AVOID CUTTING UNDERGROUND UTILITIES. IT'S COSTLY.

DIGALERT

1-800-662-4111

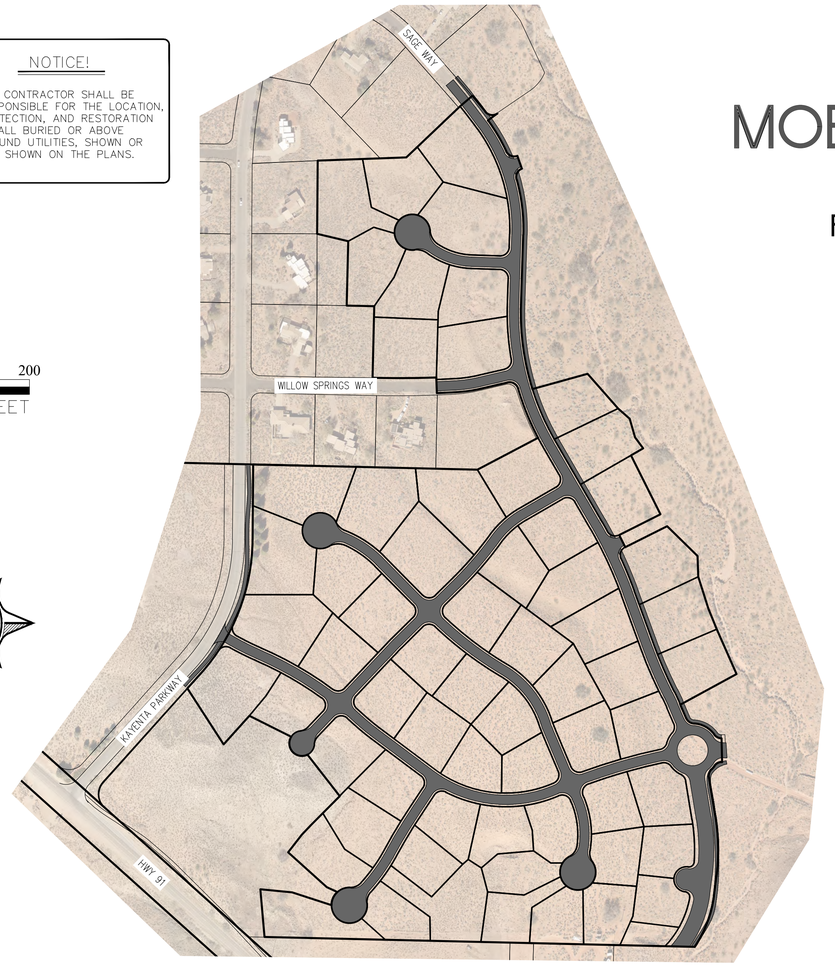
UNDERGROUND SERVICE (USA)

NOTICE!

THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE LOCATION, PROTECTION, AND RESTORATION OF ALL BURIED OR ABOVE GROUND UTILITIES, SHOWN OR NOT SHOWN ON THE PLANS.

200 0 200

SCALE IN FEET

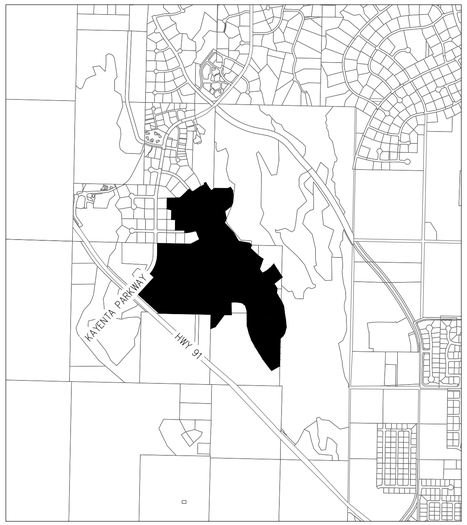


PRELIMINARY PLAN
MOENKOPI TRAIL SUBDIVISION

PHASE 1

PROJECT LOCATED IN SECTION 36, T41S, R17W

IVINS, UTAH



VICINITY MAP
NO SCALE

NOTES:

1. A GEOTECHNICAL INVESTIGATION WAS PERFORMED BY GTS. THE INVESTIGATION RESULTS AND SPECIFIC RECOMMENDATIONS FOR THE CONSTRUCTION OF FOUNDATIONS, FLOOR SLABS, AND FLAT WORK ARE COMPILED IN A REPORT DATED DECEMBER 4, 2023. PROJECT NO. 18712. THIS REPORT IS AVAILABLE FROM THE DEVELOPER AND A COPY IS ON FILE WITH IVINS CITY. OWNERS, BUILDERS, AND CONTRACTORS SHOULD BECOME FAMILIAR WITH THIS REPORT AND COMPLY WITH ITS RECOMMENDATIONS.
2. THE GEOTECHNICAL INVESTIGATION IDENTIFIED THAT SLIGHTLY TO HIGHLY COLLAPSIBLE SOILS ARE PRESENT WITHIN THIS SUBDIVISION. SPECIAL CONSIDERATION TO DESIGN OF STRUCTURE FOUNDATIONS IS REQUIRED AS PER THE RECOMMENDATIONS OF THE GEOTECHNICAL REPORT MENTIONED ABOVE.
3. ALL LOTS ARE SUBJECT TO A 10-FOOT WIDE PUBLIC UTILITY AND DRAINAGE EASEMENT ALONG THE FRONT LOT LINE AND A 7.5 FOOT PUBLIC UTILITY AND DRAINAGE EASEMENT ALONG ALL SIDE AND REAR LOT LINES.
4. ALL LOTS IN THIS SUBDIVISION ARE SUBJECT TO A 30 FOOT BUILDING SETBACK ALONG ALL PUBLIC AND PRIVATE STREETS, 15 FOOT ON ALL INTERIOR SIDE YARDS, AND 30 FOOT REAR YARDS UNLESS OTHERWISE NOTED.
5. DIMENSIONS SHOWN TAKE PRECEDENCE OVER SCALE.
6. ALL COORDINATES LISTED ARE UTAH SOUTH ZONE NAD 83 STATE PLANE (GRID) COORDINATES.
7. ALL BEARINGS ARE DERIVED FROM THE BASIS OF BEARING SHOWN HEREON.
8. ALL DISTANCES LISTED ARE GROUND DISTANCES AND ARE TRUE REPRESENTATION OF MONUMENTS AND IMPROVEMENTS PLACE OR TO BE PLACE ON THE GROUND. (UNLESS OTHERWISE NOTED)
9. LANDSCAPING DESIGN, MAINTENANCE, AND CONTROL WITHIN THE PUBLIC RIGHT-OF-WAYS SHALL BE THE SOLE RESPONSIBILITY OF THE ADJOINING PROPERTY OWNER OR PROPERTY OWNERS ASSOCIATION (AS DEFINED BY THE BYLAWS OF THE PROPERTY OWNERS ASSOCIATION), ITS SUCCESSORS AND OR ASSIGNS. (UNLESS OTHERWISE NOTED)
10. LANDSCAPING MAINTENANCE AND CONTROL WITHIN IDENTIFIED PUBLIC OPEN SPACE AREAS SHALL BE THE RESPONSIBILITY OF IVINS CITY. (UNLESS OTHERWISE NOTED)
11. ALL APPROVED SEWER MAINS AND MANHOLES WITHIN PUBLIC AND PRIVATE STREETS ARE PUBLIC AND SHALL BE MAINTAINED BY IVINS CITY UNLESS OTHERWISE NOTED. CONNECTION TO PUBLIC SEWER SYSTEM REQUIRES INSTALLATION OF A SEPTIC TANK AND FILTER. ALL SEPTIC TANKS, FILTERS, LATERALS AND PUMPS ARE PRIVATE AND MAINTAINED BY THE PROPERTY OWNER OR PROPERTY OWNERS ASSOCIATION AS DEFINED BY THE PROPERTY OWNERS ASSOCIATION UNLESS OTHERWISE NOTED. ALL APPROVED DRAINAGE IMPROVEMENTS LOCATED WITHIN PUBLIC STREETS AND SPECIFIED EASEMENTS ARE PUBLIC AND SHALL BE MAINTAINED BY IVINS CITY UNLESS OTHERWISE NOTED. DRAINAGE IMPROVEMENTS IN PRIVATE STREETS ARE PRIVATE AND SHALL BE MAINTAINED BY THE PROPERTY OWNERS ASSOCIATION OR ADJACENT PROPERTY OWNER AS DEFINED BY THE BYLAWS OF THE PROPERTY OWNERS ASSOCIATION.
12. ALL APPROVED WATER IMPROVEMENTS ARE PUBLIC AND SHALL BE MAINTAINED BY IVINS CITY UP TO AND INCLUDING THE METER AND METER BOX, UNLESS OTHERWISE NOTED. ALL FIRE HYDRANTS AND THEIR APPURTENANCES WITHIN THIS SUBDIVISION ARE PUBLIC AND SHALL ALSO BE MAINTAINED BY IVINS CITY, UNLESS OTHERWISE NOTED.
13. THE PROPERTY OWNER OR PROPERTY OWNERS ASSOCIATION (AS DEFINED BY THE BYLAWS OF THE PROPERTY OWNERS ASSOCIATION) SHALL BE RESPONSIBLE FOR REPAIRING, RESTORING, OR REPLACING PRIVATE DRIVEWAYS, PARKING AREAS, LANDSCAPING, FENCES, STRUCTURES OR OTHER PRIVATE IMPROVEMENTS CONTAINED WITHIN EASEMENTS OUTSIDE OF THE PUBLIC OR PRIVATE STREETS RESULTING FROM DAMAGE OR DISRUPTION CAUSED BY IVINS CITY IN INSTALLING, MAINTAINING, REPAIRING, OR REPLACING PUBLIC WATER, IRRIGATION, SEWER, AND/OR DRAINAGE IMPROVEMENTS.
14. ALL STREETLIGHTS ON PRIVATE STREETS NOT MAINTAINED BY ROCKY MOUNTAIN POWER SHALL BE MAINTAINED BY THE PROPERTY OWNERS ASSOCIATION. ALL STREETLIGHTS ON PUBLIC ROADS NOT MAINTAINED BY ROCKY MOUNTAIN POWER SHALL BE MAINTAINED BY IVINS CITY.
15. ALL PRIVATE ROADS IMPLY AN UNDERLYING PUBLIC UTILITY EASEMENT.

