

EXISTING
SPORT
FIELDS

FUTURE
PHASE

PHASE IV
GYMNASIUM/
CAFETERIA

PHASE III
CLASSROOM
BUILDING

EXISTING MIT
CLASSROOM
BUILDING

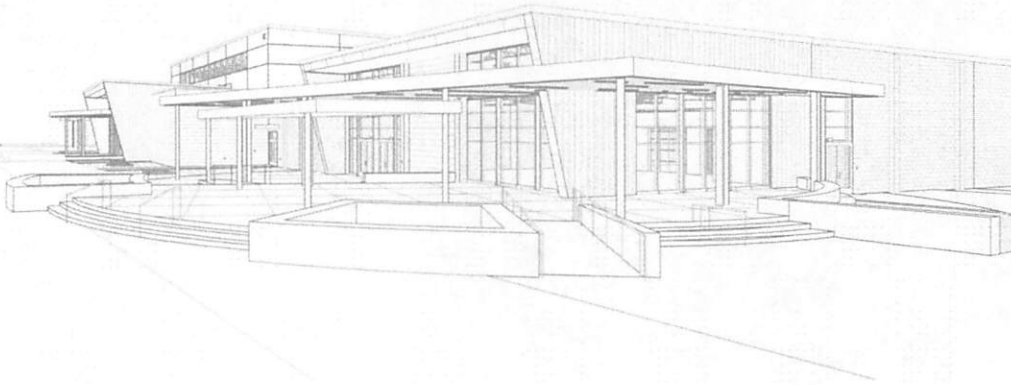
OVERALL SITE PLAN

NORTH

orcutt | winslow

Riverside School District #2
PHASE III | CLASSROOM BUILDING
PHASE IV | GYMNASIUM & CAFETERIA

4/17/2025
Bd Presentation



04 . 17 . 2025

Riverside School District #2

CLASSROOM BUILDING-PH III

GYMNASIUM & CAFETERIA-PH IV

orcutt | winslow

NOTE
ALL NEW UNDERGROUND UTILITIES (WATER, SEWER, FIRE AND STORM DRAIN) SHALL BE INSTALLED WITH A.S.C. PER MAG SECTION TOLL FROM 4" (MIN.) BELOW THE BOTTOM OF THE PIPE TO 12" (MAX.) ABOVE THE TOP OF THE PIPE.

UNDERGROUND UTILITY TRACER WIRE NOTE:

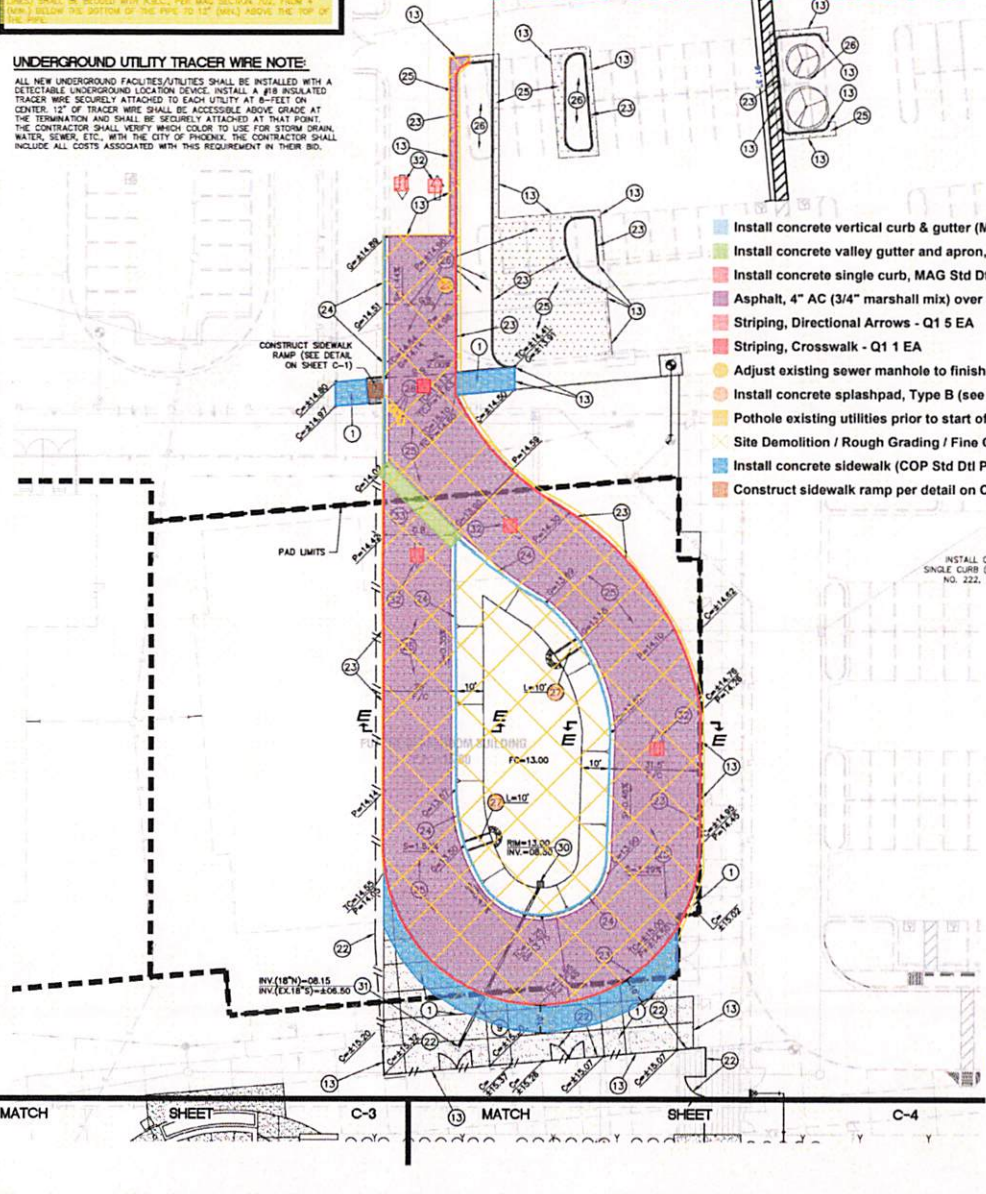
ALL NEW UNDERGROUND FACILITIES/UTILITIES SHALL BE INSTALLED WITH A DETECTABLE UNDERGROUND LOCATION DEVICE. INSTALL A #18 INSULATED TRACER WIRE SECURELY ATTACHED TO EACH UTILITY AT 8'-FEET ON CENTER. 12" OF TRACER WIRE SHALL BE ACCESSIBLE ABOVE GRADE AT THE TERMINATION AND SHALL BE SECURELY ATTACHED AT THAT POINT. THE CONTRACTOR SHALL VERIFY WIRE COLOR TO USE FOR STORM DRAIN, WATER, SEWER, ETC., WITH THE CITY OF PHOENIX. THE CONTRACTOR SHALL INCLUDE ALL COSTS ASSOCIATED WITH THIS REQUIREMENT IN THEIR BID.

ADJACENT WAYS

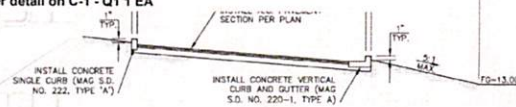
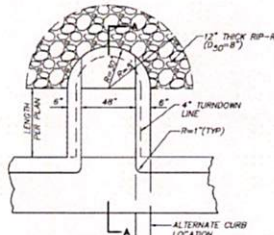


HESS - ROUNTREE, INC.
CONSULTING ENGINEERS & LAND SURVEYORS
9800 SOUTH GIBBY STREET, SUITE C110
PHOENIX, ARIZONA 85044 (480)496-0244

