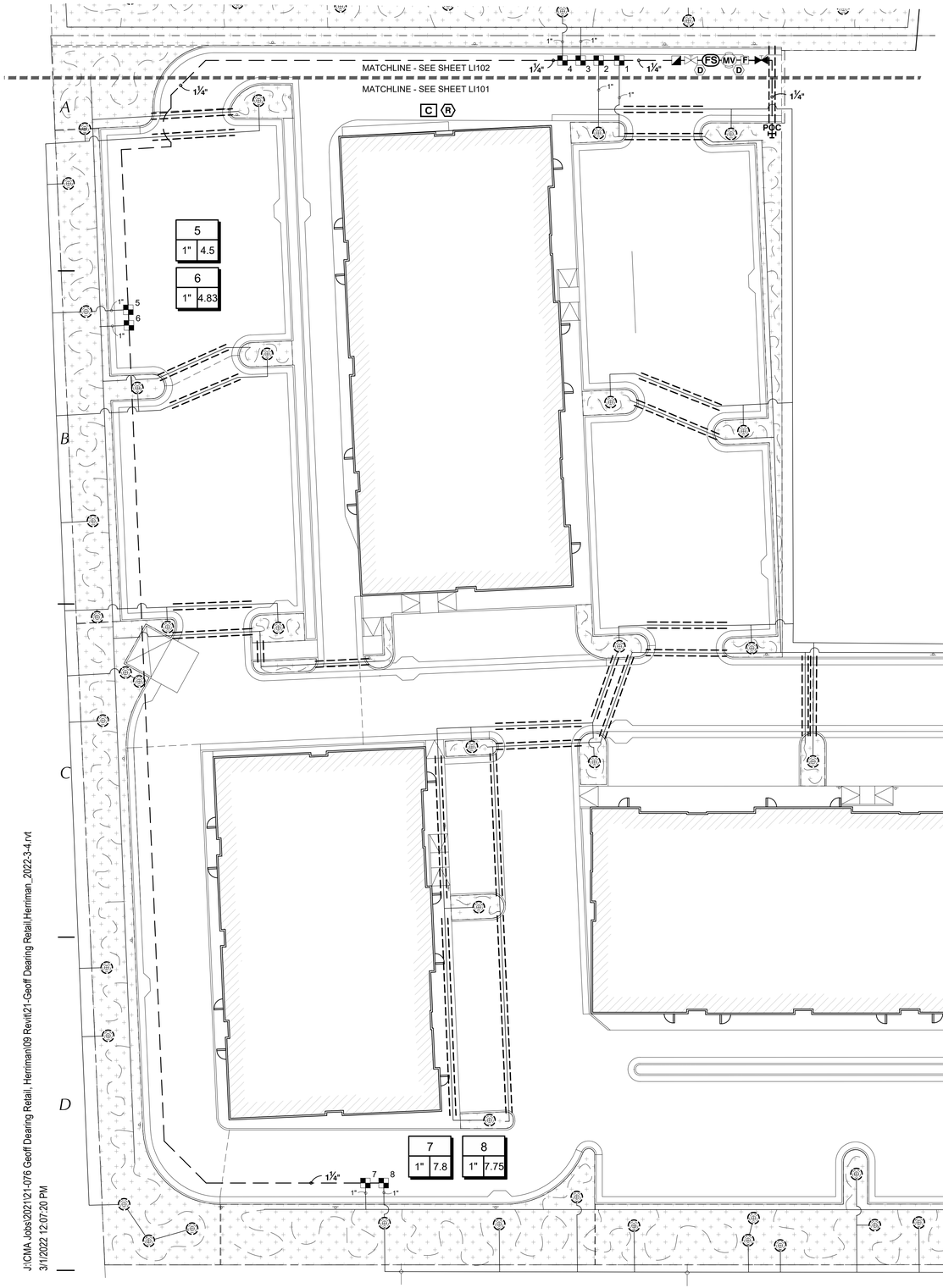
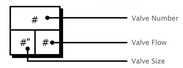


IRRIGATION_SCHEDULE

SYMBOL	MANUFACTURER/MODEL/DESCRIPTION
	RAIN BIRD XCZ-100-PRB-COM WIDE FLOW DRIP CONTROL KIT FOR COMMERCIAL APPLICATIONS. 1" BALL VALVE WITH 1" PESB VALVE AND 1" PRESSURE REGULATING 40PSI QUICK-CHECK BASKET FILTER. 0.3 GPM-20 GPM
	INLINE DRIP TREE RINGS 2' DIAMETER INSIDE RING, 4' DIAMENTER OUTSIDE RING NETAFIM TLCV-04-12
	AREA TO RECEIVE DRIP EMITTERS RAIN BIRD XB-PC SINGLE OUTLET, PRESSURE COMPENSATING DRIP EMITTERS. FLOW RATES OF 0.5 GPH=BLUE, 1.0 GPH=BLACK, AND 2.0 GPH=RED. COMES WITH A SELF-PIERCING BARB INLET X BARB OUTLET. Emitter Notes: 10PC emitters (1 assigned to each 1 Gal plant) 10PC emitters (2 assigned to each 5 Gal plant)

SYMBOL	MANUFACTURER/MODEL/DESCRIPTION
	QUICK COUPLING VALVE - RAIN BIRD 44-LRC 1" BRASS QUICK-COUPLING VALVE, WITH CORROSION-RESISTANT STAINLESS STEEL SPRING, LOCKING THERMOPLASTIC RUBBER COVER, AND 2-PIECE BODY.
	ISOLATION VALVE - APOLLO 77C LINE SIZE
	STOP & WASTE VALVE - MUELLER MARK II ORISEAL
MV	MASTER VALVE - RAIN BIRD PESB 1" 1" PLASTIC INDUSTRIAL MASTER VALVES. LOW FLOW OPERATING CAPABILITY, GLOBE CONFIGURATION. WITH SCRUBBER TECHNOLOGY FOR RELIABLE PERFORMANCE IN DIRTY WATER IRRIGATION APPLICATIONS.
D	MANUAL DRAIN VALVE - FORD B11-333
C	CONTROLLER - RAIN BIRD ESP4ME3 WITH (2) ESP-SM3 10 STATION, HYBRID MODULAR OUTDOOR CONTROLLER. FOR RESIDENTIAL OR LIGHT COMMERCIAL USE. LNK WIFI MODULE AND FLOW SENSOR READY.
R	RAIN SENSOR - RAIN BIRD WR2-RFC WIRELESS RAIN AND FREEZE SENSOR COMBO, INCLUDES 1 RECEIVER AND 1 RAIN/FREEZE SENSOR TRANSMITTER.
FS	FLOW SENSOR - RAIN BIRD FS-100-B 1" FLOW SENSOR, BRASS MODEL. SUGGESTED OPERATING RANGE 2.0 GPM TO 40.0 GPM. SIZE FOR FLOW NOT ACCORDING TO PIPE SIZE. RAIN BIRD COMPATIBLE CONTROLLERS: ESP-LXIVM(P) | LXD | LXME2(P) | ME3, OR CONTROLLERS ACCEPTING CUSTOM K-FACTOR AND OFFSET. INSTALL IN RAIN BIRD VALVE BOX.
F	FILTER - AMIAD 2-T-SCAN-STEEL SCREEN AMIAD 2" T SCANAWAY SEMI-AUTOMATIC PLASTIC FILTER, NPT THREAD, STEEL SCREEN ELEMENT. CLOGGING INDICATOR KIT. ENGINEERED-PLASTIC MATERIAL, MAXIMUM WORKING PRESSURE 145PSI.
	IRRIGATION LATERAL LINE: PVC SCHEDULE 40
	IRRIGATION MAINLINE: PVC SCHEDULE 40 (1-1/4")
	PIPE SLEEVE: PVC SCHEDULE 40 (4" DIAMETER)
	DRIP DISTRIBUTION TUBING - RAIN BIRD XT-700 (MAXIMUM FLOW 4 GPM (240 GPH), MAXIMUM LENGTH 100')

Valve Callout



Scale: 1" = 20'-0"

0 10 20 40 60

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CURTIS MINER ARCHITECTURE
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DATE:	31 AUG 2022
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PROJ. MAN.:	SS
CHECKED BY:	CS

PROJECT:
GEOFF DEARING RETAIL
12480 S 5600 W,
HERRIMAN CITY, UTAH

STATE OF UTAH
CORY A. SMITH
No. 11044-5301
Licensed Landscape Architect
08/31/2022

SHEET DESCRIPTION:
IRRIGATION PLAN

SHEET:
LI101

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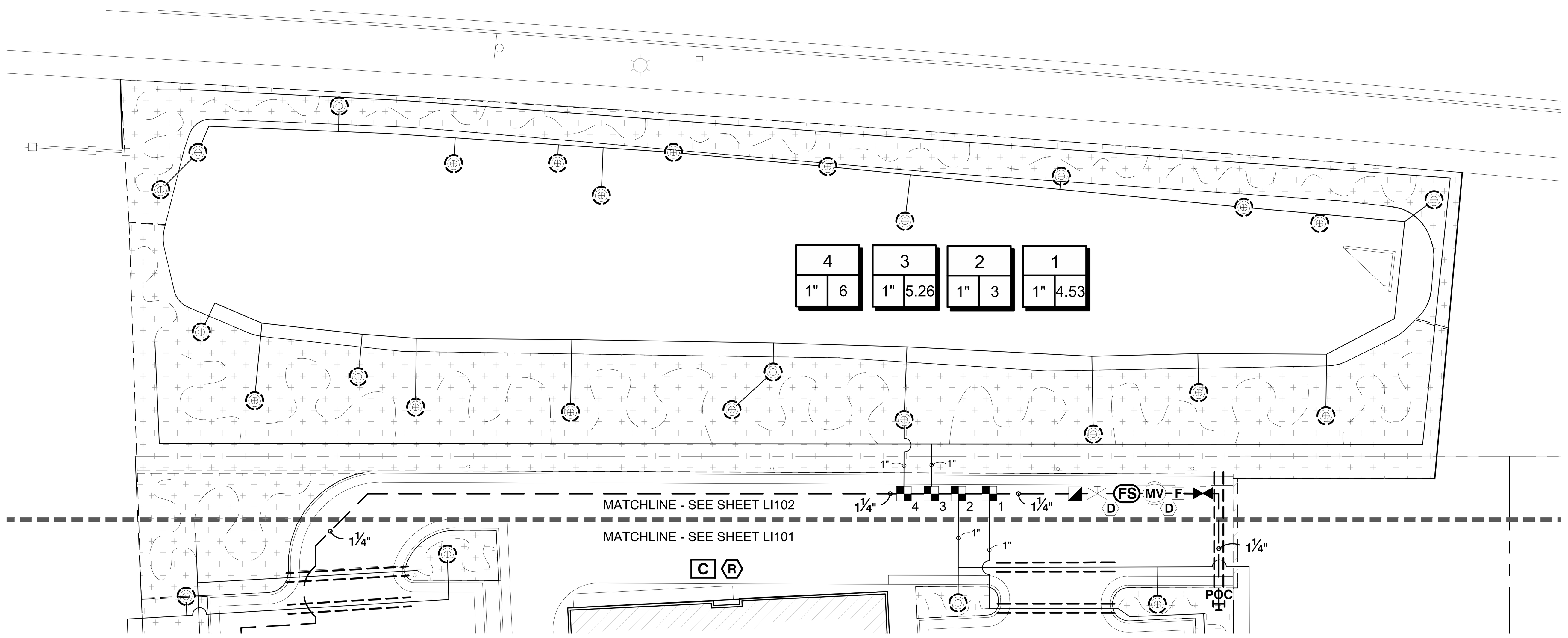

IRRIGATION_SCHEDULE

SYMBOL	MANUFACTURER/MODEL/DESCRIPTION
	RAIN BIRD XCZ-100-PRB-COM WIDE FLOW DRIP CONTROL KIT FOR COMMERCIAL APPLICATIONS. 1" BALL VALVE WITH 1" PESB VALVE AND 1" PRESSURE REGULATING 40PSI QUICK-CHECK BASKET FILTER. 0.3 GPM-20 GPM
	INLINE DRIP TREE RINGS 2` DIAMETER INSIDE RING, 4` DIAMENTER OUTSIDE RING NETAFIM TLCV-04-12
	AREA TO RECEIVE DRIP EMITTERS RAIN BIRD XB-PC SINGLE OUTLET, PRESSURE COMPENSATING DRIP EMITTERS. FLOW RATES OF 0.5 GPH=BLUE, 1.0 GPH=BLACK, AND 2.0 GPH=RED. COMES WITH A SELF-PIERCING BARB INLET X BARB OUTLET. Emitter Notes: 10PC emitters (1 assigned to each 1 Gal plant) 10PC emitters (2 assigned to each 5 Gal plant)

SYMBOL	MANUFACTURER/MODEL/DESCRIPTION
	QUICK COUPLING VALVE - RAIN BIRD 44-LRC 1" BRASS QUICK-COUPLING VALVE, WITH CORROSION-RESISTANT STAINLESS STEEL SPRING, LOCKING THERMOPLASTIC RUBBER COVER, AND 2-PIECE BODY.
	ISOLATION VALVE - APOLLO 77C LINE SIZE
	STOP & WASTE VALVE - MUELLER MARK II ORISEAL
MV	MASTER VALVE - RAIN BIRD PESB 1" 1" PLASTIC INDUSTRIAL MASTER VALVES. LOW FLOW OPERATING CAPABILITY, GLOBE CONFIGURATION. WITH SCRUBBER TECHNOLOGY FOR RELIABLE PERFORMANCE IN DIRTY WATER IRRIGATION APPLICATIONS.
D	MANUAL DRAIN VALVE - FORD B11-333
C	CONTROLLER - RAIN BIRD ESP4ME3 WITH (2) ESP-SM3 10 STATION, HYBRID MODULAR OUTDOOR CONTROLLER. FOR RESIDENTIAL OR LIGHT COMMERCIAL USE. LNK WIFI MODULE AND FLOW SENSOR READY.
R	RAIN SENSOR - RAIN BIRD WR2-RFC WIRELESS RAIN AND FREEZE SENSOR COMBO, INCLUDES 1 RECEIVER AND 1 RAIN/FREEZE SENSOR TRANSMITTER.
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F	FILTER - AMIAD 2-T-SCAN-STEEL SCREEN AMIAD 2" T SCANAWAY SEMI-AUTOMATIC PLASTIC FILTER, NPT THREAD, STEEL SCREEN ELEMENT. CLOGGING INDICATOR KIT. ENGINEERED-PLASTIC MATERIAL, MAXIMUM WORKING PRESSURE 145PSI.
	IRRIGATION LATERAL LINE: PVC SCHEDULE 40
	IRRIGATION MAINLINE: PVC SCHEDULE 40 (1-1/4")
	PIPE SLEEVE: PVC SCHEDULE 40 (4" DIAMETER)
	DRIP DISTRIBUTION TUBING - RAIN BIRD XT-700 (MAXIMUM FLOW 4 GPM (240 GPH), MAXIMUM LENGTH 100')

Valve Callout
- # — Valve Number
- # — Valve Flow
- #" — Valve Size

IRRIGATION NOTES

1. THIS DRAWING IS DIAGRAMMATIC AND IS INTENDED TO CONVEY THE GENERAL LAYOUT OF IRRIGATION SYSTEM COMPONENTS. ALL IRRIGATION EQUIPMENT SHALL BE INSTALLED IN PLANTING AREAS WHEREVER POSSIBLE. LOCATE MAINLINE AND VALVES NEAR WALKS WHERE FEASIBLE.

2. THE CONTRACTOR SHALL VERIFY THE AVAILABLE WATER PRESSURE AT THE SITE PRIOR TO CONSTRUCTION. REPORT ANY DISCREPANCIES BETWEEN THE WATER PRESSURE SHOWN ON THE DRAWINGS AND ACTUAL PRESSURE READINGS AT THE POINT OF CONNECTION TO THE LANDSCAPE ARCHITECT. WATER PRESSURE AT THE POINT OF CONNECTION IS EXPECTED TO BE A MINIMUM OF **75** PSI. IN THE EVENT THAT PRESSURE DIFFERENCES ARE NOT REPORTED PRIOR TO THE START OF CONSTRUCTION, THE CONTRACTOR SHALL ASSUME FULL RESPONSIBILITY FOR ANY REVISIONS NECESSARY.

3. IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO FAMILIARIZE HIMSELF WITH ALL STRUCTURES, SITE IMPROVEMENTS, WALKS, UTILITIES, AND GRADE CHANGES. COORDINATE LAYOUT OF THE IRRIGATION SYSTEM WITH OTHER TRADES SO THAT CONSTRUCTION CAN CONTINUE IN A NORMAL SEQUENCE OF EVENTS. ADJUSTMENTS MAY BE NECESSARY TO MAINTAIN FULL COVERAGE DEPENDING ON ACTUAL SITE CONDITIONS. ANY SIGNIFICANT CHANGES WILL REQUIRE WRITTEN APPROVAL FROM THE LANDSCAPE ARCHITECT PRIOR TO PLACEMENT. ALL MODIFICATIONS SHALL BE RECORDED ON 'AS-BUILT' DRAWINGS.

4. DO NOT WILLFULLY INSTALL THE IRRIGATION SYSTEM WHEN IT IS APPARENT IN THE FIELD THAT UNKNOWN OBSTRUCTIONS OR GRADING DIFFERENCES MAY NOT HAVE BEEN CONSIDERED IN THE ENGINEERING. SUCH OBSTRUCTIONS OR DIFFERENCES SHALL BE BROUGHT TO THE ATTENTION OF THE LANDSCAPE ARCHITECT. IN THE EVENT THAT THIS NOTIFICATION IS NOT PERFORMED, CONTRACTOR SHALL ASSUME FULL RESPONSIBILITY FOR ANY REVISIONS NECESSARY.

5. CONTRACTOR SHALL TAKE NECESSARY PRECAUTIONS TO PROTECT SITE CONDITIONS AND EXISTING IRRIGATION SYSTEM (IF ANY). IN THE EVENT THAT THE CONTRACTOR DAMAGES, DISPLACES OR OTHERWISE CAUSES OTHER TRADES WORK TO BE REINSTALLED, THE CONTRACTOR SHALL BE RESPONSIBLE FOR RESTORING TO ORIGINAL CONDITION AT HIS OWN EXPENSE.

6. THE CONTRACTOR SHALL FLUSH AND ADJUST ALL SPRINKLER HEADS AND VALVES FOR OPTIMUM PERFORMANCE. INSTALL HEADS WITH THE APPROPRIATE ARC AND RADIUS FOR THE AREA TO BE COVERED. ADJUST NOZZLES TO ELIMINATE OVERSPRAY ONTO WALKS, BUILDINGS, ETC.

7. IRRIGATION CONTROLLER(S) SHALL BE GROUNDED PER ESTABLISHED ASIC GUIDELINES.

8. IRRIGATION CONTROL WIRES SHALL BE COLOR CODED WIRE FOR DIRECT BURIAL. COMMON, HOT, & SPARE WIRES SHALL BE 14 AWG (WHITE, RED & YELLOW RESPECTIVELY). FOR CONTROL WIRE RUNS EXCEEDING 3000 FEET OR COMMON WIRE RUNS EXCEEDING 1500 FEET, USE 12 AWG WIRE. CONTRACTOR SHALL RUN 1 DEDICATED SPARE WIRE 'HOMERUN' FROM CONTROLLER TO TERMINUS OF EACH WIRE LEG. WHERE REQUIRED, COMMUNICATION WIRE TO FLOW SENSOR SHALL BE PAIGE ELECTRIC PE-39-3 CABLE. ALL WIRE SPLICES TO BE LOCATED IN VALVE BOX. ALL WIRE CONNECTIONS SHALL BE 3M DBRY.

9. ALL MAINLINES, LATERAL LINES, AND CONTROL WIRES UNDER PAVING SHALL BE INSTALLED IN SEPARATE SLEEVES.

10. ALL MAINLINE AND LATERAL LINE PIPE SHALL BE SCHEDULE 40 PVC THROUGH 3" PIPE. 4" TO 6" PIPE SHALL BE CLASS 200 PVC. ALL LATERAL LINE FITTINGS SHALL BE SCHEDULE 40 PVC UNLESS OTHERWISE NOTED. ALL MAINLINE FITTINGS UNDER 3" SHALL BE SCHEDULE 80 PVC. MAINLINE FITTINGS 3" AND LARGER SHALL BE HARCO DUCTILE IRON, RESTRAIN PER MANUFACTURER'S RECOMMENDATIONS.

11. CONTRACTOR SHALL USE WELD-ON P-70 PRIMER AND 711 LOW VOC CEMENT FOR ALL SOLVENT WELDED JOINTS.

12. ALL LINES SHALL SLOPE TO DRAIN. ADD MANUAL DRAINS AT ALL MAINLINE LOW POINTS AS NECESSARY FOR COMPLETE DRAINAGE OF THE ENTIRE SYSTEM. INDICATE ALL DRAIN LOCATIONS ON 'AS-BUILT' DRAWINGS.

13. ALL VALVE BOXES AND LIDS IN ROCK MULCH AREAS ARE TO BE TAN IN COLOR. VALVE BOXES AND LIDS IN BARK MULCH AND LAWN AREAS ARE TO BE STANDARD GREEN. ALIGN VALVE BOXES PARALLEL WITH EDGE OF PAVEMENT/PLANTING BEDS. WHERE FEASIBLE, LOCATE THE EDGE OF VALVE BOX 12"-18" FROM EDGE OF PAVEMENT.

14. ALL SPRINKLER HEADS SHALL BE SET PERPENDICULAR TO FINISH GRADE. HEADS SHALL BE LOCATED 1" AWAY FROM AND 1/4" BELOW ADJACENT CURBS, WALLS, WALKS, AND MOWSTRIPS.

15. DRIP DISTRIBUTION TUBING TO BE BURIED BELOW MULCH AND STAKED AT MIN. 6' O.C. DRIP FITTINGS SHALL BE BARBED INSERT TYPE FITTINGS, COMPRESSION TYPE FITTINGS WILL NOT BE ACCEPTED. EMITTERS SHALL BE LOCATED ON UPHILL SIDE OF PLANTS. INSTALL DRIP FLUSH VALVE AT LOW POINT OF EACH DRIP ZONE AND AT THE END DRIP LINES.

16. GUARANTEE: ALL WORK SHALL BE GUARANTEED FOR ONE YEAR FROM DATE OF ACCEPTANCE AGAINST ALL DEFECTS IN MATERIAL, EQUIPMENT, AND WORKMANSHIP. GUARANTEE SHALL COVER REPAIR OF DAMAGE TO ANY PART OF THE PREMISES RESULTING FROM LEAKS OR OTHER DEFECTS IN MATERIAL, EQUIPMENT, OR WORKMANSHIP TO THE SATISFACTION OF THE OWNER. REPAIRS, IF REQUIRED, SHALL BE DONE PROMPTLY AND AT NO ADDITIONAL COST TO THE OWNER.

17. SEE DETAILS FOR ADDITIONAL INFORMATION. ALL IRRIGATION EQUIPMENT NOT OTHERWISE DETAILED SHALL BE INSTALLED AS PER MANUFACTURER'S RECOMMENDATIONS AND SPECIFICATIONS.

Scale: 1" = 20'-0"
0 10 20 40 60

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STATE OF UTAH
CORY A. SHORE
No. 5410044-5301
Licensed Landscape Architect
08/31/2022

SHEET DESCRIPTION:
IRRIGATION PLAN

SHEET:
LI102

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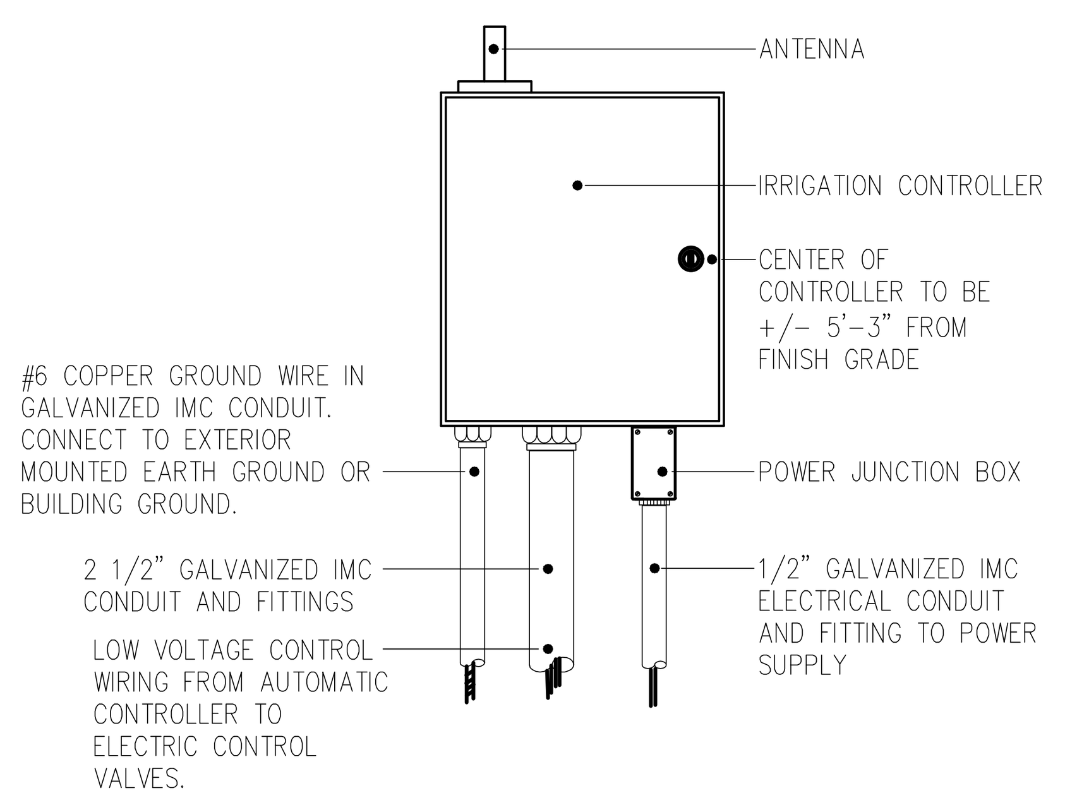

1 IRRIGATION CONTROLLER - WALL MOUNT
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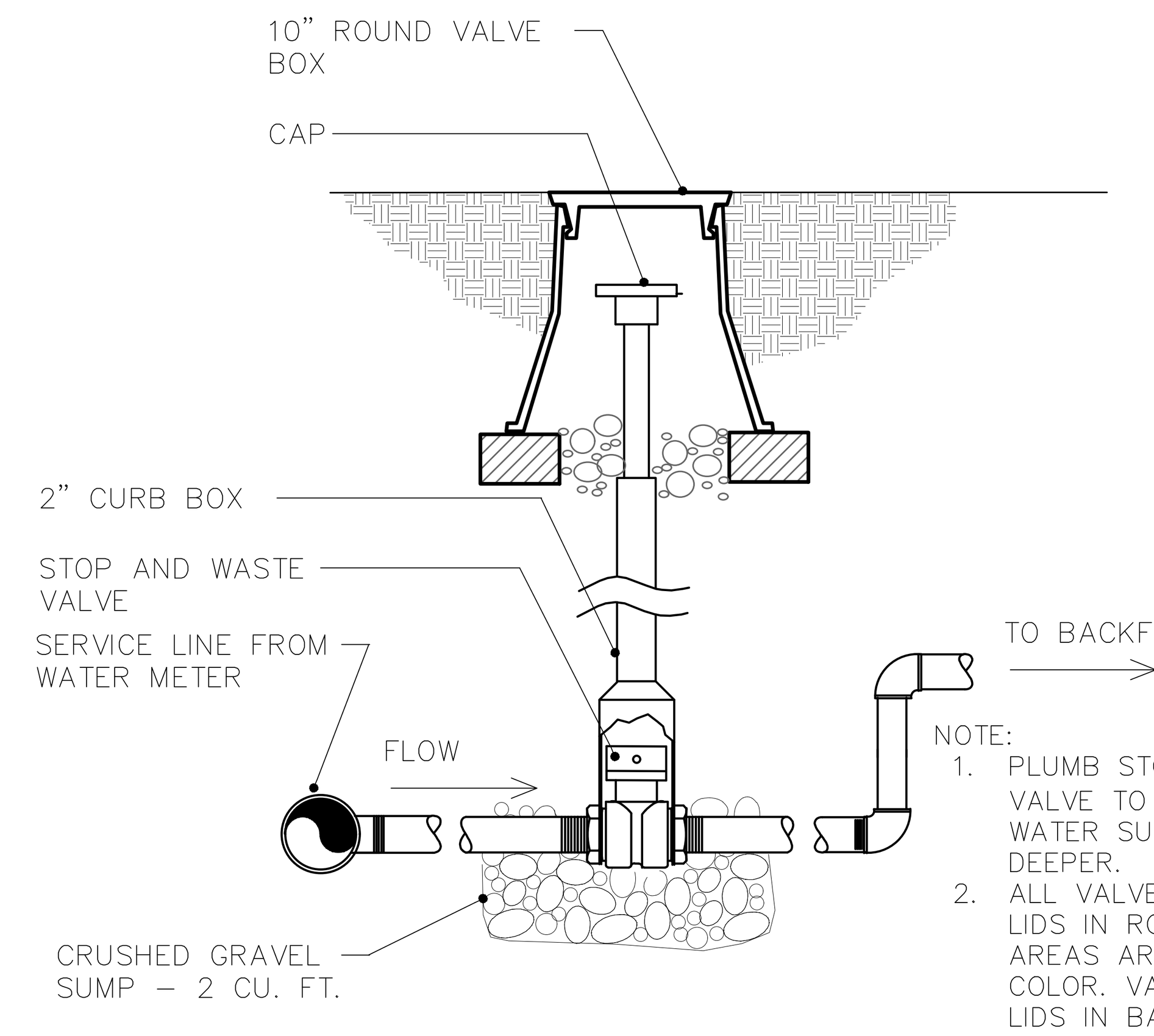
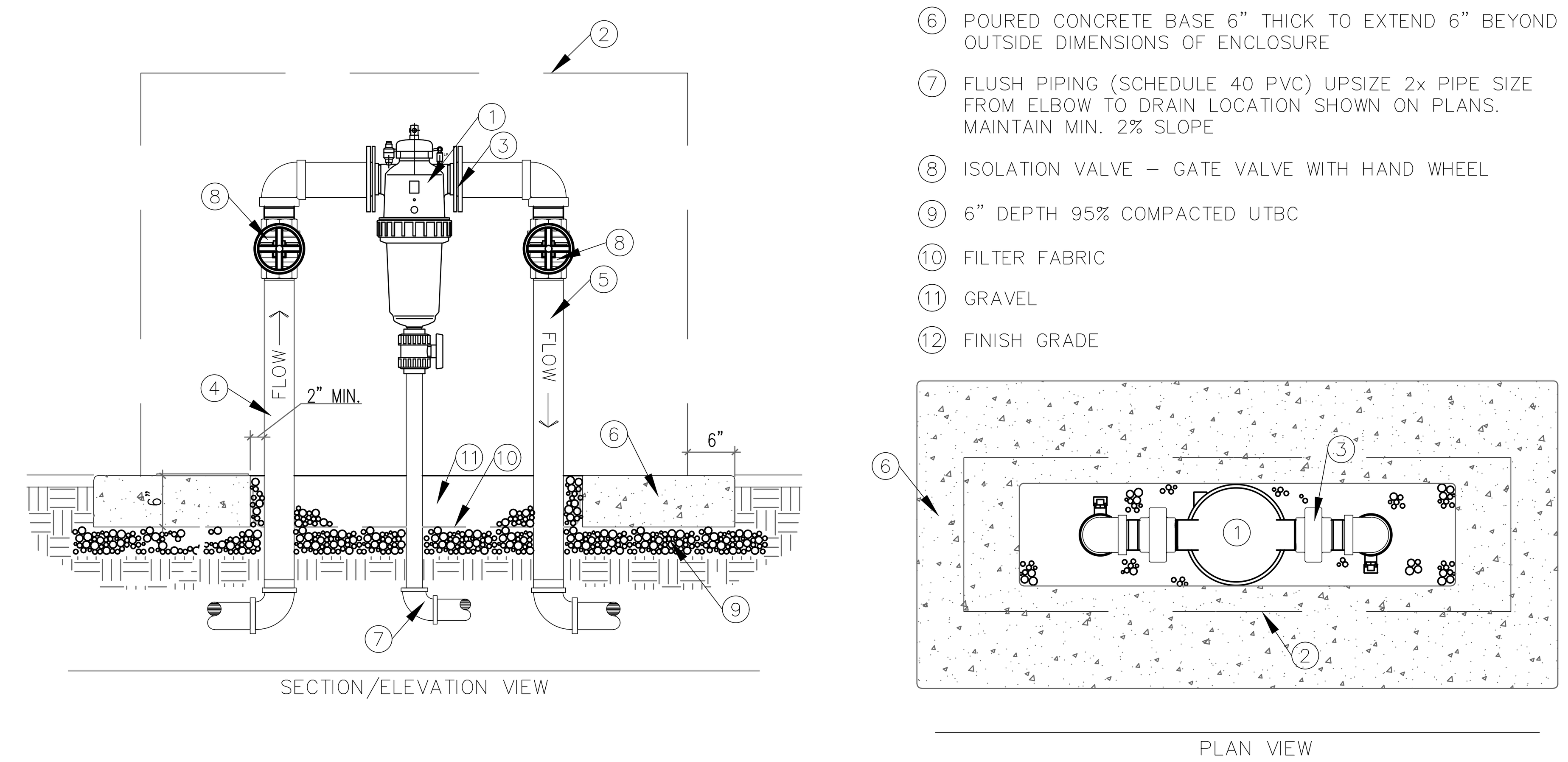


NOTE:
1. PLUMB STOP AND WASTE VALVE TO 40" DEEP IF WATER SUPPLY LINE IS DEEPER.
2. ALL VALVE BOXES AND LIDS IN ROCK MULCH AREAS ARE TO BE TAN IN COLOR. VALVE BOXES AND LIDS IN BARK MULCH AND LAWN AREAS TO BE STANDARD GREEN.

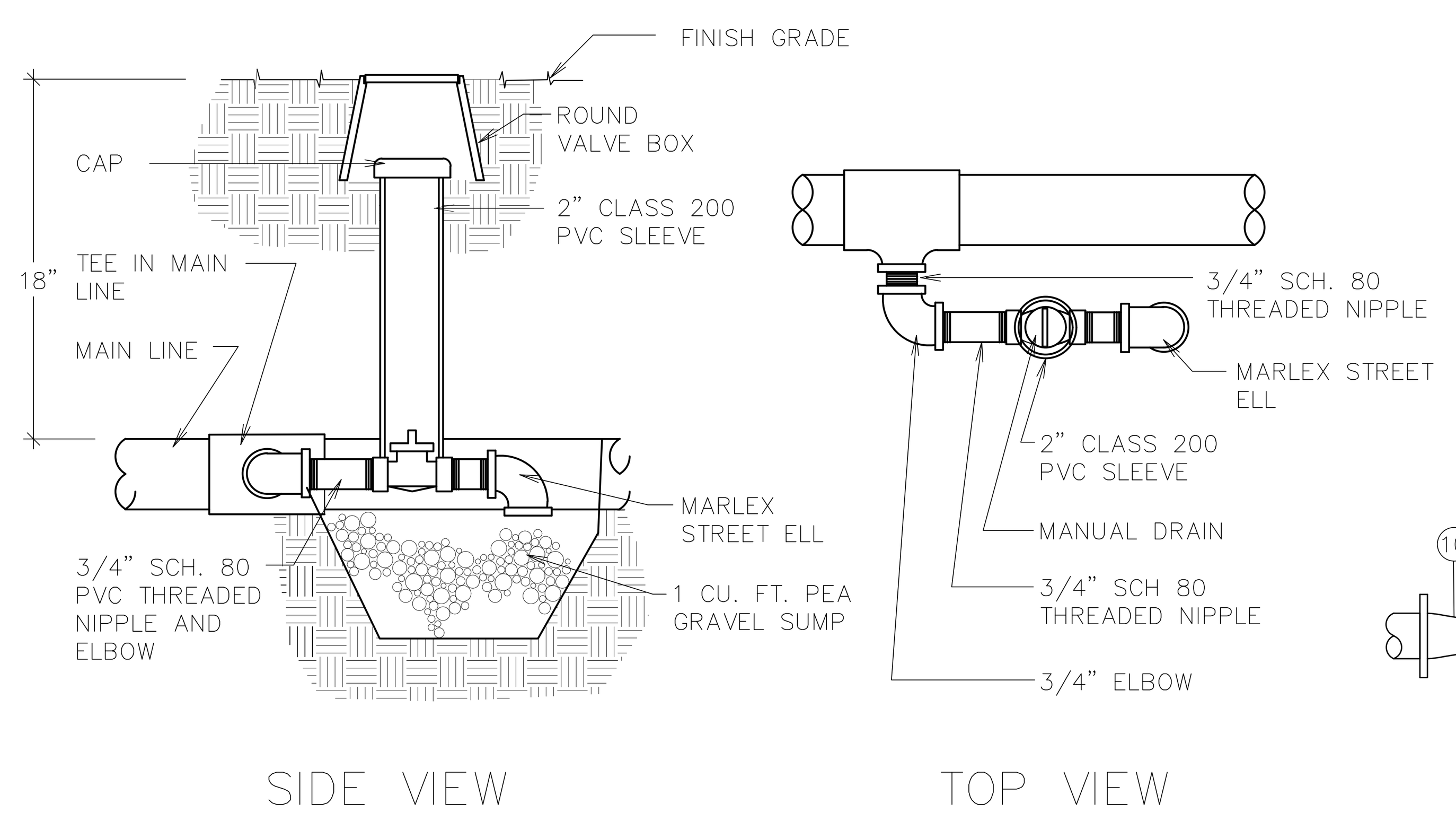
2 STOP AND WASTE VALVE
SCALE: NOT TO SCALE

NOTE:
1. ALL PIPE AND FITTINGS TO BE GALVANIZED STEEL FROM STOP AND WASTE VALVE TO FIRST MANUAL DRAIN VALVE.

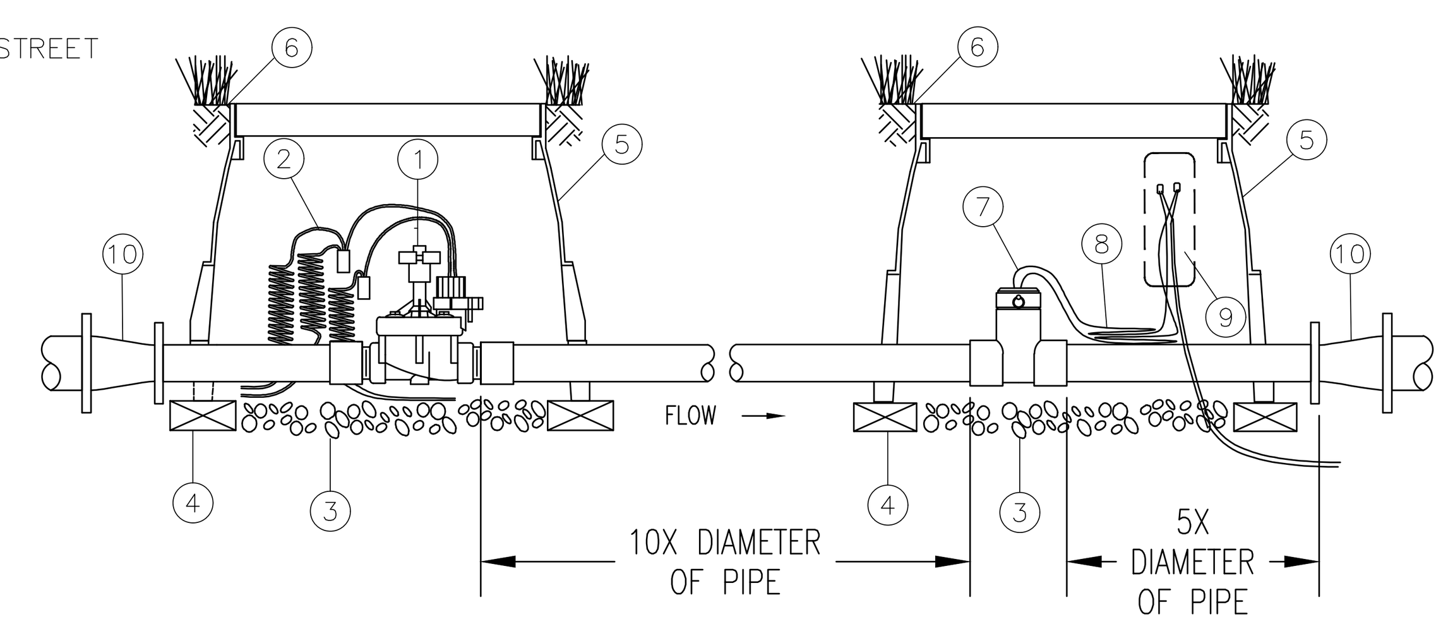
1. FILTER - PER PLANS
2. VIT STRONG BOX ALUMINUM ENCLOSURE SIZED TO ACCOMMODATE FILTER ASSEMBLY
3. FLANGE (UNION ON BOTH SIDES IF THREADED FILTER)
4. GALVANIZED SUPPLY LINE FROM STOP AND WASTE
5. GALVANIZED SUPPLY LINE TO MANUAL DRAIN VALVE
6. POURED CONCRETE BASE 6" THICK TO EXTEND 6" BEYOND OUTSIDE DIMENSIONS OF ENCLOSURE
7. FLUSH PIPING (SCHEDULE 40 PVC) UPSIZE 2x PIPE SIZE FROM ELBOW TO DRAIN LOCATION SHOWN ON PLANS. MAINTAIN MIN. 2% SLOPE
8. ISOLATION VALVE - GATE VALVE WITH HAND WHEEL
9. 6" DEPTH 95% COMPACTED UTBC
10. FILTER FABRIC
11. GRAVEL
12. FINISH GRADE



3 SEMI-AUTOMATIC FILTER
SCALE: NOT TO SCALE



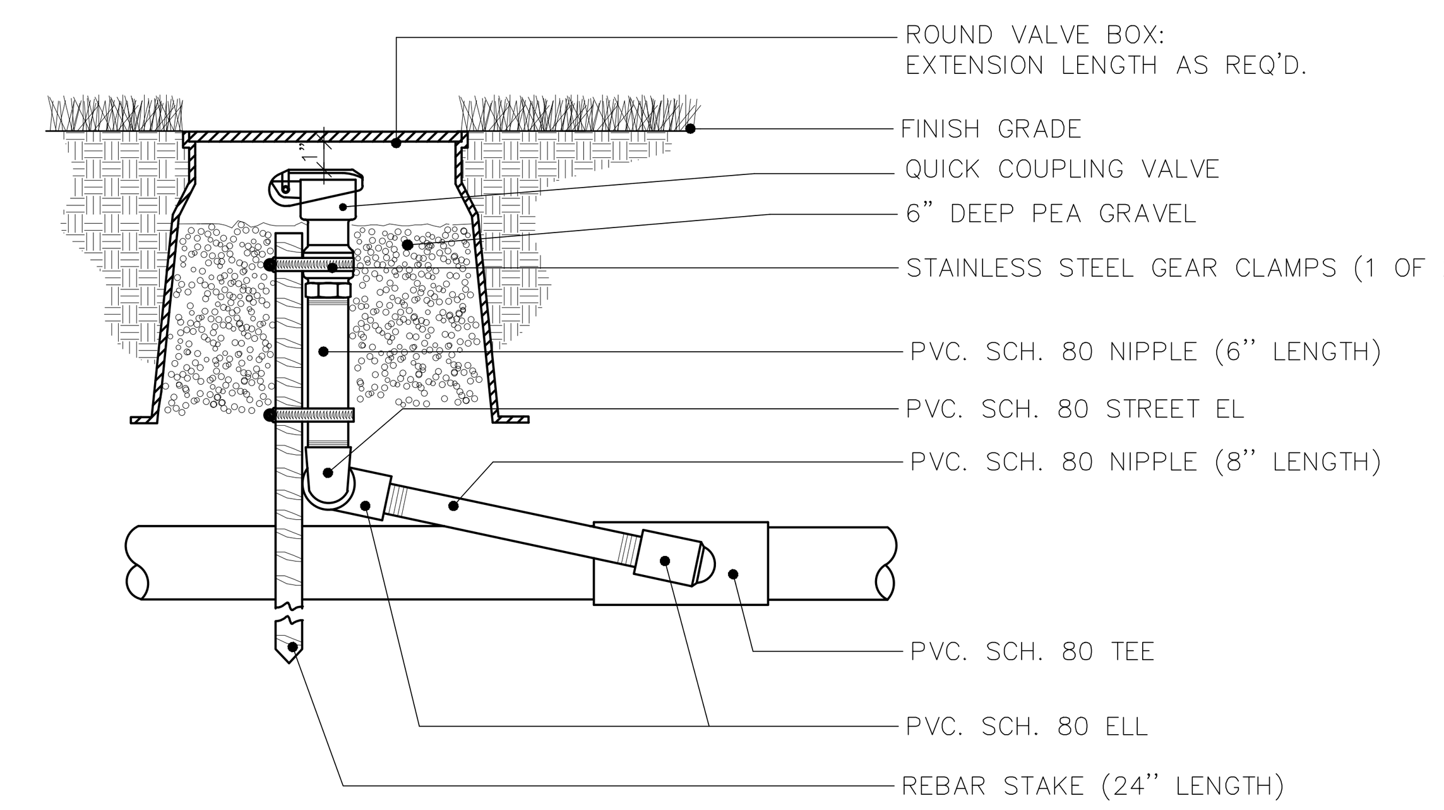
4 MANUAL DRAIN VALVE
SCALE: NOT TO SCALE



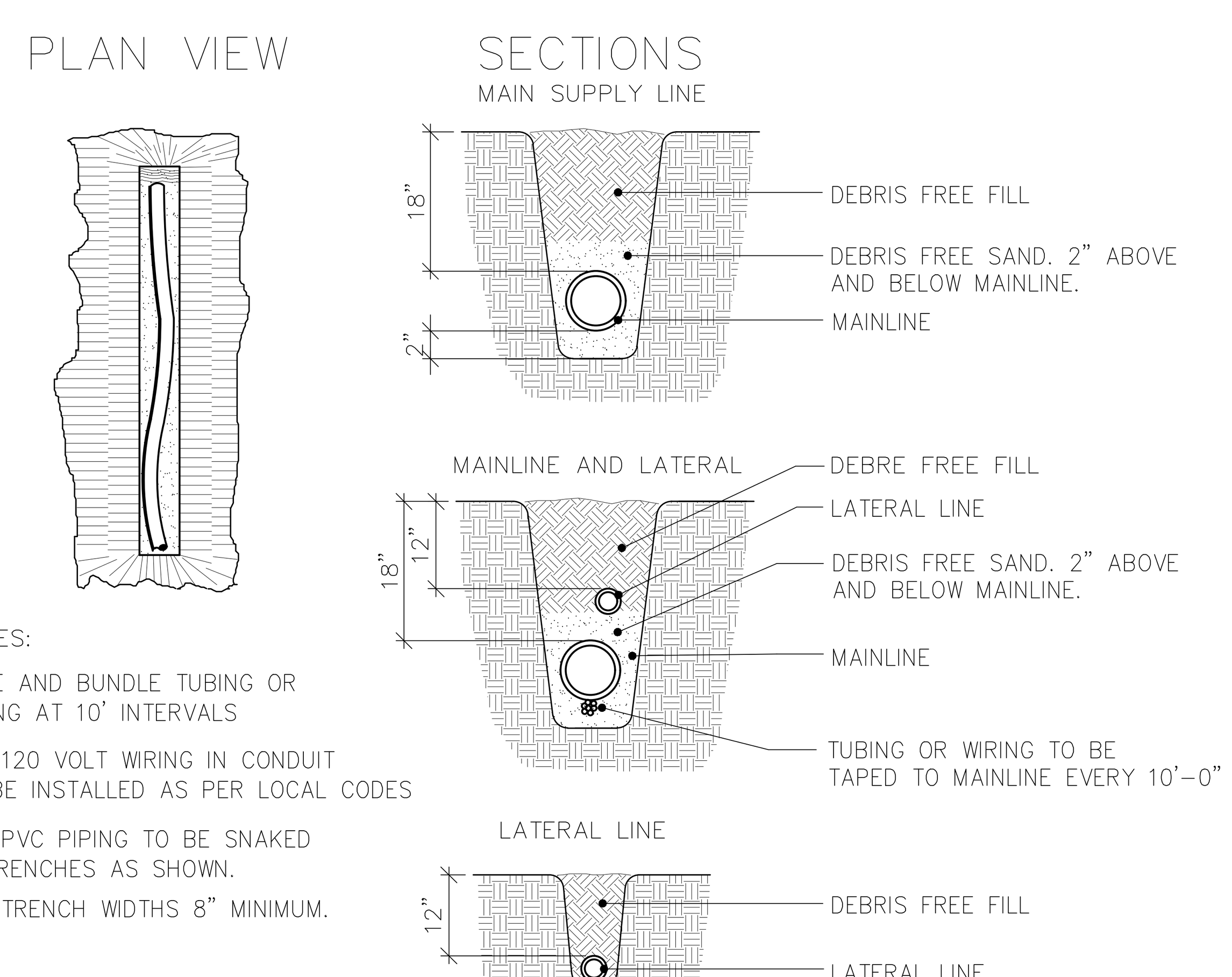
1. MASTER VALVE - INSTALL UNIONS ON EACH SIDE (THREADED MODELS)
2. 24" LENGTH OF COILED WIRE
3. 3" MIN. DEPTH WASHED GRAVEL
4. BRICK (4 PER BOX)
5. STANDARD SIZE VALVE BOX
6. FINISH GRADE
7. FLOW SENSOR
8. 24" LENGTH OF COILED COMMUNICATION CABLE
9. COMMUNICATION CABLE SPLICE PER MANUFACTURER'S RECOMMENDATIONS
10. CONCENTRIC REDUCER (WHERE REQUIRED FOR TRANSITION BETWEEN PIPE SIZES)

NOTE:
1. ALL IRRIGATION CONTROL WIRE SPICES ARE TO BE MADE USING 3M DBR-Y SPLICE.
2. ALL VALVE BOXES AND LIDS IN ROCK MULCH AREAS ARE TO BE TAN IN COLOR. VALVE BOXES AND LIDS IN BARK MULCH AND LAWN AREAS TO BE STANDARD GREEN.

5 MASTER VALVE/FLOW SENSOR
SCALE: NOT TO SCALE

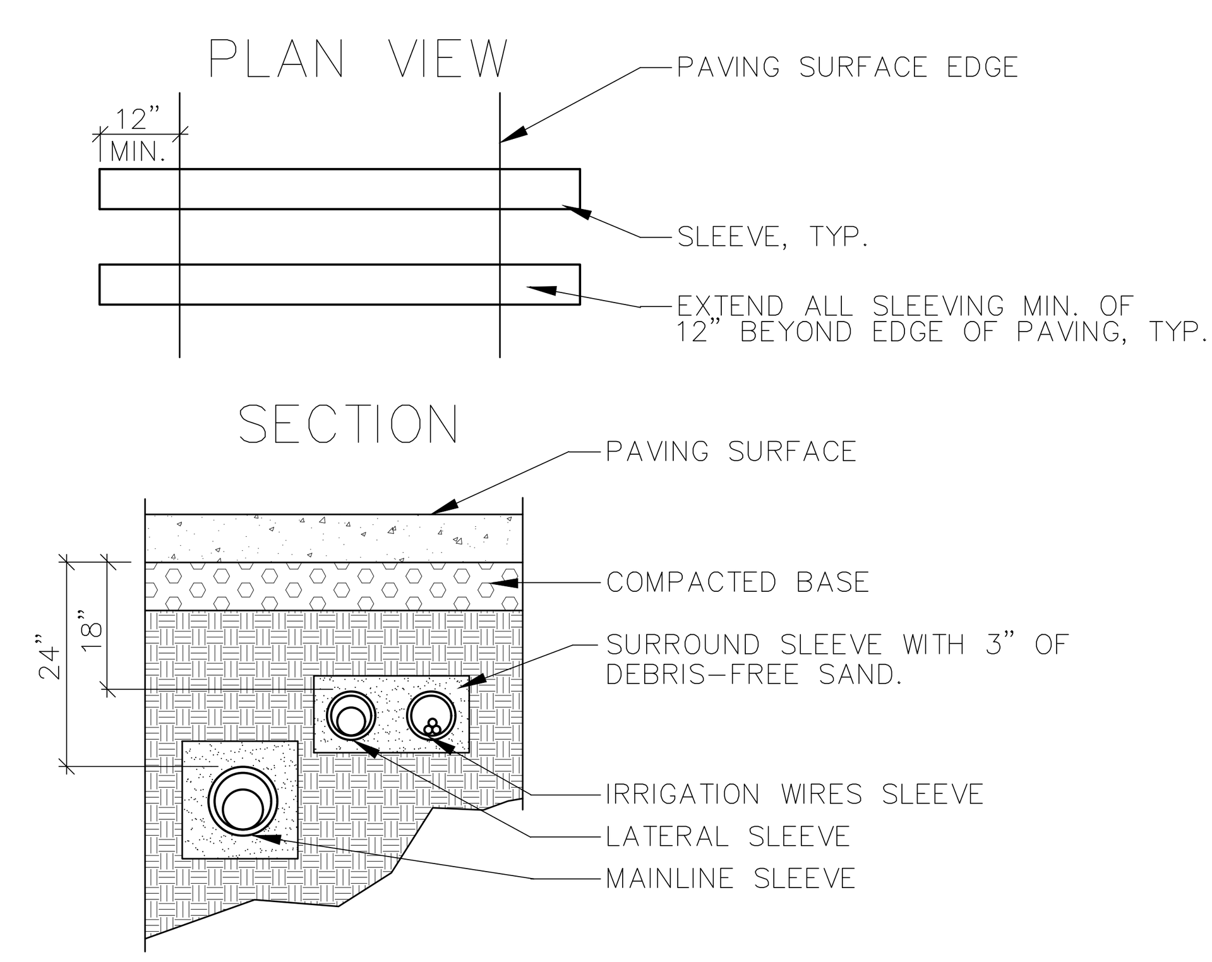


6 QUICK COUPLER
SCALE: NOT TO SCALE



NOTES:
1. TAPE AND BUNDLE TUBING OR WIRING AT 10' INTERVALS
2. ALL 120 VOLT WIRING IN CONDUIT TO BE INSTALLED AS PER LOCAL CODES
3. ALL PVC PIPING TO BE SNAKED IN TRENCHES AS SHOWN.
4. ALL TRENCH WIDTHS 8" MINIMUM.

7 PIPE TRENCH
SCALE: NOT TO SCALE



NOTES:
1. SEE NOTES (IRRIGATION LEGEND) FOR SLEEVE SIZING.
2. 4" MIN. CLEARANCE IN ANY DIRECTION BETWEEN LATERALS, MAINLINE, OR SLEEVING.

8 PIPE SLEEVE
SCALE: NOT TO SCALE

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CORY A.
Licensed Landscape Architect
08/31/2022

SHEET DESCRIPTION:
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SHEET:
LI501

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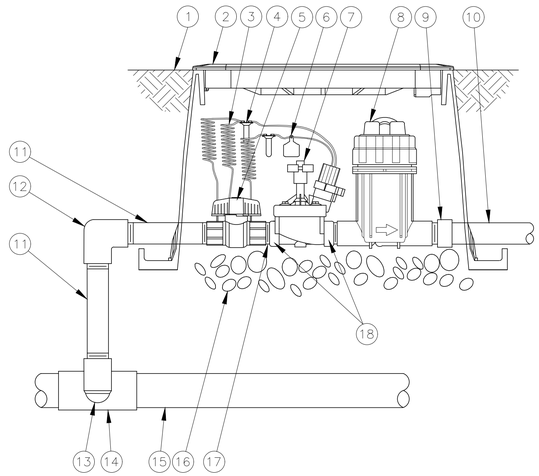
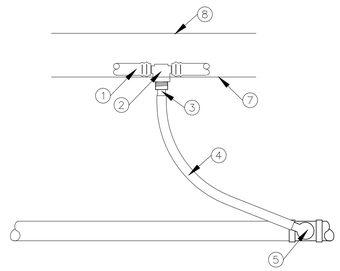


1. FINISH GRADE/TOP OF MULCH
2. VALVE BOX WITH COVER: RAIN BIRD VB-STD
3. 30-INCH LINEAR LENGTH OF WIRE, COILED
4. WATERPROOF CONNECTION: RAIN BIRD DB SERIES
5. 1 INCH BALL VALVE (INCLUDED IN XCZ-PRB-100 KIT)
   ID TAG
6. REMOTE CONTROL VALVE:
7. RAIN BIRD PESB (INCLUDED IN XCZ-100-PRB-COM KIT)
   PRESSURE REGULATING QUICK CHECK BASKET FILTER: RAIN BIRD PRB-QKCHK-100
8. (INCLUDED IN XCZ-100-PRB-COM KIT)
   PVC SCH 40 FEMALE ADAPTOR
   LATERAL PIPE
9. PVC SCH 80 NIPPLE (LENGTH AS REQUIRED)
10. PVC SCH 40 ELL
11. PVC SCH 80 NIPPLE (2-INCH LENGTH, HIDDEN) AND PVC SCH 40 ELL
12. PVC SCH 40 TEE OR ELL
13. MAINLINE PIPE
14. 3-INCH MINIMUM DEPTH OF 3/4-INCH WASHED GRAVEL
15. PVC SCH 80 NIPPLE, CLOSE (INCLUDED IN XCZ KIT)
16. ACTION MANIFOLD FITTINGS, (2 EA.) BUTTRESS NIPPLE 18011-X
17. SPIGOT/SLIP ADAPTOR 18012-X
18.

1 DRIP CONTROL ZONE KIT

SCALE: NOT TO SCALE

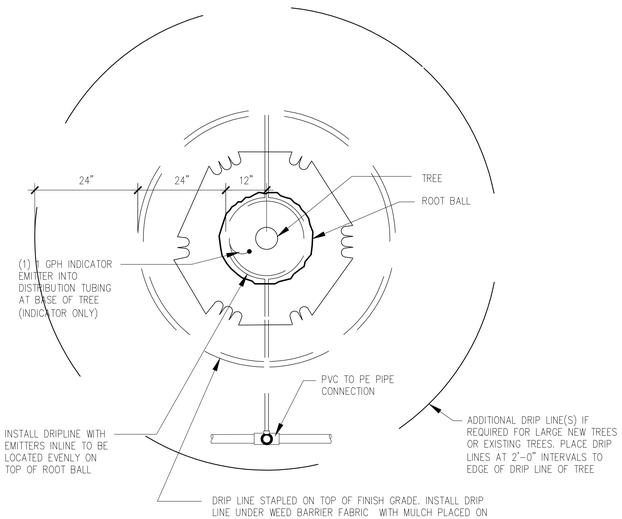


1. DRIP TUBING
2. 3/4" COMBINATION TEE
3. 3/4" MPT ADAPTER
4. FLEXIBLE POLY TUBING
5. PVC TEE OR ELBOW WITH 3/4" MPT ELBOW
6. PVC LATERAL LINE
7. FINISH GRADE
8. TOP OF MULCH

NOTE:
1. INSTALL A MINIMUM OF ONE PVC TO DRIP TUBING CONNECTION FOR EVERY 5 GPM OF FLOW.
2. CONSULT MANUFACTURER'S RECOMMENDATIONS FOR MAXIMUM RUN LENGTH.

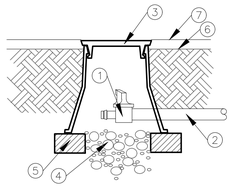
2 PVC TO DRIP TUBING CONNECTION

SCALE: NOT TO SCALE



3 INLINE DRIP TREE RINGS

SCALE: NOT TO SCALE

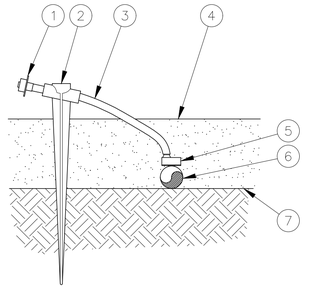


1. DRIP FLUSH VALVE
2. DRIP TUBING
3. 10" ROUND VALVE BOX
4. GRAVEL SUMP – ONE CUBIC FOOT
5. BRICK SUPPORTS (2)
6. FINISH GRADE
7. TOP OF MULCH

NOTE:
1. INSTALL DRIP FLUSH VALVE(S) AT LOW POINT OF EACH DRIP ZONE AND AT END OF LINES.
2. ALL VALVE BOXES AND LIDS IN ROCK MULCH AREAS ARE TO BE TAN IN COLOR. VALVE BOXES AND LIDS IN BARK MULCH AND LAWN AREAS TO BE STANDARD GREEN.

4 DRIP FLUSH VALVE

SCALE: NOT TO SCALE



1. DIFFUSER BUG CAP: RAIN BIRD DBC-025
2. UNIVERSAL ¼" TUBING STAKE: RAIN BIRD TS-025
3. ½" DISTRIBUTION TUBING: RAIN BIRD XQ TUBING (LENGTH AS REQUIRED)
4. TOP OF MULCH
5. SINGLE-OUTLET BARB INLET X BARB OUTLET EMITTER: RAIN BIRD XERI-BUG EMITTER
6. ½" POLYETHYLENE TUBING: RAIN BIRD XT-700 XERI-TUBE
7. FINISH GRADE

NOTES:
1. USE RAIN BIRD XERIMAN TOOL XM-TOOL TO INSERT EMITTER DIRECTLY INTO ½" POLYETHYLENE TUBING.

5 DRIP EMITTER

SCALE: NOT TO SCALE

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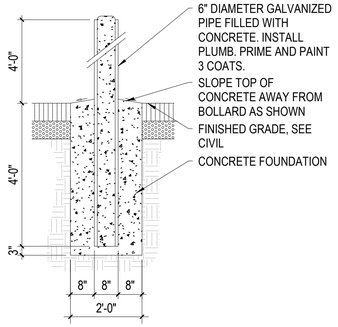
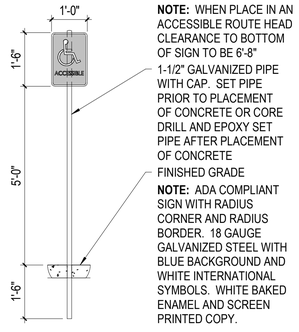
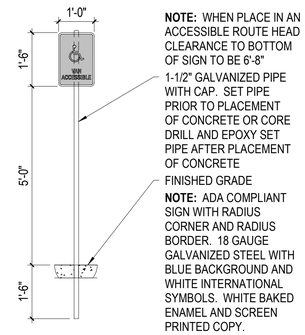
MARK	REVISION	DATE



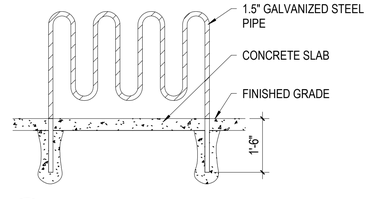
A1 BOLLARD DETAIL
AS501 | SCALE: 1/2" = 1'-0"



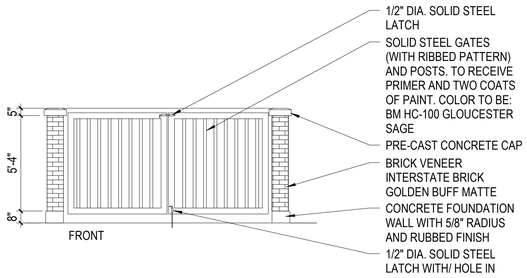
A2 ADA PARKING SIGN
AS501 | SCALE: 1/2" = 1'-0"

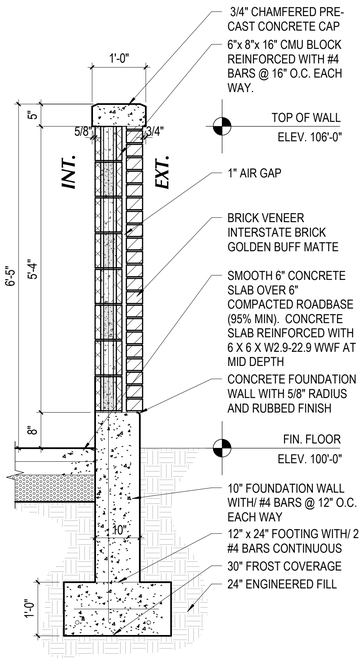


A3 ADA VAN PARKING SIGN
AS501 | SCALE: 1/2" = 1'-0"

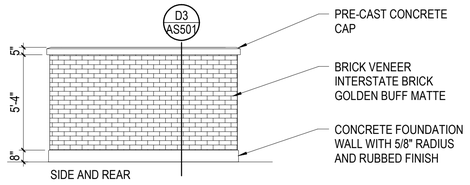


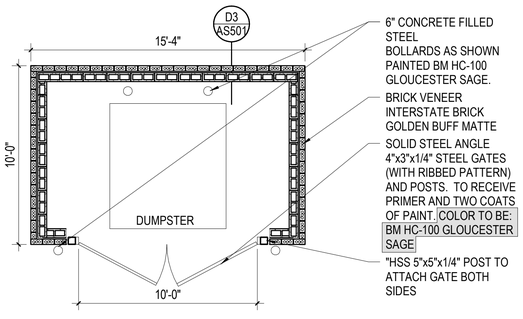
A4 BICYCLE RACK
AS501 | SCALE: 1/2" = 1'-0"





D1 DUMPSTER ENCLOSURE WALL SECTION
AS501 | SCALE: 3/4" = 1'-0"





D2 DUMPSTER ENCLOSURE PLAN
AS501 | SCALE: 1/4" = 1'-0"

GENERAL NOTES

A. TRUNCATED DOMES PATTERNS AND PLACEMENTS SHALL MEET ALL ADA CODE COMPLIANCE REQUIREMENTS. THE TRUNCATED DOME MATERIAL SHALL MEET ALL CITY STANDARDS. THE CONTRACTOR SHALL BE RESPONSIBLE TO COORDINATE THE APPROVED MATERIALS WITH THE CITY DURING THE BIDDING PROCESS.

CURTIS MINER ARCHITECTURE
233 SOUTH PLEASANT GROVE BLVD. SUITE #105
PLEASANT GROVE, UTAH 84062
PHONE: (801) 769-3000
cma@cmautah.com

DATE:	31 AUGUST 2022
PROJECT #:	21-076
PROJ. MAN.:	CLT
CHECKED BY:	GWT

PROJECT:
GEOFF DEARING RETAIL

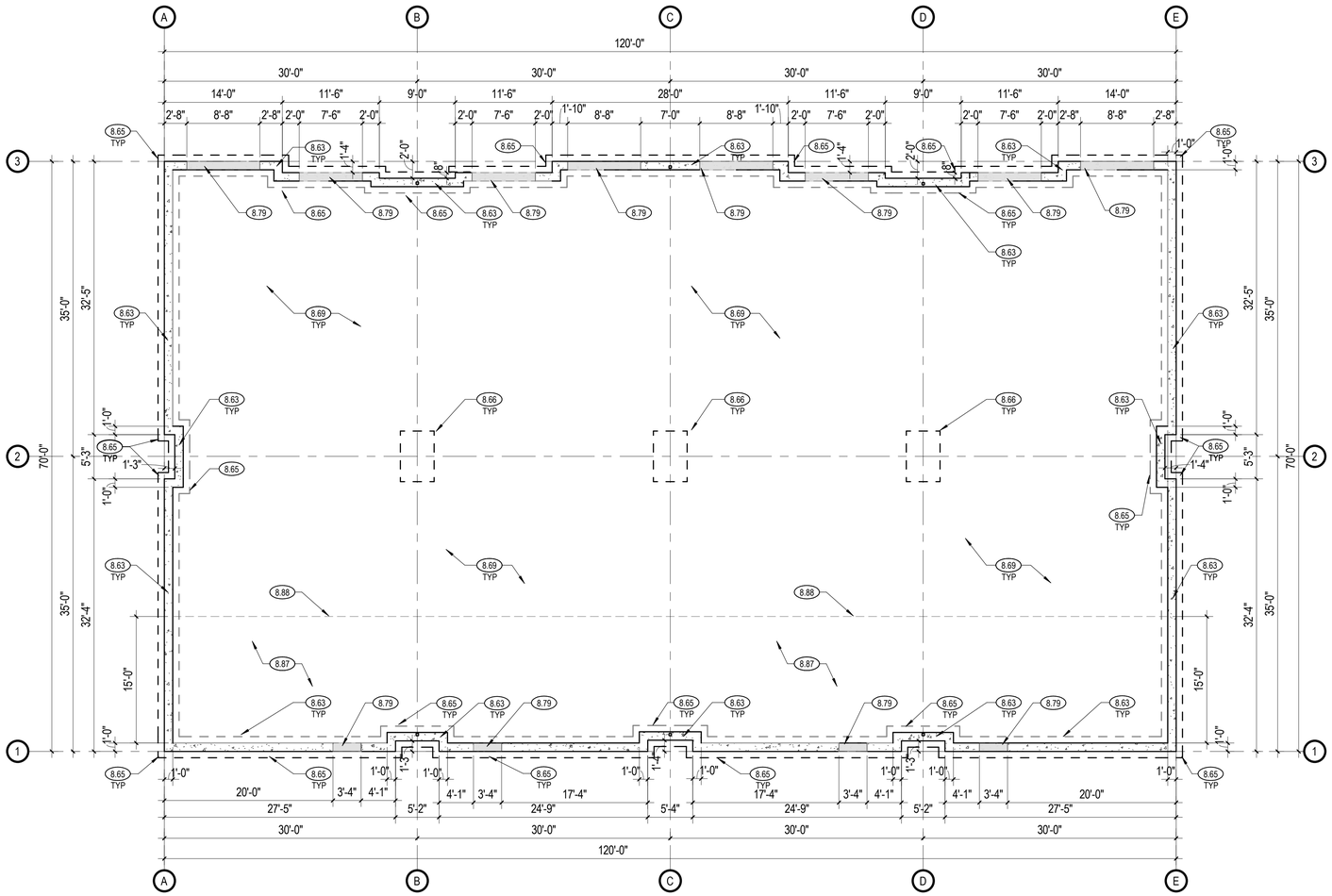
12480 S 5600 W,
HERRIMAN CITY, UTAH

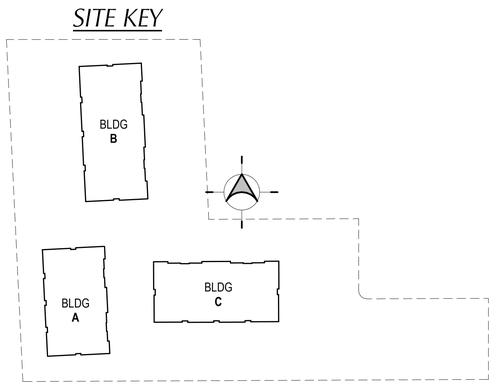
STATE OF UTAH
GERRIT W. TIMMERMAN
No 5701285-0301
LICENSED ARCHITECT
9/2/2022

SHEET DESCRIPTION:
ARCHITECTURAL SITE DETAILS

SHEET:
AS501

C:\Users\thomase\Desktop\01 LOCAL\21-Geoff Dearing Retail,Herriman_2022-07-08_LOCAL_TAC.rvt
9/6/2022 11:17:12 AM





MARK	REVISION	DATE

SHEET NOTES

8.63 CONCRETE FOUNDATION WALL. SEE STRUCTURAL
8.65 CONCRETE FOOTINGS TO REST ON NATIVE SOIL OR ENGINEERED FILL AS DETAILED BY GEOTECHNICAL REPORT. SEE STRUCTURAL FOR FOOTING INFORMATION.
8.66 SPOT FOOTING FOR STEEL COLUMN. SEE STRUCTURAL DETAIL 26/S502
8.69 CONCRETE SLAB OVER 10 MIL VAPOR BARRIER. OVER 4" DRAINING GRAVEL. SEE STRUCTURAL FOR SLAB THICKNESS
8.79 SHADED AREA INDICATES BLOCK OUT IN FOUNDATION WALL FOR WINDOW OR DOOR. SEE WINDOW OR DOOR TYPES. ROLL SLAB OVER FOUNDATION. SEE STRUCTURAL.
8.87 EXPOSED GRAVEL FOR PLUMBING ROUGH IN. SEE PLUMBING
8.88 SLAB EDGE

GENERAL NOTES

A. GENERAL CONTRACTOR SHALL VERIFY ALL CONDITIONS AND DIMENSIONS PRIOR TO CONSTRUCTION. REPORT ANY SIGNIFICANT DISCREPANCIES TO THE ARCHITECT.
B. COORDINATE INSTALLATIONS OF ALL " AFTER CONTRACT" ASSEMBLIES WITH OWNER PRIOR TO CONSTRUCTION OF ADJOINING OR RELATED STRUCTURES.
C. RECOMMENDATIONS FOUND IN THE GEOTECHNICAL STUDY PERFORMED BY:{ } ARE TO BE FOLLOWED STRICTLY.
D. CONCRETE WALLS RETAINING EARTH TO RECEIVE TWO COATS BITUNIMOUS DAMP PROOFING MATERIAL.
E. MASONRY TO HAVE CONTROL JOINTS PER STRUCTURAL SHEETS.
F. PROVIDE 2" THICK RIGID INSULATION (R=10.0 MINIMUM), WITH A VERTICAL DEPTH OF 18" MINIMUM, AROUND THE ENTIRE PERIMETER OF THE BUILDING FOUNDATION.
G. SEE STRUCTURAL SHEETS FOR FOOTING AND FOUNDATION SIZES AND REINFORCING.
H. SEE ENGINEERING SHEETS FOR ADDITIONAL INFORMATION.
J. PROVIDE CONTROL JOINTS WHERE OCCURS UNDER TILE.

CURTIS MINER ARCHITECTURE
233 SOUTH PLEASANT GROVE BLVD. SUITE #105
PLEASANT GROVE, UTAH 84062
PHONE: (801) 769-3000
cma@cmautah.com

DATE: 31 AUGUST 2022
PROJECT #: 21-076
PROJ. MAN.: CLT
CHECKED BY: GWT

PROJECT:
GEOFF DEARING RETAIL
12480 S 5600 W,
HERRIMAN CITY, UTAH

STATE OF UTAH
GERRIT W. TIMMERMAN
No. 5701285-0301
LICENSED ARCHITECT
5/2/2022

SHEET DESCRIPTION:
BUILDING A FOOTING AND FOUNDATION PLAN

SHEET:
A001

D1 BUILDING A FOUNDATION PLAN
A001 | SCALE: 1/8" = 1'-0"

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9/6/2022 11:16:01 AM

MARK	REVISION	DATE

SHEET NOTES

8.63 CONCRETE FOUNDATION WALL. SEE STRUCTURAL

8.65 CONCRETE FOOTINGS TO REST ON NATIVE SOIL OR ENGINEERED FILL AS DETAILED BY GEOTECHNICAL REPORT. SEE STRUCTURAL FOR FOOTING INFORMATION.

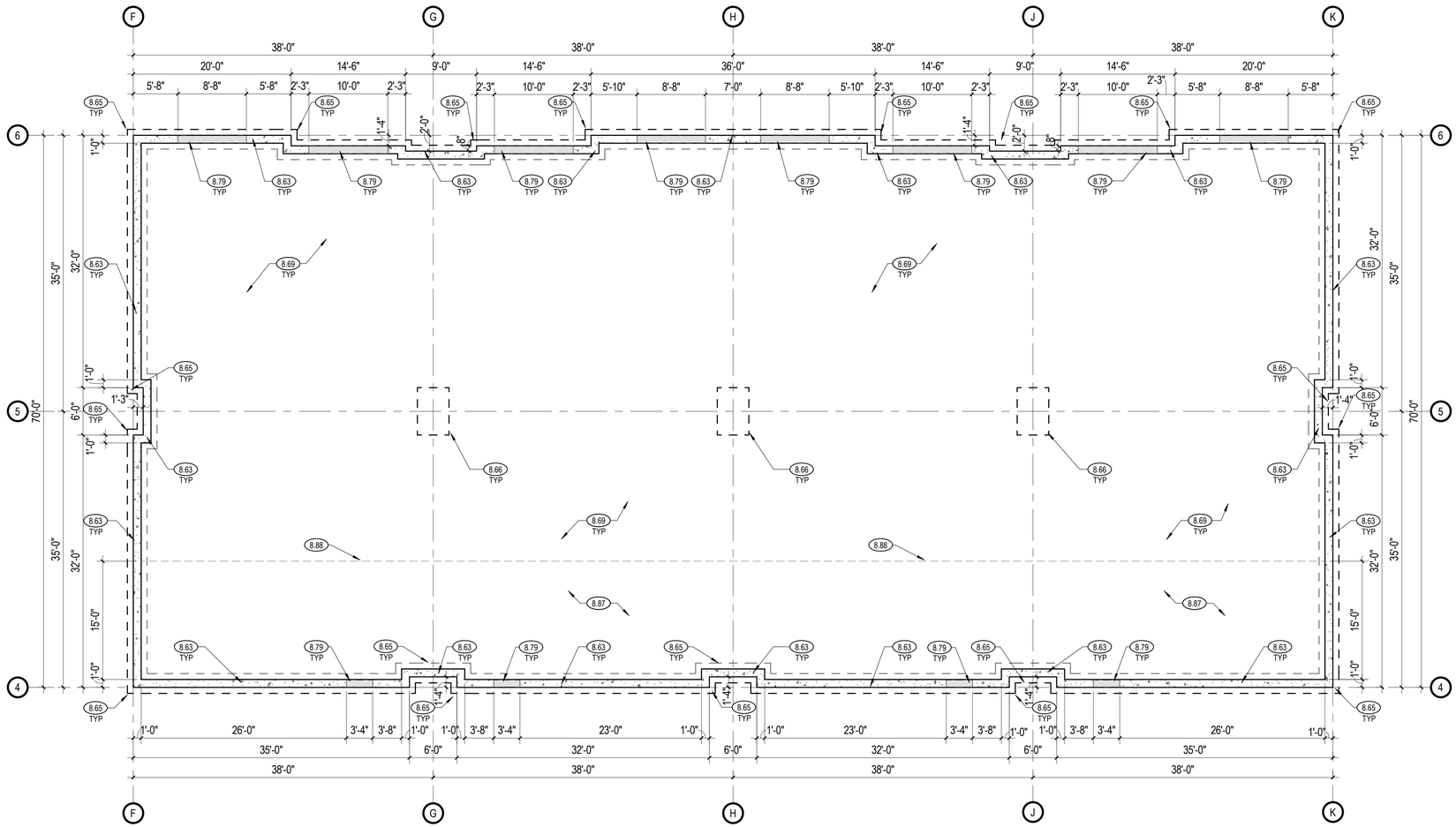
8.66 SPOT FOOTING FOR STEEL COLUMN. SEE STRUCTURAL DETAIL 26/S502

8.69 CONCRETE SLAB OVER 10 MIL VAPOR BARRIER. OVER 4" DRAINING GRAVEL. SEE STRUCTURAL FOR SLAB THICKNESS

8.79 SHADED AREA INDICATES BLOCK OUT IN FOUNDATION WALL FOR WINDOW OR DOOR. SEE WINDOW OR DOOR TYPES. ROLL SLAB OVER FOUNDATION. SEE STRUCTURAL.

8.87 EXPOSED GRAVEL FOR PLUMBING ROUGH IN. SEE PLUMBING

8.88 SLAB EDGE



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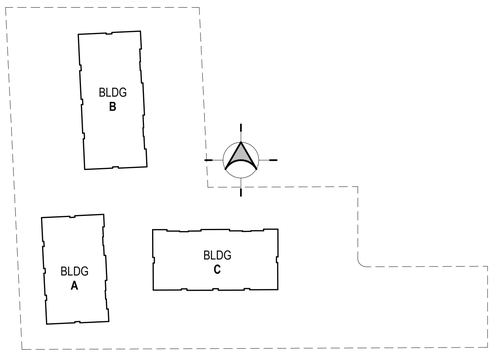

GENERAL NOTES

A. GENERAL CONTRACTOR SHALL VERIFY ALL CONDITIONS AND DIMENSIONS PRIOR TO CONSTRUCTION. REPORT ANY SIGNIFICANT DISCREPANCIES TO THE ARCHITECT.

B. COORDINATE INSTALLATIONS OF ALL " AFTER CONTRACT" ASSEMBLIES WITH OWNER PRIOR TO CONSTRUCTION OF ADJOINING OR RELATED STRUCTURES.

C. RECOMMENDATIONS FOUND IN THE GEOTECHNICAL STUDY PERFORMED BY:{ } ARE TO BE FOLLOWED STRICTLY.

D. CONCRETE WALLS RETAINING EARTH TO RECEIVE TWO COATS BITUNIMOUS DAMP PROOFING MATERIAL.

E. MASONRY TO HAVE CONTROL JOINTS PER STRUCTURAL SHEETS.

F. PROVIDE 2" THICK RIGID INSULATION (R=10.0 MINIMUM), WITH A VERTICAL DEPTH OF 18" MINIMUM, AROUND THE ENTIRE PERIMETER OF THE BUILDING FOUNDATION.