DRAINAGE NOTE:

ALL LOTS ARE SUBJECT TO MINOR STORM DRAINAGE INCREASES FROM UP SLOPE LOTS. TO MINIMIZE THE DRAINAGE IMPACTS FROM LOT DEVELOPMENT, GRADING IS LIMITED TO THAT PORTION OF THE SITE WHICH IS DOMESTICATED FOR HOUSE FOOTPRINT, COURTYARD AREAS AND DRIVEWAY ACCESS (SEE CC&Rs).

WHERE COURSE OF DRAINAGE IS ALTERED WITHIN THE BOUNDARIES OF A LOT, IT IS THE RESPONSIBILITY OF THAT LOT OWNER TO MANAGE ANY INCREASES OF STORM WATER DISCHARGES BY DETENTION OR OTHER ENGINEERING SOLUTIONS TO ASSURE STORM RUNOFF IMPACT TO DOWN SLOPE PROPERTY OWNERS IS NOT SIGNIFICANTLY INCREASED.

WATER SERVICE NOTE:

WATER SERVICE TO THIS SUBDIVISION IS PROVIDED BY KWU, INC. ALL PIPELINES, METERS, VALVES, HYDRANTS AND APPURTENANCES ARE OWNED, OPERATED AND MAINTAINED BY KWU OR ITS SUCCESSOR.

SEWER NOTE:

A SEWER LIFT STATION IS PROPOSED WITH THIS PRELIMINARY PLAN AND WILL BE COMPLETED AT A FUTURE DATE BY IVINS CITY. UNTIL THE LIFT STATION IS COMPLETE AND FUNCTIONING, ALL LOTS IN THIS SUBDIVISION SHALL INSTALL A SEPTIC TANK ON THE SEWER LATERAL SUCH THAT ONLY EFFLUENT FROM THE SEPTIC TANK DISCHARGES INTO THE THE SMALL DIAMETER LP SEWER SYSTEM. ALSO, ALL CONSTRUCTION PHASES COMPLETED BEFORE THE LIFT STATION IS READY MUST INSTALL A LP SEWER AND A TRADITIONAL (GRAVITY) SEWER SYSTEM. PROPERTY OWNERS MUST BE AWARE THAT THE SEPTIC TANK HAS SPECIAL MAINTENANCE REQUIREMENTS. AFTER LIFT STATION IS FUNCTIONING, ALL OWNERS CONNECTED TO THE LP SYSTEM MUST BE CHANGED AND CONNECTED TO THE TRADITIONAL (GRAVITY) SEWER SYSTEM.

LANDSCAPE/GRADING NOTES:

ALL GRADING WILL BE MINIMIZED ON PROPOSED LOTS, AND IS LIMITED TO CUT/FILL SLOPES REQUIRED WITH THE ROADWAY GRADING.

GRADING ALONG KAYENTA PARKWAY WILL BE LIMITED TO THAT WHICH IS REQUIRED TO CONSTRUCT THE REQUIRED PATH.

LANDSCAPE WILL REMAIN NATURAL AND DISTURBANCE ALONG KAYENTA PARKWAY WILL BE LIMITED. RESTORATION EFFORTS WILL BE MADE AFTER CONSTRUCTION OF ANY REQUIRED IMPROVEMENTS ALONG KAYENTA PARKWAY.

SHEET INDEX

SHEET NO.	DESCRIPTION
C-01	COVER SHEET
C-02	OVERALL SITE PLAN
C-03	SITE PLAN AREA 1
C-04	SITE PLAN AREA 2
C-05	SITE PLAN AREA 3
C-06	PHASING PLAN
C-07	UTILITY PLAN
C-08	OFF-SITE UTILITY PLAN
C-09	SEWER MANHOLE TABLES
C-10	GRADING PLAN
C-11	DRAINAGE PLAN

PROJECT INFORMATION

- ADDRESS: SAGE WAY (WEST OF DRY WASH, EAST OF KAYENTA PARKWAY AND NORTH OF HWY 91)
- TAX ID NUMBER: I-7-1-36-4113 / I-7-1-4115 / I-7-1-36-4117 / I-7-1-36-310 / I-7-1-36-311 / I-7-1-36-312 / I-1-7-1-36-313 / I-7-1-36-314 / I-7-1-36-315 / I-7-1-36-316 / I-7-1-36-317 / I-7-1-36-318 / I-7-1-36-319 / I-7-1-36-240 / I-7-1-36-243 / I-7-1-36-244 / I-7-1-36-252 /
- 46.68 ACRES
- CURRENT ZONE RE-15 / RE-20 / RE-37
- 63 LOTS
- 1.35 LOTS/ACRE