DES: **DRO** DWN: **JCW** CKD: **DRO** JOB NO: **2303-03**



- Install concrete vertical curb & gutter (MAG Std Dtl 220-1, Type A) - Q1 421 LF
- Install concrete valley gutter and apron, MAG Std Dtl 240, 6' wide - Q1 39 LF ; Q2 232 SF
- Install concrete single curb, MAG Std Dtl 222 Type A - Q1 641 LF
- Asphalt, 4" AC (3/4" marshall mix) over 8" ABC over compacted subgrade - Q1 1,640 SY ; Q2 14,759 SF
- Striping, Directional Arrows - Q1 5 EA
- Striping, Crosswalk - Q1 1 EA
- Adjust existing sewer manhole to finish grade - Q1 1 EA
- Install concrete splashpad, Type B (see detail on sheet C-5) - Q1 3 EA
- Pothole existing utilities prior to start of construction - Q1 3 EA
- Site Demolition / Rough Grading / Fine Grading for Curb/Hardscape - Q1 23,835 SF
- Install concrete sidewalk (COP Std Dtl P1230) - Q1 1,471 SF
- Construct sidewalk ramp per detail on C-1 - Q1 1 EA



- POTHOLE AND FIELD VERIFY LOCATION AND ELEVATION OF EXISTING UTILITIES PRIOR TO START OF CONSTRUCTION. NOTIFY DESIGN ENGINEER OF ANY CONFLICTS.
- ADJUST EXISTING SEWER MANHOLE TO FINISH GRADE. INSTALL WITH 8" WIDE BY 8" DEEP CONCRETE COLLAR (MAG CLASS 'A' CONCRETE).
- INSTALL CATCH BASIN (MAG STANDARD DETAIL NO. 535, SINGLE). INSTALL 8" WIDE BY 8" DEEP CONCRETE COLLAR (MAG CLASS 'A' CONCRETE).
- CORE DRILL AND CONNECT NEW STORM DRAIN TO EXISTING CATCH BASIN USING NON-SHRINKING MORTAR TO PROVIDE A WATERTIGHT CONNECTION. ADJUST RIM TO NEW FINISH GRADE.
- PAINT STRIPE THE PARKING LOT TO THE ALIGNMENTS INDICATED, INCLUDING ALL DIRECTIONAL ARROWS, CROSSWALKS, HANDICAP PARKING SYMBOLS, SPEED BUMPS, ETC.
- INSTALL CONCRETE VALLEY GUTTER AND APRON (MAG STANDARD DETAIL NO. 240, MODIFIED TO BE 6' WIDE).

SCALE: 1"=20'

NOTE:
SUBGRADE BENEATH CONCRETE SIDEWALKS, EXTERIOR SLAB AND A.C. PAVEMENT SHALL HAVE 1" OF LOW EXPANSIVE SOILS ON THE EXISTING SOIL. SHALL BE LIME STABILIZED TO A DEPTH OF 1" FOR MAG SPECIFICATIONS. SUBGRADE BENEATH BUILDING SHALL HAVE 2" OF LOW EXPANSIVE SOILS ON THE EXISTING SOIL. SHALL BE LIME STABILIZED TO A DEPTH OF 2" FOR MAG SPECIFICATIONS.

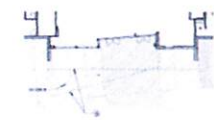
GRADING AND DRAINAGE CONSTRUCTION NOTES:

