

Eden Center
Eden, Weber County, Utah

Lot: 41.3061 Long: 111.8281

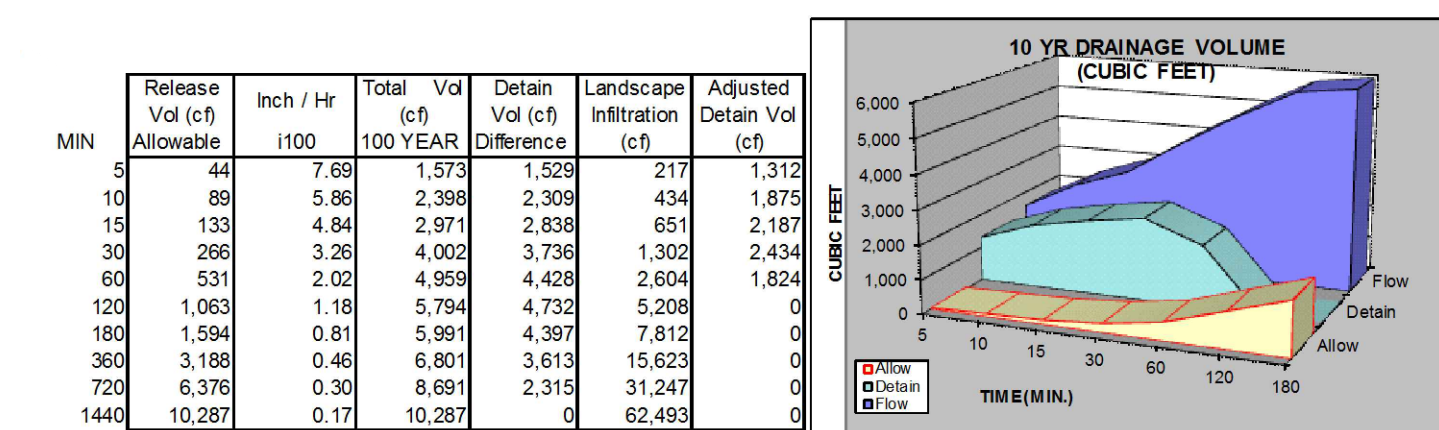
Areas	Sq. Ft.	Area	C	Infiltration Rate (MPI)	Allow Release Rate (cfs/acre)	Q Allowable (cfs)
Hard Surface	25,122	0.5767	0.85	40.00	0.1	
Building	6,968	0.1600	0.90			
Landscape	20,831	0.4782	0.10			
Total/Weighted	52,921	1.2149	0.56			