OWNER: RT MARTEN UTAH, LLC
DEVELOPER: KAYENTA DEVELOPMENT INC

BOUNDARY DESCRIPTION

BEGINNING AT A POINT BEING NORTH 01°22'13" EAST 1,606.78 FEET ALONG THE SECTION LINE FROM THE WEST QUARTER CORNER OF SECTION 36, TOWNSHIP 41 SOUTH, RANGE 17 WEST, SALT LAKE BASE AND MERIDIAN AND RUNNING THENCE THENCE SOUTH 88°40'23" EAST 626.94 FEET; THENCE NORTH 62°17'34" EAST 191.17 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, SAID CURVE TURNING TO THE RIGHT THROUGH A CENTRAL ANGLE OF 11°21'36", HAVING A RADIUS OF 750.00 FEET (RADIUS POINT BEARS NORTH 62°16'09" EAST), AND WHOSE CHORD BEARS NORTH 22°03'03" WEST 148.46 FEET; THENCE ALONG THE ARC OF SAID CURVE 148.70 FEET TO THE BEGINNING OF A REVERSE CURVE, SAID CURVE TURNING TO THE LEFT THROUGH A CENTRAL ANGLE OF 86°44'43", HAVING A RADIUS OF 25.00 FEET (RADIUS POINT BEARS SOUTH 73°37'45" WEST), AND WHOSE CHORD BEARS NORTH 59°44'37" WEST 34.34 FEET; THENCE ALONG THE ARC OF SAID CURVE 37.85 FEET; THENCE SOUTH 76°53'02" WEST 75.48 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, SAID CURVE TURNING TO THE RIGHT THROUGH A CENTRAL ANGLE OF 10°58'44", HAVING A RADIUS OF 368.18 FEET (RADIUS POINT BEARS NORTH 13°39'55" WEST), AND WHOSE CHORD BEARS SOUTH 81°49'27" WEST 70.44 FEET; THENCE ALONG THE ARC OF SAID CURVE 70.55 FEET; THENCE SOUTH 87°18'49" WEST 54.03 FEET; THENCE NORTH 02°08'31" WEST 38.00 FEET; THENCE NORTH 01°35'25" EAST 5.69 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, SAID CURVE TURNING TO THE RIGHT THROUGH A CENTRAL ANGLE OF 03°27'28", HAVING A RADIUS OF 2774.04 FEET (RADIUS POINT BEARS NORTH 02°07'48" WEST), AND WHOSE CHORD BEARS SOUTH 89°35'56" WEST 167.39 FEET; THENCE ALONG THE ARC OF SAID CURVE 167.41 FEET; THENCE NORTH 88°40'20" WEST 11.00 FEET; THENCE NORTH 01°19'40" EAST 200.00 FEET; THENCE NORTH 88°40'20" WEST 77.00 FEET; THENCE NORTH 01°19'40" EAST 180.21 FEET; THENCE NORTH 76°40'23" WEST 89.24 FEET; THENCE NORTH 00°28'16" EAST 204.51 FEET; THENCE NORTH 87°53'38" EAST 247.69 FEET; THENCE NORTH 46°27'06" EAST 207.10 FEET; THENCE NORTH 49°44'07" EAST 45.12 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, SAID CURVE TURNING TO THE RIGHT THROUGH A CENTRAL ANGLE OF 02°07'03", HAVING A RADIUS OF 1544.00 FEET (RADIUS POINT BEARS SOUTH 49°24'51" WEST), AND WHOSE CHORD BEARS SOUTH 39°31'37" EAST 57.06 FEET; THENCE ALONG THE ARC OF SAID CURVE 57.06 FEET TO THE BEGINNING OF A REVERSE CURVE, SAID CURVE TURNING TO THE LEFT THROUGH A CENTRAL ANGLE OF 85°41'01", HAVING A RADIUS OF 25.00 FEET (RADIUS POINT BEARS NORTH 51°31'54" EAST), AND WHOSE CHORD BEARS SOUTH 81°18'36" EAST 34.00 FEET; THENCE ALONG THE ARC OF SAID CURVE 37.39 FEET; THENCE SOUTH 53°50'02" WEST 32.69 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, SAID CURVE TURNING TO THE RIGHT THROUGH A CENTRAL ANGLE OF 00°05'35", HAVING A RADIUS OF 1538.00 FEET (RADIUS POINT BEARS SOUTH 54°01'11" WEST), AND WHOSE CHORD BEARS SOUTH 35°56'01" EAST 2.50 FEET; THENCE ALONG THE ARC OF SAID CURVE 2.50 FEET TO THE BEGINNING OF A COMPOUND CURVE, SAID CURVE TURNING TO THE RIGHT THROUGH A CENTRAL ANGLE OF 10°56'10", HAVING A RADIUS OF 513.00 FEET (RADIUS POINT BEARS SOUTH 54°06'47" WEST), AND WHOSE CHORD BEARS SOUTH 30°25'08" EAST 97.77 FEET; THENCE ALONG THE ARC OF SAID CURVE 97.92 FEET TO THE BEGINNING OF A REVERSE CURVE, SAID CURVE TURNING TO THE LEFT THROUGH A CENTRAL ANGLE OF 85°18'32", HAVING A RADIUS OF 25.00 FEET (RADIUS POINT BEARS NORTH 65°02'57" EAST), AND WHOSE CHORD BEARS SOUTH 67°36'19" EAST 33.88 FEET; THENCE ALONG THE ARC OF SAID CURVE 37.22 FEET; THENCE SOUTH 19°23'01" EAST 38.08 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, SAID CURVE TURNING TO THE LEFT THROUGH A CENTRAL ANGLE OF 83°58'47", HAVING A RADIUS OF 25.00 FEET (RADIUS POINT BEARS SOUTH 21°34'54" EAST), AND WHOSE CHORD BEARS SOUTH 26°25'43" WEST 33.45 FEET; THENCE ALONG THE ARC OF SAID CURVE 36.64 FEET TO THE BEGINNING OF A REVERSE CURVE, SAID CURVE TURNING TO THE RIGHT THROUGH A CENTRAL ANGLE OF 17°25'24", HAVING A RADIUS OF 513.00 FEET (RADIUS POINT BEARS SOUTH 74°26'19" WEST), AND WHOSE CHORD BEARS SOUTH 06°50'59" EAST 155.40 FEET; THENCE ALONG THE ARC OF SAID CURVE 156.00 FEET; THENCE SOUTH 01°51'43" WEST 196.01 FEET TO THE BEGINNING OF A CURVE, SAID CURVE TURNING TO THE LEFT THROUGH A CENTRAL ANGLE OF 19°14'37", HAVING A RADIUS OF 712.00 FEET (RADIUS POINT BEARS SOUTH 88°08'17" EAST), AND WHOSE CHORD BEARS SOUTH 07°45'35" EAST 238.01 FEET; THENCE ALONG THE ARC OF SAID CURVE 239.13 FEET; THENCE NORTH 74°28'18" EAST 160.08 FEET; THENCE SOUTH 41°17'30" EAST 129.28 FEET; THENCE SOUTH 48°47'08" EAST 43.21 FEET; THENCE SOUTH 15°54'44" EAST 54.06 FEET; THENCE SOUTH 36°31'57" EAST 38.36 FEET; THENCE SOUTH 60°05'43" WEST 39.48 FEET; THENCE SOUTH 26°36'48" EAST 184.20 FEET; THENCE SOUTH 63°25'42" WEST 128.17 FEET; THENCE SOUTH 26°34'18" EAST 38.00 FEET; THENCE NORTH 63°25'42" EAST 131.11 FEET; THENCE SOUTH 45°32'22" EAST 118.89 FEET; THENCE SOUTH 02°00'35" EAST 58.21 FEET; THENCE SOUTH 17°37'15" EAST 93.85 FEET; THENCE SOUTH 22°11'42" EAST 61.64 FEET; THENCE SOUTH 23°46'27" EAST 137.22 FEET; THENCE SOUTH 61°26'11" WEST 179.09 FEET; THENCE SOUTH 23°16'37" EAST 40.90 FEET TO THE BEGINNING OF A CURVE, SAID CURVE TURNING TO THE LEFT THROUGH A CENTRAL ANGLE OF 63°53'46", HAVING A RADIUS OF 25.00 FEET (RADIUS POINT BEARS NORTH 66°43'23" EAST), AND WHOSE CHORD BEARS SOUTH 55°13'30" EAST 26.46 FEET; THENCE ALONG THE ARC OF SAID CURVE 27.88 FEET TO THE BEGINNING OF A REVERSE CURVE, SAID CURVE TURNING TO THE RIGHT THROUGH A CENTRAL ANGLE OF 51°18'28", HAVING A RADIUS OF 75.00 FEET (RADIUS POINT BEARS SOUTH 02°49'37" WEST), AND WHOSE CHORD BEARS SOUTH 61°31'09" EAST 64.94 FEET; THENCE ALONG THE ARC OF SAID CURVE 67.16 FEET TO THE BEGINNING OF A REVERSE CURVE, SAID CURVE TURNING TO THE LEFT THROUGH A CENTRAL ANGLE OF 02°20'30", HAVING A RADIUS OF 25.00 FEET (RADIUS POINT BEARS NORTH 54°08'05" EAST), AND WHOSE CHORD BEARS SOUTH 62°02'10" EAST 22.05 FEET; THENCE ALONG THE ARC OF SAID CURVE 22.84 FEET TO THE BEGINNING OF A REVERSE CURVE, SAID CURVE TURNING TO THE RIGHT THROUGH A CENTRAL ANGLE OF 00°02'36", HAVING A RADIUS OF 1047.00 FEET (RADIUS POINT BEARS SOUTH 01°47'35" WEST), AND WHOSE CHORD BEARS SOUTH 88°11'07" EAST 0.79 FEET; THENCE ALONG THE ARC OF SAID CURVE 0.79 FEET; THENCE SOUTH 01°26'21" EAST 66.12 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, SAID CURVE TURNING TO THE LEFT THROUGH A CENTRAL ANGLE OF 56°57'19", HAVING A RADIUS OF 25.00 FEET (RADIUS POINT BEARS SOUTH 02°03'26" WEST), AND WHOSE CHORD BEARS SOUTH 63°34'46" WEST 23.84 FEET; THENCE ALONG THE ARC OF SAID CURVE 24.85 FEET TO THE BEGINNING OF A REVERSE CURVE, SAID CURVE TURNING TO THE RIGHT THROUGH A CENTRAL ANGLE OF 10°06'01", HAVING A RADIUS OF 75.00 FEET (RADIUS POINT BEARS NORTH 54°53'54" WEST), AND WHOSE CHORD BEARS SOUTH 40°09'07" WEST 13.20 FEET; THENCE ALONG THE ARC OF SAID CURVE 13.22 FEET TO THE BEGINNING OF A REVERSE CURVE, SAID CURVE TURNING TO THE LEFT THROUGH A CENTRAL ANGLE OF 54°32'57", HAVING A RADIUS OF 25.00 FEET (RADIUS POINT BEARS SOUTH 44°47'52" EAST), AND WHOSE CHORD BEARS SOUTH 17°55'39" WEST 22.91 FEET; THENCE ALONG THE ARC OF SAID CURVE 23.80 FEET; THENCE SOUTH 09°20'50" EAST 110.12 FEET TO THE BEGINNING OF A CURVE, SAID CURVE TURNING TO THE RIGHT THROUGH A CENTRAL ANGLE OF 16°45'18", HAVING A RADIUS OF 583.00 FEET (RADIUS POINT BEARS SOUTH 80°39'10" WEST), AND WHOSE CHORD BEARS SOUTH 00°58'11" EAST 169.88 FEET; THENCE ALONG THE ARC OF SAID CURVE 170.49 FEET; THENCE SOUTH 07°24'28" WEST 53.34 FEET TO THE BEGINNING OF A CURVE, SAID CURVE TURNING TO THE RIGHT THROUGH A CENTRAL ANGLE OF 26°30'02", HAVING A RADIUS OF 333.00 FEET (RADIUS POINT BEARS NORTH 82°35'32" WEST), AND WHOSE CHORD BEARS SOUTH 20°39'29" WEST 152.65 FEET; THENCE ALONG THE ARC OF SAID CURVE 154.02 FEET; THENCE NORTH 88°40'47" WEST 1202.39 FEET; THENCE NORTH 05°02'51" WEST 133.86 FEET; THENCE SOUTH 84°26'07" EAST 89.54 FEET; THENCE SOUTH 72°02'03" EAST 115.26 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, SAID CURVE TURNING TO THE RIGHT THROUGH A CENTRAL ANGLE OF 47°14'25", HAVING A RADIUS OF 50.00 FEET (RADIUS POINT BEARS SOUTH 89°51'12" EAST), AND WHOSE CHORD BEARS NORTH 24°22'00" EAST 40.07 FEET; THENCE ALONG THE ARC OF SAID CURVE 41.22 FEET; THENCE NORTH 65°05'35" WEST 32.32 FEET; THENCE NORTH 48°01'39" WEST 145.52 FEET; THENCE NORTH 37°49'58" EAST 62.66 FEET; THENCE NORTH 43°32'17" EAST 36.86 FEET; THENCE NORTH 44°53'54" EAST 114.00 FEET; THENCE NORTH 37°48'18" WEST 147.13 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, SAID CURVE TURNING TO THE RIGHT THROUGH A CENTRAL ANGLE OF 149°17'07", HAVING A RADIUS OF 35.00 FEET (RADIUS POINT BEARS NORTH 26°56'30" WEST), AND WHOSE CHORD BEARS NORTH 42°17'56" WEST 67.50 FEET; THENCE ALONG THE ARC OF SAID CURVE 91.19 FEET; THENCE NORTH 63°20'29" WEST 130.87 FEET; THENCE SOUTH 41°56'44" WEST 63.51 FEET; THENCE SOUTH 41°57'27" WEST 44.04 FEET; THENCE NORTH 32°58'28" WEST 186.41 FEET; THENCE NORTH 41°57'27" EAST 54.64 FEET TO THE BEGINNING OF A CURVE, SAID CURVE TURNING TO THE LEFT THROUGH A CENTRAL ANGLE OF 41°28'27", HAVING A RADIUS OF 568.24 FEET (RADIUS POINT BEARS NORTH 48°02'35" WEST), AND WHOSE CHORD BEARS NORTH 21°13'12" EAST 402.41 FEET; THENCE ALONG THE ARC OF SAID CURVE 411.33 FEET; THENCE NORTH 00°28'58" EAST 210.16 FEET TO THE POINT OF BEGINNING.

