

APPROVED FOR CONSTRUCTION

INITIAL ACCEPTANCE

CITY OF GRAND JUNCTION

DATE

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DATE

PETERSON

MH #3
7+71.83
N-8730.33 E-8828.23
N 9730.88 E 8029.37

N00°29'51"W
378.00

MH #2
7+95.75
N-8384.34 N 8355.08
E-8831.48 E 8032.32

N00°03'07"W
385.75

MH #1
4+00
N 8958.61
E 8032.08

NOTE:
10' WIDE x 8" DEEP OF GRAVEL ROAD BASE
FOR ACCESS TO MANHOLES (PROPOSED)

LOT 1

LOT 3

13th STREET

20' sewer line easement

PROPOSED 8" SEWER LINE

proposed 16" concrete pipe
18"

existing conc. ditch

1 1/2 : 1
side slope

NOTE:
Existing concrete irrigation
ditch to be relocated 7' west
of sewer line and put in 8" pvc
pipe.

500'38"19"W
400.00

NW CORNER
FAIRMOUNT NORTH SUB.
NW CORNER
NE 1/4 SW 1/4 SW 1/4
SECTION 1
T1S, R1W, U1M.

existing Manhole
0+00
N 8558.63
E 8027.63

LINE "A" PROPOSED 8" SEWER LINE



SCALE: HORZ: 1" = 50' FT
VERT: 1" = 10' FT

LEGEND & NOTES

- Elevation control bench = 4689.37 on Mesa County Brass Cap W1/4 corner Sec. 1 (27 and F 1/2 Roads)

NOTES:

All materials and workmanship shall be subject to inspection by the City of Grand Junction. The City of Grand Junction reserves the right to accept or reject any materials and workmanship that does not conform to the standards and specifications of the City of Grand Junction.

The Contractor shall have one signed copy of the Plans, and a copy of the City of Grand Junction's standards and specifications at the job site at all times.

AS BUILTS 4/19/1994

4700

4700

4690

4690

4680

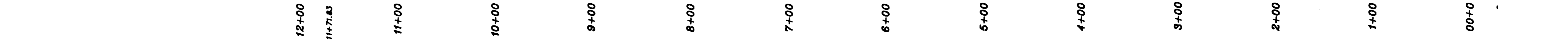
4680

4670

4670

4660

4660



SEWER NOTES

- All construction & materials shall comply with the City of Grand Junction specifications & standard details.
- Extend laterals inside Lot lines 14 feet.
- Where sewerlines and water mains cross within 10 horizontal feet of each other, the sewer pipe shall be a minimum of 18 inches clear distance vertically below the water main; otherwise special sewerline construction is required which shall consist of: a) AWWA C-900 PVC sewer pipe with 6" thick concrete collars which shall extend at least 6 inches on either side of joints. If the sewer line crosses a water main, an 18 foot minimum length pipe section shall be centered with respect to the water main, having collared end joints; or b) 6" inch thick concrete encasement along the entire length of sewerline.
- Leave Rim elevations 3" below finish grade - road contractor to bring rime to grade after paving and grout per Grand Junction's specs.
- Sewer service laterals shall be installed 14' inside property line (Roadway Right-of-way line) and capped with water-tight plugs. They shall be marked with a 4"x4" board buried vertically above the end of the pipe and extending 6" above the ground surface. The top 6" of the board shall be painted white.
- Cover sewer a minimum of 42"
- Pipe specifications: Main - PVC-ASTM D 3034 - SDR 35 8"
PVC-AWWA C900 8"
Laterals - PVC-ASTM D 3034 - SDR 35 4"

LINE "A"

Trenches:

Trench backfill shall be compacted to 95% standard Proctor density in 12" lifts (max) in R.O.W.



revised 2/11/94
revised 1/3/94
revised 12/14/93
revised 10/18/93

THE ATRIUM AT GRAND VALLEY RETIREMENT VILLAGE

SEWER LINE PLAN AND PROFILE

SITUATED IN THE NW1/4 NW1/4 SW1/4 SECTION 1, T1S, R1W, U1M.

FOR: COLSON-COLSON	Q.E.D. SURVEYING SYSTEMS Inc. 1018 COLO. AVE. GRAND JUNCTION COLORADO 81501 (303) 241-2370 484-7588	SURVEYED BY: SB MF
SCALE: 1" = 50' FT		DRAWN BY: MEM
DATE: 8/1/93		ACAD ID: AGVSEWE
		SHEET NO.
		FILE: 83025