G. SEE STRUCTURAL SHEETS FOR FOOTING AND FOUNDATION SIZES AND REINFORCING.

H. SEE ENGINEERING SHEETS FOR ADDITIONAL INFORMATION.

J. PROVIDE CONTROL JOINTS WHERE OCCURS UNDER TILE.

CURTIS MINER ARCHITECTURE
233 SOUTH PLEASANT GROVE BLVD. SUITE #105
PLEASANT GROVE, UTAH 84062
PHONE: (801) 769-3000
cma@cmautah.com

DATE:	31 AUGUST 2022
PROJECT #:	21-076
PROJ. MAN.:	CLT
CHECKED BY:	GWT

PROJECT:
GEOFF DEARING RETAIL
12480 S 5600 W,
HERRIMAN CITY, UTAH

STATE OF UTAH
GERRIT W. TIMMERMAN
No 5701285-0301
LICENSED ARCHITECT
9/2/2022

SHEET DESCRIPTION:
BUILDING B FOOTING AND FOUNDATION PLAN

SHEET:
A002

D1 BUILDING B FOUNDATION PLAN
A002 | SCALE: 1/8" = 1'-0"

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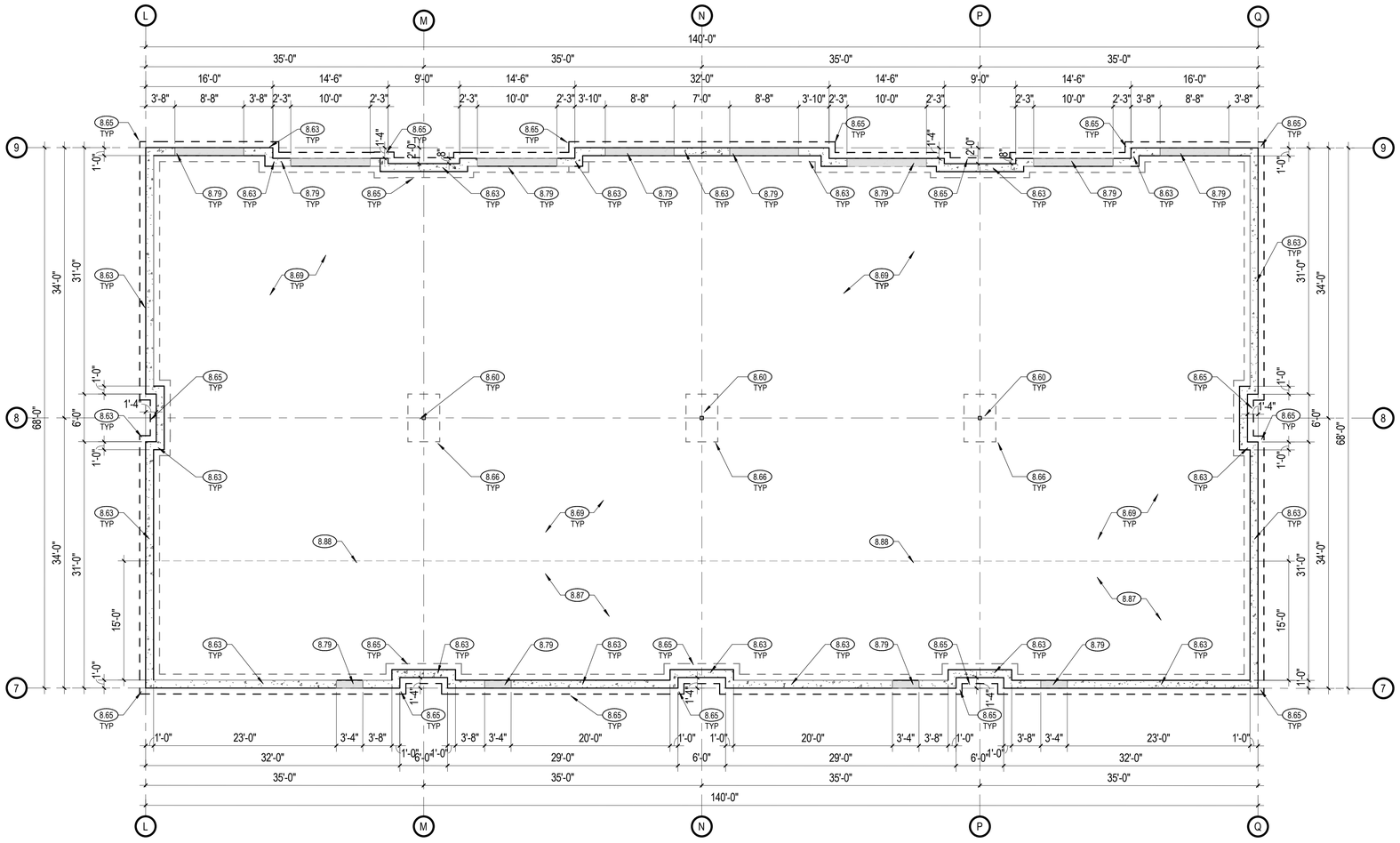
9/6/2022 11:16:03 AM

MARK	REVISION	DATE

SHEET NOTES

8.60 STRUCTURAL STEEL COLUMN. SEE STRUCTURAL FOR SIZE AND LOCATION.
8.63 CONCRETE FOUNDATION WALL. SEE STRUCTURAL
8.65 CONCRETE FOOTINGS TO REST ON NATIVE SOIL OR ENGINEERED FILL AS DETAILED BY GEOTECHNICAL REPORT. SEE STRUCTURAL FOR FOOTING INFORMATION.
8.66 SPOT FOOTING FOR STEEL COLUMN. SEE STRUCTURAL DETAIL 26/S502
8.69 CONCRETE SLAB OVER 10 MIL VAPOR BARRIER. OVER 4" DRAINING GRAVEL. SEE STRUCTURAL FOR SLAB THICKNESS
8.79 SHADED AREA INDICATES BLOCK OUT IN FOUNDATION WALL FOR WINDOW OR DOOR. SEE WINDOW OR DOOR TYPES. ROLL SLAB OVER FOUNDATION. SEE STRUCTURAL.
8.87 EXPOSED GRAVEL FOR PLUMBING ROUGH IN. SEE PLUMBING
8.88 SLAB EDGE



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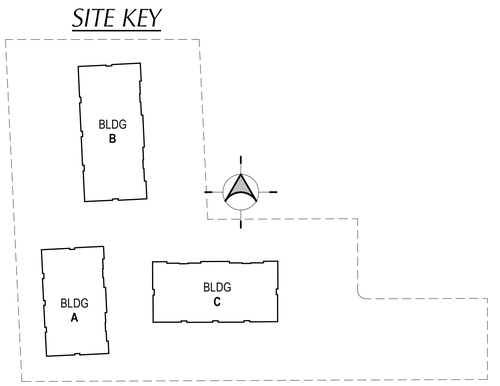

GENERAL NOTES

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G. SEE STRUCTURAL SHEETS FOR FOOTING AND FOUNDATION SIZES AND REINFORCING.
H. SEE ENGINEERING SHEETS FOR ADDITIONAL INFORMATION.
J. PROVIDE CONTROL JOINTS WHERE OCCURS UNDER TILE.

CURTIS MINER ARCHITECTURE
233 SOUTH PLEASANT GROVE BLVD.
SUITE #105
PLEASANT GROVE, UTAH 84062
PHONE: (801) 769-3000
cma@cmautah.com

DATE:	31 AUGUST 2022
PROJECT #:	21-076
PROJ. MAN.:	CLT
CHECKED BY:	GWT

PROJECT:
GEOFF DEARING RETAIL
12480 S 5600 W,
HERRIMAN CITY, UTAH

STATE OF UTAH
GERRIT W. TIMMERMAN
No. 5701285-0301
LICENSED ARCHITECT
5/2/2022

SHEET DESCRIPTION:
BUILDING C FOOTING AND FOUNDATION PLAN

SHEET:
A003

D1 BUILDING C FOUNDATION PLAN
A003 | SCALE: 1/8" = 1'-0"

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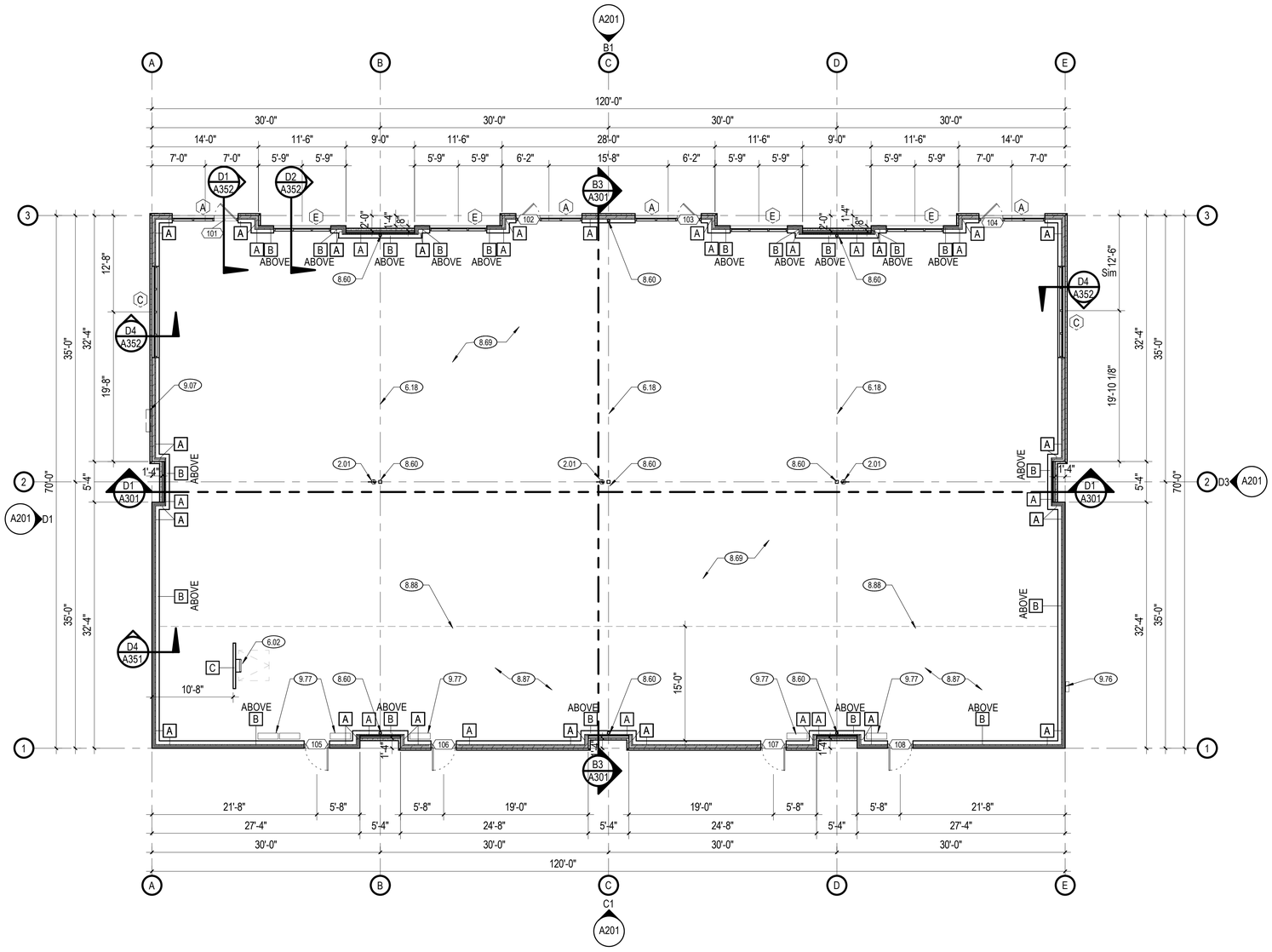
MARK	REVISION	DATE

SHEET NOTES

2.01 BRACKET MOUNTED 2A10BC FIRE EXTINGUISHER. SEE DETAIL B3/G002
6.02 STEEL ROOF ACCESS LADDER SEE DETAIL ON B1/A701
6.18 FUTURE TENANT DEMISING WALL BY OTHERS, N.I.C.
8.60 STRUCTURAL STEEL COLUMN. SEE STRUCTURAL FOR SIZE AND LOCATION.
8.69 CONCRETE SLAB OVER 10 MIL VAPOR BARRIER. OVER 4" DRAINING GRAVEL. SEE STRUCTURAL FOR SLAB THICKNESS
8.87 EXPOSED GRAVEL FOR PLUMBING ROUGH IN. SEE PLUMBING
8.88 SLAB EDGE
9.07 GAS METER LOCATION. SEE MECHANICAL
9.76 ELECTRICAL METER AND GEAR, SEE ELECTRICAL
9.77 ELECTRICAL PANEL AND GEAR, SEE ELECTRICAL



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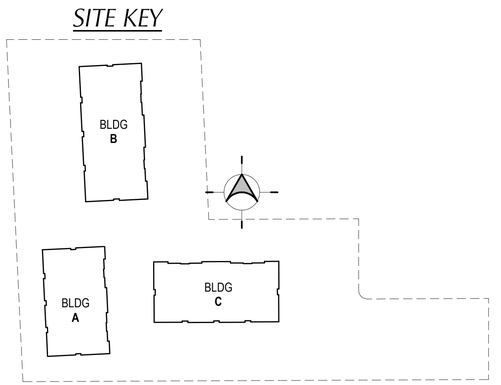

GENERAL NOTES

A. GENERAL CONTRACTOR SHALL VERIFY ALL CONDITIONS AND DIMENSIONS PRIOR CONSTRUCTION. REPORT ANY SIGNIFICANT DISCREPANCIES TO THE ARCHITECT.
B. COORDINATE INSTALLATIONS OF ALL "AFTER CONTRACT" ASSEMBLIES WITH OWNER PRIOR TO CONSTRUCTION OF ADJOINING OR RELATED STRUCTURES.
C. PROVIDE 18" MINIMUM CLEAR FLOOR SPACE AT PULL SIDE OF ALL DOORS. PROVIDE 12" MINIMUM CLEAR FLOOR SPACE AT PUSH SIDE OF ALL DOORS.
D. UNLESS OTHERWISE NOTED OR DIMENSIONED, LOCATE DOORS AS FOLLOWS:
   - MASONRY WALLS- OUTSIDE OF FRAME 8" FROM FACE OF WALL (ON BLOCK MODULE),
   - FRAMED WALLS-INSIDE OF JAMB 4" FROM FINISHED WALL (ADJUST FOR TILE WHERE SHOWN).
E. CONCRETE FOUNDATION WALLS RETAINING EARTH TO RECEIVE TWO COATS OF BITUMINOUS DAMP PROOFING MATERIAL.
F. SEE STRUCTURAL, MECHANICAL, AND ELECTRICAL SHEETS FOR ADDITIONAL INFORMATION
G. SEE SHEETS A151, A152, A153 FOR REFLECTED CEILING PLAN INFORMATION.
H. SEE A601, A602, AND A603 FOR DOOR AND WINDOW INFORMATION.
I. SEE G000 FOR LEGENDS, SYMBOLS, ABBREVIATIONS AND OTHER ARCHITECTURAL GENERAL INFORMATION.
J. SEE G002 FOR WALL TYPES.
K. PROVIDE BACKING/BLOCKING FOR WALL MOUNTED ITEMS-INCLUDING, LADDERS, SIGNAGE AND EQUIPMENT AS REQUIRED.
L. DO NOT SCALE DRAWINGS.

CURTIS MINER ARCHITECTURE
233 SOUTH PLEASANT GROVE BLVD. SUITE #105
PLEASANT GROVE, UTAH 84062
PHONE: (801) 769-3000
cma@cmautah.com

DATE: 31 AUGUST 2022
PROJECT #: 21-076
PROJ. MAN.: CLT
CHECKED BY: GWT

PROJECT:
GEOFF DEARING RETAIL
12480 S 5600 W,
HERRIMAN CITY, UTAH

STATE OF UTAH
GERRIT W. TIMMERMAN
No 5761285-0301
LICENSED ARCHITECT
9/2/2022

SHEET DESCRIPTION:
BUILDING A FLOOR PLAN

SHEET:
A101

D1 BUILDING A FLOOR PLAN
A101 | SCALE: 1/8" = 1'-0"

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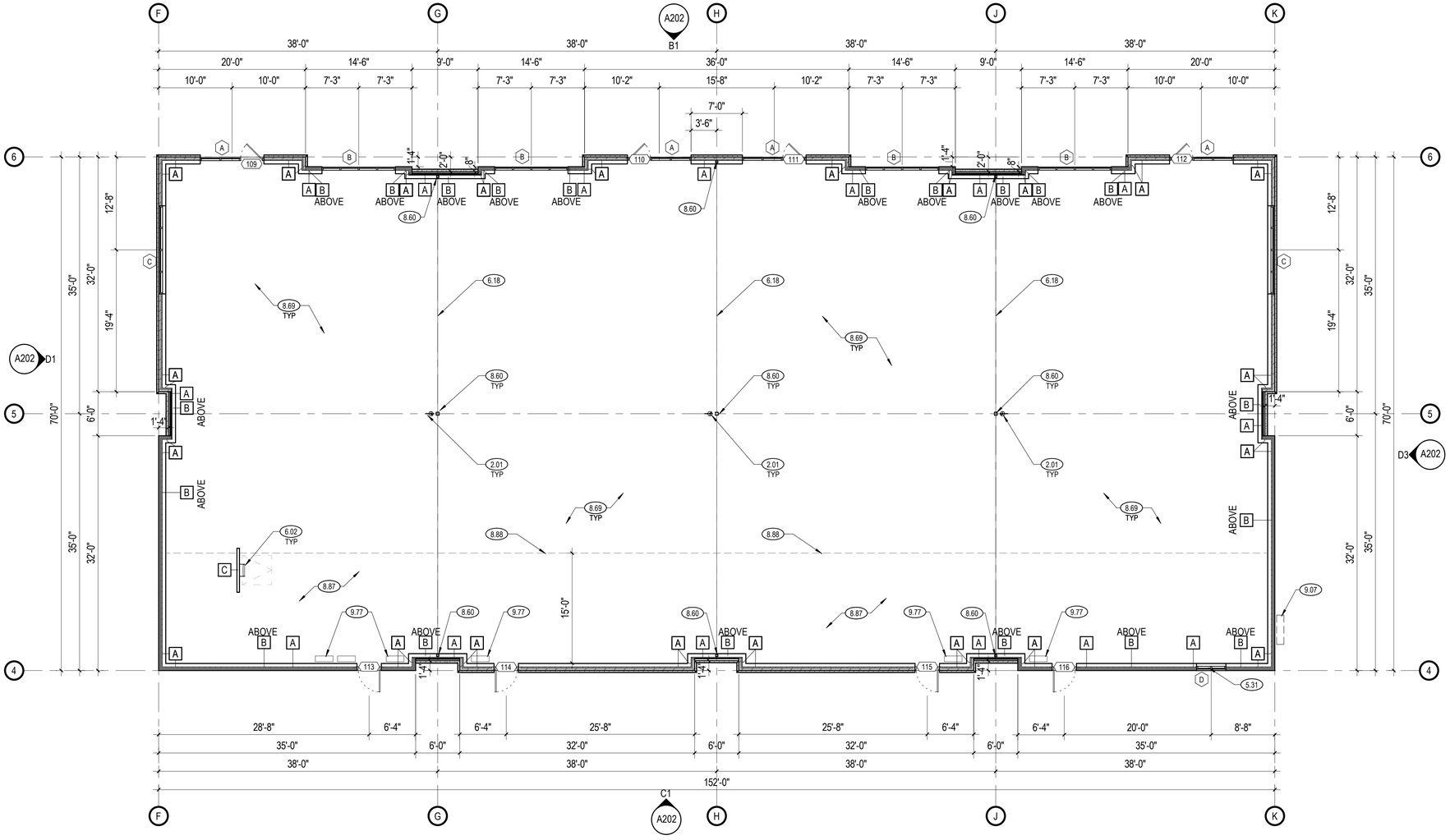
9/6/2022 11:16:05 AM

MARK	REVISION	DATE

SHEET NOTES

2.01 BRACKET MOUNTED 2A10BC FIRE EXTINGUISHER. SEE DETAIL B3/G002
5.31 ALUMINUM STOREFRONT SLIDING PICKUP AND PAY WINDOW (TYP.) SEE ELEVATIONS - DARK BRONZE. PROVIDE LOCKING HARDWARE
6.02 STEEL ROOF ACCESS LADDER SEE DETAIL ON B1/A701
6.18 FUTURE TENANT DEMISING WALL BY OTHERS, N.I.C.
8.60 STRUCTURAL STEEL COLUMN. SEE STRUCTURAL FOR SIZE AND LOCATION.
8.69 CONCRETE SLAB OVER 10 MIL VAPOR BARRIER. OVER 4" DRAINING GRAVEL. SEE STRUCTURAL FOR SLAB THICKNESS
8.87 EXPOSED GRAVEL FOR PLUMBING ROUGH IN. SEE PLUMBING
8.88 SLAB EDGE
9.07 GAS METER LOCATION. SEE MECHANICAL
9.77 ELECTRICAL PANEL AND GEAR, SEE ELECTRICAL



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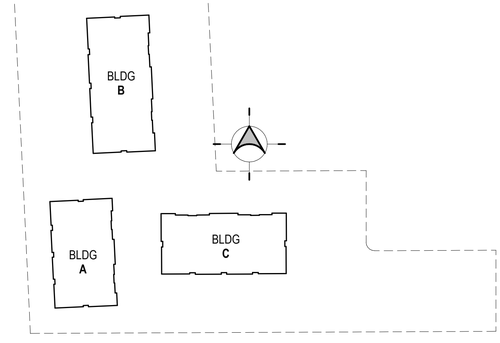

GENERAL NOTES

A. GENERAL CONTRACTOR SHALL VERIFY ALL CONDITIONS AND DIMENSIONS PRIOR CONSTRUCTION. REPORT ANY SIGNIFICANT DISCREPANCIES TO THE ARCHITECT.
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   - FRAMED WALLS-INSIDE OF JAMB 4" FROM FINISHED WALL (ADJUST FOR TILE WHERE SHOWN).
E. CONCRETE FOUNDATION WALLS RETAINING EARTH TO RECEIVE TWO COATS OF BITUMINOUS DAMP PROOFING MATERIAL.
F. SEE STRUCTURAL, MECHANICAL, AND ELECTRICAL SHEETS FOR ADDITIONAL INFORMATION
G. SEE SHEETS A151, A152, A153 FOR REFLECTED CEILING PLAN INFORMATION.
H. SEE A601, A602, AND A603 FOR DOOR AND WINDOW INFORMATION.
I. SEE G000 FOR LEGENDS, SYMBOLS, ABBREVIATIONS AND OTHER ARCHITECTURAL GENERAL INFORMATION.
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K. PROVIDE BACKING/BLOCKING FOR WALL MOUNTED ITEMS-INCLUDING, LADDERS, SIGNAGE AND EQUIPMENT AS REQUIRED.
L. DO NOT SCALE DRAWINGS.

CURTIS MINER ARCHITECTURE
233 SOUTH PLEASANT GROVE BLVD. SUITE #105
PLEASANT GROVE, UTAH 84062
PHONE: (801) 769-3000
cma@cmautah.com

DATE:	31 AUGUST 2022
PROJECT #:	21-076
PROJ. MAN.:	CLT
CHECKED BY:	GWT

PROJECT:
GEOFF DEARING RETAIL
12480 S 5600 W,
HERRIMAN CITY, UTAH

STATE OF UTAH
GERRIT W. TIMMERMAN
No 5701285-0301
LICENSED ARCHITECT
5/2/2022

SHEET DESCRIPTION:
BUILDING B FLOOR PLAN

SHEET:
A102

D1 BUILDING B FLOOR PLAN
A102 | SCALE: 1/8" = 1'-0"

C:\Users\thomasc\Desktop\01 LOCAL\21-Geoff Dearing Retail.Herriman_2022-07-08_LOCAL_TAC.rvt
9/6/2022 11:16:06 AM

MARK	REVISION	DATE

SHEET NOTES

2.01 BRACKET MOUNTED 2A10BC FIRE EXTINGUISHER. SEE DETAIL B3/G002
5.31 ALUMINUM STOREFRONT SLIDING PICKUP AND PAY WINDOW (TYP.) SEE ELEVATIONS - DARK BRONZE. PROVIDE LOCKING HARDWARE
5.33 FUTURE MENU BOARD AND SPEAKER
6.02 STEEL ROOF ACCESS LADDER SEE DETAIL ON B1/A701
6.18 FUTURE TENANT DEMISING WALL BY OTHERS, N.I.C.
8.60 STRUCTURAL STEEL COLUMN. SEE STRUCTURAL FOR SIZE AND LOCATION.
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8.87 EXPOSED GRAVEL FOR PLUMBING ROUGH IN. SEE PLUMBING
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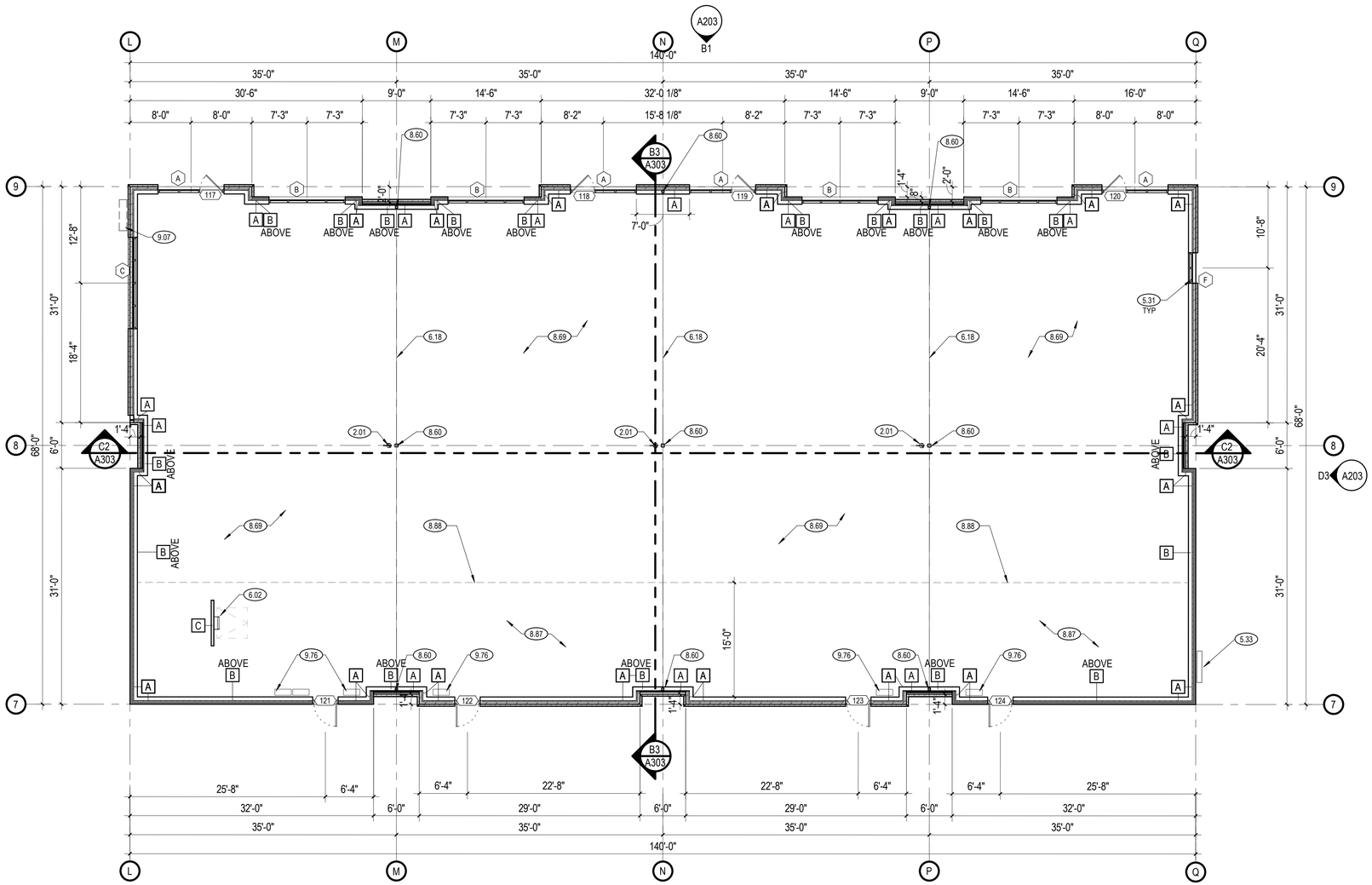
9.07 GAS METER LOCATION. SEE MECHANICAL
9.76 ELECTRICAL METER AND GEAR, SEE ELECTRICAL



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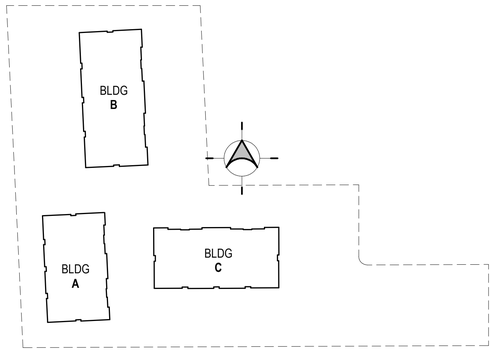

GENERAL NOTES

A. GENERAL CONTRACTOR SHALL VERIFY ALL CONDITIONS AND DIMENSIONS PRIOR CONSTRUCTION. REPORT ANY SIGNIFICANT DISCREPANCIES TO THE ARCHITECT.
B. COORDINATE INSTALLATIONS OF ALL "AFTER CONTRACT" ASSEMBLIES WITH OWNER PRIOR TO CONSTRUCTION OF ADJOINING OR RELATED STRUCTURES.
C. PROVIDE 18" MINIMUM CLEAR FLOOR SPACE AT PULL SIDE OF ALL DOORS. PROVIDE 12" MINIMUM CLEAR FLOOR SPACE AT PUSH SIDE OF ALL DOORS.
D. UNLESS OTHERWISE NOTED OR DIMENSIONED, LOCATE DOORS AS FOLLOWS:
   - MASONRY WALLS- OUTSIDE OF FRAME 8" FROM FACE OF WALL (ON BLOCK MODULE),
   - FRAMED WALLS-INSIDE OF JAMB 4" FROM FINISHED WALL (ADJUST FOR TILE WHERE SHOWN).
E. CONCRETE FOUNDATION WALLS RETAINING EARTH TO RECEIVE TWO COATS OF BITUMINOUS DAMP PROOFING MATERIAL.
F. SEE STRUCTURAL, MECHANICAL, AND ELECTRICAL SHEETS FOR ADDITIONAL INFORMATION
G. SEE SHEETS A151, A152, A153 FOR REFLECTED CEILING PLAN INFORMATION.
H. SEE A601, A602, AND A603 FOR DOOR AND WINDOW INFORMATION.
I. SEE G000 FOR LEGENDS, SYMBOLS, ABBREVIATIONS AND OTHER ARCHITECTURAL GENERAL INFORMATION.
J. SEE G002 FOR WALL TYPES.
K. PROVIDE BACKING/BLOCKING FOR WALL MOUNTED ITEMS-INCLUDING, LADDERS, SIGNAGE AND EQUIPMENT AS REQUIRED.
L. DO NOT SCALE DRAWINGS.

CURTIS MINER ARCHITECTURE
233 SOUTH PLEASANT GROVE BLVD. SUITE #105
PLEASANT GROVE, UTAH 84062
PHONE: (801) 769-3000
cma@cmautah.com

DATE: 31 AUGUST 2022
PROJECT #: 21-076
PROJ. MAN.: CLT
CHECKED BY: GWT

PROJECT:
GEOFF DEARING RETAIL
12480 S 5600 W,
HERRIMAN CITY, UTAH

STATE OF UTAH
GERRIT W. TIMMERMAN
No 5761285-0301
LICENSED ARCHITECT
9/2/2022

SHEET DESCRIPTION:
BUILDING C FLOOR PLAN

SHEET:
A103

D1 BUILDING C FLOOR PLAN
A103 | SCALE: 1/8" = 1'-0"

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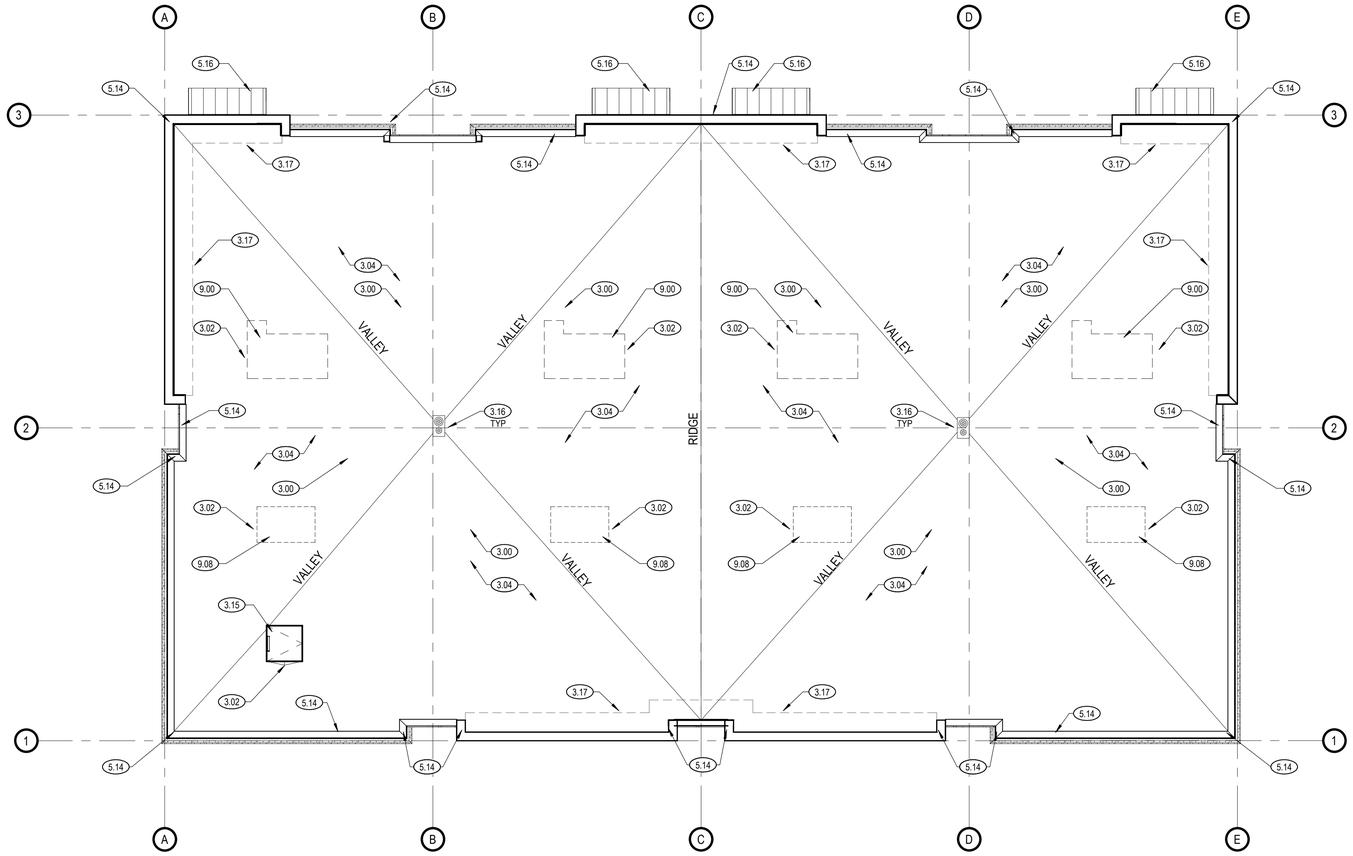
9/6/2022 11:16:06 AM



D1 BUILDING A ROOF PLAN

A105 | SCALE: 1/8" = 1'-0"

MARK	REVISION	DATE

SHEET NOTES

3.00 SLOPE RIGID INSULATION TO DRAIN AS REQUIRED USING POLYISOCYANURATE. MINIMUM SLOPE: 1/4" PER FOOT.

3.02 CRICKET AT HIGH SIDE FOR PROPER DRAINAGE.

3.04 CLASS 'C' MINIMUM SINGLE-PLY ROOF MEMBRANE OVER SLOPED STRUCTURE. INSTALL PER MANUFACTURER'S REQUIREMENTS FOR MECHANICALLY FASTENED SYSTEM. FULLY ADHERE TO VERTICAL SURFACES AND CONTINUOUS BENEATH PARAPET CAP. SINGLE-PLY TPO ROOFING. WHITE, 60 MIL. OVER R-30 OF POLYISOCYANURATE RIGID INSULATION. 1 YEAR WARRANTY ON MATERIALS.

3.15 36"X36" ROOF HATCH. SEE DETAIL ON B1/A701

3.16 ROOF DRAIN AND OVERFLOW, SEE DETAIL A2 ON A701

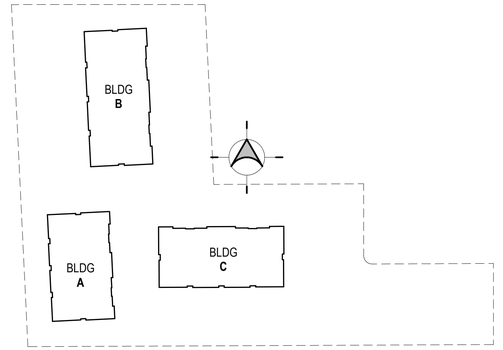
3.17 PROVIDE ADDITIONAL FRAMING FOR KICKER SUPPORT WHERE PARAPET WALL IS GREATER THAN 24", SEE STRUCTURAL.

5.14 PREFINISHED METAL PARAPET CAP DARK BRONZE. SEE DETAILS ON A501

9.00 ROOFTOP MECHANICAL EQUIPMENT. SEE MECHANICAL & ELECTRICAL FOR EQUIPMENT SPECIFICATIONS. COORDINATE EXACT PLACEMENT WITH ROOF STRUCTURE BELOW. MOUNT ON PRE-MANUFACTURED MECHANICAL CURBS. SEE STRUCTURAL FOR BLOCKOUTS (AND D3/A701).

9.08 POTENTIAL LOCATION OF FUTURE RTU, SEE MECHANICAL AND STRUCTURAL

SITE KEY



GENERAL NOTES

A. GENERAL CONTRACTOR SHALL VERIFY ALL CONDITIONS, DIMENSIONS, AND ASSEMBLIES PRIOR TO CONSTRUCTION. REPORT ANY SIGNIFICANT DISCREPANCIES TO THE ARCHITECT.

B. MINIMUM ROOF CLASSIFICATION TO BE AS NOTED ON THE CODE ANALYSIS.

C. COORDINATE INSTALLATION OF ALL "AFTER CONTRACT" ASSEMBLIES PRIOR TO CONSTRUCTION OF ADJOINING OR RELATED STRUCTURES.

D. MINIMUM ROOF SLOPE TO BE 1/4" PER FOOT.

E. INSULATE ENTIRE ROOF WITH R-30 POLYISOCYANURATE ABOVE ROOF DECKING.

F. FLASH AND COUNTER FLASH ALL ROOF PENETRATIONS PER SINGLE-PLY MANUFACTURER'S RECOMMENDATIONS.

G. TIE PRIMARY ROOF DRAINS INTO SITE STORM DRAINAGE SYSTEM. TIE SECONDARY ROOF DRAINS THROUGH BRASS SCUPPERS.

H. ALL MECHANICAL UNITS AND ROOF PENETRATIONS MAY NOT BE SHOWN. REFER TO ENGINEERING SHEETS FOR ALL REQUIRED MECHANICAL UNITS AND ROOF PENETRATIONS. PROVIDE FLASHING, CRICKETS, AND REGLETS AT EACH UNIT. CRICKETS TO SLOPE 1/4" PER FOOT MINIMUM. SEE TYPICAL ROOF DETAILS.

J. MECHANICAL CURBS TO BE 8" MINIMUM ABOVE NEAREST HORIZONTAL OR SLOPED ROOF SURFACE.

K. SLEEPER INSTALLATION NOT PERMITTED AT MECHANICAL UNITS. PROVIDE FULL MECHANICAL CURB DETAILING.

L. DO NOT SCALE DRAWINGS.

M. SEE MECHANICAL PLANS FOR ALL ROOF PENETRATIONS FOR PIPE WORK AND DUCT WORK.

CURTIS MINER ARCHITECTURE
233 SOUTH PLEASANT GROVE BLVD.
SUITE #105
PLEASANT GROVE, UTAH 84062
PHONE: (801) 769-3000
cma@cmautah.com

DATE: 31 AUGUST 2022
PROJECT #: 21-076
PROJ. MAN.: CLT
CHECKED BY: GWT

PROJECT:
GEOFF DEARING RETAIL
12480 S 5600 W,
HERRIMAN CITY, UTAH

STATE OF UTAH
GERRIT W. TIMMERMAN
No 5701285-0301
LICENSED ARCHITECT
9/2/2022

SHEET DESCRIPTION:
BUILDING A ROOF PLAN

SHEET:
A105

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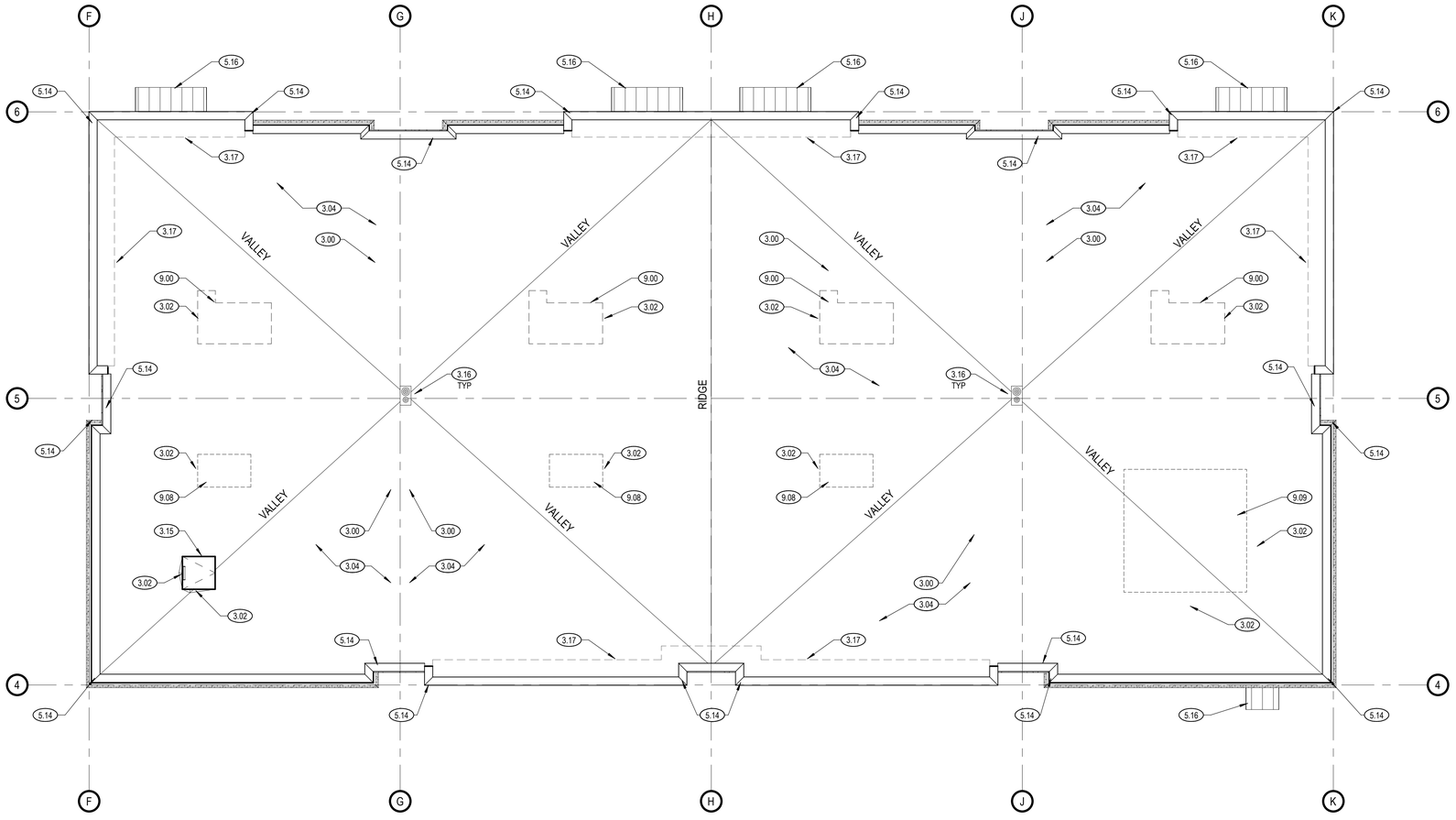
9/6/2022 11:16:07 AM



D1 BUILDING B ROOF PLAN

A106 | SCALE: 1/8" = 1'-0"

MARK	REVISION	DATE

SHEET NOTES

3.00 SLOPE RIGID INSULATION TO DRAIN AS REQUIRED USING POLYISOCYANURATE. MINIMUM SLOPE: 1/4" PER FOOT.

3.02 CRICKET AT HIGH SIDE FOR PROPER DRAINAGE.

3.04 CLASS 'C' MINIMUM SINGLE-PLY ROOF MEMBRANE OVER SLOPED STRUCTURE. INSTALL PER MANUFACTURER'S REQUIREMENTS FOR MECHANICALLY FASTENED SYSTEM. FULLY ADHERE TO VERTICAL SURFACES AND CONTINUOUS BENEATH PARAPET CAP. SINGLE-PLY TPO ROOFING. WHITE, 60 MIL. OVER R-30 OF POLYISOCYANURATE RIGID INSULATION. 1 YEAR WARRANTY ON MATERIALS.

3.15 36"X36" ROOF HATCH. SEE DETAIL ON B1/A701

3.16 ROOF DRAIN AND OVERFLOW, SEE DETAIL A2 ON A701

3.17 PROVIDE ADDITIONAL FRAMING FOR KICKER SUPPORT WHERE PARAPET WALL IS GREATER THAN 24", SEE STRUCTURAL.

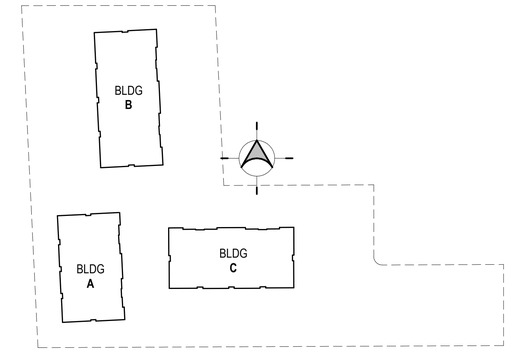
5.14 PREFINISHED METAL PARAPET CAP DARK BRONZE. SEE DETAILS ON A501

9.00 ROOFTOP MECHANICAL EQUIPMENT. SEE MECHANICAL & ELECTRICAL FOR EQUIPMENT SPECIFICATIONS. COORDINATE EXACT PLACEMENT WITH ROOF STRUCTURE BELOW. MOUNT ON PRE-MANUFACTURED MECHANICAL CURBS. SEE STRUCTURAL FOR BLOCKOUTS (AND D3/A701).

9.08 POTENTIAL LOCATION OF FUTURE RTU, SEE MECHANICAL AND STRUCTURAL

9.09 POTENTIAL LOCATION OF FUTURE KITCHEN EQUIPMENT, SEE MECHANICAL AND STRUCTURAL

SITE KEY



GENERAL NOTES

A. GENERAL CONTRACTOR SHALL VERIFY ALL CONDITIONS, DIMENSIONS, AND ASSEMBLIES PRIOR TO CONSTRUCTION. REPORT ANY SIGNIFICANT DISCREPANCIES TO THE ARCHITECT.

B. MINIMUM ROOF CLASSIFICATION TO BE AS NOTED ON THE CODE ANALYSIS.

C. COORDINATE INSTALLATION OF ALL "AFTER CONTRACT" ASSEMBLIES PRIOR TO CONSTRUCTION OF ADJOINING OR RELATED STRUCTURES.

D. MINIMUM ROOF SLOPE TO BE 1/4" PER FOOT.

E. INSULATE ENTIRE ROOF WITH R-30 POLYISOCYANURATE ABOVE ROOF DECKING.

F. FLASH AND COUNTER FLASH ALL ROOF PENETRATIONS PER SINGLE-PLY MANUFACTURER'S RECOMMENDATIONS.

G. TIE PRIMARY ROOF DRAINS INTO SITE STORM DRAINAGE SYSTEM. TIE SECONDARY ROOF DRAINS THROUGH BRASS SCUPPERS.

H. ALL MECHANICAL UNITS AND ROOF PENETRATIONS MAY NOT BE SHOWN. REFER TO ENGINEERING SHEETS FOR ALL REQUIRED MECHANICAL UNITS AND ROOF PENETRATIONS. PROVIDE FLASHING, CRICKETS, AND REGLETS AT EACH UNIT. CRICKETS TO SLOPE 1/4" PER FOOT MINIMUM. SEE TYPICAL ROOF DETAILS.

J. MECHANICAL CURBS TO BE 8" MINIMUM ABOVE NEAREST HORIZONTAL OR SLOPED ROOF SURFACE.

K. SLEEPER INSTALLATION NOT PERMITTED AT MECHANICAL UNITS. PROVIDE FULL MECHANICAL CURB DETAILING.

L. DO NOT SCALE DRAWINGS.

M. SEE MECHANICAL PLANS FOR ALL ROOF PENETRATIONS FOR PIPE WORK AND DUCT WORK.

CURTIS MINER ARCHITECTURE
233 SOUTH PLEASANT GROVE BLVD.
SUITE #105
PLEASANT GROVE, UTAH 84062
PHONE: (801) 769-3000
cma@cmautah.com

DATE:	31 AUGUST 2022
PROJECT #:	21-076
PROJ. MAN.:	CLT
CHECKED BY:	GWT

PROJECT:
GEOFF DEARING RETAIL
12480 S 5600 W,
HERRIMAN CITY, UTAH

STATE OF UTAH
GERRIT W. TIMMERMAN
No. 5701285-0301
LICENSED ARCHITECT
5/2/2022

SHEET DESCRIPTION:
BUILDING B ROOF PLAN

SHEET:
A106

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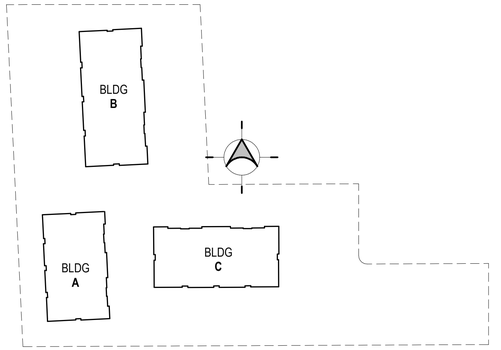
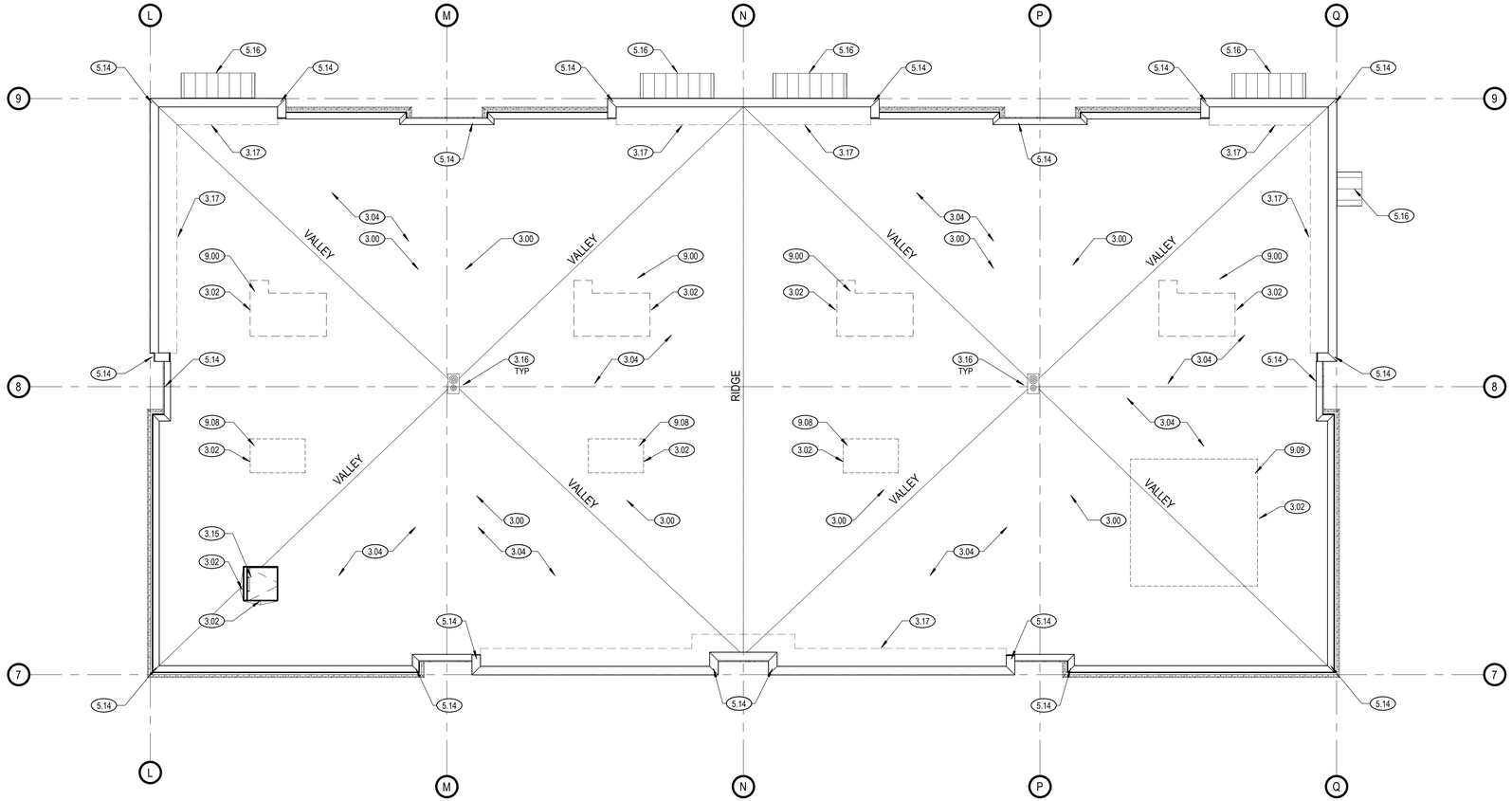
MARK	REVISION	DATE

SHEET NOTES

3.00 SLOPE RIGID INSULATION TO DRAIN AS REQUIRED USING POLYISOCYANURATE. MINIMUM SLOPE: 1/4" PER FOOT.
3.02 CRICKET AT HIGH SIDE FOR PROPER DRAINAGE.
3.04 CLASS 'C' MINIMUM SINGLE-PLY ROOF MEMBRANE OVER SLOPED STRUCTURE. INSTALL PER MANUFACTURER'S REQUIREMENTS FOR MECHANICALLY FASTENED SYSTEM. FULLY ADHERE TO VERTICAL SURFACES AND CONTINUOUS BENEATH PARAPET CAP. SINGLE-PLY TPO ROOFING. WHITE, 60 MIL. OVER R-30 OF POLYISOCYANURATE RIGID INSULATION. 1 YEAR WARRANTY ON MATERIALS.
3.15 36"X36" ROOF HATCH. SEE DETAIL ON B1/A701
3.16 ROOF DRAIN AND OVERFLOW, SEE DETAIL A2 ON A701
3.17 PROVIDE ADDITIONAL FRAMING FOR KICKER SUPPORT WHERE PARAPET WALL IS GREATER THAN 24", SEE STRUCTURAL.
5.14 PREFINISHED METAL PARAPET CAP DARK BRONZE. SEE DETAILS ON A501
9.00 ROOFTOP MECHANICAL EQUIPMENT. SEE MECHANICAL & ELECTRICAL FOR EQUIPMENT SPECIFICATIONS. COORDINATE EXACT PLACEMENT WITH ROOF STRUCTURE BELOW. MOUNT ON PRE-MANUFACTURED MECHANICAL CURBS. SEE STRUCTURAL FOR BLOCKOUTS (AND D3/A701).
9.08 POTENTIAL LOCATION OF FUTURE RTU, SEE MECHANICAL AND STRUCTURAL
9.09 POTENTIAL LOCATION OF FUTURE KITCHEN EQUIPMENT, SEE MECHANICAL AND STRUCTURAL

SITE KEY





GENERAL NOTES

A. GENERAL CONTRACTOR SHALL VERIFY ALL CONDITIONS, DIMENSIONS, AND ASSEMBLIES PRIOR TO CONSTRUCTION. REPORT ANY SIGNIFICANT DISCREPANCIES TO THE ARCHITECT.
B. MINIMUM ROOF CLASSIFICATION TO BE AS NOTED ON THE CODE ANALYSIS.
C. COORDINATE INSTALLATION OF ALL "AFTER CONTRACT" ASSEMBLIES PRIOR TO CONSTRUCTION OF ADJOINING OR RELATED STRUCTURES.
D. MINIMUM ROOF SLOPE TO BE 1/4" PER FOOT.
E. INSULATE ENTIRE ROOF WITH R-30 POLYISOCYANURATE ABOVE ROOF DECKING.
F. FLASH AND COUNTER FLASH ALL ROOF PENETRATIONS PER SINGLE-PLY MANUFACTURER'S RECOMMENDATIONS.
G. TIE PRIMARY ROOF DRAINS INTO SITE STORM DRAINAGE SYSTEM. TIE SECONDARY ROOF DRAINS THROUGH BRASS SCUPPERS.
H. ALL MECHANICAL UNITS AND ROOF PENETRATIONS MAY NOT BE SHOWN. REFER TO ENGINEERING SHEETS FOR ALL REQUIRED MECHANICAL UNITS AND ROOF PENETRATIONS. PROVIDE FLASHING, CRICKETS, AND REGLETS AT EACH UNIT. CRICKETS TO SLOPE 1/4" PER FOOT MINIMUM. SEE TYPICAL ROOF DETAILS.
J. MECHANICAL CURBS TO BE 8" MINIMUM ABOVE NEAREST HORIZONTAL OR SLOPED ROOF SURFACE.
K. SLEEPER INSTALLATION NOT PERMITTED AT MECHANICAL UNITS. PROVIDE FULL MECHANICAL CURB DETAILING.
L. DO NOT SCALE DRAWINGS.
M. SEE MECHANICAL PLANS FOR ALL ROOF PENETRATIONS FOR PIPE WORK AND DUCT WORK.

CURTIS MINER ARCHITECTURE
233 SOUTH PLEASANT GROVE BLVD. SUITE #105
PLEASANT GROVE, UTAH 84062
PHONE: (801) 769-3000
cma@cmautah.com

DATE: 31 AUGUST 2022
PROJECT #: 21-076
PROJ. MAN.: CLT
CHECKED BY: GWT

PROJECT:
GEOFF DEARING RETAIL
12480 S 5600 W,
HERRIMAN CITY, UTAH

STATE OF UTAH
GERRIT W. TIMMERMAN
No 5701285-0301
LICENSED ARCHITECT
9/2/2022

SHEET DESCRIPTION:
BUILDING C ROOF PLAN

SHEET:
A107

D1 BUILDING C ROOF PLAN
A107 | SCALE: 1/8" = 1'-0"

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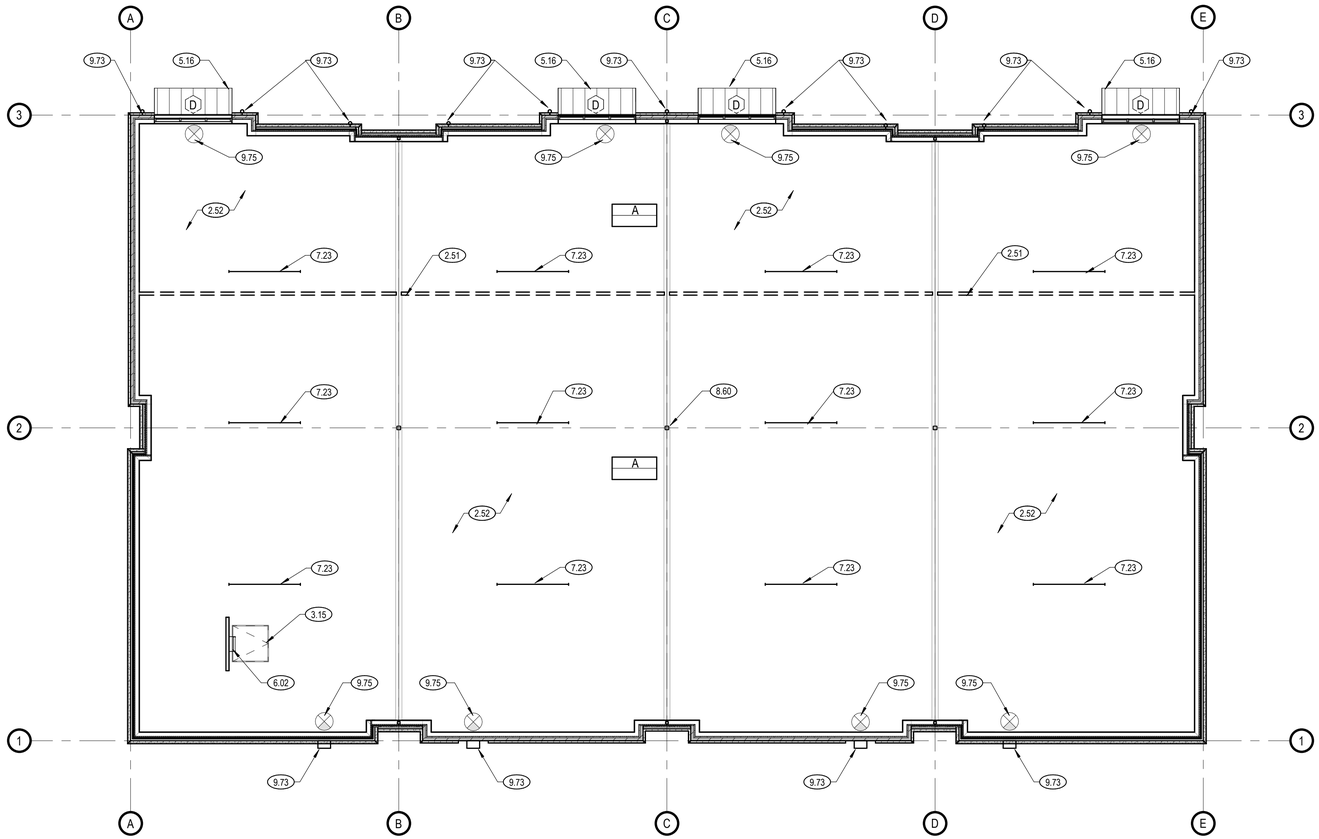

N

D1 BUILDING A REFLECTING CEILING PLAN

A151 | SCALE: 1/8" = 1'-0"

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9/6/2022 11:16:12 AM

MARK	REVISION	DATE

SHEET NOTES

2.51 FUTURE FRAMED SOFFIT WALL BY OTHERS
2.52 EXPOSED TO STRUCTURE ABOVE
3.15 36"X36" ROOF HATCH. SEE DETAIL ON B1/A701
5.16 PREFINISHED METAL AWNING, SEE ELEVATIONS.
6.02 STEEL ROOF ACCESS LADDER SEE DETAIL ON B1/A701
7.23 CHAIN HUNG STRIP LIGHT ATTACHED TO STRUCTURE ABOVE. SEE ELECTRICAL
8.60 STRUCTURAL STEEL COLUMN. SEE STRUCTURAL FOR SIZE AND LOCATION.
9.73 EXTERIOR LIGHTING. SEE ELECTRICAL.
9.75 EXIT SIGN, SEE ELECTRICAL

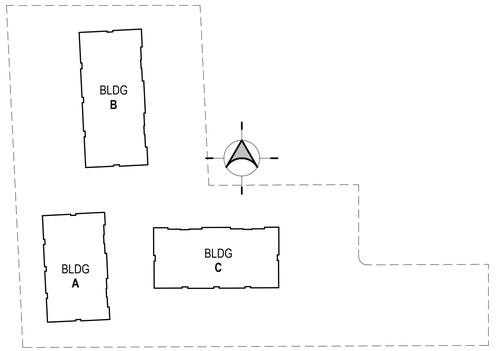
CEILING LEGEND

A — OPEN TO EXPOSED STRUCTURE ABOVE

ELECTRICAL/MECHANICAL SYMBOLS

CHAIN HUNG STRIP LIGHT FIXTURE
36"x36" ACCESS PANEL
EXIT SIGN

SITE KEY



GENERAL NOTES

A. GENERAL CONTRACTOR SHALL VERIFY ALL CONDITIONS, DIMENSIONS, AND ASSEMBLIES PRIOR TO CONSTRUCTION. REPORT ANY SIGNIFICANT DISCREPANCIES TO THE ARCHITECT.
B. MECHANICAL, PLUMBING, ELECTRICAL, AND CEILING SUBCONTRACTORS SHALL COORDINATE THEIR WORK. IN CASE OF CONFLICT, THE REFLECTED CEILING PLAN SHALL TAKE PRECEDENCE.
C. SEE ENGINEERING SHEETS FOR ADDITIONAL REQUIREMENTS.
D. SEE DETAIL C2/A701 FOR TYPICAL SEISMIC LIGHT BRACING.
E. CEILING HEIGHTS SHOWN ARE ABOVE FINISH FLOOR IN WHICH THEY ARE CALLED.
F. SEE EXTERIOR ELEVATIONS AND ELECTRICAL LIGHTING PLAN FOR ADDITIONAL LIGHTING INSTRUCTIONS.
G. DO NOT SCALE DRAWINGS.

CURTIS MINER ARCHITECTURE
233 SOUTH PLEASANT GROVE BLVD.
SUITE #105
PLEASANT GROVE, UTAH 84062
PHONE: (801) 769-3000
cma@cmautah.com

DATE: 31 AUGUST 2022
PROJECT #: 21-076
PROJ. MAN.: CLT
CHECKED BY: GWT

PROJECT:
GEOFF DEARING RETAIL
12480 S 5600 W,
HERRIMAN CITY, UTAH

STATE OF UTAH
GERRIT W. TIMMERMAN
No. 5701285-0301
LICENSED ARCHITECT
5/2/2022

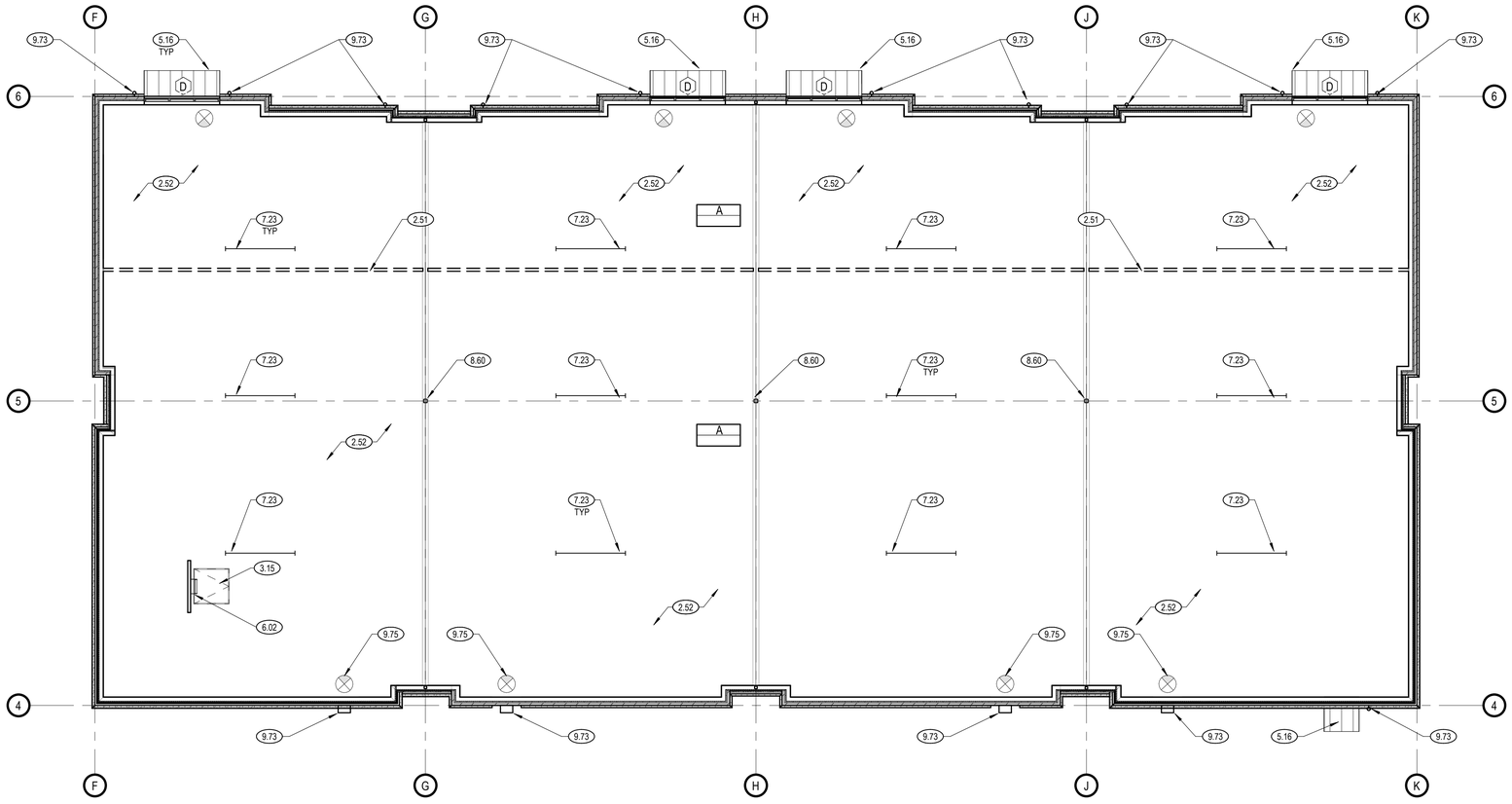
SHEET DESCRIPTION:
BUILDING A REFLECTED CEILING PLAN

SHEET:
A151

MARK	REVISION	DATE

SHEET NOTES

2.51 FUTURE FRAMED SOFFIT WALL BY OTHERS
2.52 EXPOSED TO STRUCTURE ABOVE
3.15 36"X36" ROOF HATCH. SEE DETAIL ON B1/A701
5.16 PREFINISHED METAL AWNING, SEE ELEVATIONS.
6.02 STEEL ROOF ACCESS LADDER SEE DETAIL ON B1/A701
7.23 CHAIN HUNG STRIP LIGHT ATTACHED TO STRUCTURE ABOVE. SEE ELECTRICAL
8.60 STRUCTURAL STEEL COLUMN. SEE STRUCTURAL FOR SIZE AND LOCATION.
9.73 EXTERIOR LIGHTING. SEE ELECTRICAL.
9.75 EXIT SIGN, SEE ELECTRICAL



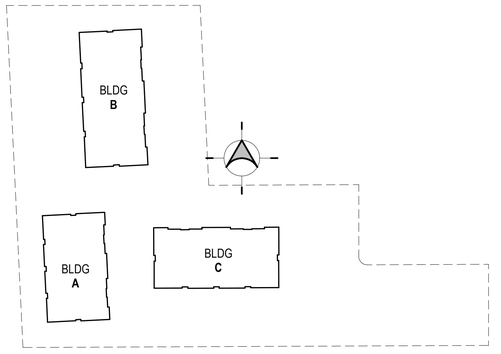
CEILING LEGEND

A — OPEN TO EXPOSED STRUCTURE ABOVE

ELECTRICAL/MECHANICAL SYMBOLS

CHAIN HUNG STRIP LIGHT FIXTURE
36"x36" ACCESS PANEL
EXIT SIGN

SITE KEY



GENERAL NOTES

A. GENERAL CONTRACTOR SHALL VERIFY ALL CONDITIONS, DIMENSIONS, AND ASSEMBLIES PRIOR TO CONSTRUCTION. REPORT ANY SIGNIFICANT DISCREPANCIES TO THE ARCHITECT.
B. MECHANICAL, PLUMBING, ELECTRICAL, AND CEILING SUBCONTRACTORS SHALL COORDINATE THEIR WORK. IN CASE OF CONFLICT, THE REFLECTED CEILING PLAN SHALL TAKE PRECEDENCE.
C. SEE ENGINEERING SHEETS FOR ADDITIONAL REQUIREMENTS.
D. SEE DETAIL C2/A701 FOR TYPICAL SEISMIC LIGHT BRACING.
E. CEILING HEIGHTS SHOWN ARE ABOVE FINISH FLOOR IN WHICH THEY ARE CALLED.
F. SEE EXTERIOR ELEVATIONS AND ELECTRICAL LIGHTING PLAN FOR ADDITIONAL LIGHTING INSTRUCTIONS.
G. DO NOT SCALE DRAWINGS.

CURTIS MINER ARCHITECTURE
233 SOUTH PLEASANT GROVE BLVD. SUITE #105
PLEASANT GROVE, UTAH 84062
PHONE: (801) 769-3000
cma@cmautah.com

DATE: 31 AUGUST 2022
PROJECT #: 21-076
PROJ. MAN.: CLT
CHECKED BY: GWT

PROJECT:
GEOFF DEARING RETAIL
12480 S 5600 W,
HERRIMAN CITY, UTAH

STATE OF UTAH
GERRIT W. TIMMERMAN
No 5701285-0301
LICENSED ARCHITECT
9/2/2022

SHEET DESCRIPTION:
BUILDING B REFLECTED CEILING PLAN

SHEET:
A152

D1 **BUILDING B REFLECTED CEILING PLAN**
A152 | SCALE: 1/8" = 1'-0"

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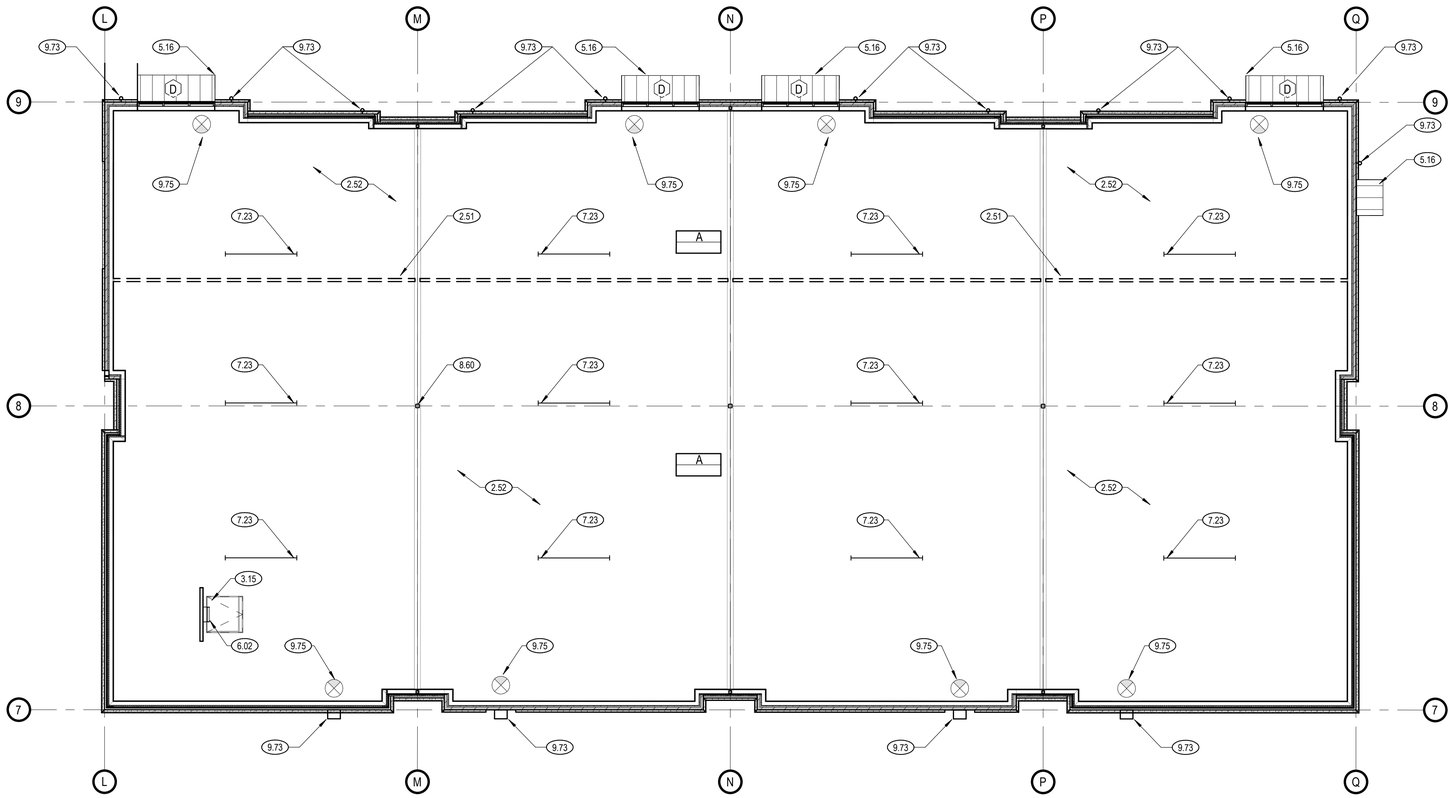
9/6/2022 11:16:15 AM



D1 **BUILDING C REFLECTED CEILING PLAN**
A153 | SCALE: 1/8" = 1'-0"

MARK	REVISION	DATE

SHEET NOTES

2.51 FUTURE FRAMED SOFFIT WALL BY OTHERS
2.52 EXPOSED TO STRUCTURE ABOVE
3.15 36"X36" ROOF HATCH. SEE DETAIL ON B1/A701
5.16 PREFINISHED METAL AWNING, SEE ELEVATIONS.
6.02 STEEL ROOF ACCESS LADDER SEE DETAIL ON B1/A701
7.23 CHAIN HUNG STRIP LIGHT ATTACHED TO STRUCTURE ABOVE. SEE ELECTRICAL
8.60 STRUCTURAL STEEL COLUMN. SEE STRUCTURAL FOR SIZE AND LOCATION.
9.73 EXTERIOR LIGHTING. SEE ELECTRICAL.
9.75 EXIT SIGN, SEE ELECTRICAL

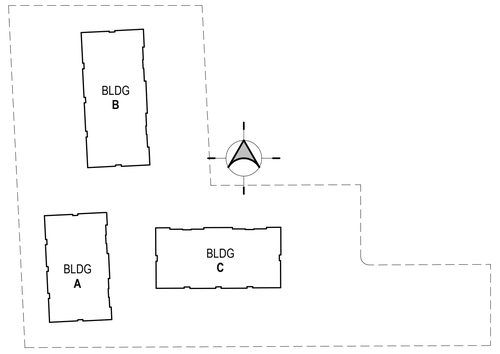
CEILING LEGEND

A — OPEN TO EXPOSED STRUCTURE ABOVE

ELECTRICAL/MECHANICAL SYMBOLS

CHAIN HUNG STRIP LIGHT FIXTURE
36"x36" ACCESS PANEL
EXIT SIGN

SITE KEY



GENERAL NOTES

A. GENERAL CONTRACTOR SHALL VERIFY ALL CONDITIONS, DIMENSIONS, AND ASSEMBLIES PRIOR TO CONSTRUCTION. REPORT ANY SIGNIFICANT DISCREPANCIES TO THE ARCHITECT.
B. MECHANICAL, PLUMBING, ELECTRICAL, AND CEILING SUBCONTRACTORS SHALL COORDINATE THEIR WORK. IN CASE OF CONFLICT, THE REFLECTED CEILING PLAN SHALL TAKE PRECEDENCE.
C. SEE ENGINEERING SHEETS FOR ADDITIONAL REQUIREMENTS.
D. SEE DETAIL C2/A701 FOR TYPICAL SEISMIC LIGHT BRACING
E. CEILING HEIGHTS SHOWN ARE ABOVE FINISH FLOOR IN WHICH THEY ARE CALLED.
F. SEE EXTERIOR ELEVATIONS AND ELECTRICAL LIGHTING PLAN FOR ADDITIONAL LIGHTING INSTRUCTIONS.
G. DO NOT SCALE DRAWINGS.

CURTIS MINER ARCHITECTURE
233 SOUTH PLEASANT GROVE BLVD.
SUITE #105
PLEASANT GROVE, UTAH 84062
PHONE: (801) 769-3000
cma@cmautah.com

DATE: 31 AUGUST 2022
PROJECT #: 21-076
PROJ. MAN.: CLT
CHECKED BY: GWT

PROJECT:
GEOFF DEARING RETAIL
12480 S 5600 W,
HERRIMAN CITY, UTAH

STATE OF UTAH
GERRIT W. TIMMERMAN
No 5701285-0301
LICENSED ARCHITECT
5/2/2022

SHEET DESCRIPTION:
BUILDING C REFLECTED CEILING PLAN

SHEET:
A153

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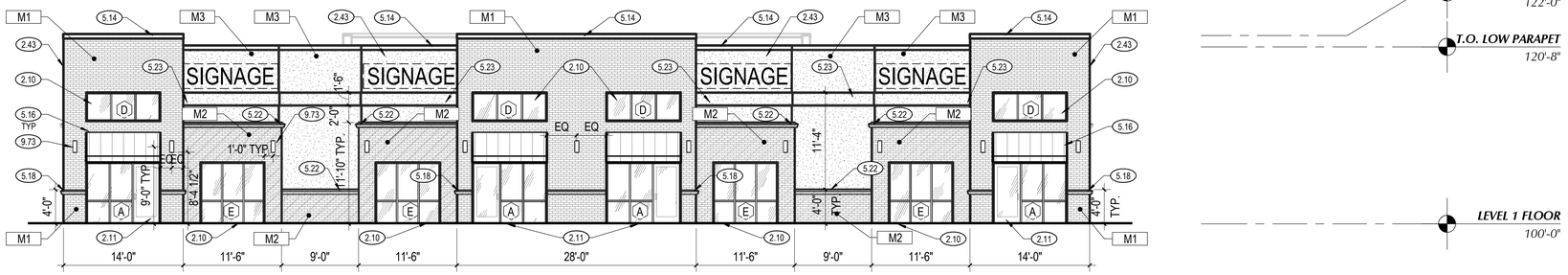
MARK	REVISION	DATE

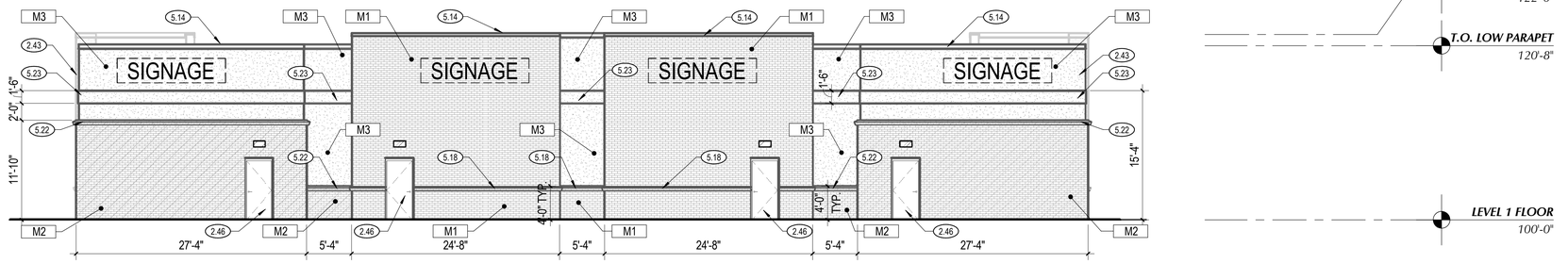
SHEET NOTES

2.10 PRE-FINISHED ALUMINUM STOREFRONT WINDOW SYSTEM WITH THERMAL BREAKS. SEE WINDOW TYPES AND GLAZING SCHEDULE ON A601
2.11 PRE-FINISHED ALUMINUM STOREFRONT ENTRY SYSTEM WITH THERMAL BREAKS. SEE DOOR TYPES AND GLAZING SCHEDULE ON A601
2.43 SEE WALL TYPES ON G002
2.46 INSULATED STEEL DOOR PAINTED, SEE ELEVATIONS ON A601
2.50 CONTROL JOINT
5.14 PREFINISHED METAL PARAPET CAP DARK BRONZE. SEE DETAILS ON A501
5.16 PREFINISHED METAL AWNING, SEE ELEVATIONS.
5.18 STANDARD BRICK CAP M1
5.19 STANDARD BRICK SILL AT WINDOWS M1
5.22 STANDARD BRICK CAP M2
5.23 STUCCO TRIM - SEE M4, EXTERIOR MATERIALS LEGEND
5.32 PRE-FINISH ALUMINUM MULLION (TYP.) - DARK BRONZE
9.73 EXTERIOR LIGHTING. SEE ELECTRICAL.