CONTAINING 46.592 ACRES, MORE OR LESS

No.	Description of Revisions	Date	By

KUMA ENGINEERING
469 WEST TONAPAH WAY - IVINS, UT 84738 - (435) 229-0244

PRELIMINARY PLAN
MOENKOPI TRAIL SUBDIVISION
PREPARED FOR KAYENTA DEVELOPMENT
PROJECT LOCATED IN SECTION X, T42S, R16W SL&BM
IVINS, UTAH

REGISTERED PROFESSIONAL ENGINEER No. 4873088 BRETT L. HENKE STATE OF UTAH
07-18-2024

Project :	DWW
File :	MT.BASE.p1
Date :	JUNE 2024
Drafted by :	BH
Review by :	BH
Scale :	1 = 200
Sheet No.	C-01

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38' RIGHT OF WAY (PRIVATE ROAD)
(26' ASPHALT)

N.T.S

MAJOR COLLECTOR

OWNER: RT MARTEN UTAH, LLC
DEVELOPER: KAYENTA DEVELOPMENT INC

No.	Description of Revisions	Date	By

KUMA ENGINEERING
469 WEST TONAPAH WAY - IVINS, UT 84738 - (435) 229-0244

OVERALL SITE PLAN
MOENKOPI TRAIL SUBDIVISION

PREPARED FOR KAYENTA DEVELOPMENT
PROJECT LOCATED IN SECTION X, T42S, R16W SLB&M
IVINS, UTAH

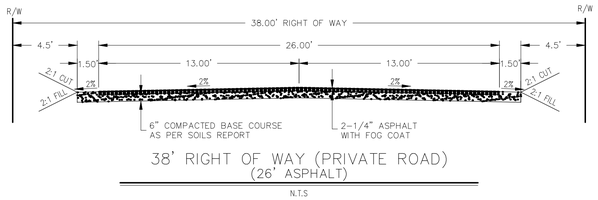
REGISTERED PROFESSIONAL ENGINEER No. 4873828 BRETT L. HENKE STATE OF UTAH
07-18-2024

