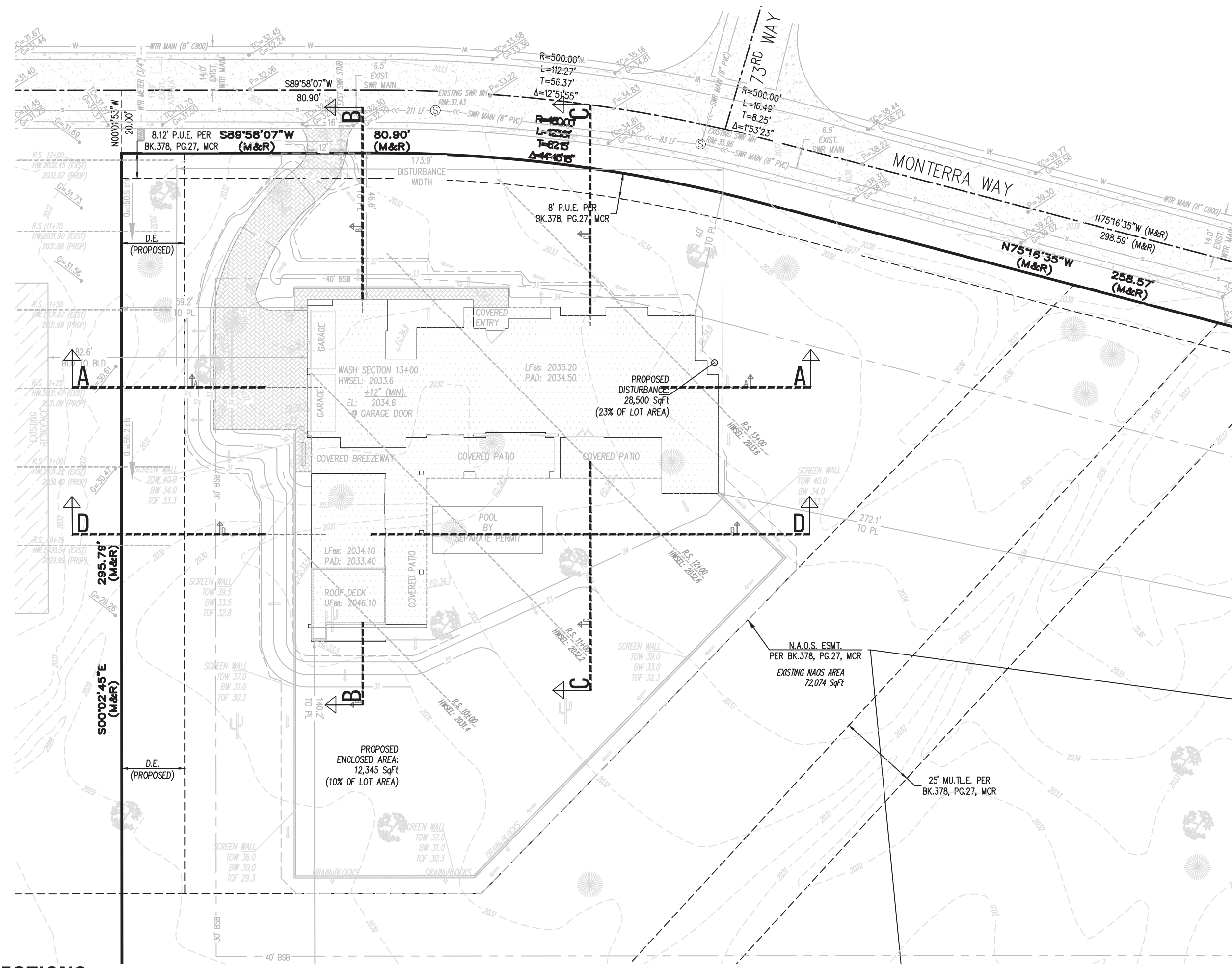


# GRADING & DRAINAGE PLAN FOR KIDWAI PROPERTY

A SINGLE FAMILY RESIDENCE  
at 7381 EAST MONTERRA WAY

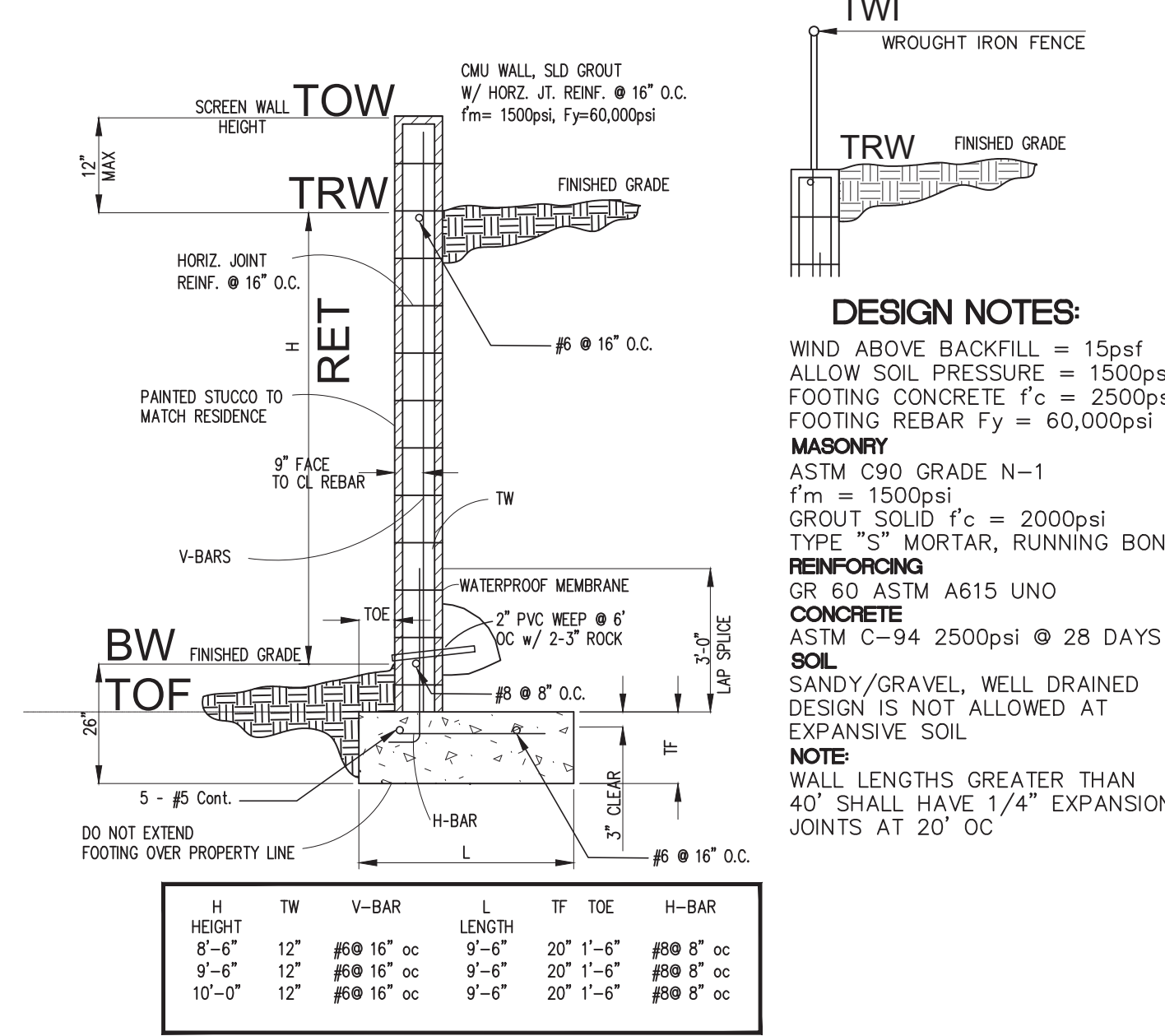
A PORTION OF THE SOUTHWEST QUARTER OF SECTION 35, TOWNSHIP 5 NORTH, RANGE 4  
EAST OF THE GILA AND SALT RIVER BASE AND MERIDIAN, MARICOPA COUNTY, ARIZONA