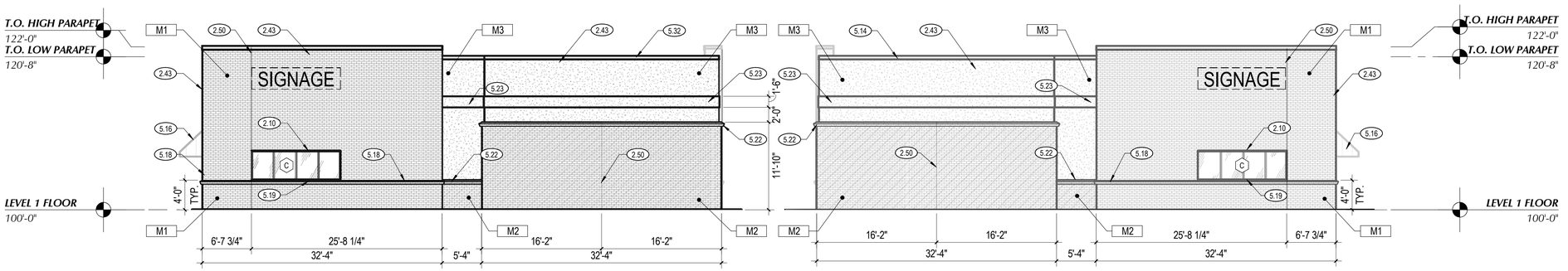
B1 BUILDING A EAST ELEVATION

A201 | SCALE: 1/8" = 1'-0"



C1 BUILDING A WEST ELEVATION

A201 | SCALE: 1/8" = 1'-0"



D1 BUILDING A NORTH ELEVATION

A201 | SCALE: 1/8" = 1'-0"

D3 BUILDING A SOUTH ELEVATION

A201 | SCALE: 1/8" = 1'-0"

EXTERIOR MATERIAL LEGEND

M1	BRICK VENEER - INTERSTATE BRICK, MODULAR - TUMBLEWEED, MATTE FINISH
M2	BRICK VENEER - INTERSTATE BRICK, MODULAR - TUMBLEWEED, MATTE FINISH
M3	STUCCO - DRYVIT QUARZPUTZ - 381 MONASTARY BROWN
M4	STUCCO - DRYVIT QUARZPUTZ - 454 STONE GRAY

GENERAL NOTES

A. GENERAL CONTRACTOR SHALL VERIFY ALL CONDITIONS, DIMENSIONS, AND ASSEMBLIES PRIOR TO CONSTRUCTION. REPORT ANY SIGNIFICANT DISCREPANCIES TO THE ARCHITECT.
B. ALL MASONRY WALLS TO HAVE CONTROL JOINTS AT 30'-0" O.C. MAXIMUM. VERIFY WITH STRUCTURAL.
C. EXPOSED CONCRETE FOUNDATION AND RETAINING WALLS TO RECEIVE RUBBED FINISH.
D. CONCRETE WALL RETAINING EARTH TO RECEIVE TWO COATS OF BITUMINOUS DAMP PROOFING MATERIAL.
E. PROVIDE PRE-FINISHED NUMBERS ON THE FRONT, EXTERIOR OF THE BUILDING INDICATING THE BUILDING ADDRESS NUMBER ASSIGNED BY THE CITY IN ACCORDANCE WITH CURRENT CITY ORDINANCE. COLOR OF PRE-FINISHED NUMBERS TO CONTRAST SIGNIFICANTLY WITH BACKGROUND COLOR OF EXTERIOR WALL. THAT ADDRESS MUST BE PERMANENTLY FASTENED TO THE EXTERIOR OF THE BUILDING PRIOR TO OCCUPANCY.
F. SEE PLUMBING SHEETS AND ROOF DRAINAGE PLAN FOR SECONDARY ROOF DRAINAGE BRASS SCUPPER AND ROOF SCUPPER WITH PRE-FINISHED ALUMINUM DOWN SPOUT LOCATIONS ALONG EXTERIOR WALLS.
G. SEE PLUMBING SHEETS FOR LOCATION OF GAS METER ALONG EXTERIOR WALL.
H. SEE ELECTRICAL SHEETS FOR ELECTRICAL FIXTURE LOCATIONS ALONG EXTERIOR WALLS.
J. EXTERIOR SIGNAGE: THE OWNER IS RESPONSIBLE TO OBTAIN A SEPARATE PERMIT FOR ANY EXTERIOR SIGNS IN ACCORDANCE WITH CURRENT CITY SIGN ORDINANCE. THE OWNER IS RESPONSIBLE TO CONTRACT DIRECTLY WITH SIGN VENDORS. SIGN VENDORS SHALL INSTALL THEIR RESPECTIVE SIGNAGE. THE CONTRACTOR IS RESPONSIBLE TO PROVIDE AND COORDINATE ALL BACKING AND POWER REQUIREMENTS FOR EACH SIGN.
K. NOT ALL SHEET NOTES ARE NECESSARILY USED ON EACH SHEET.

CURTIS MINER ARCHITECTURE
233 SOUTH PLEASANT GROVE BLVD. SUITE #105
PLEASANT GROVE, UTAH 84062
PHONE: (801) 769-3000
cma@cmautah.com

DATE:	31 AUGUST 2022
PROJECT #:	21-076
PROJ. MAN.:	CLT
CHECKED BY:	GWT

PROJECT:
GEOFF DEARING RETAIL
12480 S 5600 W,
HERRIMAN CITY, UTAH

STATE OF UTAH
GERRIT W. TIMMERMAN
No 5701285-0301
LICENSED ARCHITECT
5/2/2022

SHEET DESCRIPTION:
BUILDING A ELEVATIONS

SHEET:
A201

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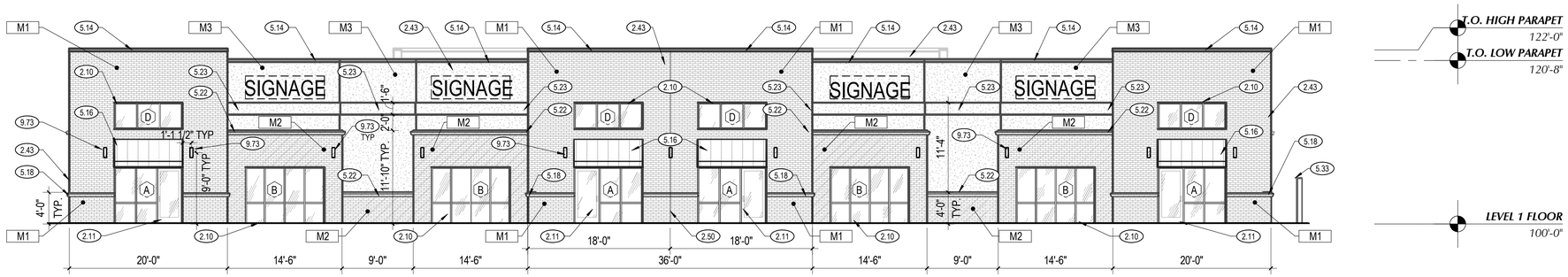
9/6/2022 11:16:25 AM

MARK	REVISION	DATE

SHEET NOTES

2.10 PRE-FINISHED ALUMINUM STOREFRONT WINDOW SYSTEM WITH THERMAL BREAKS. SEE WINDOW TYPES AND GLAZING SCHEDULE ON A601
2.11 PRE-FINISHED ALUMINUM STOREFRONT ENTRY SYSTEM WITH THERMAL BREAKS. SEE DOOR TYPES AND GLAZING SCHEDULE ON A601
2.43 SEE WALL TYPES ON G002
2.46 INSULATED STEEL DOOR PAINTED, SEE ELEVATIONS ON A601
2.50 CONTROL JOINT
5.14 PREFINISHED METAL PARAPET CAP DARK BRONZE. SEE DETAILS ON A501
5.16 PREFINISHED METAL AWNING, SEE ELEVATIONS.
5.18 STANDARD BRICK CAP M1
5.19 STANDARD BRICK SILL AT WINDOWS M1
5.22 STANDARD BRICK CAP M2
5.23 STUCCO TRIM - SEE M4, EXTERIOR MATERIALS LEGEND
5.33 FUTURE MENU BOARD AND SPEAKER
9.73 EXTERIOR LIGHTING. SEE ELECTRICAL.



T.O. HIGH PARAPET 122'-0"
T.O. LOW PARAPET 120'-8"
LEVEL 1 FLOOR 100'-0"

B1 BUILDING B EAST ELEVATION

A202 | SCALE: 1/8" = 1'-0"

T.O. HIGH PARAPET 122'-0"
T.O. LOW PARAPET 120'-8"
LEVEL 1 FLOOR 100'-0"

C1 BUILDING B WEST ELEVATION

A202 | SCALE: 1/8" = 1'-0"

T.O. HIGH PARAPET 122'-0"
T.O. LOW PARAPET 120'-8"
LEVEL 1 FLOOR 100'-0"

D1 BUILDING B NORTH ELEVATION

A202 | SCALE: 1/8" = 1'-0"

T.O. HIGH PARAPET 122'-0"
T.O. LOW PARAPET 120'-8"
LEVEL 1 FLOOR 100'-0"

D3 BUILDING B SOUTH ELEVATION

A202 | SCALE: 1/8" = 1'-0"

EXTERIOR MATERIAL LEGEND

M1	BRICK VENEER - INTERSTATE BRICK, MODULAR - TUMBLEWEED, MATTE FINISH
M2	BRICK VENEER - INTERSTATE BRICK, MODULAR - TUMBLEWEED, MATTE FINISH
M3	STUCCO - DRYVIT QUARZPUTZ - 381 MONASTARY BROWN
M4	STUCCO - DRYVIT QUARZPUTZ - 454 STONE GRAY

GENERAL NOTES

A. GENERAL CONTRACTOR SHALL VERIFY ALL CONDITIONS, DIMENSIONS, AND ASSEMBLIES PRIOR TO CONSTRUCTION. REPORT ANY SIGNIFICANT DISCREPANCIES TO THE ARCHITECT.
B. ALL MASONRY WALLS TO HAVE CONTROL JOINTS AT 30'-0" O.C. MAXIMUM. VERIFY WITH STRUCTURAL.
C. EXPOSED CONCRETE FOUNDATION AND RETAINING WALLS TO RECEIVE RUBBED FINISH.
D. CONCRETE WALL RETAINING EARTH TO RECEIVE TWO COATS OF BITUMINOUS DAMP PROOFING MATERIAL.
E. PROVIDE PRE-FINISHED NUMBERS ON THE FRONT, EXTERIOR OF THE BUILDING INDICATING THE BUILDING ADDRESS NUMBER ASSIGNED BY THE CITY IN ACCORDANCE WITH CURRENT CITY ORDINANCE. COLOR OF PRE-FINISHED NUMBERS TO CONTRAST SIGNIFICANTLY WITH BACKGROUND COLOR OF EXTERIOR WALL. THAT ADDRESS MUST BE PERMANENTLY FASTENED TO THE EXTERIOR OF THE BUILDING PRIOR TO OCCUPANCY.
F. SEE PLUMBING SHEETS AND ROOF DRAINAGE PLAN FOR SECONDARY ROOF DRAINAGE BRASS SCUPPER AND ROOF SCUPPER WITH PRE-FINISHED ALUMINUM DOWN SPOUT LOCATIONS ALONG EXTERIOR WALLS.
G. SEE PLUMBING SHEETS FOR LOCATION OF GAS METER ALONG EXTERIOR WALL.
H. SEE ELECTRICAL SHEETS FOR ELECTRICAL FIXTURE LOCATIONS ALONG EXTERIOR WALLS.
J. EXTERIOR SIGNAGE: THE OWNER IS RESPONSIBLE TO OBTAIN A SEPARATE PERMIT FOR ANY EXTERIOR SIGNS IN ACCORDANCE WITH CURRENT CITY SIGN ORDINANCE. THE OWNER IS RESPONSIBLE TO CONTRACT DIRECTLY WITH SIGN VENDORS. SIGN VENDORS SHALL INSTALL THEIR RESPECTIVE SIGNAGE. THE CONTRACTOR IS RESPONSIBLE TO PROVIDE AND COORDINATE ALL BACKING AND POWER REQUIREMENTS FOR EACH SIGN.
K. NOT ALL SHEET NOTES ARE NECESSARILY USED ON EACH SHEET.

CURTIS MINER ARCHITECTURE
233 SOUTH PLEASANT GROVE BLVD. SUITE #105
PLEASANT GROVE, UTAH 84062
PHONE: (801) 769-3000
cma@cmautah.com

DATE: 31 AUGUST 2022
PROJECT #: 21-076
PROJ. MAN.: CLT
CHECKED BY: GWT

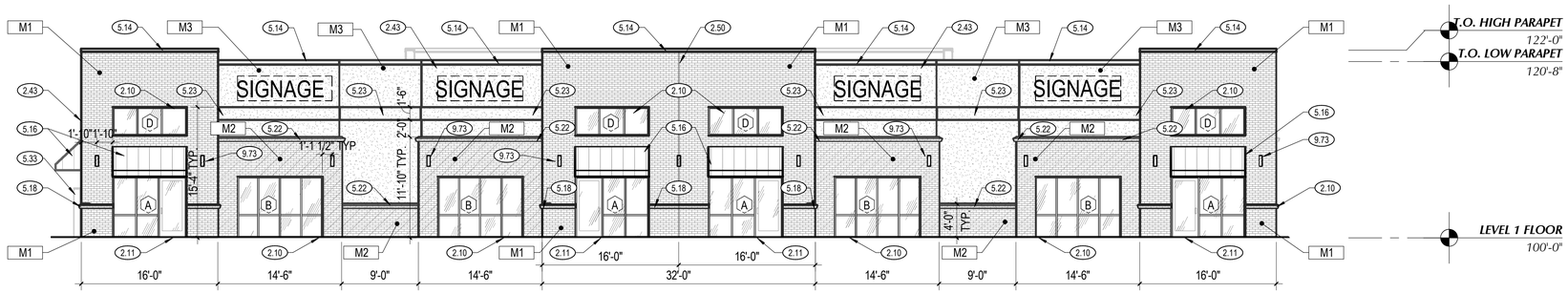
PROJECT:
GEOFF DEARING RETAIL
12480 S 5600 W,
HERRIMAN CITY, UTAH

STATE OF UTAH
GERRIT W. TIMMERMAN
No. 5791285-0301
LICENSED ARCHITECT
9/2/2022

SHEET DESCRIPTION:
BUILDING B ELEVATIONS

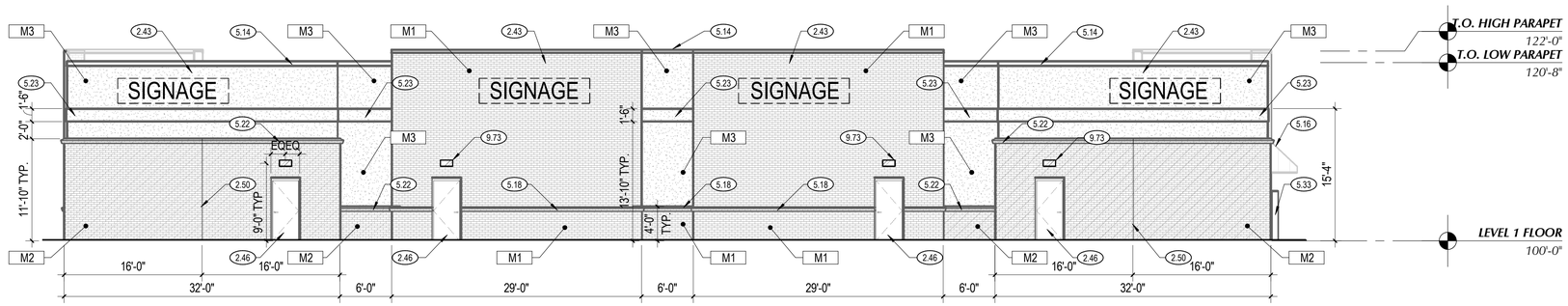
SHEET:
A202

C:\Users\thomasc\Desktop\01 LOCAL\21-Geoff Dearing Retail_Herriman_2022-07-08_LOCAL_TAC.rvt
9/6/2022 11:16:33 AM



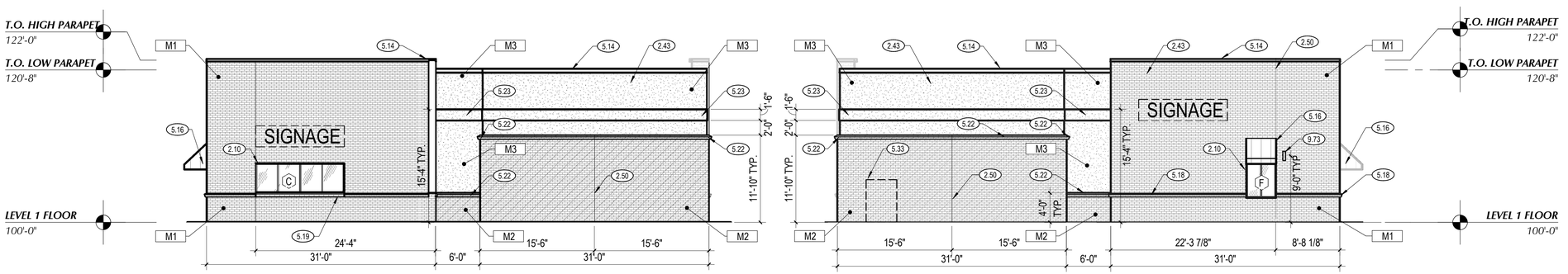
B1 BUILDING C NORTH ELEVATION

A203 | SCALE: 1/8" = 1'-0"



C1 BUILDING C SOUTH ELEVATION

A203 | SCALE: 1/8" = 1'-0"



D1 BUILDING C WEST ELEVATION

A203 | SCALE: 1/8" = 1'-0"

D3 BUILDING C EAST ELEVATION

A203 | SCALE: 1/8" = 1'-0"

MARK	REVISION	DATE

SHEET NOTES

2.10 PRE-FINISHED ALUMINUM STOREFRONT WINDOW SYSTEM WITH THERMAL BREAKS. SEE WINDOW TYPES AND GLAZING SCHEDULE ON A601
2.11 PRE-FINISHED ALUMINUM STOREFRONT ENTRY SYSTEM WITH THERMAL BREAKS. SEE DOOR TYPES AND GLAZING SCHEDULE ON A601
2.43 SEE WALL TYPES ON G002
2.46 INSULATED STEEL DOOR PAINTED, SEE ELEVATIONS ON A601
2.50 CONTROL JOINT
5.14 PREFINISHED METAL PARAPET CAP DARK BRONZE. SEE DETAILS ON A501
5.16 PREFINISHED METAL AWNING, SEE ELEVATIONS.
5.18 STANDARD BRICK CAP M1
5.19 STANDARD BRICK SILL AT WINDOWS M1
5.22 STANDARD BRICK CAP M2
5.23 STUCCO TRIM - SEE M4, EXTERIOR MATERIALS LEGEND
5.33 FUTURE MENU BOARD AND SPEAKER
9.73 EXTERIOR LIGHTING. SEE ELECTRICAL.

EXTERIOR MATERIAL LEGEND

M1	BRICK VENEER - INTERSTATE BRICK, MODULAR - TUMBLEWEED, MATTE FINISH
M2	BRICK VENEER - INTERSTATE BRICK, MODULAR - TUMBLEWEED, MATTE FINISH
M3	STUCCO - DRYVIT QUARZPUTZ - 381 MONASTARY BROWN
M4	STUCCO - DRYVIT QUARZPUTZ - 454 STONE GRAY

GENERAL NOTES

A. GENERAL CONTRACTOR SHALL VERIFY ALL CONDITIONS, DIMENSIONS, AND ASSEMBLIES PRIOR TO CONSTRUCTION. REPORT ANY SIGNIFICANT DISCREPANCIES TO THE ARCHITECT.
B. ALL MASONRY WALLS TO HAVE CONTROL JOINTS AT 30'-0" O.C. MAXIMUM. VERIFY WITH STRUCTURAL.
C. EXPOSED CONCRETE FOUNDATION AND RETAINING WALLS TO RECEIVE RUBBED FINISH.
D. CONCRETE WALL RETAINING EARTH TO RECEIVE TWO COATS OF BITUMINOUS DAMP PROOFING MATERIAL.
E. PROVIDE PRE-FINISHED NUMBERS ON THE FRONT, EXTERIOR OF THE BUILDING INDICATING THE BUILDING ADDRESS NUMBER ASSIGNED BY THE CITY IN ACCORDANCE WITH CURRENT CITY ORDINANCE. COLOR OF PRE-FINISHED NUMBERS TO CONTRAST SIGNIFICANTLY WITH BACKGROUND COLOR OF EXTERIOR WALL. THAT ADDRESS MUST BE PERMANENTLY FASTENED TO THE EXTERIOR OF THE BUILDING PRIOR TO OCCUPANCY.
F. SEE PLUMBING SHEETS AND ROOF DRAINAGE PLAN FOR SECONDARY ROOF DRAINAGE BRASS SCUPPER AND ROOF SCUPPER WITH PRE-FINISHED ALUMINUM DOWN SPOUT LOCATIONS ALONG EXTERIOR WALLS.
G. SEE PLUMBING SHEETS FOR LOCATION OF GAS METER ALONG EXTERIOR WALL.
H. SEE ELECTRICAL SHEETS FOR ELECTRICAL FIXTURE LOCATIONS ALONG EXTERIOR WALLS.
J. EXTERIOR SIGNAGE: THE OWNER IS RESPONSIBLE TO OBTAIN A SEPARATE PERMIT FOR ANY EXTERIOR SIGNS IN ACCORDANCE WITH CURRENT CITY SIGN ORDINANCE. THE OWNER IS RESPONSIBLE TO CONTRACT DIRECTLY WITH SIGN VENDORS. SIGN VENDORS SHALL INSTALL THEIR RESPECTIVE SIGNAGE. THE CONTRACTOR IS RESPONSIBLE TO PROVIDE AND COORDINATE ALL BACKING AND POWER REQUIREMENTS FOR EACH SIGN.
K. NOT ALL SHEET NOTES ARE NECESSARILY USED ON EACH SHEET.

CURTIS MINER ARCHITECTURE
233 SOUTH PLEASANT GROVE BLVD. SUITE #105
PLEASANT GROVE, UTAH 84062
PHONE: (801) 769-3000
cma@cmautah.com

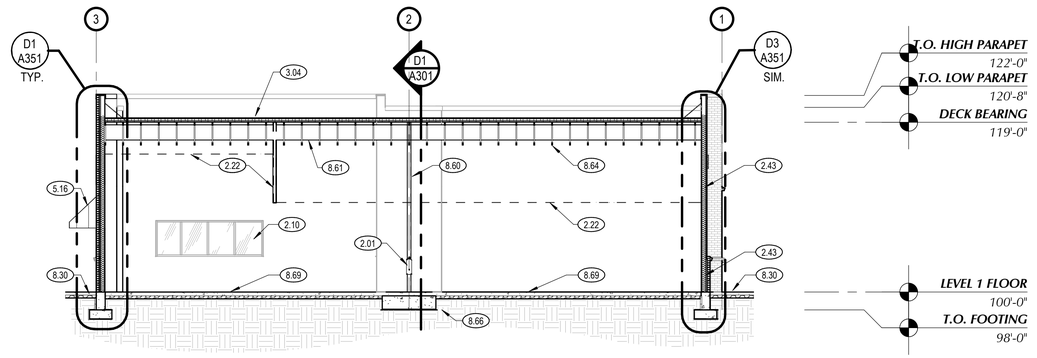
DATE: 31 AUGUST 2022
PROJECT #: 21-076
PROJ. MAN.: CLT
CHECKED BY: GWT

PROJECT:
GEOFF DEARING RETAIL
12480 S 5600 W,
HERRIMAN CITY, UTAH

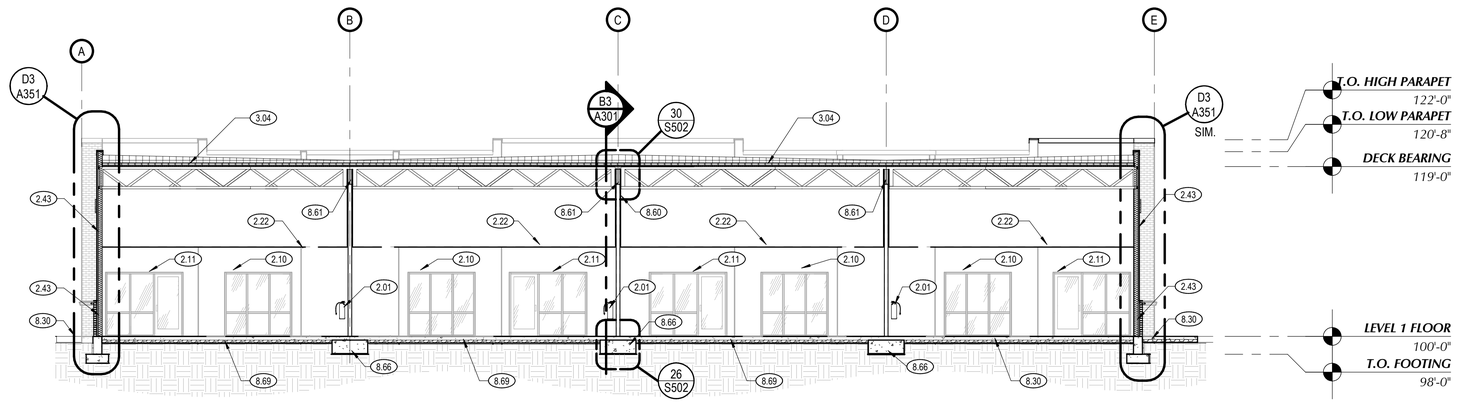
STATE OF UTAH
GERRIT W. TIMMERMAN
No 5701285-0301
LICENSED ARCHITECT
5/2/2022

SHEET DESCRIPTION:
BUILDING C ELEVATIONS

SHEET:
A203



B3 **BUILDING A SECTION 1** *(TYPICAL SECTION FOR ALL BUILDINGS)*
A301 | SCALE: 1/8" = 1'-0"



D1 **BUILDING A SECTION 2** *(TYPICAL SECTION FOR ALL BUILDINGS)*
A301 | SCALE: 1/8" = 1'-0"

MARK	REVISION	DATE

SHEET NOTES

2.01 BRACKET MOUNTED 2A10BC FIRE EXTINGUISHER. SEE DETAIL B3/G002
2.10 PRE-FINISHED ALUMINUM STOREFRONT WINDOW SYSTEM WITH THERMAL BREAKS. SEE WINDOW TYPES AND GLAZING SCHEDULE ON A601
2.11 PRE-FINISHED ALUMINUM STOREFRONT ENTRY SYSTEM WITH THERMAL BREAKS. SEE DOOR TYPES AND GLAZING SCHEDULE ON A601
2.22 FUTURE CEILING SYSTEM BY OTHERS. MIN. HEIGHT 10'. SEE REFLECTED CEILING PLAN ON A151.
2.43 SEE WALL TYPES ON G002
3.04 CLASS 'C' MINIMUM SINGLE-PLY ROOF MEMBRANE OVER SLOPED STRUCTURE. INSTALL PER MANUFACTURER'S REQUIREMENTS FOR MECHANICALLY FASTENED SYSTEM. FULLY ADHERE TO VERTICAL SURFACES AND CONTINUOUS BENEATH PARAPET CAP. SINGLE-PLY TPO ROOFING. WHITE, 60 MIL. OVER R-30 OF POLYISOCYANURATE RIGID INSULATION. 1 YEAR WARRANTY ON MATERIALS.
5.16 PREFINISHED METAL AWNING, SEE ELEVATIONS.
8.30 NEW CONCRETE SIDEWALK. SEE CIVIL.
8.60 STRUCTURAL STEEL COLUMN. SEE STRUCTURAL FOR SIZE AND LOCATION.
8.61 STRUCTURAL STEEL BEAM. SEE STRUCTURAL FOR SIZE AND LOCATION.
8.64 30" STRUCTURAL WOOD ROOF TRUSS, SEE STRUCTURAL
8.66 SPOT FOOTING FOR STEEL COLUMN. SEE STRUCTURAL DETAIL 26/S502
8.69 CONCRETE SLAB OVER 10 MIL VAPOR BARRIER. OVER 4" DRAINING GRAVEL. SEE STRUCTURAL FOR SLAB THICKNESS

GENERAL NOTES

A. GENERAL CONTRACTOR SHALL VERIFY ALL CONDITIONS, DIMENSIONS, AND ASSEMBLIES PRIOR TO CONSTRUCTION. REPORT ANY SIGNIFICANT DISCREPANCIES TO THE ARCHITECT.
B. CONCRETE FOUNDATION WALLS RETAINING EARTH TO RECEIVE TWO COATS OF BITUMINOUS DAMP PROOFING MATERIAL.
C. MINIMUM ROOF CLASSIFICATION TO BE CLASS 'C'.
D. MINIMUM ROOF SLOPE TO BE 1/4" PER FOOT.
E. INSULATE ENTIRE ROOF WITH R-30 POLYISOCYANURATE.
F. EXPOSED FOUNDATION WALLS TO RECEIVE RUBBED FINISH.
G. SEE ENGINEERING SHEETS FOR ADDITIONAL INFORMATION.
H. MASONRY TO HAVE CONTROL JOINTS AT 30'-0" O.C. MAXIMUM.
I. NOT ALL INTERIOR ELEMENTS ARE NOTED FOR CLARITY. SEE WALL SECTIONS, DETAILS, AND WALL TYPES FOR ADDITIONAL INFORMATION.

CURTIS MINER ARCHITECTURE
233 SOUTH PLEASANT GROVE BLVD. SUITE #105
PLEASANT GROVE, UTAH 84062
PHONE: (801) 769-3000
cma@cmautah.com

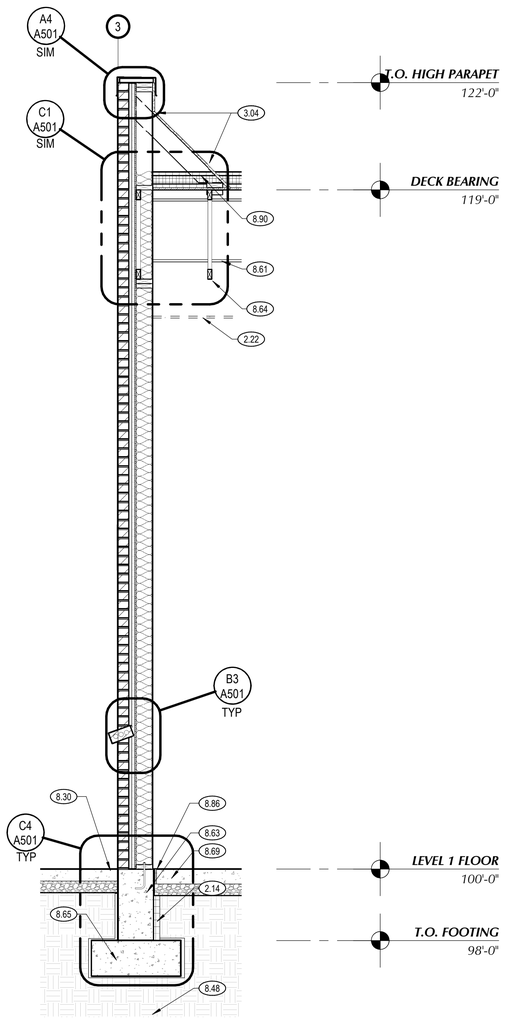
DATE: 31 AUGUST 2022
PROJECT #: 21-076
PROJ. MAN.: CLT
CHECKED BY: GWT

PROJECT:
GEOFF DEARING RETAIL
12480 S 5600 W,
HERRIMAN CITY, UTAH

STATE OF UTAH
GERRIT W. TIMMERMAN
No. 5701285-0301
LICENSED ARCHITECT
5/2/2022

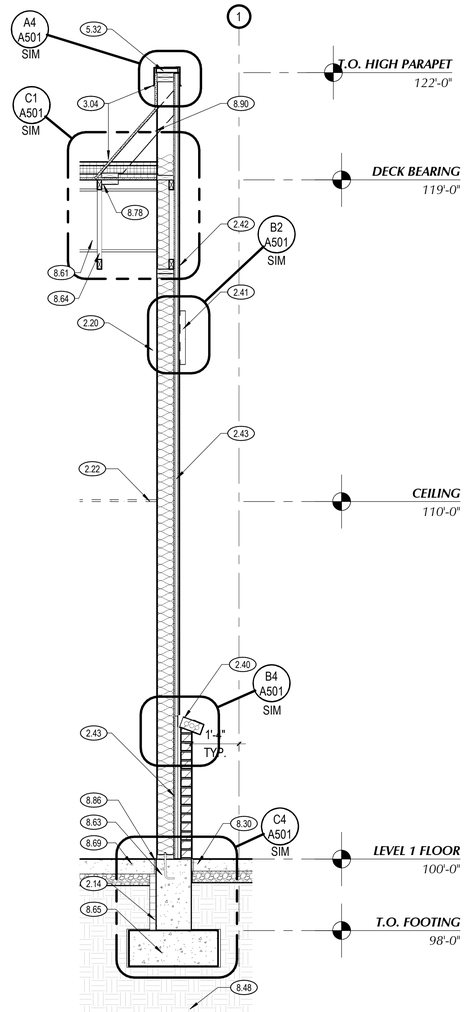
SHEET DESCRIPTION:
BUILDING A SECTIONS (TYPICAL)

SHEET:
A301



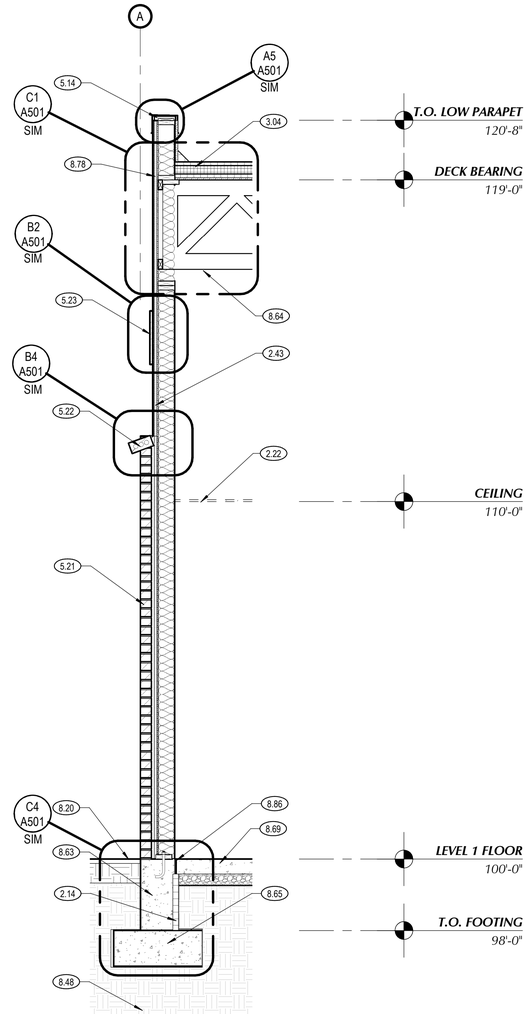
D1 HIGH PARAPET WALL SECTION (TYP.)

A351 | SCALE: 1/2" = 1'-0"



D3 SECTION AT SETBACK (TYP.)

A351 | SCALE: 1/2" = 1'-0"



D4 LOW PARAPET WALL (TYP.)

A351 | SCALE: 1/2" = 1'-0"

MARK	REVISION	DATE

SHEET NOTES

2.14 2" FOUNDATION INSULATION.
2.20 R-19 UNFACED BATT INSULATION
2.22 FUTURE CEILING SYSTEM BY OTHERS. MIN. HEIGHT 10'. SEE REFLECTED CEILING PLAN ON A151.
2.40 STANDARD BRICK CAP. SEE ELEVATIONS
2.41 STUCCO TRIM. SEE ELEVATIONS
2.42 STUCCO. SEE ELEVATIONS
2.43 SEE WALL TYPES ON G002
3.04 CLASS 'C' MINIMUM SINGLE-PLY ROOF MEMBRANE OVER SLOPED STRUCTURE. INSTALL PER MANUFACTURER'S REQUIREMENTS FOR MECHANICALLY FASTENED SYSTEM. FULLY ADHERE TO VERTICAL SURFACES AND CONTINUOUS BENEATH PARAPET CAP. SINGLE-PLY TPO ROOFING. WHITE, 60 MIL. OVER R-30 OF POLYISOCYANURATE RIGID INSULATION. 1 YEAR WARRANTY ON MATERIALS.
5.14 PREFINISHED METAL PARAPET CAP DARK BRONZE. SEE DETAILS ON A501
5.21 STANDARD BRICK VENEER, INTERSTATE BRICK - GOLDEN BUFF, MATTE FINISH
5.22 STANDARD BRICK CAP M2
5.23 STUCCO TRIM - SEE M4, EXTERIOR MATERIALS LEGEND
5.32 PRE-FINISH ALUMINUM MULLION (TYP.) - DARK BRONZE
8.20 FINISHED GRADE LINE 6" MINIMUM BELOW TOP OF CONCRETE FOUNDATION WALL. SLOPE FINISHED GRADE AWAY FROM THE BUILDING 6" IN THE FIRST 10 FEET. SEE CIVIL GRADING PLAN AND LANDSCAPE PLANS.
8.30 NEW CONCRETE SIDEWALK. SEE CIVIL.
8.48 SEE SOILS REPORT FOR ANY SUBGRADE REQUIREMENTS FOR UNDER THE SLAB AND FOOTINGS
8.61 STRUCTURAL STEEL BEAM. SEE STRUCTURAL FOR SIZE AND LOCATION.
8.63 CONCRETE FOUNDATION WALL. SEE STRUCTURAL
8.64 30" STRUCTURAL WOOD ROOF TRUSS, SEE STRUCTURAL
8.65 CONCRETE FOOTINGS TO REST ON NATIVE SOIL OR ENGINEERED FILL AS DETAILED BY GEOTECHNICAL REPORT. SEE STRUCTURAL FOR FOOTING INFORMATION.
8.69 CONCRETE SLAB OVER 10 MIL VAPOR BARRIER. OVER 4" DRAINING GRAVEL. SEE STRUCTURAL FOR SLAB THICKNESS
8.78 STRUCTURAL FRAMING. SEE STRUCTURAL.
8.86 CLOSED CELL FOAM PLANK FULL DEPTH OF SLAB WITH ELASTOMERIC JOINT SEALANT
8.90 PROVIDE ADDITIONAL FRAMING FOR KICKER SUPPORT WHERE PARAPET WALL IS GREATER THAN 24", SEE STRUCTURAL

GENERAL NOTES

A. GENERAL CONTRACTOR SHALL VERIFY ALL CONDITIONS, DIMENSIONS, AND ASSEMBLIES PRIOR TO CONSTRUCTION. REPORT ANY SIGNIFICANT DISCREPANCIES TO THE ARCHITECT.
B. CONCRETE FOUNDATION WALLS RETAINING EARTH TO RECEIVE TWO COATS OF BITUMINOUS DAMP PROOFING MATERIAL.
C. MINIMUM ROOF CLASSIFICATION TO BE CLASS 'C'.
D. MINIMUM ROOF SLOPE TO BE 1/4" PER FOOT.
E. INSULATE ENTIRE ROOF WITH R-30 POLYISOCYANURATE.
F. EXPOSED FOUNDATION WALLS TO RECEIVE RUBBED FINISH.
G. SEE ENGINEERING SHEETS FOR ADDITIONAL INFORMATION.
H. MASONRY TO HAVE CONTROL JOINTS AT 30'-0" O.C. MAXIMUM.
I. NOT ALL INTERIOR ELEMENTS ARE NOTED FOR CLARITY. SEE WALL SECTIONS, DETAILS, AND WALL TYPES FOR ADDITIONAL INFORMATION.

CURTIS MINER ARCHITECTURE
233 SOUTH PLEASANT GROVE BLVD. SUITE #105
PLEASANT GROVE, UTAH 84062
PHONE: (801) 769-3000
cma@cmautah.com

DATE: 31 AUGUST 2022
PROJECT #: 21-076
PROJ. MAN.: CLT
CHECKED BY: GWT

PROJECT:
GEOFF DEARING RETAIL
12480 S 5600 W,
HERRIMAN CITY, UTAH

STATE OF UTAH
GERRIT W. TIMMERMAN
No 5701285-0301
LICENSED ARCHITECT
8/2/2022

SHEET DESCRIPTION:
BUILDING A WALL SECTIONS (TYPICAL)

SHEET:
A351

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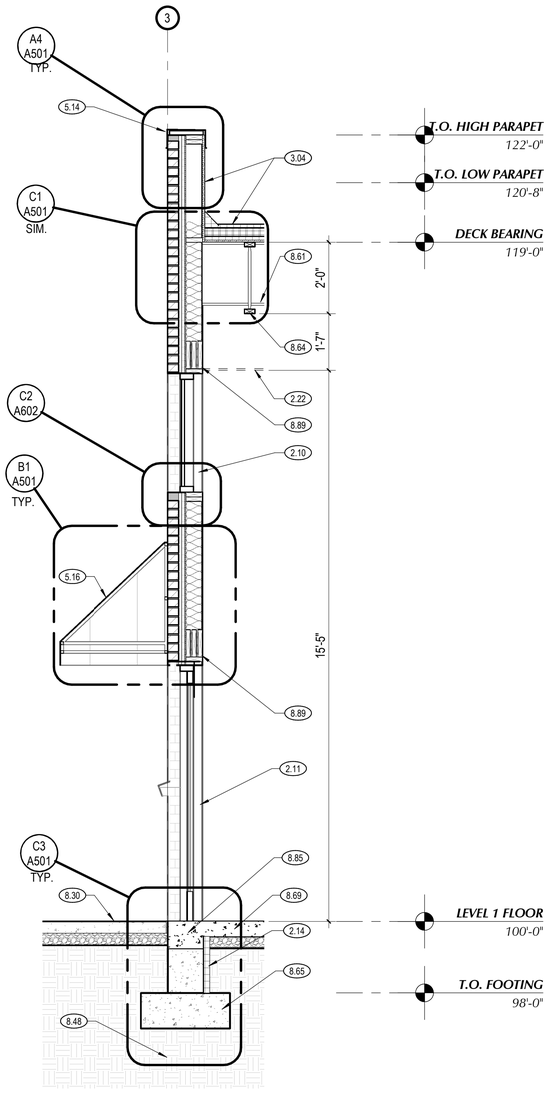
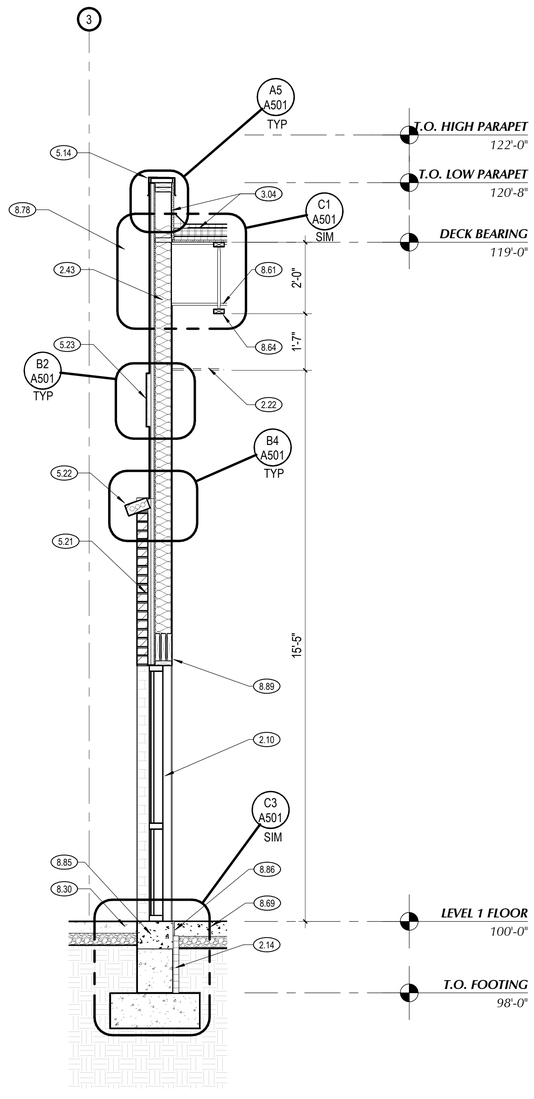


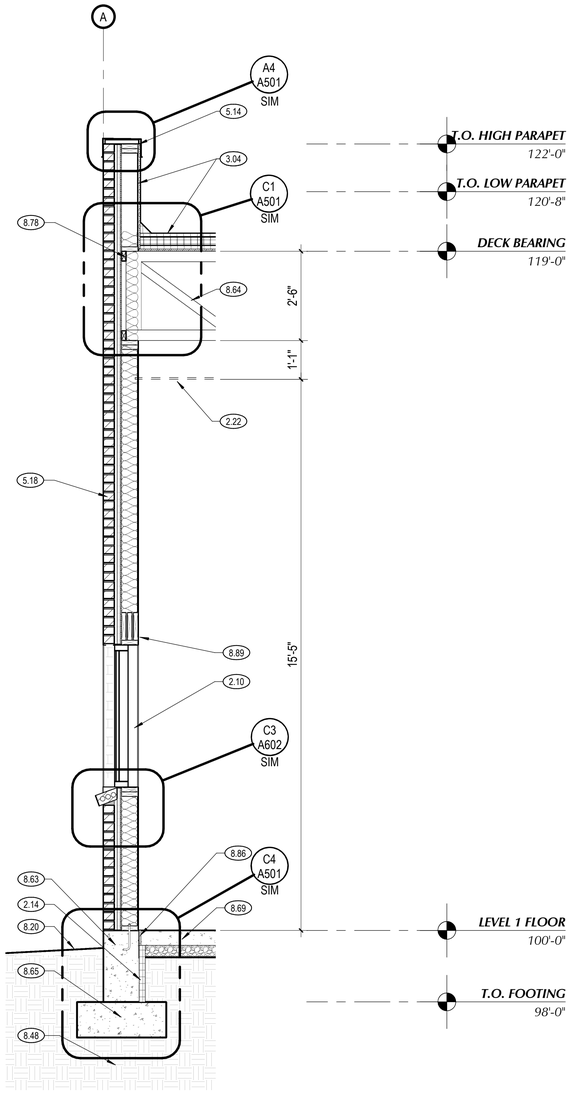
D1 GLAZED ENTRY - TYPICAL

A352 | SCALE: 1/2" = 1'-0"



D2 STOREFRONT WINDOW - TYPICAL

A352 | SCALE: 1/2" = 1'-0"



D4 WINDOW SECTION - TYPICAL

A352 | SCALE: 1/2" = 1'-0"

MARK	REVISION	DATE

SHEET NOTES

2.10 PRE-FINISHED ALUMINUM STOREFRONT WINDOW SYSTEM WITH THERMAL BREAKS. SEE WINDOW TYPES AND GLAZING SCHEDULE ON A601

2.11 PRE-FINISHED ALUMINUM STOREFRONT ENTRY SYSTEM WITH THERMAL BREAKS. SEE DOOR TYPES AND GLAZING SCHEDULE ON A601

2.14 2" FOUNDATION INSULATION.

2.22 FUTURE CEILING SYSTEM BY OTHERS. MIN. HEIGHT 10'. SEE REFLECTED CEILING PLAN ON A151.

2.43 SEE WALL TYPES ON G002

3.04 CLASS 'C' MINIMUM SINGLE-PLY ROOF MEMBRANE OVER SLOPED STRUCTURE. INSTALL PER MANUFACTURER'S REQUIREMENTS FOR MECHANICALLY FASTENED SYSTEM. FULLY ADHERE TO VERTICAL SURFACES AND CONTINUOUS BENEATH PARAPET CAP. SINGLE-PLY TPO ROOFING. WHITE, 60 MIL. OVER R-30 OF POLYISOCYANURATE RIGID INSULATION. 1 YEAR WARRANTY ON MATERIALS.

5.14 PREFINISHED METAL PARAPET CAP DARK BRONZE. SEE DETAILS ON A501

5.16 PREFINISHED METAL AWNING, SEE ELEVATIONS.

5.18 STANDARD BRICK CAP M1

5.21 STANDARD BRICK VENEER, INTERSTATE BRICK - GOLDEN BUFF, MATTE FINISH

5.22 STANDARD BRICK CAP M2

5.23 STUCCO TRIM - SEE M4, EXTERIOR MATERIALS LEGEND

8.20 FINISHED GRADE LINE 6" MINIMUM BELOW TOP OF CONCRETE FOUNDATION WALL. SLOPE FINISHED GRADE AWAY FROM THE BUILDING 6" IN THE FIRST 10 FEET. SEE CIVIL GRADING PLAN AND LANDSCAPE PLANS.

8.30 NEW CONCRETE SIDEWALK. SEE CIVIL.

8.48 SEE SOILS REPORT FOR ANY SUBGRADE REQUIREMENTS FOR UNDER THE SLAB AND FOOTINGS

8.61 STRUCTURAL STEEL BEAM. SEE STRUCTURAL FOR SIZE AND LOCATION.

8.63 CONCRETE FOUNDATION WALL. SEE STRUCTURAL

8.64 30" STRUCTURAL WOOD ROOF TRUSS, SEE STRUCTURAL

8.65 CONCRETE FOOTINGS TO REST ON NATIVE SOIL OR ENGINEERED FILL AS DETAILED BY GEOTECHNICAL REPORT. SEE STRUCTURAL FOR FOOTING INFORMATION.

8.69 CONCRETE SLAB OVER 10 MIL VAPOR BARRIER. OVER 4" DRAINING GRAVEL. SEE STRUCTURAL FOR SLAB THICKNESS

8.78 STRUCTURAL FRAMING. SEE STRUCTURAL.

8.85 PROVIDE CONCRETE ROLLED SLAB EDGE AT DOOR AND CURTAIN WALL OPENINGS. SEE STRUCTURAL

8.86 CLOSED CELL FOAM PLANK FULL DEPTH OF SLAB WITH ELASTOMERIC JOINT SEALANT

8.89 (3) 2X10 AT HEADERS (TYP) SEE STRUCTURAL

GENERAL NOTES

A. GENERAL CONTRACTOR SHALL VERIFY ALL CONDITIONS, DIMENSIONS, AND ASSEMBLIES PRIOR TO CONSTRUCTION. REPORT ANY SIGNIFICANT DISCREPANCIES TO THE ARCHITECT.

B. CONCRETE FOUNDATION WALLS RETAINING EARTH TO RECEIVE TWO COATS OF BITUMINOUS DAMP PROOFING MATERIAL.

C. MINIMUM ROOF CLASSIFICATION TO BE CLASS 'C'.

D. MINIMUM ROOF SLOPE TO BE 1/4" PER FOOT.

E. INSULATE ENTIRE ROOF WITH R-30 POLYISOCYANURATE.

F. EXPOSED FOUNDATION WALLS TO RECEIVE RUBBED FINISH.

G. SEE ENGINEERING SHEETS FOR ADDITIONAL INFORMATION.

H. MASONRY TO HAVE CONTROL JOINTS AT 30'-0" O.C. MAXIMUM.

I. NOT ALL INTERIOR ELEMENTS ARE NOTED FOR CLARITY. SEE WALL SECTIONS, DETAILS, AND WALL TYPES FOR ADDITIONAL INFORMATION.

CURTIS MINER ARCHITECTURE
233 SOUTH PLEASANT GROVE BLVD.
SUITE #105
PLEASANT GROVE, UTAH 84062
PHONE: (801) 769-3000
cma@cmautah.com

DATE: 31 AUGUST 2022
PROJECT #: 21-076
PROJ. MAN.: CLT
CHECKED BY: GWT

PROJECT:
GEOFF DEARING RETAIL
12480 S 5600 W,
HERRIMAN CITY, UTAH

STATE OF UTAH
GERRIT W. TIMMERMAN
No. 5791285-0301
LICENSED ARCHITECT
5/2/2022

SHEET DESCRIPTION:
BUILDING A WALL SECTIONS (TYPICAL)

SHEET:
A352

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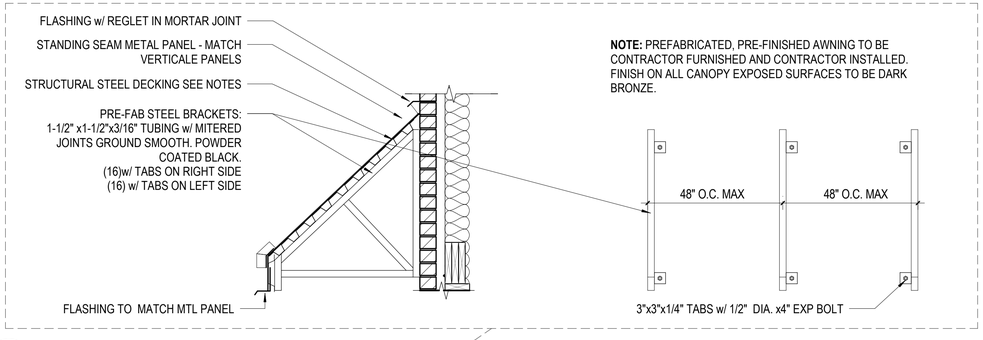
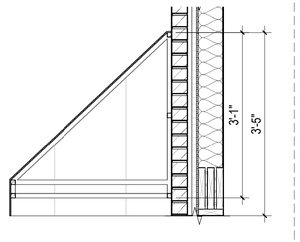
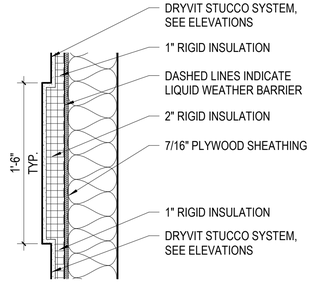
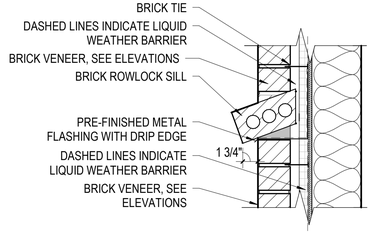


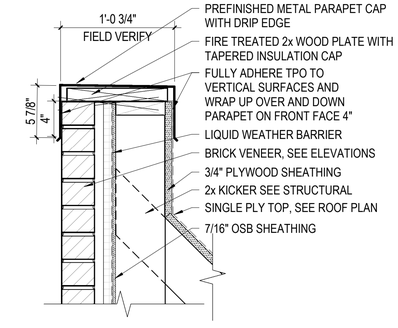
A1 PRE-FINISHED METAL AWNING DETAIL

A501 | SCALE: 3/4" = 1'-0"



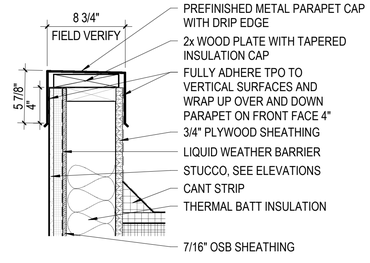






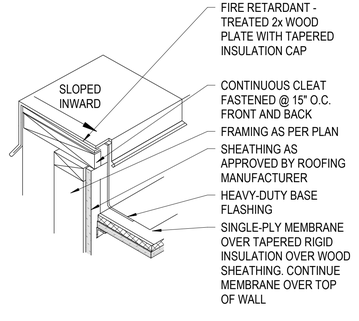
A4 HIGH PARAPET CAP - TYPICAL

A501 | SCALE: 1 1/2" = 1'-0"



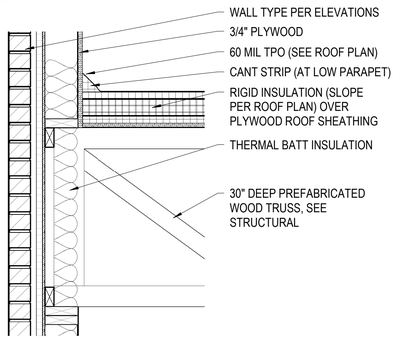
A5 LOW PARAPET CAP - TYPICAL

A501 | SCALE: 1 1/2" = 1'-0"



B1 PRE-FINISHED METAL AWNING DETAIL

A501 | SCALE: 3/4" = 1'-0"

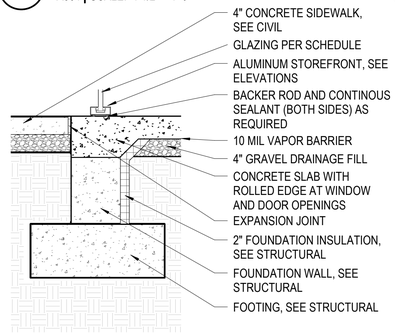


B2 STUCCO BAND (TYP.)

A501 | SCALE: 1 1/2" = 1'-0"

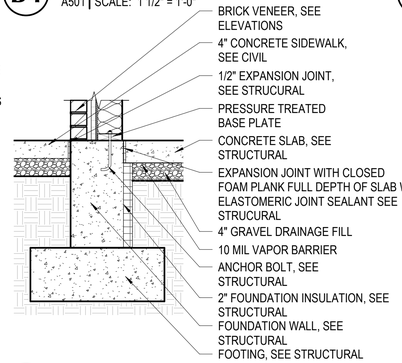
B3 BRICK SILL TRIM DETAIL (TYPICAL)

A501 | SCALE: 1 1/2" = 1'-0"



B4 BRICK CAP AT STUCCO (TYPICAL)

A501 | SCALE: 1 1/2" = 1'-0"



B5 CAP DETAIL

A501 | SCALE: 1/2" = 1'-0"

C1 CONNECTION AT ROOF (TYP.)

A501 | SCALE: 1" = 1'-0"

C3 FOOTING AT WINDOW (TYP.)

A501 | SCALE: 3/4" = 1'-0"

C4 FOOTING AT WALL (TYP.)

A501 | SCALE: 3/4" = 1'-0"

MARK	REVISION	DATE

GENERAL NOTES

A. GENERAL CONTRACTOR SHALL VERIFY ALL CONDITIONS, DIMENSIONS, AND ASSEMBLIES PRIOR TO CONSTRUCTION. REPORT ANY SIGNIFICANT DISCREPANCIES TO THE ARCHITECT.
B. AN AUTOMATIC FIRE SPRINKLER SYSTEM IS TO BE INSTALLED THROUGHOUT THE ENTIRE BUILDING PER NFPA 13.
C. CONCRETE FOUNDATION WALLS RETAINING EARTH TO RECEIVE TWO COATS OF BITUMINOUS DAMP PROOFING MATERIAL.
D. MINIMUM ROOF CLASSIFICATION TO BE CLASS 'C'.
E. MINIMUM ROOF SLOPE TO BE 1/4" PER FOOT.
F. INSULATE ENTIRE ROOF WITH R-30 CONTINUOUS POLYISOCYANURATE.
G. EXPOSED FOUNDATION WALLS TO RECEIVE RUBBED FINISH.
H. SEE ENGINEERING SHEETS FOR ADDITIONAL INFORMATION.
J. RECOMMENDATIONS FOUND IN THE GEOTECHNICAL STUDY PERFORMED BY:{ }ARE TO BE FOLLOWED STRICTLY.
K. SEE STRUCTURAL ENGINEERING SHEETS AND WALL TYPES FOR GAUGE OF METAL STUDS.

CURTIS MINER ARCHITECTURE
233 SOUTH PLEASANT GROVE BLVD. SUITE #105
PLEASANT GROVE, UTAH 84062
PHONE: (801) 769-3000
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DATE: 31 AUGUST 2022
PROJECT #: 21-076
PROJ. MAN.: CLT
CHECKED BY: GWT

PROJECT:
GEOFF DEARING RETAIL
12480 S 5600 W,
HERRIMAN CITY, UTAH

STATE OF UTAH
GERRIT W. TIMMERMAN
No 5791285-0301
LICENSED ARCHITECT
9/2/2022

SHEET DESCRIPTION:
ARCHITECTURAL DETAILS

SHEET:
A501

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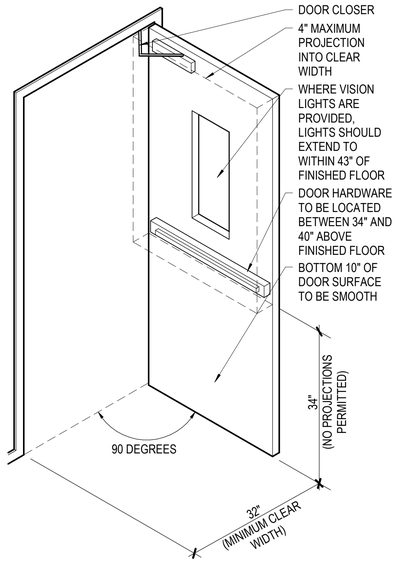


NOTE: HARDWARE TO BE OPERATED WITH ONE HAND, WITHOUT TIGHT GRASPING, PINCHING OR TWISTING OF THE WRIST. THRESHOLDS ARE LIMITED TO 1/2" MAXIMUM HEIGHT. INTERIOR DOORS, OTHER THAN FIRE DOORS, SHOULD BE ABLE TO BE OPERATED WITH 5 POUNDS OF FORCE. EXTERIOR DOOR AND FIRE DOORS ARE REGULATED BY THE AUTHORITY HAVING JURISDICTION. REFER TO ANSI STANDARD A117.1 FOR APPROACH REQUIREMENTS.

B1 ACCESSIBLE DOOR

A601 | SCALE: 1/4" = 1'-0"

DOOR HARDWARE

HARDWARE SET 1.0
1 CONT. HINGE
1 RIM EXIT DEVICE
1 CYLINDER & CORE
1 DOOR PULL
1 SURFACE CLOSER
1 RAIN GUARD
1 GASKETING / SEALS
1 SWEEP

HARDWARE SET 2.0
1 CONT. HINGE
1 MORTISE DEADLOCK
1 CYLINDER & CORE
1 PUSH BAR & PULL
1 SURFACE CLOSER
1 RAIN GUARD
1 GASKETING / SEALS
1 SWEEP

HARDWARE SET 3.0
3 HING, FULL MORISE, HVY WT
1 RIM EXIT DEVICE, STOREROOM
1 CYLINDER & CORE
1 SURFACE CLOSER
1 KICK PLATE
1 GASKETING
1 RAIN DRIP
1 SWEEP

NOTE: SEE HARDWARE SUPPLEMENTAL SPECIFICATION FOR ADDITIONAL INFORMATION

DOOR SCHEDULE_ _Building A

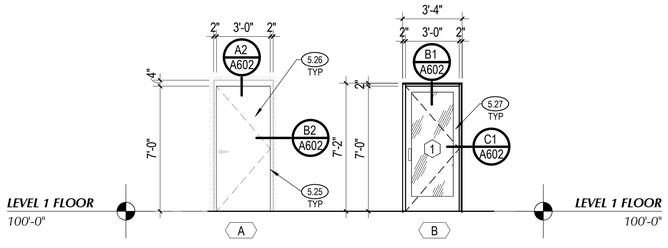
MARK	TYPE	DOOR SIZE WIDTH	DOOR SIZE HEIGHT	DOOR SIZE THICK	MATERIAL DOOR	MATERIAL FRAME	HARDWARE	SWING	RATING	COMMENTS
LEVEL 1 FLOOR										
101	B	3'-0"	7'-0"	1 3/4"	ALUM	ALUM	2.0	LHR		
102	B	3'-0"	7'-0"	1 3/4"	ALUM	ALUM	2.0	RHR		
103	B	3'-0"	7'-0"	1 3/4"	ALUM	ALUM	2.0	LHR		
104	B	3'-0"	7'-0"	1 3/4"	ALUM	ALUM	2.0	RHR		
105	A	3'-0"	7'-0"	1 3/4"	STEEL	HMF	3.0	RHR		
106	A	3'-0"	7'-0"	1 3/4"	STEEL	HMF	3.0	LHR		
107	A	3'-0"	7'-0"	1 3/4"	STEEL	HMF	3.0	RHR		
108	A	3'-0"	7'-0"	1 3/4"	STEEL	HMF	3.0	LHR		

DOOR SCHEDULE _Building B

MARK	TYPE	DOOR SIZE WIDTH	DOOR SIZE HEIGHT	DOOR SIZE THICK	MATERIAL DOOR	MATERIAL FRAME	HARDWARE	SWING	RATING	COMMENTS
LEVEL 1 FLOOR										
109	B	3'-0"	7'-0"	1 3/4"	ALUM	ALUM	2.0	LHR		
110	B	3'-0"	7'-0"	1 3/4"	ALUM	ALUM	2.0	RHR		
111	B	3'-0"	7'-0"	1 3/4"	ALUM	ALUM	2.0	LHR		
112	B	3'-0"	7'-0"	1 3/4"	ALUM	ALUM	1.0	RHR		
113	A	3'-0"	7'-0"	1 3/4"	STEEL	HMF	3.0	RHR		
114	A	3'-0"	7'-0"	1 3/4"	STEEL	HMF	3.0	LHR		
115	A	3'-0"	7'-0"	1 3/4"	STEEL	HMF	3.0	RHR		
116	A	3'-0"	7'-0"	1 3/4"	STEEL	HMF	3.0	LHR		

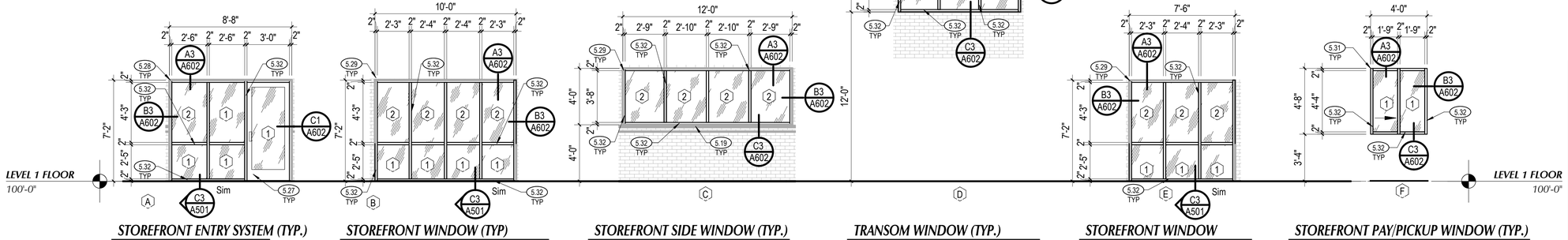
DOOR SCHEDULE _Building C

MARK	TYPE	DOOR SIZE WIDTH	DOOR SIZE HEIGHT	DOOR SIZE THICK	MATERIAL DOOR	MATERIAL FRAME	HARDWARE	SWING	RATING	COMMENTS
LEVEL 1 FLOOR										
117	B	3'-0"	7'-0"	1 3/4"	ALUM	ALUM	2.0	LHR		
118	B	3'-0"	7'-0"	1 3/4"	ALUM	ALUM	2.0	RHR		
119	B	3'-0"	7'-0"	1 3/4"	ALUM	ALUM	2.0	LHR		
120	B	3'-0"	7'-0"	1 3/4"	ALUM	ALUM	1.0	RHR		
121	A	3'-0"	7'-0"	1 3/4"	STEEL	HMF	3.0	RHR		
122	A	3'-0"	7'-0"	1 3/4"	STEEL	HMF	3.0	LHR		
123	A	3'-0"	7'-0"	1 3/4"	STEEL	HMF	3.0	RHR		
124	A	3'-0"	7'-0"	1 3/4"	STEEL	HMF	3.0	LHR		



C1 DOOR TYPES

A601 | SCALE: 1/4" = 1'-0"



STOREFRONT ENTRY SYSTEM (TYP.)
SCALE: 1/4" = 1'-0"

STOREFRONT WINDOW (TYP)
SCALE: 1/4" = 1'-0"

STOREFRONT SIDE WINDOW (TYP.)
SCALE: 1/4" = 1'-0"

TRANSOM WINDOW (TYP.)
SCALE: 1/4" = 1'-0"

STOREFRONT WINDOW
SCALE: 1/4" = 1'-0"

STOREFRONT PAY/PICKUP WINDOW (TYP.)
SCALE: 1/4" = 1'-0"

C1 WINDOW TYPES

A601 | SCALE: 1/4" = 1'-0"

MARK	DESCRIPTION	DATE

SHEET NOTES

5.19 STANDARD BRICK SILL AT WINDOWS M1
5.25 STANDARD HOLLOW METAL FRAME FULLY GROUTED PAINTED (BM HC-100 GLOUCESTER SAGE)
5.26 STANDARD INSULATED STEEL DOOR PAINTED (BM HC-100, GLOUCESTER SAGE)
5.27 PRE-FINISH ALUMINUM STOREFRONT DOOR SYSTEM WITH THERMAL BRAKES, WIDE STILES (TYP.) - DARK BRONZE
5.28 PRE-FINISH ALUMINUM STOREFRONT FRAME SYSTEM WITH THERMAL BRAKES (TYP.) - DARK BRONZE
5.29 PRE-FINISH ALUMINUM STOREFRONT WINDOW SYSTEM WITH THERMAL BRAKES (TYP.) - DARK BRONZE
5.30 PRE-FINISH ALUMINUM STOREFRONT TRANSOM WINDOW SYSTEM WITH THERMAL BRAKES (TYP.) - DARK BRONZE
5.31 ALUMINUM STOREFRONT SLIDING PICKUP AND PAY WINDOW (TYP.) SEE ELEVATIONS - DARK BRONZE. PROVIDE LOCKING HARDWARE
5.32 PRE-FINISH ALUMINUM MULLION (TYP.) - DARK BRONZE

GLAZING SCHEDULE

1 1" INSULATED GLAZED UNIT (IGU) LOW-E TEMPERED CLEAR GLASS IN STOREFRONT SYSTEM WITH A TOTAL ASSEMBLY U-FACTOR OF .37 OR LESS AND SHGC OF .37 OR LESS.

2 1" INSULATED GLAZED UNIT (IGU) LOW-E CLEAR GLASS IN STOREFRONT SYSTEM WITH A TOTAL ASSEMBLY U-FACTOR OF .37 OR LESS, AND SHGC OF .37 OR LESS.

EXTERIOR GLASS SHALL HAVE THE FOLLOWING PERFORMANCE AND BASIS OF DESIGN: SOLARBAN 70, CLEAR ON CLEAR, INSULATED GLASS UNIT. VLT: 64%, EXTERIOR REFLECTANCE: 13%, INTERIOR REFECTANCE: 14%, U-VALUE: SHGC: 0.27.

GENERAL NOTES

A. THE CONTRACTOR IS TO VERIFY THE DIMENSIONS OF ALL OPENINGS PRIOR TO THE FABRICATION OF ALL DOORS AND FRAMES.
B. DUE TO MULTIPLE USE, SOME OF THE DETAILS REFERRED TO ON THE DOOR SCHEDULE ARE REVERSED OR TURNED FROM THE DIRECTION SHOWN ON THE FLOOR PLANS. THE INTENT OF THE DETAILS IS TO BE FOLLOWED. CONSULT THE ARCHITECT WHEN QUESTIONS ARISE.
C. ALL EXIT ACCESS DOORS AND EXIT DOORS SHALL BE OPENABLE FROM THE INSIDE WITHOUT THE USE OF A KEY, SPECIAL KNOWLEDGE, OR EFFORT. USE OF MANUAL FLUSH BOLTS, EDGE BOLTS, TOP OR BOTTOM BOLTS, ETC., IS PROHIBITED.
D. DOOR CLOSERS SHALL BE ADJUSTED SO THAT FROM AN OPEN POSITION OF 90 DEGREES, THE TIME REQUIRED TO MOVE THE DOOR TO AN OPEN POSITION OF 12 DEGREES WILL BE 5 SECONDS MINIMUM.
E. FIRE DOORS SHALL HAVE THE MINIMUM OPENING FORCE ALLOWABLE BY THE APPROPRIATE ADMINISTRATIVE AUTHORITY. THE REQUIRED FORCE FOR PUSHING OPEN OR PULLING OPEN DOORS OTHER THAN FIRE DOORS SHALL BE 5 POUNDS. THESE FORCES DO NOT APPLY TO THE FORCE REQUIRED TO RETRACT LATCH BOLTS OR DISENGAGE OTHER DEVICES THAT HOLD THE DOOR IN A CLOSED POSITION.
F. THE BOTTOM 10" OF ALL DOORS EXCEPT AUTOMATIC DOORS, POWER ASSISTED DOORS, AND SLIDING DOORS SHALL HAVE A SMOOTH UNINTERRUPTED SURFACE TO ALLOW THE DOOR TO BE OPENED BY A WHEELCHAIR FOOTREST WITHOUT CREATING A TRAP OR HAZARDOUS CONDITION. WHEN NARROW STILE AND RAIL DOORS ARE USED, A 10" MINIMUM, SMOOTH PANEL, EXTENDING THE FULL WIDTH OF THE DOOR, SHALL BE INSTALLED ON THE PUSH SIDE(S) OF THE DOOR WHICH ALLOW THE DOOR TO BE OPENED BY A WHEELCHAIR FOOTREST WITHOUT CREATING A TRAP OR HAZARDOUS CONDITION. CAVITIES CREATED BY KICK PLATES SHALL BE CAPPED.
G. ALL DOOR LOCKSETS AND PANIC DEVICES SHALL BE ADA COMPLIANT LEVER TYPE.
H. CAULK HEAD, JAMBS, AND SILLS OF ALL DOORS AND WINDOWS WITH SEALANT CONTINUOUSLY APPLIED TO BOTH SIDES OF THE FRAMES.
J. COORDINATE KEYING TYPE AND SCHEDULE WITH OWNER.
K. ALL DOOR CLOSURES TO BE SET IN ACCORDANCE WITH THE ADA REDUCED OPENING FORCE REQUIREMENTS.
L. ENSURE THAT ALL MASONRY BRICK VENEER INCORPORATES INDUSTRY STANDARDS AND BEST PRACTICES FOR BRICK TIES, STRUCTURE, FLASHING, ETC.

CURTIS MINER ARCHITECTURE
1615 SOUTH PLEASANT GROVE BLVD. SUITE #105
PLEASANT GROVE, UTAH 84062
PHONE: (801) 769-3000
cma@cmautah.com

DATE: 8 AUGUST 2022
PROJECT #: 21-076
PROJ. MAN.: CLT
CHECKED BY: GWT

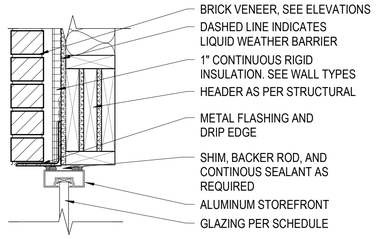
PROJECT:
GEOFF DEARING RETAIL
12480 S 5600 W,
HERRIMAN CITY, UTAH

STATE OF UTAH
GERRIT W. TIMMERMAN
No 5701285-0301
LICENSED ARCHITECT
8/2/2022

SHEET DESCRIPTION:
DOOR AND WINDOWS (TYPICAL)

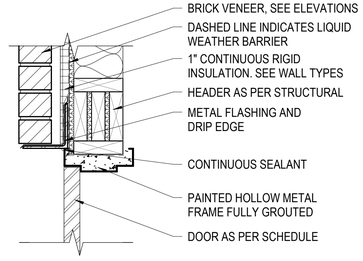
SHEET:
A601

MARK	REVISION	DATE



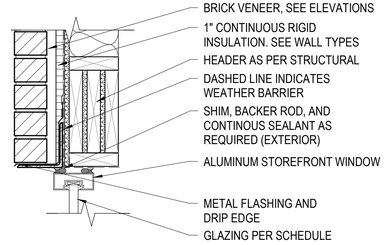
A1 STOREFRONT WINDOW HEAD DETAIL

A602 | SCALE: 1 1/2" = 1'-0"



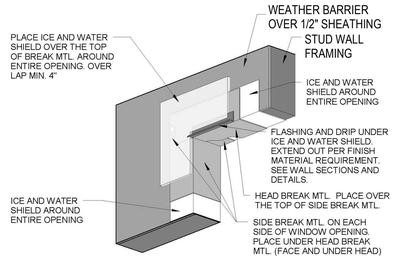
A2 H/M DOOR HEAD DETAIL

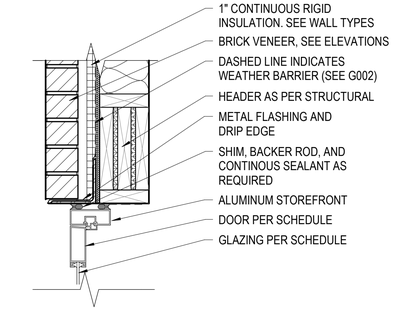
A602 | SCALE: 1 1/2" = 1'-0"



A3 ALUMINUM WINDOW HEAD DETAIL

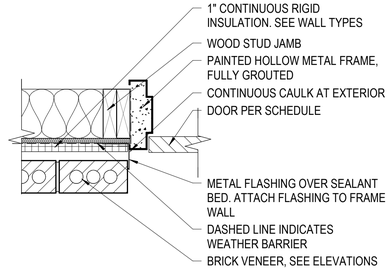
A602 | SCALE: 1 1/2" = 1'-0"





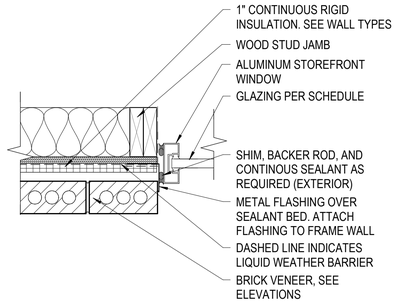
B1 STOREFRONT DOOR HEAD DETAIL

A602 | SCALE: 1 1/2" = 1'-0"



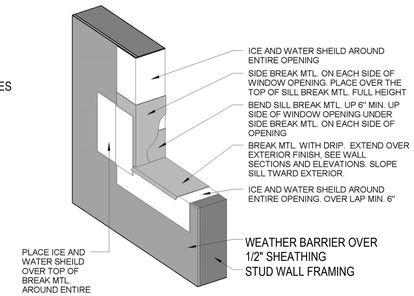
B2 H/M DOOR JAMB DETAIL

A602 | SCALE: 1 1/2" = 1'-0"



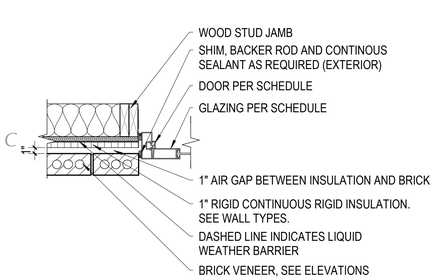
B3 ALUMINUM WINDOW JAMB DETAIL

A602 | SCALE: 1 1/2" = 1'-0"



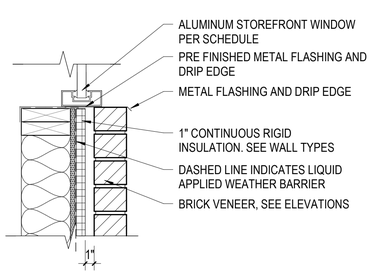
B4 WINDOW WRAP DETAILS

A602 | SCALE: 3/4" = 1'-0"



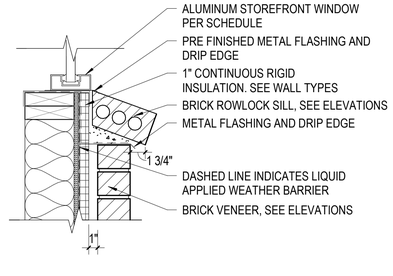
C1 STOREFRONT DOOR JAMB DETAIL

A602 | SCALE: 1" = 1'-0"



C2 ALUMINUM WINDOW SILL @TRANSOM

A602 | SCALE: 1 1/2" = 1'-0"



C3 ALUMINUM WINDOW SILL DETAIL

A602 | SCALE: 1 1/2" = 1'-0"

GENERAL NOTES

A. THE CONTRACTOR IS TO VERIFY THE DIMENSIONS OF ALL OPENINGS PRIOR TO THE FABRICATION OF ALL DOORS AND FRAMES.
B. DUE TO MULTIPLE USE, SOME OF THE DETAILS REFERRED TO ON THE DOOR SCHEDULE ARE REVERSED OR TURNED FROM THE DIRECTION SHOWN ON THE FLOOR PLANS. THE INTENT OF THE DETAILS IS TO BE FOLLOWED. CONSULT THE ARCHITECT WHEN QUESTIONS ARISE.
C. ALL EXIT ACCESS DOORS AND EXIT DOORS SHALL BE OPENABLE FROM THE INSIDE WITHOUT THE USE OF A KEY, SPECIAL KNOWLEDGE, OR EFFORT. USE OF MANUAL FLUSH BOLTS, EDGE BOLTS, TOP OR BOTTOM BOLTS, ETC., IS PROHIBITED.
D. DOOR CLOSERS SHALL BE ADJUSTED SO THAT FROM AN OPEN POSITION OF 90 DEGREES, THE TIME REQUIRED TO MOVE THE DOOR TO AN OPEN POSITION OF 12 DEGREES WILL BE 5 SECONDS MINIMUM.
E. FIRE DOORS SHALL HAVE THE MINIMUM OPENING FORCE ALLOWABLE BY THE APPROPRIATE ADMINISTRATIVE AUTHORITY. THE REQUIRED FORCE FOR PUSHING OPEN OR PULLING OPEN DOORS OTHER THAN FIRE DOORS SHALL BE 5 POUNDS. THESE FORCES DO NOT APPLY TO THE FORCE REQUIRED TO RETRACT LATCH BOLTS OR DISENGAGE OTHER DEVICES THAT HOLD THE DOOR IN A CLOSED POSITION.
F. THE BOTTOM 10" OF ALL DOORS EXCEPT AUTOMATIC DOORS, POWER ASSISTED DOORS, AND SLIDING DOORS SHALL HAVE A SMOOTH UNINTERRUPTED SURFACE TO ALLOW THE DOOR TO BE OPENED BY A WHEELCHAIR FOOTREST WITHOUT CREATING A TRAP OR HAZARDOUS CONDITION. WHEN NARROW STILE AND RAIL DOORS ARE USED, A 10" MINIMUM, SMOOTH PANEL, EXTENDING THE FULL WIDTH OF THE DOOR, SHALL BE INSTALLED ON THE PUSH SIDE(S) OF THE DOOR WHICH ALLOW THE DOOR TO BE OPENED BY A WHEELCHAIR FOOTREST WITHOUT CREATING A TRAP OR HAZARDOUS CONDITION. CAVITIES CREATED BY KICK PLATES SHALL BE CAPPED.
G. ALL DOOR LOCKSETS AND PANIC DEVICES SHALL BE ADA COMPLIANT LEVER TYPE.
H. CAULK HEAD, JAMBS, AND SILLS OF ALL DOORS AND WINDOWS WITH SEALANT CONTINUOUSLY APPLIED TO BOTH SIDES OF THE FRAMES.
J. COORDINATE KEYING TYPE AND SCHEDULE WITH OWNER.
K. ALL DOOR CLOSURES TO BE SET IN ACCORDANCE WITH THE ADA REDUCED OPENING FORCE REQUIREMENTS.
L. ENSURE THAT ALL MASONRY BRICK VENEER INCORPORATES INDUSTRY STANDARDS AND BEST PRACTICES FOR BRICK TIES TO STRUCTURE, WEEP HOLES, FLASHING, ETC.