Project :	DWW
File :	MT.BASE.p1
Date :	JUNE 2024
Drafted by :	BH
Review by :	BH

Scale : 1 = 120

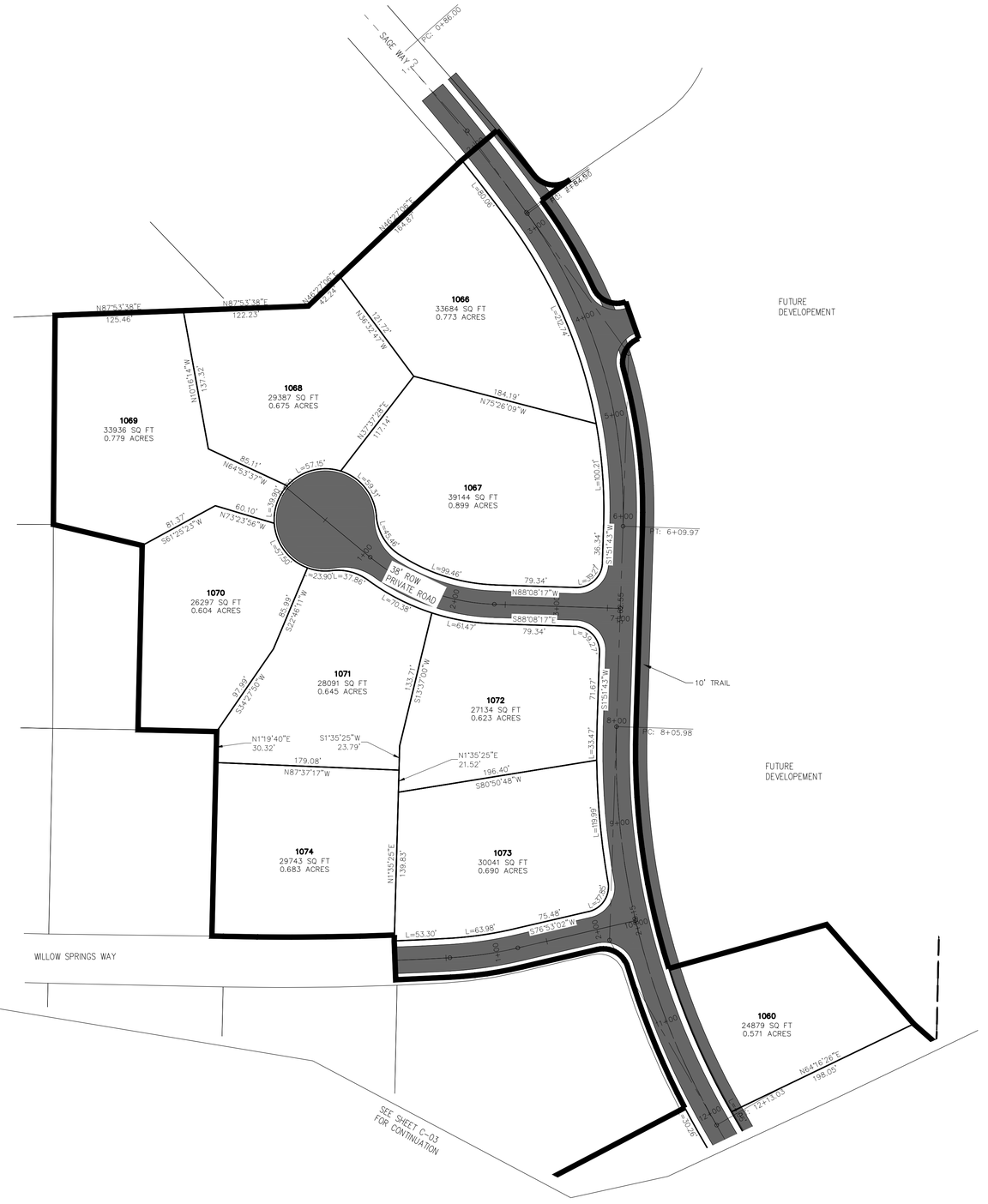
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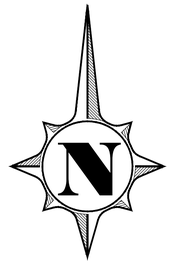


38' RIGHT OF WAY (PRIVATE ROAD)
(26' ASPHALT)

N.T.S



FUTURE
DEVELOPEMENT



60 0 60
SCALE IN FEET

OWNER: RT MARTEN UTAH, LLC
DEVELOPER: KAYENTA DEVELOPMENT INC

No.	Description of Revisions	Date	By

KUMA ENGINEERING
469 WEST TONAPAH WAY - IVINS, UT 84738 - (435) 229-0244

SITE PLAN
MOENKOPI TRAIL SUBDIVISION
PREPARED FOR KAYENTA DEVELOPMENT
PROJECT LOCATED IN SECTION X, T42S, R16W SLB&M
IVINS, UTAH

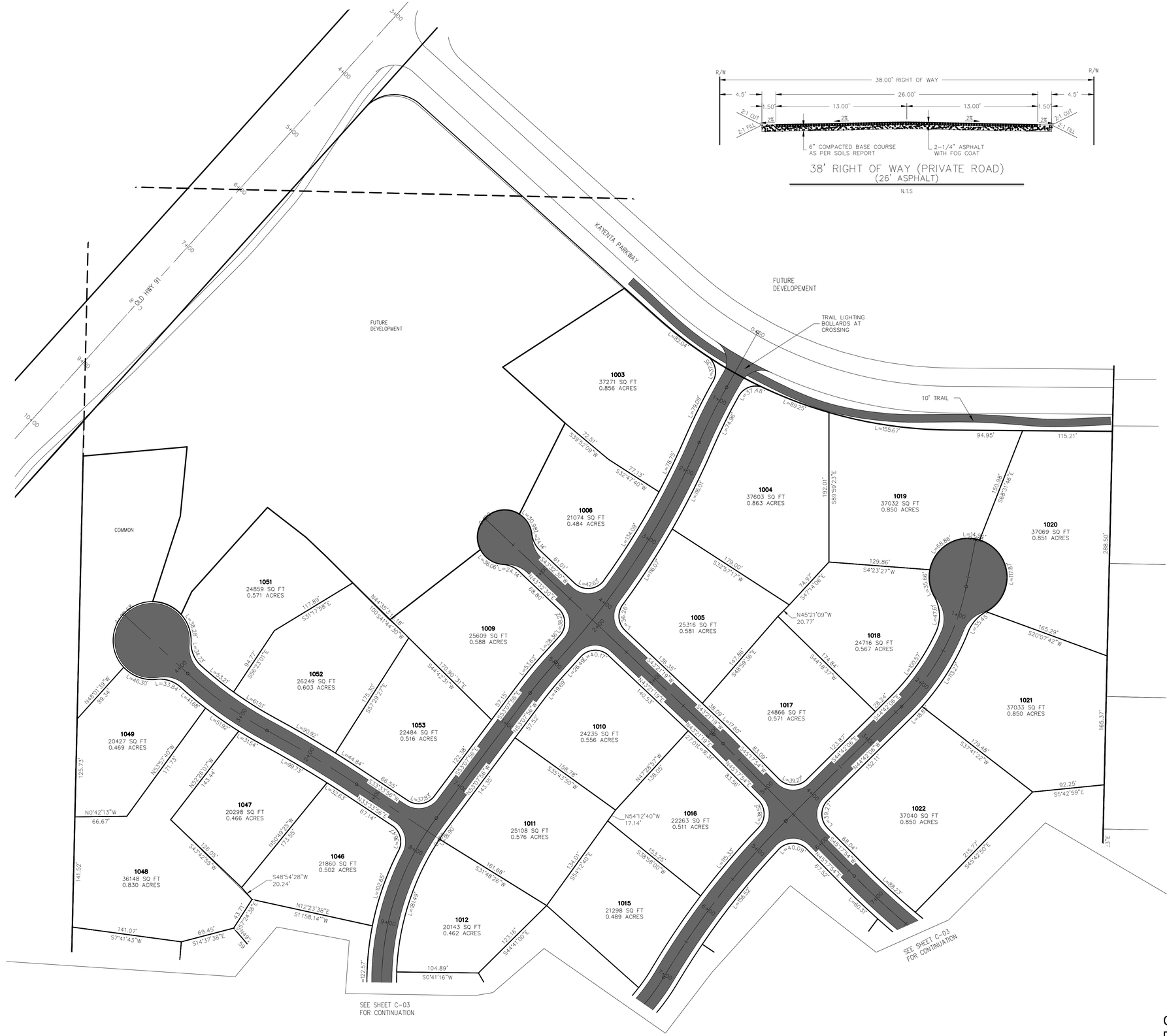
REGISTERED PROFESSIONAL ENGINEER
No. 487328
03-20-2024
Brett Henker
BRETT L. HENKER
STATE OF UTAH