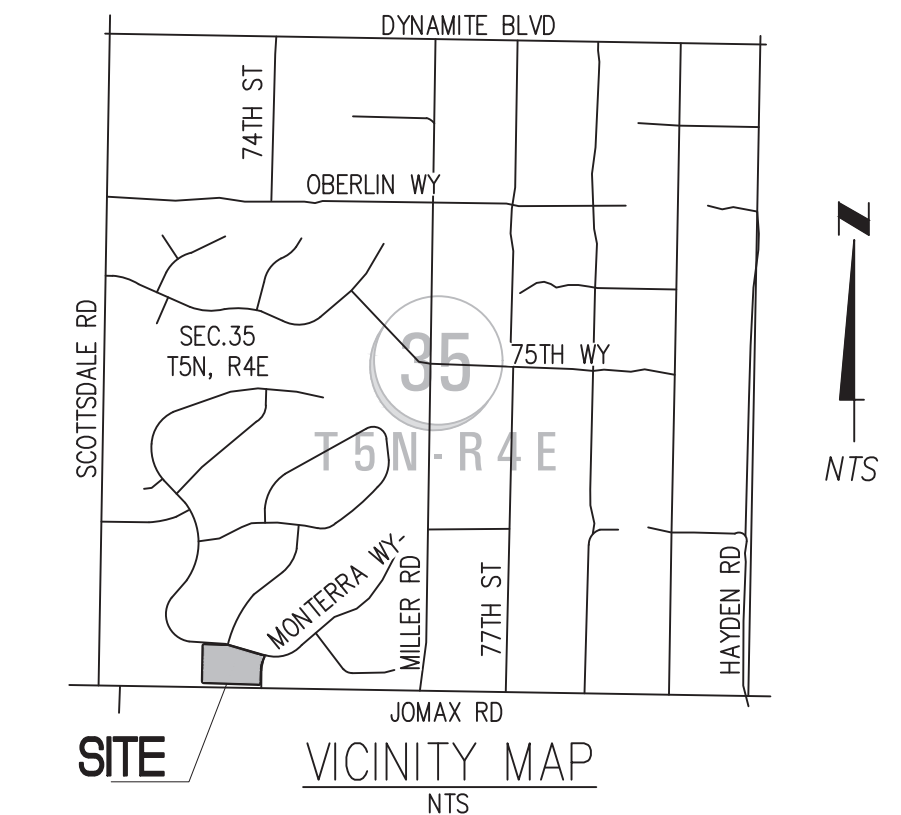
SCALE: 1" = 30'

## WALL DETAIL

### CMU WALL (Partial Retention)



## LOCATION MAP



## BENCHMARK

MCDOT BRASS CAP IN HAND HOLE (0.9' DOWN), LOCATED AT THE  
INTERSECTION OF SCOTTSDALE ROAD AND JOMAX ROAD. HAVING  
AN ELEVATION OF 2016.13 FEET NAVD '88. (GDACS# 42503-1)

**SITE BENCHMARK:** BRASS CAP IN CENTERLINE OF MONTERRA WAY,  
AT INTERSECTION OF 73<sup>RD</sup> WAY, HAVING AN ELEVATION OF  
2036.29 FEET NAVD '88.

I HEREBY CERTIFY THAT ALL ELEVATIONS REPRESENTED ON THIS  
PLAN ARE BASED ON THE NAVD 1988 AND MEET THE FEMA  
BENCHMARK MAINTENANCE (BMM) CRITERIA.

## SITE DATA

**LEGAL DESCRIPTION**  
 LOT 2 OF MOTERRA SUBDIVISION (MCR 378-27), SECTION THIRTY  
FIVE (35), TOWNSHIP FIVE (5) NORTH, RANGE FOUR (4) EAST OF  
THE GILA AND SALT RIVER BASE AND MERIDIAN, MARICOPA  
COUNTY, ARIZONA.

