

GENERAL SITE NOTES

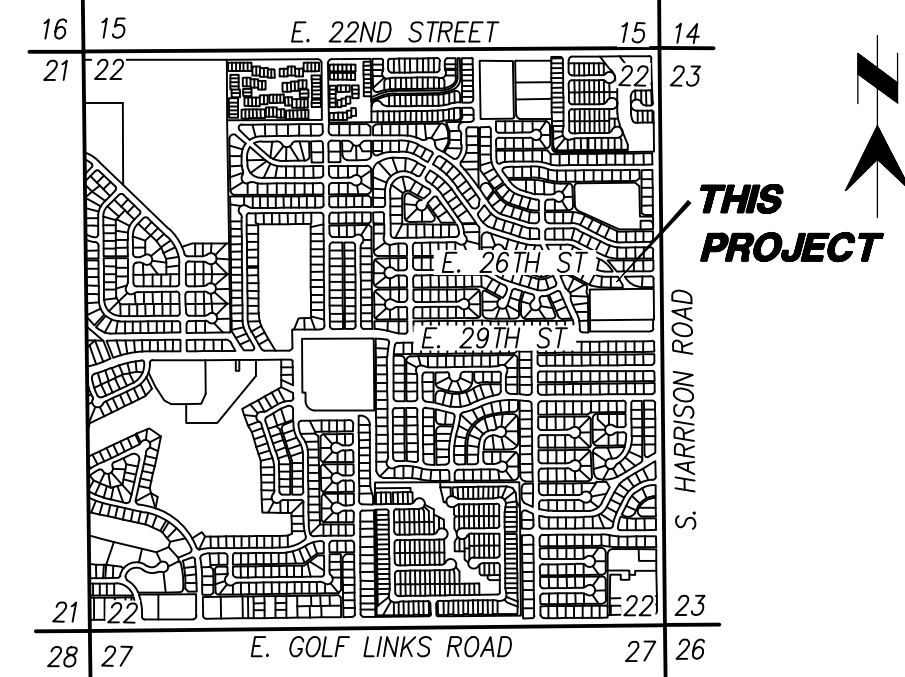
- EXISTING ZONING IS R-1 RESIDENTIAL AND WILL REMAIN.
- THE GROSS AREA OF THE SITE IS 8,174 SF / 0.19 ACRES. IMPROVEMENT AREA IS 4084 SF/.09 ACRES (SPECIAL EXCEPTION AREA).
- THE EXISTING USE ON THIS PROPERTY IS UTILITIES – DISTRIBUTION SYSTEM. THIS USE OF DISTRIBUTION SYSTEM IS PERMITTED IN THE R-1 ZONE, SUBJECT TO USE-SPECIFIC STANDARDS 4.9.11.A.1, .2, .5, .8, .9, .11.
- THE DEVELOPER, ANY SUCCESSORS AND ASSIGNS, WILL HOLD THE CITY OF TUCSON, ITS OFFICERS, EMPLOYEES, AND AGENTS HARMLESS FROM ANY AND ALL CLAIMS FOR DAMAGES RELATED TO THE USE OF THIS DEVELOPMENT AS SHOWN HEREON, NOW AND IN THE FUTURE, BY REASON OF FLOODING, FLOWAGE, EROSION, OR DAMAGE CAUSED BY WATER, WHETHER SURFACE FLOOD OR RAINFALL.
- DRAINAGE WILL REMAIN IN ITS NATURAL STATE AND WILL NOT BE ALTERED, DISTURBED, OR OBSTRUCTED OTHER THAN AS SHOWN ON THIS SITE PLAN.
- NO STRUCTURE OR VEGETATION SHALL BE LOCATED OR MAINTAINED SO AS TO INTERFERE WITH THE SIGHT VISIBILITY TRIANGLES IN ACCORDANCE WITH SECTION 10-01.5.0, SIGHT VISIBILITY, OF THE TECHNICAL STANDARDS MANUAL.
- ANY RELOCATION OR MODIFICATION OF EXISTING UTILITIES AND/OR PUBLIC IMPROVEMENTS NECESSITATED BY THE PROPOSED DEVELOPMENT WILL BE AT NO EXPENSE TO THE PUBLIC.
- THE FACILITY IS UTILITIES – DISTRIBUTION SYSTEM. NO PEDESTRIAN OR BICYCLE ACCESS IS ALLOWED. NO WALKWAYS OR BICYCLE RACKS ARE PROPOSED OR REQUIRED AND NO VEHICLE PARKING SPACES OR OFF-STREET LOADING SPACES ARE REQUIRED OR PROVIDED.
- TOTAL NUMBER OF EXISTING LOTS IS ONE, PROPOSED NUMBER OF LOTS IS ONE.
- THE PIMA REGIONAL TRAILS SYSTEM MASTER PLAN DOES NOT SHOW ANY TRAILS ON OR ADJACENT TO THE DEVELOPMENT.
- CALL FOR PRE-CONSTRUCTION MEETINGS. FOR A PSDS ENGINEERING INSPECTION CALL (740-6970), OR SCHEDULE WITH A CUSTOMER SERVICE REPRESENTATIVE AT THE PLANNING AND DEVELOPMENT SERVICES DEPARTMENT, OR CONTACT DSD ENGINEERING AT 791-5550 EXTENSION 2101, OR SCHEDULE INSPECTION ONLINE AT: <https://www.tucsonaz.gov/pdsd/scheduling-inspections>.
- THE FACILITY IS AN UNMANNED UTILITIES – DISTRIBUTION SYSTEM. NO PEDESTRIAN OR BICYCLE ACCESS IS ALLOWED. NO WALKWAYS OR BICYCLE RACKS ARE PROPOSED OR REQUIRED AND NO VEHICLE PARKING SPACES OR OFF-STREET LOADING SPACES ARE REQUIRED OR PROVIDED.