CURTIS MINER ARCHITECTURE
233 SOUTH PLEASANT GROVE BLVD.
SUITE #105
PLEASANT GROVE, UTAH 84062
PHONE: (801) 769-3000
cma@cmautah.com

DATE:	31 AUGUST 2022
PROJECT #:	21-076
PROJ. MAN.:	CLT
CHECKED BY:	GWT

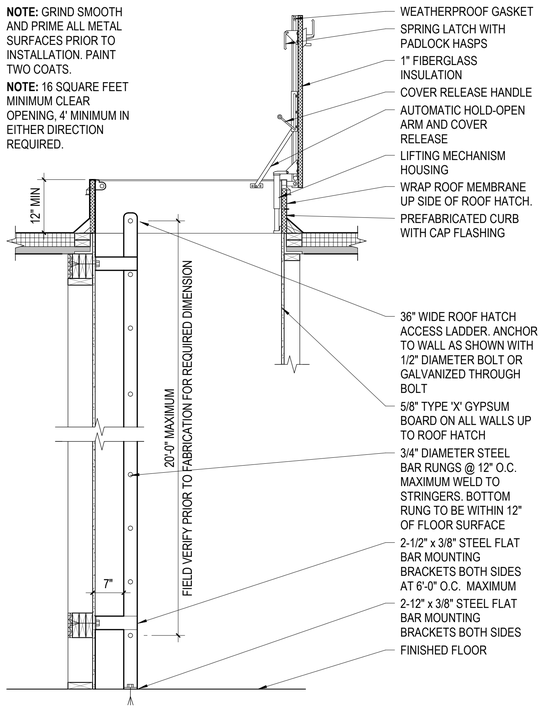
PROJECT:
GEOFF DEARING RETAIL
12480 S 5600 W,
HERRIMAN CITY, UTAH

STATE OF UTAH
GERRIT W. TIMMERMAN
No 5701285-0301
LICENSED ARCHITECT
9/2/2022

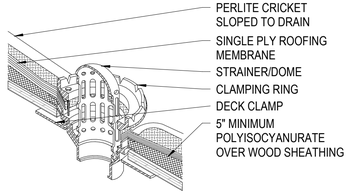
SHEET DESCRIPTION:
DOOR AND WINDOW DETAILS

SHEET:
A602

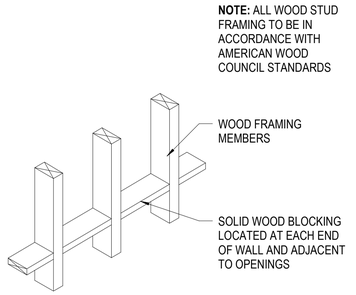
MARK	REVISION	DATE



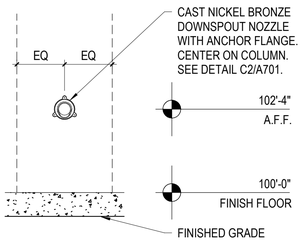
B1 ROOF ACCESS HATCH
A701 | SCALE: 3/4" = 1'-0"



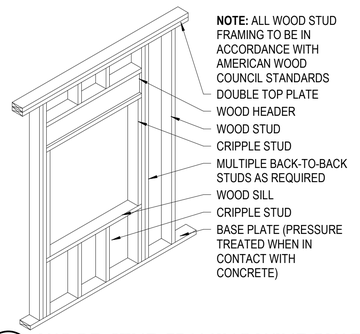
A3 ROOF DRAIN DETAIL
A701 | SCALE: 3/4" = 1'-0"



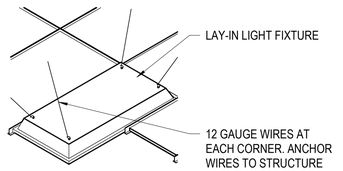
A4 WOOD STUD BLOCKING DETAIL
A701 | SCALE: NOT TO SCALE



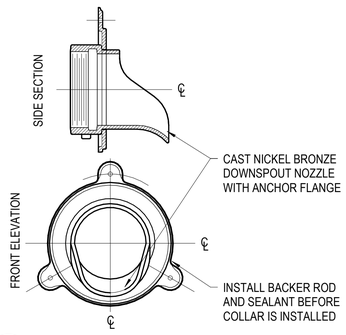
B3 SCUPPER ELEVATION DETAIL
A701 | SCALE: 1/2" = 1'-0"



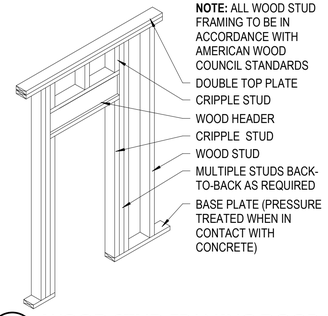
B4 WOOD STUD FRAMING WINDOW DETAIL
A701 | SCALE: NOT TO SCALE



C2 SEISMIC LIGHT DETAIL
A701 | SCALE: 1" = 1'-0"



C3 SCUPPER DETAIL
A701 | SCALE: 3" = 1'-0"



C4 WOOD STUD FRAMING DOOR DETAIL
A701 | SCALE: NOT TO SCALE

CURTIS MINER ARCHITECTURE
233 SOUTH PLEASANT GROVE BLVD. SUITE #105
PLEASANT GROVE, UTAH 84062
PHONE: (801) 769-3000
cma@cmautah.com

DATE: 31 AUGUST 2022
PROJECT #: 21-076
PROJ. MAN.: CLT
CHECKED BY: GWT

PROJECT:
GEOFF DEARING RETAIL
12480 S 5600 W,
HERRIMAN CITY, UTAH

STATE OF UTAH
GERRIT W. TIMMERMAN
No. 5701285-0301
LICENSED ARCHITECT
5/2/2022

SHEET DESCRIPTION:
MISCELLANEOUS DETAILS

SHEET:
A701

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9/6/2022 11:17:10 AM

MARK	REVISION	DATE

FOOTING SCHEDULE

MARK	LENGTH	WIDTH	HEIGHT	CONTINUOUS REINFORCEMENT				CROSSWISE REINFORCEMENT				NOTES
				QTY.	SIZE	LENGTH	SPACING	QTY.	SIZE	LENGTH	SPACING	
F3.5	CONT.	42"	12"	5	#4	CONT.	EQ.	-	#4	36"	9" o.c.	
F3.0	CONT.	36"	12"	4	#4	CONT.	EQ.	-	#4	30"	9" o.c.	
F2.5	CONT.	30"	12"	4	#4	CONT.	EQ.	-	-			
F2.0	CONT.	24"	12"	3	#4	CONT.	EQ.	-	-			
S2.0	24"	24"	12"	3	#4	18"	EQ.	3	#4	18"	EQ.	
S2.5	30"	30"	12"	4	#4	24"	EQ.	4	#4	24"	EQ.	
S3.0	36"	36"	12"	4	#4	30"	EQ.	4	#4	30"	EQ.	
S3.5	42"	42"	12"	5	#4	36"	EQ.	5	#4	36"	EQ.	
S4.0	48"	48"	12"	6	#4	42"	EQ.	6	#4	42"	EQ.	
S5.0	60"	60"	12"	5	#5	54"	EQ.	5	#5	54"	EQ.	
S6.5	78"	78"	12"	7	#5	72"	EQ.	7	#5	72"	EQ.	
S7.0	84"	84"	12"	7	#5	78"	EQ.	7	#5	78"	EQ.	

NOTES:
1. $f'c$ = 3,000 PSI, fy = 60,000 PSI
2. EXTEND ALL FOOTINGS BELOW THE FROST LINE OF THE LOCALITY. (30")
3. FOOTINGS SHALL BEAR ON NATIVE UNDISTURBED SOILS OR COMPACTED STRUCTURAL FILL AS APPROVED AND SPECIFIED BY A LICENSED GEOTECHNICAL ENGINEER.
4. NO PENETRATIONS SHALL BE ALLOWED THROUGH FOOTINGS. WHEN CONFLICTS ARISE THE FOOTING SHALL BE STEPPED BELOW THE CONFLICT AND THE FOUNDATION WALL SHALL EXTEND TO THE FOOTING AS REQUIRED AND THE PENETRATION CAN GO THROUGH THE FOUNDATION.
5. FOOTINGS SHALL BE CENTERED UNDER ALL WALLS & COLUMNS. U.N.O.
6. PLACE ALL REINFORCING STEEL ACCURATELY & SUPPORT AGAINST DISPLACEMENT PRIOR TO POURING CONCRETE.
7. LONGITUDINAL AND CROSSWISE REINFORCEMENT SHALL HAVE 3" OF CLEAR COVER FROM THE BASE OF THE FOOTING.

FOUNDATION WALL SCHEDULE

MARK	THICKNESS	MAX HEIGHT	VERTICAL REINFORCEMENT		HORIZONTAL REINFORCEMENT			NOTES
			SIZE	SPACING	QTY.	SIZE	SPACING	
FW1	8"	4'-0"	#4	12" O.C.	-	#4	12" O.C.	
FW2	8"	4'-0"	#4	12" O.C.	-	#4	12" O.C.	
FW3	8"	6'-0"	#4	12" O.C.	-	#4	12" O.C.	

NOTES:
1. $f'c$ = 3,000 PSI, fy = 60,000 PSI
2. PLACE VERTICAL AND HORIZONTAL REINFORCEMENT IN THE CENTER OF FOUNDATION WALL.
3. (1) HORIZONTAL BAR SHALL BE PLACED WITHIN 4" OF THE TOP AND BOTTOM OF THE FOUNDATION WALL. ALL OTHER BARS SHALL BE EQUALLY SPACED U.N.O. VERTICAL BARS TO TERMINATE 3" FROM TOP OF WALL.
4. PLACE (2) HORIZONTAL #4 BARS WITHIN 2" OF EACH OPENING AND EXTEND BARS 24" BEYOND THE EDGE OF OPENING. VERTICAL BARS MAY TERMINATE 3" FROM THE TOP OF THE CONCRETE. PLACE (1) #4 BARS AT EACH SIDE AND BELOW EACH OPENING. HEIGHT OF CONCRETE OVER OPENINGS SHALL BE A MINIMUM OF 12" U.N.O.
5. PROVIDE 24" LONG LAP SPLICES FOR CONTINUOUS REINFORCEMENT.
6. PROVIDE ANCHOR BOLTS EMBEDDED INTO FOUNDATION WALLS AT ALL EXTERIOR AND SHEAR WALLS U.N.O. SEE ANCHOR BOLT SCHEDULE AND PLANS FOR SIZE AND SPACING OF ANCHOR BOLTS.

HOLDOWN SCHEDULE

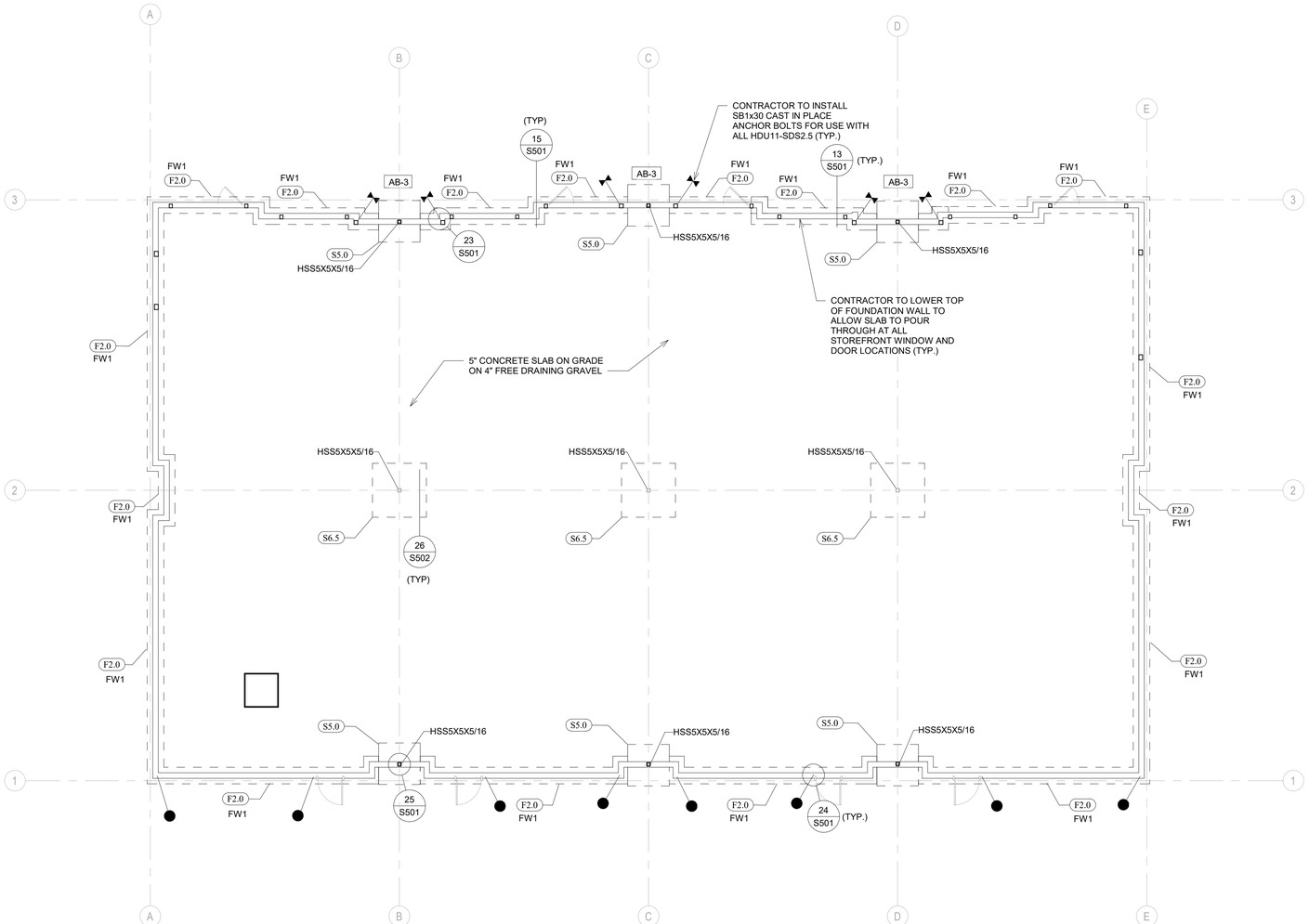
MARK	SIZE
	LSTHD8/8RJ
	STHD10/10RJ
	STHD14/14RJ
	HDU11-SDS2.5
	CS16 x 46" LONG STRAP
	MST37 STRAP
	MST48 STRAP

NOTES:
1. HOLDOWNS SHALL BE INSTALLED ON A MINIMUM OF (2) FULL HEIGHT KING STUDS.
2. SEE DETAILS FOR TYPICAL HOLDOWN INSTALLATION.
3. SEE DETAILS FOR TYPICAL FLOOR TO FLOOR STRAP INSTALLATION.
4. 16d SINKER NAILS MAY BE SUBSTITUTED WITH 10d COMMON NAILS. MINIMUM NAIL LENGTH = 2 1/2".
5. USE 'RJ' HOLDOWN MODEL AT TYPICAL RIM/JOIST APPLICATIONS.
6. FLOOR TO FLOOR STRAPS SHALL BE CENTERED OVER THE FLOOR CAVITY.

ANCHOR BOLT SCHEDULE

MARK	DIAMETER	SPACING	DIAMETER	SPACING
AB-1	1/2"	32"	5/8"	32"
AB-2	1/2"	24"	5/8"	32"
AB-3	1/2"	18"	5/8"	24"
AB-4	1/2"	12"	5/8"	18"

NOTES:
1. PROVIDE ANCHOR BOLTS WITH 7" EMBEDMENT INTO FOUNDATION WALL W/ 3"X3"X0.229" PLATE WASHERS AT ALL EXTERIOR AND SHEAR WALLS. PLACE (1) ANCHOR BOLT WITHIN 4" OF THE EDGE OF EACH PLATE. GALVANIZED ANCHORS w/ TREATED PLATES REQUIRED.
2. ALL UNMARKED FOUNDATION WALLS SHALL BE ASSUMED TO BE AB-1.



1 BUILDING A FOOTING & FOUNDATION PLAN
1/8" = 1'-0"

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FOCUS ENGINEERING & SURVEYING

CURTIS MINER ARCHITECTURE
233 SOUTH PLEASANT GROVE BLVD. SUITE #105
PLEASANT GROVE, UTAH 84062
PHONE: (801) 769-3000
cma@cmautah.com

DATE:	8/31/2022
PROJ. #:	22-7201
PROJ. MAN.:	SJO
CHECKED BY:	CRL

PROJECT:
GEOFF DEARING RETAIL
12480 S 5600 W,
HERRIMAN CITY, UTAH

PROFESSIONAL STRUCTURAL ENGINEER
No. 293261
CRAIG R. LYN
08/31/2022
STATE OF UTAH

SHEET DESCRIPTION:
BUILDING A FOOTING & FOUNDATION PLAN

SHEET:
S100A

MARK	REVISION	DATE

FOOTING SCHEDULE

MARK	LENGTH	WIDTH	HEIGHT	CONTINUOUS REINFORCEMENT				CROSSWISE REINFORCEMENT				NOTES
				QTY.	SIZE	LENGTH	SPACING	QTY.	SIZE	LENGTH	SPACING	
F3.5	CONT.	42"	12"	5	#4	CONT.	EQ.	-	#4	36"	9" o.c.	
F3.0	CONT.	36"	12"	4	#4	CONT.	EQ.	-	#4	30"	9" o.c.	
F2.5	CONT.	30"	12"	4	#4	CONT.	EQ.	-				
F2.0	CONT.	24"	12"	3	#4	CONT.	EQ.	-				
S2.0	24"	24"	12"	3	#4	18"	EQ.	3	#4	18"	EQ.	
S2.5	30"	30"	12"	4	#4	24"	EQ.	4	#4	24"	EQ.	
S3.0	36"	36"	12"	4	#4	30"	EQ.	4	#4	30"	EQ.	
S3.5	42"	42"	12"	5	#4	36"	EQ.	5	#4	36"	EQ.	
S4.0	48"	48"	12"	6	#4	42"	EQ.	6	#4	42"	EQ.	
S5.0	60"	60"	12"	5	#5	54"	EQ.	5	#5	54"	EQ.	
S6.5	78"	78"	12"	7	#5	72"	EQ.	7	#5	72"	EQ.	
S7.0	84"	84"	12"	7	#5	78"	EQ.	7	#5	78"	EQ.	

NOTES:
1. f'_c = 3,000 PSI, f_y = 60,000 PSI
2. EXTEND ALL FOOTINGS BELOW THE FROST LINE OF THE LOCALITY. (30")
3. FOOTINGS SHALL BEAR ON NATIVE UNDISTURBED SOILS OR COMPACTED STRUCTURAL FILL AS APPROVED AND SPECIFIED BY A LICENSED GEOTECHNICAL ENGINEER.
4. NO PENETRATIONS SHALL BE ALLOWED THROUGH FOOTINGS. WHEN CONFLICTS ARISE THE FOOTING SHALL BE STEPPED BELOW THE CONFLICT AND THE FOUNDATION WALL SHALL EXTEND TO THE FOOTING AS REQUIRED AND THE PENETRATION CAN GO THROUGH THE FOUNDATION.
5. FOOTINGS SHALL BE CENTERED UNDER ALL WALLS & COLUMNS. U.N.O.
6. PLACE ALL REINFORCING STEEL ACCURATELY & SUPPORT AGAINST DISPLACEMENT PRIOR TO POURING CONCRETE.
7. LONGITUDINAL AND CROSSWISE REINFORCEMENT SHALL HAVE 3" OF CLEAR COVER FROM THE BASE OF THE FOOTING.

FOUNDATION WALL SCHEDULE

MARK	THICKNESS	MAX HEIGHT	VERTICAL REINFORCEMENT		HORIZONTAL REINFORCEMENT			NOTES
			SIZE	SPACING	QTY.	SIZE	SPACING	
FW1	8"	3'-0"	#4	12" O.C.	-	#4	12" O.C.	
FW2	8"	4'-0"	#4	12" O.C.	-	#4	12" O.C.	
FW3	8"	6'-0"	#4	12" O.C.	-	#4	12" O.C.	

NOTES:
1. f'_c = 3,000 PSI, f_y = 60,000 PSI
2. PLACE VERTICAL AND HORIZONTAL REINFORCEMENT IN THE CENTER OF FOUNDATION WALL.
3. (1) HORIZONTAL BAR SHALL BE PLACED WITHIN 4" OF THE TOP AND BOTTOM OF THE FOUNDATION WALL. ALL OTHER BARS SHALL BE EQUALLY SPACED U.N.O. VERTICAL BARS TO TERMINATE 3" FROM TOP OF WALL.
4. PLACE (2) HORIZONTAL #4 BARS WITHIN 2" OF EACH OPENING AND EXTEND BARS 24" BEYOND THE EDGE OF OPENING. VERTICAL BARS MAY TERMINATE 3" FROM THE TOP OF THE CONCRETE. PLACE (1) #4 BARS AT EACH SIDE AND BELOW EACH OPENING. HEIGHT OF CONCRETE OVER OPENINGS SHALL BE A MINIMUM OF 12" U.N.O.
5. PROVIDE 24" LONG LAP SPLICES FOR CONTINUOUS REINFORCEMENT.
6. PROVIDE ANCHOR BOLTS EMBEDDED INTO FOUNDATION WALLS AT ALL EXTERIOR AND SHEAR WALLS U.N.O. SEE ANCHOR BOLT SCHEDULE AND PLANS FOR SIZE AND SPACING OF ANCHOR BOLTS.

HOLDOWN SCHEDULE

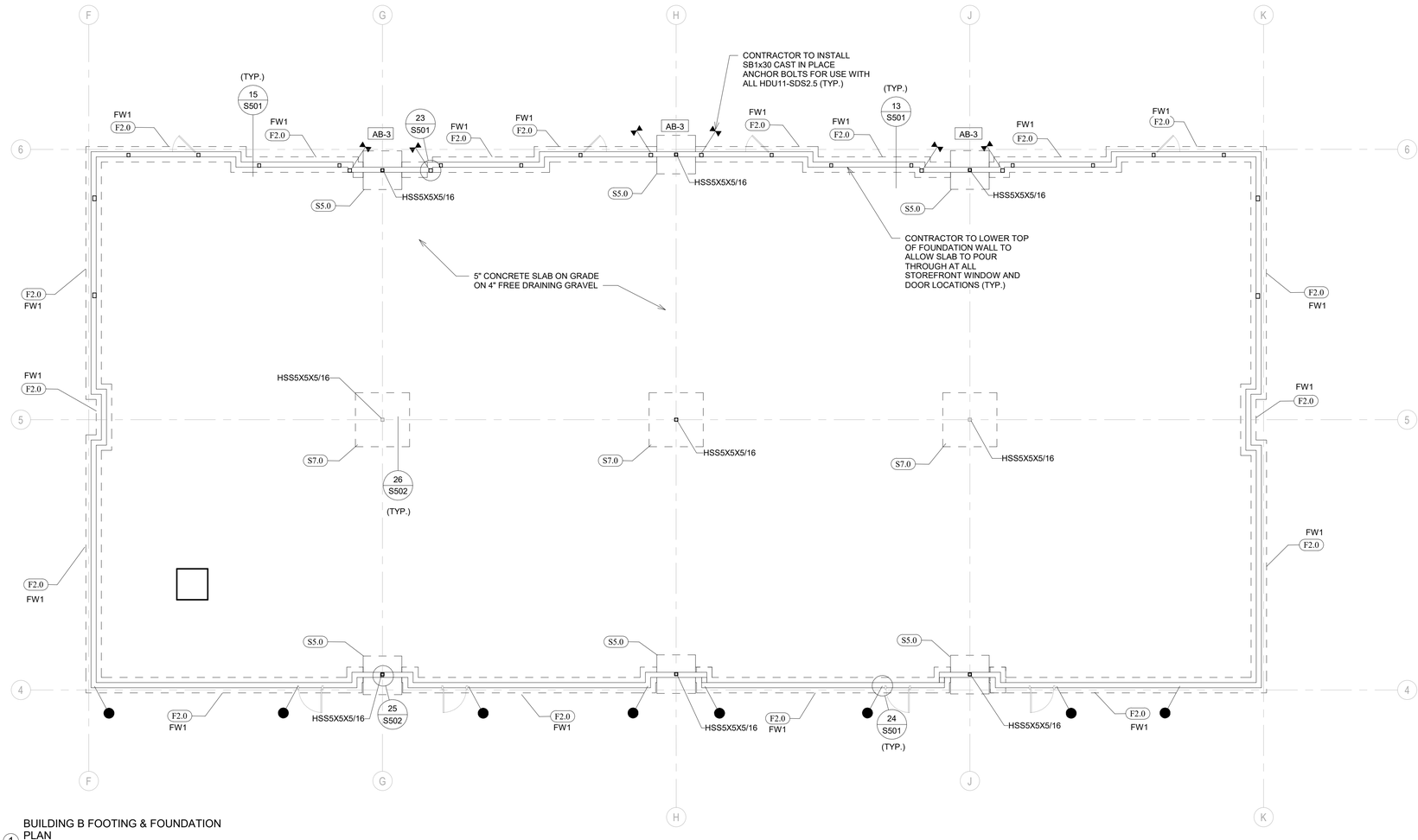
MARK	SIZE
	LSTHD8/8RJ
	STHD10/10RJ
	STHD14/14RJ
	HDU11-SDS2.5
	CS16 x 46" LONG STRAP
	MST37 STRAP
	MST48 STRAP

NOTES:
1. HOLDOWNS SHALL BE INSTALLED ON A MINIMUM OF (2) FULL HEIGHT KING STUDS.
2. SEE DETAILS FOR TYPICAL HOLDOWN INSTALLATION.
3. SEE DETAILS FOR TYPICAL FLOOR TO FLOOR STRAP INSTALLATION.
4. 16d SINKER NAILS MAY BE SUBSTITUTED WITH 10d COMMON NAILS. MINIMUM NAIL LENGTH = 2 1/2".
5. USE 'RJ' HOLDOWN MODEL AT TYPICAL RIM/JOIST APPLICATIONS.
6. FLOOR TO FLOOR STRAPS SHALL BE CENTERED OVER THE FLOOR CAVITY.

ANCHOR BOLT SCHEDULE

MARK	DIAMETER	SPACING	DIAMETER	SPACING
AB-1	1/2"	32"	5/8"	32"
AB-2	1/2"	24"	5/8"	32"
AB-3	1/2"	18"	5/8"	24"
AB-4	1/2"	12"	5/8"	18"

NOTES:
1. PROVIDE ANCHOR BOLTS WITH 7" EMBEDMENT INTO FOUNDATION WALL W/ 3"X3"X0.229" PLATE WASHERS AT ALL EXTERIOR AND SHEAR WALLS. PLACE (1) ANCHOR BOLT WITHIN 4" OF THE EDGE OF EACH PLATE. GALVANIZED ANCHORS w/ TREATED PLATES REQUIRED.
2. ALL UNMARKED FOUNDATION WALLS SHALL BE ASSUMED TO BE AB-1.



1 BUILDING B FOOTING & FOUNDATION PLAN
1/8" = 1'-0"

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FOCUS ENGINEERING & SURVEYING

CURTIS MINER ARCHITECTURE
233 SOUTH PLEASANT GROVE BLVD. SUITE #105
PLEASANT GROVE, UTAH 84062
PHONE: (801) 769-3000
cma@cmautah.com

DATE:	8/31/2022
PROJECT #:	22-7201
PROJ. MAN.:	SJO
CHECKED BY:	CRL

PROJECT:
GEOFF DEARING RETAIL
12480 S 5600 W,
HERRIMAN CITY, UTAH

PROJECT STRUCTURAL ENGINEER
No. 293261
CRAIG R. LYN
08/31/2022
STATE OF UTAH

SHEET DESCRIPTION:
BUILDING B FOOTING & FOUNDATION PLAN

SHEET:
S100B

MARK	REVISION	DATE

FOOTING SCHEDULE

MARK	LENGTH	WIDTH	HEIGHT	CONTINUOUS REINFORCEMENT				CROSSWISE REINFORCEMENT				NOTES
				QTY.	SIZE	LENGTH	SPACING	QTY.	SIZE	LENGTH	SPACING	
F3.5	CONT.	42"	12"	5	#4	CONT.	EQ.	-	#4	36"	9" o.c.	
F3.0	CONT.	36"	12"	4	#4	CONT.	EQ.	-	#4	30"	9" o.c.	
F2.5	CONT.	30"	12"	4	#4	CONT.	EQ.	-				
F2.0	CONT.	24"	12"	3	#4	CONT.	EQ.	-				
S2.0	24"	24"	12"	3	#4	18"	EQ.	3	#4	18"	EQ.	
S2.5	30"	30"	12"	4	#4	24"	EQ.	4	#4	24"	EQ.	
S3.0	36"	36"	12"	4	#4	30"	EQ.	4	#4	30"	EQ.	
S3.5	42"	42"	12"	5	#4	36"	EQ.	5	#4	36"	EQ.	
S4.0	48"	48"	12"	6	#4	42"	EQ.	6	#4	42"	EQ.	
S5.0	60"	60"	12"	5	#5	54"	EQ.	5	#5	54"	EQ.	
S6.5	78"	78"	12"	7	#5	72"	EQ.	7	#5	72"	EQ.	
S7.0	84"	84"	12"	7	#5	78"	EQ.	7	#5	78"	EQ.	

NOTES:
1. f'c = 3,000 PSI, fy = 60,000 PSI
2. EXTEND ALL FOOTINGS BLOW THE FROST LINE OF THE LOCALITY. (30")
3. FOOTINGS SHALL BEAR ON NATIVE UNDISTURBED SOILS OR COMPACTED STRUCTURAL FILL AS APPROVED AND SPECIFIED BY A LICENSED GEOTECHNICAL ENGINEER.
4. NO PENETRATIONS SHALL BE ALLOWED THROUGH FOOTINGS. WHEN CONFLICTS ARISE THE FOOTING SHALL BE STEPPED BELOW THE CONFLICT AND THE FOUNDATION WALL SHALL EXTEND TO THE FOOTING AS REQUIRED AND THE PENETRATION CAN GO THROUGH THE FOUNDATION.
5. FOOTINGS SHALL BE CENTERED UNDER ALL WALLS & COLUMNS. U.N.O.
6. PLACE ALL REINFORCING STEEL ACCURATELY & SUPPORT AGAINST DISPLACEMENT PRIOR TO POURING CONCRETE.
7. LONGITUDINAL AND CROSSWISE REINFORCEMENT SHALL HAVE 3" OF CLEAR COVER FROM THE BASE OF THE FOOTING.

FOUNDATION WALL SCHEDULE

MARK	THICKNESS	MAX HEIGHT	VERTICAL REINFORCEMENT		HORIZONTAL REINFORCEMENT			NOTES
			SIZE	SPACING	QTY.	SIZE	SPACING	
FW1	8"	3'-0"	#4	12" O.C.	-	#4	12" O.C.	
FW2	8"	4'-0"	#4	12" O.C.	-	#4	12" O.C.	
FW3	8"	6'-0"	#4	12" O.C.	-	#4	12" O.C.	

NOTES:
1. f'c = 3,000 PSI, fy = 60,000 PSI
2. PLACE VERTICAL AND HORIZONTAL REINFORCEMENT IN THE CENTER OF FOUNDATION WALL.
3. (1) HORIZONTAL BAR SHALL BE PLACED WITHIN 4" OF THE TOP AND BOTTOM OF THE FOUNDATION WALL. ALL OTHER BARS SHALL BE EQUALLY SPACED U.N.O. VERTICAL BARS TO TERMINATE 3" FROM TOP OF WALL.
4. PLACE (2) HORIZONTAL #4 BARS WITHIN 2" OF EACH OPENING AND EXTEND BARS 24" BEYOND THE EDGE OF OPENING. VERTICAL BARS MAY TERMINATE 3" FROM THE TOP OF THE CONCRETE. PLACE (1) #4 BARS AT EACH SIDE AND BELOW EACH OPENING. HEIGHT OF CONCRETE OVER OPENINGS SHALL BE A MINIMUM OF 12" U.N.O.
5. PROVIDE 24" LONG LAP SPLICES FOR CONTINUOUS REINFORCEMENT.
6. PROVIDE ANCHOR BOLTS EMBEDDED INTO FOUNDATION WALLS AT ALL EXTERIOR AND SHEAR WALLS U.N.O. SEE ANCHOR BOLT SCHEDULE AND PLANS FOR SIZE AND SPACING OF ANCHOR BOLTS.

HOLDOWN SCHEDULE

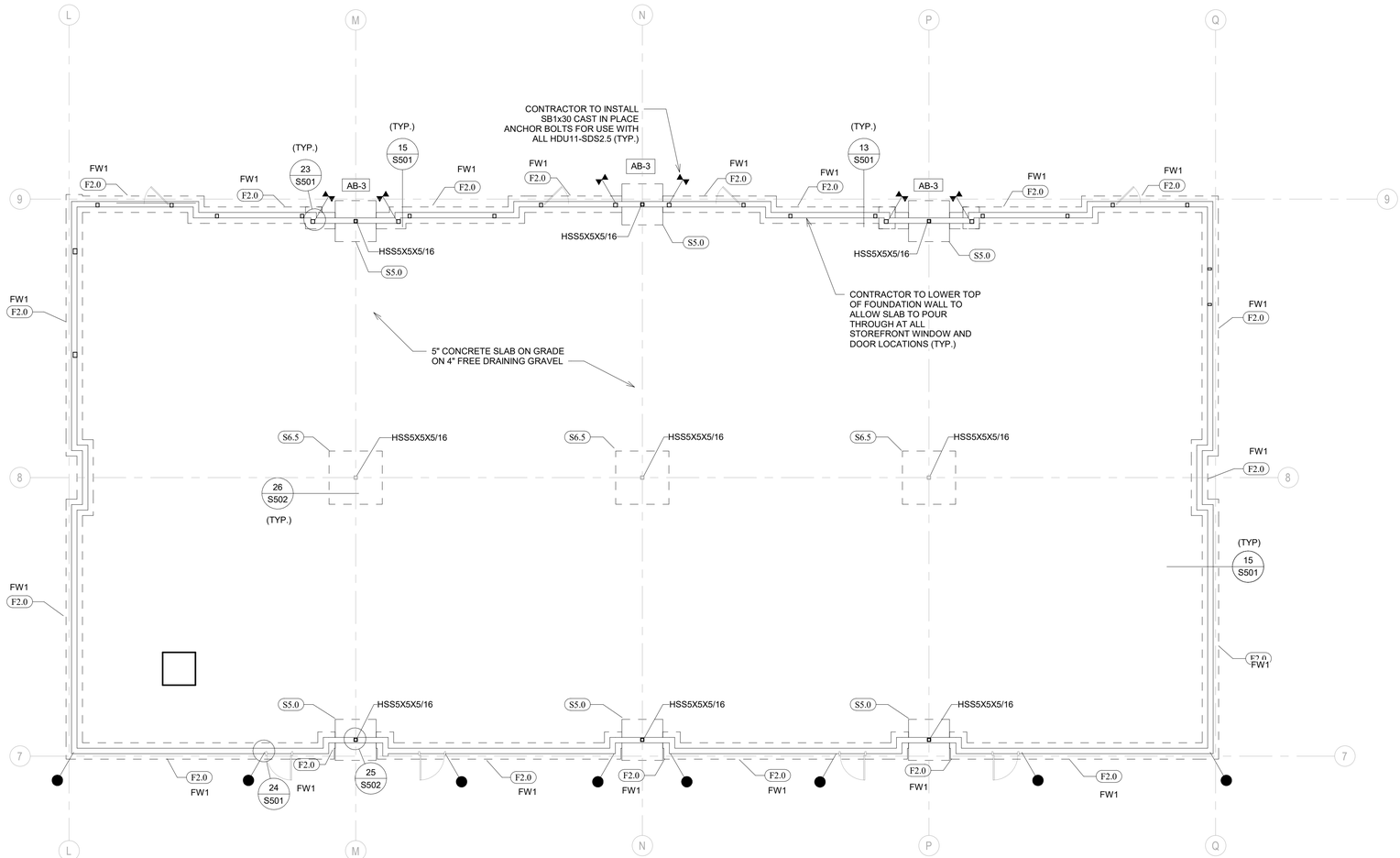
MARK	SIZE
●	LSTHD8/8RJ
■	STHD10/10RJ
◀	STHD14/14RJ
▼ ▲	HDU11-SDS2.5
○	CS16 x 46" LONG STRAP
□	MST37 STRAP
◁	MST48 STRAP

NOTES:
1. HOLDOWNS SHALL BE INSTALLED ON A MINIMUM OF (2) FULL HEIGHT KING STUDS.
2. SEE DETAILS FOR TYPICAL HOLDOWN INSTALLATION.
3. SEE DETAILS FOR TYPICAL FLOOR TO FLOOR STRAP INSTALLATION.
4. 16d SINKER NAILS MAY BE SUBSTITUTED WITH 16d COMMON NAILS. MINIMUM NAIL LENGTH = 2 1/2".
5. USE 'RJ' HOLDOWN MODEL AT TYPICAL RIMJOIST APPLICATIONS.
6. FLOOR TO FLOOR STRAPS SHALL BE CENTERED OVER THE FLOOR CAVITY.

ANCHOR BOLT SCHEDULE

MARK	DIAMETER	SPACING	DIAMETER	SPACING
AB-1	1/2"	32"	5/8"	32"
AB-2	1/2"	24"	5/8"	32"
AB-3	1/2"	18"	5/8"	24"
AB-4	1/2"	12"	5/8"	18"

NOTES:
1. PROVIDE ANCHOR BOLTS WITH 7" EMBEDMENT INTO FOUNDATION WALL W/ 3"X3"X0.229" PLATE WASHERS AT ALL EXTERIOR AND SHEAR WALLS. PLACE (1) ANCHOR BOLT WITHIN 4" OF THE EDGE OF EACH PLATE. GALVANIZED ANCHORS w/ TREATED PLATES REQUIRED.
2. ALL UNMARKED FOUNDATION WALLS SHALL BE ASSUMED TO BE AB-1.



1 BUILDING C FOOTING & FOUNDATION PLAN
1/8" = 1'-0"

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FOCUS ENGINEERING & SURVEYING

CURTIS MINER ARCHITECTURE
233 SOUTH PLEASANT GROVE BLVD. SUITE #105
PLEASANT GROVE, UTAH 84062
PHONE: (801) 769-3000
cma@cmautah.com

DATE:	8/31/2022
PROJECT #:	22-7201
PROJ. MAN.:	SJO
CHECKED BY:	CRL

PROJECT:
GEOFF DEARING RETAIL
12480 S 5600 W,
HERRIMAN CITY, UTAH

PROFESSIONAL STRUCTURAL ENGINEER
No. 293261
CRAIG R. LYN
08/31/2022
STATE OF UTAH

SHEET DESCRIPTION:
BUILDING C FOOTING & FOUNDATION PLAN

SHEET:
S100C

MARK	REVISION	DATE

SHEAR WALL SCHEDULE

MARK	MATERIAL	8d NAILS		1½" 16ga. STAPLES		NOTES
		EDGE	FIELD'	EDGE	FIELD	
SW1	7/16" OSB OR CDX PLYWOOD	6"	12"	3"	12"	
SW2	7/16" OSB OR CDX PLYWOOD	4"	12"	-	-	
SW3	7/16" OSB OR CDX PLYWOOD	3"	12"	-	-	
SW4	7/16" OSB OR CDX PLYWOOD	2"	12"	-	-	4

NOTES:
1. ALL EXTERIOR SHEATHING NOT DESIGNATED ON THE PLANS AS A SPECIFIC SHEAR WALL (SW1-SW4) SHALL BE SHEATHED AND NAILED/STAPLED AS A SW1.
2. SHEAR WALLS FASTENED TO STUDS THAT ARE SPACED @ 24" O.C. REQUIRE FIELD NAILING @ 6" O.C. IN LIEU OF 12" O.C. AT INTERMEDIATE FRAMING MEMBERS.
3. SOLID BLOCK ALL PANEL EDGES BETWEEN THE BOTTOM PLATE AND DOUBLE TOP PLATE OF ALL WALLS W/ OSB PLYWOOD.
4. 1 1/2" 16ga. STAPLES (w/ 7/16" CROWN) ARE ONLY ALLOWED FOR SW1, SW3, SW6 (IF SW5 AND SW6 SHOWN)
5. FOR SW4 OR DOUBLE SIDED SW2 OR SW3 PANELS, THE WIDTH OF THE NAILED FACE OF FRAMING MEMBERS SHALL BE MINIMUM 3" NOMINAL OR DOUBLE 2x AT ADJOINING PANEL EDGES AND NAILS AT ALL PANEL EDGES SHALL BE STAGGERED. IF DOUBLE 2x IS USED, PANEL JOINTS SHALL BE OFFSET TO FALL ON DIFFERENT FRAMING
6. THE NAILING PATTERNS ABOVE AND BELOW OPENINGS THAT REQUIRE STRAPPED OPENINGS SHALL MATCH THE
7. SHEATHING NAILS SHALL BE COMMON WIRE OR BOX NAILS. THE HEAD OF THE NAIL MUST BE INSTALLED FLUSH WITH THE SURFACE OF THE SHEATHING.

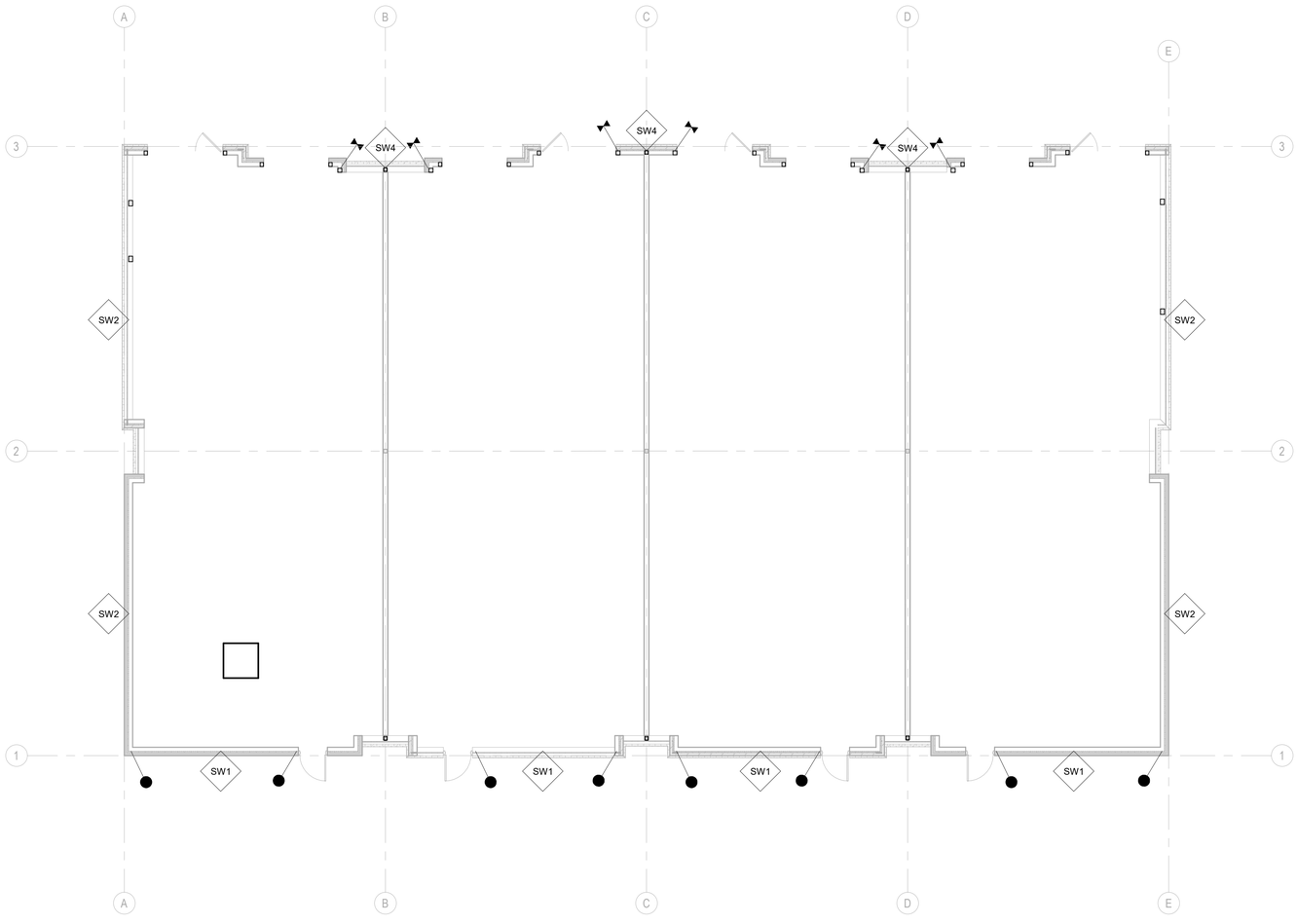
GENERAL FRAMING NOTES

1. REFER TO DETAIL SHEET S400 FOR GENERAL STRUCTURAL NOTES.
2. ALL DETAILS SHALL APPLY IN SIMILAR/TYPICAL SITUATIONS.
3. ALL STRUCTURAL PRODUCTS SHALL BE INSTALLED PER THE MANUFACTURER'S SPECIFICATIONS.
4. USE (47) 16d NAILS BETWEEN TOP PLATE LAP SPLICES ON SIDE WALLS & (11) 16d NAILS ON FRONT & BACK WALLS SEE DET. 5/S500
5. INTERIOR STUD WALLS SHALL BE 2x4 OR 2x6 (AS PER PLANS) @ 16" O.C. U.N.O.
6. EXTERIOR STUD WALLS SHALL BE 2X6 @ 12" O.C. U.N.O.
7. ALL NAIL FASTENERS SHALL BE COMMON WIRE OR BOX NAILS.
8. SHEAR WALL HOLDOWNS AND STRAPS INDICATED ON FLOOR PLANS PERTAIN TO THE BOTTOM OF THE WALLS ON THE PLAN.
9. ROOF FRAMING SHALL BE STICK FRAMED OR PRE-MANUFACTURED TRUSSES AS PER PLANS W/ APA RATED 5/8" OSB OR CDX PLYWOOD W/ 8d NAILS @ 6" O.C. AT PANEL EDGES AND 12" O.C. IN PANEL FIELD.
10. ALL WOOD IN DIRECT CONTACT WITH CONCRETE, MASONRY AND OR THAT IS NOT PERMANENTLY PROTECTED FROM THE ELEMENTS SHALL BE OF A NATURALLY DECAY RESISTANT SPECIES OR PRESERVATIVE TREATED LUMBER.
11. ANY TRUSS LABELED AS A DRAG TRUSS SHALL RECEIVE ROOF/FLOOR SHEATHING EDGE NAILING PER NOTE 9 ABOVE.

HOLDOWN SCHEDULE

MARK	SIZE
●	LSTHD8/8RJ
■	STHD10/10RJ
◀	STHD14/14RJ
▼	HDU11-SDS2.5
○	CS16 x 46" LONG STRAP
□	MST37 STRAP
◁	MST48 STRAP

NOTES:
1. HOLDOWNS SHALL BE INSTALLED ON A MINIMUM OF (2) FULL HEIGHT KING STUDS.
2. SEE DETAILS FOR TYPICAL HOLDOWN INSTALLATION.
3. SEE DETAILS FOR TYPICAL FLOOR TO FLOOR STRAP INSTALLATION.
4. 16d SINKER NAILS MAY BE SUBSTITUTED WITH 10d COMMON NAILS. MINIMUM NAIL LENGTH = 2 1/2".
5. USE 'RJ' HOLDOWN MODEL AT TYPICAL RIM/JOIST APPLICATIONS.
6. FLOOR TO FLOOR STRAPS SHALL BE CENTERED OVER THE FLOOR CAVITY.



1 BUILDING A LEVEL 1 SHEAR PLAN
1/8" = 1'-0"

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FOCUS ENGINEERING & SURVEYING

CURTIS MINER ARCHITECTURE
233 SOUTH PLEASANT GROVE BLVD.
SUITE #105
PLEASANT GROVE, UTAH 84062
PHONE: (801) 769-3000
cma@cmautah.com

DATE: 8/31/2022
PROJECT #: 22-7201
PROJ. MAN.: SJO
CHECKED BY: CRL

PROJECT:
GEOFF DEARING RETAIL

12480 S 5600 W,
HERRIMAN CITY, UTAH

PROFESSIONAL STRUCTURAL ENGINEER
No. 293261
CRAIG R. LIM
08/31/2022
STATE OF UTAH

SHEET DESCRIPTION:
BUILDING A LEVEL 1 SHEAR PLAN

SHEET:
S200A

MARK	REVISION	DATE

SHEAR WALL SCHEDULE

MARK	MATERIAL	8d NAILS		15½" 18ga. STAPLES		NOTES
		EDGE	FIELD	EDGE	FIELD	
SW1	7/16" OSB OR CDX PLYWOOD	6"	12"	3"	12"	
SW2	7/16" OSB OR CDX PLYWOOD	4"	12"	-	-	
SW3	7/16" OSB OR CDX PLYWOOD	3"	12"	-	-	
SW4	7/16" OSB OR CDX PLYWOOD	2"	12"	-	-	5

NOTES:
1. ALL EXTERIOR SHEATHING NOT DESIGNATED ON THE PLANS AS A SPECIFIC SHEAR WALL (SW1-SW4) SHALL BE SHEATHED AND NAILED/STAPLED AS A SW1.
2. SHEAR WALLS FASTENED TO STUDS THAT ARE SPACED @ 24" O.C. REQUIRE FIELD NAILING @ 6" O.C. IN LIEU OF 12" O.C. AT INTERMEDIATE FRAMING MEMBERS.
3. SOLID BLOCK ALL PANEL EDGES BETWEEN THE BOTTOM PLATE AND DOUBLE TOP PLATE OF ALL WALLS W/ OSB PLYWOOD.
4. 1 1/2" 18ga. STAPLES (w/ 7/16" CROWN) ARE ONLY ALLOWED FOR SW1, SW5, SW6 (IF SW5 AND SW6 SHOWN)
5. FOR SW4 OR DOUBLE SIDED SW2 OR SW3 PANELS, THE WIDTH OF THE NAILED FACE OF FRAMING MEMBERS SHALL BE MINIMUM 3" NOMINAL OR DOUBLE 2x AT ADJOINING PANEL EDGES AND NAILS AT ALL PANEL EDGES SHALL BE STAGGERED. IF DOUBLE 2x IS USED, PANEL JOINTS SHALL BE OFFSET TO FALL ON DIFFERENT FRAMING
6. THE NAILING PATTERNS ABOVE AND BELOW OPENINGS THAT REQUIRE STRAPPED OPENINGS SHALL MATCH THE
7. SHEATHING NAILS SHALL BE COMMON WIRE OR BOX NAILS. THE HEAD OF THE NAIL MUST BE INSTALLED FLUSH WITH THE SURFACE OF THE SHEATHING.

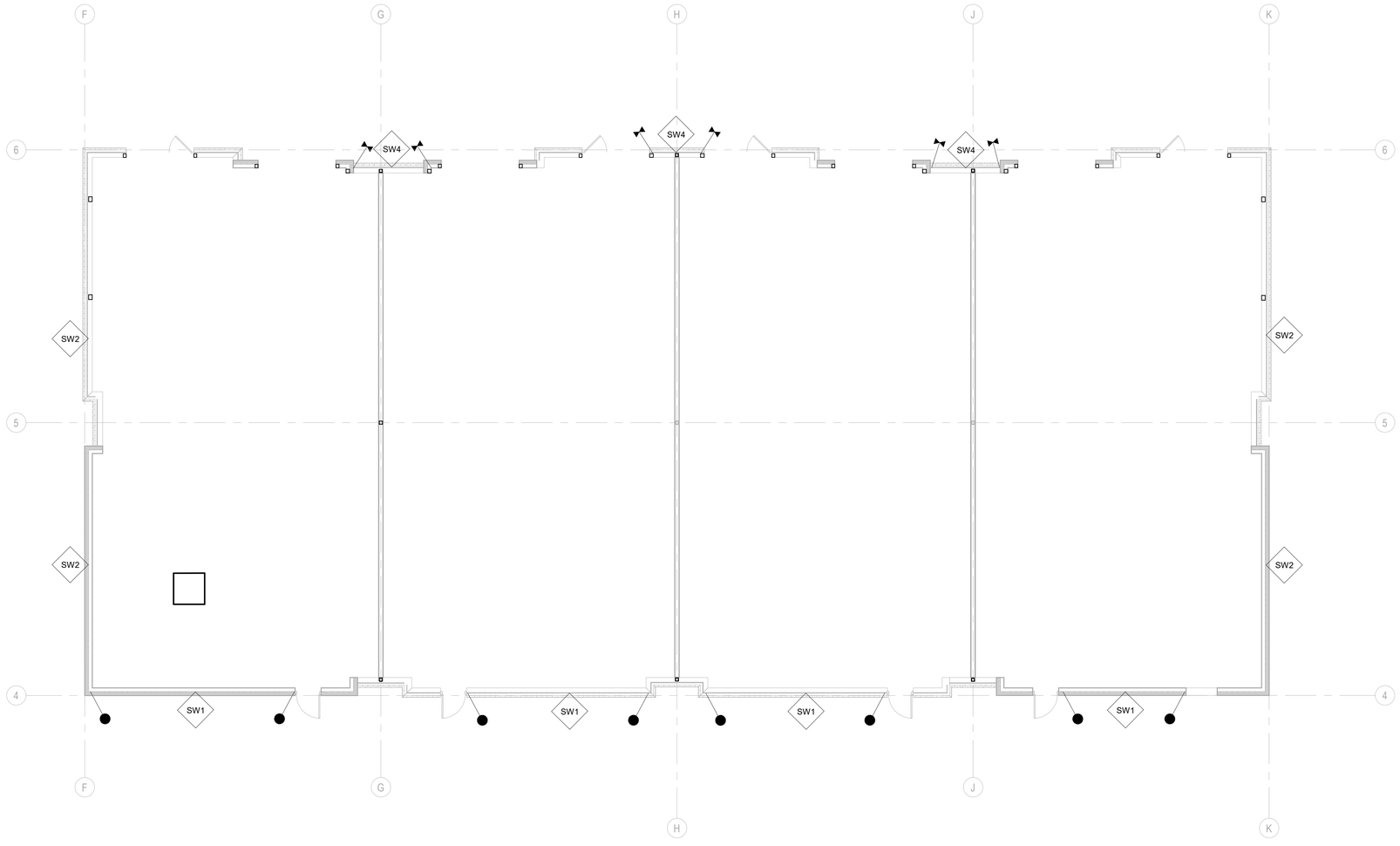
GENERAL FRAMING NOTES

1. REFER TO DETAIL SHEET S400 FOR GENERAL STRUCTURAL NOTES.
2. ALL DETAILS SHALL APPLY IN SIMILAR/TYPICAL SITUATIONS.
3. ALL STRUCTURAL PRODUCTS SHALL BE INSTALLED PER THE MANUFACTURER'S SPECIFICATIONS.
4. USE (47) 16d NAILS BETWEEN TOP PLATE LAP SPLICES ON SIDE WALLS & (11) 16d NAILS ON FRONT & BACK WALLS SEE DET. 5/S500
5. INTERIOR STUD WALLS SHALL BE 2x4 OR 2x6 (AS PER PLANS) @ 16" O.C. U.N.O.
6. EXTERIOR STUD WALLS SHALL BE 2X6 @ 12" O.C. U.N.O.
7. ALL NAIL FASTENERS SHALL BE COMMON WIRE OR BOX NAILS.
8. SHEAR WALL HOLDOWNS AND STRAPS INDICATED ON FLOOR PLANS PERTAIN TO THE BOTTOM OF THE WALLS ON THE PLAN.
9. ROOF FRAMING SHALL BE STICK FRAMED OR PRE-MANUFACTURED TRUSSES AS PER PLANS W/ APA RATED 5/8" OSB OR CDX PLYWOOD W/ 8d NAILS @ 6" O.C. AT PANEL EDGES AND 12" O.C. IN PANEL FIELD.
10. ALL WOOD IN DIRECT CONTACT WITH CONCRETE, MASONRY AND/OR THAT IS NOT PERMANENTLY PROTECTED FROM THE ELEMENTS SHALL BE OF A NATURALLY DECAY RESISTANT SPECIES OR PRESERVATIVE TREATED LUMBER.
11. ANY TRUSS LABELED AS A DRAG TRUSS SHALL RECEIVE ROOF/FLOOR SHEATHING EDGE NAILING PER NOTE 9 ABOVE.

HOLDOWN SCHEDULE

MARK	SIZE
●———	LSTHD8/SRJ
■———	STHD10/10RJ
◀———	STHD14/14RJ
▼———	HDU11-SDS2.5
○———	CS16 x 46" LONG STRAP
□———	MST37 STRAP
◁———	MST48 STRAP

NOTES:
1. HOLDOWNS SHALL BE INSTALLED ON A MINIMUM OF (2) FULL HEIGHT KING STUDS.
2. SEE DETAILS FOR TYPICAL HOLDOWN INSTALLATION.
3. SEE DETAILS FOR TYPICAL FLOOR TO FLOOR STRAP INSTALLATION.
4. 16d SINKER NAILS MAY BE SUBSTITUTED WITH 10d COMMON NAILS. MINIMUM NAIL LENGTH = 2 1/2".
5. USE 'RJ' HOLDOWN MODEL AT TYPICAL RIM/JOIST APPLICATIONS.
6. FLOOR TO FLOOR STRAPS SHALL BE CENTERED OVER THE FLOOR CAVITY.



1 BUILDING B LEVEL 1 SHEAR PLAN
1/8" = 1'-0"

FOCUS
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PROFESSIONAL STRUCTURAL ENGINEER
No. 293261
CRAIG R. LYN
08/31/2022
STATE OF UTAH

SHEET DESCRIPTION:
BUILDING B LEVEL 1 SHEAR PLAN

SHEET:
S200B

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MARK	REVISION	DATE

SHEAR WALL SCHEDULE

MARK	MATERIAL	8d NAILS		1½" 16ga. STAPLES		NOTES
		EDGE	FIELD[1]	EDGE	FIELD	
SW1	7/16" OSB OR CDX PLYWOOD	6"	12"	3"	12"	
SW2	7/16" OSB OR CDX PLYWOOD	4"	12"	-	-	
SW3	7/16" OSB OR CDX PLYWOOD	3"	12"	-	-	
SW4	7/16" OSB OR CDX PLYWOOD	2"	12"	-	-	5

NOTES:
1. ALL EXTERIOR SHEATHING NOT DESIGNATED ON THE PLANS AS A SPECIFIC SHEAR WALL (SW1-SW4) SHALL BE SHEATHED AND NAILED/STAPLED AS A SW1.
2. SHEAR WALLS FASTENED TO STUDS THAT ARE SPACED @ 24" O.C. REQUIRE FIELD NAILING @ 6" O.C. IN LIEU OF 12" O.C. AT INTERMEDIATE FRAMING MEMBERS.
3. SOLID BLOCK ALL PANEL EDGES BETWEEN THE BOTTOM PLATE AND DOUBLE TOP PLATE OF ALL WALLS W/ OSB PLYWOOD.
4. 1 1/2" 16ga. STAPLES (w/ 7/16" CROWN) ARE ONLY ALLOWED FOR SW1, SW5, SW6 (IF SW5 AND SW6 SHOWN)
5. FOR SW4 OR DOUBLE SIDED SW2 OR SW3 PANELS, THE WIDTH OF THE NAILED FACE OF FRAMING MEMBERS SHALL BE MINIMUM 3" NOMINAL OR DOUBLE 2x AT ADJOINING PANEL EDGES AND NAILS AT ALL PANEL EDGES SHALL BE STAGGERED. IF DOUBLE 2x IS USED, PANEL JOINTS SHALL BE OFFSET TO FALL ON DIFFERENT FRAMING.
6. THE NAILING PATTERNS ABOVE AND BELOW OPENINGS THAT REQUIRE STRAPPED OPENINGS SHALL MATCH THE
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GENERAL FRAMING NOTES

1. REFER TO DETAIL SHEET S400 FOR GENERAL STRUCTURAL NOTES.
2. ALL DETAILS SHALL APPLY IN SIMILAR/TYPICAL SITUATIONS.
3. ALL STRUCTURAL PRODUCTS SHALL BE INSTALLED PER THE MANUFACTURER'S SPECIFICATIONS.
4. USE (47) 16d NAILS BETWEEN TOP PLATE LAP SPLICES ON SIDE WALLS & (11) 16d NAILS ON FRONT & BACK WALLS SEE DET. 5/S500
5. INTERIOR STUD WALLS SHALL BE 2x4 OR 2x6 (AS PER PLANS) @ 16" O.C. U.N.O.
6. EXTERIOR STUD WALLS SHALL BE 2X6 @ 12" O.C. U.N.O.
7. ALL NAIL FASTENERS SHALL BE COMMON WIRE OR BOX NAILS.
8. SHEAR WALL HOLDOWNS AND STRAPS INDICATED ON FLOOR PLANS PERTAIN TO THE BOTTOM OF THE WALLS ON THE PLAN.
9. ROOF FRAMING SHALL BE STICK FRAMED OR PRE-MANUFACTURED TRUSSES AS PER PLANS W/ APA RATED 5/8" OSB OR CDX PLYWOOD W/ 8d NAILS @ 6" O.C. AT PANEL EDGES AND 12" O.C. IN PANEL FIELD.
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11. ANY TRUSS LABELED AS A DRAG TRUSS SHALL RECEIVE ROOF/FLOOR SHEATHING EDGE NAILING PER NOTE 9 ABOVE.

HOLDOWN SCHEDULE

MARK	SIZE
	LSTHD8/8RJ
	STHD10/10RJ
	STHD14/14RJ
	HDU11-SDS2.5
	CS16 x 46" LONG STRAP
	MST37 STRAP
	MST48 STRAP

NOTES:
1. HOLDOWNS SHALL BE INSTALLED ON A MINIMUM OF (2) FULL HEIGHT KING STUDS.
2. SEE DETAILS FOR TYPICAL HOLDOWN INSTALLATION.
3. SEE DETAILS FOR TYPICAL FLOOR TO FLOOR STRAP INSTALLATION.
4. 16d SINKER NAILS MAY BE SUBSTITUTED WITH 10d COMMON NAILS. MINIMUM NAIL LENGTH = 2 1/2".
5. USE 'RJ' HOLDOWN MODEL AT TYPICAL RIMJOIST APPLICATIONS.
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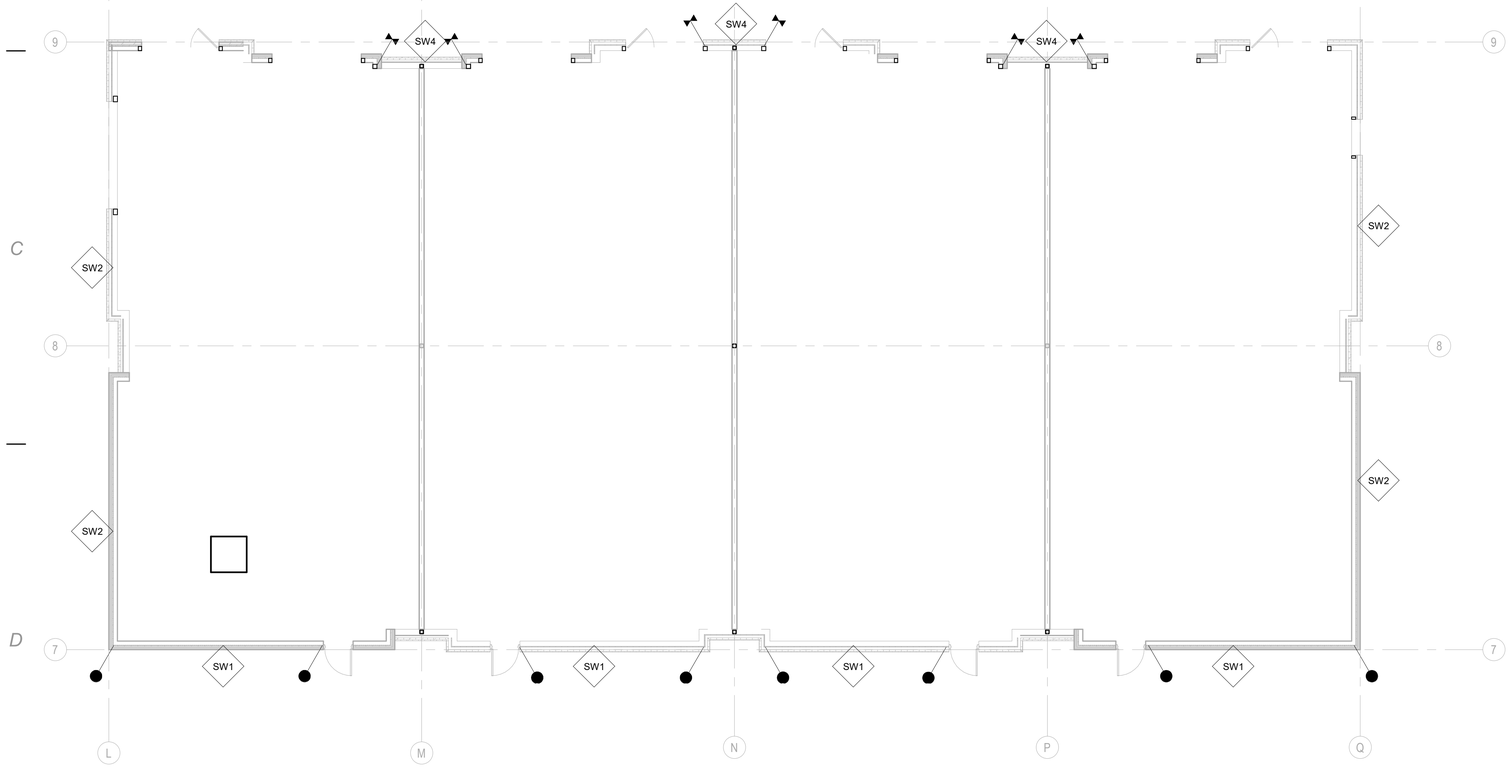

1 BUILDING C LEVEL 1 SHEAR PLAN
1/8" = 1'-0"

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FOCUS ENGINEERING & SURVEYING

CURTIS MINER ARCHITECTURE
233 SOUTH PLEASANT GROVE BLVD.
SUITE #105
PLEASANT GROVE, UTAH 84062
PHONE: (801) 769-3000
cma@cmautah.com

DATE:	8/31/2022
PROJECT #:	22-7201
PROJ. MAN.:	SJO
CHECKED BY:	CRL

PROJECT:
GEOFF DEARING RETAIL
12480 S 5600 W,
HERRIMAN CITY, UTAH

PROFESSIONAL STRUCTURAL ENGINEER
No. 293261
CRAIG R. LYN
08/31/2022
STATE OF UTAH

SHEET DESCRIPTION:
BUILDING C LEVEL 1 SHEAR PLAN

SHEET:
S200C

MARK	REVISION	DATE

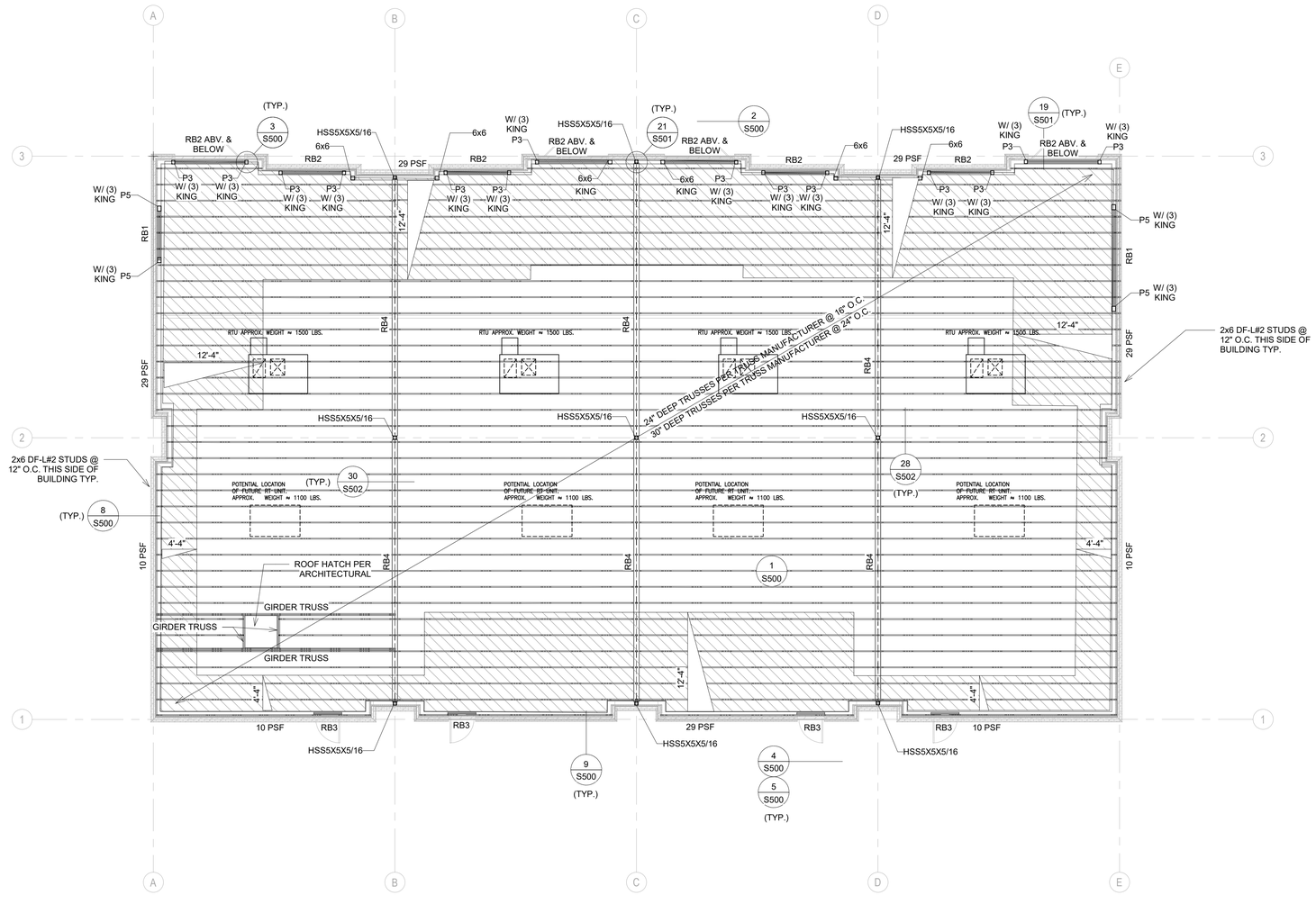
ROOF BEAM SCHEDULE				
MARK	QTY	SIZE	MATERIAL	GRADE
RB1	3	1 3/4" x 18"	LVL	1.9E
RB1 OPT	1	5 1/8" x 18"	GLULAM	24F-V4 DF/DF
RB2	3	2 x 10	DIM. LUMBER	DF-L#2
RB3	2	2 x 6	DIM. LUMBER	DF-L#2
RB4	1	W21x73	STEEL	A992-50

POST SCHEDULE	
MARK	SIZE
P1	(1) 2x
P2	(2) 2x
P3	(3) 2x
P4	(4) 2x
P5	(5) 2x
P6	4 x 4
P7	6 x 6
P8	3 1/2" x 3 1/2" PARALLAM POST
P9	3 1/2" x 5 1/4" PPARALLAM POST
P10	3 1/2" x 7" PARALLAM POST
P11	5 1/4" x 5 1/4" PARALLAM POST
P12	5 1/4" x 7" PARALLAM POST
P13	7" x 7" PARALLAM POST

NOTES:
1. INSTALL (1) TRIMMER AND (1) KING STUD ON BOTH SIDES OF EACH OPENING. U.N.O.
2. ATTACH 2x BUILT UP POST PLIES TOGETHER W/ 16d NAILS @ 6" O.C. STAGGERED.
3. POST CALLOUTS AT HEADERS INDICATE THE NUMBER OF TRIMMER STUDS REQUIRED.
4. PROVIDE SOLID 2x SQUASHING BLOCKING BELOW EACH POST AT FLOOR FRAMING. BLOCKING SHALL MATCH DIMENSIONS OF POST ABOVE. PROVIDE POSTS OF EQUAL DIMENSION OR GREATER BELOW SQUASHING BLOCKING AND POSTS ABOVE THROUGH TO FOUNDATION/FOOTING U.N.O. OR UNLESS POST ENDS OVER A BEAM.
5. BUILT-UP 2x POSTS (P2 - P5) SHALL MATCH THE WALL DIMENSION FOR WHICH THEY ARE PLACED.
6. BUILT UP POSTS SHALL BE DF-L #2 GRADE. PARALLAM POSTS SHALL BE 2.0E PSI.
7. POSTS SHALL BE CENTERED BELOW THE BEAMS/POSTS ABOVE FOR WHICH LOADS THE POSTS ARE INTENDED TO CARRY.

GENERAL FRAMING NOTES
1. REFER TO DETAIL SHEET S400 FOR GENERAL STRUCTURAL NOTES. 2. ALL DETAILS SHALL APPLY IN SIMILAR/TYPICAL SITUATIONS. 3. ALL STRUCTURAL PRODUCTS SHALL BE INSTALLED PER THE MANUFACTURER'S SPECIFICATIONS. 4. USE (4T) 16d NAILS BETWEEN TOP PLATE LAP SPLICES ON SIDE WALLS & (11) 16d NAILS ON FRONT & BACK WALLS SEE DET. 5/S350 5. INTERIOR STUD WALLS SHALL BE 2x4 OR 2x6 (AS PER PLANS) @ 16" O.C. U.N.O. 6. EXTERIOR STUD WALLS SHALL BE 2X6 @ 12" O.C. U.N.O. 7. ALL NAIL FASTENERS SHALL BE COMMON WIRE OR BOX NAILS. 8. SHEAR WALL HOLDOWNS AND STRAPS INDICATED ON FLOOR PLANS PERTAIN TO THE BOTTOM OF THE WALLS ON THE PLAN. 9. ROOF FRAMING SHALL BE STICK FRAMED OR PRE-MANUFACTURED TRUSSES AS PER PLANS W/ APA RATED 5/8" OSB OR CDX PLYWOOD W/ 8d NAILS @ 6" O.C. AT PANEL EDGES AND 12" O.C. IN PANEL FIELD. 10. ALL WOOD IN DIRECT CONTACT WITH CONCRETE, MASONRY AND/OR THAT IS NOT PERMANENTLY PROTECTED FROM THE ELEMENTS SHALL BE OF A NATURALLY DECAY RESISTANT SPICIES OR PRESERVATIVE TREATED LUMBER. 11. ANY TRUSS LABELLED AS A DRAG TRUSS SHALL RECEIVE ROOF/FLOOR SHEATHING EDGE NAILING PER NOTE 9 ABOVE.

NOTES:
1. ALL ROOF FRAMING TO BE 30" DEEP PRE-MANUFACTURED TRUSSES @ 24" O.C. OR 24" DEEP PRE-MANUFACTURED TRUSSES @ 16" O.C.
2. ALL EXTERIOR WALLS TO BE 2x6 DF-L STUDS @ 12" O.C. U.N.O.
3. SEE SHEET S400 FOR ALL NOTES LEGENDS AND SCHEDULES
4. 4. ALL KING STUDS AND TRIMMERS TO BE DF-L#2, TYPICAL.
5. ALL ROOF BEAMS TO BE SETUP U.N.O.



1 BUILDING A ROOF FRAMING
1/8" = 1'-0"

FOCUS
ENGINEERING & SURVEYING

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PROJECT:
GEOFF DEARING RETAIL

12480 S 5600 W,
HERRIMAN CITY, UTAH

PROFESSIONAL STRUCTURAL ENGINEER
LIC. No. 293261
CRAIG R. LIM
08/31/2022
STATE OF UTAH

SHEET DESCRIPTION:
BUILDING A ROOF FRAMING

SHEET:
S300A

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MARK	REVISION	DATE

ROOF BEAM SCHEDULE				
MARK	QTY.	SIZE	MATERIAL	GRADE
RB1	3	1 3/4" x 18"	LVL	1.9E
RB1 OPT	1	5 1/8" x 18"	GLULAM	24F-V4 DF/DF
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RB4	1	W21x73	STEEL	A992-50

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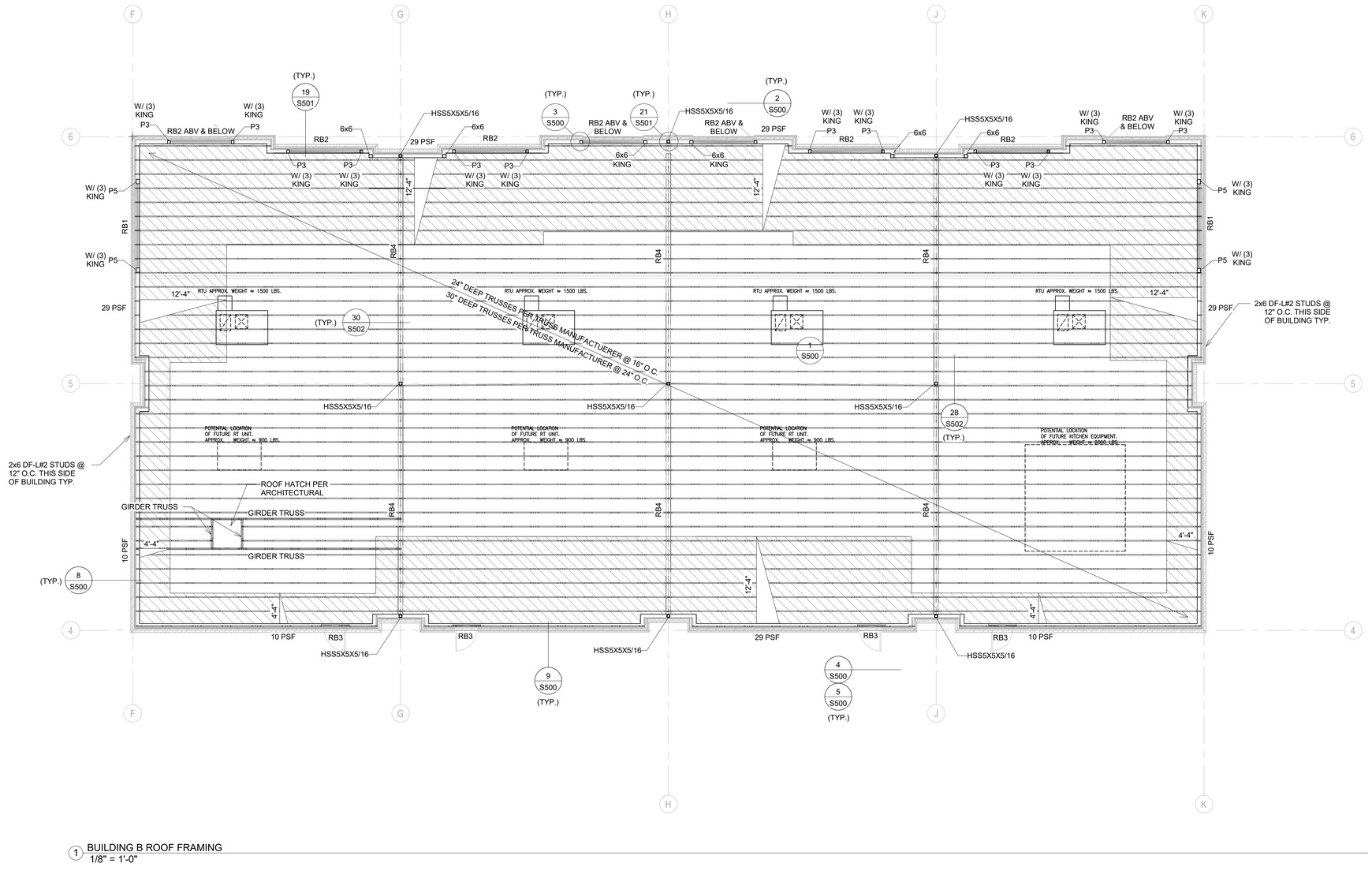
4. ALL KING STUDS AND TRIMMERS TO BE DF-L#2, TYPICAL.
5. ALL ROOF BEAMS TO BE SETUP U.N.O.