AREA: 121,968 SqFt (2.8 Ac)  
 APN: 212-23-003  
 MCR: 378-27  
 ZONING: R1-70 PRD, ESL, FO  
 Q.S.: 49-45

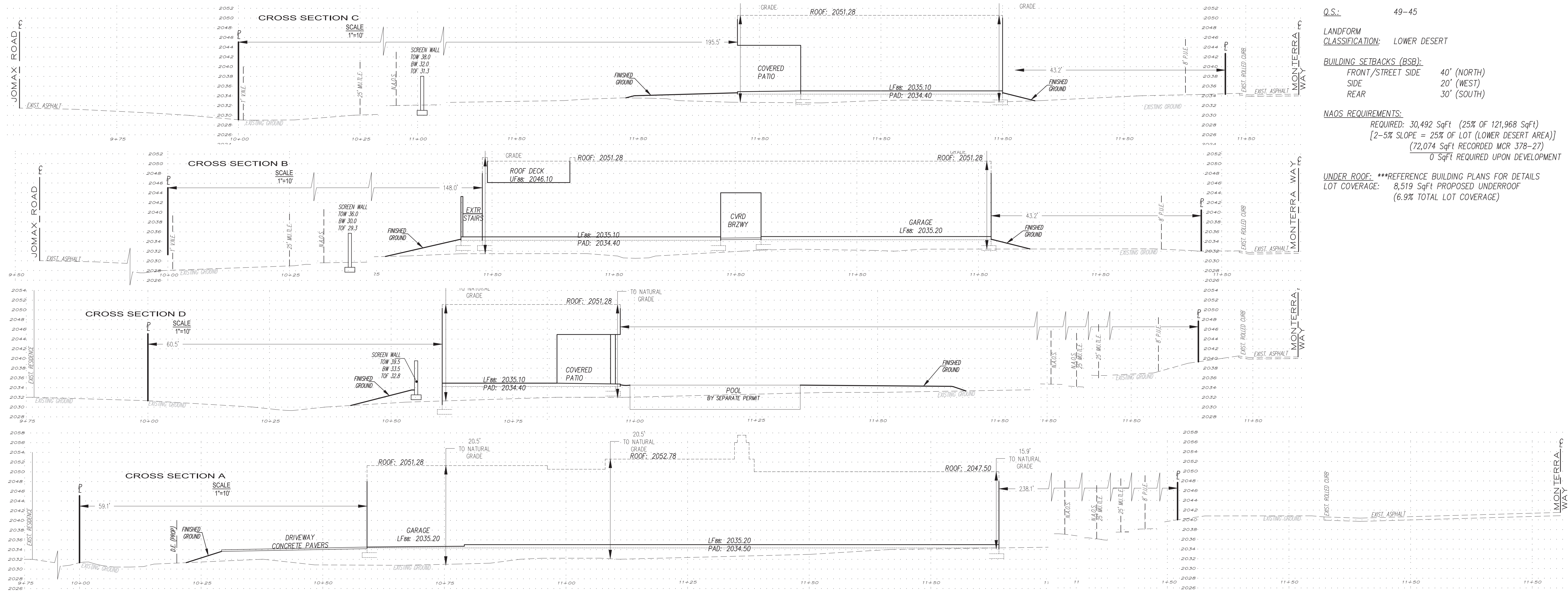
LANDFORM  
CLASSIFICATION: LOWER DESERT

**BUILDING SETBACKS (BSB):**  
 FRONT/STREET SIDE 40' (NORTH)  
 SIDE 20' (WEST)  
 REAR 30' (SOUTH)

**NAOS REQUIREMENTS:**  
 REQUIRED: 30,492 SqFt (25% OF 121,968 SqFt)  
 [2-5% SLOPE = 25% OF LOT (LOWER DESERT AREA)]  
 (72,074 SqFt RECORDED MCR 378-27)  
 0 SqFt REQUIRED UPON DEVELOPMENT

**UNDER ROOF: \*\*\*REFERENCE BUILDING PLANS FOR DETAILS**  
 LOT COVERAGE: 8,519 SqFt PROPOSED UNDERROOF  
 (6.9% TOTAL LOT COVERAGE)

## SITE SECTIONS



Contact Arizona 811 at least two full working days before you begin excavation  
**ARIZONA 811**  
 Call 811 or click Arizona811.com

5914272004@GMAIL.COM  
 (480) 225-4920

CIVIL ENGINEER  
  
 CIVIL ENGINEER

PROJECT MANAGER: CLINT SCHERF (480) 225-4920  
 CLIENT: SCHEFF - PROJECT MANAGER CLINT SCHERF (480) 225-4920

**CIVIL ~ STRUCTURAL**  
**RESIDENTIAL ~ COMMERCIAL**

**Grading & Drainage Plan**

LOT 2 - MONTERRA  
 7381 EAST MONTERRA WAY  
 SCOTTSDALE, ARIZONA

SCALE: AS NOTED  
 PROJECT No: SSE-967-2022  
 SHEET: GD 3 of 03

COS PLAN CHK# 8396 - 2