CIVIL ENGINEER

ENGINEERING & ENVIRONMENTAL CONSULTANTS, INC.
555 E. RIVER ROAD, SUITE 301
TUCSON, ARIZONA 85704
ATTN.: RYAN R. STUCKI, P.E., LEED AP
TEL: (520) 321-4625
FAX: (520) 321-0333
EMAIL: rstucki@eecorp.com

OWNER/DEVELOPER

CITY OF TUCSON



SITE LOCATION MAP

A PORTION OF SECTION 22
TOWNSHIP 14 SOUTH, RANGE 15 EAST G&SRM
CITY OF TUCSON, PIMA COUNTY, ARIZONA
SCALE: 3" = 1 MILE

ADDRESS

9434 E. 26TH STREET

BASIS OF BEARING

THE BEARINGS FOR THIS PROJECT ARE GRID BASED ON GPS OBSERVATIONS. THE MEASURED DIRECTION BETWEEN CITY OF TUCSON WATER GEODETIC CONTROL POINT #50410 E-016A AND CITY OF TUCSON WATER GEODETIC CONTROL POINT #50488 E-004A IS NORTH 61°35'26" WEST.

BASIS OF ELEVATION

THE ELEVATIONS FOR THIS PROJECT ARE BASED ON THE CITY OF TUCSON WATER GEODETIC CONTROL POINT #50410 E-016A THE ELEVATION OF SAID POINT BEING 2776.825' NAVD88.

BASIS OF COORDINATES

THE COORDINATES FOR THIS PROJECT ARE ARIZONA STATE PLANE-CENTRAL ZONE-INTERNATIONAL FEET (REFERENCE FRAME: NAD83 (2011)(EPOCH:2010.0000) BASED ON CITY OF TUCSON WATER GEODETIC CONTROL POINT #50410 E-016A.

#50410 E-016A HAS A COMBINED SCALE FACTOR OF 0.99991052. THIS SHOULD BE USED WHEN CONVERTING GROUND VALUES TO ARIZONA STATE PLANE CENTRAL ZONE (NAD83) VALUES.

#50410 E-016A HAS A 1/X COMBINED SCALE FACTOR OF 1.000089488. THIS SHOULD BE USED WHEN CONVERTING ARIZONA STATE PLANE CENTRAL ZONE (NAD83) VALUES TO GROUND VALUES.

EXISTING UTILITY NOTE

EXISTING UTILITY LOCATIONS, AS SHOWN ON THE PLANS, WERE COMPILED FROM UTILITY COMPANY BASE MAPS, RECORD PLANS AND ABOVE GROUND FEATURES. HOWEVER, UTILITY LOCATIONS ARE NOT TO BE CONSIDERED EXACT OR COMPLETE. PRIOR TO COMMENCING WORK, THE CONTRACTOR SHALL VERIFY THE LOCATION OF ALL WITH THE APPROPRIATE ORGANIZATION AND, IF NECESSARY, POTHOLE ANY AND ALL UTILITY LOCATIONS IN QUESTION. THE CONTRACTOR SHALL PROTECT ALL EXISTING UTILITIES "IN-PLACE" UNLESS OTHERWISE NOTED ON THE CONSTRUCTION DOCUMENTS.