1 BUILDING B ROOF FRAMING
1/8" = 1'-0"

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FOCUS ENGINEERING & SURVEYING

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cma@cmautah.com

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PROJECT:
GEOFF DEARING RETAIL
12480 S 5600 W,
HERRIMAN CITY, UTAH

PROFESSIONAL STRUCTURAL ENGINEER
No. 293261
CRAIG R. LYN
08/31/2022
STATE OF UTAH

SHEET DESCRIPTION:
BUILDING B ROOF FRAMING

SHEET:
S300B

MARK	REVISION	DATE

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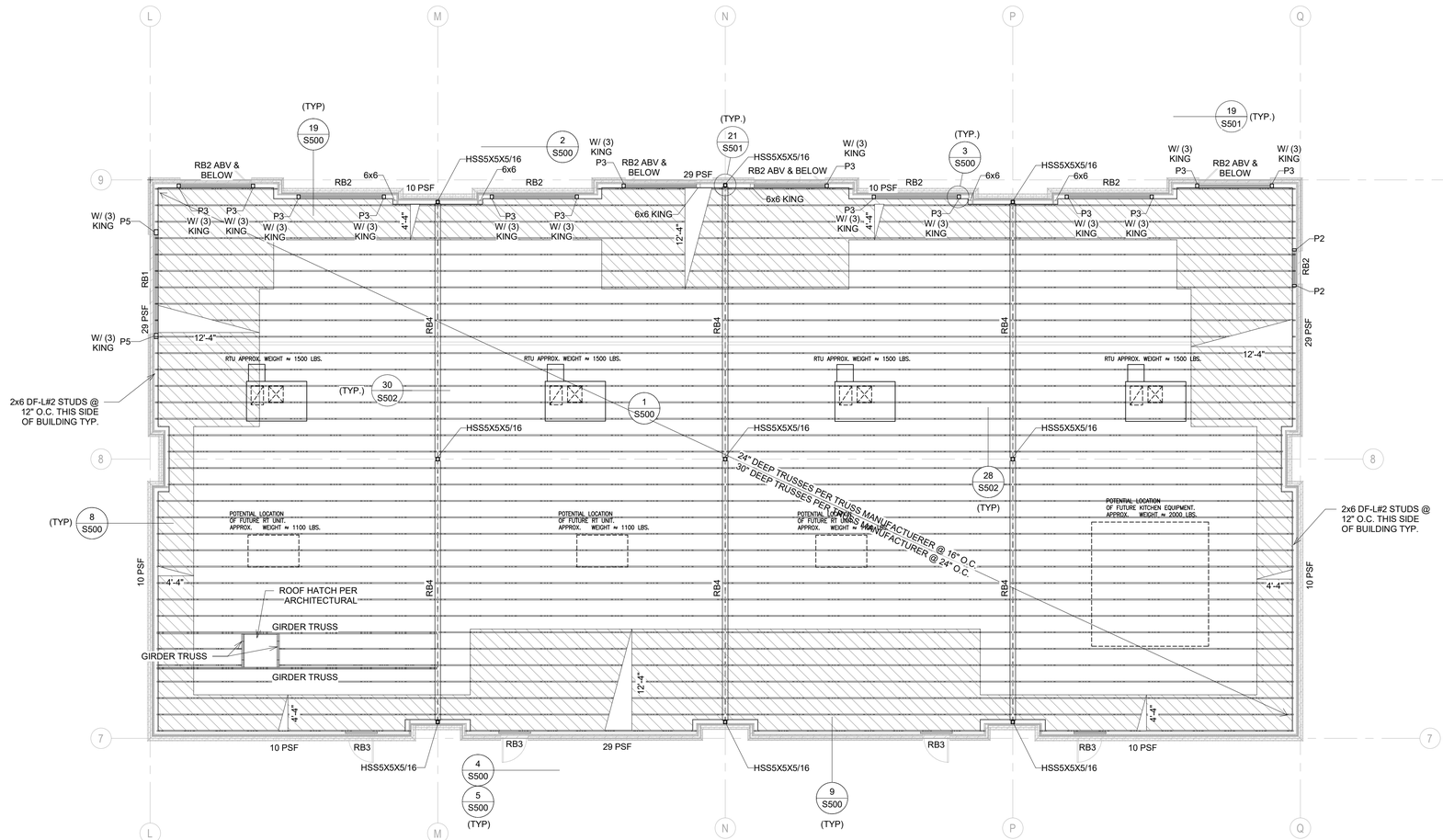

1 BUILDING C ROOF FRAMING
1/8" = 1'-0"

FOCUS ENGINEERING & SURVEYING

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STATE OF UTAH

SHEET DESCRIPTION:
BUILDING C ROOF FRAMING

SHEET:
S300C

GENERAL STRUCTURAL NOTES

DESIGN BASIS

GOVERNING DESIGN:

BUILDING CODE:	2018 INTERNATIONAL BUILDING CODE (IBC)
RISK CATEGORY:	II
DESIGN METHOD:	ASD

GRAVITY LOAD:

- FLAT ROOF SNOW LOAD: 28 PSF
- GROUND SNOW LOAD: 39 PSF
- SNOW EXPOSURE FACTOR (C_e): 1.0
- THERMAL FACTOR (C_t): 1.0
- SNOW IMPORTANCE FACTOR (IL): 1.0
- ROOF DEAD LOAD: 18 PSF

- FLOOR LIVE LOAD: N/A
- FLOOR DEAD LOAD: N/A

- SOIL BEARING PRESSURE: 1,500 PSF (ASSUMED)

LATERAL LOAD:

- ULTIMATE WIND SPEED: 115 MPH
- EXPOSURE CATEGORY: C
- EXT. WIND PRESSURE: 23 PSF
- INTERNAL PRESSURE COEFFICIENT: N/A

- SEISMIC SITE CLASS: D-DEF
- SEISMIC DESIGN CATEGORY: D
- SEISMIC IMPORTANCE FACTOR: 1.0
- S_1: 0.343
- S_{DS}: 0.744
- S_{D1}: 0.448
- LFRS: STRUCTURAL SHEATHING
- C_S: 0.114
- R: 6.5

LFRS ANALYSIS: PER ASCE 7-16 SECTION 12.8 EQUIVALENT LATERAL FORCE PROCEDURE

GENERAL NOTES

1. ALL WORK SHALL CONFORM TO THE MINIMUM STANDARDS OF THE 2018 EDITION OF THE INTERNATIONAL BUILDING CODE (IBC), LOCAL AMENDMENTS TO THE THIS CODE, AND/OR ANY OTHER REGULATING AGENCIES WHICH HAVE AUTHORITY OVER ANY PORTION OF THE WORK PERFORMED.
2. CONSTRUCTION DOCUMENTS ARE VALID FOR A SINGLE USE FOR THE PROJECT LOCATION AND SHALL NOT BE REUSED, COPIED, OR REPRODUCED WITHOUT WRITTEN APPROVAL OF THE ENGINEER OF RECORD.
3. THE GENERAL CONTRACTOR IS RESPONSIBLE FOR THE METHOD, MEANS AND SEQUENCE OF ALL STRUCTURAL ERECTION UNLESS NOTED OTHERWISE ON THE DRAWINGS. FOCUS ENGINEERING AND SURVEYING IS NOT LIABLE FOR ANY DAMAGES OR INJURIES RESULTING FROM ANY METHODS, MEANS AND SEQUENCES OF STRUCTURAL ERECTION.
4. IF CHANGES OR DISCREPANCIES ARE MADE OR OBSERVED BEFORE, DURING OR AFTER CONSTRUCTION, IT IS THE RESPONSIBILITY OF THE GENERAL CONTRACTOR TO NOTIFY THE ENGINEER OF RECORD PRIOR TO PERFORMING ANY WORK INVOLVED OR RELATED TO THESE CHANGES OR DISCREPANCIES.
5. THE GENERAL CONTRACTOR AND EACH SUBCONTRACTOR SHALL VERIFY ALL SITE CONDITIONS, EXISTING BUILDINGS OR OTHERWISE, BEFORE BEGINNING WORK INCLUDING, BUT NOT LIMITED TO: SITE CONDITIONS, DIMENSIONS, ELEVATIONS, DOORS, WINDOWS, LOCATION OF INTERIOR AND EXTERIOR WALLS, STAIRS, FINISHES. IT IS THE RESPONSIBILITY OF THE GENERAL CONTRACTOR TO NOTIFY THE ENGINEER OF RECORD OF ANY DISCREPANCIES OR ANY ITEMS THAT ARE NOT IN AGREEMENT WITH THE CONSTRUCTION DOCUMENTS.
6. STRUCTURAL REQUIREMENTS SPECIFIED IN THE ENGINEERING REPORT AND STRUCTURAL DRAWINGS SHALL SUPERSEDE ANY STRUCTURAL ITEMS ADDRESSED IN THE ARCHITECTURAL PLANS, NOTES, DRAWINGS, OR DETAILS.
7. THE ENGINEERING REPORT AND STRUCTURAL DRAWINGS ONLY PERTAIN TO THE STRUCTURAL ELEMENTS OF THE PROJECT. THE ENGINEER OF RECORD ASSUMES NO LIABILITY FOR NON-STRUCTURAL ITEMS NOR THE LIABILITY FOR THE ACCURACY, COMPLETENESS, AND CODE COMPLIANCE OF ARCHITECTURAL, DRAINAGE, ELECTRICAL, MECHANICAL, SITE CIVIL, AND ANY NON-STRUCTURAL SPECIFICATIONS.
8. APPROVAL BY THE MUNICIPAL INSPECTOR DOES NOT IMPLY APPROVAL BY THE ENGINEER OF RECORD OR COMPLIANCE WITH THE PLANS, SPECIFICATIONS AND CODES. FOCUS ENGINEERING AND SURVEYING IS NOT RESPONSIBLE FOR ANY DAMAGES CAUSED BY OR RELATED TO CHANGES TO THE ORIGINAL DESIGN WITHOUT APPROVAL FROM THE ENGINEER OF RECORD.
9. ANY STRUCTURAL SPECIFICATIONS THAT APPEAR AMBIGUOUS OR UNCLEAR SHALL BE BROUGHT TO THE ATTENTION OF THE ENGINEER OF RECORD FOR CLARITY OR INTERPRETATION.
10. ALL SITE COMPACTED FILL SHALL BE FREE OF ANY ORGANIC MATTER AND PLACED PER THE GEOTECH RECOMMENDATIONS.
11. PROJECT SPECIFIC NOTES AND DETAILS SHALL SUPERSEDE GENERAL NOTES AND DETAILS.
12. THE DESIGN, ADEQUACY, AND SAFETY OF ERECTION BRACING, SHORING TEMPORARY SUPPORTS, ETC. IS THE SOLE RESPONSIBILITY OF THE GENERAL CONTRACTOR. THE CONTRACTOR IS RESPONSIBLE FOR THE STABILITY OF THE STRUCTURE PRIOR TO THE APPLICATION OF THE SHEAR WALLS, ROOF AND FLOOR DIAPHRAGMS AND FINISH MATERIALS. THE GENERAL CONTRACTOR SHALL PROVIDE THE NECESSARY BRACING TO PROVIDE A STABLE WORKING ENVIRONMENT IN COMPLIANCE WITH OSHA STANDARDS PRIOR TO THE APPLICATION OF THE AFOREMENTIONED MATERIALS.
13. ALL SHORING AND BRACING SHALL REMAIN IN PLACE UNTIL ALL PERMANENT MEMBERS ARE PLACED AND FINAL CONNECTORS ARE INSTALLED.
14. OBSERVATION VISITS TO THE SITE BY THE ENGINEER OF RECORD SHALL NOT INCLUDE THE INSPECTION OF THE CONSTRUCTION BRACING AS MENTIONED ABOVE.
16. ANY DIMENSIONS ON STRUCTURAL PLANS ARE FOR REFERENCE ONLY. VERIFY ALL DIMENSIONS WITH THE ARCHITECTURAL PLANS.
17. THE GENERAL CONTRACTOR SHALL BECOME FAMILIAR WITH ALL PORTIONS OF THE CONSTRUCTION DOCUMENTS RELATED TO THE SCOPE OF WORK OF THE STRUCTURE, AND INSURE THAT ALL SUBCONTRACTORS ARE FAMILIAR WITH THOSE PORTIONS THAT PERTAIN TO THEIR AREA OF WORK.

GENERAL FRAMING

(PER NDS)

1. ALL STRUCTURAL LUMBER, SHEATHING, AND TIMBER SHALL BE MARKED BY A COMPETENT AND RELIABLE COMPANY. THE COMPANY, GRADING AND GRADE MARKING SHALL BE SUBJECT TO APPROVAL BY THE ENGINEER OF RECORD.
2. ALL STRUCTURAL TIMBER MEMBERS SHALL BE DOUGLAS FIR-LARCH WITH A 19% MAXIMUM MOISTURE CONTENT OF THE FOLLOWING GRADES U.N.O.:
   - 2X STUD WALLS: STUD GRADE OR BETTER
   - 2X SILL PLATES: STANDARD GRADE OR BETTER
   - 2X JOISTS/RAFTERS: NO. 2
   - 2X BUILT-UP BEAMS/HEADER: NO. 2
   - HEAVY TIMBER: NO. 1
   - POSTS: NO. 2
3. ALL WOOD IN DIRECT CONTACT WITH CONCRETE, MASONRY AND/OR THAT IS NOT PERMANENTLY PROTECTED FROM THE ELEMENTS AND ALL STRUCTURAL LUMBER THAT IS WITHIN 18" TO EXPOSED GROUND SHALL BE OF A NATURALLY DECAY RESISTANT SPECIES OR PRESERVATIVE TREATED LUMBER.
4. STRUCTURAL MEMBERS MAY NOT BE CUT, NOTCHED OR CHAMFERED UNLESS SPECIFICALLY NOTED, DETAILED OR APPROVED BY THE ENGINEER OF RECORD.
5. FULL-HEIGHT BLOCKING SHALL BE PLACED BETWEEN JOISTS AND RAFTERS AT ALL BEARING LOCATIONS.
6. NO MORE THAN (2) SILL PLATES SHALL BE CONNECTED TO THE FOUNDATION WITH J-BOLTS THROUGH BOTH MEMBERS WITHOUT ADDITIONAL ENGINEERING.
7. BUILT-UP TIMBER BEAMS SHALL BE NAILED TOGETHER WITH (2) ROWS OF 10D NAILS AT 6" O.C.AT EACH FACE. U.N.O.
8. PROVIDE CONTINUOUS BEARING AND SOLID BLOCKING DOWN TO FOUNDATION AT ALL BEARING POINT LOADS.
9. ALL METAL ANCHORS, TIES AND CONNECTORS SHALL BE FROM SIMPSON STRONG-TIE AND INSTALLED PER MANUFACTURER'S SPECIFICATIONS. SUBSTITUTIONS MUST BE PRE-APPROVED IN WRITING BY THE ENGINEER OF RECORD.
10. OSB PLYWOOD FLOOR AND ROOF SHEATHING SHALL BE LAID CONTINUOUS OVER TWO OR MORE FRAMING SPANS WITH THE FACE GRAIN PERPENDICULAR TO THE FRAMING SUPPORTS. STAGGER ALL PLYWOOD JOINTS A MINIMUM OF 4'-0".
11. EXTERIOR WOOD SUPPORTED BY CONCRETE SHALL BE INSTALLED A MINIMUM OF 6" ABOVE EXPOSED EARTH.
12. EXTERIOR WALLS ADJACENT TO VAULTED CEILINGS SHALL BE BALLOON FRAMED WITH CONTINUOUS STUDS TO BOTTOM CHORD OF TRUSS OR RAFTER.
13. ROOF SHEATHING SHALL BE CONTINUOUS UNDERNEATH OVERBUILD FRAMING.
14. DOUBLE TOP PLATES SHALL HAVE A MINIMUM OF 4'-0" LAP SPLICE WITH A MINIMUM OF (8) 16D NAILS PER TOP PLATE SPLICE U.N.O. LAP SPLICES IN THE DOUBLE TOP PLATE SHALL OFFSET BY AT LEAST 4'-0".
15. TOP PLATE BREAKS SHALL OCCUR OVER STUDS.
16. ALL EXTERIOR WALLS SHALL BE SECURED WITH A MINIMUM OF 1/2"X10" ANCHOR BOLTS @ A MAXIMUM OF 32" O.C. SHEAR WALL DESIGN REQUIREMENTS WILL GOVERN IN ALL CASES.
17. ALL HARDWARE SHALL BE INSTALLED AND NAILED PER THE MANUFACTURER'S SPECIFICATIONS.
18. SOLID BLOCK ALL HORIZONTAL JOINTS BETWEEN THE BOTTOM PLATE AND DOUBLE TOP PLATE OF THE WALLS THAT HAVE OSB PLYWOOD.
19. EXTERIOR AND BEARING WALL STUDS ARE PERMITTED TO BE CUT OR NOTCHED WITH A DEPTH NOT TO EXCEED 25% OF THE STUD WIDTH. CUTS AND NOTCHES MAY NOT OCCUR AT THE SAME LOCATION.
20. EXTERIOR AND BEARING WALLS SHALL BE CAPPED WITH DOUBLE 2" NOMINAL THICK TOP PLATES. PROVIDE OVERLAP AT CORNERS AND INTERSECTIONS WITH OTHER PARTITION WALLS.
21. ALL MANUFACTURED WOOD PRODUCTS SHALL BE INSTALLED PER THE MANUFACTURER'S SPECIFICATIONS.
22. SEE MANUFACTURER'S SPECIFICATIONS FOR DRILLING HOLES AND CUTTING NOTCHES AND CHAMFERS.
23. ALL RAFTERS AND JOISTS OVER 3'-0" SHALL BE HANGERED IF NOT SUPPORTED BY BOTTOM BEARING.
24. ALTERNATE ENGINEERED WOOD PRODUCTS MUST BE PRE-APPROVED IN WRITING BY THE ENGINEER OF RECORD PRIOR TO INSTALLATION.
25. ACCEPTABLE MANUFACTURERS OF ENGINEERED WOOD PRODUCTS:
   - WEYERHAUSER I-LEVEL PRODUCTS
   - LOUISIANA PACIFIC PRODUCTS
   - BOISE CASCADE PRODUCTS
   - ALL OTHER MANUFACTURER'S SHALL BE PRE-APPROVED BY THE ENGINEER OF RECORD PRIOR TO INSTALLATION.
28. THE USE OF ANY PRODUCT NOT SPECIFIED IN THE PLANS OR CALCULATIONS SHALL BE APPROVED BY THE ENGINEER OF RECORD PRIOR TO INSTALLATION.

GLULAM

1. GLULAM BEAMS SHALL BE 24F-V4 (SIMPLE SPAN) OR 24F-V8 (CANTILEVERED)
2. MINIMUM DESIGN VALUES:
   - E = 1,800,000 PSI
   - F_B = 2,400 PSI
   - F_V = 265 PSI

MICROLLAM

1. MICROLLAM BEAMS SHALL BE LAMINATED VENEER LUMBER (LVL)
2. MINIMUM DESIGN VALUES:
   - E = 2,000,000 PSI
   - F_B= 2,600 PSI
   - F_V = 285 PSI

PARALLAM

1. PARALLAM BEAMS SHALL BE PARALLEL STRAND LUMBER (PSL)
2. MINIMUM DESIGN VALUES:
   - E = 2,200,000 PSI
   - F_B = 2,900 PSI
   - F_V= 290 PSI

TIMBERSTRAND

1. TIMBERSTRAND BEAMS SHALL BE LAMINATED STRAND LUMBER (LSL)
2. MINIMUM DESIGN VALUES:
   - E = 1,550,000 PSI
   - F_B = 2,325 PSI
   - F_V = 310 PSI

PREFABRICATED WOOD I-JOIST

1. PREFABRICATED I-JOIST SHALL BE WEYERHAUESER TRUS JOIST TJI SERIES. U.N.O. INSTALL PER MANUFACTURER'S SPECIFICATIONS.

PRE-ENGINEERED WOOD TRUSSES

(PER 2018 IBC 2303.4)

1. TRUSSES SHALL BE DESIGNED IN ACCORDANCE WITH THE CURRENT IBC, LOCAL BUILDING CODES FOR ALL IMPOSED LOADS, INCLUDING LATERAL LOADS, ROOF OVERBUILDS, OVERHEAD DOORS, AND ANY MECHANICAL EQUIPMENT LOADS.
2. ALL CALCULATIONS AND SHOP DRAWINGS SHALL BE CERTIFIED BY A LICENSED ENGINEER IN THE STATE WHERE THE PROJECT WILL BE CONSTRUCTED. THE MANUFACTURER OR GENERAL CONTRACTOR SHALL SUPPLY ALL THE TRUSS CALCULATIONS AND SHOP DRAWINGS TO THE ENGINEER OF RECORD AND THE LOCAL BUILDING OFFICIAL PRIOR TO FABRICATION.
3. TOTAL LOAD DEFLECTIONS SHALL BE LIMITED TO L/240 AND DEFLECTIONS DUE TO LIVE LOADS SHALL BE LIMITED TO L/360.
4. PERMANENT TRUSS BRACING INFORMATION SHALL BE SUPPLIED BY THE TRUSS MANUFACTURER.
5. THE TRUSS MANUFACTURER SHALL ASSUME LIABILITY OF THE DESIGN AND FABRICATION OF THE PRE-ENGINEERED TRUSSES.
6. THE CONTRACTOR SHALL ASSUME LIABILITY FOR THE INSTALLATION OF THE PRE-ENGINEERED TRUSSES AS PER THE MANUFACTURER'S SPECIFICATIONS.
7. ANY DISCREPANCIES BETWEEN THE TRUSS MANUFACTURER'S TRUSS LAYOUT AND THE DRAWINGS SHOULD BE BROUGHT TO THE ATTENTION OF THE ENGINEER OF RECORD PRIOR TO THE FABRICATION OF THE TRUSSES.
8. THE TRUSS MANUFACTURER SHALL VERIFY ALL LOADS WITH THE ENGINEER OF RECORD.
9. TRUSS MEMBERS AND COMPONENTS SHALL NOT BE CUT, NOTCHED, DRILLED, SPLICED OR OTHERWISE ALTERED IN ANY WAY WITHOUT WRITTEN APPROVAL FROM THE TRUSS ENGINEER.
10. ALTERATIONS RESULTING IN AN ADDITION OF LOADS TO ANY MEMBER SHALL NOT BE PERMITTED WITHOUT THE APPROVAL OF THE TRUSS ENGINEER.

CONCRETE

(ACI 318, 2018 IBC CHAPTER 18/19)

1. CONCRETE EXPOSURE CLASSES ACCORDING TO ACI 318-11 SECTION 4.2.1 AND TABLE 4.2.1: F1, S1, P0, C0
2. ALL CONCRETE MATERIALS, QUALITY CONTROL, AND CONSTRUCTION SHALL COMPLY WITH THE LOCAL BUILDING CODES AND ACI 318.
3. WATER SHALL BE POTABLE AND FREE FROM INJURIOUS AMOUNTS OF OIL, ACIDS, SALTS, ORGANIC MATERIALS, ETC.
4. COMPRESSIVE STRENGTH f'c (MINIMUM SPECIFIED AT 28 DAYS):
   - FOOTINGS = 4,000 PSI
   - FOUNDATION = 4,000 PSI
   - SLAB ON GRADE = 4,000 PSI

3. FOOTINGS
   - ALL FOOTINGS SHALL BEAR PAST THE FROST LINE OF THE LOCALITY.
   - WALLS AND COLUMNS SHALL BE CENTERED ON FOOTINGS U.N.O.
   - NO PENETRATIONS ARE ALLOWED THROUGH FOOTINGS.

4. CONCRETE EXPOSED TO FREEZE/THAW CYCLES SHALL CONFORM TO THE MAX WATER/CEMENT RATIOS OF ACI 318-14 TABLE 19.3.2.1 AND SHALL USE AIR ENTRAINMENT PER ACI 318-14 TABLE 19.3.3.1 (IN CONFORMANCE WITH ASTM C260).
5. THE GENERAL CONTRACTOR SHALL PROVIDE A WATERPROOF/ DAMPPROOF MEMBRANE PER THE 2015 IBC SECTION 1805.
6. BACKFILL SHALL NOT BE PLACED AGAINST A FOUNDATION WALL UNTIL THE WALL HAS SUFFICIENT STRENGTH AND IS ANCHORED TO THE FLOOR ABOVE OR IS SUFFICIENTLY BRACED TO PREVENT DAMAGE FROM THE BACKFILL
7. BACKFILL SOIL SHALL BE FREE OF ORGANIC MATERIAL, CONSTRUCTION DEBRIS, COBBLE OR BOULDERS. THE BACKFILL SHALL BE PLACED IN LIFTS AND COMPACTED IN A MANNER THAT DOES NOT DAMAGE THE FOUNDATION WALL OR THE WATERPROOFING/DAMPPROOFING MATERIAL.
8. THE GROUND IMMEDIATELY ADJACENT TO THE FOUNDATION WALL SHALL HAVE A 5% SLOPE AWAY FROM THE BUILDING FOR A MINIMUM DISTANCE OF 10 FEET MEASURED PERPENDICULAR FROM THE FACE OF THE FOUNDATION WALL.
9. THE THICKNESS OF CONCRETE SLABS ON GRADE FLOORS SHALL NOT BE LESS THAN 5".
10. ADHESIVE ANCHORS SHALL BE INSTALLED WITH SIMPSON SET-XP EPOXY PER THE MANUFACTURER'S SPECIFICATIONS.
11. REINFORCEMENT STEEL SHALL BE ACCURATELY PLACED AND SUPPORTED AGAINST DISPLACEMENT PRIOR TO CONCRETE POUR.

FASTENERS

(PER 2018 IBC 2303.6, 2304.9)

1. FASTENERS IN ANY TYPE OF PRESERVATIVE-TREATED AND FIRE-RETARDANT TREATED WOOD PRODUCT SHALL BE OF HOT DIPPED ZINC-COATED GALVANIZED STEEL, STAINLESS STEEL, SILICON BRONZE, OR COPPER.
2. SHEATHING FASTENERS SHALL BE DRIVEN SO THE HEAD OR CROWN OF THE NAIL IS FLUSH WITH THE SHEATHING SURFACE.
3. BOLT HOLES SHALL BE DRILLED WITH A BIT 1/32" TO 1/16" LARGER THAN THE NOMINAL BOLT DIAMETER. ALL BOLTS SHALL HAVE STANDARD CUT WASHERS UNDER HEAD AND NUT.
4. ALL NAILS SHALL BE COMMON WIRE.
5. NAILS:
   - 8D = 0.131" X 2.5"
   - 10D = 0.148" X 3.0"
   - 16D = 0.162" X 3.5"
6. STAPLES:
   - 16GA = 1.5 X .4375" CROWN
7. POWER DRIVEN PINS:
   - CONCRETE DRIVE PINS = 0.145" X 2.5" WITH PRE-ASSEMBLED WASHER
8. BOLTS
   - CONNECTOR BOLTS = ASTM A307
   - HIGH STRENGTH BOLTS = ASTM A325
   - ANCHOR BOLTS = ASTM 307 WITH A 3"X3"X0.229" PLATE WASHER EMBEDDED 7" INTO CONCRETE

STRUCTURAL STEEL

(IBC 2018 CHAPTER 22, AISC 14TH ED.)

1. ALL STRUCTURAL STEEL SHALL BE DESIGNED, FABRICATED AND WELDED IN ACCORDANCE WITH THE CURRENT IBC AND THE CURRENT EDITION OF THE AMERICAN INSTITUTE OF STEEL CONSTRUCTION.
2. ALL WELDING SHALL BE PERFORMED BY CERTIFIED WELDERS AND SHALL CONFORM TO ALL AWS STANDARDS. ALL WELDS SHALL HAVE THE SLAG REMOVED.
3. ALL STRUCTURAL STEEL SHALL BE FABRICATED IN THE SHOP OF A LICENSED FABRICATOR AND SHOP DRAWINGS SHALL BE SUBMITTED TO THE ENGINEER OF RECORD FOR APPROVAL PRIOR TO FABRICATION.
4. STEEL FABRICATOR SHALL FIELD CHECK ALL DIMENSIONS PRIOR TO FABRICATION.
5. STEEL TO STEEL CONNECTIONS SHALL BE MADE WITH HIGH STRENGTH BOLTS.
6. ALL STEEL EXPOSED TO THE ELEMENTS SHALL BE HOT-DIPPED GALVANIZED OR PROPERLY PRIMED AND PAINTED AFTER FABRICATION.
7. WIDE FLANGE SHAPES SHALL CONFORM TO ASTM A992. f_y = 50 KSI.
8. PIPE COLUMNS SHALL CONFORM TO ASTM A53 GRADE B.
9. TUBE COLUMNS SHALL CONFORM TO ASTM A500 GRADE B.
10. PLATES, BARS, ANGLES, CHANNELS AND OTHER MISCELLANEOUS STEEL SHAPES SHALL CONFORM TO ASTM A36, f_y = 36 KSI.

MARK	REVISION	DATE

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DATE:	08/31/2022
PROJECT #:	22-7201
PROJ. MAN.:	SJO
CHECKED BY:	CRL

PROJECT:
GEOFF DEARING RETAIL
12480 S 5600 W,
HERRIMAN CITY, UTAH

PROFESSIONAL STRUCTURAL ENGINEER
No. 293261
CRAIG R. LYN
08/31/2022
STATE OF UTAH

SHEET DESCRIPTION: *GENERAL NOTES*

SHEET: *S400*

GENERAL STRUCTURAL NOTES CONTINUED:

REINFORCING STEEL

1. STEEL REINFORCEMENT SHALL BE FREE FROM MUD, OIL, AND OTHER NON-METALLIC COATINGS THAT DECREASE BONDING CAPACITY AT THE TIME OF INSTALLATION.
2. REINFORCEMENT SHALL BE ACCURATELY PLACED AND ADEQUATELY SUPPORTED BEFORE CONCRETE IS PLACED.
3. ALL SPLICES IN CONTINUOUS REINFORCEMENT SHALL LAP 40 BAR DIAMETERS. U.N.O.
4. COVER
   - CONCRETE CAST AGAINST AND PERMANENTLY EXPOSED TO EARTH: 3"
   - CONCRETE EXPOSED TO EARTH OR WEATHER:
     - #5 BAR AND SMALLER: 1 1/2"
     - #6 BAR AND LARGER: 2"
   - CONCRETE NOT EXPOSED WEATHER OR IN CONTACT WITH GROUND:
     - SLABS AND WALLS, #11 & SMALLER: 3/4"
     - SLABS ON GRADE: CENTER OF SLAB
5. f_y= 60 KSI

SOILS

1. FOCUS ENGINEERING & SURVEYING DOES NOT PROVIDE ANY GEOTECHNICAL ENGINEERING SERVICES. ALL GEOTECHNICAL SERVICES ARE TO BE EMPLOYED AT THE EXPENSE OF THE GENERAL CONTRACTOR OR OWNER. FOCUS ENGINEERING & SURVEYING WILL NOT BE LIABLE FOR ANY DAMAGES TO THE STRUCTURE RELATED TO GEOTECHNICAL DEFICIENCIES.
2. IF THE CONTRACTOR FAILS TO PROVIDE FOCUS ENGINEERING & SURVEYING WITH A GEOTECHNICAL INVESTIGATION AT THE TIME A CONTRACT IS MADE, FOCUS ENGINEERING WILL ASSUME AN ALLOWABLE SOIL BEARING PRESSURE OF 1500 PSF AND IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO INSURE A MINIMUM ALLOWABLE SOIL BEARING PRESSURE OF 1500 PSF. FOCUS ENGINEERING & SURVEYING WILL NOT BE HELD LIABLE FOR ANY STRUCTURAL DAMAGES RELATED TO ANY LACK OF CONFORMANCE BY THE CONTRACTOR TO INSURE THIS MINIMUM ALLOWABLE SOIL BEARING PRESSURE.
3. THE GEOTECHNICAL INVESTIGATION SHALL BE PERFORMED PER THE 2015 IBC SECTION 18.
4. DO NOT PLACE FOOTINGS ON DISTURBED, UNDOCUMENTED FILL, FROZEN SOIL, OR IN PONDED WATER.
5. ALL FOOTINGS, FOUNDATIONS, EXCAVATION, GRADING AND FILL SHALL BE PERFORMED PER THE APPROVED GEOTECHNICAL REPORT.
6. SOIL CONDITIONS SHALL BE OBSERVED PRIOR TO PLACEMENT OF FOOTINGS.
7. AT LOCATIONS WHERE STRUCTURAL FILL IS REQUIRED, FILL SHALL BE PLACED IN 6" LIFTS & COMPACTED AT OPTIMUM MOISTURE CONTENT. REFER TO THE GEOTECHNICAL REPORT FOR DEPTH AND EXTENT OF THE STRUCTURAL FILL.

SPECIAL INSPECTIONS

(2018 IBC CHAPTER 17, ACI 318)

1. SPECIAL INSPECTIONS AND STRUCTURAL TESTING SHALL BE PROVIDED BY AN INDEPENDENT AGENCY EMPLOYED BY THE OWNER FOR THE ITEMS IDENTIFIED IN THIS SECTION AND IN OTHER AREAS OF THE APPROVED CONSTRUCTION PLANS AND SPECIFICATIONS, UNLESS WAIVED BY THE BUILDING OFFICIAL (SEE IBC CHAPTER 17).
2. THE NAMES AND CREDENTIALS OF THE SPECIAL INSPECTORS TO BE USED SHALL BE SUBMITTED TO THE BUILDING OFFICIAL FOR APPROVAL.
3. DUTIES OF THE SPECIAL INSPECTOR:
   a. THE SPECIAL INSPECTOR SHALL REVIEW ALL WORK LISTED BELOW FOR CONFORMANCE WITH THE APPROVED CONSTRUCTION PLANS AND SPECIFICATIONS AND THE 2012 IBC.
   b. THE SPECIAL INSPECTOR SHALL FURNISH SPECIAL INSPECTION REPORTS TO THE EOR, CONTRACTOR, OWNER AND BUILDING OFFICIAL ON A WEEKLY BASIS, OR MORE FREQUENTLY AS REQUIRED BY THE BUILDING OFFICIAL. ALL ITEMS NOT IN COMPLIANCE SHALL BE BROUGHT TO THE IMMEDIATE ATTENTION OF THE CONTRACTOR FOR CORRECTION, AND IF UNCORRECTED, TO THE EOR AND THE BUILDING OFFICIAL.
   c. ONCE CORRECTIONS HAVE BEEN MADE BY THE CONTRACTOR, THE SPECIAL INSPECTOR SHALL SUBMIT A FINAL SIGNED REPORT TO THE BUILDING OFFICIAL STATING THAT THE WORK REQUIRING SPECIAL INSPECTION WAS, TO THE BEST OF THE SPECIAL INSPECTOR'S KNOWLEDGE, IN CONFORMANCE WITH THE APPROVED CONSTRUCTION PLANS AND SPECIFICATIONS AS WELL AS THE APPLICABLE WORKMANSHIP PROVISIONS OF THE 2015 IBC.
4. DUTIES AND RESPONSIBILITIES OF THE CONTRACTOR:
   a. THE CONTRACTOR SHALL SUBMIT A WRITTEN STATEMENT OF RESPONSIBILITY TO THE OWNER AND THE BUILDING OFFICIAL PRIOR TO THE COMMENCEMENT OF WORK. IN ACCORDANCE WITH IBC 1704.4, THE STATEMENT OF RESPONSIBILITY SHALL CONTAIN ACKNOWLEDGEMENT OF THE SPECIAL INSPECTION REQUIREMENTS CONTAINED WITHIN THIS "STATEMENT OF SPECIAL INSPECTIONS".
   b. THE CONTRACTOR SHALL NOTIFY THE RESPONSIBLE SPECIAL INSPECTOR THAT WORK IS READY FOR INSPECTION AT LEAST ONE WORKING DAY (24 HOURS MINIMUM) BEFORE SUCH INSPECTION IS REQUIRED.
   c. ALL WORK REQUIRING SPECIAL INSPECTION SHALL REMAIN ACCESSIBLE AND EXPOSED UNTIL IT HAS BEEN OBSERVED BY THE SPECIAL INSPECTOR.
5. PLEASE SEE THE SPECIAL INSPECTION SCHEDULE BELOW FOR THE TYPES, EXTENTS AND FREQUENCY OF SPECIFIC ITEMS REQUIRING SPECIAL INSPECTIONS AND STRUCTURAL TESTS AS PART OF THIS PROJECT.

SPECIAL INSPECTION SCHEDULE

AREAS REQUIRING SPECIAL INSPECTION:	FREQUENCY		COMMENTS:
	CONTINUOUS	PERIODIC	
FABRICATORS (1704.2.5):			
	X		IF FABRICATOR IS APPROVED, ON-SITE INSPECTION IS NOT REQUIRED BUT A CERTIFICATE OF COMPLETION MUST BE PROVIDED TO THE B.O. (IBC 1704.2.5.2)
SOILS (IBC 1705.6):			
VERIFY ADEQUATE MATERIALS BELOW FOOTINGS		X	PRIOR TO PLACEMENT OF CONCRETE
EXCAVATION EXTEND TO PROPER DEPTH/MATERIAL		X	PRIOR TO PLACEMENT OF COMPACTED FILL OR CONCRETE
CLASSIFICATION AND TESTING OF FILL MATERIALS		X	CHECK CLASSIFICATION AND GRADATIONS OF EACH LIFT BUT NOT LESS THAN ONCE FOR EACH 10,000 ft^2 OF SURFACE AREA.
VERIFY PROPER FILL MATERIALS, LIFT THICKNESSES, AND IN-PLACE DENSITIES	X		
VERIFY PROPERLY PREPARED SITE AND SUB GRADE		X	PRIOR TO PLACEMENT OF CONCRETE
CONCRETE CONSTRUCTION (IBC 1705.3):			
REINFORCING STEEL PLACEMENT		X	VERIFY SIZE, CLEARANCES, SPLICES AND PROPERTIES
EMBEDDED BOLTS OR PLATES	X		
VERIFY REQUIRED DESIGN MIX		X	VERIFY MIX DESIGN MEETS STRENGTH AND EXPOSURE REQUIREMENTS LISTED ON APPROVED PLANS
CONCRETE PLACEMENT/SAMPLING	X		INCLUDES SAMPLING FOR AIR, SLUMP, STRENGTH AND TEMPERATURE TECHNIQUES
INSPECT FORMWORK		X	VERIFY SHAPE, LOCATION, AND MEMBER DIMENSIONS
POST-INSTALLED ANCHORS	X		IN ACCORDANCE WITH APPROVED ICC-ES REPORT. PERIODIC INSPECTIONS ALLOWED IF STATED IN ES REPORT.
WOOD CONSTRUCTION (IBC 1705.11.1):			
NAILING, BOLTING ANCHORING OF MAIN WIND FORCE RESISTING SYSTEM (MWFRS)		X	REQUIRED FOR NAILING, BOLTING, ANCHORING AND OTHER FASTENING OF THE MWFRS WHERE SHEATHING NAILING SPACING IS 4" O.C. OR LESS.

MARK	REVISION	DATE

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DATE: 08/31/2022
PROJECT #: 22-7201
PROJ. MAN.: SJO
CHECKED BY: CRL

PROJECT:
GEOFF DEARING RETAIL

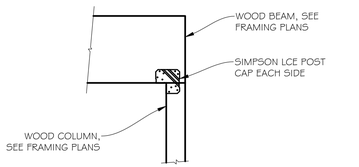
12480 S 5600 W,
HERRIMAN CITY, UTAH

PROFESSIONAL STRUCTURAL ENGINEER
No. 293261
CRAIG R. LYN
08/31/2022
STATE OF UTAH

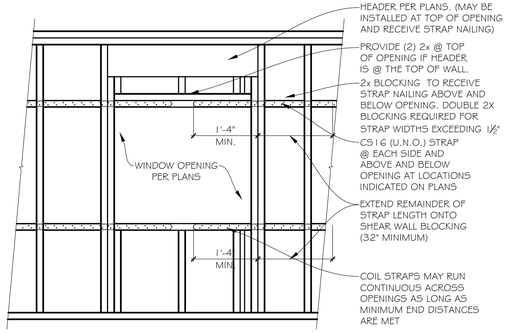
SHEET DESCRIPTION:
GENERAL NOTES

SHEET:
S401

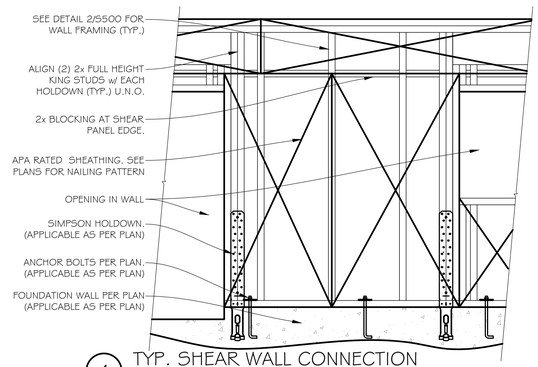
MARK	REVISION	DATE



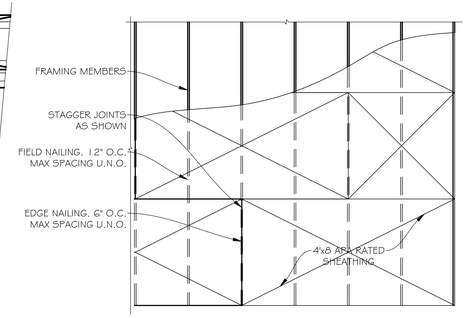
10 WOOD BEAM TO WOOD COLUMN



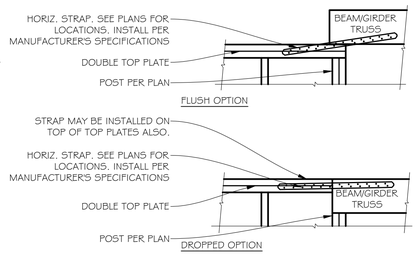
7 STRAPPED OPENING @ HEADER & SILL (ONLY REQUIRED AS CALLED ON PLANS)



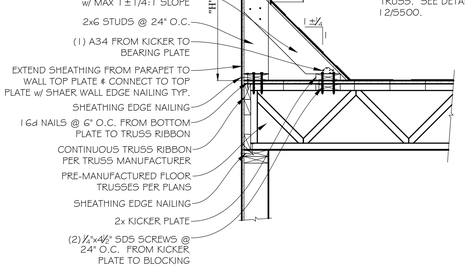
4 TYP. SHEAR WALL CONNECTION



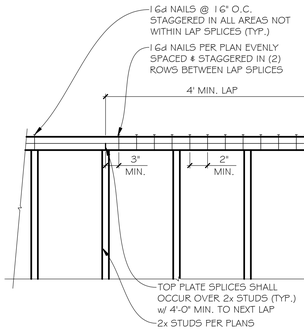
1 HORIZONTAL DIAPHRAGM



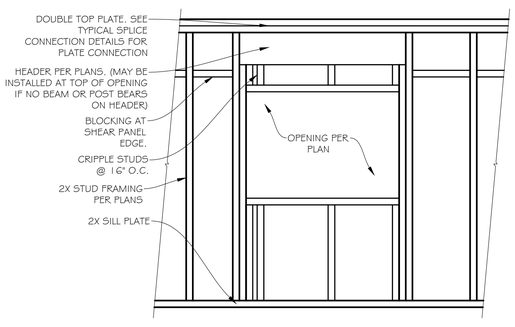
11 HORIZ. STRAP OPTIONS



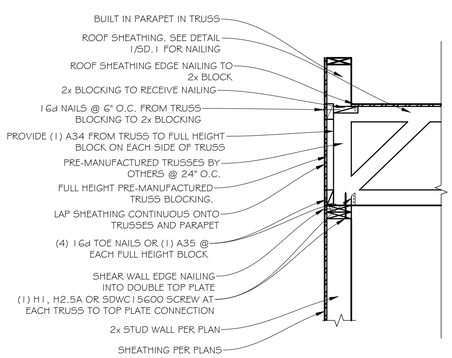
8 TALL PARAPET w/ TRUSS PERPENDICULAR



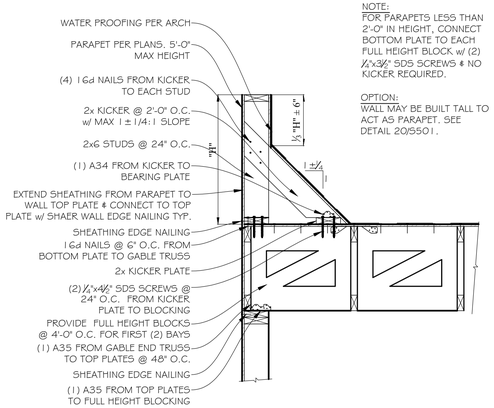
5 TYP. TOP PLATE SPLICE CONNECTION



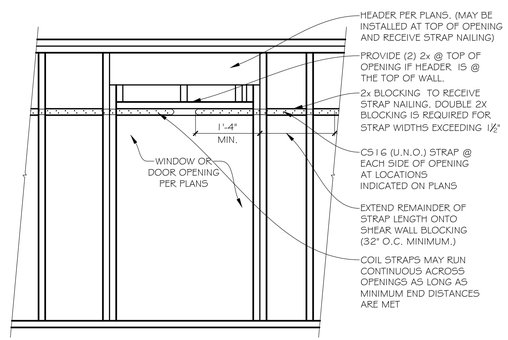
2 TYPICAL WALL FRAMING



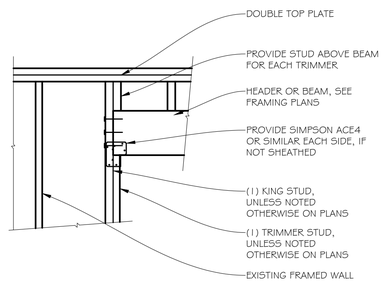
12 SHORT PARAPET w/ TRUSS PERPENDICULAR



9 TALL PARAPET w/ TRUSS PARALLEL



6 STRAPPED OPENING @ HEADER (ONLY REQUIRED AS CALLED ON PLANS)



3 TYPICAL HEADER

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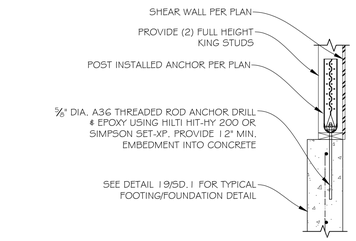
PROFESSIONAL STRUCTURAL ENGINEER
No. 293261
CRAIG R. LIM
08/31/2022
STATE OF UTAH

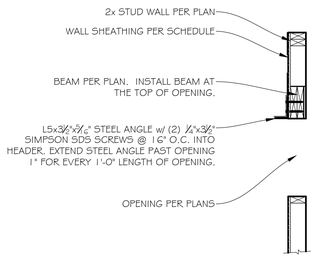
SHEET DESCRIPTION:
STRUCTURAL DETAILS

SHEET:
S500

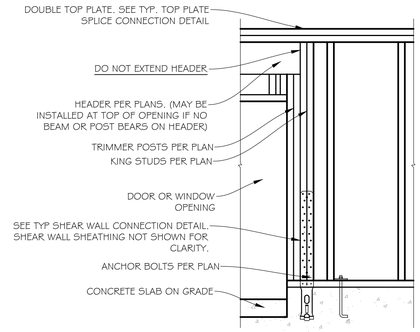
MARK	REVISION	DATE



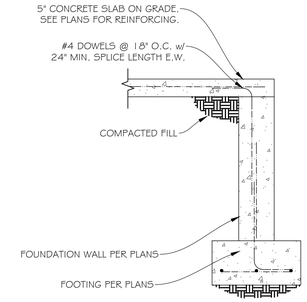
22 POST INSTALLED HOLD DOWN



19 TYPICAL STEEL LINTEL



16 TYPICAL SLAB ON GRADE OPENING

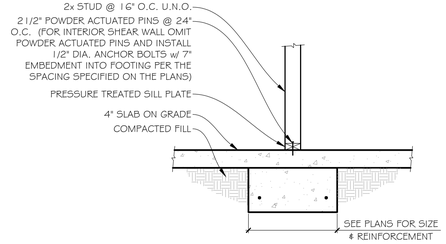


13 FOUNDATION WALL @ ENTRY/STOREFRONT

23 CAST IN PLACE HDU HOLD DOWN

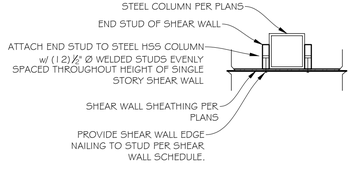
20 SHORT PARAPET w/ TRUSS PARALLEL

17 TYP. PIER FOUNDATION

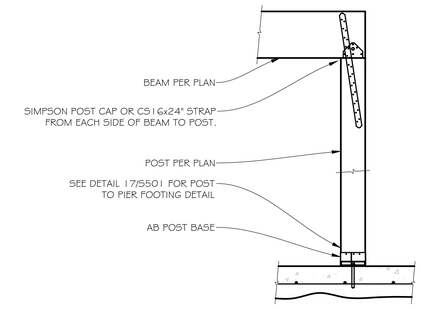


14 TYP. INTERIOR FOOTING

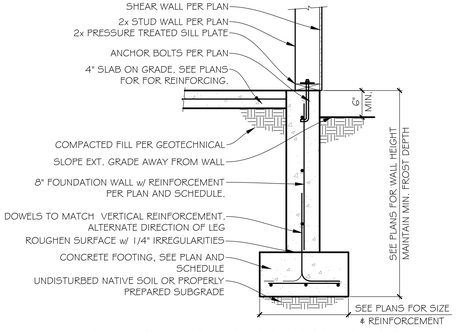
24 TYPICAL HOLD DOWN



21 SHEAR WALL TO STEEL COLUMN



18 WOOD BEAM TO WOOD COLUMN



15 TYP. SLAB ON GRADE FOUNDATION

FOCUS ENGINEERING & SURVEYING

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SUITE #105
PLEASANT GROVE, UTAH 84062
PHONE: (801) 769-3000
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DATE: 08/31/2022
PROJ. MAN.: SJO
CHECKED BY: CRL

PROJECT:
GEOFF DEARING RETAIL

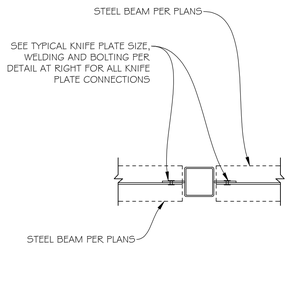
12480 S 5600 W,
HERRIMAN CITY, UTAH

PROFESSIONAL STRUCTURAL ENGINEER
No. 293261
CRAIG R. LIM
08/31/2022
STATE OF UTAH

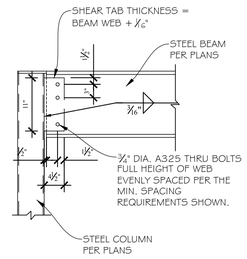
SHEET DESCRIPTION:
STRUCTURAL DETAILS

SHEET:
S501

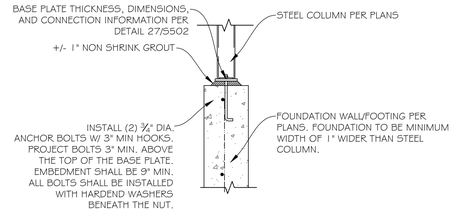
MARK	REVISION	DATE



PLAN VIEW

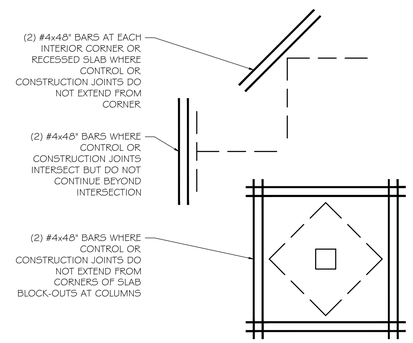


TYPICAL KNIFE PLATE CONNECTIONS

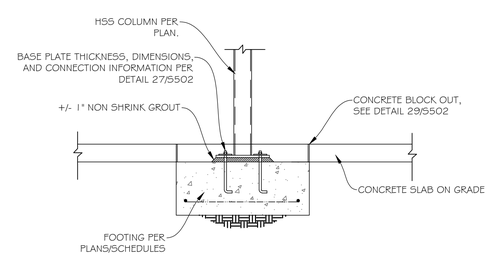


28 STEEL BEAM TO STEEL COLUMN

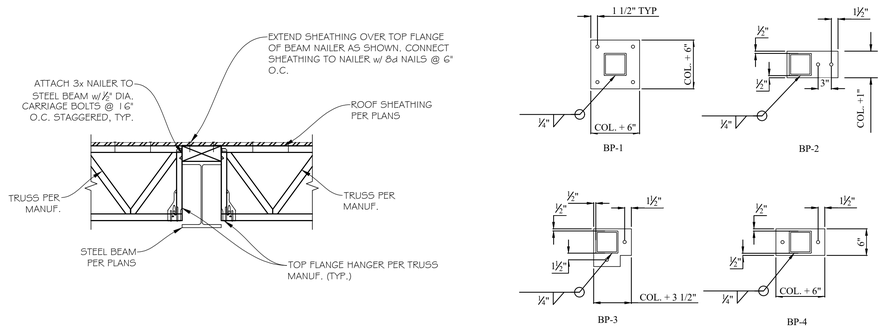
25 STEEL COLUMN TO FOUNDATION WALL



29 ADDITIONAL SLAB REINFORCEMENT



26 STEEL COLUMN TO INTERIOR FOOTING



NOTE:
1. CONNECT SHEATHING TO BEAM AS SPECIFIED HERE WHERE JOISTS ARE PERP. TO THAT SHOWN TYP.

30 TRUSS TO STEEL BEAM

BASE PLATE NOTES:

1. INSTALL WITH 3/4" DIA. ANCHOR BOLTS W/ 3" MIN HOOKS. PROJECT BOLTS 3" MIN. ABOVE THE TOP OF THE BASE PLATE. EMBEDMENT SHALL BE 9" MIN. ALL BOLTS SHALL BE INSTALLED WITH HARDENED WASHERS BENEATH THE NUT.
2. ANCHOR BOLTS SHALL NOT BE WELDED (INCLUDING TACK WELDS).
3. BASE PLATE THICKNESS TO BE 3/4" THICK.

27 TYPICAL BASE PLATE

FOCUS ENGINEERING & SURVEYING

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PHONE: (801) 769-3000
cma@cmautah.com

DATE: 08/31/2022
PROJECT #: 22-7201
PROJ. MAN.: SJO
CHECKED BY: CRL

PROJECT:
GEOFF DEARING RETAIL

12480 S 5600 W,
HERRIMAN CITY, UTAH

PROFESSIONAL STRUCTURAL ENGINEER
No. 293261
CRAIG R. LYN
08/31/2022
STATE OF UTAH

SHEET DESCRIPTION:
STRUCTURAL DETAILS

SHEET:
S502

MARK	REVISION	DATE

MECHANICAL GENERAL NOTES (APPLIES TO ALL SHEETS):

1. ALL WORK SHALL BE PROVIDED IN ACCORDANCE WITH 2018 INTERNATIONAL BUILDING CODES AND ALL APPLICABLE NATIONAL AND STATE CODES, AND SAFETY STANDARDS, INCLUDING ANY LOCAL AMENDMENTS ADOPTED BY THE STATE OF UTAH.
2. CONTRACTOR SHALL BE RESPONSIBLE FOR SECURING ALL REQUIRED PERMITS PRIOR TO EXECUTION OF ANY WORK ON THE PROJECT.
3. ALL MECHANICAL EQUIPMENT SCHEDULED/SHOWN ON PLANS HAS BEEN SIZED IN ACCORDANCE WITH ASHRAE STANDARD 183, "PEAK COOLING AND HEATING LOAD CALCULATIONS IN BUILDINGS EXCEPT LOW-RISE RESIDENTIAL BUILDINGS," USING INDUSTRY STANDARD SOFTWARE: I.E. ELITE SOFTWARE CHVAC, TRANE TRACE, ETC.
4. PROJECT/BUILDING(S) MINIMUM VENTILATION RATES HAVE BEEN CALCULATED IN ACCORDANCE WITH INTERNATIONAL MECHANICAL CODE (IMC) TABLE 403.3.1.1.
5. WORK INCLUDED: FURNISH MATERIAL, LABOR AND SERVICES NECESSARY FOR AND INCIDENTAL TO THE INSTALLATION OF THE FOLLOWING SYSTEMS WHERE SHOWN ON THE PLANS AND AS HEREINAFTER SPECIFIED. INCLUDE ALL NECESSARY WORK, MATERIALS, AND EQUIPMENT TO PERFORM WORK COMPLETELY.
   - 5.1. AIR HANDLING EQUIPMENT INCLUDING, BUT NOT LIMITED TO, PACKAGED DX ROOFTOP AIR HANDLING UNITS.
   - 5.2. INSTALLING ACCESSORIES SPECIFIED IN REFERENCED SECTIONS ABOVE.
   - 5.3. CLEANING AND PRESSURE TESTING OF ALL EQUIPMENT, PIPING, AND ACCESSORIES IN ACCORDANCE WITH MANUFACTURERS REQUIREMENTS AS WELL AS INDUSTRY STANDARDS/PRACTICES.
   - 5.4. MECHANICAL CONTRACTOR (MC) SHALL COORDINATE WITH THE PLUMBING CONTRACTOR (PC) REGARDING EQUIPMENT SUPPLIED BY MC TO BE INSTALLED BY THE PC.
   - 5.5. CONTRACTOR SHALL COORDINATE HIS WORK WITH THE WORK OF OTHER TRADES, AND WITH THE ARCHITECTURAL AND STRUCTURAL DRAWINGS.
6. MECHANICAL CONTRACTOR (MC) SHALL BE RESPONSIBLE FOR PERFORMING A FIELD REVIEW OF ALL WORK IDENTIFIED WITHIN THE CONTRACT DOCUMENTS IN COORDINATION WITH ALL OTHER DISCIPLINES ON THE PROJECT PRIOR TO THE COMMENCEMENT OF ANY WORK. MC SHALL ALSO BE RESPONSIBLE FOR FINAL ROUTING OF ALL EQUIPMENT IN COORDINATION WITH ALL OTHER SYSTEMS PRESENT WITHIN SCOPE OF WORK.
7. MC SHALL REFER TO THE SCHEDULES ON THE M5 SERIES SHEETS FOR ALL SPECIFIED HVAC PIPING, EQUIPMENT, AND ASSOCIATED COMPONENTS/MATERIALS.
8. MC SHALL PROVIDE SEISMIC RESTRAINT FOR ALL EQUIPMENT AS REQUIRED BY CODE. MC SHALL DESIGN ALL SUPPORTS TO WITHSTAND SEISMIC LOADS AS SPECIFIED IN THE IBC. PROVIDE REQUIRED SHOP DRAWINGS TO BUILDING AUTHORITY PRIOR TO INSTALLATION.

DUCTWORK AND AIR DISTRIBUTION (APPLIES TO ALL SHEETS):

1. WORK FOR THIS SECTION HAS BEEN DESIGNED, AND SHALL BE INSTALLED IN ACCORDANCE WITH THE FOLLOWING CODES AND STANDARDS:
   - 1.1. ASHRAE, "HANDBOOK 2017 FUNDAMENTALS", CHAPTER 21 – DUCT DESIGN.
     - 1.1.1. ALL DUCTWORK SIZING SHOWN ON THE PLANS HAS BEEN PERFORMED IN ACCORDANCE WITH ASHRAE'S 'EQUAL FRICTION METHOD.
     - 1.1.2. UNLESS OTHERWISE NOTED ON THE PLANS, ALL DUCTWORK IS DESIGNED IN ACCORDANCE WITH LOW STATIC PRESSURE REQUIREMENTS. STANDARD DUCTWORK DESIGN PRESSURE DROP CRITERIA IS AS FOLLOWS:
       - 1.1.2.1. SUPPLY AIR DUCTWORK: 0.08 "W.C. PER 100'
       - 1.1.2.2. RETURN AIR DUCTWORK: 0.06 "W.C. PER 100'
       - 1.1.2.3. EXHAUST AIR DUCTWORK: 0.06 "W.C. PER 100'
   - 1.2. ASHRAE, "HANDBOOK 2020 HVAC SYSTEMS AND EQUIPMENT", CHAPTER 19 – DUCT CONSTRUCTION.
   - 1.3. ASHRAE, "HANDBOOK 2020 HVAC SYSTEMS AND EQUIPMENT", CHAPTER 20 – ROOM AIR DISTRIBUTION EQUIPMENT.
   - 1.4. SMACNA "HVAC DUCT CONSTRUCTION STANDARD – METAL AND FLEXIBLE" – LATEST EDITION
2. MATERIALS:
   - 2.1. ALL DUCTS UNLESS SPECIFIED OTHERWISE SHALL BE CONSTRUCTED FROM G-90 OR BETTER-GALVANIZED STEEL, LFQ, ETC. FIBERGLASS DUCTBOARD IS PROHIBITED.
   - 2.2. ALL SUPPLY DUCTWORK, UNLESS SPECIFIED OTHERWISE, SHALL BE CONSTRUCTED OF GAUGES AND REINFORCEMENT TO 2"W.C. STATIC PRESSURE IN SMACNA DUCT CONSTRUCTION STANDARD – LATEST EDITION.
   - 2.3. ALL RETURN, EXHAUST, OUTDOOR AIR, RELIEF, AND SUPPLY DUCTWORK DOWNSTREAM OF TERMINAL UNITS SHALL BE CONSTRUCTED OF GAUGES AND REINFORCEMENT TO 2"W.C. STATIC PRESSURE IN SMACNA DUCT CONSTRUCTION STANDARD – LATEST EDITION. PANELS IN ALL DUCTS 12" AND LARGER SHALL BE CROSS-BROKEN OR BEADED ON 12" CENTERS.
   - 2.4. WHERE LOCAL CODE REQUIRES GAUGES HEAVIER THAN REQUIRED BY SMACNA THEN THE LOCAL CODE SHALL GOVERN.
3. DUCT CONSTRUCTION AND INSTALLATION:
   - 3.1. ALL DUCTWORK SHALL BE NEATLY CONSTRUCTED, STIFFENED, ON THE OUTSIDE SURFACES WHERE NECESSARY TO PREVENT PERCEPTIBLE VIBRATION OR BUCKLING. ALL DUCTS, HOUSINGS, ETC., SHALL BE FABRICATED AS DETAILED ON THE DRAWINGS AND IN THE SMACNA DUCT CONSTRUCTION MANUAL –LATEST EDITION.
   - 3.2. DUCTS SHALL BE SECURELY SUPPORTED IN ACCORDANCE WITH SMACNA DUCT CONSTRUCTION MANUAL – LATEST EDITION AND IN NO CASE LESS THAN DOUBLE THICKNESS 1" X #24 GAUGE GALVANIZED METAL. CABLE HANGERS ARE NOT ALLOWED.
   - 3.3. DUCTS THAT ARE TO BE EXTERNALLY INSULATED SHALL NOT BE SUPPORTED ON UNISTRUT CHANNEL UNLESS IT REQUIRED BASED UPON LOADING. HANGER RODS FOR TRAPEZE BARS SHALL BE SPACED TO ALLOW FOR INSULATION INSTALLATION.
   - 3.4. SIZE OF DUCTWORK IDENTIFIED ON THE DRAWINGS SHALL BE THE FREE AREA DIMENSION OF THE DUCTWORK. SHEET METAL DUCTWORK (I.E. PRESSURE SHELL) DIMENSIONS MAY VARY BASED UPON INSULATION REQUIREMENTS.
   - 3.5. ALL SUPPLY DUCTWORK UNLESS SPECIFIED OTHERWISE SHALL BE SMACNA'S SEAL CLASS A
4. DUCT INSULATION:
   - 4.1. ALL DUCTWORK LOCATED ABOVE CEILINGS WITHIN AN UNCONDITIONED SPACE SHALL BE PROVIDED WITH A MINIMUM R-6 INSULATION.
     - 4.1.1. EXCEPTION: ALL DUCTWORK LOCATED IN ATTICS (ABOVE BUILDING INSULATION) WITHIN AN UNCONDITIONED SPACE SHALL BE PROVIDED A MINIMUM R-8 INSULATION.
     - 4.1.2. EXCEPTION: ALL DUCTWORK SERVING FRESH OUTSIDE AIR SHALL BE PROVIDED A MINIMUM R-8 INSULATION WITH VAPOR BARRIER.
     - 4.1.3. ALL SQUARE/RECTANGULAR DUCTWORK ABOVE CEILINGS SHALL BE PROVIDED WITH EITHER 1-1/2" THICK R-6 INTERNAL LINING OR MINIMUM 2" THICK R-6 EXTERNAL GLASS FIBER, FOIL BACKED INSULATION WITH A VAPOR BARRIER.
       - 4.1.3.1. ALL DUCT LINERS USED SHALL BE TESTED IN ACCORDANCE WITH TEST METHOD ASTM C423.
     - 4.1.4. ALL ROUND DUCTWORK ABOVE CEILINGS SHALL BE WRAPPED WITH A MINIMUM 2" THICK R-6 GLASS FIBER, FOIL BACKED INSULATION WITH A VAPOR BARRIER.

PLUMBING GENERAL NOTES (APPLIES TO ALL SHEETS):

1. ALL WORK SHALL BE PROVIDED IN ACCORDANCE WITH 2018 INTERNATIONAL BUILDING CODES AND ALL APPLICABLE NATIONAL AND STATE CODES, AND SAFETY STANDARDS, INCLUDING ANY LOCAL AMENDMENTS ADOPTED BY THE STATE OF UTAH.
2. PLUMBING CONTRACTOR (PC) SHALL BE RESPONSIBLE FOR SECURING ALL REQUIRED PERMITS PRIOR TO EXECUTION OF ANY WORK ON THE PROJECT.
3. ALL PLUMBING SYSTEMS WITHIN THESE CONTRACT DOCUMENTS HAVE BEEN DESIGNED IN ACCORDANCE WITH THE 2018 INTERNATIONAL PLUMBING CODE. ANY FIELD ADJUSTMENT MADE BY THE PC IN THE FIELD SHALL COMPLY WITH THE 2018 INTERNATIONAL PLUMBING CODE REQUIREMENTS.
4. WORK INCLUDED: FURNISH MATERIAL, LABOR AND SERVICES NECESSARY FOR AND INCIDENTAL TO PROVIDING THE FOLLOWING PLUMBING WORK WHERE SHOWN ON THE PLANS AND AS HEREINAFTER SPECIFIED. INCLUDE ALL NECESSARY WORK, MATERIALS, AND EQUIPMENT TO PERFORM WORK COMPLETELY.
   - 4.1. SANITARY WASTE SYSTEM, INCLUDING BUT NOT LIMITED TO, SANITARY PIPING, VENT PIPING AND CLEANOUTS.
   - 4.2. STORM WATER DRAINAGE SYSTEM, INCLUDING BUT NOT LIMITED TO, STORM WATER PIPING, ROOF DRAINS, OVERFLOW DRAINS, AND CLEANOUTS.
   - 4.3. POTABLE DOMESTIC WATER SYSTEM, INCLUDING BUT NOT LIMITED TO, BACKFLOW PREVENTERS, PRESSURE REGULATORS, COLD WATER PIPING AND CONNECTION TO ALL PLUMBING FIXTURES, EQUIPMENT OR SPECIALTIES.
   - 4.4. NATURAL GAS PIPING, SERVICE VALVES, GAS PRESSURE REGULATORS/REDUCERS, AND ALL OTHER REQUIRED SPECIALITIES.
     - 4.4.1. ALL INTERNAL PRESSURE REDUCING VALVES (PRV) SHALL BE EQUIPPED WITH A VENT LIMITING DEVICE. OTHERWISE PRV'S SHALL BE VENTED IN ACCORDANCE WITH CODE.
   - 4.5. CONTRACTOR SHALL COORDINATE HIS WORK WITH THE WORK OF OTHER TRADES, AND WITH THE ARCHITECTURAL AND STRUCTURAL DRAWINGS.
   - 4.6. PLUMBING CONTRACTOR (PC) SHALL COORDINATE WITH THE MECHANICAL CONTRACTOR (MC) REGARDING EQUIPMENT SUPPLIED BY MC TO BE INSTALLED BY THE PC
   - 4.7. PROVIDE SUFFICIENT LABOR AND RESOURCES REQUIRED FOR THE TESTING AND BALANCING OF THE DOMESTIC WATER ETC.
   - 4.8. CLEANING AND PRESSURE TESTING EQUIPMENT, PIPING, AND ACCESSORIES INSTALLED IN ACCORDANCE WITH CODE AND INDUSTRY BEST PRACTICES.
   - 4.9. ALL SEISMIC RESTRAINTS FOR THE ABOVE WORK.
   - 4.10. INSTALLING ACCESSORIES SPECIFIED UNDER OTHER SECTIONS CONTAINED WITHIN THE CONTRACT DOCUMENTS.
6. PC RESPONSIBILITY FOR PLUMBING PIPING INSTALLATION, SANITARY, STORM, DOMESTIC, ETC., SHALL END AT 5'-0" OUTSIDE THE BUILDING. PC SHALL BE RESPONSIBLE FOR CAPPING AND TESTING PIPING AT 5'-0" OUTSIDE THE BUILDING IN ACCORDANCE WITH CODE.
   - 6.1. IT SHALL BE THE RESPONSIBILITY OF THE CIVIL CONTRACTOR TO MAKE THE FINAL CONNECTION OF ALL PLUMBING PIPING FROM 5'-0" OUTSIDE THE BUILDING TO SITE UTILITIES. THIS INCLUDES ALL REQUIRED FITTINGS AND ACCESSORIES.
   - 6.2. IT SHALL BE THE RESPONSIBILITY OF BOTH THE PC AND THE CIVIL CONTRACTOR TO COORDINATE THE REQUIRED INVERT ELEVATIONS (I.E.) OF THE PLUMBING PIPING PRIOR TO INSTALLATION.
7. ALL PENETRATIONS THROUGH FIRE/SMOKE RATED ASSEMBLIES SHALL BE SEALED AND PROTECTED IN ACCORDANCE WITH ALL NATIONAL, STATE, AND MUNICIPALLY ADOPTED CODES INCLUDING AMENDMENTS. CONTRACTOR SHALL REFER TO ARCHITECTURAL DRAWINGS FOR ASSEMBLY LOCATIONS AND RATINGS. FIRE/SMOKE RATED ASSEMBLIES INCLUDE, BUT NOT LIMITED TO STAIRWAYS, SHAFTS, CORRIDORS, FLOORS, ROOFS, AND REQUIRED EXITS. CONTRACTOR SHALL INSTALL PER MANUFACTURER'S UL LISTED INSTALLATION INSTRUCTIONS.
8. PC SHALL COORDINATE WITH THE ELECTRICAL CONTRACTOR TO ENSURE ALL PLUMBING EQUIPMENT REQUIRING ELECTRICAL CONNECTIONS IS PROVIDED SERVICE. PC AND E.C. SHALL REFER TO THE PLUMBING FIXTURE SCHEDULE FOR ALL EQUIPMENT REQUIRING ELECTRICAL SERVICE.
9. EACH PLUMBING FIXTURE, ACCESSORY, EQUIPMENT ITEM AND SPECIALTY SHALL BE INSTALLED IN ACCORDANCE WITH THE RESPECTIVE MANUFACTURER'S RECOMMENDATIONS.
10. PLUMBING FIXTURES, EQUIPMENT AND SPECIALTIES SHALL BE PROTECTED AGAINST DAMAGE IN THE PERIOD BETWEEN INSTALLATION AND ACCEPTANCE. ANY ITEM DAMAGED SHALL BE REMOVED, REPAIRED AND/OR REPLACED AT NO ADDITIONAL COMPENSATION.
11. ALL OPERABLE DEVICES AND FEATURES OF PLUMBING FIXTURES, ACCESSORIES, EQUIPMENT AND SPECIALTIES PROVIDED FOR IN THE SCOPE OF WORK OUTLINED IN THE FOLLOWING DOCUMENTS SHALL BE OPERATED AND PROVED TO FUNCTION SATISFACTORILY FOR A PERIOD OF EIGHT (8) HOURS. ADJUST, BALANCE, LUBRICATE AS REQUIRED. CONTRACTOR SHALL INSTRUCT THE OWNER IN THE PROPER OPERATION AND MAINTENANCE OF EACH DEVICE.
12. THE PLUMBING SYSTEM SHALL COMPLY WITH THE 2011 REDUCTION OF LEAD IN DRINKING WATER ACT. COMPONENTS SHALL BE 'LEAD FREE' EQUIVALENT OF MODEL NUMBER SPECIFIED REGARDLESS IF MANUFACTURER'S PREFIX AND SUFFIX HAVE BEEN INCLUDED.

PLUMBING PIPING SYSTEMS (APPLIES TO ALL SHEETS):

1. FURNISH AND INSTALL THE PIPING SYSTEMS SHOWN ON THE PLANS AND AS HEREINAFTER SPECIFIED IN THE RESPECTIVE SCHEDULES. INCLUDE ALL NECESSARY CONSIDERATIONS FOR THE RELATED SYSTEMS TO PROVIDE FOR COMPLETE SYSTEMS.
2. REFER TO P5 SERIES SHEETS FOR ALL SCHEDULES AND DETAILS.
3. ALL DRAINAGE PIPES SHALL BE FLUSHED CLEAN AT THE COMPLETION OF THE WORK. ROD OUT ANY OBSTRUCTIONS ENCOUNTERED.
4. ALL DOMESTIC WATER PIPES SHALL BE FLUSHED CLEAN AT THE COMPLETION OF THE WORK. REFER TO 'CLEANING OF PIPING SYSTEMS' NOTES ON SAME SHEET.
5. PRESSURE TEST EACH RESPECTIVE PIPING SYSTEM FOR TIGHTNESS TO THE TEST PRESSURE INDICATED WITHOUT LOSS. REPAIR ANY LEAKS AND RETEST, AS REQUIRED. IF TEST PRESSURE IS NOT INDICATED, HYDROSTATICALLY TEST TO 1.5 TIMES THE SYSTEM OPERATING PRESSURE. REFER TO 'PRESSURE TESTING' NOTES ON SAME SHEET.
6. THE PLANS INDICATE THE APPROXIMATE LOCATION AND ARRANGEMENT OF ROUGHING-IN FOR WASTE, VENT AND DOMESTIC WATER PIPING TO SERVE THE RESPECTIVE PLUMBING FIXTURE, EQUIPMENT AND SPECIALTIES. FINAL LOCATIONS AND ARRANGEMENTS SHALL BE DETERMINED FROM APPROVED SHOP DRAWINGS OF THE RESPECTIVE ITEM.
7. PROVIDE APPROVED BACKFLOW PREVENTERS IN ALL BRANCH PIPES IN THE DOMESTIC WATER SYSTEM FOR CONNECTIONS TO NON-DOMESTIC APPLICATIONS.
8. MAIN WASTE VENT THRU ROOF (VTR) PIPES SHALL EXTEND 12" MINIMUM ABOVE THE ROOF, AND MINIMUM VTR SHALL BE 2"SIZE.
9. THE PLUMBING SYSTEM SHALL COMPLY WITH THE 2011 REDUCTION OF LEAD IN DRINKING WATER ACT.
10. DRAINAGE PIPING REQUIREMENTS ARE AS FOLLOWS (2018 IPC):
    - 10.1. SANITARY DRAIN:
      - 10.1.1. 2-1/2" OR LESS = 1/4" PER 1'-0" (2% SLOPE)
      - 10.1.2. 3" TO 6" = 1/8" PER 1'-0" (1% SLOPE)
        - 10.1.2.1. NOTE 1: FOR INVERT ELEVATION (I.E.) CALCULATION PURPOSES, THE FINISHED FLOOR (F.F.) ELEVATION SHALL BE ASSUMED AS 100.00' – SEE PLANS FOR F.F. LOCATION. ACTUAL ELEVATIONS ARE CONTAINED WITH THE ARCHITECTURAL AND CIVIL PLANS IF REQUIRED.
    - 10.2. STORM DRAIN: SEE TABLE 1106.2 WITHIN 2018 IPC.
      - 10.2.1. NOTE 1: THE STORM DRAIN PIPING FOR THE PROJECT HAS BEEN DESIGNED USING 1/8" PER 1'-0" (1% SLOPE) TO MINIMIZE TOTAL PIPING FALL. PC SHALL BE RESPONSIBLE FOR PROVIDING CODE COMPLIANT CALCULATIONS IF STORM DRAINAGE SYSTEM IS MODIFIED FROM CONTRACT DOCUMENTS – I.E. CHANGE IN PIPE SIZES, CHANGE IN PIPE SLOPE, ETC.
      - 10.2.2. NOTE 2: FOR INVERT ELEVATION (I.E.) CALCULATION PURPOSES, THE FINISHED FLOOR (F.F.) ELEVATION SHALL BE ASSUMED AS 100.00' – SEE PLANS FOR F.F. LOCATION. ACTUAL ELEVATIONS ARE CONTAINED WITH THE ARCHITECTURAL AND CIVIL PLANS IF REQUIRED.
    - 10.3. GREASE WASTE:
      - 10.3.1. PIPING SHALL BE MINIMUM 1/4" PER 1'-0" (2% SLOPE) REGARDLESS OF SIZE.

CLEANING AND PRESSURE TESTING OF PIPING SYSTEMS (APPLIES TO ALL SHEETS):

1. CLEANING OF PIPING SYSTEMS
   - 1.1. THE CONTRACTOR SHALL CLEAN THE RESPECTIVE PIPING SYSTEM(S) THAT ARE INCLUDED IN THEIR SCOPE OF WORK. ALL SYSTEMS SHALL BE FLUSHED WITH WATER OR AIR (DEPENDING ON ULTIMATE USE) TO RELIEVE ANY CONGESTION AND INTERNALLY CLEANSE THE RESPECTIVE PIPING SYSTEM. THE CONTRACTOR SHALL PROVIDE ALL FLUSHING MEDIA IN SUFFICIENT QUANTITY, INLET CONNECTIONS, DISCHARGE OR DRAINAGE OUTLETS AND ANY TEMPORARY PROVISIONS TO PROTECT COMPONENTS, OR REMOVE IT, TO FACILITATE THE FLUSHING. CLEAN AND REPLACE ALL STRAINER SCREENS AND FILTERS. FLUSH CLEAN AND DRAIN ALL LOW POINTS IN THE PIPING.
   - 1.2. AN INDEPENDENT WITNESS AND/OR REPRESENTATIVE OF THE OWNER SHALL BE PRESENT ALL FOR FLUSHING, CLEANING, AND RINSING. WATER TREATMENT REPRESENTATIVE MUST CHECK WATER AFTER RINSING TO INSURE ALL CHEMICAL CLEANER HAS BEEN REMOVED AND THE ALKALINITY OF THE RINSE WATER IS EQUAL TO THAT OF THE MAKE-UP WATER.
   - 1.3. NEW OR REPAIRED POTABLE WATER SYSTEMS SHALL BE PURGED OF DELETERIOUS MATTER AND DISINFECTED PRIOR TO UTILIZATION. THE METHOD FOLLOWED SHALL BE THAT PRESCRIBED BY THE HEALTH AUTHORITY HAVING JURISDICTION OR, IN THE ABSENCE OF A PRESCRIBED METHOD, THE PROCEDURE DESCRIBED IN EITHER AWWA C651 OR AWWA C652, OR AS DESCRIBED IN THIS SECTION. THIS REQUIREMENT SHALL APPLY TO "ON-SITE" OR "IN-PLANT" FABRICATION OF A SYSTEM OR TO A MODULAR PORTION OF A SYSTEM.
     - 1.3.1. THE PIPE SYSTEM SHALL BE FLUSHED WITH CLEAN, POTABLE WATER UNTIL DIRTY WATER DOES NOT APPEAR AT THE POINTS OF OUTLET.
     - 1.3.2. THE SYSTEM OR PART THEREOF SHALL BE FILLED WITH A WATER/CHLORINE SOLUTION CONTAINING AT LEAST 50 PARTS PER MILLION (50 MG/L) OF CHLORINE, AND THE SYSTEM OR PART THEREOF SHALL BE VALVED OFF AND ALLOWED TO STAND FOR 24 HOURS; OR THE SYSTEM OR PART THEREOF SHALL BE FILLED WITH A WATER/CHLORINE SOLUTION CONTAINING AT LEAST 200 PARTS PER MILLION (200 MG/L) OF CHLORINE AND ALLOWED TO STAND FOR 3 HOURS.
     - 1.3.3. FOLLOWING THE REQUIRED STANDING TIME, THE SYSTEM SHALL BE FLUSHED WITH CLEAN POTABLE WATER UNTIL THE CHLORINE IS PURGED FROM THE SYSTEM.
     - 1.3.4. THE PROCEDURE SHALL BE REPEATED WHERE SHOWN BY A BACTERIOLOGICAL EXAMINATION THAT CONTAMINATION REMAINS PRESENT IN THE SYSTEM.
2. PRESSURE TESTING
   - 2.1. THE CONTRACTOR SHALL SUBMIT A SCHEDULE AT THE BEGINNING OF THE WORK OF THE PIPING SYSTEMS THAT ARE TO BE PRESSURE TESTED, AND INDICATE WHETHER TESTS WILL BE FOR AN ENTIRE OR PARTIAL SYSTEM. ENTIRE PIPING SYSTEMS SHALL BE PRESSURE TESTED AT ONE TIME UNLESS IT IS NOT POSSIBLE OR PRACTICAL.
   - 2.2. ALL PIPING TO BE INSULATED OR CONCEALED SHALL BE PRESSURE TESTED PRIOR TO THE APPLICATION OF THE INSULATION OR CONCEALMENT.
   - 2.3. AN INDEPENDENT WITNESS AND/OR REPRESENTATIVE OF THE OWNER SHALL WITNESS ALL PRESSURE TESTING. THE CONTRACTOR SHALL NOTIFY THE ARCHITECT/ENGINEER AT LEAST THREE (3) DAYS PRIOR TO THE TEST DATE.
   - 2.4. EACH PIPING SYSTEM SHALL BE TESTED PER THE METHOD, TEST PRESSURE, AND TEST DURATION AS SPECIFIED IN THE PIPING MATERIAL SCHEDULES.
   - 2.5. THE CONTRACTOR SHALL PROVIDE ALL TEST MEDIA, MEASURING DEVICES, INLET CONNECTIONS, TEST MEASUREMENT CONNECTIONS, AND DISPOSAL OF TEST MEDIA. THE CONTRACTOR SHALL PROTECT, ISOLATE AND/OR REMOVE PIPING SYSTEM COMPONENTS THAT CAN NOT BE SUBJECTED TO TEST PRESSURES.

MECHANICAL + PLUMBING CALLOUTS

NOTE: ALL SYMBOLS AND ABBREVATIONS MAY NOT BE USED.

SYMBOL	ABBREVIATION
EQ / X	EQUIPMENT DESIGNATION TYPE NUMBER
XX / CFM	AIR DEVICE DESIGNATION TYPE CFM
SEC / SHT	SECTION DESIGNATION SECTION REFERENCE SHEET NUMBER
SEC / SHT	ENLARGED PLAN CALL OUT
XX-#	FIXTURE DESIGNATION
	CONNECT TO EXISTING EQUIPMENT
	POINT OF DEMOLITION
#	KEYED NOTE DESIGNATION
#	REVISION DELTA
Ø	ROUND DUCT WORK
	OVAL DUCT WORK
T X'-X" / B X'-X"	DUCT ELEVATION TAG
T	THERMOSTAT EQUIPMENT-NUMBER
TH	THERMOSTAT AND HUMIDISTAT EQUIPMENT-NUMBER
TS	TEMPERATURE SENSOR
HS	HUMIDITY SENSOR
THS	TEMPERATURE AND HUMIDITY SENSOR
P	PRESSURE SENSOR
CO	CO SENSOR

PLUMBING ABBREVIATIONS INDEX

NOTE: ALL ABBREVATIONS MAY NOT BE USED ON THIS PROJECT.