- INSTALL CONCRETE SIDEWALK (CITY OF PHOENIX STANDARD DETAIL NO. P1230). SEE ARCHITECTURAL PLANS FOR SCURING AND FINISH.
- INSTALL NEW PLANTERS. SEE ARCHITECTURAL PLANS FOR DETAILS.
- CONSTRUCT SEATING BENCHES. SEE ARCHITECTURAL PLANS FOR DETAILS.
- INSTALL AREA DRAIN (SEE DETAIL ON SHEET C-2).
- INSTALL INLINE DRAIN (SEE DETAIL ON SHEET C-2).
- CONNECT TO BUILDING ROOF DRAIN LINE WITH NECESSARY AND APPROPRIATE FITTINGS. SEE PLUMBING DRAWINGS FOR CONTINUATION.
- INSTALL 4" H.D.P.E. DRAINAGE PIPE WITH SMOOTH INTERIOR AND 10.8 P.S.I. JOINTS.
- INSTALL 12" H.D.P.E. DRAINAGE PIPE WITH SMOOTH INTERIOR AND 10.8 P.S.I. JOINTS.
- INSTALL 18" H.D.P.E. DRAINAGE PIPE WITH SMOOTH INTERIOR AND 10.8 P.S.I. JOINTS.
- INSTALL 18" TO 12" REDUCER.
- INSTALL CATCH BASIN (MAG STANDARD DETAIL NO. 537, SINGLE).
- CONNECT TO EXISTING STORM DRAIN PIPE WITH NECESSARY AND APPROPRIATE FITTINGS.
- MATCH EXISTING ELEVATION AND LOCATION.
- REMOVE EXISTING CATCH BASIN AND STORM DRAIN LINE BETWEEN THE LIMITS SHOWN. INSTALL NEW 18" H.D.P.E. DRAINAGE PIPE WITH SMOOTH INTERIOR AND 10.8 P.S.I. JOINTS AND CONNECT TO NEW CATCH BASIN.
- ADJUST EXISTING CATCH BASIN TO FINISH GRADE. REMOVE EX. STORM DRAIN TO INSTALL NEW CATCH BASIN.
- INSTALL 12" THICK ANGULAR RIP-RAP (D50=8"). COLOR PER OWNER. INSTALL MIRAFI 180N FILTER FABRIC BENEATH RIP-RAP.
- INSTALL 8" H.D.P.E. DRAINAGE PIPE WITH SMOOTH INTERIOR AND 10.8 P.S.I. JOINTS.
- INSTALL 3" HIGH BY 8" WIDE WEEPHOLE IN CMU WALL. BOTTOM ELEVATION OF WEEPHOLE SHALL MATCH CONCRETE ELEVATION SHOWN ON PLANS.
- CONSTRUCT CONCRETE SPLASHPAD, TYPE A (SEE DETAIL ON SHEET C-2).
- INSTALL STORM DRAIN CLEANOUT (SEE DETAIL ON SHEET C-2).
- ADJUST EXISTING ELECTRICAL VAULT TO FINISH GRADE.
- INSTALL NEW FENCING/GATES. SEE ARCHITECTURAL DRAWINGS FOR DETAILS AND CONTINUATION.
- INSTALL CONCRETE SINGLE CURB (MAG STANDARD DETAIL NO. 222, TYPE 'A').
- INSTALL CONCRETE VERTICAL CURB AND GUTTER (MAG STANDARD DETAIL NO. 220-1, TYPE A).
- INSTALL ASPHALTIC CONCRETE PAVEMENT (4" A.C. (3/4" MARSHALL MIX) OVER 8" A.B.C. OVER COMPACTED SUBGRADE.
- REMOVE EXISTING CONCRETE CURB, A.C. PAVEMENT AND CONCRETE SIDEWALK AS NEEDED FOR NEW IMPROVEMENTS INSTALLATION.
- INSTALL CONCRETE SPLASHPAD, TYPE B (SEE DETAIL ON SHEET C-5).

GRADING AND DRAINAGE PLAN			
RIVERSIDE SCHOOL DISTRICT #2			
MARICOPA INSTITUTE OF TECHNOLOGY			
PHASE II BUILDING ADDITIONS, 3900 S. 55TH AVE.			
DRAWING STATUS	SHEET	OF	
100% CD SET	5	5	C-5
DATE	08-30-23		

- 1 - 01 - Sidewalk per Std. Dtl. P1230 - 480 SF
- 2 - 02 - Install 7" Thick Concrete 4,000PSI comp. strength - 3,492 SF
- 4 - 04 - Remove CL fence and gate w/ footings - 83 LF
- 5 - 05 - New metal rolling gate, bottom track support and support - 46 LF
- 6 - 06 - Sawcut and remove A.C. pavement / curb - 2,436 SF ; 323 LF
- 7 - 07 - Install Asphaltic pavement 3" / 8" A.B.C. - 222 SY
- 8 - 08 - Vertical Curb and Gutter per MAG 220-1 - 84 LF
- 9 - 09 - Single Curb MAG no. 222 Type A - 27 LF
- 13 - 13 - Replace existing electrical box with Traffic rated - 1 EA
- 14 - 14 - Sawcut, Remove and replace existing 7" concrete pavement - 642 SF
- 16 - 06 - Sawcut and remove curb - 28 LF
- 77 - 77 - Soil Treatment/ Lime Treatment - 1 EA