LEGEND

- BOUNDARY LINE
- STREET CENTERLINE
- RIGHT OF WAY
- LANDSCAPE BORDER
- BUILDING SETBACK
- EXISTING PAVEMENT
- EXISTING CONTOUR (MAJOR)
- EXISTING CONTOUR (MINOR)
- EXISTING FENCE
- OHE
- EXISTING OVERHEAD ELECTRIC
- EXISTING WATER LINE
- EXISTING CONCRETE
- EXISTING STRUCTURE AS NOTED
- PROPOSED STRUCTURE AS NOTED

BUILDING AND ACCESSORY BUILDING COVERAGE CALCULATIONS

	AREA	PERCENTAGE OF SITE
GROSS AREA OF SITE	8,174 S.F.	100%
EXISTING CHLORINE BUILDING	23 S.F.	0.28%
EXISTING SHADE STRUCTURE	48 S.F.	0.58%
EXISTING VEHICULAR USE AREA	1,785 S.F.	21.84%
NEW SHADE STRUCTURE	40 S.F.	0.48%
TOTAL EXPANSION	40 S.F.	0.48%
NEW TOTAL COVERAGE	1,896 S.F.	23.20%

SHEET INDEX

- SHEET 1 OF 5 COVER SHEET AND SITE NOTES
- SHEET 2 OF 5 SITE PLAN
- SHEET 3 OF 5 LANDSCAPE PLANTING PLAN (not included at this time)
- SHEET 4 OF 5 IRRIGATION PLAN (not included at this time)
- SHEET 5 OF 5 LANDSCAPE DETAILS (not included at this time)

DEVELOPMENT PACKAGE FOR WELL SITE E-016A SCADA UPGRADE

A PORTION OF THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER, SECTION 22, T 14 S, R 15 E, G&SRM, CITY OF TUCSON, PIMA COUNTY, ARIZONA

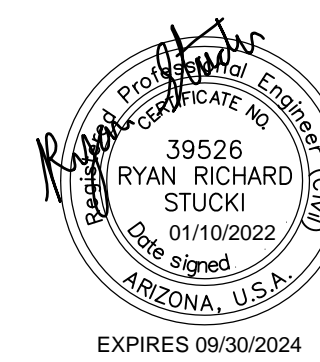
DP21-_____

REF: COT ADMINISTRATIVE ADDRESS:
SE-21-___ 9434 E. 26th STREET
OCTOBER 2021 TUCSON, ARIZONA 85710
EEC JOB NO 15051.04 SHEET 1 OF 5



civil engineering • land development
surveying • environmental services
staking • flood control and drainage
transportation