CO	CLEANOUT
CW	COLD WATER
DN	DOWN
DS	DOWNSPOUT
FCO	FLOOR CLEANOUT
FD	FLOOR DRAIN
FS	FLOOR SINK
GA	GAUGE
GW	GREASE WASTE
HB	HOSE BIB
IDW	INDIRECT WASTE
I.E.	INVERT ELEVATION
OD	OVER FLOW DRAIN
PR	PRESSURE REGULATOR
RD	ROOF DRAIN
RPBP	REDUCED PRESSURE BACKFLOW PREVENTER
S	SANITARY WASTE
SD	STORM DRAIN
SDO	STORM DRAIN OVERFLOW
SV	SERVICE VALVE
V	VENT
VTR	VENT THROUGH ROOF
WCO	WALL CLEANOUT
WH	WALL HYDRANT

MECHANICAL ABBREVIATIONS INDEX

NOTE: ALL ABBREVATIONS MAY NOT BE USED ON THIS PROJECT.

A.F.F.	ABOVE FINISHED FLOOR
DN	DOWN
G	GAS
PRV	PRESSURE REDUCING VALVE
PSI	POUNDS PER SQUARE INCH
RA	RETURN AIR
RTU	ROOF TOP UNIT
SA	SUPPLY AIR
TH	THERMOMETER

MECHANICAL + PLUMBING PIPE FITTING SYMBOLS

NOTE: ALL ABBREVATIONS MAY NOT BE USED ON THIS PROJECT.

SYMBOL	ABBREVIATION	EXPLANATION
	UP	PIPE LINE, TURNED UP
	DN	PIPE LINE, TURNED DOWN
	TDN	PIPE LINE, TEE DOWN
	SV	SERVICE VALVE
	FCO	FLOOR CLEANOUT
	WCO	WALL CLEANOUT
	RD/OD	ROOF DRAIN
	OFN	OVERFLOW NOZZLE
	FS	FLOOR SINK
	FD	SQUARE FLOOR DRAIN
	FD	ROUND FLOOR DRAIN
	RPBP	REDUCED PRESSURE BACKFLOW PREVENTER
	PR PRV	PRESSURE REGULATOR PRESSURE REDUCING VALVE
	STR	STRAINER
		CAP

MECHANICAL + PLUMBING PIPE SYMBOLS

NOTE: ALL ABBREVATIONS MAY NOT BE USED ON THIS PROJECT.

SYMBOL	EXPLANATION
CW	COLD WATER
GW	GREASE WASTE (BELOW GRADE)
S	SANITARY WASTE (BELOW GRADE)
V	VENT
SD	STORM DRAIN (ABOVE GRADE)
SD	STORM DRAIN (BELOW GRADE)
NG 2PSI	NATURAL GAS 2 POUND
NG 4OZ	NATURAL GAS 4 OUNCE

DESIGN CONTACTS

MECHANICAL & PLUMBING DESIGNER: CHRIS ANDRUS
MECHANICAL & PLUMBING ENGINEER: WILLIAM LEWIS

MECHANICAL & PLUMBING SHEET LIST

Sheet Number	Sheet Title
MP0.1	MECHANICAL & PLUMBING SYMBOLS & ABBREVIATIONS
MP2.1A	BUILDING A – MECHANICAL & PLUMBING FLOOR PLAN
MP2.1B	BUILDING B – MECHANICAL & PLUMBING FLOOR PLAN
MP2.1C	BUILDING C – MECHANICAL & PLUMBING FLOOR PLAN
MP2.2A	BUILDING A – ROOF MECHANICAL & PLUMBING FLOOR PLAN
MP2.2B	BUILDING B – ROOF MECHANICAL & PLUMBING FLOOR PLAN
MP2.2C	BUILDING C – ROOF MECHANICAL & PLUMBING FLOOR PLAN
MP5.1	MECHANICAL & PLUMBING SCHEDULES & DETAILS
MP5.2	MECHANICAL & PLUMBING DETAILS

PERMIT SET

CURTIS MINER ARCHITECTURE
233 SOUTH PLEASANT GROVE BLVD.
SUITE #105
PLEASANT GROVE, UTAH 84062
PHONE: (801) 769-3000
cma@cmautah.com

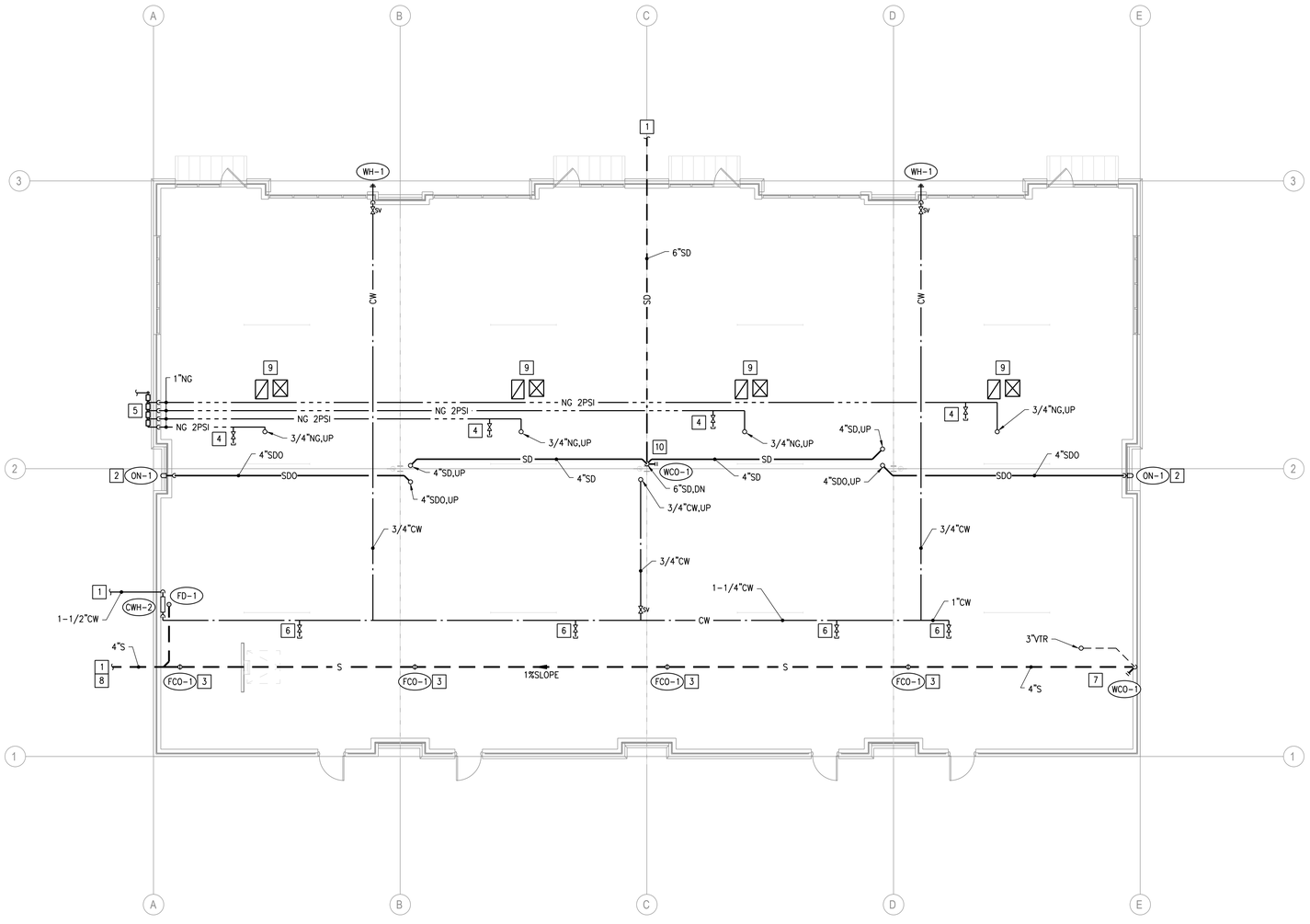
DATE: 5 JULY 2022
PROJECT #: 21-076
PROJ. MAN.: GWT
CHECKED BY: GWT

PROJECT:
GEOFF DEARING RETAIL
12480 S 5600 W,
HERRIMAN CITY, UTAH

LICENSED PROFESSIONAL ENGINEER
148872
EARL G. DALLON
8/29/22
STATE OF UTAH

SHEET DESCRIPTION:
MECHANICAL & PLUMBING SYMBOLS & ABBREVIATIONS

SHEET:
MP0.1



BUILDING A - MECHANICAL & PLUMBING FLOOR PLAN

SCALE:1/8" = 1'-0"

0 2' 4' 6' 8' 1/8"=1'

KEYED NOTES (SHEET MP2.1A)

1. SEE CIVIL FOR CONTINUATION.
2. OVERFLOW NOZZLE (ON-1) SHALL DISCHARGE 18" ABOVE GRADE.
3. STUB FCO-1 IN POUR BACK AREA 6" A.F.F. & CAP.
4. 3/4" NG STUB WITH SERVICE VALVE & CAP FOR FUTURE.
5. GAS SERVICE AND METERS BY DOMINION ENERGY.
6. 1" CW STUB WITH SERVICE VALVE & CAP FOR FUTURE.
7. START INVERT AT A MINIMUM OF 24" BELOW F.F.
8. CIVIL SANITARY CONNECTION INVERT IS 4870.01'. CONTRACTOR SHALL ROUTE PIPE FORM BUILDING AS REQUIRED TO MEET CIVIL INVERT.
9. STUB SUPPLY AND RETURN AIR (SA & RA) DUCTS FROM RTU ON ROOF TO APPROX. 18" BELOW DECK. PENETRATION SHALL BE SEALED WATER TIGHT.
10. PRIMARY STORM DRAIN (SD) SHALL DROP BELOW GRADE AT COLUMN.

GENERAL NOTES (SHEET MP2.1A)

1. REFER TO ALL NOTES ON SHEET MP0.1, AND SCHEDULES AND DETAILS WITHIN MP5 SERIES SHEETS.

MARK	REVISION	DATE

GAS PIPING CALCULATIONS

CITY: Herriman City
GAS PRESSURE: 2 PSI
BTU/CUBIC FT. 890

APPROXIMATELY 150' TOTAL DEVELOPED LENGTH FROM MOST DISTANT REGULATOR TO METER. FIELD VERIFY AND COORDINATE WITH UTILITY TO PROVIDE REQUIRED GAS SERVICE.

ESTIMATED GAS LOAD

METER	APPLIANCE	BTU INPUT	CFH
1	ESTIMATED FUTURE LOAD	700,000	786.5
2	ESTIMATED FUTURE LOAD	700,000	786.5
3	ESTIMATED FUTURE LOAD	700,000	786.5
4	ESTIMATED FUTURE LOAD	700,000	786.5

GAS PIPE SIZING FOR 2PSI @ 150' TDL AS PER 2018 IFGC.

SCH 40 PIPE SIZE	CAPACITY
1"	1370

PERMIT SET

CURTIS MINER ARCHITECTURE
233 SOUTH PLEASANT GROVE BLVD. SUITE #105
PLEASANT GROVE, UTAH 84062
PHONE: (801) 769-3000
cma@cmautah.com

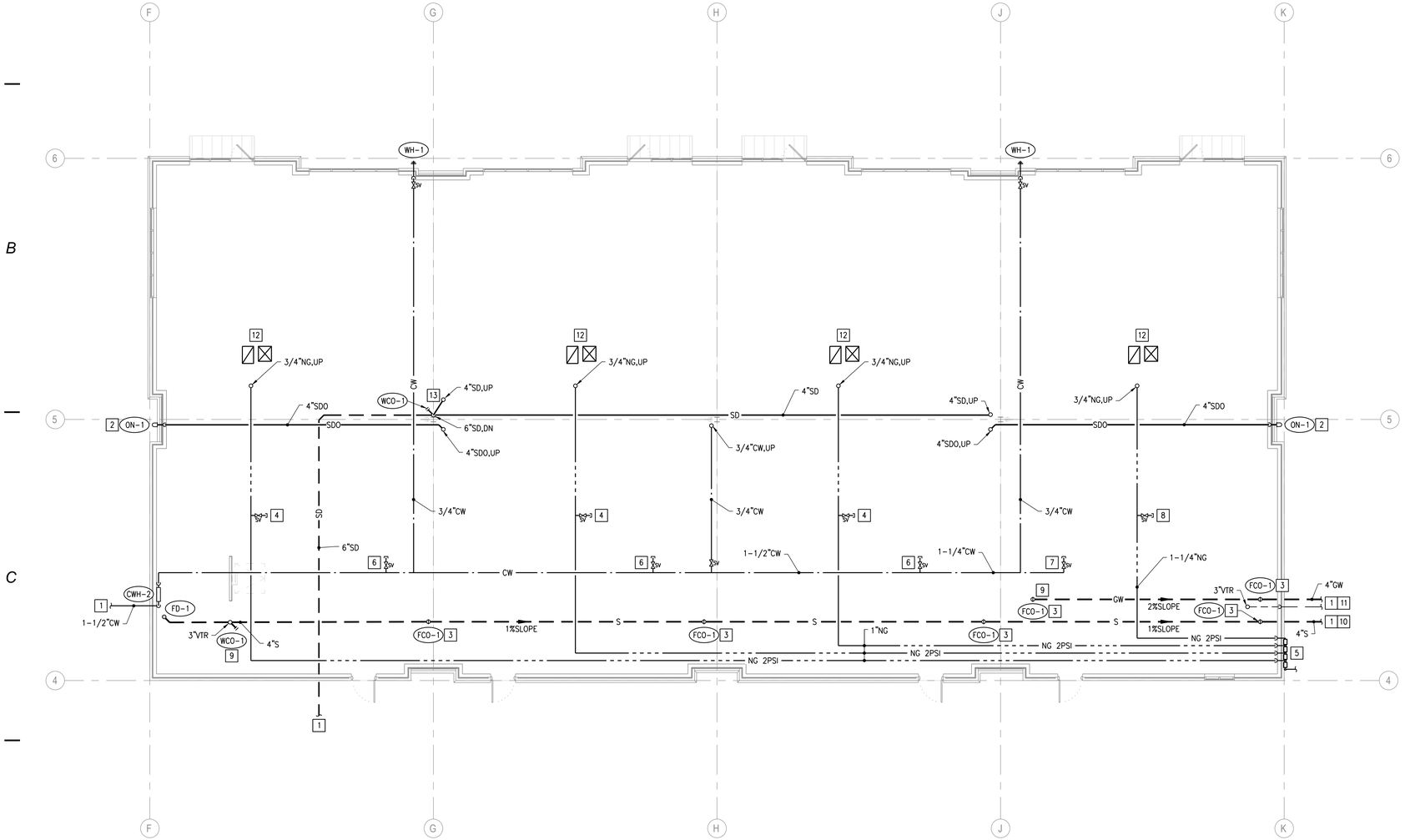
DATE:	5 JULY 2022
PROJECT #:	21-076
PROJ. MAN.:	GWT
CHECKED BY:	GWT

PROJECT:
GEOFF DEARING RETAIL
12480 S 5600 W,
HERRIMAN CITY, UTAH

REGISTERED PROFESSIONAL ENGINEER
8/29/22
148872
EARL C. DALLON
STATE OF UTAH

SHEET DESCRIPTION:
BUILDING A - MECHANICAL & PLUMBING FLOOR PLAN

SHEET:
MP2.1A



BUILDING B - MECHANICAL & PLUMBING FLOOR PLAN

SCALE:1/8" = 1'-0"

0 2' 4' 6' 8' 1/8"=1'

KEYED NOTES (SHEET MP2.1B)

1. SEE CIVIL FOR CONTINUATION.
2. OVERFLOW NOZZLE (ON-1) SHALL DISCHARGE 18" ABOVE GRADE.
3. STUB FCO-1 IN POUR BACK AREA 6" A.F.F. & CAP.
4. 3/4" NG STUB WITH SERVICE VALVE & CAP FOR FUTURE.
5. GAS SERVICE AND METERS BY DOMINION ENERGY.
6. 1" CW STUB WITH SERVICE VALVE & CAP FOR FUTURE
7. 1-1/4" CW STUB WITH SERVICE VALVE & CAP FOR FUTURE.
8. 1-1/4" NG STUB WITH SERVICE VALVE & CAP FOR FUTURE.
9. START INVERT AT A MINIMUM OF 24" BELOW F.F.
10. CIVIL SANITARY CONNECTION INVERT IS 4870.36'. CONTRACTOR SHALL ROUTE PIPE FORM BUILDING AS REQUIRED TO MEET CIVIL INVERT.
11. CIVIL GREASE WASTE CONNECTION INVERT IS 4870.78'. CONTRACTOR SHALL ROUTE PIPE FORM BUILDING AS REQUIRED TO MEET CIVIL INVERT.
12. STUB SUPPLY AND RETURN AIR (SA & RA) DUCTS FROM RTU ON ROOF TO APPROX. 18" BELOW DECK. PENETRATION SHALL BE SEALED WATER TIGHT.
13. PRIMARY STORM DRAIN (SD) SHALL DROP BELOW GRADE AT COLUMN.

MARK	REVISION	DATE

GAS PIPING CALCULATIONS

CITY: Herriman City
GAS PRESSURE: 2 PSI
BTU/CUBIC FT. 890

APPROXIMATELY 150' TOTAL DEVELOPED LENGTH FROM MOST DISTANT REGULATOR TO METER. FIELD VERIFY AND COORDINATE WITH UTILITY TO PROVIDE REQUIRED GAS SERVICE.

ESTIMATED GAS LOAD

METER	APPLIANCE	BTU INPUT	CFH
1	ESTIMATED FUTURE LOAD	2,500,000	2809.0
2	ESTIMATED FUTURE LOAD	700,000	786.5
3	ESTIMATED FUTURE LOAD	700,000	786.5
4	ESTIMATED FUTURE LOAD	700,000	786.5

GAS PIPE SIZING FOR 2PSI @ 150' TDL AS PER 2018 IFGC.

SCH 40 PIPE SIZE	CAPACITY
1"	1370
1-1/4"	2820

PERMIT SET

CURTIS MINER ARCHITECTURE
233 SOUTH PLEASANT GROVE BLVD. SUITE #105
PLEASANT GROVE, UTAH 84062
PHONE: (801) 769-3000
cma@cmautah.com

DATE: 5 JULY 2022
PROJECT #: 21-076
PROJ. MAN.: GWT
CHECKED BY: GWT

PROJECT:
GEOFF DEARING RETAIL

12480 S 5600 W,
HERRIMAN CITY, UTAH

LICENSED PROFESSIONAL ENGINEER
8/29/22
149872
EARL C. DALLON
STATE OF UTAH

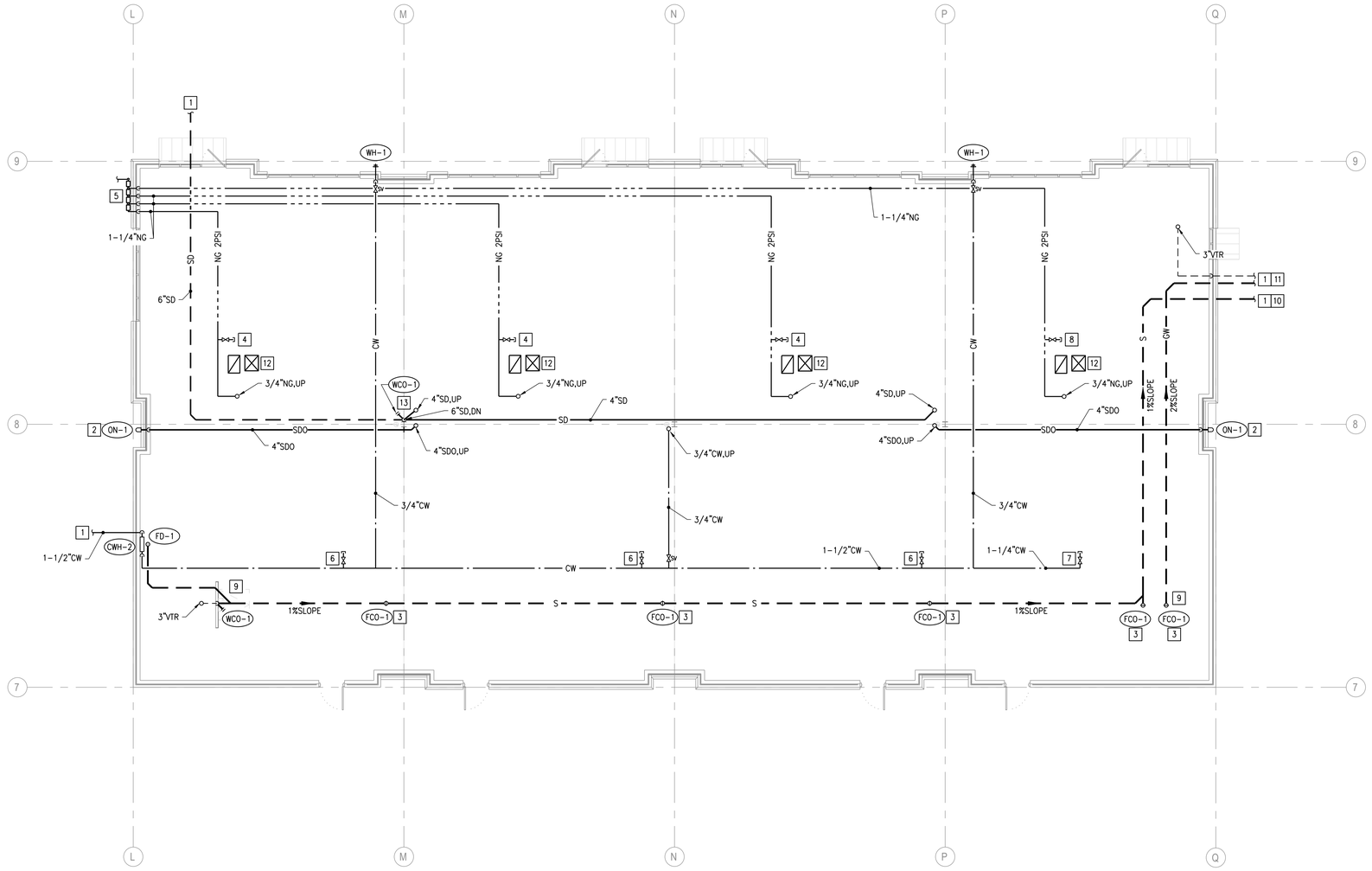
SHEET DESCRIPTION:
BUILDING B - MECHANICAL & PLUMBING FLOOR PLAN

SHEET:
MP2.1B

MARK	REVISION	DATE

KEYED NOTES (SHEET MP2.1C)

1. SEE CIVIL FOR CONTINUATION.
2. OVERFLOW NOZZLE (ON-1) SHALL DISCHARGE 18" ABOVE GRADE.
3. STUB FCO-1 IN POUR BACK AREA 6" A.F.F. & CAP.
4. 3/4" NG STUB WITH SERVICE VALVE & CAP FOR FUTURE.
5. GAS SERVICE AND METERS BY DOMINION ENERGY.
6. 1" CW STUB WITH SERVICE VALVE & CAP FOR FUTURE
7. 1-1/4" CW STUB WITH SERVICE VALVE & CAP FOR FUTURE.
8. 1-1/4" NG STUB WITH SERVICE VALVE & CAP FOR FUTURE.
9. START INVERT AT A MINIMUM OF 24" BELOW F.F.
10. CIVIL SANITARY CONNECTION INVERT IS 4868.59'. CONTRACTOR SHALL ROUTE PIPE FORM BUILDING AS REQUIRED TO MEET CIVIL INVERT.
11. CIVIL GREASE WASTE CONNECTION INVERT IS 4868.13'. CONTRACTOR SHALL ROUTE PIPE FORM BUILDING AS REQUIRED TO MEET CIVIL INVERT.
12. STUB SUPPLY AND RETURN AIR (SA & RA) DUCTS FROM RTU ON ROOF TO APPROX. 18" BELOW DECK. PENETRATION SHALL BE SEALED WATER TIGHT.
13. PRIMARY STORM DRAIN (SD) SHALL DROP BELOW GRADE AT COLUMN.



BUILDING C - MECHANICAL & PLUMBING FLOOR PLAN

SCALE:1/8" = 1'-0"

0 2' 4' 6' 8' 1/8"=1'

GAS PIPING CALCULATIONS

CITY: Herriman City
GAS PRESSURE: 2 PSI
BTU/CUBIC FT. 890

APPROXIMATELY 150' TOTAL DEVELOPED LENGTH FROM MOST DISTANT REGULATOR TO METER. FIELD VERIFY AND COORDINATE WITH UTILITY TO PROVIDE REQUIRED GAS SERVICE.

ESTIMATED GAS LOAD

METER	APPLIANCE	BTU INPUT	CFH
1	ESTIMATED FUTURE LOAD	2,500,000	2809.0
2	ESTIMATED FUTURE LOAD	700,000	786.5
3	ESTIMATED FUTURE LOAD	700,000	786.5
4	ESTIMATED FUTURE LOAD	700,000	786.5

GAS PIPE SIZING FOR 2PSI @ 150' TDL AS PER 2018 IFGC.

SCH 40 PIPE SIZE	CAPACITY
1"	1370
1-1/4"	2820

PERMIT SET

CURTIS MINER ARCHITECTURE
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DATE:	5 JULY 2022
PROJECT #:	21-076
PROJ. MAN.:	GWT
CHECKED BY:	GWT

PROJECT:
GEOFF DEARING RETAIL

12480 S 5600 W,
HERRIMAN CITY, UTAH

LICENSED PROFESSIONAL ENGINEER
6/29/22
148872
EARL C. DALLON
STATE OF UTAH

SHEET DESCRIPTION:
BUILDING C - MECHANICAL & PLUMBING FLOOR PLAN

SHEET:
MP2.1C

MARK	REVISION	DATE

KEYED NOTES (SHEET MP2.2A)

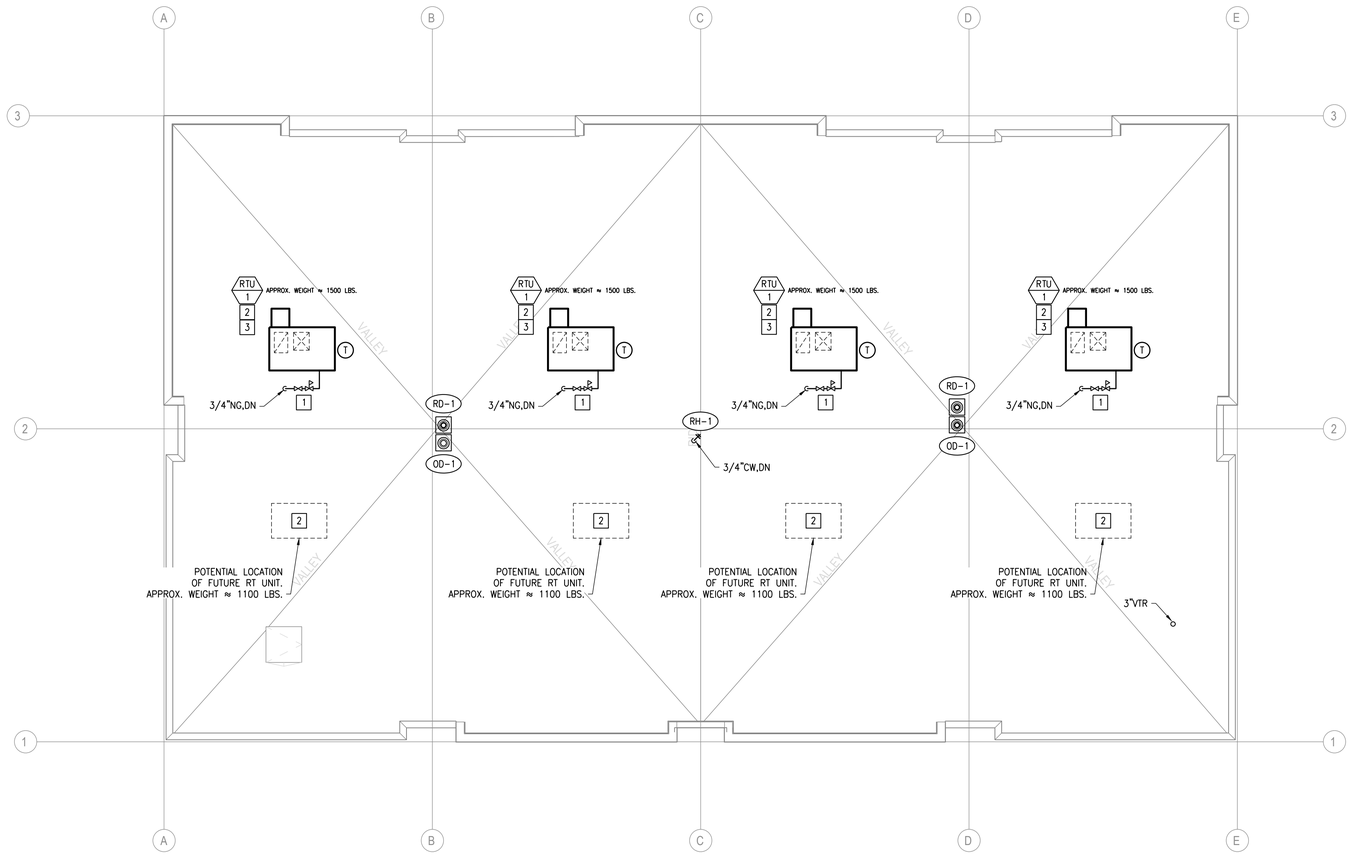
1 PROVIDE DIRT LEG, SERVICE VALVE & REGULATOR PRIOR TO EQUIPMENT CONNECTION.

2 COORDINATE REQUIRED STRUCTURAL FRAMING FOR EQUIPMENT SUPPORT WITH STRUCTURAL. STUB SA & RA DUCT DOWN THRU ROOF TO 18" BELOW ROOF DECK FOR FUTURE CONNECTION BY TENANT.

3 HANG THERMOSTAT BELOW RA DUCT STUB WITH 100' OF COILED THERMOSTAT WIRE.

GENERAL NOTES (SHEET MP2.2A)

1. REFER TO ALL NOTES ON SHEET MP0.1, AND ALL SCHEDULES AND DETAILS WITHIN MP5 SERIES SHEETS.
2. CONTRACTOR SHALL BE RESPONSIBLE FOR PROVIDING FREEZE PROOF CONDENSATE DRAIN, WITH TRAP, FROM EACH RTU. PIPING SHALL ROUTE ALONG ROOF AND DISCHARGE AS CLOSE AS POSSIBLE TO ROOF DRAIN. CONTRACTOR SHALL BE RESPONSIBLE FOR PROVIDING PROPER PIPING, FITTINGS, BRACING/ANCHORAGE, ETC. CONDENSATE DRAIN SHALL PITCH MINIMUM 1% TOWARDS DRAIN.



BUILDING A - ROOF MECHANICAL & PLUMBING FLOOR PLAN

SCALE:1/8" = 1'-0"

0 2' 4' 6' 8' 1/8"=1'

PERMIT SET

CURTIS MINER ARCHITECTURE
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12480 S 5600 W,
HERRIMAN CITY, UTAH

REGISTERED PROFESSIONAL ENGINEER
8/29/22
148872
EARL C. DALLON
STATE OF UTAH

SHEET DESCRIPTION:
BUILDING A - ROOF MECHANICAL & PLUMBING FLOOR PLAN

SHEET:
MP2.2A

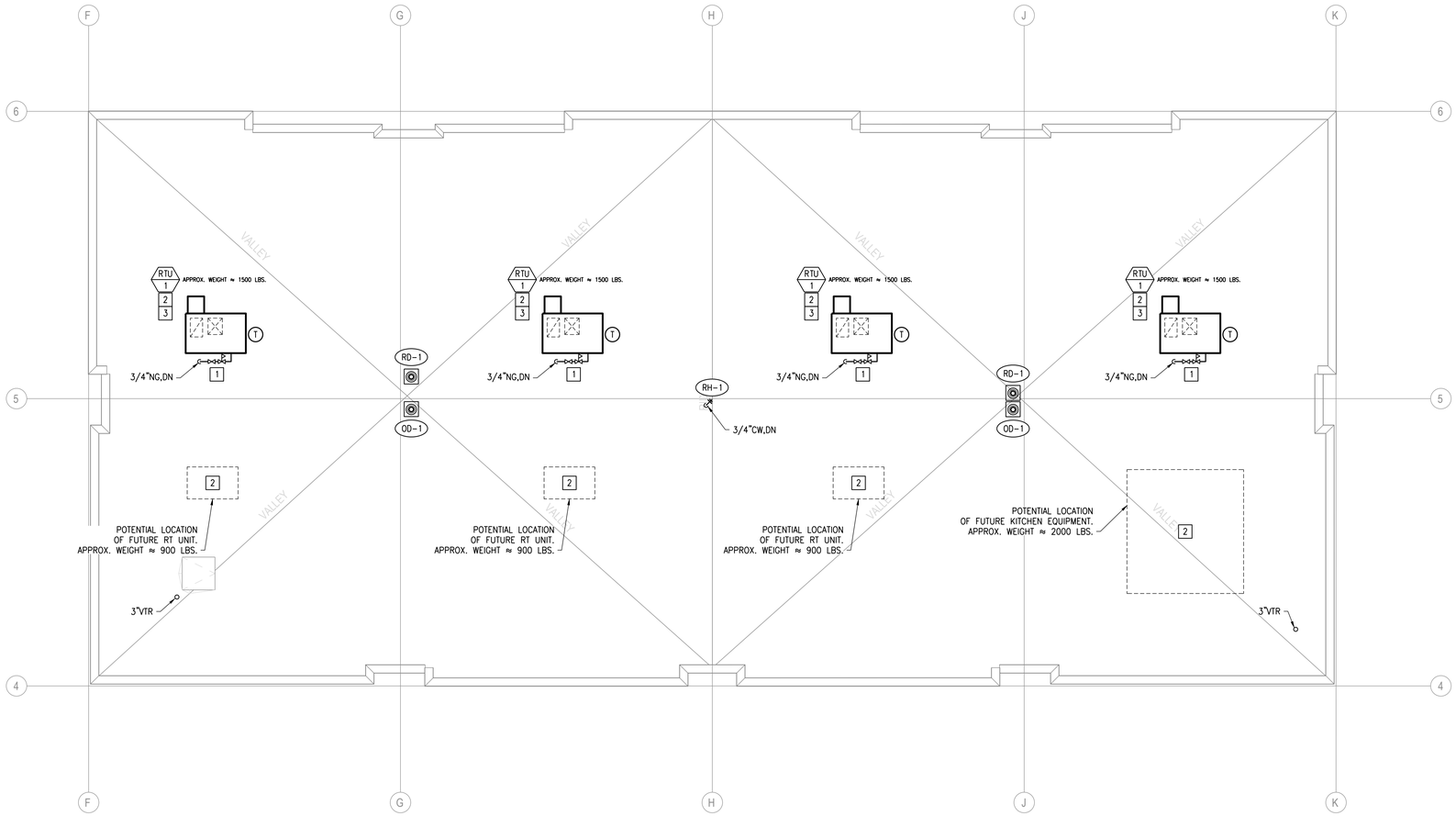
MARK	REVISION	DATE

KEYED NOTES (SHEET MP2.2B)

1. PROVIDE DIRT LEG, SERVICE VALVE & REGULATOR PRIOR TO EQUIPMENT CONNECTION.
2. COORDINATE REQUIRED STRUCTURAL FRAMING FOR EQUIPMENT SUPPORT WITH STRUCTURAL. STUB SA & RA DUCT DOWN THRU ROOF TO 18" BELOW ROOF DECK FOR FUTURE CONNECTION BY TENANT.
3. HANG THERMOSTAT BELOW RA DUCT STUB WITH 100" OF COILED THERMOSTAT WIRE.

GENERAL NOTES (SHEET MP2.2B)

1. REFER TO ALL NOTES ON SHEET MP0.1, AND ALL SCHEDULES AND DETAILS WITHIN MP5 SERIES SHEETS.
2. CONTRACTOR SHALL BE RESPONSIBLE FOR PROVIDING FREEZE PROOF CONDENSATE DRAIN, WITH TRAP, FROM EACH RTU. PIPING SHALL ROUTE ALONG ROOF AND DISCHARGE AS CLOSE AS POSSIBLE TO ROOF DRAIN. CONTRACTOR SHALL BE RESPONSIBLE FOR PROVIDING PROPER PIPING, FITTINGS, BRACING/ANCHORAGE, ETC. CONDENSATE DRAIN SHALL PITCH MINIMUM 1% TOWARDS DRAIN.



BUILDING B - ROOF MECHANICAL & PLUMBING FLOOR PLAN

SCALE:1/8" = 1'-0"

0 2' 4' 6' 8' 1/8"=1'

PERMIT SET

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233 SOUTH PLEASANT GROVE BLVD. SUITE #105
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DATE: 5 JULY 2022
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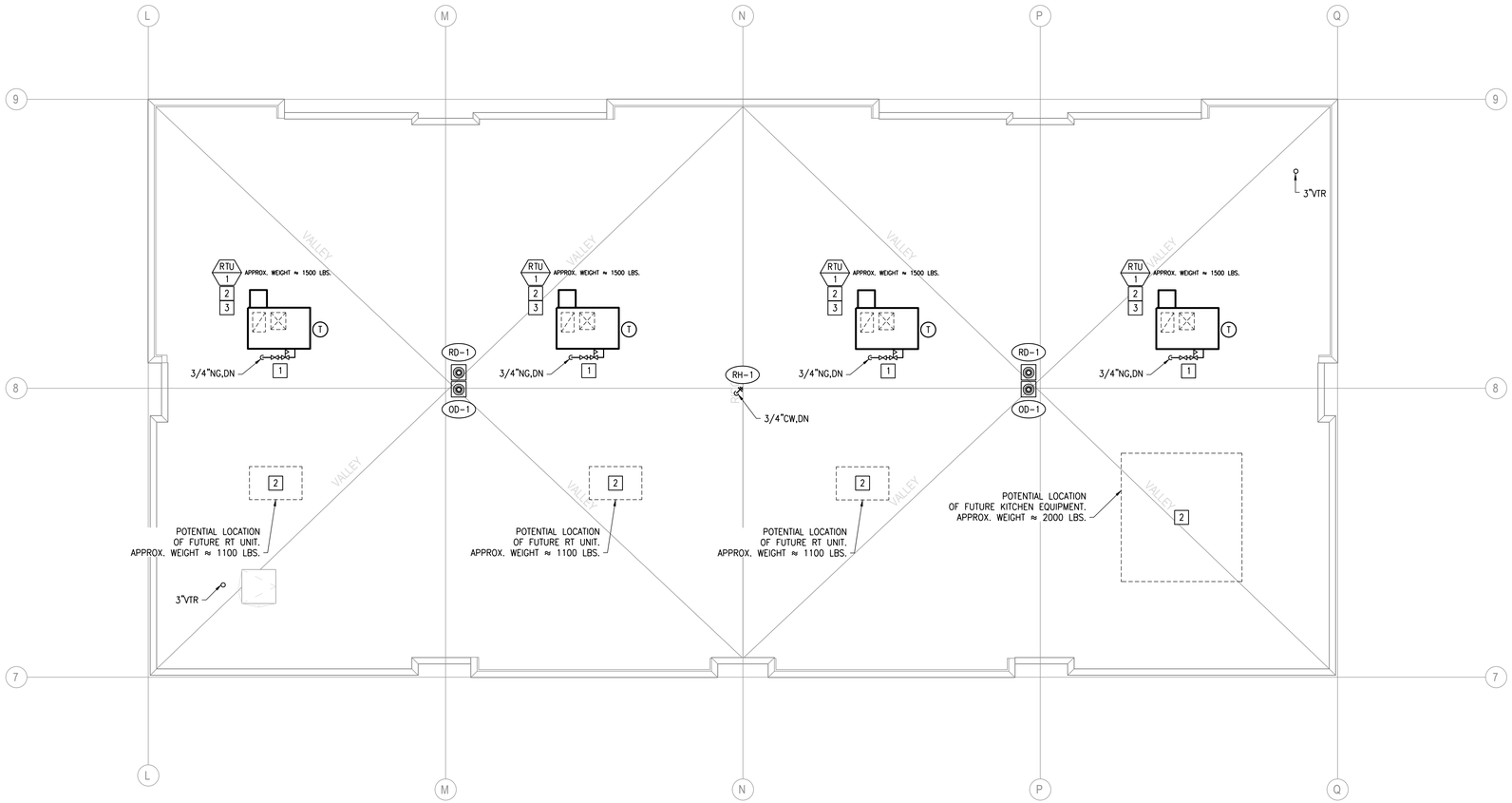
12480 S 5600 W,
HERRIMAN CITY, UTAH

LICENSED PROFESSIONAL ENGINEER
8/29/22
148872
EARL G. DALLON
STATE OF UTAH

SHEET DESCRIPTION:
BUILDING B - ROOF MECHANICAL & PLUMBING FLOOR PLAN

SHEET:
MP2.2B



BUILDING C - ROOF MECHANICAL & PLUMBING FLOOR PLAN

SCALE:1/8" = 1'-0"

0 2' 4' 6' 8' 1/8"=1'

KEYED NOTES (SHEET MP2.2C)

1. PROVIDE DIRT LEG, SERVICE VALVE & REGULATOR PRIOR TO EQUIPMENT CONNECTION.
2. COORDINATE REQUIRED STRUCTURAL FRAMING FOR EQUIPMENT SUPPORT WITH STRUCTURAL. STUB SA & RA DUCT DOWN THRU ROOF TO 18" BELOW ROOF DECK FOR FUTURE CONNECTION BY TENANT.
3. HANG THERMOSTAT BELOW RA DUCT STUB WITH 100' OF COILED THERMOSTAT WIRE.

GENERAL NOTES (SHEET MP2.2C)

1. REFER TO ALL NOTES ON SHEET MP0.1, AND ALL SCHEDULES AND DETAILS WITHIN MP5 SERIES SHEETS.
2. CONTRACTOR SHALL BE RESPONSIBLE FOR PROVIDING FREEZE PROOF CONDENSATE DRAIN, WITH TRAP, FROM EACH RTU. PIPING SHALL ROUTE ALONG ROOF AND DISCHARGE AS CLOSE AS POSSIBLE TO ROOF DRAIN. CONTRACTOR SHALL BE RESPONSIBLE FOR PROVIDING PROPER PIPING, FITTINGS, BRACING/ANCHORAGE, ETC. CONDENSATE DRAIN SHALL PITCH MINIMUM 1% TOWARDS DRAIN.

△ MARK	REVISION	DATE

PERMIT SET

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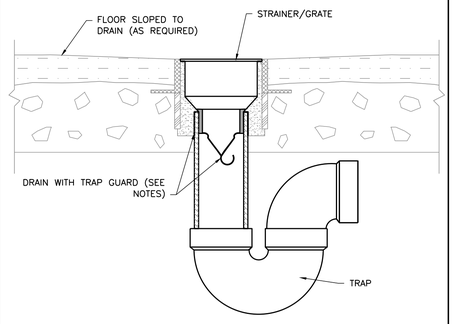
12480 S 5600 W,
HERRIMAN CITY, UTAH

LICENSED PROFESSIONAL ENGINEER
8/29/22
168972
EARL C. DALLON
STATE OF UTAH

SHEET DESCRIPTION:
BUILDING C - ROOF MECHANICAL & PLUMBING FLOOR PLAN

SHEET:
MP2.2C



NOTES:
1. DESIGN GUIDE: TRAP GUARD FLOOR DRAIN BY PROSET SYSTEMS INC.
2. FOLLOW ALL MANUFACTURER INSTALLATION AND OTHER INSTRUCTIONS.

FILE NAME: P.04.04	FLOOR DRAIN WITH TRAP GUARD IN CONCRETE FLOOR
SCALE: NONE	

△ MARK	REVISION	DATE

PLUMBING PIPING SCHEDULE

SERVICE DESIG.	SERVICE	MATERIAL	LOCATION	INSULATION	FITTINGS	NOTES
CW	DOMESTIC COLD WATER	COPPER TYPE "L" - HARD	INTERIOR - ABOVE GRADE	FIBERGLASS W/VAPOR BARRIER (SEE NOTES)	WROUGHT COPPER - SOLDER ENDS	1,2,3,4
S	SANITARY WASTE	SCH 40 PVC - DWV	INTERIOR - ABOVE & BELOW GRADE	NONE	SCH 40 PVC - DWV	5,6
V	PLUMBING VENT	SCH 40 PVC - DWV	INTERIOR - ABOVE & BELOW GRADE	NONE	SCH 40 PVC - DWV	6
SD	STORM DRAIN	SCH 40 PVC - DWV	INTERIOR - ABOVE & BELOW GRADE	1" FIBERGLASS W/ VAPOR BARRIER	SCH 40 PVC - DWV	6,8,9
SDO	STORM DRAIN OVERFLOW	SCH 40 PVC - DWV	INTERIOR - ABOVE & BELOW GRADE	1" FIBERGLASS W/ VAPOR BARRIER	SCH 40 PVC - DWV	6,8,9
NG	GAS - NATURAL	BLACK CARBON STEEL SCH 40	INTERIOR - ABOVE GRADE	NONE	THREADED	7
GW	GREASE WASTE	SCH 40 PVC - DWV	INTERIOR - ABOVE & BELOW GRADE	NONE	SCH 40 PVC - DWV	6,10

NOTES:
1. INSULATION SIZING PER 2018 IECC TABLE C403.11.3 (40°F - 60°F) -- PIPE < 1" = 0.5" INSUL., PIPE 1" TO < 1.5" = 1" INSUL., PIPE 1.5" TO < 4" = 1.5" INSUL.
2. ALL VALVES SHALL BE LEAD FREE.
3. PRIOR ENGINEER APPROVED COPPER PRESS FITTINGS CAN BE USED AT CONTRACTORS OPTION.
4. PEX A CAN BE USED AT CONTRACTOR OPTION WITH OWNER/ENGINEER APPROVAL. INTERNAL DIA. (I.D.) OF PEX SHALL MATCH I.D. OF COPPER (BASIS OF DESIGN).
5. SANITARY DRAINAGE SLOPE: 2" AND SMALLER = 1/4" PER 1'-0" (2%), 3" AND LARGER 1/8" PER 1'-0" (1%).
6. SOLVENT WELD ON ALL INTERIOR PVC PIPING.
7. NATURAL GAS PIPING SHALL BE INSTALLED PER THE CURRENT ADPOTED IFGC.
8. INSULATE THE FIRST 30'-0" OF PRIMARY AND SECONDARY STORM DRAIN PIPING.
9. STORM DRAINAGE SLOPE: 1/8" PER 1'-0" (1%) TOWARDS DRAIN.
10. GREASE WASTE DRAINAGE SLOPE: 1/4" PER 1'-0" (2%) TOWARDS DRAIN.

PLUMBING FIXTURE SCHEDULE

SYMBOL	FIXTURE	SUPPLY PIPE SIZE						FIXTURE UNITS		ELECTRICAL CONNECTION	FIXTURE SPECS / REMARKS	FIXTURE SELECTION	TRIM				NOTES
		TRAP	WASTE	VENT	COLD	HOT	GAS	DFU	SFU				VALVE	DRAIN	STOP	MISCELLANEAOUS	
CWH-1	COLD WATER HEADER	-	-	-	1-1/4"	-	-	-	-	NO	COLD WATER HEADER SHALL BE INSTALLED IN THE FOLLOWING ARRANGEMENT: STRAINER, BACKFLOW PREVENTER, PRV. SET PRV 60 PSI. CWH IS DESIGNED BASED ON A 1" WATER METER W/ 1-1/4" DISTRIBUTION PIPE TO THE BUILDING.	1-1/4 WATTS 009M2QT-LF, 1-1/4 WATTS U5B-Z3-GG, 1-1/4 WATTS LF777S.	INCL.	-	BALL VALVE	PROVIDE BACKFLOW PREVENTER SHALL BE PROVIDED WITH AIR GAP. CONTRACTOR SHALL REFER TO PLANS FOR CLARIFICATION.	
CWH-2	COLD WATER HEADER	-	-	-	1-1/2"	-	-	-	-	NO	COLD WATER HEADER SHALL BE INSTALLED IN THE FOLLOWING ARRANGEMENT: STRAINER, BACKFLOW PREVENTER, PRV. SET PRV 60 PSI. CWH IS DESIGNED BASED ON A 1-1/2" WATER METER W/ 1-1/2" DISTRIBUTION PIPE TO THE BUILDING.	1-1/2 WATTS 009M2QT-LF, 1-1/2 WATTS U5B-Z3-GG, 1-1/2 WATTS LF777S.	INCL.	-	BALL VALVE	PROVIDE BACKFLOW PREVENTER SHALL BE PROVIDED WITH AIR GAP. CONTRACTOR SHALL REFER TO PLANS FOR CLARIFICATION.	
FCO-1	FLOOR CLEANOUT INTERIOR FINISHED FLOOR	-	-	-	-	-	-	-	-	NO	SUB 4" SANITARY / GREASE WASTE PIPE 6" A.F.F. AND CAP.		-	-	-		
FD-1	FLOOR DRAIN FINISHED FLOOR	3"	3"	2"	-	-	-	2	-	NO	CAST IRON BODY W/FLASHING FLANGE, INT. REVERSIBLE CLAMPING COLLAR, SEEPAGE OPENINGS, 6"x6" SQ. ADJ. SATIN NICKEL BRONZE STRAINER W/VR FASTENERS	J.R. SMITH 2005Y-B-U-NB, OR EQUAL BY WADE, ZURN, MIFAB	-	-	-	PROVIDE SURE SEAL TRAP GUARD.	
RD-1	ROOF DRAIN	-	4"	-	-	-	-	-	-	NO	INSULATE WITH VAPOR BARRIOR ON UNDERSIDE.	J.R. SMITH 1015-RC-CID OR APROVED EQUAL.	-	-	-		
OD-1	OVERFLOW ROOF DRAIN	-	4"	-	-	-	-	-	-	NO	INSULATE WITH VAPOR BARRIOR ON UNDERSIDE.	J.R. SMITH 1080E-RC-CID OR APPROVED EQUAL.	-	-	-		
ON-1	OVERFLOW NOZZLE - UV PLASTIC	-	4"	-	-	-	-	-	-	NO	DROP IN CHASE WALL AND DAYLIGHT 18" ABOVE GRADE. OVERFLOW NOZZLE SHALL BE SOLVENT WELDED.	RECTORSEAL G-O-N OR APPROVED EQUAL.	-	-	-		
RH-1	ROOF HYDRANT	-	-	-	3/4"	-	-	-	-	NO	NO DRAIN REQUIRED, DUAL CHECK BFP & DRAIN, AIR VENT BOOT COVERS WELL SEAL.	WOODFORD SRH-MS OR APPROVED EQUAL.	INCL.	-	BALL VALVE	INSTALL PER MANUFACTURERS REQUIREMENTS.	
WCO-1	WALL CLEANOUT FINISHED SPACES	-	-	-	-	-	-	-	-	NO	PROVIDE CLEANOUT FITTING W/SCREWED PLUG OPENING & COUNTERSUNK PLUG. PROVIDE 8"x8" SQ. ACCESS COVER, PLOISHED NICKEL BRONZE & S.S., VANDAL PROOF SCREWS.	WADE 8480ST-179, ZURN ZNAB-1462-8-VP, J.R. SMITH 4730-U-NB, MIFAB C1460-S-3-6, OR APPROVED EQUAL.	-	-	-		
WH-1	WALL HYDRANT-EXTERIOR COLD ONLY	-	-	-	3/4"	-	-	-	-	NO	AUTOMATIC DRAINING, HIGH FLOW DOUBLE CHECK BFP, 3/4" INLET & OUTLET (CONTRACTOR TO SPECIFY INLET), TAMPER RESISTANT BOX. CHROME PLATED.	WOODFORD B67 OR APPROVED EQUAL.	INCL.	-	BALL VALVE	INSTALL 18" ABOVE GRADE, BOXED W/LOOSE KEY AND VACUUM BREAKER.	

NOTES:
1. MIXING VALVE SHALL COMPLY WITH ASSE 1062 AND 1070. SET MIXING VALVE TO MAX. OF 105 F.
2. MIXING VALVE SHALL BE INSTALLED UNDER SINK IN ACCORDANCE WITH MANUFACTURERS REQUIREMENTS.
3. MIXING VALVE SHALL BE INSTALLED AS SHOWN IN PLANS. AN ACCESS PANEL SHALL BE PROVIDED IF INSTALLED ABOVE A HARD CEILING.
4. CONTRACTOR HAS THE OPTION TO SUMBIT AN APPROVED EQUAL FOR THE CARRIER.
5. PLUMBING CONTRACTOR SHALL INSTALL COMBUSTION AIR AND FLUE VENTS PER MANUFACTURERS' INSTRUCTIONS. VENT SIZES AND TOTAL ALLOWABLE LENGTH SHALL MEET MANF. REQUIREMENTS. CONTRACTOR SHALL BE RESPONSIBLE FOR PROVIDING CORRECT TERMINATION KIT.
6. CONTRACTOR SHALL PROVIDE A MIN. OF TWO (2) SEISMIC RESTRAINTS/STRAPS AT THE TOP AND BOTTOM 1/3 POINTS OF DOMESTIC WATER HEATER.

PACKAGED RTU SCHEDULE

UNIT DESIG.	LOCATION	SERVICE	MAUFACTURER & MODEL NO.	TOTAL AIRFLOW (CFM)	MIN. OA (CFM)	COOLING COIL DATA						HEATING COIL DATA						SUPPLY FAN DATA						ELECTRICAL DATA			FILTERS			EER RATING	UNIT WEIGHT (LBS.)	ACCESSORIES
						AIRFLOW (CFM)	REFRIG. TYPE	NOMINAL COOLING (TONS)	EAT (DB/WB, °F)	LAT (DB/WB, °F)	MAX APD (IN.)	AIRFLOW (CFM)	HEAT TYPE	EAT (DB, °F)	LAT (DB, °F)	CAPACITY INPUT/OUTPUT (MBH)	GAS PRESS. ("W.C.)	ESP (IN. W.C.)	TSP (IN. W.C)	VFD	RPM	HP	BHP	VOLTS/PH	MCA	MOCP	SIZE (IN.) LxWxD	QTY.	MERV RATING			
RTU-1	ROOF	SEE PLANS	LENNOX TEMPMASTER ZJ090N18G2B6ACD1A2	3,000	600	3,000	R410A	7.5	80 / 62	52 / 50.8	0.5	3,000	NG	60	103	148 / 118	5 - 13	1.0	1.4	YES	1145	3	2.11	208/3	55.8	60	24"x20"	4	8	12	UNIT: 1245 CURB: 200	1,2,3,4,5,6,7,8,9,10

GENERAL NOTES:
1. APPROVED RTU MANUFACTURERS ARE: DAIKIN, TRANE, LENNOX, CARRIER, YORK, OR APPROVED EQUAL BY ENGINEER.
2. GAS FIRED HEATING COIL CAPACITES LISTED ARE AT SITE ALTITUDE. SEA LEVEL RATINGS WILL BE GREATER.
3. SITE DESIGN CONDITIONS: SUMMER 97/63°F, WINTER 8°F, AT AN ELEVATION OF 4500 FT ABOVE SEA LEVEL.
4. SEE PLANS FOR ALL UNIT DIMENSIONS.
5. CONTRACTOR SHALL REFER TO DRAWINGS FOR QUANTITY OF RTUS REQUIRED.

ACCESSORIES:
1. FACTORY INSTALLED DISCONNECT
2. GFCI CONVIENENCE OUTLET (NON POWERED), SEPARATE CIRCUIT, WIRED BY E.C.
3. MINIMUM 24" TALL ROOF CURB
4. SUPPLY FAN MOTOR CONTROLLED BY VFD
5. 2 STAGE COOLING
6. 2 STAGE HEATING
7. 100% DRY BULB ECONOMIZER WITH GRAVITY RELIEF DAMPER
8. RETURN AND SUPPLY AIR SMOKE DETACTORS
9. SMART EQUIPMENT CONTROLLER W/ BACNET IP INTERFACE
10. HIGH STATIC MOTOR

PERMIT SET

CURTIS MINER ARCHITECTURE
233 SOUTH PLEASANT GROVE BLVD. SUITE #105
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PHONE: (801) 769-3000
cma@cmautah.com

DATE:	5 JULY 2022
PROJECT #:	21-076
PROJ. MAN.:	GWT
CHECKED BY:	GWT

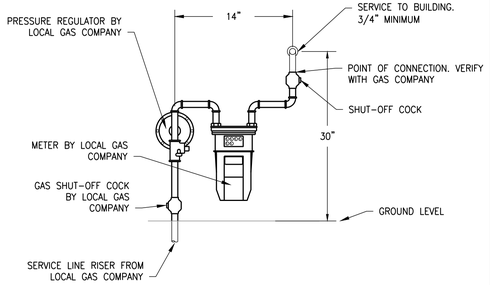
PROJECT:
GEOFF DEARING RETAIL
12480 S 5600 W,
HERRIMAN CITY, UTAH

LICENSED PROFESSIONAL ENGINEER
5/29/22
148572
EARL C. DALLON
STATE OF UTAH

SHEET DESCRIPTION:
MECHANICAL & PLUMBING SCHEDULES & DETAILS

SHEET:
MP5.1

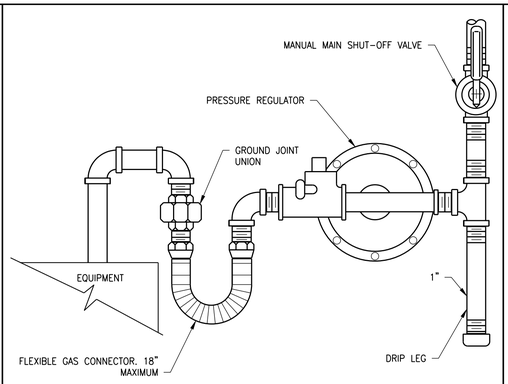
MARK	REVISION	DATE



NOTES:

1. PAINT ALL EXTERIOR GAS PIPING WITH WEATHER RESISTANT PAINT.
2. FOR MULTIPLE METER INSTALLATIONS WHERE TWO OR MORE HOUSE LINES TERMINATE AT A MULTIPLE METER SET, THEY SHOULD BE SPACED NOT LESS THAN 10" NOR MORE THAN 12" APART.
3. METERS STACKED TWO ROWS HIGH (MAXIMUM).
4. GAS PIPING AT MULTIPLE METER INSTALLATIONS SHALL BE PLAINLY MARKED BY A METAL TAG OR OTHER PERMANENT MEANS ATTACHED TO THE PIPE BY THE INSTALLING AGENCY, DESIGNATING THE BUILDING OR THE PART OF THE BUILDING BEING SUPPLIED.
5. SEAL ALL PENETRATIONS INTO BUILDING WEATHER TIGHT.

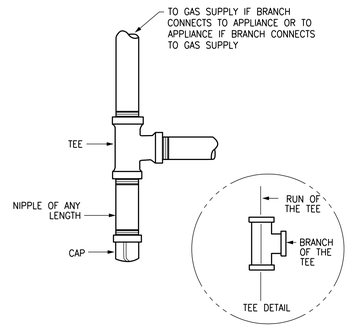
FILE NAME: MP.04.04	TYPICAL GAS PIPING BUILDING ENTRANCE
SCALE: NONE	



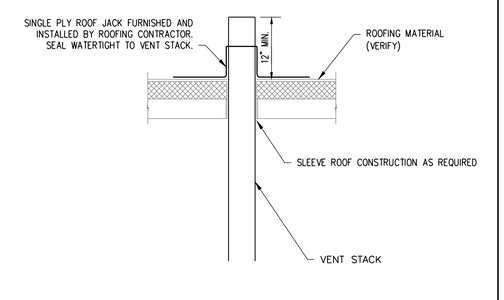
NOTES:

1. REGULATORS INSTALLED INDOORS ON MEDIUM PRESSURE NATURAL GAS PIPING (M.P. = 5 PSI OR LESS), REGULATORS SHALL BE INSTALLED WITH A "VENT LIMITING DEVICE" TO ELIMINATE CODE REQUIREMENT OF VENTING REGULATOR TO THE OUTSIDE.

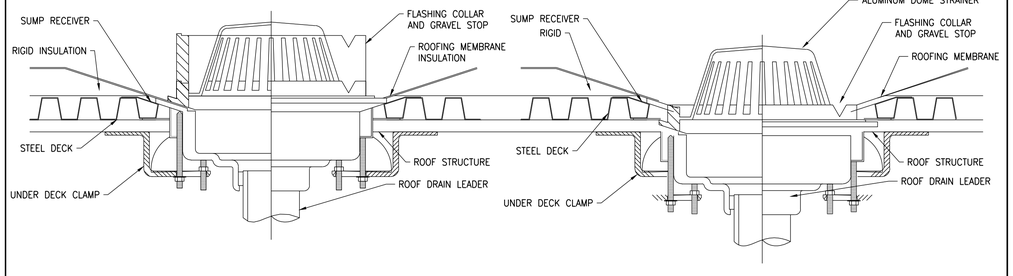
FILE NAME: MP.04.05	TYPICAL GAS PIPING LB. TO OZ. CONNECTION
SCALE: NONE	



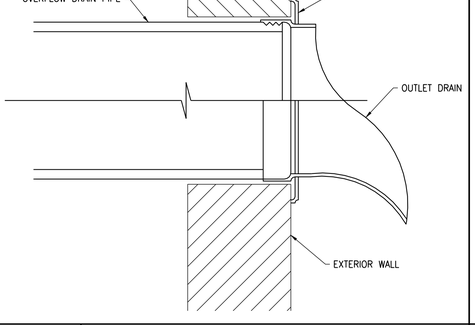
FILE NAME: MP.04.09	EFFECTIVE SEDIMENT TRAP
SCALE: NONE	



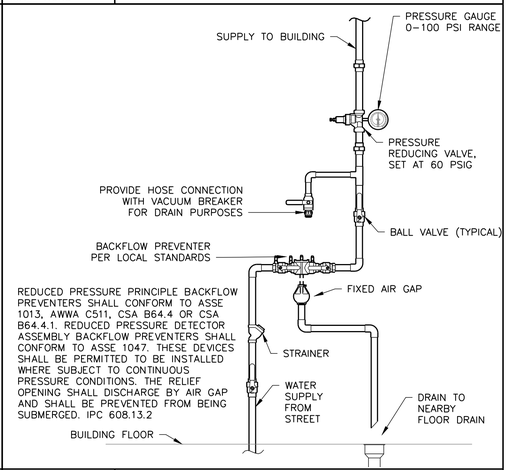
FILE NAME: P.05.06	TYPICAL VENT THROUGH ROOF
SCALE: NONE	



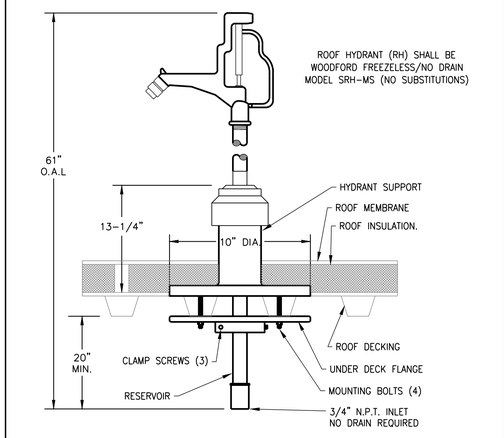
FILE NAME: P.04.14	TYPICAL ROOF AND OVERFLOW DRAIN INSTALLATION DETAIL
SCALE: NONE	



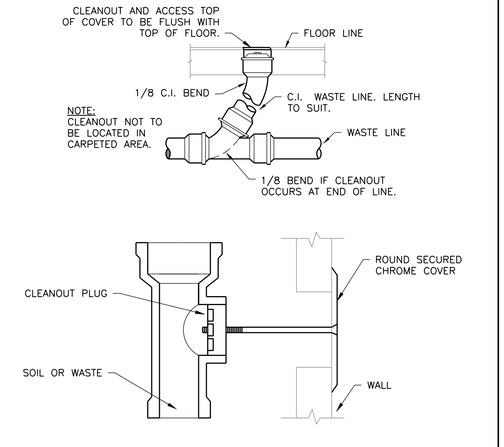
FILE NAME: P.04.15	DOWNSPOUT NOZZLE DETAIL
SCALE: NONE	



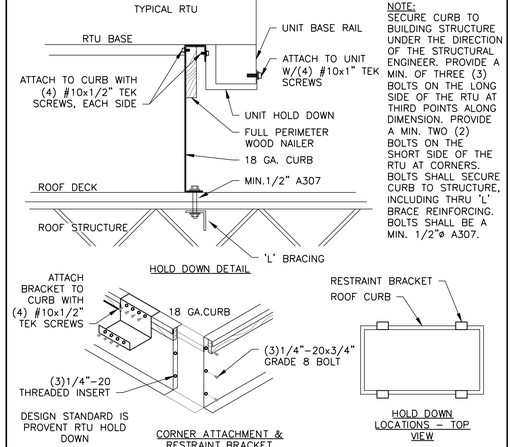
FILE NAME: P.06.06	WATER PRESSURE REDUCING STATION
SCALE: NONE	



FILE NAME: P.03.01	ROOF HYDRANT DETAIL FREEZELESS - NO DRAIN REQUIRED
SCALE: NONE	



FILE NAME: P.03.03	TYPICAL FLOOR AND WALL CLEANOUTS
SCALE: NONE	



FILE NAME: M.06.03	TYPICAL ROOF CURB METAL STRUCTURE
SCALE: NONE	

PERMIT SET

CURTIS MINER ARCHITECTURE
233 SOUTH PLEASANT GROVE BLVD.
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PHONE: (801) 769-3000
cma@cmautah.com

DATE:	5 JULY 2022
PROJECT #:	21-076
PROJ. MAN.:	GWT
CHECKED BY:	GWT

PROJECT:
GEOFF DEARING RETAIL
12480 S 5600 W,
HERRIMAN CITY, UTAH

REGISTERED PROFESSIONAL ENGINEER
8/29/22
149872
EARL C. DALLON
STATE OF UTAH

SHEET DESCRIPTION:
MECHANICAL & PLUMBING DETAILS

SHEET:
MP5.2

SYMBOLS LEGEND

SYMBOL	DESCRIPTION
REFERENCE AND LINE SYMBOLS	
A5 / E-501	DETAIL INDICATOR: A5 INDICATES DETAIL NUMBER, E-501 INDICATES DRAWING SHEET WHERE DETAIL IS SHOWN.
ROOM NAME / 100	ROOM IDENTIFIER WITH ROOM NAME AND NUMBER.
1	KEYNOTE INDICATOR.
1	REVISION INDICATOR.
CU-1	EQUIPMENT INDICATOR.
X-X / XMDP	MECHANICAL EQUIPMENT INDICATOR. "X-X" INDICATES EQUIPMENT MARK SHOWN ON EQUIPMENT SCHEDULE. "XMDP" IDENTIFIES PANEL EQUIPMENT IS CIRCUITED TO. REFER TO EQUIPMENT SCHEDULE FOR ADDITIONAL INFORMATION.
	BREAK, STRAIGHT: TO BREAK PARTS OF DRAWING
	BREAK, ROUND
WIRING METHODS	
	WIRING.
A-1	SINGLE BRANCH CIRCUIT HOME RUN TO PANELBOARD WITH DEDICATED NEUTRAL CONDUCTOR. LETTER AND NUMBER NOTATION IDENTIFY PANEL AND CIRCUIT NUMBER.
A-1,3,5	BRANCH CIRCUIT HOME RUN TO PANELBOARD: NUMBER OF ARROWS INDICATES NUMBER OF CIRCUITS. LETTER AND NUMBER NOTATIONS IDENTIFY PANEL AND CIRCUIT NUMBERS.
1 A-1,3,5	BRANCH CIRCUIT HOME RUN TO PANELBOARD: NUMBER OF ARROWS INDICATES NUMBER OF CIRCUITS. LETTER AND NUMBER NOTATIONS IDENTIFY PANEL AND CIRCUIT NUMBERS. NUMBER IN BOX REFERS TO THE CONDUCTOR AND CONDUIT SCHEDULE.
	LOW VOLTAGE WIRING: DIVIDE, MEDIUM LINE.
	CONDUIT STUB. DIMENSION RECORD DRAWINGS AND MARK.
1	CONDUCTOR & CONDUIT ("CC") SCHEDULE INDICATOR. REFER TO ONE-LINE DIAGRAM.
HC	ADA ACCESS PUSH PLATE
	JUNCTION BOX.
C	JUNCTION BOX, CEILING.
	MECHANICAL EQUIPMENT CONNECTION. REFER TO EQUIPMENT SCHEDULE FOR REQUIREMENTS.
EV	ELECTRIC VEHICLE CHARGING STATION.
WIRING DEVICES	
	RECEPTACLE, DUPLEX: NEMA 5-20R.
A	RECEPTACLE, DUPLEX, ABOVE COUNTER: NEMA 5-20R.
C	RECEPTACLE, DUPLEX, CEILING: NEMA 5-20R.
DF	RECEPTACLE, DUPLEX WITH GROUND FAULT CIRCUIT INTERRUPTER, DRINKING FOUNTAIN: CONCEAL WATER COOLER RECEPTACLE BEHIND WATER COOLER. SEE MECHANICAL/PLUMBING SHOP DRAWINGS FOR INSTALLATION REQUIREMENTS.
W	RECEPTACLE, DUPLEX WITH GROUND FAULT CIRCUIT INTERRUPTER, WET LABEL, "WEATHERPROOF IN USE": NEMA 5-20R.
	RECEPTACLE, DUPLEX WITH GROUND FAULT CIRCUIT INTERRUPTER: NEMA 5-20R.
WP	RECEPTACLE, DUPLEX WITH GROUND FAULT CIRCUIT INTERRUPTER, WEATHERPROOF: NEMA 5-20R.
	RECEPTACLE, QUADRAPLEX: NEMA 5-20R.
	RECEPTACLE, QUADRAPLEX WITH GROUND FAULT CIRCUIT INTERRUPTER: NEMA 5-20R.
	RECEPTACLE, SPECIAL PURPOSE. PROVIDE RECEPTACLE TO MATCH EQUIPMENT PLUG.
R	RECEPTACLE, RANGE: NEMA 14-50R.
FB#	FLUSH FLOOR BOX. "#" SHOWN ON DRAWINGS. REFER TO WIRING DEVICE SCHEDULE IN THE ELECTRICAL SPECIFICATIONS FOR CONFIGURATION AND DEVICES.
	SWITCH, DIMMER.
X $	SWITCH, SINGLE POLE ("x" INDICATES FIXTURES CONTROLLED).
X $2	SWITCH, DOUBLE POLE ("x" INDICATES FIXTURES CONTROLLED).
X $3	SWITCH, THREE-WAY ("x" INDICATES FIXTURES CONTROLLED).
X $4	SWITCH, FOUR-WAY ("x" INDICATES FIXTURES CONTROLLED).

SYMBOLS LEGEND

SYMBOL	DESCRIPTION
ELECTRICAL POWER AND DISTRIBUTION	
	CIRCUIT BREAKER, MOLDED CASE (ONE-LINE DIAGRAM).
	CIRCUIT BREAKER, SOLID STATE (ONE-LINE DIAGRAM).
	MOTOR.
	TRANSFORMER (ONE-LINE DIAGRAM).
"1DPHA"	DISTRIBUTION PANELBOARD, MOTOR CONTROL CENTER, PLUG-IN BUSWAY, MEDIUM VOLTAGE SWITCHBOARD (ONE-LINE DIAGRAM).
225/3 "1H"	PANELBOARD WITH MAIN LUGS ONLY. BUS SIZE AND PHASE AS SHOWN (ONE-LINE DIAGRAM).
225/3 "1H"	PANELBOARD WITH MAIN CIRCUIT BREAKER. SIZE AND PHASE AS SHOWN (ONE-LINE DIAGRAM).
	CT CABINET PER UTILITY'S REQUIREMENTS (ONE-LINE DIAGRAM).
	EARTH GROUND (ONE-LINE DIAGRAM).
EPO	PUSH BUTTON, REMOTE EMERGENCY STOP.
M	METER.
	DISCONNECT SWITCH, FUSED.
	DISCONNECT SWITCH, UNFUSED.
	PUSHBUTTON.
	PUSHBUTTONS, MOTOR CONTROL.
	PANELBOARD CABINET, FLUSH MOUNTED.
	PANELBOARD CABINET, SURFACE MOUNTED, 1 SECTION.
	PANELBOARD CABINET, SURFACE MOUNTED, 2 SECTION.
DP#	DISTRIBUTION PANEL OR SWITCHBOARD.
LP	LIGHTING RELAY, CONTACTOR PANEL, OR DIMMING ENCLOSURE.
$ST	SWITCH, TOGGLE MOTOR STARTER WITH OVERLOAD PROTECTION.
	TRANSFORMER (SEE ONE-LINE FOR SIZE)
	ARC ENERGY REDUCTION
LIGHTING	
(W-3)	FIXTURE IDENTIFICATION: (W-3) INDICATES FIXTURE TYPE AS SCHEDULED.
(W-3E)	FIXTURE IDENTIFICATION: EMERGENCY LIGHTING FIXTURE WITH BATTERY PACK AND/ OR GENERATOR AND/ OR CENTRALIZED INVERTER AND/ OR CENTRALIZED UPS CONNECTION AS INDICATED IN PLANS. (W-3E) INDICATES FIXTURE TYPE AS SCHEDULED.
EM	EMERGENCY.
NL	NIGHT LIGHT: DO NOT SWITCH.
	EGRESS DIRECTION ARROW (EXIT SIGNS).
	EXIT SIGN: SINGLE FACE; CEILING MOUNTED
	EXIT SIGN: SINGLE FACE; WALL MOUNTED
	EXIT SIGN: DOUBLE FACE; CEILING MOUNTED
	EXIT SIGN: DOUBLE FACE; WALL MOUNTED

SYMBOLS LEGEND

SYMBOL	DESCRIPTION
LIGHTING CONTROL	
	OCCUPANCY SENSOR, DUAL TECHNOLOGY, OMNI-DIRECTIONAL, CEILING.
	OCCUPANCY SENSOR, DUAL TECHNOLOGY, WALL.
P	PHOTOCELL.
	VACANCY SENSOR, DUAL TECHNOLOGY, OMNI-DIRECTIONAL, CEILING.
	VACANCY SENSOR, DUAL TECHNOLOGY, WALL.
	SWITCH/OCCUPANCY SENSOR COMBO, DUAL TECHNOLOGY, WALL.
	SWITCH/VACANCY SENSOR COMBO, DUAL TECHNOLOGY, WALL.
	DIMMER SWITCH/OCCUPANCY SENSOR COMBO, DUAL TECHNOLOGY, WALL.
	DIMMER SWITCH/VACANCY SENSOR COMBO, DUAL TECHNOLOGY, WALL.
a,b	LOW VOLTAGE DIGITAL LIGHTING CONTROL SWITCH: LETTER "a,b" INDICATES ZONING WHERE SHOWN (REFER TO PLANS, SCHEDULES, AND DETAILS FOR EXACT BUTTON CONFIGURATION AND PROGRAMMING REQUIREMENTS)
RC	DIGITAL LIGHTING ROOM CONTROLLER
FIRE ALARM	
FAA	FIRE ALARM ANNUNCIATOR PANEL.
FACP	FIRE ALARM CONTROL PANEL, SEMI-RECESSED.
CM	CONTROL MODULE.
MM	MONITOR MODULE.
F	FIRE ALARM MANUAL PULL STATION.
R	SHUT DOWN RELAY: INSTALL RELAY IN CONTROL CIRCUIT OF EQUIPMENT TO BE CONTROLLED IN THE EVENT OF A FIRE.
FS	WATER FLOW SWITCH. FLOW SWITCHES SHALL BE PROVIDED AND INSTALLED BY FIRE SPRINKLER CONTRACTOR AND SHALL BE CONNECTED TO LOCATIONS SHOWN ON THE FIRE SPRINKLER SHOP DRAWINGS.
VS	VALVE SUPERVISORY SWITCH, TAMPER SWITCH. TAMPER SWITCHES SHALL BE PROVIDED AND INSTALLED BY FIRE SPRINKLER CONTRACTOR AND SHALL BE CONNECTED TO LOCATIONS SHOWN ON THE FIRE SPRINKLER SHOP DRAWINGS.
PS	PRESSURE SUPERVISORY SWITCH. PRESSURE SWITCHES SHALL BE PROVIDED AND INSTALLED BY FIRE SPRINKLER CONTRACTOR AND SHALL BE CONNECTED TO LOCATIONS SHOWN ON THE FIRE SPRINKLER SHOP DRAWINGS..
	DETECTOR, SMOKE.
	DETECTOR, SMOKE, DUCT WITH HOUSING AND SAMPLING TUBE.
FSD	COMBINATION FIRE/SMOKE DAMPER. 120V POWER FROM ELECTRICAL SYSTEM.
CO	DETECTOR, CARBON MONOXIDE.
75	STROBE, WALL MOUNTED. SUBSCRIPT INDICATES CANDELA RATING.
WP	ALARM, HORN/SPEAKER, WALL MOUNTED, WEATHERPROOF.
75	ALARM, HORN/STROBE, WALL MOUNTED, ONE ASSEMBLY. SUBSCRIPT INDICATES CANDELA RATING.
75	ALARM, HORN/STROBE, ONE ASSEMBLY, CEILING MOUNTED. SUBSCRIPT INDICATES CANDELA RATING.
75	ALARM, HORN, CEILING MOUNTED. SUBSCRIPT INDICATES CANDELA RATING.
75	ALARM, STROBE, CEILING MOUNTED. SUBSCRIPT INDICATES CANDELA RATING.
TWO-WAY COMMUNICATIONS	
2WA	TWO-WAY COMMUNICATIONS MAIN CONTROL STATION (ANNUNCIATOR)
RCS	TWO-WAY COMMUNICATIONS REMOTE CALL STATION
	DATA CONNECTION: TWO-WAY EMERGENCY COMMUNICATION SYSTEM.
TV DISTRIBUTION	
	TV OUTLET.

ABBREVIATIONS

NOTE: ALL ABBREVIATIONS MAY NOT BE USED.

1P	SINGLE POLE
1PH	SINGLE-PHASE
1WAY	ONE-WAY
2/C	TWO-CONDUCTOR
2WAY	TWO-WAY
3/C	THREE-CONDUCTOR
3WAY	THREE-WAY
4OUT	QUADRUPLE RECEPTACLE OUTLET
4PDT	FOUR-POLE DOUBLE THROW
4PST	FOUR-POLE SINGLE THROW
4W	FOUR-WIRE
4WAY	FOUR-WAY
A	ABOVE COUNTER
AC	ARMORED CABLE
ADA	AMERICANS WITH DISABILITIES ACT
ADJ	ADJACENT
AFF	ABOVE FINISHED FLOOR
AFG	ABOVE FINISHED GRADE
AIC	AMPERE INTERRUPTING CAPACITY
ALUM	ALUMINUM
AMP	AMPERE
ANN	ANNUNCIATOR
AP	ACCESS POINT (WIRELESS DATA)
AR	AS REQUIRED
ASC	AMPS SHORT CIRCUIT
ATS	AUTOMATIC TRANSFER SWITCH
AV	AUDIO VISUAL
AWG	AMERICAN WIRE GAGE
BB XFMR	BUCK-BOOST TRANSFORMER
BFF	BELOW FINISHED FLOOR
BFG	BELOW FINISHED GRADE
C	CEILING MOUNTED
CAT	CATEGORY
CATV	COMMUNITY ANTENNA TELEVISION
CB	CIRCUIT BREAKER
CCBA	CUSTOM COLOR AS SELECTED BY ARCHITECT
CCTV	CLOSED CIRCUIT TELEVISION
CF/CI	CONTRACTOR FURNISHED/ CONTRACTOR INSTALLED
CF/OI	CONTRACTOR FURNISHED/ OWNER INSTALLED
CFBA	CUSTOM FINISH AS SELECTED BY ARCHITECT
CKT	CIRCUIT
CM	CONSTRUCTION MANAGER
CND	CONDUIT
CO	CONVENIENCE OUTLET
COR	CONTRACTING OFFICER'S REPRESENTATIVE
CP	CONTROL PANEL
CT	CURRENT TRANSFORMER
CTV	CABLE TELEVISION
CU	COPPER
dBA	UNIT OF SOUND LEVEL
DPDT	DOUBLE POLE, DOUBLE THROW
DS	DISCONNECT SWITCH
E	ENHANCED
EA	EACH
EM	EMERGENCY
EMT	ELECTRICAL METALLIC TUBING
ENT	ELECTRIC NONMETALLIC TUBING
EPO	EMERGENCY POWER OFF
EQUIP	EQUIPMENT
ER	EQUIPMENT ROOM
EX	EXISTING
F	FURNITURE MOUNTED
FA	FIRE ALARM
FCP	FIRE ALARM CONTROL PANEL
FLA	FULL LOAD AMPS
FMC	FLEXIBLE METAL CONDUIT
FOB	FREIGHT ON BOARD
FPP	FIBER PATCH PANEL
FVNR	FULL VOLTAGE NON-REVERSING
FVR	FULL VOLTAGE REVERSING
GEN	GENERATOR
GFCI	GROUND FAULT INTERRUPTER
GFP	GROUND FAULT PROTECTION
GIG	GIGA HERTZ
GND	GROUND
HD	HEAVY DUTY
HID	HIGH INTENSITY DISCHARGE
HOA	HAND-OFF-AUTOMATIC
HP	HORSE POWER
HPF	HIGH POWER FACTOR
HPS	HIGH PRESSURE SODIUM
HV	HIGH VOLTAGE
HWM	HORIZONTAL WIRE MANAGEMENT
HZ	HERTZ
I/O	INPUT/ OUTPUT
IG	ISOLATED GROUND
IMC	INTERMEDIATE METAL CONDUIT
IN/IS	INSULATED/ ISOLATED
IR	INFRARED
J-BOX	JUNCTION BOX
kV	KILOVOLT
kVA	KILOVOLT AMPERE
kVAR	KILOVOLT AMPERE REACTIVE
kW	KILOWATT
kWh	KILOWATT HOUR
LED	LIGHT EMITTING DIODE
LFMC	LIQUID TIGHT FLEXIBLE METAL CONDUIT
LFNC	LIQUID TIGHT FLEXIBLE NONMETALLIC CONDUIT
LPS	LOW PRESSURE SODIUM
LRA	LOCKED ROTOR AMPS
LTG	LIGHTING
LV	LOW VOLTAGE
MATV	MASTER ANTENNA TELEVISION SYSTEM
MAX	MAXIMUM
MC	METAL CLAD
MCA	MINIMUM CIRCUIT AMPS
MCB	MAIN CIRCUIT BREAKER
MCC	MOTOR CONTROL CENTER
MCP	MOTOR CIRCUIT PROTECTION
MDP	MAIN DISTRIBUTION PANEL
MG	MOTOR GENERATOR
MH	MANHOLE
MIN	MINIMUM
MLO	MAIN LUGS ONLY
MOCP	MAXIMUM OVERCURRENT PROTECTION
MTS	MANUAL TRANSFER SWITCH
NA	NOT APPLICABLE
NC	NORMALLY CLOSED
NEC	NATIONAL ELECTRICAL CODE
NEMA	NATIONAL ELECTRICAL MANUFACTURERS ASSOCIATION
NFC	NATIONAL FIRE CODE
NFPA	NATIONAL FIRE PROTECTION ASSOCIATION
NIC	NOT IN CONTRACT
NL	NIGHT LIGHT
NO	NORMALLY OPEN
NTS	NOT TO SCALE
OC	ON CENTER
OCP	OVER CURRENT PROTECTION
OE	OWNER ELECTRONICS
OF/CI	OWNER FURNISHED/ CONTRACTOR INSTALLED
OF/OI	OWNER FURNISHED/ OWNER INSTALLED
OFP	OBTAIN FROM PLANS
OH DR	OVERHEAD (COILING) DOOR
OL	OVERLOAD
PB	PUSHBUTTON
PF	POWER FACTOR
PH	PHASE
PNL	PANEL
PNM	PLENUM
PR	PAIR
PS	POWER SUPPLY
PT	POTENTIAL TRANSFORMER
PTZ	PAN/TILT/ZOOM
QTY	QUANTITY
R	REMOVE
RCP	REFLECTED CEILING PLAN
RMC	RIGID METAL CONDUIT
RNC	RIGID NONMETAL CONDUIT
RPM	REVOLUTIONS PER MINUTE
RPP	RISER PATCH PANEL
RR	REMOVE AND RELOCATE
S/S	START/STOP
SCA	SHORT CIRCUIT AMPS
SCBA	STANDARD COLOR AS SELECTED BY ARCHITECT
SF	SQUARE FOOT (FEET)
SFBA	STANDARD FINISH AS SELECTED BY ARCHITECT
SPD	SURGE PROTECTIVE DEVICE
SPDT	SINGLE POLE, DOUBLE THROW
SPEC	SPECIFICATION
SPP	STATION PATCH PANEL
SPST	SINGLE POLE, SINGLE THROW
ST	SINGLE THROW
SWBD	SWITCHBOARD
SWGR	SWITCHGEAR
TL	TWIST LOCK
TP	TELEPHONE POLE
TP	TWISTED PAIR
TR	TELECOMMUNICATIONS ROOM
TTB	TELEPHONE TERMINAL BOARD
TV	TELEVISION
TVSS	TRANSIENT VOLTAGE SURGE SUPPRESSER
TYP	TYPICAL
UF	UNDERFLOOR
UGND	UNDERGROUND
UPS	UNINTERRUPTIBLE POWER SUPPLY
V	VOLTS
VA	VOLT AMPERE
VFC/VFD	VARIABLE FREQUENCY MOTOR CONTROLLER
VWM	VERTICAL WIRE MANAGEMENT
W/	WITH
W/O	WITHOUT
WP	WEATHERPROOF
WPP	WIRELESS PATCH PANEL
XFMR	TRANSFORMER

ELECTRICAL SHEET INDEX

DEFINITIONS

NOTE: ALL DEFINITIONS MAY NOT BE USED.