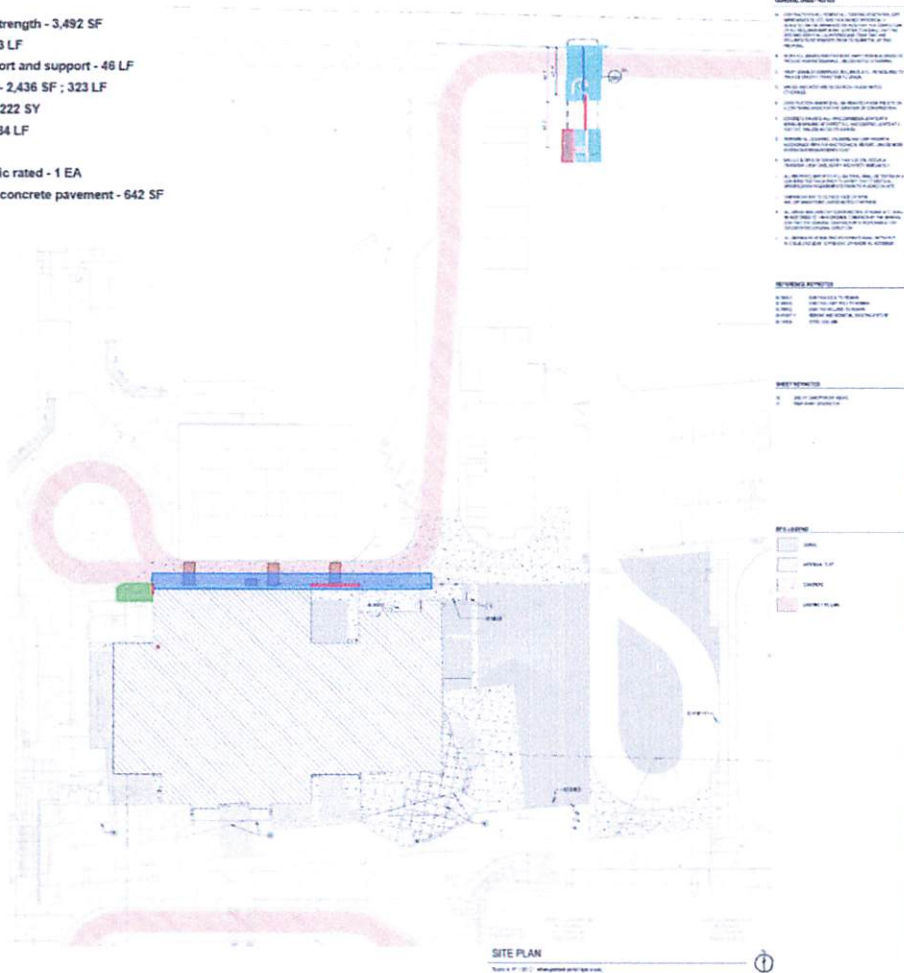
2 SITE PLAN - ENLARGED PATIO SE



3 SITE PLAN - ENLARGED PATIO S



4 SITE PLAN - ENLARGED PATIO SW



Reynolds Elementary School District
MIT PHASE IV GYM & CAFETERIA
 3900 South 55th Avenue
 Phoenix, Arizona 85043

NOT FOR CONSTRUCTION

DATE PREPARED: 08/11/2014
 DATE: 08/11/2014
 PROJECT: MIT PHASE IV GYM & CAFETERIA
 DRAWN BY: J. J. JONES
 CHECKED BY: J. J. JONES
 APPROVED BY: J. J. JONES

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