Project :	DWW
File :	MT.BASE.p1
Date :	JUNE 2024
Drafted by :	BH
Review by :	BH

Scale :
1 = 60

Sheet No.
C-03

D:\KUMA\Projects\Kayenta\MD - DRY WASH WEST SUBDIVISION\MT.BASE.p1.DWG Jul 18, 2024 - 3:30pm Brett



38' RIGHT OF WAY (PRIVATE ROAD)
(26' ASPHALT)

N.T.S

60 0 60

SCALE IN FEET

OWNER: RT MARTEN UTAH, LLC
DEVELOPER: KAYENTA DEVELOPMENT INC

No.	Description of Revisions	Date	By

KUMA ENGINEERING
469 WEST TONAPAH WAY - IVINS, UT 84738 - (435) 229-0244

SITE PLAN
MOENKOPI TRAIL SUBDIVISION

PREPARED FOR KAYENTA DEVELOPMENT
PROJECT LOCATED IN SECTION X, T42S, R16W SLB&M
IVINS, UTAH

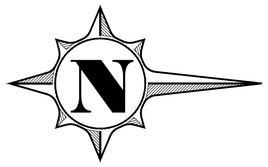
REGISTERED PROFESSIONAL ENGINEER No. 487328
07-18-2024
BRETT L. HENKE
STATE OF UTAH

Project :	DWW
File :	MT.BASE.p1
Date :	JUNE 2024
Drafted by :	BH
Review by :	BH

Scale :
1 = 60

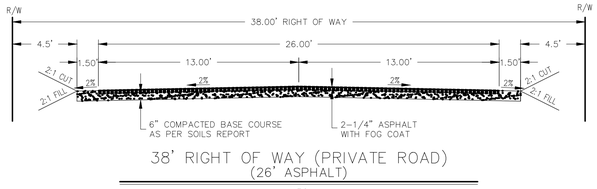
Sheet No.
C-04

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60 0 60

SCALE IN FEET



38' RIGHT OF WAY (PRIVATE ROAD)
(26' ASPHALT)

N.T.S

SEE SHEET C-04 FOR CONTINUATION

SEE SHEET C-04 FOR CONTINUATION

SEE SHEET C-03 FOR CONTINUATION

1042 21540 SQ FT 0.494 ACRES

1043 20079 SQ FT 0.461 ACRES

1045 22347 SQ FT 0.513 ACRES

1041 20192 SQ FT 0.464 ACRES

1044 20811 SQ FT 0.478 ACRES

1040 22227 SQ FT 0.510 ACRES

1039 20261 SQ FT 0.465 ACRES

1038 20552 SQ FT 0.472 ACRES

1037 18116 SQ FT 0.416 ACRES

1036 19878 SQ FT 0.456 ACRES

1035 24055 SQ FT 0.552 ACRES

1013 19033 SQ FT 0.437 ACRES

1014 22049 SQ FT 0.506 ACRES

1027 26536 SQ FT 0.609 ACRES

1028 26554 SQ FT 0.610 ACRES

1029 23190 SQ FT 0.532 ACRES

1030 24507 SQ FT 0.563 ACRES

1031 22930 SQ FT 0.526 ACRES

1032 22633 SQ FT 0.520 ACRES

1033 26686 SQ FT 0.613 ACRES

1034 31634 SQ FT 0.726 ACRES

1055 26249 SQ FT 0.603 ACRES

1056 27244 SQ FT 0.625 ACRES

1057 29602 SQ FT 0.680 ACRES

1058 28193 SQ FT 0.647 ACRES

1059 28160 SQ FT 0.646 ACRES

1025 25291 SQ FT 0.581 ACRES

1026 23706 SQ FT 0.544 ACRES

1023 37007 SQ FT 0.850 ACRES

1024 27937 SQ FT 0.641 ACRES

COMMON

10' TRAIL

FUTURE DEVELOPEMENT

FUTURE DEVELOPEMENT

FUTURE DEVELOPEMENT

OWNER: RT MARTEN UTAH, LLC
DEVELOPER: KAYENTA DEVELOPMENT INC

No.	Description of Revisions	Date	By

KUMA ENGINEERING
469 WEST TONAPAH WAY - IVINS, UT 84738 - (435) 229-0244

SITE PLAN
MOENKOPI TRAIL SUBDIVISION

PREPARED FOR KAYENTA DEVELOPMENT
PROJECT LOCATED IN SECTION X, T42S, R16W SLB&M
IVINS, UTAH

REGISTERED PROFESSIONAL ENGINEER
No. 4873878
07-18-2024
BRETT L. HENKE
STATE OF UTAH

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Review by :	BH

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Sheet No. C-05

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OWNER: RT MARTEN UTAH, LLC
DEVELOPER: KAYENTA DEVELOPMENT INC

No.	Description of Revisions	Date	By

KUMA ENGINEERING
469 WEST TONAPAH WAY - IVINS, UT 84738 - (435) 229-0244

PHASING PLAN
MOENKOPI TRAIL SUBDIVISION
PREPARED FOR KAYENTA DEVELOPMENT
PROJECT LOCATED IN SECTION X, T42S, R16W SLB&M
IVINS, UTAH

REGISTERED PROFESSIONAL ENGINEER
No. 487368
07-18-2024
BRETT L. HENKE
STATE OF UTAH

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Review by :	BH

Scale :
1 = 100

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C-06

D:\KUMA\Projects\Kayenta\MD - DRY WASH WEST SUBDIVISION\MT.BASE.p1.DWG, Jul 18, 2024 - 3:30pm, Brett

120 0 120
SCALE IN FEET

FUTURE ROAD AND UTILITY CONNECTION TO HWY 91 PER CURRENT IVINS CITY TRANSPORTATION PLAN

EXISTING 4"ø LP SEWER

4"ø LP SEWER

4"ø STEP/STEG LP SEWER INSTALLED WITH GRAVITY LINE REQUIRED FOR ALL PHASE BUILT PRIOR TO CITY LIFT STATION

SSMH-1 SSMH-2 SSMH-3 SSMH-4 SSMH-5 SSMH-6 SSMH-7 SSMH-8 SSMH-9 SSMH-10 SSMH-11 SSMH-12 SSMH-13 SSMH-14 SSMH-15 SSMH-23 SSMH-24 SSMH-25 SSMH-26 SSMH-27 SSMH-28 SSMH-29 SSMH-30 SSMH-31 SSMH-32 SSMH-33 SSMH-34 SSMH-35 SSMH-36 SSMH-37 SSMH-38 SSMH-39 SSMH-40 SSMH-41 SSMH-42 SSMH-43 SSMH-44 SSMH-45 SSMH-46 SSMH-47 SSMH-48 SSMH-49 SSMH-50 SSMH-60 SSMH-61 SSMH-93 SSMH-94 SSMH-96

SS-1 SS-2 SS-3 SS-4 SS-5 SS-6 SS-7 SS-8 SS-9 SS-10 SS-11 SS-12 SS-13 SS-14 SS-15 SS-22 SS-23 SS-24 SS-25 SS-26 SS-27 SS-28 SS-29 SS-30 SS-31 SS-32 SS-33 SS-34 SS-35 SS-36 SS-37 SS-38 SS-39 SS-40 SS-41 SS-42 SS-43 SS-44 SS-45 SS-46 SS-47 SS-48 SS-49 SS-94

1066 1067 1068 1069 1070 1071 1072 1073 1074 1060 1059 1058 1057 1056 1055 1024 1025 1034 1033 1032 1031 1035 1036 1037 1038 1039 1040 1041 1042 1043 1044 1045 1046 1047 1048 1049 1050 1051 1052 1053 1023 1026 1028 1029 1030 1027 1022 1021 1014 1013 1015 1016 1012 1011 1010 1020 1018 1017 1019 1005 1004 1009 1006 1003