INDICATED: THE TERM "INDICATED" REFERS TO GRAPHIC REPRESENTATIONS, NOTES, OR SCHEDULES ON THE DRAWINGS, OTHER PARAGRAPHS OR SCHEDULES IN THE SPECIFICATIONS, AND SIMILAR REQUIREMENTS IN THE CONTRACT DOCUMENTS. WHERE TERMS SUCH AS "SHOWN", "NOTED", "SCHEDULED", AND "SPECIFIED" ARE USED, IT IS TO HELP THE READER LOCATE THE REFERENCE, NO LIMITATION ON LOCATION IS INTENDED.

DIRECTED: TERMS SUCH AS "DIRECTED", "REQUESTED", AUTHORIZED", "SELECTED", "APPROVED", "REQUIRED", AND "PERMITTED" MEAN "DIRECTED BY THE ENGINEER", "REQUESTED BY THE ENGINEER", AND SIMILAR PHRASES.

APPROVED: THE TERM "APPROVED", WHERE USED IN CONJUNCTION WITH THE ENGINEER'S ACTION ON THE CONTRACTOR'S SUBMITTALS, APPLICATIONS, AND REQUESTS, IS LIMITED TO THE ENGINEER'S DUTIES AND RESPONSIBILITIES AS STATED IN GENERAL AND SUPPLEMENTARY CONDITIONS.

FURNISH: THE TERM "FURNISH" IS USED TO MEAN "SUPPLY AND DELIVER TO THE PROJECT SITE, READY FOR UNLOADING, UNPACKING, ASSEMBLY, INSTALLATION, AND SIMILAR OPERATIONS."

INSTALL: THE TERM "INSTALL" IS USED TO DESCRIBE OPERATIONS AT PROJECT SITE INCLUDING THE ACTUAL "UNLOADING, UNPACKING, ASSEMBLY, ERECTION, PLACING, ANCHORING, APPLYING, WORKING TO DIMENSION, FINISHING, CURING, PROTECTING, CLEANING, AND SIMILAR OPERATIONS."

PROVIDE: THE TERM "PROVIDE" MEANS "TO FURNISH AND INSTALL, COMPLETE AND READY FOR THE INTENDED USE."

INSTALLER: AN "INSTALLER" IS THE CONTRACTOR OR AN ENTITY ENGAGED BY THE CONTRACTOR, EITHER AS AN EMPLOYEE, SUBCONTRACTOR, OR SUB-SUBCONTRACTOR, FOR PERFORMANCE OF A PARTICULAR CONSTRUCTION ACTIVITY, INCLUDING INSTALLATION, ERECTION, APPLICATION, AND SIMILAR OPERATIONS. INSTALLERS ARE REQUIRED TO BE EXPERIENCED IN THE OPERATIONS THEY ARE ENGAGED TO PERFORM.

TECHNOLOGY SYSTEMS: THE TERM "TECHNOLOGY SYSTEMS" IS USED TO DESCRIBE ALL LOW VOLTAGE SYSTEMS GENERALLY REFERRED TO AS "SPECIAL SYSTEMS". THESE SYSTEMS INCLUDE BUT ARE NOT NECESSARILY LIMITED TO ALL SYSTEMS WHICH UTILIZE VOLTAGES OF LESS THAN 71 VOLTS SUCH AS SOUND SYSTEMS, VIDEO SYSTEMS, TV SYSTEMS, SECURITY SYSTEMS, VOICE AND DATA CABLING SYSTEMS, ETC...

SITE COORDINATION

THE LOCATION, CAPACITY, AND VOLTAGE OF THE LINES ARE ALL IN ACCORDANCE WITH DATA GIVEN THIS OFFICE BY THE UTILITY COMPANY. COORDINATE WITH THE LOCAL UTILITY COMPANY FOR THE INSTALLATION OF THE ELECTRICAL SERVICE. COMPLY WITH UTILITY REGULATIONS. REPORT DISCREPANCIES TO THE ENGINEER.

ELECTRIC UTILITY

ROCKY MOUNTAIN POWER
ADDRESS

PERSON CONTACTED: John Langi
DATE: 8-22-22
PHONE NUMBER: (801) 576-6102
EMAIL: John.Langi@rockymountainpower.net

MARK	REVISION	DATE

GENERAL ELECTRICAL NOTES

1. CLARIFICATION METHODS: AT THE TIME OF BIDDING, BIDDERS SHALL FAMILIARIZE THEMSELVES WITH THE DRAWINGS AND SPECIFICATIONS. ANY QUESTIONS, MISUNDERSTANDINGS, CONFLICTS, DELETIONS, DISCONTINUED PRODUCTS, CATALOG NUMBER DISCREPANCIES, DISCREPANCIES BETWEEN THE EQUIPMENT SUPPLIED AND THE INTENT OR FUNCTION OF THE EQUIPMENT, ETC, SHALL BE SUBMITTED TO THE ARCHITECT/ENGINEER IN WRITING FOR CLARIFICATION PRIOR TO ISSUANCE OF THE FINAL ADDENDUM AND BIDDING OF THE PROJECT. WHERE DISCREPANCIES OR MULTIPLE INTERPRETATIONS OCCUR, THE MOST STRINGENT (WHICH IS GENERALLY RECOGNIZED AS THE MOST COSTLY) THAT MEETS THE INTENT OF THE DOCUMENTS SHALL BE ENFORCED.

2. OWNER FURNISHED ITEMS: THE OWNER WILL FURNISH MATERIAL AND EQUIPMENT AS INDICATED IN THE CONTRACT DOCUMENTS TO BE INCORPORATED INTO THE WORK. THESE ITEMS ARE ASSIGNED TO THE INSTALLER AND COSTS FOR RECEIVING, HANDLING, STORAGE, IF REQUIRED, AND INSTALLATION ARE INCLUDED IN THE CONTRACT SUM.
   A. THE INSTALLER'S RESPONSIBILITIES ARE THE SAME AS IF THE INSTALLER FURNISHED THE MATERIALS OR EQUIPMENT.
   B. THE OWNER WILL ARRANGE AND PAY FOR DELIVERY OF OWNER FURNISHED ITEMS FREIGHT ON BOARD JOB SITE AND THE INSTALLER WILL INSPECT DELIVERIES FOR DAMAGE. IF OWNER FURNISHED ITEMS ARE DAMAGED, DEFECTIVE OR MISSING, DOCUMENT DAMAGED ITEMS WITH THE TRANSPORT□COMPANY AND THE OWNER WILL ARRANGE FOR□REPLACEMENT. THE OWNER WILL ALSO ARRANGE□FOR MANUFACTURER'S FIELD SERVICES, AND THE□DELIVERY OF MANUFACTURER'S WARRANTIES AND□BONDS TO THE INSTALLER.
   C. THE INSTALLER IS RESPONSIBLE FOR DESIGNATING□THE DELIVERY DATES OF OWNER FURNISHED ITEMS□AND FOR RECEIVING, UNLOADING AND HANDLING□OWNER FURNISHED ITEMS AT THE SITE.THE□□INSTALLER IS RESPONSIBLE FOR PROTECTING□OWNER FURNISHED ITEMS FROM DAMAGE□INCLUDING DAMAGE FROM EXPOSURE TO THE□ELEMENTS, AND TO REPAIR OR REPLACE ITEMS DAMAGED AS A RESULT OF HIS OPERATIONS.
3. EXPOSED STRUCTURE AREAS (EXCLUDING MECHANICAL, ELECTRICAL, AND COMMUNICATION SPACES); INSTALL RACEWAYS BETWEEN DECK AND STRUCTURE WHEREVER POSSIBLE IN EXPOSED STRUCTURE CEILING AREAS. ROUTE RACEWAYS IN CONCEALED AREAS WHEREVER POSSIBLE. REFER ALL CONDITIONS WHERE RACEWAYS MUST BE INSTALLED WHICH CANNOT COMPLY WITH THESE REQUIREMENTS TO THE ARCHITECT.
4. SUBMITTALS: PROVIDE ORIGINAL ELECTRONIC PDF FORMAT, BOUND, BOOKMARKED (EACH SECTION ITEMS PRODUCT), AND HIGHLIGHTED JOB NAME AND SUBCONTRACTOR SHALL BE ON THE FRONT COVER. PREPARE INDEX OF EQUIPMENT SUBMITTED IN EACH TAB.
5. REFLECTED CEILING PLANS: COORDINATE THE LOCATION OF LIGHT FIXTURES WITH THE ARCHITECTURAL REFLECTED CEILING PLANS. REFER ALL DISCREPANCIES TO THE ARCHITECT AND ENGINEER.
6. ALL WORK SHALL BE DONE ACCORDING TO THE CURRENT NATIONAL ELECTRIC CODE (NEC), IBC, NFPA, AND IFC. COMPLIANCE AND FINAL APPROVAL IS SUBJECT TO THE ON SITE FIELD INSPECTION OF THE AHJ.

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cma@cmautah.com

DATE:	29 AUGUST 2022
PROJECT #:	21-076
PROJ. MAN.:	GWT
CHECKED BY:	GWT

PROJECT:
GEOFF DEARING RETAIL
12480 S 5600 W,
HERRIMAN CITY, UTAH

LICENSED PROFESSIONAL ENGINEER
No. 5148728
DAVID G. HINCKLEY
8-31-22
STATE OF UTAH

SHEET DESCRIPTION:
SHEET INDEX, ABBREVIATIONS, AND GENERAL NOTES

SHEET:
E001

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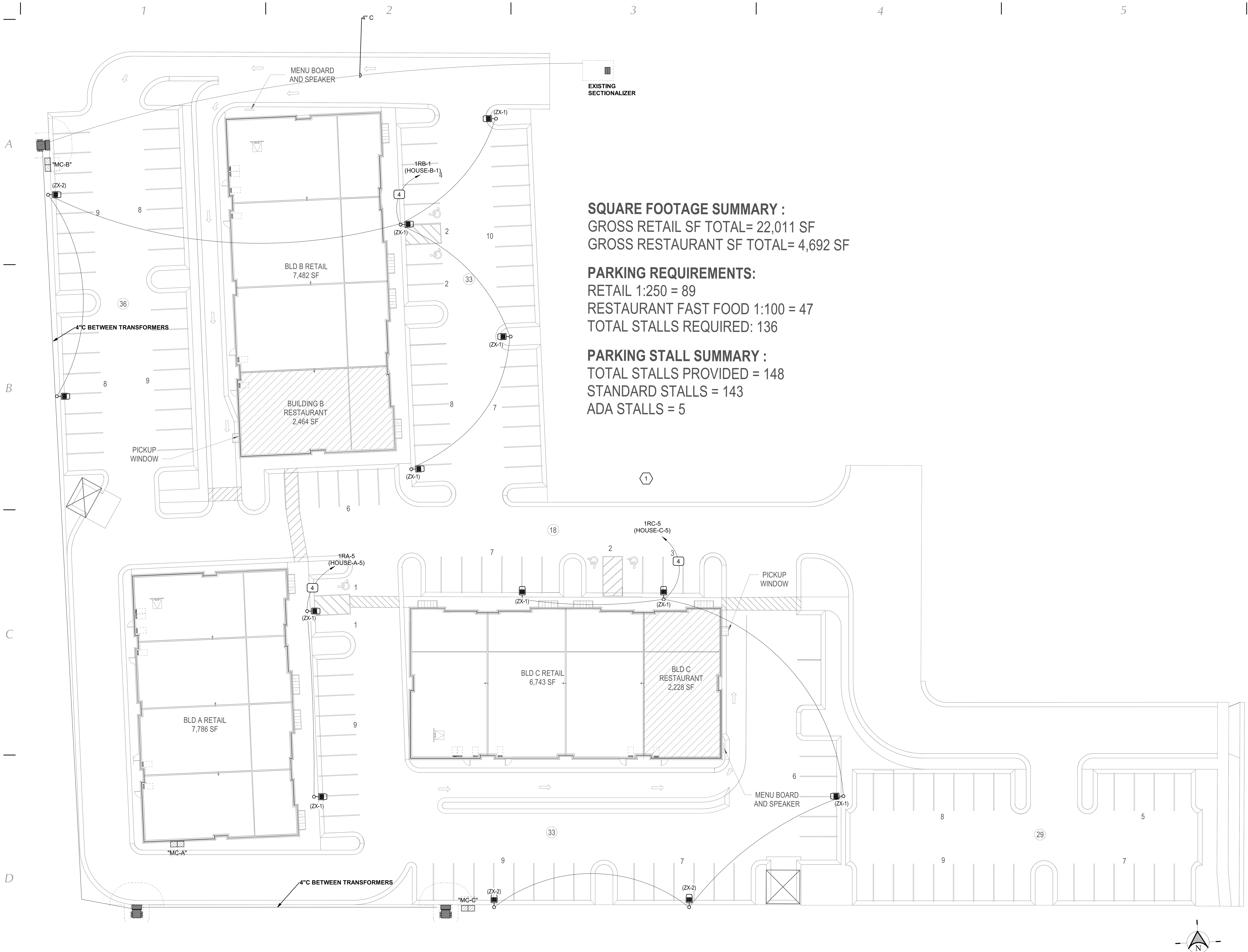

SQUARE FOOTAGE SUMMARY :
GROSS RETAIL SF TOTAL= 22,011 SF
GROSS RESTAURANT SF TOTAL= 4,692 SF

PARKING REQUIREMENTS:
RETAIL 1:250 = 89
RESTAURANT FAST FOOD 1:100 = 47
TOTAL STALLS REQUIRED: 136

PARKING STALL SUMMARY :
TOTAL STALLS PROVIDED = 148
STANDARD STALLS = 143
ADA STALLS = 5

D1 ELECTRICAL SITE PLAN
SCALE: 1" = 20'-0"

MARK	REVISION	DATE

GENERAL SHEET NOTES

1 1 THE ELECTRICAL CONTRACTOR SHALL COORDINATE WITH ALL SERVICE PROVIDERS (POWER, COMM, CABLE, SATELLITE, ETC.)TO THE FACILITY ON SITE PRIOR TO ANY WORK BEING PREFORMED. CONFIRM WITH EACH SERVICE PROVIDER EXACT LOCATIONS EQUIPMENT AND ROUTING. COMPLY WITH ALL SERVICE PROVIDER'S CURRENT STANDARDS AND REQUIREMENTS. PROVIDE THE REQUIRED EQUIPMENT, RACEWAYS, BOXES, CABLE, ETC. AS REQUIRED BY THE SERVICE PROVIDER WEATHER SHOWN ON THE DRAWINGS OR NOT. [overprinted: ELEC J-BOXES FOR BUILDING SIGNAGE. COORDINATE PLACEMENT WITH ARCHITECTURAL EXTERIOR ELEVATIONS]

2 FOR ALL LIGHT FIXTURES, POLE LIGHTS, AND ALL OTHER ELECTRICAL DEVICES THE CONTRACTOR SHALL COORDINATE EXACT LOCATION AND MOUNTING HEIGHTS WITH ARCHITECT, OWNER, ENGINEER, AND ALL OF THE CONTRACT DOCUMENTS PRIOR TO ROUGH IN AND TRENCHING.

3 CONTRACTOR IS RESPONSIBLE FOR ALL TRENCHING, BACKFILL, AND COMPACTION ASSOCIATED TO ALL ELECTRICAL UNDERGROUND RACEWAYS AND CABLES. COORDINATE WITH ARCHITECTURAL AND CIVIL DRAWINGS. SEE UNDERGROUND RACEWAY DETAILS FOR REQUIREMENTS FOR EACH TRENCH.

4 CONTRACTOR SHALL INSTALL POLE MOUNTED LIGHTS IN STRAIGHT LINES, SQUARE, AND PLUMB. COORDINATE WITH ARCHITECT AND CIVIL DRAWINGS. CONTRACTOR SHALL INSTALL POLE MOUNTED LIGHTS IN STRAIGHT LINES, SQUARE, AND PLUMB. COORDINATE WITH ARCHITECT AND CIVIL DRAWINGS.

5 THE ELECTRICAL CONTRACTOR SHALL HAVE ANY AND ALL CONCRETE POLE BASES AND SLABS REVIEWED BY A STRUCTURAL ENGINEER AND SHALL MODIFY DESIGN PER STRUCTURAL ENGINEER'S AND OR AHJ'S RECOMMENDATIONS.

6 PROVIDE BATTERY PACKS IN ALL EXTERIOR FIXTURES ADJACENT TO EGRESS DOORS.

7 PROVIDE PHOTOCELL ON NORTH SIDE OF FACILITY TO CONTROL EXTERIOR LIGHTS.

8 ALL EXTERIOR RECEPTACLES SHOWN SHALL BE NEMA 5-20R GFCI "WEATHER RESISTANT" RECEPTACLE WITH "WEATHER PROOF IN-USE COVER."

9 THE ELECTRICAL CONTRACTOR IS RESPONSIBLE FOR ALL CONCRETE/ASPHALT CUTTING AND REPLACEMENT OF CONCRETE/ASPHALT TO MATCH EXISTING ASSOCIATED WITH UNDERGROUND RACEWAYS PROVIDED AS PART OF THIS PROJECT.

10 REFER TO PLANS FOR CONSTRAINTS ON PHYSICAL DIMENSIONS AND CLEARANCE REQUIREMENTS OF EQUIPMENT. PROVIDE EQUIPMENT DIMENSIONS THAT FALL WITHIN THE CONSTRAINTS OF EACH SPECIFIC LOCATION.

11 PROVIDE SERVICE RATED EQUIPMENT AT EACH SERVICE ENTRANCE.

12 SERVICE EQUIPMENT SHALL BE LEGIBLY MARKED IN THE FIELD WITH THE MAXIMUM AVAILABLE FAULT CURRENT. VERIFY OR RE-CALCULATE THE AVAILABLE FAULT CURRENT AT THE SERVICE WHERE MODIFICATIONS TO THE ELECTRICAL INSTALLATION OCCUR. PLEASE INCLUDE NOTES IN THE ELECTRICAL DRAWINGS OR SUPPLY CALCULATIONS WHERE APPLICABLE. SEE NEC 110.24. (B)

SHEET KEYNOTES

1

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PHONE: (801) 769-3000
cma@cmautah.com

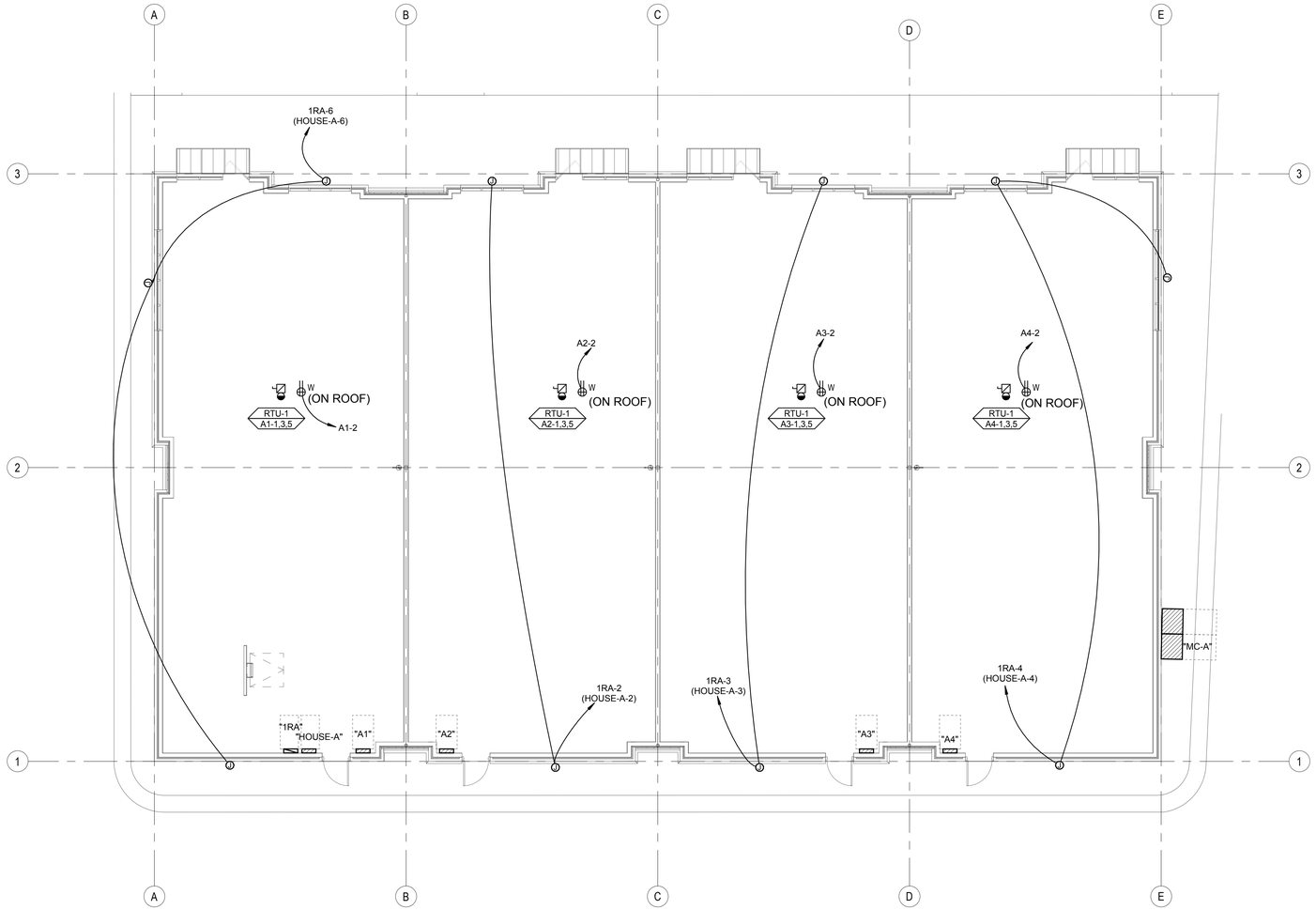
DATE: 29 AUGUST 2022
PROJECT #: 21-076
PROJ. MAN.: GWT
CHECKED BY: GWT

PROJECT:
GEOFF DEARING RETAIL
12480 S 5600 W,
HERRIMAN CITY, UTAH

LICENSED PROFESSIONAL ENGINEER No. 5148728 DAVID G. HINCKLEY 8-31-22 STATE OF UTAH

SHEET DESCRIPTION: ELECTRICAL SITE PLAN

SHEET: ES101



D1 BUILDING A POWER PLAN

SCALE: 1/8" = 1'-0"

N

0 4' 8' 16'

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MARK	REVISION	DATE

GENERAL SHEET NOTES

1 FOR J-BOXES SHOWN (SERVING BUILDING SIGNAGE) COORDINATE PLACEMENT WITH ARCHITECTURAL EXTERIOR ELEVATIONS.

SHEET KEYNOTES

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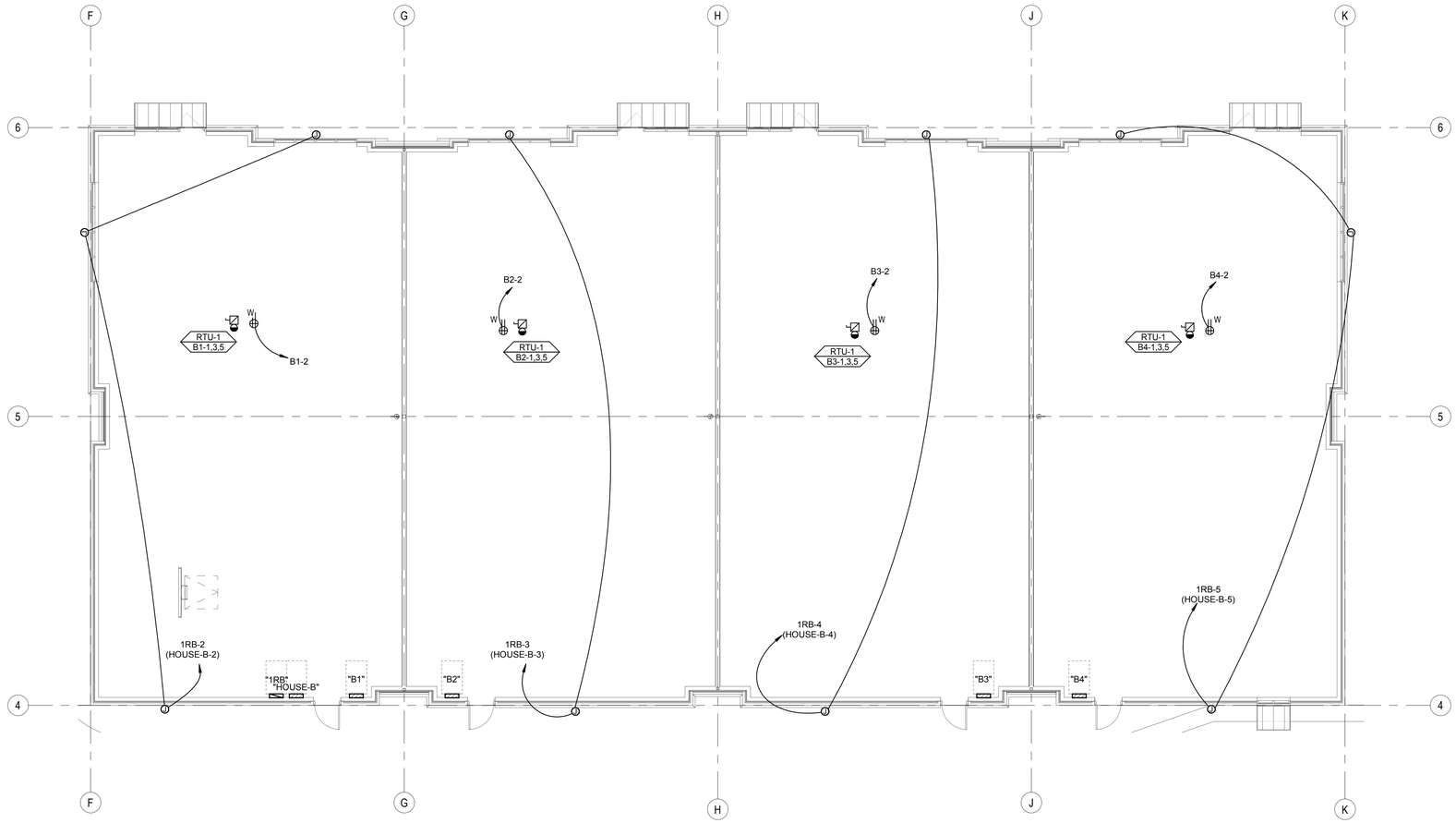
HERRIMAN CITY, UTAH

LICENSED PROFESSIONAL ENGINEER
No. 5148728
DAVID G. HINCKLEY
8-31-22
STATE OF UTAH

SHEET DESCRIPTION:
BUILDING A POWER PLAN

SHEET:
E101



D1 BUILDING B POWER PLAN

SCALE: 1/8" = 1'-0"

0 4' 8' 16'

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MARK	REVISION	DATE

GENERAL SHEET NOTES

1 FOR J-BOXES SHOWN (SERVING BUILDING SIGNAGE) COORDINATE PLACEMENT WITH ARCHITECTURAL EXTERIOR ELEVATIONS.

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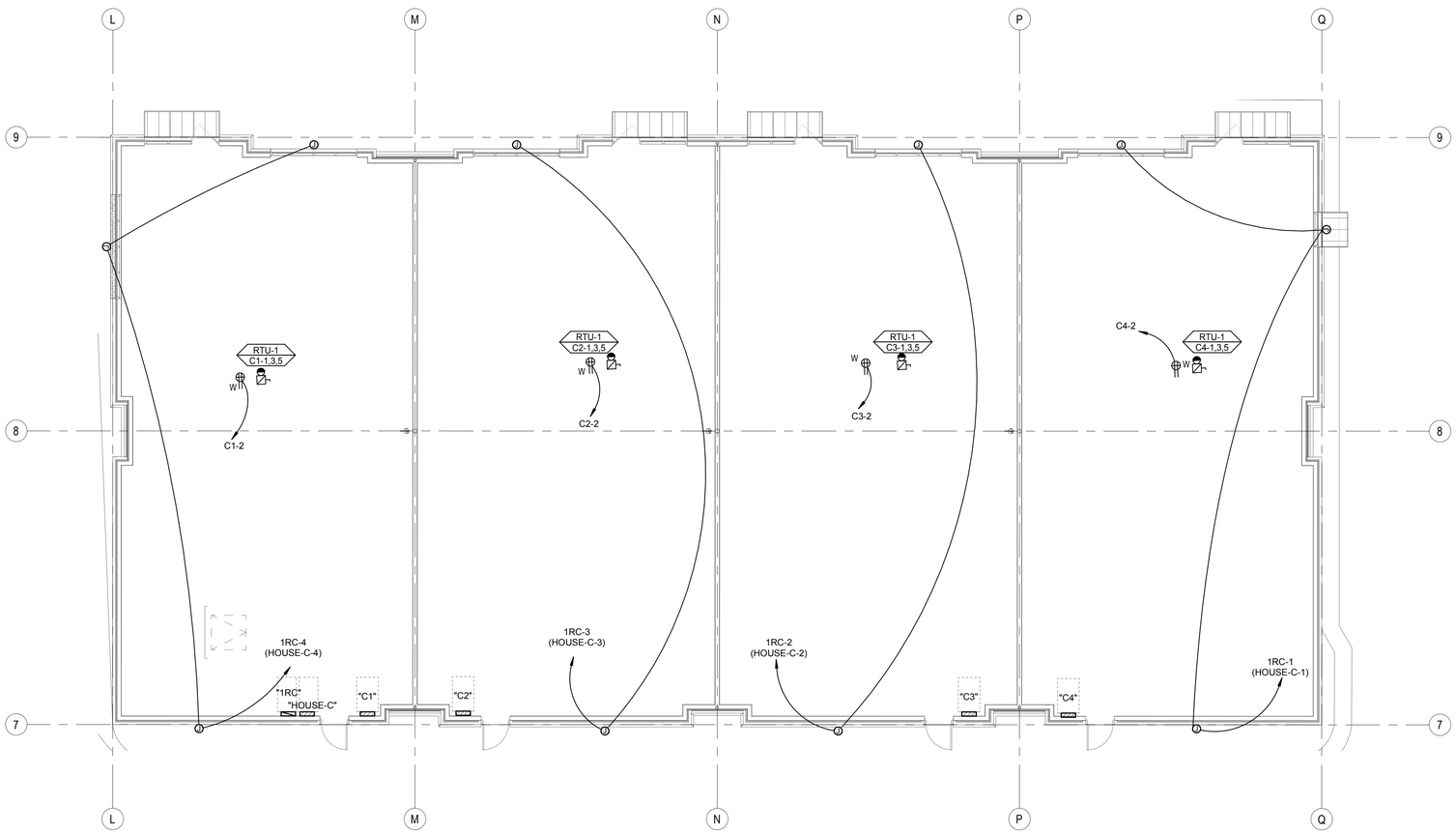
No. 5148728
DAVID G. HINCKLEY
8-31-22
STATE OF UTAH

SHEET DESCRIPTION:
BUILDING B POWER PLAN

SHEET:
E102



D1 BUILDING C POWER PLAN

SCALE: 1/8" = 1'-0"

N

0 4' 8' 16'

MARK	REVISION	DATE

GENERAL SHEET NOTES

1 FOR J-BOXES SHOWN (SERVING BUILDING SIGNAGE) COORDINATE PLACEMENT WITH ARCHITECTURAL EXTERIOR ELEVATIONS.

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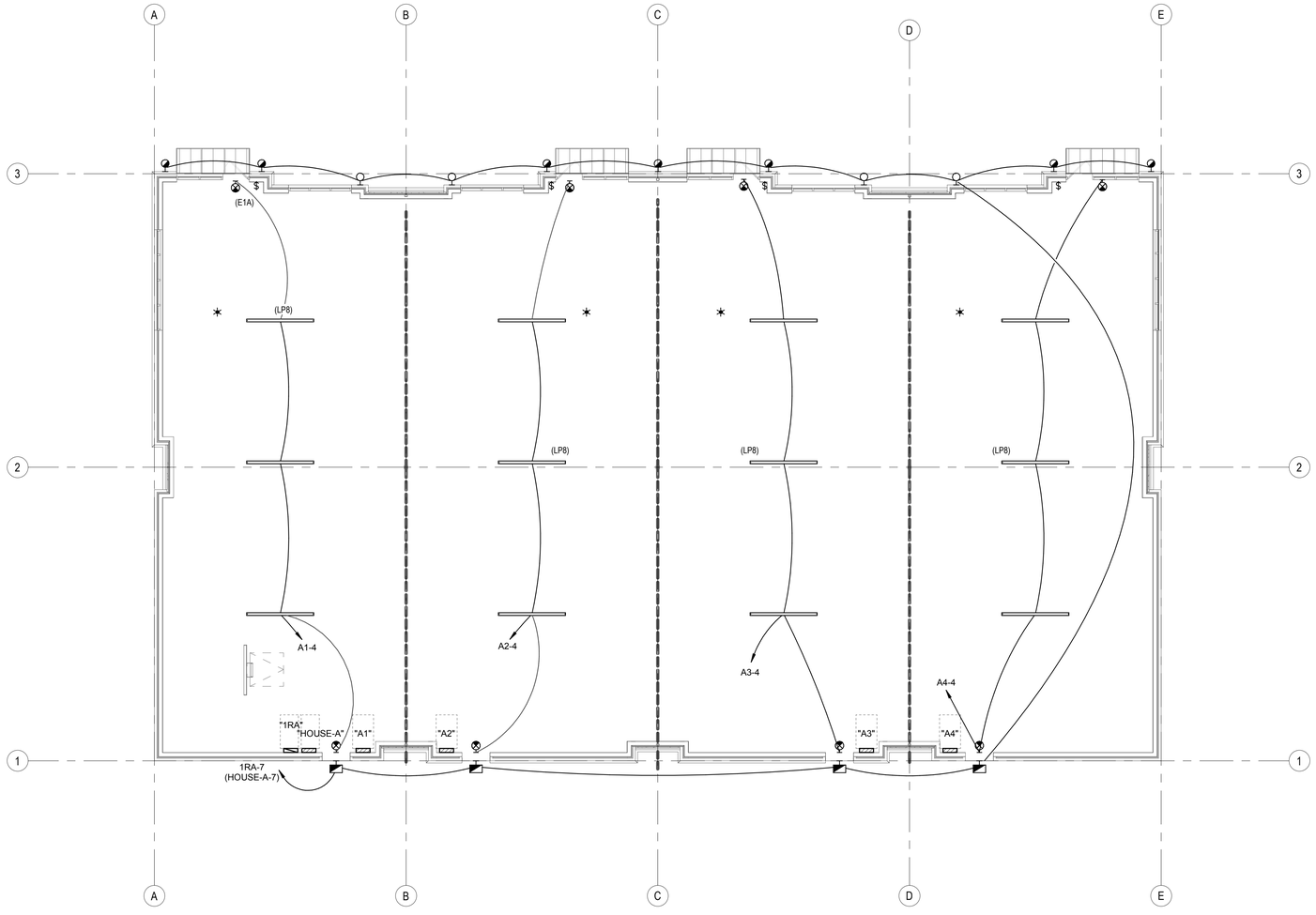
No. 5148728
DAVID G. HINCKLEY
8-31-22
STATE OF UTAH

SHEET DESCRIPTION:
BUILDING C POWER PLAN

SHEET:
E103



D1 BUILDING A LIGHTING PLAN

SCALE: 1/8" = 1'-0"

0 4' 8' 16'

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MARK	REVISION	DATE

GENERAL SHEET NOTES

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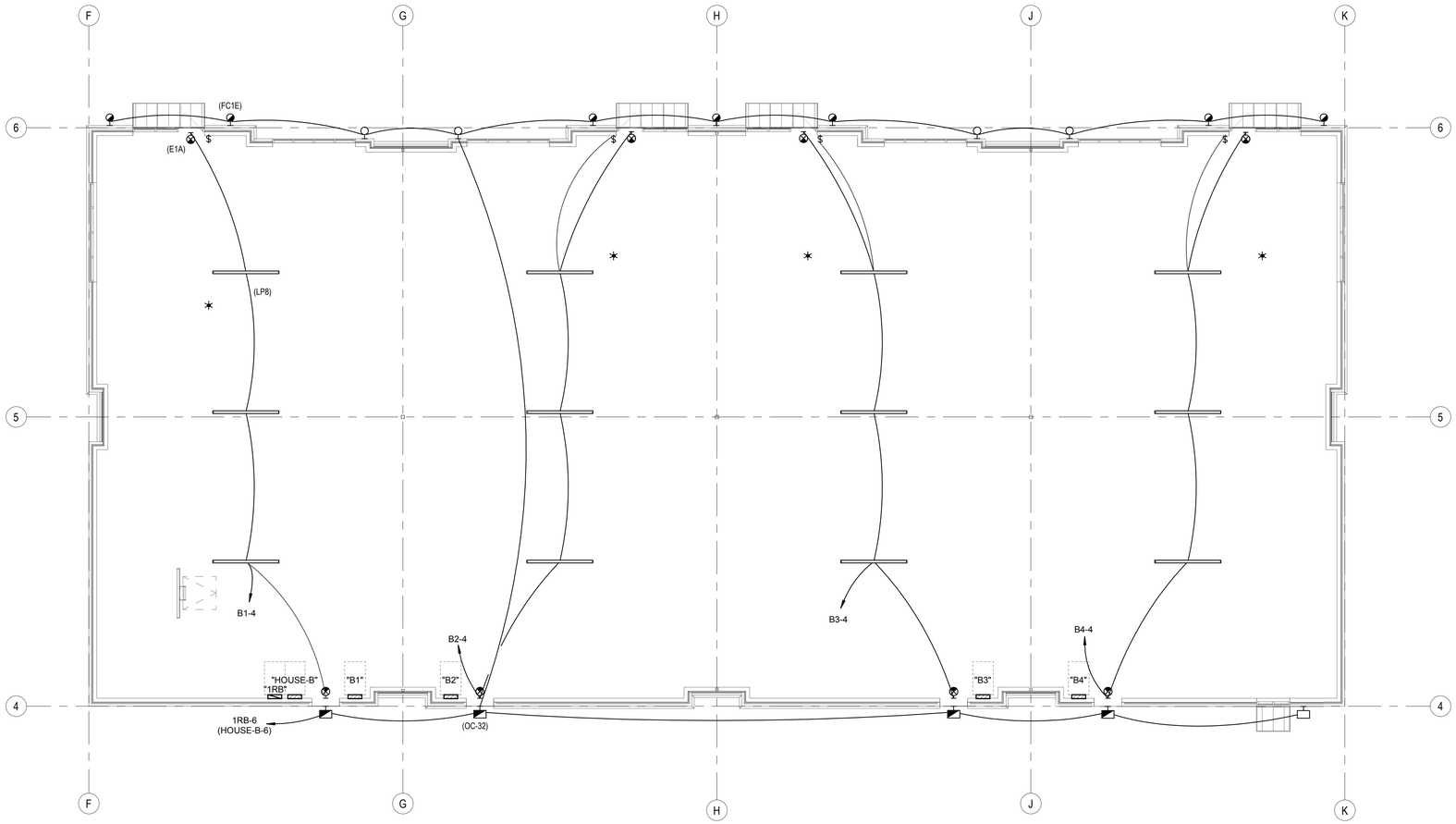
DAVID G. HINCKLEY
8-31-22
STATE OF UTAH

SHEET DESCRIPTION:
BUILDING A LIGHTING PLAN

SHEET:
E151



D1 BUILDING B LIGHTING PLAN

SCALE: 1/8" = 1'-0"

0 4' 8' 16'

MARK	REVISION	DATE

GENERAL SHEET NOTES

SHEET KEYNOTES

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DAVID G. HINCKLEY
9-31-22
STATE OF UTAH

SHEET DESCRIPTION:
BUILDING B LIGHTING PLAN

SHEET:
E152

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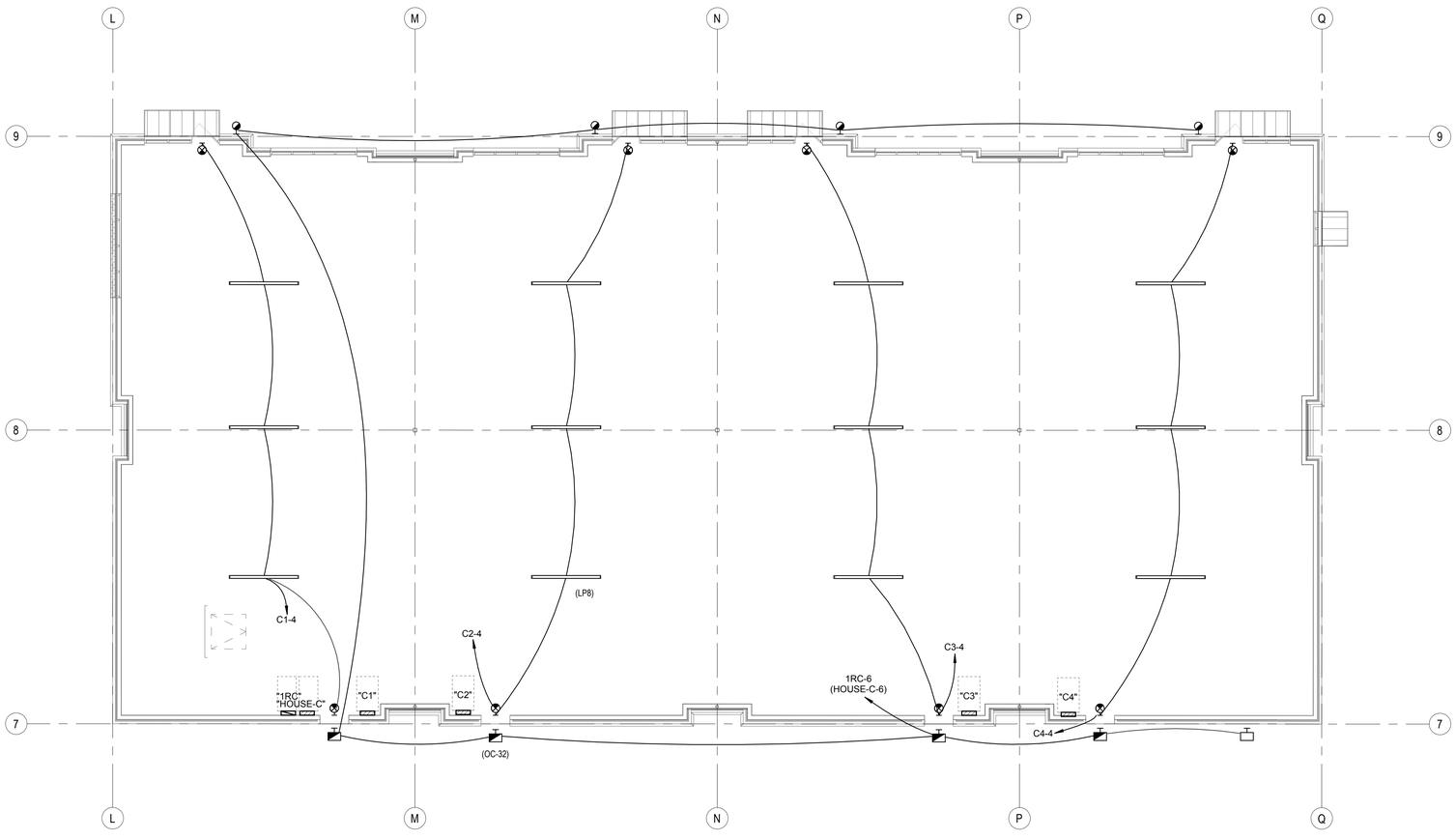

D1 BUILDING C LIGHTING PLAN

SCALE: 1/8" = 1'-0"

0 4' 8' 16'

MARK	REVISION	DATE

GENERAL SHEET NOTES

SHEET KEYNOTES

SPECTRUM ENGINEERS
324 S. State St., Suite 400
Salt Lake City, UT 84111
800-678-7077
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www.spectrum-engineers.com

CURTIS MINER ARCHITECTURE
233 SOUTH PLEASANT GROVE BLVD.
SUITE #105
PLEASANT GROVE, UTAH 84062
PHONE: (801) 769-3000
cma@cmautah.com

DATE:	29 AUGUST 2022
PROJECT #:	21-076
PROJ. MAN.:	GWT
CHECKED BY:	GWT

PROJECT:
GEOFF DEARING RETAIL

12480 S 5600 W,
HERRIMAN CITY, UTAH

LICENSED PROFESSIONAL ENGINEER
No. 5148728
DAVID G. HINCKLEY
8-31-22
STATE OF UTAH

SHEET DESCRIPTION:
BUILDING C LIGHTING PLAN

SHEET:
E153

BRANCH CIRCUIT CONDUCTOR AND CONDUIT SIZING TABLE

CIRCUIT AMPACITY/VOLTAGE	CIRCUIT LENGTH	CONDUCTOR SIZE (PHASE, NEUTRAL AND GR)	CONDUIT SIZE
20A/120V	0' - 60'	#12 AWG	0.75" Ø
20A/120V	60' - 95'	#10 AWG	0.75" Ø
20A/120V	95' - 150'	#8 AWG	1" Ø
20A/120V	150' - 240'	#6 AWG	1.25" Ø
20A/277V	0' - 140'	#12 AWG	0.75" Ø
20A/277V	140' - 220'	#10 AWG	0.75" Ø
20A/277V	220' - 350'	#8 AWG	1" Ø
20A/277V	350' - 550'	#6 AWG	1.25" Ø

NOTES:

1. WIRE SIZING IS BASED ON COPPER CONDUCTORS SUPPLYING A 20A, 120V CIRCUIT AT THE INDICATED VOLTAGE, ASSUMED TO BE 80% LOADED (16A), WITH MAXIMUM VOLTAGE DROP OF 3% AT THE LOAD.
2. DOWN-SIZED WIRE AT DEVICE/LOAD AS REQUIRED AND TERMINATE CONDUCTORS IN A SAFE AND CODE COMPLIANT MANNER.
3. CONDUIT SIZE IS BASED ON A MAXIMUM OF 3 CIRCUITS PER CONDUIT, EACH WITH A SEPARATE NEUTRAL CONDUCTOR.

ALUMINUM CONDUCTOR AND CONDUIT SCHEDULE

SCHEDULE NUMBER
SUBSCRIPT (NOTE 5)
(E.G.,) 5 IG

SYM	AMP	CONDUIT SIZE	CONDUCTOR (NOTE 1) QTY	SIZE	G	IG	SE	NOTES
1 A								
2 A								
3 A								
4 A								
5 A								
6 A								
7 A								
8 A								
9 A								
10 A								
11 A								
12 A								
13 A								
14 A								
15 A								
16 A								
17 A								
18 A								
19 A								
20 A								
21 A	130	2	3	2/0	4	1/0	4	2,7
22 A	130	2	4	2/0	4	1/0	4	2,7
23 A	150	2	3	3/0	4	1/0	4	2,7
24 A	150	2	4	3/0	4	1/0	4	2,7
25 A	175	2	3	4/0	4	1/0	2	2,7
26 A	175	2.50	4	4/0	4	1/0	2	2,7
27 A	200	2.50	3	250	4	1/0	2	2,7
28 A	200	3	4	250	4	1/0	2	2,7
29 A	230	2.50	3	300	2	1/0	1/0	2,7
30 A	230	3	4	300	2	1/0	1/0	2,7
31 A	250	3	3	350	2	2/0	1/0	2,7
32 A	250	3	4	350	2	2/0	1/0	2,7
33 A	310	3	3	500	1	3/0	1/0	2,7
34 A	310	4	4	500	1	3/0	1/0	2,7
35 A	380	2 EA 2.50	3	250	1	4/0	3/0	2,7
36 A	380	2 EA 3	4	250	1	4/0	3/0	2,7
37 A	400	2 EA 2.50	3	250	1/0	4/0	3/0	2,7
38 A	400	2 EA 2.50	4	250	1/0	4/0	3/0	2,7
39 A	500	2 EA 3	3	350	1/0	300	3/0	2,4,7
40 A	500	2 EA 3	4	350	1/0	300	3/0	2,4,7
41 A	620	2 EA 3	3	500	3/0	300	3/0	2,4,7
42 A	620	2 EA 4	4	500	3/0	300	3/0	2,4,7
43 A	750	3 EA 3	3	350	3/0	300	4/0	2,4,7
44 A	750	3 EA 3	4	350	3/0	300	4/0	2,4,7
45 A	810	3 EA 3	3	400	4/0	300	250	2,4,7
46 A	810	3 EA 4	4	400	4/0	300	250	2,4,7
47 A	1000	4 EA 3	3	350	4/0	300	250	4,7
48 A	1000	4 EA 3	4	350	4/0	300	250	4,7
49 A	-	-	-	-	-	-	-	-
50 A	1140	4 EA 4	4	500	250	300	250	4,7
51 A	1240	4 EA 4	3	500	350	300	250	4,7
52 A	1240	4 EA 4	4	500	350	300	250	4,7
53 A	1620	6 EA 4	4	400	400	350	250	4,7
54 A	2170	7 EA 4	4	500	400	400	500	4,7
55 A	2695	7 EA 4	4	750	600	750	750	4,7
56 A	3080	8 EA 4	4	750	600	750	750	4,7
57 A	4235	11 EA 4	4	750	800	750	750	4,7
58 A	-	5 EA 4	-	-	-	-	-	6
59 A	-	5	-	-	-	-	-	6
60 A	-	10 EA 4	-	-	-	-	-	6

CONDUCTOR AND CONDUIT SCHEDULE NOTES

1 CONDUCTORS SHOWN ARE SHOWN FOR EACH CONDUIT WITH MODIFICATIONS AS NOTED IN NOTE 5. ALL CONDUCTORS SHOWN ARE THWN UNLESS OTHERWISE NOTED.
2 PROVIDE EQUIPMENT GROUND CONDUCTORS PER TABLE 250-122 WHEN CIRCUIT BREAKERS ARE SIZED GREATER THAN AMPERE RATING SHOWN IN TABLE.
3 PROVIDE #10 NEUTRALS FOR MULTIWIRE BRANCH CIRCUITS SERVING COMPUTERS.
4 GROUND (G) CONDUCTOR MAY BE DELETED ON SERVICE ENTRANCE CONDUCTORS.
5 SYMBOL SUBSCRIPTS:
"2N": INCLUDE TWO NEUTRAL CONDUCTORS SIZED AS SCHEDULED FOR PHASE AND NEUTRAL CONDUCTORS WHERE THE CONDUCTOR IS #1/0 OR LARGER. INCLUDE A SINGLE 200% RATED CONDUCTOR THAT IS TWICE THE AMPACITY OF THE SCHEDULED PHASE AND NEUTRAL CONDUCTOR WHERE THE CONDUCTOR IS BELOW #1/0 IN SIZE.
"CI": PROVIDE CIRCUIT INTEGRITY CABLE; TYPE TWO-HOUR FIRE RESISTIVE CABLES IN CONDUIT OR PROVIDE FEEDER ENCASED IN CONCRETE.
"FG": FULL SIZE GROUND, SIZE EQUIPMENT GROUNDING CONDUCTOR TO BE SAME SIZE AS THE PHASE CONDUCTORS.
"HH": NEUTRAL CURRENTS EXIST DUE TO HIGH HARMONIC "NONLINEAR" LOADS. CURRENT CARRYING CONDUCTORS DERATED ACCORDINGLY. PROVIDE THE IG/HH SIZE FOR THE EQUIPMENT GROUNDING CONDUCTOR.
"IG": INCLUDE IG (INSULATED/ISOLATED GROUND CONDUCTOR) SCHEDULED ALONG WITH THE GROUND OF EQUIPMENT GROUND CONDUCTOR.
"MC": PROVIDE FEEDER IN METAL-CLAD CABLE; TYPE MC IN PLACE OF SINGLE CONDUCTORS IN CONDUIT.
"SE": SUBSTITUTE "SE" CONDUCTOR FOR "G" CONDUCTOR SHOWN, WHICH IS SIZED FOR THE GROUNDING OF THE SECONDARY OF THE SEPARATELY DERIVED SYSTEM.
"SER": PROVIDE SERVICE-ENTRANCE CABLE; TYPE SE OR SER IN PLACE OF SINGLE CONDUCTORS IN CONDUIT.
6 RACEWAY ONLY. CONDUCTORS PROVIDED BY UTILITY.
7 ALUMINUM CONDUCTORS NOT TO BE USED FOR CONNECTION TO MOTORS OR MOTOR DRIVEN EQUIPMENT.

COPPER CONDUCTOR AND CONDUIT SCHEDULE

SCHEDULE NUMBER
SUBSCRIPT (NOTE 5)
(E.G.,) 5 IG

SYM	AMP	HH AMPS	CONDUIT SIZE	CONDUCTOR (NOTE 1) QTY	SIZE	G	IG/HH	SE	NOTES
1	20	-	.75	2	12	12	12	8	2
2	20	-	.75	3	12	12	12	8	2,3
3	20	24	.75	4	12	12	12	8	2,3
4	30	-	.75	2	10	10	10	8	2
5	30	-	.75	3	10	10	10	8	2
6	30	32	.75	4	10	10	10	8	2
7	40	-	1	2	8	10	8	6	2
8	40	-	1	3	8	10	8	6	2
9	40	44	1	4	8	10	8	6	2
10	55	-	1	2	6	10	8	4	2
11	55	-	1	3	6	10	8	4	2
12	55	60	1.25	4	6	10	8	4	2
13	70	-	1	2	4	8	4	2	2
14	70	-	1.25	3	4	8	4	2	2
15	70	76	1.25	4	4	8	4	2	2
16	85	-	1.25	2	3	8	3	2	2
17	85	-	1.25	3	3	8	3	2	2
18	85	92	1.25	4	3	8	3	2	2
19	95	-	1.25	3	2	8	2	2	2
20	95	104	1.50	4	2	8	2	2	2
21	130	-	1.50	3	1	6	2	2	2
22	130	116	1.50	4	1	6	2	2	2
23	150	-	2	3	1/0	6	2	1/0	2
24	150	136	2	4	1/0	6	2	1/0	2
25	175	-	2	3	2/0	6	2	2/0	2
26	175	156	2	4	2/0	6	2	2/0	2
27	200	-	2	3	3/0	6	2	2/0	2
28	200	180	2.50	4	3/0	6	2	2/0	2
29	230	-	2.50	3	4/0	4	2	2/0	2
30	230	208	2.50	4	4/0	4	2	2/0	2
31	255	-	2.50	3	250	4	1	2/0	2
32	255	232	2.50	4	250	4	1	2/0	2
33	310	-	3	3	350	3	1/0	3/0	2
34	310	280	3	4	350	3	1/0	3/0	2
35	380	-	3.50	3	500	3	3/0	3/0	2
36	380	344	4	4	500	3	3/0	3/0	2
37	400	-	2 EA 2	3	3/0	3	3/0	3/0	2
38	400	360	2 EA 2.50	4	3/0	3	3/0	3/0	2
39	510	-	2 EA 2.50	3	250	1	4/0	3/0	2
40	510	464	2 EA 3	4	250	1	4/0	3/0	2
41	620	-	2 EA 3	3	350	1/0	4/0	3/0	2,4
42	620	560	2 EA 3	4	350	1/0	4/0	3/0	2,4
43	760	-	2 EA 3.50	3	500	1/0	4/0	3/0	2,4
44	760	688	2 EA 4	4	500	1/0	4/0	3/0	2,4
45	855	-	3 EA 3	3	300	2/0	4/0	3/0	2,4
46	855	768	3 EA 3	4	300	2/0	4/0	3/0	2,4
47	1000	-	3 EA 3.50	3	400	2/0	4/0	3/0	4
48	1000	912	3 EA 3.50	4	400	2/0	4/0	3/0	4
49	1140	-	3 EA 4	3	500	3/0	4/0	3/0	4
50	1140	1032	3 EA 4	4	500	3/0	4/0	3/0	4
51	1240	-	4 EA 3	3	350	3/0	4/0	3/0	4
52	1240	1120	4 EA 3	4	350	3/0	4/0	3/0	4
53	1675	1520	5 EA 4	4	400	4/0	4/0	4/0	4
54	2010	1824	6 EA 4	4	400	250	250	250	4
55	2660	2408	7 EA 4	4	500	350	350	350	4
56	3040	2752	8 EA 4	4	500	500	500	500	4
57	4180	3784	11 EA 4	4	500	500	500	500	4
58	-	-	5 EA 4	-	-	-	-	-	6
59	-	-	5	-	-	-	-	-	6
60	-	-	10 EA 4	-	-	-	-	-	6

CONDUCTOR AND CONDUIT SCHEDULE NOTES

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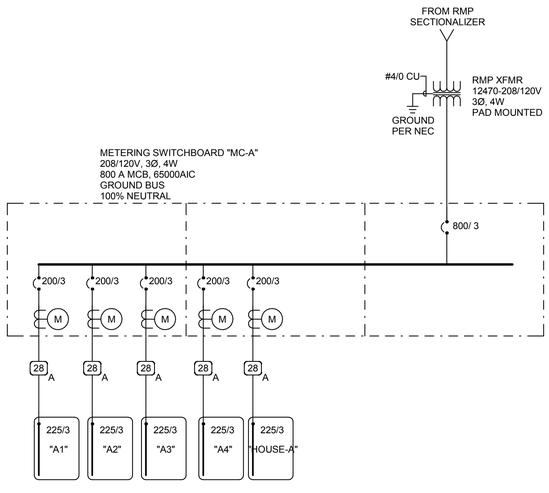

A1 ONE-LINE DIAGRAM - BUILDING A
SCALE: NTS

MARK	REVISION	DATE

GENERAL SHEET NOTES

1 PROVIDE NEMA 3R ENCLOSURES FOR EQUIPMENT LOCATED OUTDOORS. REFER TO PLANS FOR EQUIPMENT LOCATIONS.
2 REFER TO PLANS FOR CONSTRAINTS ON PHYSICAL DIMENSIONS AND CLEARANCE REQUIREMENTS OF EQUIPMENT. PROVIDE EQUIPMENT DIMENSIONS THAT FALL WITHIN THE CONSTRAINTS OF EACH SPECIFIC LOCATION.
3 ALL EQUIPMENT SHALL BE CONSTRUCTED AND BRACED FOR THE SEISMIC CONDITIONS OF THE PROJECT. REFER TO ELECTRICAL SPECIFICATIONS FOR REQUIREMENTS.
4 PROVIDE PERFORMANCE TESTING FOR GROUND-FAULT PROTECTION SYSTEMS ON SITE WITH A WRITTEN RECORD OF THIS TEST SUBMITTED TO THE AUTHORITY HAVING JURISDICTION PER NEC 230.95(C).

SHEET KEYNOTES

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PHONE: (801) 769-3000
cma@cmautah.com

DATE: 29 AUGUST 2022
PROJECT #: 21-076
PROJ. MAN.: GWT
CHECKED BY: GWT

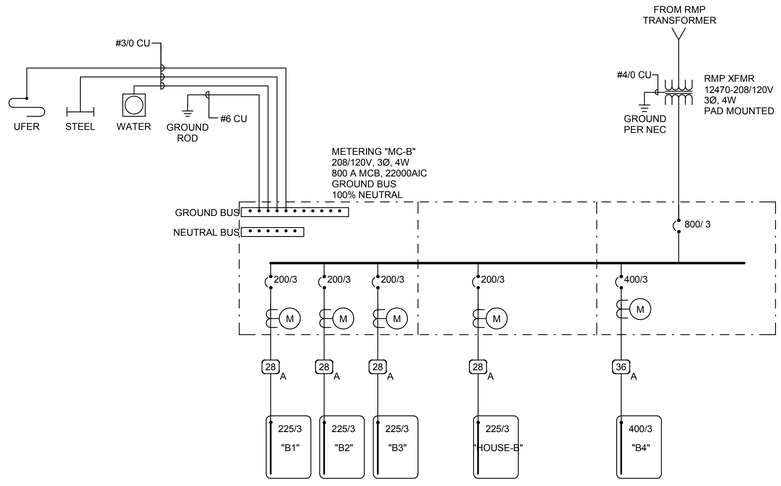
PROJECT:
GEOFF DEARING RETAIL
12480 S 5600 W,
HERRIMAN CITY, UTAH

LICENSED PROFESSIONAL ENGINEER
No. 5148728
DAVID G. HINCKLEY
8-31-22
STATE OF UTAH

SHEET DESCRIPTION:
ONE-LINE DIAGRAM - BUILDING A

SHEET:
E601

MARK	REVISION	DATE



1 ONE-LINE DIAGRAM - BUILDING B
SCALE: NTS

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cma@cmautah.com

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HERRIMAN CITY, UTAH

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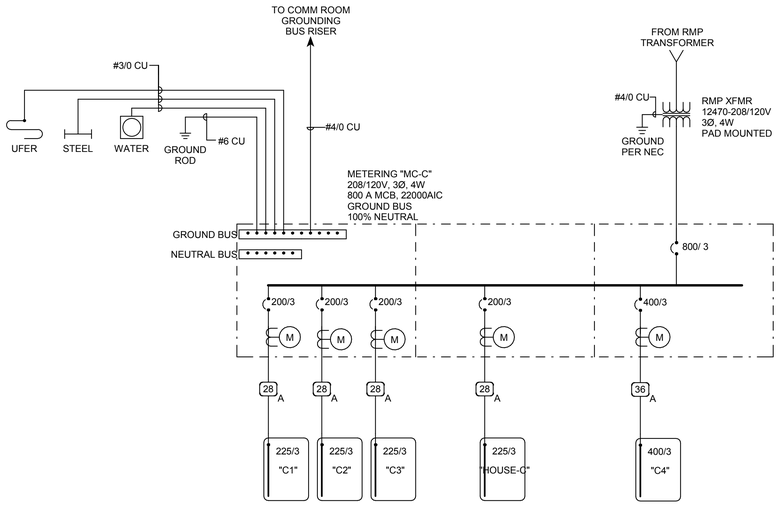
DAVID G. HINCKLEY
8-31-22
STATE OF UTAH

SHEET DESCRIPTION:
ONE-LINE DIAGRAM BUILDING B

SHEET:
E602

MARK	REVISION	DATE



1 ONE-LINE DIAGRAM - BUILDING C
SCALE: NTS

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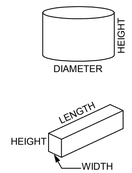
SHEET DESCRIPTION:
ONE-LINE DIAGRAM - BUILDING C

SHEET:
E603

INTERIOR LIGHTING FIXTURE SCHEDULE

GENERAL NOTES



1. SUBSTITUTIONS AND/OR EQUAL FIXTURES MUST RECEIVE APPROVAL PRIOR TO BIDDING, THEY MUST BE SUBMITTED TO THE ENGINEER NO LESS THAN 2 WEEKS PRIOR TO BID OPENING.
2. SAMPLES MUST BE PROVIDED FOR ANY AND ALL FIXTURES UPON A/E REQUEST PRIOR TO RELEASING FIXTURES.
3. ALL FIXTURES SHALL BE LISTED AND APPROVED FOR THEIR INTENDED USE AND LOCATION.
4. VERIFY THE PROPER MOUNTING KITS OR ACCESSORIES TO FACILITATE INSTALLATION AS SHOWN AT EACH LOCATION ON THE DRAWINGS.
5. COMPLY WITH THE "INTERIOR LIGHTING" SECTION OF THE SPECIFICATIONS.
6. ALL LIGHT FIXTURES TO BE EITHER "DLC" OR "LIGHTING FACTS" LISTED OR TO BE APPROVED BY ARCHITECT/ENGINEER AND OWNER.
7. CONTRACTOR ALLOWANCE PRICES ARE ACCURATE WHEN THIS JOB WAS SPECIFIED, CONTRACTOR AND ELECTRICAL DISTRIBUTOR SHALL VERIFY THIS ALLOWANCE AND REPORT ANY PROBLEMS TO THE ENGINEER BEFORE THE BID. ALLOWANCE PRICE MAY OR MAY NOT INCLUDE LAMP(S) OR FREIGHT AS NOTED, AND DO NOT INCLUDE ANY TAXES.

			LUMINAIRE			DRIVER			
ID	DESCRIPTION	SIZE (NOMINAL)	LUMENS	COLOR TEMP	CRI	TYPE	VOLTAGE	WATTS	MANUFACTURER (CATALOG SERIES)
(E1A)	DESCRIPTION: EXIT SIGN, EDGE LIT, SINGLE SIDED MOUNTING: CEILING, WALL FINISH: SCBA OPTICS: OPTIONS: EM: BATTERY	LENGTH: 11" WIDTH: 3" HEIGHT: 10"		GREEN		LED	120/277V	5	ISOLITE (ELT-EM-GREEN) EVENLITE (SOV-EM-GREEN) EMERGENSEE (SEEXLRN-EM-GREEN)
(FC1E)	DESCRIPTION: 4" CYLINDER MOUNTING: WALL FINISH: SCBA OPTICS: CLEAR REFLECTOR, MATTE DIFFUSE, MEDIUM DISTRIBUTION OPTIONS: EM: EMERGENCY BATTERY	HEIGHT: 10" DIAMETER: APERTURE: 4"	1,500	4000K	80	LED (0-10V DIMMING) 1%	120/277V	15	FC LIGHTING (FCC400R-10-WM-UNV-940-15L-SLE-50-LD-BBUX)
(LP8)	DESCRIPTION: STRIP MOUNTING: JACK CHAIN FINISH: SCBA	LENGTH: 96" WIDTH: 4" HEIGHT: 4"	1,000	3500K	80	LED (0-10V DIMMING)	120/277V	90	LITHONIA (TZL1N-L96-10000LM-L/LENS-MVOLT-35K-80CRI) METALUX DAYBRITE COLUMBIA
(OC-32)	DESCRIPTION: EXTERIOR WALL PACK MOUNTING: WALL FINISH: SCBA OPTICS: OPTIONS: EM: BATTERY	LENGTH: WIDTH: DEPTH: DIAMETER:		4000K	80	LED	120/277V	15	LITHONIA WST-1500LM-EM MCGRAW EDISON HUBBELL GARDCO

MARK	REVISION	DATE

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STATE OF UTAH

SHEET DESCRIPTION:
INTERIOR LIGHTING FIXTURE SCHEDULE

SHEET:
E604

EXTERIOR LIGHTING FIXTURE SCHEDULE

ABBREVIATIONS

LUMINAIRE

ARHR - AIR RETURN AND HEAT REJECTION
DL - DAMP LOCATION
EQC - EARTHQUAKE CLIPS
F - FUSING
HLD - HINGED AND LATCHED DOOR
HS - HOUSE SIDE SHIELD
PS - PHOTOCELL SWITCH
QRS - QUARTZ RESTRIKE
ST - STATIC
WG - WIRE GUARD
WL - WET LOCATION

MOUNTING

B - BASE
C - CEILING
F - FLANGE
G - GRID
P - PENDANT
PL - POLE
R - RECESSED
S - SURFACE
W - WALL

CONFIGURATION

BA - BANNER ARMS
BH - BULL HORN
DL - 2 "L" SHAPE
DS - 2 @ 180
PT - INLINE POST TOP
Q - QUAD
SH - SHEPHERDS HOOK
SL - SINGLE
T - 3 "T" SHAPE

POLE

RS - ROUND STRAIGHT
RT - ROUND TAPERED
SS - SQUARE STRAIGHT
ST - SQUARE TAPERED

EMERGENCY

NE - NORMAL AND EMERGENCY CONNECTIONS
EB - EMERGENCY BATTERY PACK
ET - EMERGENCY TRANSFER DEVICE

BALLAST

IS - INSTANT START
RS - RAPID START
PS - PROGRAM START, PARALLEL LAMP OPERATION
PSMH - PULSE START METAL HALLIDE (CWA OR ELECTRONIC)
PPLF - PROVIDE POWER LINE FILTER
LVTM - LOW VOLTAGE TRANSFORMER (MAGNETIC)
LVTE - LOW VOLTAGE TRANSFORMER (ELECTRONIC)

DIMMING BALLAST

D2 - 2 WIRE DIMMER
D3 - 3 WIRE DIMMER
D4 - 4 WIRE DIMMER
DD - DIGITAL DIMMER
SDP - STEP DIMMER BALLAST

FINISH

MW - MATTE WHITE
BL - BLACK
SL - SILVER
GL - GOLD
CL - CLEAR
PW - PAINTED WHITE
EA - EXTRUDED ALUMINUM
S - STEEL
GS - GALVANIZED STEEL
C - CAST
CBA - COLOR BY ARCHITECT
SCBA - STANDARD COLOR BY ARCHITECT
CCA - CUSTOM COLOR BY ARCHITECT
FS 209D - MEETS FEDERAL STANDARD 209D
TP - THERMALLY PROTECTED
FL - FLUSH
R - REGRESS
M - MITERED

LENS

#A - ACRYLIC #THICK
#OA - ACRYLIC #THICK (OPAL)
GC - GLASS (CLEAR)
GO - GLASS (OPAL)
GF - GLASS (FROSTED)
SGL - SOFT GLOW LENS
HPL - HIGH PERFORMANCE LENS
DO - DROP OPAL
CGL - CONVEX GLASS LENS
S - SATIN LENS

REFLECTOR AND DISTRIBUTION

I - TYPE I
II - TYPE II
III - TYPE III
IV - TYPE IV
V - TYPE V
VSQ - TYPE V SQUARE
SA - SPUN ALUMINUM
SR - SEGMENTED REFLECTOR
BW# - NEMA BEAM WIDTH 1 THRU 7

CUTOFF CLASSIFICATION

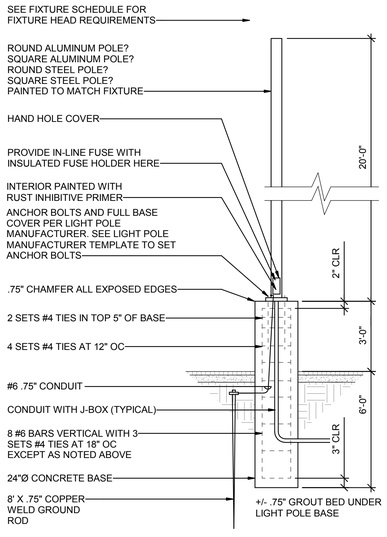
FC - FULL CUTOFF
CO - CUTOFF
SC - SEMI CUTOFF
NC - NONCUTOFF

NOTES

1. PROVIDE UNIT PRICES AND FIXTURE BRAND SELECTED FOR ADD/DELETE CHANGES FOR EACH FIXTURE TYPES SHOWN WITHIN 48 BUSINESS HOURS OF THE BID DATE. FAILURE TO COMPLY WITH THIS REQUIREMENT MAY DISQUALIFY THE PRODUCTS AND EMPOWER THE ENGINEER TO DETERMINE FAIR VALUE FOR FIXTURE AND INSTALLATION CHANGES, WITHOUT FURTHER INPUT FROM THE CONTRACTOR OR INSTALLER.
2. CONTRACTOR ALLOWANCE PRICES ARE ACCURATE WHEN THIS JOB WAS SPECIFIED, CONTRACTOR AND ELECTRICAL DISTRIBUTOR SHALL VERIFY THIS ALLOWANCE AND REPORT ANY PROBLEMS TO THE ENGINEER BEFORE THE BID. ALLOWANCE PRICE MAY OR MAY NOT INCLUDE LAMP(S) OR FREIGHT AS NOTED, AND DO NOT INCLUDE ANY TAXES.

1. VERIFY THE PROPER MOUNTING KITS OR ACCESSORIES TO FACILITATE INSTALLATION AS SHOWN AT EACH LOCATION ON THE DRAWINGS.
2. COMPLY WITH THE "EXTERIOR LIGHTING" SECTION OF THE SPECIFICATIONS.
3. REFER TO SPECIFICATIONS FOR IMPORTANT TECHNICAL REQUIREMENTS FOR LIGHTING FIXTURES, BALLASTS, AND LAMPS.
4. ALL FIXTURES SHALL BE APPROVED BY UL OR ANOTHER ACCEPTABLE TESTING LAB FOR THE PURPOSE INTENDED AND WITH THE LAMP AND BALLAST PROPOSED.

		LUMINAIRE								LAMP				DRIVER		FINISH		LENS	REFLECTOR	MOUNTING						MANUFACTURER (CATALOG SERIES)			
		BUG RATING			SIZE (NOMINAL)																								
ID	TYPE	BACK	UP	GLARE	LENGTH	WIDTH	DEPTH	DIAMETER/ APERTURE	OPTIONS	COLOR	TYPE	INITIAL LUMENS @ 1.0BF	QUANTITY	INPUT VOLTS	ANSI WATTS	HOUSING	TRIM	TYPE	DISTRIBUTION TYPE	TYPE	CONFIGURATION	POLE BASE HEIGHT	POLE HEIGHT	WIND RATING	OPTIONS	OPTION 1	OPTION 2	OPTION 3	ALLOWANCE
(ZX-1)	SHOE-BOX STYLE, CUTOFF									4000K	LED	10000	0	120	100				III			3' - 0"	20' - 0"			BEACON VP-1-160L-75-4K7-3-UNV-A-BLT-20 ' POLE	MCGRAW EDICON	LITHONIA DSX	
(ZX-2)	SHOE-BOX STYLE, CUTOFF									4000K	LED	6700	0	120	100				III			3' - 0"	12' - 0"			BEACON VP-1-160L-75-4K7-3-UNV-A-BLT-20 ' POLE	MCGRAW EDICON	LITHONIA DSX	



1 PARKING LOT LIGHT POLE BASE DETAIL
SCALE: NTS

MARK	REVISION	DATE

SPECTRUM ENGINEERS
324 S. State St., Suite 400
Salt Lake City, UT 84111
800-678-7077
801-328-5151
fax: 801-328-5155
www.spectrum-engineers.com

CURTIS MINER ARCHITECTURE
233 SOUTH PLEASANT GROVE BLVD. SUITE #105
PLEASANT GROVE, UTAH 84062
PHONE: (801) 769-3000
cma@cmautah.com

DATE:	29 AUGUST 2022
PROJECT #:	21-076
PROJ. MAN.:	GWT
CHECKED BY:	GWT

PROJECT:
GEOFF DEARING RETAIL
12480 S 5600 W,
HERRIMAN CITY, UTAH

LICENSED PROFESSIONAL ENGINEER
No. 5148728
DAVID G. HINCKLEY
8-31-22
STATE OF UTAH

SHEET DESCRIPTION:
EXTERIOR LIGHTING FIXTURE SCHEDULE

SHEET:
E605

EQUIPMENT SCHEDULE

EQUIPMENT SCHEDULE KEY
E - DIVISION 26
Q - FURNISHED WITH EQUIPMENT
* - COORDINATE WITH THE DIVISION 23 TEMPERATURE CONTROL INSTALLER
** - AUTOMATIC CONTROL WIRING BY DIVISION 23

NOTES:
1. NEMA 3R
2. TOGGLE SWITCH W/ THERMAL OVERLOAD.
3. PROVIDE FUSED DISCONNECT ELEVATOR POWER MODULE WITH SHUNT TRIP.
4. CONTRACTOR TO PERFORM FINAL CONNECTION TO LINE VOLTAGE THERMOSTATS.
5. TOGGLE SWITCH W/BACNET INTERFACE.
6. INDOOR UNITS FED FROM OUTDOOR UNIT. PROVIDE DISCONNECTS FOR BOTH.
7. PROVIDE SWITCH WITH BACNET MS/TP CAPABILITY.
8. PROVIDE LABEL ON DISCONNECT "DISCONNECT OUTDOOR UNIT PRIOR TO INDOOR."
9. LINE VOLTAGE THERMOSTAT ON WALL.
10. PROVIDE EXPLOSION PROOF DEVICES AND WIRING METHODS.
11. PROVIDE DUAL-REDUNDANT 100% RATED VFD'S FOR AIR HANDLER.
12. PROVIDE MANUAL STARTER WITH THERMAL OVERLOAD AND RELAY FOR ATC/BAS CONTROL.

GENERAL NOTES:
1. WHERE DISCONNECTS, STARTERS, OR VFCs ARE BEING PROVIDED BY ELECTRICAL CONTRACTOR, LOCATE EQUIPMENT IN ACCESSIBLE LOCATION, SUCH THAT IT IS WITHIN SITE OF THE MECHANICAL EQUIPMENT IT IS SERVING, AND COMPLIES WITH N.E.C. REQUIRED CLEARANCES.