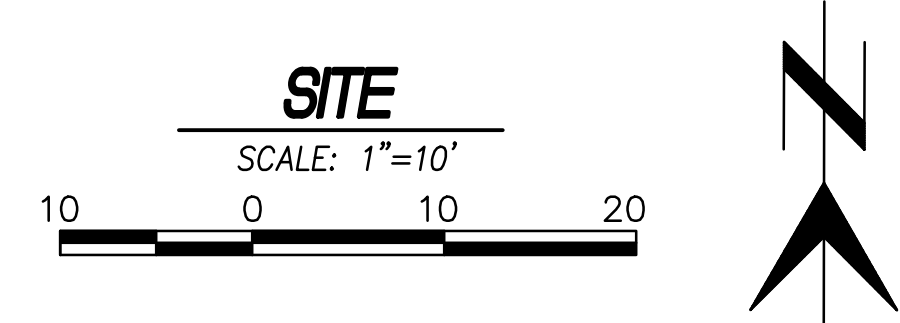
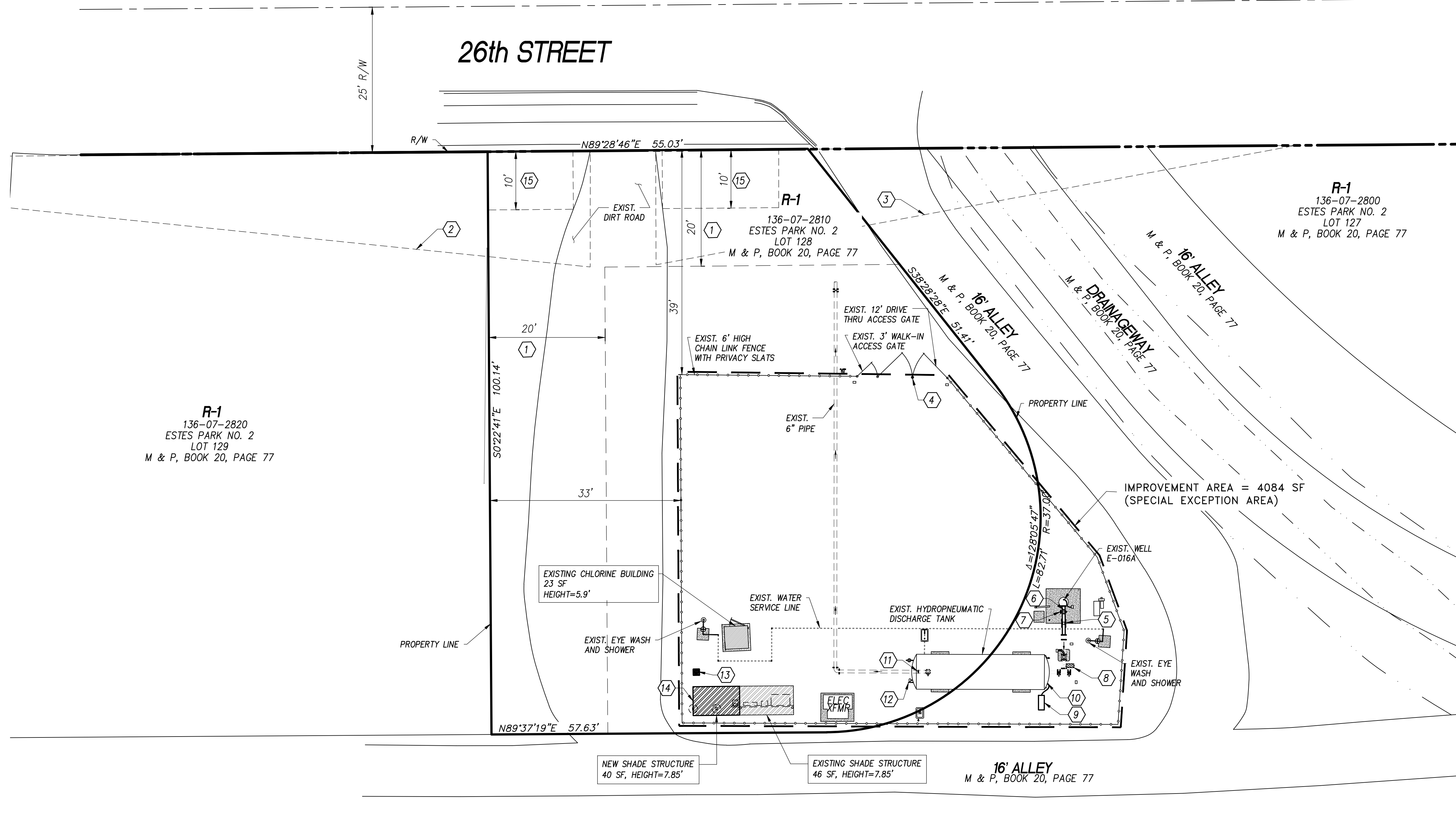
Engineering and Environmental Consultants, Inc.
555 E. River Road, Suite 301 | Tucson, Arizona 85704
Tel 520.321.4625 | Fax 520.321.0333



NO.	DATE	REVISION	BY	CH	APPR

SITE KEYNOTES 

1. PERIMETER YARD: 20' PER UDC SECTION 6.4.5.C.1.g
2. SIGHT VISIBILITY TRIANGLE (DRIVE/LOCAL) - 180' NEAR SIDE
3. SIGHT VISIBILITY TRIANGLE (DRIVE/LOCAL) - 110' FAR SIDE
4. EXISTING GATE POST HOLE TO BE REPLACED WITH GATE MUSHROOM STOP
5. 6" STANDARD STEEL SPOOL PIECE (S.S.S.P.), WITH FLEX COUPLING & HARNESS ASSEMBLY
6. 2" COMBINATION AIR VALVE FOR HIGH FLOW-NON SLAM,
7. 3/4" TEST BIBB AND 3/4" HOSE BIBB W/VACUUM BREAKER ASSEMBLY
8. NEW DISINFECTION CONTAINMENT BOX ASSEMBLY
9. NEW PRESSURE CONTROL ASSEMBLY
10. NEW HYDRAULIC HOSE CONNECTION
11. NEW POP SAFETY PRESSURE RELIEF VALVE
12. NEW SIGHT GLASS ASSEMBLY
13. EXTEND EXISTING SHADE STRUCTURE
14. NEW ANTENNA, POST & FOUNDATION
15. STREET LANDSCAPE BORDER & SCREENING (LIMITS SHOWN ALLOW FOR MAINTENANCE ACCESS)



SITE PLAN
DEVELOPMENT PACKAGE
FOR
WELL SITE E-016A
SCADA UPGRADE

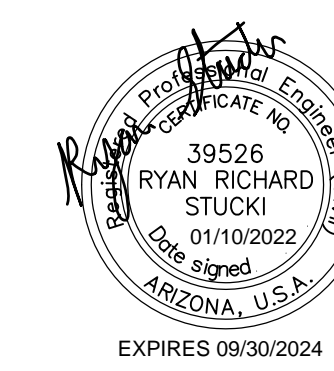
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