BELOW SPRINGS WAY

KAYENTA PARKWAY

HWY 91

OWNER: RT MARTEN UTAH, LLC
DEVELOPER: KAYENTA DEVELOPMENT INC

No.	Description of Revisions	Date	By

KUMA ENGINEERING
469 WEST TONAPAH WAY - IVINS, UT 84738 - (435) 229-0244

OVERALL UTILITY PLAN
MOENKOPI TRAIL SUBDIVISION
PREPARED FOR KAYENTA DEVELOPMENT
PROJECT LOCATED IN SECTION X, T42S, R16W SLB&M
IVINS, UTAH

REGISTERED PROFESSIONAL ENGINEER
No. 8873828
07-18-2024
BRETT L. HENKE
STATE OF UTAH

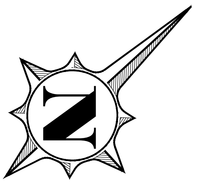
Project :	DWW
File :	MT.BASE.p1
Date :	JUNE 2024
Drafted by :	BH
Review by :	BH

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1 = 120

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C-07

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OWNER: RT MARTEN UTAH, LLC
DEVELOPER: KAYENTA DEVELOPMENT INC

Sheet No.	C-08	Project : DWW	
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		Date : JUNE 2024	
		Drafted by : BH	
		Review by : BH	

REGISTERED PROFESSIONAL ENGINEER — STATE OF UTAH — No. 7841847 — 07-18-2024

OFF-SITE UTILITY PLAN
MOENKOPI TRAIL SUBDIVISION
PREPARED FOR KAYENTA DEVELOPMENT
PROJECT LOCATED IN SECTION X, T42S, R16W SLB&M
IVINS, UTAH

KUMA ENGINEERING
469 WEST TONAPAH WAY - IVINS, UT 84738 - (435) 229-0244

No.	Description of Revisions	Date	By

SANITARY SEWER STUCTURE TABLE

NAME	SIZE	RIM	INV IN	INV OUT
SSMH-1	60"ø	3058.50		3048.00 (SS-1)
SSMH-2	60"ø	3056.79	3047.20 (SS-1)	3047.00 (SS-2)
SSMH-3	60"ø	3050.87	3039.50 (SS-2) 3039.50 (SS-23)	3039.30 (SS-3)
SSMH-4	60"ø	3042.64	3034.20 (SS-3) 3034.20 (SS-22)	3034.00 (SS-4)
SSMH-5	48"ø	3037.78	3028.60 (SS-4)	3028.40 (SS-5)
SSMH-6	48"ø	3036.22	3027.60 (SS-5)	3027.40 (SS-6)
SSMH-7	48"ø	3034.20	3026.50 (SS-6)	3024.00 (SS-7)
SSMH-8	60"ø	3033.58	3023.50 (SS-7) 3023.50 (SS-26)	3023.30 (SS-8)
SSMH-9	60"ø	3030.80	3021.00 (SS-8)	3020.80 (SS-9)
SSMH-10	60"ø	3021.50	3011.90 (SS-9)	3011.70 (SS-10)
SSMH-11	60"ø	3018.71	3007.40 (SS-10) 3007.40 (SS-49)	3007.20 (SS-11)
SSMH-12	60"ø	3016.76	3006.50 (SS-11)	3006.30 (SS-12)
SSMH-13	48"ø	3009.98	3002.70 (SS-12)	3002.50 (SS-13)
SSMH-14	60"ø	3008.84	3002.00 (SS-13) 3002.00 (SS-40)	3001.80 (SS-14)
SSMH-15	48"ø	2999.87	2995.80 (SS-14)	2995.60 (SS-15)
SSMH-16	48"ø	2999.76	2993.90 (SS-15)	2993.70 (SS-16)
SSMH-17	48"ø	2989.26	2983.00 (SS-16)	2982.80 (SS-17)
SSMH-18	60"ø	2989.49	2980.80 (SS-17)	2980.60 (SS-18)
SSMH-19	60"ø	2990.84	2978.60 (SS-18)	2978.40 (SS-19)
SSMH-20	48"ø	2984.28	2976.40 (SS-19)	2976.20 (SS-20)

SANITARY SEWER STUCTURE TABLE

NAME	SIZE	RIM	INV IN	INV OUT
SSMH-21	48"ø	2982.80	2974.20 (SS-20)	2974.20 (SS-21)
SSMH-22	48"ø	2981.83	2974.70 (SS-21)	
SSMH-23	48"ø	3049.42	3040.20 (SS-94)	3040.00 (SS-22)
SSMH-24	48"ø	3051.70		3041.50 (SS-23)
SSMH-25	48"ø	3048.02		3038.00 (SS-24)
SSMH-26	48"ø	3043.62	3033.20 (SS-24)	3033.00 (SS-25)
SSMH-27	48"ø	3037.42	3026.75 (SS-25)	3026.55 (SS-26)
SSMH-28	48"ø	3076.74	3067.00 (SS-92)	3066.80 (SS-27)
SSMH-29	48"ø	3068.55	3058.75 (SS-93)	3058.55 (SS-28)
SSMH-30	48"ø	3062.74	3052.79 (SS-28) 3052.79 (SS-42)	3052.59 (SS-29)
SSMH-31	48"ø	3059.40	3049.51 (SS-29)	3049.51 (SS-30)
SSMH-32	60"ø	3056.43	3046.71 (SS-30) 3046.71 (SS-44)	3046.51 (SS-31)
SSMH-33	48"ø	3054.04	3044.27 (SS-31)	3044.27 (SS-32)
SSMH-34	48"ø	3047.59	3037.90 (SS-32)	3037.90 (SS-33)
SSMH-35	48"ø	3043.31	3033.62 (SS-33)	3033.62 (SS-34)
SSMH-36	48"ø	3035.60	3025.55 (SS-34)	3025.55 (SS-35)
SSMH-37	48"ø	3033.75	3024.02 (SS-35)	3023.82 (SS-36)
SSMH-39	60"ø	3031.00	3020.20 (SS-36) 3014.60 (SS-59)	3014.40 (SS-38)
SSMH-40	48"ø	3022.24	3012.50 (SS-38)	3012.30 (SS-39)
SSMH-41	48"ø	3014.39	3004.75 (SS-39)	3004.55 (SS-40)

SANITARY SEWER STUCTURE TABLE

NAME	SIZE	RIM	INV IN	INV OUT
SSMH-42	48"ø	3073.00		3063.00 (SS-41)
SSMH-43	48"ø	3068.50	3058.70 (SS-41)	3058.50 (SS-42)
SSMH-44	48"ø	0.86		-0.33 (SS-43)
SSMH-45	48"ø	3061.74	-0.33 (SS-43)	-0.33 (SS-44)
SSMH-46	48"ø	3031.92		3022.00 (SS-45)
SSMH-47	48"ø	3027.85	3018.00 (SS-45)	3017.90 (SS-46)
SSMH-48	48"ø	3021.50	3012.20 (SS-46)	3012.00 (SS-47)
SSMH-49	48"ø	3022.42	3011.40 (SS-47)	3011.20 (SS-48)
SSMH-50	48"ø	3035.82	3009.55 (SS-48)	3009.35 (SS-49)
SSMH-60	48"ø	3030.89		3015.20 (SS-59)
SSMH-61	48"ø	3045.47		-0.33 (SS-60)
SSMH-93	48"ø	3081.67		3071.80 (SS-92)
SSMH-94	48"ø	3073.01	3063.20 (SS-27)	3063.00 (SS-93)
SSMH-96	48"ø	3057.80		3045.00 (SS-94)