			LOAD DATA								OVERCURRENT PROTECTION			DISCONNECT			STARTER									
MARK	QTY	ITEM DESCRIPTION	HP	kW	MCA	FLA	VOLT	PH	Hz	WIRE AND CONDUIT SIZE	FURN BY	DEVICE	LOCATION	FURN BY	DEVICE	LOCATION	FURN BY	DEVICE	SIZES	SELECTOR SWITCH	PILOT LAMP	NORMALLY OPEN CONTACT	NORMALLY CLOSED CONTACT	PHASE FAILURE RELAY	NOTES	MARK
RTU-1	12	ROOF TOP UNIT		-	-	55.8	208	3	60	3 #4, #8 GR 1.25" CND	E	70/3 CB		E	60A/3P FRN-60	ADJ TO EQUIP	Q	-	-	-	-	-	-	-		RTU-1

MARK	REVISION	DATE

SPECTRUM ENGINEERS
324 S. State St., Suite 400
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233 SOUTH PLEASANT GROVE BLVD.
SUITE #105
PLEASANT GROVE, UTAH 84062
PHONE: (801) 769-3000
cma@cmautah.com

DATE: 29 AUGUST 2022
PROJECT #: 21-076
PROJ. MAN.: GWT
CHECKED BY: GWT

PROJECT:
GEOFF DEARING RETAIL
12480 S 5600 W,
HERRIMAN CITY, UTAH

LICENSED PROFESSIONAL ENGINEER
No. 5148728
DAVID G. HINCKLEY
8-31-22
STATE OF UTAH

SHEET DESCRIPTION:
EQUIPMENT SCHEDULE

SHEET:
E606

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8/31/2022 6:12:39 PM

MARK	REVISION	DATE

PANEL: "A1"

VOLTS/PHASE/WIRE:	PANEL SIZE & TYPE:	MAIN SIZE AND TYPE:	FED FROM:	CABINET:	LOCATION:	NOTES:
120/208V, 3 PH 4 WIRE	22" W x 6" D, BOLT-ON	225 AMPERE MAIN LUGS		SURFACE	Room 133	

ACCESSORIES: PANEL DIRECTORY, IDENTIFICATION, GROUNDING BAR **AIC RATING:** 10,000

CKT	OCP			LOAD (kVA)				PHASE LOAD							LOAD (kVA)			OCP			CKT
NO	AMP	POLE	BKR	LTG	PWR	CO	DESCRIPTION	A		B		C		DESCRIPTION	CO	PWR	LTG	BKR	POLE	AMP	NO
1	70	3		0.0	20.1	0.0	RTU-1	6.7	0.2					CO ROOF	0.2	0.0	0.0		1	20	2
3	--	--	--	--	--	--	--			6.7	0.3			LIGHTING SHELL SPACE	0.0	0.0	0.3		1	20	4
5	--	--	--	--	--	--	--					6.7	0.0	SPARE	--	--	--	--	1	20	6
7	20	1	--	--	--	--	SPARE	0.0	0.0					SPARE	--	--	--	--	1	20	8
9	20	1	--	--	--	--	SPARE			0.0	0.0			SPARE	--	--	--	--	1	20	10
11	20	1	--	--	--	--	SPARE					0.0	0.0	SPARE	--	--	--	--	1	20	12
13	20	1	--	--	--	--	SPARE	0.0	0.0					SPARE	--	--	--	--	1	20	14
15	20	1	--	--	--	--	SPARE			0.0	0.0			SPARE	--	--	--	--	1	20	16
17	20	1	--	--	--	--	SPARE					0.0	0.0	SPARE	--	--	--	--	1	20	18
19	20	1	--	--	--	--	SPARE	0.0	0.0					SPARE	--	--	--	--	1	20	20
21	20	1	--	--	--	--	SPARE			0.0	0.0			SPARE	--	--	--	--	1	20	22
23	20	1	--	--	--	--	SPARE					0.0	0.0	SPARE	--	--	--	--	1	20	24
25	20	1	--	--	--	--	SPARE	0.0	0.0					SPARE	--	--	--	--	1	20	26
27	20	1	--	--	--	--	SPARE			0.0	0.0			SPARE	--	--	--	--	1	20	28
29	20	1	--	--	--	--	SPARE					0.0	0.0	SPARE	--	--	--	--	1	20	30
31	--	1	--	--	--	--	SPACE	--	--					SPACE	--	--	--	--	1	--	32
33	--	1	--	--	--	--	SPACE			--	--			SPACE	--	--	--	--	1	--	34
35	--	1	--	--	--	--	SPACE					--	--	SPACE	--	--	--	--	1	--	36
37	--	1	--	--	--	--	SPACE	--	--					SPACE	--	--	--	--	1	--	38
39	--	1	--	--	--	--	SPACE			--	--			SPACE	--	--	--	--	1	--	40
41	--	1	--	--	--	--	SPACE					--	--	SPACE	--	--	--	--	1	--	42
TOTALS:							CONNECTED kVA PER PHASE	**7**		**7**		**7**		CONNECTED TOTAL kVA =					**21**		
							CONNECTED AMPS PER PHASE	**58**		**58**		**56**		AVERAGE CONNECTED AMPS PER PHASE =					**57**		

NEC DIVERSIFIED LOAD CALCULATIONS

LIGHTING & CONTINUOUS LOADS: **0.3 kVA @ 125% = 0.3 kVA** - 100% CONNECTED LOAD PLUS 25% — DIVERSIFIED TOTAL kVA = **26**

RECEPTACLES: **0.2 kVA @ 100% = 0.2 kVA** - FIRST 10kVA @ 100%, REMAINDER @ 50% — AVERAGE AMPS PER PHASE = **71**

ALL OTHER LOADS @ 100% : **25.1 kVA** - MOTOR TOTALS INCLUDED IN ALL OTHER LOADS WITH LARGEST MOTOR CALCULATED @ 125% PER NEC

BKR: GF=GFCI, GF3=30mA GFCI CAPABLE OF BEING LOCKED OUT IN OPEN POSITION, IG=ISOLATED GROUND, AF=AFCI, ST=SHUNT TRIP, RED=PROVIDE RED COLORED BREAKER, AF=ARC FAULT CURRENT INTERRUPTER, GA=COMBINATION OF GROUND FAULT AND ARC FAULT CIRCUIT INTERRUPTER, GS=COMBINATION OF SHUNT TRIP WITH GFCI

PANEL: "A2"

VOLTS/PHASE/WIRE:	PANEL SIZE & TYPE:	MAIN SIZE AND TYPE:	FED FROM:	CABINET:	LOCATION:	NOTES:
120/208V, 3 PH 4 WIRE	22" W x 6" D, BOLT-ON	225 AMPERE MAIN LUGS		SURFACE	Room 134	

ACCESSORIES: PANEL DIRECTORY, IDENTIFICATION, GROUNDING BAR **AIC RATING:** 10,000

CKT	OCP			LOAD (kVA)				PHASE LOAD							LOAD (kVA)			OCP			CKT
NO	AMP	POLE	BKR	LTG	PWR	CO	DESCRIPTION	A		B		C		DESCRIPTION	CO	PWR	LTG	BKR	POLE	AMP	NO
1	70	3		0.0	20.1	0.0	RTU-1	6.7	0.2					CO ROOF	0.2	0.0	0.0		1	20	2
3	--	--	--	--	--	--	--			6.7	0.3			LIGHTING SHELL SPACE	0.0	0.0	0.3		1	20	4
5	--	--	--	--	--	--	--					6.7	0.0	SPARE	--	--	--	--	1	20	6
7	20	1	--	--	--	--	SPARE	0.0	0.0					SPARE	--	--	--	--	1	20	8
9	20	1	--	--	--	--	SPARE			0.0	0.0			SPARE	--	--	--	--	1	20	10
11	20	1	--	--	--	--	SPARE					0.0	0.0	SPARE	--	--	--	--	1	20	12
13	20	1	--	--	--	--	SPARE	0.0	0.0					SPARE	--	--	--	--	1	20	14
15	20	1	--	--	--	--	SPARE			0.0	0.0			SPARE	--	--	--	--	1	20	16
17	20	1	--	--	--	--	SPARE					0.0	0.0	SPARE	--	--	--	--	1	20	18
19	20	1	--	--	--	--	SPARE	0.0	0.0					SPARE	--	--	--	--	1	20	20
21	20	1	--	--	--	--	SPARE			0.0	0.0			SPARE	--	--	--	--	1	20	22
23	20	1	--	--	--	--	SPARE					0.0	0.0	SPARE	--	--	--	--	1	20	24
25	20	1	--	--	--	--	SPARE	0.0	0.0					SPARE	--	--	--	--	1	20	26
27	20	1	--	--	--	--	SPARE			0.0	0.0			SPARE	--	--	--	--	1	20	28
29	20	1	--	--	--	--	SPARE					0.0	0.0	SPARE	--	--	--	--	1	20	30
31	--	1	--	--	--	--	SPACE	--	--					SPACE	--	--	--	--	1	--	32
33	--	1	--	--	--	--	SPACE			--	--			SPACE	--	--	--	--	1	--	34
35	--	1	--	--	--	--	SPACE					--	--	SPACE	--	--	--	--	1	--	36
37	--	1	--	--	--	--	SPACE	--	--					SPACE	--	--	--	--	1	--	38
39	--	1	--	--	--	--	SPACE			--	--			SPACE	--	--	--	--	1	--	40
41	--	1	--	--	--	--	SPACE					--	--	SPACE	--	--	--	--	1	--	42
TOTALS:							CONNECTED kVA PER PHASE	**7**		**7**		**7**		CONNECTED TOTAL kVA =					**21**		
							CONNECTED AMPS PER PHASE	**58**		**58**		**56**		AVERAGE CONNECTED AMPS PER PHASE =					**57**		

NEC DIVERSIFIED LOAD CALCULATIONS

LIGHTING & CONTINUOUS LOADS: **0.3 kVA @ 125% = 0.3 kVA** - 100% CONNECTED LOAD PLUS 25% — DIVERSIFIED TOTAL kVA = **26**

RECEPTACLES: **0.2 kVA @ 100% = 0.2 kVA** - FIRST 10kVA @ 100%, REMAINDER @ 50% — AVERAGE AMPS PER PHASE = **71**

ALL OTHER LOADS @ 100% : **25.1 kVA** - MOTOR TOTALS INCLUDED IN ALL OTHER LOADS WITH LARGEST MOTOR CALCULATED @ 125% PER NEC

BKR: GF=GFCI, GF3=30mA GFCI CAPABLE OF BEING LOCKED OUT IN OPEN POSITION, IG=ISOLATED GROUND, AF=AFCI, ST=SHUNT TRIP, RED=PROVIDE RED COLORED BREAKER, AF=ARC FAULT CURRENT INTERRUPTER, GA=COMBINATION OF GROUND FAULT AND ARC FAULT CIRCUIT INTERRUPTER, GS=COMBINATION OF SHUNT TRIP WITH GFCI

PANEL: "A3"

VOLTS/PHASE/WIRE:	PANEL SIZE & TYPE:	MAIN SIZE AND TYPE:	FED FROM:	CABINET:	LOCATION:	NOTES:
120/208V, 3 PH 4 WIRE	22" W x 6" D, BOLT-ON	225 AMPERE MAIN LUGS		SURFACE	Room 117	

ACCESSORIES: PANEL DIRECTORY, IDENTIFICATION, GROUNDING BAR **AIC RATING:** 10,000

CKT	OCP			LOAD (kVA)				PHASE LOAD							LOAD (kVA)			OCP			CKT
NO	AMP	POLE	BKR	LTG	PWR	CO	DESCRIPTION	A		B		C		DESCRIPTION	CO	PWR	LTG	BKR	POLE	AMP	NO
1	70	3		0.0	20.1	0.0	RTU-1	6.7	0.2					CO ROOF	0.2	0.0	0.0		1	20	2
3	--	--	--	--	--	--	--			6.7	0.3			LIGHTING SHELL SPACE	0.0	0.0	0.3		1	20	4
5	--	--	--	--	--	--	--					6.7	0.0	SPARE	--	--	--	--	1	20	6
7	20	1	--	--	--	--	SPARE	0.0	0.0					SPARE	--	--	--	--	1	20	8
9	20	1	--	--	--	--	SPARE			0.0	0.0			SPARE	--	--	--	--	1	20	10
11	20	1	--	--	--	--	SPARE					0.0	0.0	SPARE	--	--	--	--	1	20	12
13	20	1	--	--	--	--	SPARE	0.0	0.0					SPARE	--	--	--	--	1	20	14
15	20	1	--	--	--	--	SPARE			0.0	0.0			SPARE	--	--	--	--	1	20	16
17	20	1	--	--	--	--	SPARE					0.0	0.0	SPARE	--	--	--	--	1	20	18
19	20	1	--	--	--	--	SPARE	0.0	0.0					SPARE	--	--	--	--	1	20	20
21	20	1	--	--	--	--	SPARE			0.0	0.0			SPARE	--	--	--	--	1	20	22
23	20	1	--	--	--	--	SPARE					0.0	0.0	SPARE	--	--	--	--	1	20	24
25	20	1	--	--	--	--	SPARE	0.0	0.0					SPARE	--	--	--	--	1	20	26
27	20	1	--	--	--	--	SPARE			0.0	0.0			SPARE	--	--	--	--	1	20	28
29	20	1	--	--	--	--	SPARE					0.0	0.0	SPARE	--	--	--	--	1	20	30
31	--	1	--	--	--	--	SPACE	--	--					SPACE	--	--	--	--	1	--	32
33	--	1	--	--	--	--	SPACE			--	--			SPACE	--	--	--	--	1	--	34
35	--	1	--	--	--	--	SPACE					--	--	SPACE	--	--	--	--	1	--	36
37	--	1	--	--	--	--	SPACE	--	--					SPACE	--	--	--	--	1	--	38
39	--	1	--	--	--	--	SPACE			--	--			SPACE	--	--	--	--	1	--	40
41	--	1	--	--	--	--	SPACE					--	--	SPACE	--	--	--	--	1	--	42
TOTALS:							CONNECTED kVA PER PHASE	**7**		**7**		**7**		CONNECTED TOTAL kVA =					**21**		
							CONNECTED AMPS PER PHASE	**58**		**58**		**56**		AVERAGE CONNECTED AMPS PER PHASE =					**57**		

NEC DIVERSIFIED LOAD CALCULATIONS

LIGHTING & CONTINUOUS LOADS: **0.3 kVA @ 125% = 0.4 kVA** - 100% CONNECTED LOAD PLUS 25% — DIVERSIFIED TOTAL kVA = **26**

RECEPTACLES: **0.2 kVA @ 100% = 0.2 kVA** - FIRST 10kVA @ 100%, REMAINDER @ 50% — AVERAGE AMPS PER PHASE = **71**

ALL OTHER LOADS @ 100% : **25.1 kVA** - MOTOR TOTALS INCLUDED IN ALL OTHER LOADS WITH LARGEST MOTOR CALCULATED @ 125% PER NEC

BKR: GF=GFCI, GF3=30mA GFCI CAPABLE OF BEING LOCKED OUT IN OPEN POSITION, IG=ISOLATED GROUND, AF=AFCI, ST=SHUNT TRIP, RED=PROVIDE RED COLORED BREAKER, AF=ARC FAULT CURRENT INTERRUPTER, GA=COMBINATION OF GROUND FAULT AND ARC FAULT CIRCUIT INTERRUPTER, GS=COMBINATION OF SHUNT TRIP WITH GFCI

PANEL: "A4"

VOLTS/PHASE/WIRE:	PANEL SIZE & TYPE:	MAIN SIZE AND TYPE:	FED FROM:	CABINET:	LOCATION:	NOTES:
120/208V, 3 PH 4 WIRE	22" W x 6" D, BOLT-ON	225 AMPERE MAIN LUGS		SURFACE	Room 135	

ACCESSORIES: PANEL DIRECTORY, IDENTIFICATION, GROUNDING BAR **AIC RATING:** 10,000

CKT	OCP			LOAD (kVA)				PHASE LOAD							LOAD (kVA)			OCP			CKT
NO	AMP	POLE	BKR	LTG	PWR	CO	DESCRIPTION	A		B		C		DESCRIPTION	CO	PWR	LTG	BKR	POLE	AMP	NO
1	70	3		0.0	20.1	0.0	RTU-1	6.7	0.2					CO ROOF	0.2	0.0	0.0		1	20	2
3	--	--	--	--	--	--	--			6.7	0.3			LIGHTING SHELL SPACE	0.0	0.0	0.3		1	20	4
5	--	--	--	--	--	--	--					6.7	0.0	SPARE	--	--	--	--	1	20	6
7	20	1	--	--	--	--	SPARE	0.0	0.0					SPARE	--	--	--	--	1	20	8
9	20	1	--	--	--	--	SPARE			0.0	0.0			SPARE	--	--	--	--	1	20	10
11	20	1	--	--	--	--	SPARE					0.0	0.0	SPARE	--	--	--	--	1	20	12
13	20	1	--	--	--	--	SPARE	0.0	0.0					SPARE	--	--	--	--	1	20	14
15	20	1	--	--	--	--	SPARE			0.0	0.0			SPARE	--	--	--	--	1	20	16
17	20	1	--	--	--	--	SPARE					0.0	0.0	SPARE	--	--	--	--	1	20	18
19	20	1	--	--	--	--	SPARE	0.0	0.0					SPARE	--	--	--	--	1	20	20
21	20	1	--	--	--	--	SPARE			0.0	0.0			SPARE	--	--	--	--	1	20	22
23	20	1	--	--	--	--	SPARE					0.0	0.0	SPARE	--	--	--	--	1	20	24
25	20	1	--	--	--	--	SPARE	0.0	0.0					SPARE	--	--	--	--	1	20	26
27	20	1	--	--	--	--	SPARE			0.0	0.0			SPARE	--	--	--	--	1	20	28
29	20	1	--	--	--	--	SPARE					0.0	0.0	SPARE	--	--	--	--	1	20	30
31	--	1	--	--	--	--	SPACE	--	--					SPACE	--	--	--	--	1	--	32
33	--	1	--	--	--	--	SPACE			--	--			SPACE	--	--	--	--	1	--	34
35	--	1	--	--	--	--	SPACE					--	--	SPACE	--	--	--	--	1	--	36
37	--	1	--	--	--	--	SPACE	--	--					SPACE	--	--	--	--	1	--	38
39	--	1	--	--	--	--	SPACE			--	--			SPACE	--	--	--	--	1	--	40
41	--	1	--	--	--	--	SPACE					--	--	SPACE	--	--	--	--	1	--	42
TOTALS:							CONNECTED kVA PER PHASE	**7**		**7**		**7**		CONNECTED TOTAL kVA =					**21**		
							CONNECTED AMPS PER PHASE	**58**		**58**		**56**		AVERAGE CONNECTED AMPS PER PHASE =					**57**		

NEC DIVERSIFIED LOAD CALCULATIONS

LIGHTING & CONTINUOUS LOADS: **0.3 kVA @ 125% = 0.4 kVA** - 100% CONNECTED LOAD PLUS 25% — DIVERSIFIED TOTAL kVA = **26**

RECEPTACLES: **0.2 kVA @ 100% = 0.2 kVA** - FIRST 10kVA @ 100%, REMAINDER @ 50% — AVERAGE AMPS PER PHASE = **71**

ALL OTHER LOADS @ 100% : **25.1 kVA** - MOTOR TOTALS INCLUDED IN ALL OTHER LOADS WITH LARGEST MOTOR CALCULATED @ 125% PER NEC

BKR: GF=GFCI, GF3=30mA GFCI CAPABLE OF BEING LOCKED OUT IN OPEN POSITION, IG=ISOLATED GROUND, AF=AFCI, ST=SHUNT TRIP, RED=PROVIDE RED COLORED BREAKER, AF=ARC FAULT CURRENT INTERRUPTER, GA=COMBINATION OF GROUND FAULT AND ARC FAULT CIRCUIT INTERRUPTER, GS=COMBINATION OF SHUNT TRIP WITH GFCI

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cma@cmautah.com

DATE: 29 AUGUST 2022
PROJECT #: 21-076
PROJ. MAN.: GWT
CHECKED BY: GWT

PROJECT:
GEOFF DEARING RETAIL
12480 S 5600 W,
HERRIMAN CITY, UTAH

LICENSED PROFESSIONAL ENGINEER
No. 5148728
DAVID G. HINCKLEY
8-31-22
STATE OF UTAH

SHEET DESCRIPTION:
PANEL SCHEDULES

SHEET:
E607

PANEL: "B1"

VOLTS/PHASE/WIRE:	PANEL SIZE & TYPE:	MAIN SIZE AND TYPE:	FED FROM:	CABINET:	LOCATION:	NOTES:
120/208V, 3 PH 4 WIRE	22" W x 6" D, BOLT-ON	225 AMPERE MAIN LUGS		SURFACE	Room 113	

ACCESSORIES: PANEL DIRECTORY, IDENTIFICATION, GROUNDING BAR **AIC RATING:** 10,000

CKT	OCP			LOAD (kVA)				PHASE LOAD							LOAD (kVA)			OCP			CKT
NO	AMP	POLE	BKR	LTG	PWR	CO	DESCRIPTION	A		B		C		DESCRIPTION	CO	PWR	LTG	BKR	POLE	AMP	NO
1	70	3		0.0	20.1	0.0	RTU-1	6.7	0.2					CO ROOF	0.2	0.0	0.0		1	20	2
3	--	--	--	--	--	--	--			6.7	0.3			LIGHTING SHELL SPACE	0.0	0.0	0.3		1	20	4
5	--	--	--	--	--	--	--					6.7	0.0	SPARE	--	--	--	--	1	20	6
7	20	1	--	--	--	--	SPARE	0.0	0.0					SPARE	--	--	--	--	1	20	8
9	20	1	--	--	--	--	SPARE			0.0	0.0			SPARE	--	--	--	--	1	20	10
11	20	1	--	--	--	--	SPARE					0.0	0.0	SPARE	--	--	--	--	1	20	12
13	20	1	--	--	--	--	SPARE	0.0	0.0					SPARE	--	--	--	--	1	20	14
15	20	1	--	--	--	--	SPARE			0.0	0.0			SPARE	--	--	--	--	1	20	16
17	20	1	--	--	--	--	SPARE					0.0	0.0	SPARE	--	--	--	--	1	20	18
19	20	1	--	--	--	--	SPARE	0.0	0.0					SPARE	--	--	--	--	1	20	20
21	20	1	--	--	--	--	SPARE			0.0	0.0			SPARE	--	--	--	--	1	20	22
23	20	1	--	--	--	--	SPARE					0.0	0.0	SPARE	--	--	--	--	1	20	24
25	20	1	--	--	--	--	SPARE	0.0	0.0					SPARE	--	--	--	--	1	20	26
27	20	1	--	--	--	--	SPARE			0.0	0.0			SPARE	--	--	--	--	1	20	28
29	20	1	--	--	--	--	SPARE					0.0	0.0	SPARE	--	--	--	--	1	20	30
31	--	1	--	--	--	--	SPACE	--	--					SPACE	--	--	--	--	1	--	32
33	--	1	--	--	--	--	SPACE			--	--			SPACE	--	--	--	--	1	--	34
35	--	1	--	--	--	--	SPACE					--	--	SPACE	--	--	--	--	1	--	36
37	--	1	--	--	--	--	SPACE	--	--					SPACE	--	--	--	--	1	--	38
39	--	1	--	--	--	--	SPACE			--	--			SPACE	--	--	--	--	1	--	40
41	--	1	--	--	--	--	SPACE					--	--	SPACE	--	--	--	--	1	--	42
TOTALS:							CONNECTED kVA PER PHASE	**7**		**7**		**7**		CONNECTED TOTAL kVA =					**21**		
							CONNECTED AMPS PER PHASE	**58**		**58**		**56**		AVERAGE CONNECTED AMPS PER PHASE =					**57**		

NEC DIVERSIFIED LOAD CALCULATIONS

LIGHTING & CONTINUOUS LOADS: **0.3 kVA @ 125% = 0.3 kVA** - 100% CONNECTED LOAD PLUS 25%
RECEPTACLES: **0.2 kVA @ 100% = 0.2 kVA** - FIRST 10kVA @ 100%, REMAINDER @ 50%
ALL OTHER LOADS @ 100% : **25.1 kVA** - MOTOR TOTALS INCLUDED IN ALL OTHER LOADS WITH LARGEST MOTOR CALCULATED @ 125% PER NEC

DIVERSIFIED TOTAL kVA = **26**
AVERAGE AMPS PER PHASE = **71**

BKR: GF=GFCI, GF3=30mA GFCI CAPABLE OF BEING LOCKED OUT IN OPEN POSITION, IG=ISOLATED GROUND, AF=AFCI, ST=SHUNT TRIP, RED=PROVIDE RED COLORED BREAKER, AF=ARC FAULT CURRENT INTERRUPTER, GA=COMBINATION OF GROUND FAULT AND ARC FAULT CIRCUIT INTERRUPTER, GS=COMBINATION OF SHUNT TRIP WITH GFCI

PANEL: "B2"

VOLTS/PHASE/WIRE:	PANEL SIZE & TYPE:	MAIN SIZE AND TYPE:	FED FROM:	CABINET:	LOCATION:	NOTES:
120/208V, 3 PH 4 WIRE	22" W x 6" D, BOLT-ON	225 AMPERE MAIN LUGS		SURFACE	Room 114	

ACCESSORIES: PANEL DIRECTORY, IDENTIFICATION, GROUNDING BAR **AIC RATING:** 10,000

CKT	OCP			LOAD (kVA)				PHASE LOAD							LOAD (kVA)			OCP			CKT
NO	AMP	POLE	BKR	LTG	PWR	CO	DESCRIPTION	A		B		C		DESCRIPTION	CO	PWR	LTG	BKR	POLE	AMP	NO
1	70	3		0.0	20.1	0.0	RTU-1	6.7	0.2					CO ROOF	0.2	0.0	0.0		1	20	2
3	--	--	--	--	--	--	--			6.7	0.3			LIGHTING SHELL SPACE	0.0	0.0	0.3		1	20	4
5	--	--	--	--	--	--	--					6.7	0.0	SPARE	--	--	--	--	1	20	6
7	20	1	--	--	--	--	SPARE	0.0	0.0					SPARE	--	--	--	--	1	20	8
9	20	1	--	--	--	--	SPARE			0.0	0.0			SPARE	--	--	--	--	1	20	10
11	20	1	--	--	--	--	SPARE					0.0	0.0	SPARE	--	--	--	--	1	20	12
13	20	1	--	--	--	--	SPARE	0.0	0.0					SPARE	--	--	--	--	1	20	14
15	20	1	--	--	--	--	SPARE			0.0	0.0			SPARE	--	--	--	--	1	20	16
17	20	1	--	--	--	--	SPARE					0.0	0.0	SPARE	--	--	--	--	1	20	18
19	20	1	--	--	--	--	SPARE	0.0	0.0					SPARE	--	--	--	--	1	20	20
21	20	1	--	--	--	--	SPARE			0.0	0.0			SPARE	--	--	--	--	1	20	22
23	20	1	--	--	--	--	SPARE					0.0	0.0	SPARE	--	--	--	--	1	20	24
25	20	1	--	--	--	--	SPARE	0.0	0.0					SPARE	--	--	--	--	1	20	26
27	20	1	--	--	--	--	SPARE			0.0	0.0			SPARE	--	--	--	--	1	20	28
29	20	1	--	--	--	--	SPARE					0.0	0.0	SPARE	--	--	--	--	1	20	30
31	--	1	--	--	--	--	SPACE	--	--					SPACE	--	--	--	--	1	--	32
33	--	1	--	--	--	--	SPACE			--	--			SPACE	--	--	--	--	1	--	34
35	--	1	--	--	--	--	SPACE					--	--	SPACE	--	--	--	--	1	--	36
37	--	1	--	--	--	--	SPACE	--	--					SPACE	--	--	--	--	1	--	38
39	--	1	--	--	--	--	SPACE			--	--			SPACE	--	--	--	--	1	--	40
41	--	1	--	--	--	--	SPACE					--	--	SPACE	--	--	--	--	1	--	42
TOTALS:							CONNECTED kVA PER PHASE	**7**		**7**		**7**		CONNECTED TOTAL kVA =					**21**		
							CONNECTED AMPS PER PHASE	**58**		**58**		**56**		AVERAGE CONNECTED AMPS PER PHASE =					**57**		

NEC DIVERSIFIED LOAD CALCULATIONS

LIGHTING & CONTINUOUS LOADS: **0.3 kVA @ 125% = 0.4 kVA** - 100% CONNECTED LOAD PLUS 25%
RECEPTACLES: **0.2 kVA @ 100% = 0.2 kVA** - FIRST 10kVA @ 100%, REMAINDER @ 50%
ALL OTHER LOADS @ 100% : **25.1 kVA** - MOTOR TOTALS INCLUDED IN ALL OTHER LOADS WITH LARGEST MOTOR CALCULATED @ 125% PER NEC

DIVERSIFIED TOTAL kVA = **26**
AVERAGE AMPS PER PHASE = **71**

BKR: GF=GFCI, GF3=30mA GFCI CAPABLE OF BEING LOCKED OUT IN OPEN POSITION, IG=ISOLATED GROUND, AF=AFCI, ST=SHUNT TRIP, RED=PROVIDE RED COLORED BREAKER, AF=ARC FAULT CURRENT INTERRUPTER, GA=COMBINATION OF GROUND FAULT AND ARC FAULT CIRCUIT INTERRUPTER, GS=COMBINATION OF SHUNT TRIP WITH GFCI

PANEL: "B3"

VOLTS/PHASE/WIRE:	PANEL SIZE & TYPE:	MAIN SIZE AND TYPE:	FED FROM:	CABINET:	LOCATION:	NOTES:
120/208V, 3 PH 4 WIRE	22" W x 6" D, BOLT-ON	225 AMPERE MAIN LUGS		SURFACE	Room 115	

ACCESSORIES: PANEL DIRECTORY, IDENTIFICATION, GROUNDING BAR **AIC RATING:** 10,000

CKT	OCP			LOAD (kVA)				PHASE LOAD							LOAD (kVA)			OCP			CKT
NO	AMP	POLE	BKR	LTG	PWR	CO	DESCRIPTION	A		B		C		DESCRIPTION	CO	PWR	LTG	BKR	POLE	AMP	NO
1	70	3		0.0	20.1	0.0	RTU-1	6.7	0.2					CO ROOF	0.2	0.0	0.0		1	20	2
3	--	--	--	--	--	--	--			6.7	0.3			LIGHTING SHELL SPACE	0.0	0.0	0.3		1	20	4
5	--	--	--	--	--	--	--					6.7	0.0	SPARE	--	--	--	--	1	20	6
7	20	1	--	--	--	--	SPARE	0.0	0.0					SPARE	--	--	--	--	1	20	8
9	20	1	--	--	--	--	SPARE			0.0	0.0			SPARE	--	--	--	--	1	20	10
11	20	1	--	--	--	--	SPARE					0.0	0.0	SPARE	--	--	--	--	1	20	12
13	20	1	--	--	--	--	SPARE	0.0	0.0					SPARE	--	--	--	--	1	20	14
15	20	1	--	--	--	--	SPARE			0.0	0.0			SPARE	--	--	--	--	1	20	16
17	20	1	--	--	--	--	SPARE					0.0	0.0	SPARE	--	--	--	--	1	20	18
19	20	1	--	--	--	--	SPARE	0.0	0.0					SPARE	--	--	--	--	1	20	20
21	20	1	--	--	--	--	SPARE			0.0	0.0			SPARE	--	--	--	--	1	20	22
23	20	1	--	--	--	--	SPARE					0.0	0.0	SPARE	--	--	--	--	1	20	24
25	20	1	--	--	--	--	SPARE	0.0	0.0					SPARE	--	--	--	--	1	20	26
27	20	1	--	--	--	--	SPARE			0.0	0.0			SPARE	--	--	--	--	1	20	28
29	20	1	--	--	--	--	SPARE					0.0	0.0	SPARE	--	--	--	--	1	20	30
31	--	1	--	--	--	--	SPACE	--	--					SPACE	--	--	--	--	1	--	32
33	--	1	--	--	--	--	SPACE			--	--			SPACE	--	--	--	--	1	--	34
35	--	1	--	--	--	--	SPACE					--	--	SPACE	--	--	--	--	1	--	36
37	--	1	--	--	--	--	SPACE	--	--					SPACE	--	--	--	--	1	--	38
39	--	1	--	--	--	--	SPACE			--	--			SPACE	--	--	--	--	1	--	40
41	--	1	--	--	--	--	SPACE					--	--	SPACE	--	--	--	--	1	--	42
TOTALS:							CONNECTED kVA PER PHASE	**7**		**7**		**7**		CONNECTED TOTAL kVA =					**21**		
							CONNECTED AMPS PER PHASE	**58**		**58**		**56**		AVERAGE CONNECTED AMPS PER PHASE =					**57**		

NEC DIVERSIFIED LOAD CALCULATIONS

LIGHTING & CONTINUOUS LOADS: **0.3 kVA @ 125% = 0.4 kVA** - 100% CONNECTED LOAD PLUS 25%
RECEPTACLES: **0.2 kVA @ 100% = 0.2 kVA** - FIRST 10kVA @ 100%, REMAINDER @ 50%
ALL OTHER LOADS @ 100% : **25.1 kVA** - MOTOR TOTALS INCLUDED IN ALL OTHER LOADS WITH LARGEST MOTOR CALCULATED @ 125% PER NEC

DIVERSIFIED TOTAL kVA = **26**
AVERAGE AMPS PER PHASE = **71**

BKR: GF=GFCI, GF3=30mA GFCI CAPABLE OF BEING LOCKED OUT IN OPEN POSITION, IG=ISOLATED GROUND, AF=AFCI, ST=SHUNT TRIP, RED=PROVIDE RED COLORED BREAKER, AF=ARC FAULT CURRENT INTERRUPTER, GA=COMBINATION OF GROUND FAULT AND ARC FAULT CIRCUIT INTERRUPTER, GS=COMBINATION OF SHUNT TRIP WITH GFCI

PANEL: "B4"

VOLTS/PHASE/WIRE:	PANEL SIZE & TYPE:	MAIN SIZE AND TYPE:	FED FROM:	CABINET:	LOCATION:	NOTES:
120/208V, 3 PH 4 WIRE	22" W x 6" D, BOLT-ON	400 AMPERE MAIN LUGS		SURFACE	Room 116	

ACCESSORIES: PANEL DIRECTORY, IDENTIFICATION, GROUNDING BAR **AIC RATING:** 10,000

CKT	OCP			LOAD (kVA)				PHASE LOAD							LOAD (kVA)			OCP			CKT
NO	AMP	POLE	BKR	LTG	PWR	CO	DESCRIPTION	A		B		C		DESCRIPTION	CO	PWR	LTG	BKR	POLE	AMP	NO
1	70	3		0.0	20.1	0.0	RTU-1	6.7	0.2					CO ROOF	0.2	0.0	0.0		1	20	2
3	--	--	--	--	--	--	--			6.7	0.3			LIGHTING SHELL SPACE	0.0	0.0	0.3		1	20	4
5	--	--	--	--	--	--	--					6.7	0.0	SPARE	--	--	--	--	1	20	6
7	20	1	--	--	--	--	SPARE	0.0	0.0					SPARE	--	--	--	--	1	20	8
9	20	1	--	--	--	--	SPARE			0.0	0.0			SPARE	--	--	--	--	1	20	10
11	20	1	--	--	--	--	SPARE					0.0	0.0	SPARE	--	--	--	--	1	20	12
13	20	1	--	--	--	--	SPARE	0.0	0.0					SPARE	--	--	--	--	1	20	14
15	20	1	--	--	--	--	SPARE			0.0	0.0			SPARE	--	--	--	--	1	20	16
17	20	1	--	--	--	--	SPARE					0.0	0.0	SPARE	--	--	--	--	1	20	18
19	20	1	--	--	--	--	SPARE	0.0	0.0					SPARE	--	--	--	--	1	20	20
21	20	1	--	--	--	--	SPARE			0.0	0.0			SPARE	--	--	--	--	1	20	22
23	20	1	--	--	--	--	SPARE					0.0	0.0	SPARE	--	--	--	--	1	20	24
25	20	1	--	--	--	--	SPARE	0.0	0.0					SPARE	--	--	--	--	1	20	26
27	20	1	--	--	--	--	SPARE			0.0	0.0			SPARE	--	--	--	--	1	20	28
29	20	1	--	--	--	--	SPARE					0.0	0.0	SPARE	--	--	--	--	1	20	30
31	--	1	--	--	--	--	SPACE	--	--					SPACE	--	--	--	--	1	--	32
33	--	1	--	--	--	--	SPACE			--	--			SPACE	--	--	--	--	1	--	34
35	--	1	--	--	--	--	SPACE					--	--	SPACE	--	--	--	--	1	--	36
37	--	1	--	--	--	--	SPACE	--	--					SPACE	--	--	--	--	1	--	38
39	--	1	--	--	--	--	SPACE			--	--			SPACE	--	--	--	--	1	--	40
41	--	1	--	--	--	--	SPACE					--	--	SPACE	--	--	--	--	1	--	42
TOTALS:							CONNECTED kVA PER PHASE	**7**		**7**		**7**		CONNECTED TOTAL kVA =					**21**		
							CONNECTED AMPS PER PHASE	**58**		**58**		**56**		AVERAGE CONNECTED AMPS PER PHASE =					**57**		

NEC DIVERSIFIED LOAD CALCULATIONS

LIGHTING & CONTINUOUS LOADS: **0.3 kVA @ 125% = 0.4 kVA** - 100% CONNECTED LOAD PLUS 25%
RECEPTACLES: **0.2 kVA @ 100% = 0.2 kVA** - FIRST 10kVA @ 100%, REMAINDER @ 50%
ALL OTHER LOADS @ 100% : **25.1 kVA** - MOTOR TOTALS INCLUDED IN ALL OTHER LOADS WITH LARGEST MOTOR CALCULATED @ 125% PER NEC

DIVERSIFIED TOTAL kVA = **26**
AVERAGE AMPS PER PHASE = **71**

BKR: GF=GFCI, GF3=30mA GFCI CAPABLE OF BEING LOCKED OUT IN OPEN POSITION, IG=ISOLATED GROUND, AF=AFCI, ST=SHUNT TRIP, RED=PROVIDE RED COLORED BREAKER, AF=ARC FAULT CURRENT INTERRUPTER, GA=COMBINATION OF GROUND FAULT AND ARC FAULT CIRCUIT INTERRUPTER, GS=COMBINATION OF SHUNT TRIP WITH GFCI

MARK	REVISION	DATE

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cma@cmautah.com

DATE: 29 AUGUST 2022
PROJECT #: 21-076
PROJ. MAN.: GWT
CHECKED BY: GWT

PROJECT:
GEOFF DEARING RETAIL
12480 S 5600 W,
HERRIMAN CITY, UTAH

LICENSED PROFESSIONAL ENGINEER
No. 5148728
DAVID G. HINCKLEY
8-31-22
STATE OF UTAH

SHEET DESCRIPTION:
PANEL SCHEDULES

SHEET:
E608

PANEL: "C1"

VOLTS/PHASE/WIRE:	PANEL SIZE & TYPE:	MAIN SIZE AND TYPE:	FED FROM:	CABINET:	LOCATION:	NOTES:
120/208V, 3 PH 4 WIRE	22" W x 6" D, BOLT-ON	225 AMPERE MAIN LUGS		SURFACE	Room 131	

ACCESSORIES: PANEL DIRECTORY, IDENTIFICATION, GROUNDING BAR **AIC RATING:** 22,000

CKT	OCP			LOAD (kVA)				PHASE LOAD							OCP			CKT
NO	AMP	POLE	BKR	LTG	PWR	CO	DESCRIPTION	A		B		C		DESCRIPTION	CO	PWR	LTG	BKR	POLE	AMP	NO
1	70	3		0.0	20.1	0.0	RTU-1	6.7	0.2					CO ROOF	0.2	0.0	0.0		1	20	2
3	--	--	--	--	--	--	--			6.7	0.3			LIGHTING SHELL SPACE	0.0	0.0	0.3		1	20	4
5	--	--	--	--	--	--	--					6.7	0.0	SPARE	--	--	--	--	1	20	6
7	20	1	--	--	--	--	SPARE	0.0	0.0					SPARE	--	--	--	--	1	20	8
9	20	1	--	--	--	--	SPARE			0.0	0.0			SPARE	--	--	--	--	1	20	10
11	20	1	--	--	--	--	SPARE					0.0	0.0	SPARE	--	--	--	--	1	20	12
13	20	1	--	--	--	--	SPARE	0.0	0.0					SPARE	--	--	--	--	1	20	14
15	20	1	--	--	--	--	SPARE			0.0	0.0			SPARE	--	--	--	--	1	20	16
17	20	1	--	--	--	--	SPARE					0.0	0.0	SPARE	--	--	--	--	1	20	18
19	20	1	--	--	--	--	SPARE	0.0	0.0					SPARE	--	--	--	--	1	20	20
21	20	1	--	--	--	--	SPARE			0.0	0.0			SPARE	--	--	--	--	1	20	22
23	20	1	--	--	--	--	SPARE					0.0	0.0	SPARE	--	--	--	--	1	20	24
25	20	1	--	--	--	--	SPARE	0.0	0.0					SPARE	--	--	--	--	1	20	26
27	20	1	--	--	--	--	SPARE			0.0	0.0			SPARE	--	--	--	--	1	20	28
29	20	1	--	--	--	--	SPARE					0.0	0.0	SPARE	--	--	--	--	1	20	30
31	--	1	--	--	--	--	SPACE	--	--					SPACE	--	--	--	--	1	--	32
33	--	1	--	--	--	--	SPACE			--	--			SPACE	--	--	--	--	1	--	34
35	--	1	--	--	--	--	SPACE					--	--	SPACE	--	--	--	--	1	--	36
37	--	1	--	--	--	--	SPACE	--	--					SPACE	--	--	--	--	1	--	38
39	--	1	--	--	--	--	SPACE			--	--			SPACE	--	--	--	--	1	--	40
41	--	1	--	--	--	--	SPACE					--	--	SPACE	--	--	--	--	1	--	42
TOTALS:							CONNECTED kVA PER PHASE	**7**		**7**		**7**		CONNECTED TOTAL kVA =					**21**		
							CONNECTED AMPS PER PHASE	**58**		**58**		**56**		AVERAGE CONNECTED AMPS PER PHASE =					**57**		

NEC DIVERSIFIED LOAD CALCULATIONS

LIGHTING & CONTINUOUS LOADS: **0.3 kVA @ 125% = 0.3 kVA** - 100% CONNECTED LOAD PLUS 25% — DIVERSIFIED TOTAL kVA = **26**

RECEPTACLES: **0.2 kVA @ 100% = 0.2 kVA** - FIRST 10kVA @ 100%, REMAINDER @ 50% — AVERAGE AMPS PER PHASE = **71**

ALL OTHER LOADS @ 100% : **25.1 kVA** - MOTOR TOTALS INCLUDED IN ALL OTHER LOADS WITH LARGEST MOTOR CALCULATED @ 125% PER NEC

BKR: GF=GFCI, GF3=30mA GFCI CAPABLE OF BEING LOCKED OUT IN OPEN POSITION, IG=ISOLATED GROUND, AF=AFCI, ST=SHUNT TRIP, RED=PROVIDE RED COLORED BREAKER, AF=ARC FAULT CURRENT INTERRUPTER, GA=COMBINATION OF GROUND FAULT AND ARC FAULT CIRCUIT INTERRUPTER, GS=COMBINATION OF SHUNT TRIP WITH GFCI

PANEL: "C2"

VOLTS/PHASE/WIRE:	PANEL SIZE & TYPE:	MAIN SIZE AND TYPE:	FED FROM:	CABINET:	LOCATION:	NOTES:
120/208V, 3 PH 4 WIRE	22" W x 6" D, BOLT-ON	225 AMPERE MAIN LUGS		SURFACE	Room 122	

ACCESSORIES: PANEL DIRECTORY, IDENTIFICATION, GROUNDING BAR **AIC RATING:** 10,000

CKT	OCP			LOAD (kVA)				PHASE LOAD							OCP			CKT
NO	AMP	POLE	BKR	LTG	PWR	CO	DESCRIPTION	A		B		C		DESCRIPTION	CO	PWR	LTG	BKR	POLE	AMP	NO
1	70	3		0.0	20.1	0.0	RTU-1	6.7	0.2					CO ROOF	0.2	0.0	0.0		1	20	2
3	--	--	--	--	--	--	--			6.7	0.3			LIGHTING SHELL SPACE	0.0	0.0	0.3		1	20	4
5	--	--	--	--	--	--	--					6.7	0.0	SPARE	--	--	--	--	1	20	6
7	20	1	--	--	--	--	SPARE	0.0	0.0					SPARE	--	--	--	--	1	20	8
9	20	1	--	--	--	--	SPARE			0.0	0.0			SPARE	--	--	--	--	1	20	10
11	20	1	--	--	--	--	SPARE					0.0	0.0	SPARE	--	--	--	--	1	20	12
13	20	1	--	--	--	--	SPARE	0.0	0.0					SPARE	--	--	--	--	1	20	14
15	20	1	--	--	--	--	SPARE			0.0	0.0			SPARE	--	--	--	--	1	20	16
17	20	1	--	--	--	--	SPARE					0.0	0.0	SPARE	--	--	--	--	1	20	18
19	20	1	--	--	--	--	SPARE	0.0	0.0					SPARE	--	--	--	--	1	20	20
21	20	1	--	--	--	--	SPARE			0.0	0.0			SPARE	--	--	--	--	1	20	22
23	20	1	--	--	--	--	SPARE					0.0	0.0	SPARE	--	--	--	--	1	20	24
25	20	1	--	--	--	--	SPARE	0.0	0.0					SPARE	--	--	--	--	1	20	26
27	20	1	--	--	--	--	SPARE			0.0	0.0			SPARE	--	--	--	--	1	20	28
29	20	1	--	--	--	--	SPARE					0.0	0.0	SPARE	--	--	--	--	1	20	30
31	--	1	--	--	--	--	SPACE	--	--					SPACE	--	--	--	--	1	--	32
33	--	1	--	--	--	--	SPACE			--	--			SPACE	--	--	--	--	1	--	34
35	--	1	--	--	--	--	SPACE					--	--	SPACE	--	--	--	--	1	--	36
37	--	1	--	--	--	--	SPACE	--	--					SPACE	--	--	--	--	1	--	38
39	--	1	--	--	--	--	SPACE			--	--			SPACE	--	--	--	--	1	--	40
41	--	1	--	--	--	--	SPACE					--	--	SPACE	--	--	--	--	1	--	42
TOTALS:							CONNECTED kVA PER PHASE	**7**		**7**		**7**		CONNECTED TOTAL kVA =					**21**		
							CONNECTED AMPS PER PHASE	**58**		**58**		**56**		AVERAGE CONNECTED AMPS PER PHASE =					**57**		

NEC DIVERSIFIED LOAD CALCULATIONS

LIGHTING & CONTINUOUS LOADS: **0.3 kVA @ 125% = 0.4 kVA** - 100% CONNECTED LOAD PLUS 25% — DIVERSIFIED TOTAL kVA = **26**

RECEPTACLES: **0.2 kVA @ 100% = 0.2 kVA** - FIRST 10kVA @ 100%, REMAINDER @ 50% — AVERAGE AMPS PER PHASE = **71**

ALL OTHER LOADS @ 100% : **25.1 kVA** - MOTOR TOTALS INCLUDED IN ALL OTHER LOADS WITH LARGEST MOTOR CALCULATED @ 125% PER NEC

BKR: GF=GFCI, GF3=30mA GFCI CAPABLE OF BEING LOCKED OUT IN OPEN POSITION, IG=ISOLATED GROUND, AF=AFCI, ST=SHUNT TRIP, RED=PROVIDE RED COLORED BREAKER, AF=ARC FAULT CURRENT INTERRUPTER, GA=COMBINATION OF GROUND FAULT AND ARC FAULT CIRCUIT INTERRUPTER, GS=COMBINATION OF SHUNT TRIP WITH GFCI

PANEL: "C3"

VOLTS/PHASE/WIRE:	PANEL SIZE & TYPE:	MAIN SIZE AND TYPE:	FED FROM:	CABINET:	LOCATION:	NOTES:
120/208V, 3 PH 4 WIRE	22" W x 6" D, BOLT-ON	225 AMPERE MAIN LUGS		SURFACE	Room 130	

ACCESSORIES: PANEL DIRECTORY, IDENTIFICATION, GROUNDING BAR **AIC RATING:** 10,000

CKT	OCP			LOAD (kVA)				PHASE LOAD							OCP			CKT
NO	AMP	POLE	BKR	LTG	PWR	CO	DESCRIPTION	A		B		C		DESCRIPTION	CO	PWR	LTG	BKR	POLE	AMP	NO
1	70	3		0.0	20.1	0.0	RTU-1	6.7	0.2					CO ROOF	0.2	0.0	0.0		1	20	2
3	--	--	--	--	--	--	--			6.7	0.3			LIGHTING SHELL SPACE	0.0	0.0	0.3		1	20	4
5	--	--	--	--	--	--	--					6.7	0.0	SPARE	--	--	--	--	1	20	6
7	20	1	--	--	--	--	SPARE	0.0	0.0					SPARE	--	--	--	--	1	20	8
9	20	1	--	--	--	--	SPARE			0.0	0.0			SPARE	--	--	--	--	1	20	10
11	20	1	--	--	--	--	SPARE					0.0	0.0	SPARE	--	--	--	--	1	20	12
13	20	1	--	--	--	--	SPARE	0.0	0.0					SPARE	--	--	--	--	1	20	14
15	20	1	--	--	--	--	SPARE			0.0	0.0			SPARE	--	--	--	--	1	20	16
17	20	1	--	--	--	--	SPARE					0.0	0.0	SPARE	--	--	--	--	1	20	18
19	20	1	--	--	--	--	SPARE	0.0	0.0					SPARE	--	--	--	--	1	20	20
21	20	1	--	--	--	--	SPARE			0.0	0.0			SPARE	--	--	--	--	1	20	22
23	20	1	--	--	--	--	SPARE					0.0	0.0	SPARE	--	--	--	--	1	20	24
25	20	1	--	--	--	--	SPARE	0.0	0.0					SPARE	--	--	--	--	1	20	26
27	20	1	--	--	--	--	SPARE			0.0	0.0			SPARE	--	--	--	--	1	20	28
29	20	1	--	--	--	--	SPARE					0.0	0.0	SPARE	--	--	--	--	1	20	30
31	--	1	--	--	--	--	SPACE	--	--					SPACE	--	--	--	--	1	--	32
33	--	1	--	--	--	--	SPACE			--	--			SPACE	--	--	--	--	1	--	34
35	--	1	--	--	--	--	SPACE					--	--	SPACE	--	--	--	--	1	--	36
37	--	1	--	--	--	--	SPACE	--	--					SPACE	--	--	--	--	1	--	38
39	--	1	--	--	--	--	SPACE			--	--			SPACE	--	--	--	--	1	--	40
41	--	1	--	--	--	--	SPACE					--	--	SPACE	--	--	--	--	1	--	42
TOTALS:							CONNECTED kVA PER PHASE	**7**		**7**		**7**		CONNECTED TOTAL kVA =					**21**		
							CONNECTED AMPS PER PHASE	**58**		**58**		**56**		AVERAGE CONNECTED AMPS PER PHASE =					**57**		

NEC DIVERSIFIED LOAD CALCULATIONS

LIGHTING & CONTINUOUS LOADS: **0.3 kVA @ 125% = 0.4 kVA** - 100% CONNECTED LOAD PLUS 25% — DIVERSIFIED TOTAL kVA = **26**

RECEPTACLES: **0.2 kVA @ 100% = 0.2 kVA** - FIRST 10kVA @ 100%, REMAINDER @ 50% — AVERAGE AMPS PER PHASE = **71**

ALL OTHER LOADS @ 100% : **25.1 kVA** - MOTOR TOTALS INCLUDED IN ALL OTHER LOADS WITH LARGEST MOTOR CALCULATED @ 125% PER NEC

BKR: GF=GFCI, GF3=30mA GFCI CAPABLE OF BEING LOCKED OUT IN OPEN POSITION, IG=ISOLATED GROUND, AF=AFCI, ST=SHUNT TRIP, RED=PROVIDE RED COLORED BREAKER, AF=ARC FAULT CURRENT INTERRUPTER, GA=COMBINATION OF GROUND FAULT AND ARC FAULT CIRCUIT INTERRUPTER, GS=COMBINATION OF SHUNT TRIP WITH GFCI

PANEL: "C4"

VOLTS/PHASE/WIRE:	PANEL SIZE & TYPE:	MAIN SIZE AND TYPE:	FED FROM:	CABINET:	LOCATION:	NOTES:
120/208V, 3 PH 4 WIRE	22" W x 6" D, BOLT-ON	400 AMPERE MAIN LUGS		SURFACE	Room 132	

ACCESSORIES: PANEL DIRECTORY, IDENTIFICATION, GROUNDING BAR **AIC RATING:** 10,000

CKT	OCP			LOAD (kVA)				PHASE LOAD							OCP			CKT
NO	AMP	POLE	BKR	LTG	PWR	CO	DESCRIPTION	A		B		C		DESCRIPTION	CO	PWR	LTG	BKR	POLE	AMP	NO
1	70	3		0.0	20.1	0.0	RTU-1	6.7	0.2					CO ROOF	0.2	0.0	0.0		1	20	2
3	--	--	--	--	--	--	--			6.7	0.3			LIGHTING SHELL SPACE	0.0	0.0	0.3		1	20	4
5	--	--	--	--	--	--	--					6.7	0.0	SPARE	--	--	--	--	1	20	6
7	20	1	--	--	--	--	SPARE	0.0	0.0					SPARE	--	--	--	--	1	20	8
9	20	1	--	--	--	--	SPARE			0.0	0.0			SPARE	--	--	--	--	1	20	10
11	20	1	--	--	--	--	SPARE					0.0	0.0	SPARE	--	--	--	--	1	20	12
13	20	1	--	--	--	--	SPARE	0.0	0.0					SPARE	--	--	--	--	1	20	14
15	20	1	--	--	--	--	SPARE			0.0	0.0			SPARE	--	--	--	--	1	20	16
17	20	1	--	--	--	--	SPARE					0.0	0.0	SPARE	--	--	--	--	1	20	18
19	20	1	--	--	--	--	SPARE	0.0	0.0					SPARE	--	--	--	--	1	20	20
21	20	1	--	--	--	--	SPARE			0.0	0.0			SPARE	--	--	--	--	1	20	22
23	20	1	--	--	--	--	SPARE					0.0	0.0	SPARE	--	--	--	--	1	20	24
25	20	1	--	--	--	--	SPARE	0.0	0.0					SPARE	--	--	--	--	1	20	26
27	20	1	--	--	--	--	SPARE			0.0	0.0			SPARE	--	--	--	--	1	20	28
29	20	1	--	--	--	--	SPARE					0.0	0.0	SPARE	--	--	--	--	1	20	30
31	--	1	--	--	--	--	SPACE	--	--					SPACE	--	--	--	--	1	--	32
33	--	1	--	--	--	--	SPACE			--	--			SPACE	--	--	--	--	1	--	34
35	--	1	--	--	--	--	SPACE					--	--	SPACE	--	--	--	--	1	--	36
37	--	1	--	--	--	--	SPACE	--	--					SPACE	--	--	--	--	1	--	38
39	--	1	--	--	--	--	SPACE			--	--			SPACE	--	--	--	--	1	--	40
41	--	1	--	--	--	--	SPACE					--	--	SPACE	--	--	--	--	1	--	42
TOTALS:							CONNECTED kVA PER PHASE	**7**		**7**		**7**		CONNECTED TOTAL kVA =					**21**		
							CONNECTED AMPS PER PHASE	**58**		**58**		**56**		AVERAGE CONNECTED AMPS PER PHASE =					**57**		

NEC DIVERSIFIED LOAD CALCULATIONS

LIGHTING & CONTINUOUS LOADS: **0.3 kVA @ 125% = 0.4 kVA** - 100% CONNECTED LOAD PLUS 25% — DIVERSIFIED TOTAL kVA = **26**

RECEPTACLES: **0.2 kVA @ 100% = 0.2 kVA** - FIRST 10kVA @ 100%, REMAINDER @ 50% — AVERAGE AMPS PER PHASE = **71**

ALL OTHER LOADS @ 100% : **25.1 kVA** - MOTOR TOTALS INCLUDED IN ALL OTHER LOADS WITH LARGEST MOTOR CALCULATED @ 125% PER NEC

BKR: GF=GFCI, GF3=30mA GFCI CAPABLE OF BEING LOCKED OUT IN OPEN POSITION, IG=ISOLATED GROUND, AF=AFCI, ST=SHUNT TRIP, RED=PROVIDE RED COLORED BREAKER, AF=ARC FAULT CURRENT INTERRUPTER, GA=COMBINATION OF GROUND FAULT AND ARC FAULT CIRCUIT INTERRUPTER, GS=COMBINATION OF SHUNT TRIP WITH GFCI

MARK	REVISION	DATE

SPECTRUM ENGINEERS
324 S. State St., Suite 400
Salt Lake City, UT 84111
800-678-7077
801-328-5151
fax: 801-328-5155
www.spectrum-engineers.com

CURTIS MINER ARCHITECTURE
233 SOUTH PLEASANT GROVE BLVD. SUITE #105
PLEASANT GROVE, UTAH 84062
PHONE: (801) 769-3000
cma@cmautah.com

DATE: 29 AUGUST 2022
PROJECT #: 21-076
PROJ. MAN.: GWT
CHECKED BY: GWT

PROJECT:
GEOFF DEARING RETAIL
12480 S 5600 W,
HERRIMAN CITY, UTAH

LICENSED PROFESSIONAL ENGINEER
No. 5148728
DAVID G. HINCKLEY
8-31-22
STATE OF UTAH

SHEET DESCRIPTION:
PANEL SCHEDULES

SHEET:
E609

MARK	REVISION	DATE

PANEL: "HOUSE-A"

VOLTS/PHASE/WIRE:	PANEL SIZE & TYPE:	MAIN SIZE AND TYPE:	FED FROM:	CABINET:	LOCATION:	NOTES:
120/208V, 3 PH 4 WIRE	22" W x 6" D, BOLT-ON	225 AMPERE MAIN LUGS		SURFACE	Room 133	

ACCESSORIES: PANEL DIRECTORY, IDENTIFICATION, GROUNDING BAR **AIC RATING:** 10,000

CKT	OCP			LOAD (kVA)				PHASE LOAD							LOAD (kVA)			OCP			CKT
NO	AMP	POLE	BKR	LTG	PWR	CO	DESCRIPTION	A		B		C		DESCRIPTION	CO	PWR	LTG	BKR	POLE	AMP	NO
1	20	1		0.0	0.0	0.0	BUILDING SIGNAGE (1RA-1)	0.6	0.4					BUILDING SIGNAGE (1RA-2)	0.0	0.4	0.0		1	20	2
3	20	1		0.0	0.4	0.0	BUILDING SIGNAGE (1RA-3)			0.4	0.5			BUILDING SIGNAGE (1RA-4)	0.0	0.5	0.0		1	20	4
5	20	1		0.2	0.0	0.0	SITE LIGHTING (1RA-5)					0.2	0.5	BUILDING SIGNAGE (1RA-6)	0.0	0.5	0.0		1	20	6
7	20	1		0.4	0.0	0.0	LIGHTING EXTERIOR (1RA-7)	0.4	0.0					SPARE	--	--	--	--	1	20	8
9	20	1	--	--	--	--	SPARE			0.0	0.0			SPARE	--	--	--	--	1	20	10
11	20	1	--	--	--	--	SPARE					0.0	0.0	SPARE	--	--	--	--	1	20	12
13	20	1	--	--	--	--	SPARE	0.0	0.0					SPARE	--	--	--	--	1	20	14
15	20	1	--	--	--	--	SPARE			0.0	0.0			SPARE	--	--	--	--	1	20	16
17	20	1	--	--	--	--	SPARE					0.0	0.0	SPARE	--	--	--	--	1	20	18
19	20	1	--	--	--	--	SPARE	0.0	0.0					SPARE	--	--	--	--	1	20	20
21	20	1	--	--	--	--	SPARE			0.0	0.0			SPARE	--	--	--	--	1	20	22
23	20	1	--	--	--	--	SPARE					0.0	0.0	SPARE	--	--	--	--	1	20	24
25	20	1	--	--	--	--	SPARE	0.0	0.0					SPARE	--	--	--	--	1	20	26
27	20	1	--	--	--	--	SPARE			0.0	0.0			SPARE	--	--	--	--	1	20	28
29	20	1	--	--	--	--	SPARE					0.0	0.0	SPARE	--	--	--	--	1	20	30
31	--	1	--	--	--	--	SPACE	--	--					SPACE	--	--	--	--	1	--	32
33	--	1	--	--	--	--	SPACE			--	--			SPACE	--	--	--	--	1	--	34
35	--	1	--	--	--	--	SPACE					--	--	SPACE	--	--	--	--	1	--	36
37	--	1	--	--	--	--	SPACE	--	--					SPACE	--	--	--	--	1	--	38
39	--	1	--	--	--	--	SPACE			--	--			SPACE	--	--	--	--	1	--	40
41	--	1	--	--	--	--	SPACE					--	--	SPACE	--	--	--	--	1	--	42
TOTALS:							CONNECTED kVA PER PHASE	**1**		**1**		**1**		CONNECTED TOTAL kVA =		**2**					
							CONNECTED AMPS PER PHASE	**7**		**8**		**6**		AVERAGE CONNECTED AMPS PER PHASE =		**7**					

NEC DIVERSIFIED LOAD CALCULATIONS

LIGHTING & CONTINUOUS LOADS: **0.6 kVA @ 125% = 0.8 kVA** - 100% CONNECTED LOAD PLUS 25% — DIVERSIFIED TOTAL kVA = **3**

RECEPTACLES: - FIRST 10kVA @ 100%, REMAINDER @ 50% — AVERAGE AMPS PER PHASE = **7**

ALL OTHER LOADS @ 100% : **1.8 kVA** - MOTOR TOTALS INCLUDED IN ALL OTHER LOADS WITH LARGEST MOTOR CALCULATED @ 125% PER NEC

BKR: GF=GFCI, GF3=30mA GFCI CAPABLE OF BEING LOCKED OUT IN OPEN POSITION, IG=ISOLATED GROUND, AF=AFCI, ST=SHUNT TRIP, RED=PROVIDE RED COLORED BREAKER, AF=ARC FAULT CURRENT INTERRUPTER, GA=COMBINATION OF GROUND FAULT AND ARC FAULT CIRCUIT INTERRUPTER, GS=COMBINATION OF SHUNT TRIP WITH GFCI

PANEL: "HOUSE-B"

VOLTS/PHASE/WIRE:	PANEL SIZE & TYPE:	MAIN SIZE AND TYPE:	FED FROM:	CABINET:	LOCATION:	NOTES:
120/208V, 3 PH 4 WIRE	22" W x 6" D, BOLT-ON	225 AMPERE MAIN LUGS		SURFACE	Room 113	

ACCESSORIES: PANEL DIRECTORY, IDENTIFICATION, GROUNDING BAR **AIC RATING:** 10,000

CKT	OCP			LOAD (kVA)				PHASE LOAD							LOAD (kVA)			OCP			CKT
NO	AMP	POLE	BKR	LTG	PWR	CO	DESCRIPTION	A		B		C		DESCRIPTION	CO	PWR	LTG	BKR	POLE	AMP	NO
1	20	1		0.6	0.0	0.0	SITE LIGHTING (1RB-1)	0.6	0.5					BUILDING SIGNAGE (1RB-2)	0.0	0.5	0.0		1	20	2
3	20	1		0.0	0.4	0.0	BUILDING SIGNAGE (1RB-3)			0.4	0.4			BUILDING SIGNAGE (1RB-4)	0.0	0.4	0.0		1	20	4
5	20	1		0.0	0.5	0.0	BUILDING SIGNAGE (1RB-5)					0.5	0.4	LIGHTING EXTERIOR (1RB-6)	0.0	0.0	0.4		1	20	6
7	20	1	--	--	--	--	SPARE	0.0	0.0					SPARE	--	--	--	--	1	20	8
9	20	1	--	--	--	--	SPARE			0.0	0.0			SPARE	--	--	--	--	1	20	10
11	20	1	--	--	--	--	SPARE					0.0	0.0	SPARE	--	--	--	--	1	20	12
13	20	1	--	--	--	--	SPARE	0.0	0.0					SPARE	--	--	--	--	1	20	14
15	20	1	--	--	--	--	SPARE			0.0	0.0			SPARE	--	--	--	--	1	20	16
17	20	1	--	--	--	--	SPARE					0.0	0.0	SPARE	--	--	--	--	1	20	18
19	20	1	--	--	--	--	SPARE	0.0	0.0					SPARE	--	--	--	--	1	20	20
21	20	1	--	--	--	--	SPARE			0.0	0.0			SPARE	--	--	--	--	1	20	22
23	20	1	--	--	--	--	SPARE					0.0	0.0	SPARE	--	--	--	--	1	20	24
25	20	1	--	--	--	--	SPARE	0.0	0.0					SPARE	--	--	--	--	1	20	26
27	20	1	--	--	--	--	SPARE			0.0	0.0			SPARE	--	--	--	--	1	20	28
29	20	1	--	--	--	--	SPARE					0.0	0.0	SPARE	--	--	--	--	1	20	30
31	--	1	--	--	--	--	SPACE	--	--					SPACE	--	--	--	--	1	--	32
33	--	1	--	--	--	--	SPACE			--	--			SPACE	--	--	--	--	1	--	34
35	--	1	--	--	--	--	SPACE					--	--	SPACE	--	--	--	--	1	--	36
37	--	1	--	--	--	--	SPACE	--	--					SPACE	--	--	--	--	1	--	38
39	--	1	--	--	--	--	SPACE			--	--			SPACE	--	--	--	--	1	--	40
41	--	1	--	--	--	--	SPACE					--	--	SPACE	--	--	--	--	1	--	42
TOTALS:							CONNECTED kVA PER PHASE	**1**		**1**		**1**		CONNECTED TOTAL kVA =		**3**					
							CONNECTED AMPS PER PHASE	**10**		**6**		**8**		AVERAGE CONNECTED AMPS PER PHASE =		**8**					

NEC DIVERSIFIED LOAD CALCULATIONS

LIGHTING & CONTINUOUS LOADS: **1.0 kVA @ 125% = 1.3 kVA** - 100% CONNECTED LOAD PLUS 25% — DIVERSIFIED TOTAL kVA = **3**

RECEPTACLES: - FIRST 10kVA @ 100%, REMAINDER @ 50% — AVERAGE AMPS PER PHASE = **9**

ALL OTHER LOADS @ 100% : **1.8 kVA** - MOTOR TOTALS INCLUDED IN ALL OTHER LOADS WITH LARGEST MOTOR CALCULATED @ 125% PER NEC

BKR: GF=GFCI, GF3=30mA GFCI CAPABLE OF BEING LOCKED OUT IN OPEN POSITION, IG=ISOLATED GROUND, AF=AFCI, ST=SHUNT TRIP, RED=PROVIDE RED COLORED BREAKER, AF=ARC FAULT CURRENT INTERRUPTER, GA=COMBINATION OF GROUND FAULT AND ARC FAULT CIRCUIT INTERRUPTER, GS=COMBINATION OF SHUNT TRIP WITH GFCI

PANEL: "HOUSE-C"

VOLTS/PHASE/WIRE:	PANEL SIZE & TYPE:	MAIN SIZE AND TYPE:	FED FROM:	CABINET:	LOCATION:	NOTES:
120/208V, 3 PH 4 WIRE	22" W x 6" D, BOLT-ON	225 AMPERE MAIN LUGS		SURFACE	Room 131	

ACCESSORIES: PANEL DIRECTORY, IDENTIFICATION, GROUNDING BAR **AIC RATING:** 10,000

CKT	OCP			LOAD (kVA)				PHASE LOAD							LOAD (kVA)			OCP			CKT
NO	AMP	POLE	BKR	LTG	PWR	CO	DESCRIPTION	A		B		C		DESCRIPTION	CO	PWR	LTG	BKR	POLE	AMP	NO
1	20	1		0.0	0.5	0.0	BUILDING SIGNAGE (1RC-1)	0.5	0.4					BUILDING SIGNAGE (1RC-2)	0.0	0.4	0.0		1	20	2
3	20	1		0.0	0.4	0.0	BUILDING SIGNAGE (1RC-3)			0.4	0.5			BUILDING SIGNAGE (1RC-4)	0.0	0.5	0.0		1	20	4
5	20	1		0.5	0.0	0.0	SITE LIGHTING (1RC-5)					0.5	0.3	LIGHTING EXTERIOR (1RC-6)	0.0	0.0	0.3		1	20	6
7	20	1	--	--	--	--	SPARE	0.0	0.0					SPARE	--	--	--	--	1	20	8
9	20	1	--	--	--	--	SPARE			0.0	0.0			SPARE	--	--	--	--	1	20	10
11	20	1	--	--	--	--	SPARE					0.0	0.0	SPARE	--	--	--	--	1	20	12
13	20	1	--	--	--	--	SPARE	0.0	0.0					SPARE	--	--	--	--	1	20	14
15	20	1	--	--	--	--	SPARE			0.0	0.0			SPARE	--	--	--	--	1	20	16
17	20	1	--	--	--	--	SPARE					0.0	0.0	SPARE	--	--	--	--	1	20	18
19	--	1	--	--	--	--	SPACE	--	0.0					SPARE	--	--	--	--	1	20	20
21	--	1	--	--	--	--	SPACE			--	0.0			SPARE	--	--	--	--	1	20	22
23	--	1	--	--	--	--	SPACE					--	0.0	SPARE	--	--	--	--	1	20	24
25	--	1	--	--	--	--	SPACE	--	0.0					SPACE	--	--	--	--	1	20	26
27	--	1	--	--	--	--	SPACE			--	0.0			SPACE	--	--	--	--	1	20	28
29	--	1	--	--	--	--	SPACE					--	0.0	SPACE	--	--	--	--	1	20	30
31	--	1	--	--	--	--	SPACE	--	--					SPACE	--	--	--	--	1	--	32
33	--	1	--	--	--	--	SPACE			--	--			SPACE	--	--	--	--	1	--	34
35	--	1	--	--	--	--	SPACE					--	--	SPACE	--	--	--	--	1	--	36
37	--	1	--	--	--	--	SPACE	--	--					SPACE	--	--	--	--	1	--	38
39	--	1	--	--	--	--	SPACE			--	--			SPACE	--	--	--	--	1	--	40
41	--	1	--	--	--	--	SPACE					--	--	SPACE	--	--	--	--	1	--	42
TOTALS:							CONNECTED kVA PER PHASE	**1**		**1**		**1**		CONNECTED TOTAL kVA =		**3**					
							CONNECTED AMPS PER PHASE	**8**		**8**		**7**		AVERAGE CONNECTED AMPS PER PHASE =		**7**					

NEC DIVERSIFIED LOAD CALCULATIONS

LIGHTING & CONTINUOUS LOADS: **0.8 kVA @ 125% = 1.0 kVA** - 100% CONNECTED LOAD PLUS 25% — DIVERSIFIED TOTAL kVA = **3**

RECEPTACLES: - FIRST 10kVA @ 100%, REMAINDER @ 50% — AVERAGE AMPS PER PHASE = **8**

ALL OTHER LOADS @ 100% : **1.8 kVA** - MOTOR TOTALS INCLUDED IN ALL OTHER LOADS WITH LARGEST MOTOR CALCULATED @ 125% PER NEC

BKR: GF=GFCI, GF3=30mA GFCI CAPABLE OF BEING LOCKED OUT IN OPEN POSITION, IG=ISOLATED GROUND, AF=AFCI, ST=SHUNT TRIP, RED=PROVIDE RED COLORED BREAKER, AF=ARC FAULT CURRENT INTERRUPTER, GA=COMBINATION OF GROUND FAULT AND ARC FAULT CIRCUIT INTERRUPTER, GS=COMBINATION OF SHUNT TRIP WITH GFCI

LIGHTING RELAY PANEL "1RA"

LOCATION: Room 133 **MOUNTING: SURFACE** **ENCLOSUR...** NEMA 1

RELAY	DIMMING	PANEL CIRCUIT	DESCRIPTION	CONTROL CHANNEL	LOAD (WATTS)						CONTROL CHANNEL	DESCRIPTION	PANEL CIRCUIT	DIMMING	RELAY
1		**HOUSE...**	BUILDING SIGNAGE		0	360						BUILDING SIGNAGE	**HOUSE...**		2
3		**HOUSE...**	BUILDING SIGNAGE				360	540				BUILDING SIGNAGE	**HOUSE...**		4
5		**HOUSE...**	SITE LIGHTING						200	540		BUILDING SIGNAGE	**HOUSE...**		6
7		**HOUSE...**	LIGHTING EXTERIOR		425										8

LIGHTING RELAY PANEL "1RB"

LOCATION: Room 113 **MOUNTING: SURFACE** **ENCLOSUR...** NEMA 1

RELAY	DIMMING	PANEL CIRCUIT	DESCRIPTION	CONTROL CHANNEL	LOAD (WATTS)						CONTROL CHANNEL	DESCRIPTION	PANEL CIRCUIT	DIMMING	RELAY
1		**HOUSE...**	SITE LIGHTING		600	540						BUILDING SIGNAGE	**HOUSE...**		2
3		**HOUSE...**	BUILDING SIGNAGE				360	360				BUILDING SIGNAGE	**HOUSE...**		4
5		**HOUSE...**	BUILDING SIGNAGE						540	425		LIGHTING EXTERIOR	**HOUSE...**		6
7															8

LIGHTING RELAY PANEL "1RC"

LOCATION: Room 131 **MOUNTING: SURFACE** **ENCLOSUR...** NEMA 1

RELAY	DIMMING	PANEL CIRCUIT	DESCRIPTION	CONTROL CHANNEL	LOAD (WATTS)						CONTROL CHANNEL	DESCRIPTION	PANEL CIRCUIT	DIMMING	RELAY
1		**HOUSE...**	BUILDING SIGNAGE		540	360						BUILDING SIGNAGE	**HOUSE...**		2
3		**HOUSE...**	BUILDING SIGNAGE				360	540				BUILDING SIGNAGE	**HOUSE...**		4
5		**HOUSE...**	SITE LIGHTING						500	320		LIGHTING EXTERIOR	**HOUSE...**		6
7															8

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cma@cmautah.com

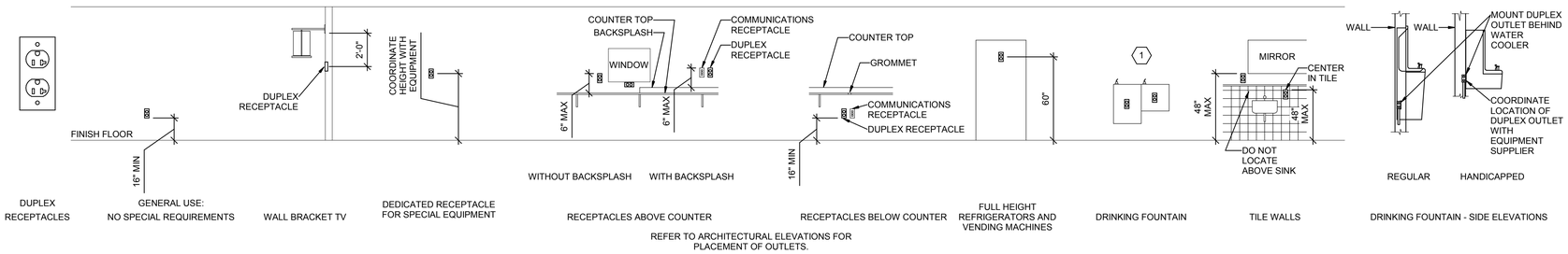
DATE: 29 AUGUST 2022
PROJECT #: 21-076
PROJ. MAN.: GWT
CHECKED BY: GWT

PROJECT:
GEOFF DEARING RETAIL
12480 S 5600 W,
HERRIMAN CITY, UTAH

LICENSED PROFESSIONAL ENGINEER
No. 5148728
DAVID G. HINCKLEY
8-31-22
STATE OF UTAH

SHEET DESCRIPTION:
PANEL SCHEDULES

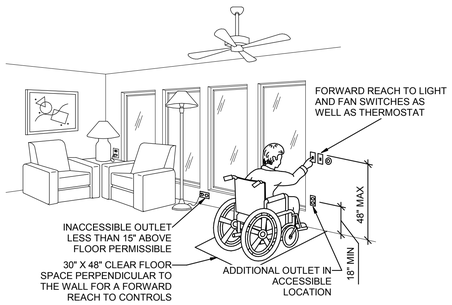
SHEET:
E610



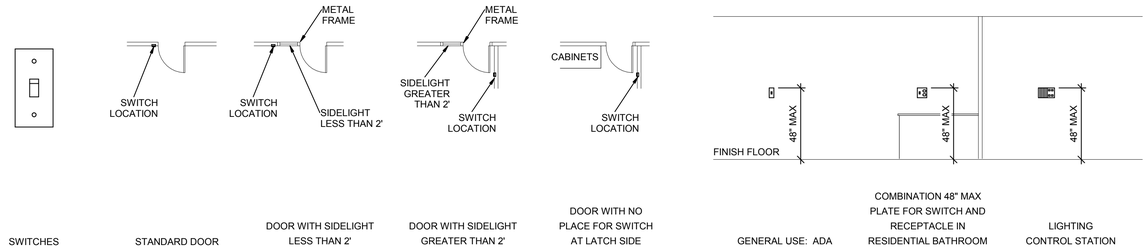
DUPLEX RECEPTACLES | GENERAL USE: NO SPECIAL REQUIREMENTS | WALL BRACKET TV | DEDICATED RECEPTACLE FOR SPECIAL EQUIPMENT | WITHOUT BACKSPLASH | WITH BACKSPLASH | RECEPTACLES ABOVE COUNTER | RECEPTACLES BELOW COUNTER | FULL HEIGHT REFRIGERATORS AND VENDING MACHINES | DRINKING FOUNTAIN | TILE WALLS | REGULAR | HANDICAPPED | DRINKING FOUNTAIN - SIDE ELEVATIONS

REFER TO ARCHITECTURAL ELEVATIONS FOR PLACEMENT OF OUTLETS.

A1 RECEPTACLE MOUNTING DETAILS
SCALE: NTS

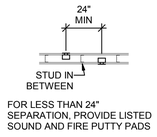


B1 ADA DETAIL
SCALE: NTS



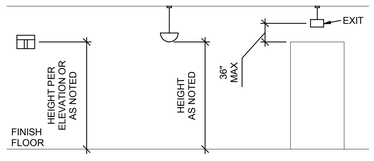
SWITCHES | STANDARD DOOR | DOOR WITH SIDELIGHT LESS THAN 2' | DOOR WITH SIDELIGHT GREATER THAN 2' | DOOR WITH NO PLACE FOR SWITCH AT LATCH SIDE | GENERAL USE: ADA | COMBINATION 48" MAX PLATE FOR SWITCH AND RECEPTACLE IN RESIDENTIAL BATHROOM | LIGHTING CONTROL STATION

B3 SWITCH MOUNTING DETAILS
SCALE: NTS

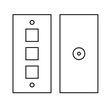


FOR LESS THAN 24" SEPARATION, PROVIDE LISTED SOUND AND FIRE PUTTY PADS

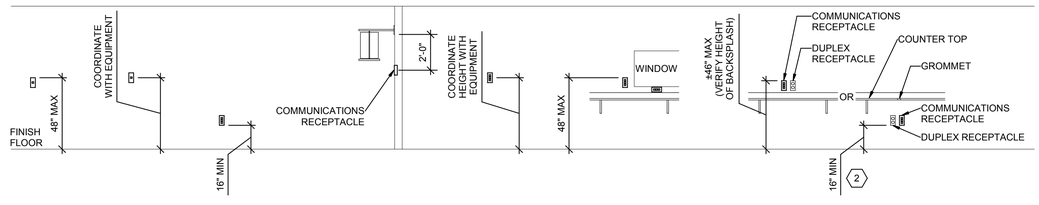
BOXES ON OPOSITE SIDES OF WALL



WALL MOUNTED LIGHT FIXTURE | PENDANT LIGHT FIXTURE | PENDANT EXIT SIGNS



COMMUNICATION RECEPTACLES

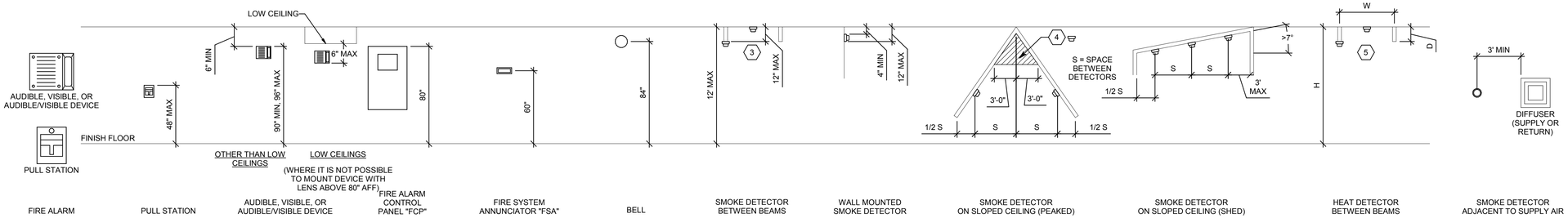


WALL PHONE | PAY PHONE | GENERAL USE: NO SPECIAL REQUIREMENTS | WALL BRACKET TV | DEDICATED RECEPTACLE FOR SPECIAL EQUIPMENT | ABOVE COUNTER - TYPICAL | RECEPTACLES ABOVE OR BELOW COUNTER

C1 BOX MOUNTING DETAILS
SCALE: NTS

C2 LIGHTING MOUNTING DETAILS
SCALE: NTS

C3 COMMUNICATIONS MOUNTING DETAILS
SCALE: NTS



FIRE ALARM | PULL STATION | AUDIBLE, VISIBLE, OR AUDIBLE/VISIBLE DEVICE | FIRE ALARM CONTROL PANEL "FCP" | FIRE SYSTEM ANNUNCIATOR "FSA" | BELL | SMOKE DETECTOR BETWEEN BEAMS | WALL MOUNTED SMOKE DETECTOR | SMOKE DETECTOR ON SLOPED CEILING (PEAKED) | SMOKE DETECTOR ON SLOPED CEILING (SHED) | HEAT DETECTOR BETWEEN BEAMS | SMOKE DETECTOR ADJACENT TO SUPPLY AIR

D1 FIRE ALARM MOUNTING DETAILS
SCALE: NTS

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8/31/2022 6:13:07 PM

MARK	REVISION	DATE

GENERAL SHEET NOTES

1. DETERMINE MOUNTING HEIGHTS OF ELECTRICAL AND ELECTRONIC EQUIPMENT IN THE FOLLOWING ORDER OF PRIORITY:

   A - ELEVATIONS (ARCHITECTURAL, ELECTRICAL, MECHANICAL, ETC).

   B - EQUIPMENT SHOP DRAWINGS.

   C - FIELD INSTRUCTIONS.
2. LOCATE RECEPTACLES SERVING THE SAME TYPE OF USE AT A UNIFORM HEIGHT UNLESS DIRECTED OTHERWISE.
3. MECHANICAL, ELECTRICAL, AND COMMUNICATION ROOMS: COORDINATE LOCATION OF LIGHTING AND POWER RECEPTACLES WITH EQUIPMENT, PIPING, AND DUCTWORK. DO NOT INSTALL RECEPTACLES BEHIND EQUIPMENT OR WHERE OTHERWISE INACCESSIBLE. POSITION LIGHTING REGARDLESS OF WHERE SHOWN ON DRAWING TO PROVIDE PROPER ILLUMINATION.
4. MOUNT RECEPTACLE BOXES FOR SWITCHES AND RECEPTACLES WITH LONG AXIS OF THE DEVICE VERTICAL UNLESS OTHERWISE INDICATED.
5. SET BOXES WITH PLASTER RINGS FLUSH WITH FINISHED SURFACE.
6. LOCATE BOX COVERS OR DEVICE PLATES SO THEY WILL NOT SPAN DIFFERENT TYPES OF BUILDING FINISHES EITHER VERTICALLY OR HORIZONTALLY.
7. VERIFY ALL DOOR CONDITIONS ON ARCHITECTURAL DRAWINGS PRIOR TO INSTALLING SWITCHES.
8. LOCATE WIRING DEVICES WHICH ARE ADJACENT AND ARE COMPATIBLE VOLTAGES IN ONE PLATE.
9. WHERE DEVICES ARE LOCATED IN CLOSE PROXIMITY OF THE SAME VERTICAL PLANE, ALIGN DEVICES VERTICALLY PER THE TYPICAL WALL MOUNTED DEVICES ALIGNMENT DETAIL, UNLESS OTHERWISE INDICATED.

SHEET KEYNOTES

1. LOCATE RECEPTACLES BEHIND DRINKING FOUNTAINS.
2. REFER TO ARCHITECTURAL ELEVATIONS FOR PLACEMENT OF OUTLETS.
3. LOCATE AT BOTTOM OF BEAMS (OR JOISTS) OR AT CEILING. (REDUCE SPACING BY .5 PERPENDICULAR TO BEAM OR JOIST DIRECTION.) FOR OTHER CONDITIONS, REFER TO NFPA 72.
4. LOCATE DETECTOR ANYWHERE IN SHADED AREA BUT NOT IN TOP 4" OF PEAK.
5. LOCATE AT BOTTOM OF BEAMS IF D/H < .1 OR W/H < .4; OTHERWISE, LOCATE IN BEAM POCKET. FOR D > 4 REDUCE SPACING .33 PERPENDICULAR TO BEAMS.

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DATE:	29 AUGUST 2022
PROJECT #:	21-076
PROJ. MAN.:	GWT
CHECKED BY:	GWT

PROJECT:
GEOFF DEARING RETAIL
12480 S 5600 W,
HERRIMAN CITY, UTAH

LICENSED PROFESSIONAL ENGINEER
No. 5148728
DAVID G. HINCKLEY
8-31-22
STATE OF UTAH

SHEET DESCRIPTION:
TYPICAL MOUNTING HEIGHT DETAILS

SHEET:
E701