SANITARY SEWER PIPING

NAME	SIZE	LENGTH	SLOPE
SS-1	8.000	151.224	0.53%
SS-2	8.000	262.581	2.86%
SS-3	8.000	343.049	1.49%
SS-4	8.000	342.813	1.58%
SS-5	8.000	150.787	0.53%
SS-6	8.000	178.991	0.50%
SS-7	8.000	56.640	0.88%
SS-8	8.000	111.294	2.07%
SS-9	8.000	186.086	4.78%
SS-10	8.000	153.478	2.80%
SS-11	8.000	113.878	0.61%
SS-12	8.000	260.874	1.38%
SS-13	8.000	98.943	0.51%
SS-14	8.000	280.543	2.14%
SS-15	8.000	310.152	0.55%
SS-16	8.000	400.000	2.67%
SS-17	8.000	400.000	0.50%
SS-18	8.000	400.000	0.50%
SS-19	8.000	400.000	0.50%
SS-20	8.000	400.000	0.50%

SANITARY SEWER PIPING

NAME	SIZE	LENGTH	SLOPE
SS-21	8.000	96.390	-0.52%
SS-22	8.000	225.703	2.57%
SS-23	8.000	369.676	0.54%
SS-24	8.000	204.189	2.35%
SS-25	8.000	188.788	3.31%
SS-26	8.000	106.825	2.85%
SS-27	8.000	98.787	3.64%
SS-28	8.000	167.756	3.43%
SS-29	8.000	153.790	2.00%
SS-30	8.000	167.190	1.68%
SS-31	8.000	132.327	1.70%
SS-32	8.000	323.227	1.97%
SS-33	8.000	186.982	2.29%
SS-34	8.000	344.150	2.34%
SS-35	8.000	99.771	1.53%
SS-36	8.000	129.713	2.79%
SS-38	8.000	210.942	0.90%
SS-39	8.000	400.033	1.89%
SS-40	8.000	302.510	0.84%
SS-41	8.000	154.440	2.78%

SANITARY SEWER PIPING

NAME	SIZE	LENGTH	SLOPE
SS-42	8.000	193.152	2.96%
SS-43	8.000	37.952	0.00%
SS-44	8.000	220.221	-1383.63%
SS-45	8.000	176.492	2.27%
SS-46	8.000	128.859	4.42%
SS-47	8.000	92.595	0.65%
SS-48	8.000	225.788	0.73%
SS-49	8.000	406.844	0.48%
SS-59	8.000	116.422	0.52%
SS-60	8.000	182.100	0.00%
SS-92	8.000	105.171	4.56%
SS-93	8.000	119.612	3.55%
SS-94	8.000	200.763	2.39%

No.	Description of Revisions	Date	By

KUMA ENGINEERING
469 WEST TONAPAH WAY - IVINS, UT 84738 - (435) 229-0244

mSEWER MANHOLES TABLES
MOENKOPI TRAIL SUBDIVISION
PREPARED FOR KAYENTA DEVELOPMENT
PROJECT LOCATED IN SECTION X, T42S, R16W SLB&M
IVINS, UTAH

REGISTERED PROFESSIONAL ENGINEER
No. 4873828
07-18-2024
BRETT L. HENKE
STATE OF UTAH

Project : DWW
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C-09

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100 0 100
SCALE IN FEET

N

FEMA FLOODWAY ZONE AE

FEMA REGULATORY FLOODWAY

NOTE: ELEVATIONS SHOWN ON THIS PLAN MATCH HCN. TO COMPARE WITH ELEVATIONS DETERMINED USING THE KAYENTA BASE, SUBTRACT 2.20 FEET FROM ELEVATION SHOWN.

LEGEND

EXISTING CONTOUR 2940

PROPOSED CONTOUR 2940

PROPOSED STORM DRAIN SD SD

EXISTING STORM DRAIN SD SD

NOTES

1. ALL IMPORTED STRUCTURAL FILL SHALL MEET GEOTECHNICAL REPORT REQUIREMENTS. ALL IMPORTED STRUCTURAL FILL SHALL BE PLACED IN 8" LOOSE HORIZONTAL LIFTS AND COMPACTED TO A MINIMUM OF 95%

2. THE CONTRACTOR SHALL PROVIDE SUITABLE EQUIPMENT TO CONTROL DUST AND AIR POLLUTION CAUSED BY CONSTRUCTION OPERATIONS. THE CONTRACTOR SHALL ALSO PROVIDE SUITABLE MUD AND DIRT CONTAINMENT TO MAINTAIN THE WORK SITE, ACCESS ROADWAYS AND ADJACENT PROPERTIES IN A CLEAN CONDITION.

3. ALL EXCAVATION AND GRADING SHALL BE IN ACCORDANCE WITH THE CURRENT REQUIREMENTS OF IVINS CITY, UNIFORM BUILDING CODES, APPENDIX K OF IBC AND GEOTECHNICAL INVESTIGATION STUDY.

4. GEOTECHNICAL ENGINEER TO PROVIDE GRADING COMPLETION REPORT TO CONFIRM WORK HAS BEEN PERFORMED IN CONFORMANCE WITH THEIR RECOMMENDATIONS.

5. ALL STORM DRAIN TO BE CORRUGATED POLYPROPYLENE (PP)

DUST CONTROL MEASURES

EARTH MOVING ACTIVITIES:

1. APPLY WATER BY MEANS OF TRUCKS, BACKHOES AND/OR SPRINKLERS AT SUFFICIENT FREQUENCY AND QUANTITY, PRIOR TO CONDUCTING, DURING AND AFTER EARTH MOVING ACTIVITIES.

2. PRE-APPLY WATER TO THE DEPTH OF THE PROPOSED CUTS, CUTS, OR EQUIPMENT PENETRATION.

3. APPLY WATER AS NECESSARY AND PRIOR TO EXPECTED WIND EVENTS.

4. OPERATE HAUL VEHICLES APPROPRIATELY IN ORDER TO MINIMIZE FUGITIVE DUST AND APPLY WATER AS NECESSARY DURING LOADING OPERATIONS.

DISTURBED SURFACE AREAS OR INACTIVE CONSTRUCTION SITES:

1. WHEN ACTIVE CONSTRUCTION OPERATIONS HAVE CEASED, APPLY WATER AT SUFFICIENT FREQUENCY AND QUANTITY TO DEVELOP A SURFACE CRUST AND PRIOR TO EXPECTED WIND EVENTS.

2. INSTALL FENCE BARRIER AND/OR "NO TRESPASSING" SIGNS TO PREVENT ACCESS TO DISTURBED SURFACE AREAS.

OWNER: RT MARTEN UTAH, LLC
DEVELOPER: KAYENTA DEVELOPMENT INC

No.	Description of Revisions	Date	By

KUMA ENGINEERING
469 WEST TONAPAH WAY - IVINS, UT 84738 - (435) 229-0244

GRADING AND DRAINAGE PLAN
MOENKOPI TRAIL SUBDIVISION
PREPARED FOR KAYENTA DEVELOPMENT
PROJECT LOCATED IN SECTION X, T42S, R16W SLB&M
IVINS, UTAH

REGISTERED PROFESSIONAL ENGINEER No. 4873823 07-18-2024 BRETT L. HENKE STATE OF UTAH

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Sheet No. C-10

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PIPE WASH FLOW TO STORM DRAIN SYSTEM

PIPE WASH FLOW TO STORM DRAIN SYSTEM

WASH – THIS DRY WASH NO LONGER CARRIES A SIGNIFICANT FLOW.

PIPE WASH FLOW TO STORM DRAIN SYSTEM

DETENTION BASIN 2 WILL DISCHARGE INTO COYOTE WASH.

DETENTION BASIN 1 WILL DISCHARGE INTO EXISTING WASH THROUGH FREI PARCEL. DEVELOPED FLOWS WILL BE LIMITED TO EXISTING FLOWS

N

120 0 120

SCALE IN FEET

No.	Description of Revisions	Date	By

KUMA ENGINEERING
469 WEST TONAPAH WAY - IVINS, UT 84738 - (435) 229-0244

STORM DRAIN PLAN
MOENKOPI TRAIL SUBDIVISION

PREPARED FOR KAYENTA DEVELOPMENT

PROJECT LOCATED IN SECTION X, T42S, R16W SLB&M
IVINS, UTAH

REGISTERED PROFESSIONAL ENGINEER
No. 487268
07-18-2024
BRETT L. HENKE
STATE OF UTAH

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Sheet No.
C-11

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