GRADING & DRAINAGE PLAN

EDEN CENTER

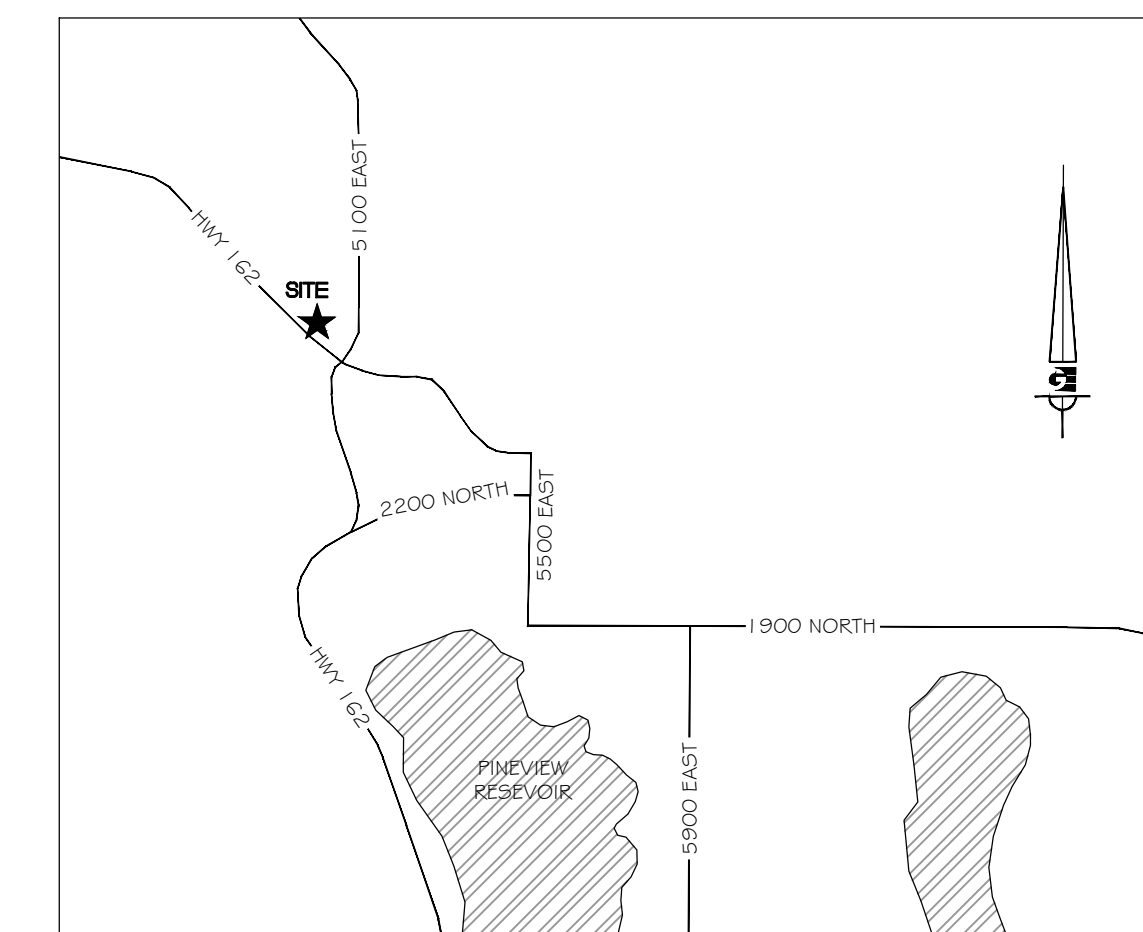
PART OF THE NORTHWEST QUARTER OF SECTION 34 T7N, R1E, SLB & M, U.S. SURVEY
EDEN CITY, WEBER COUNTY, UTAH
JUNE 2012



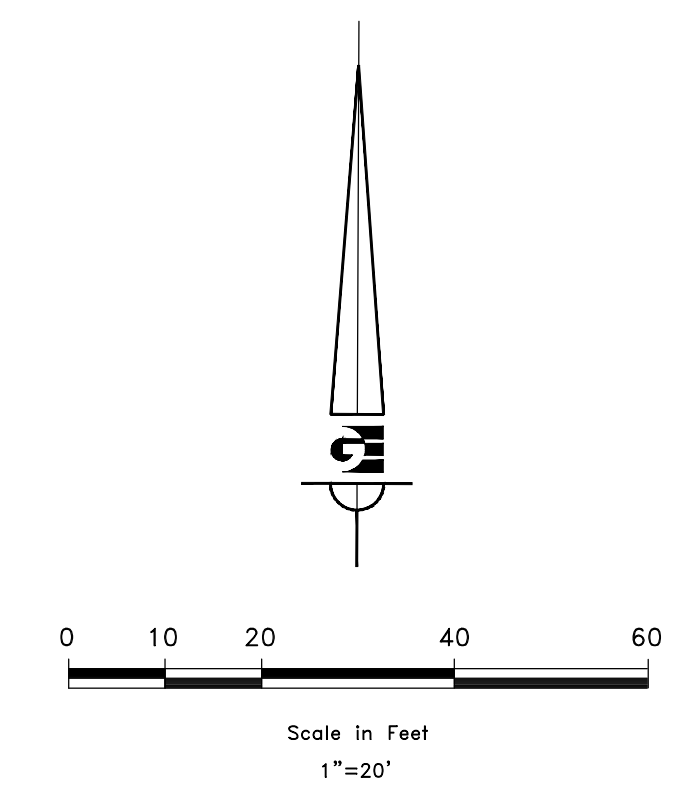
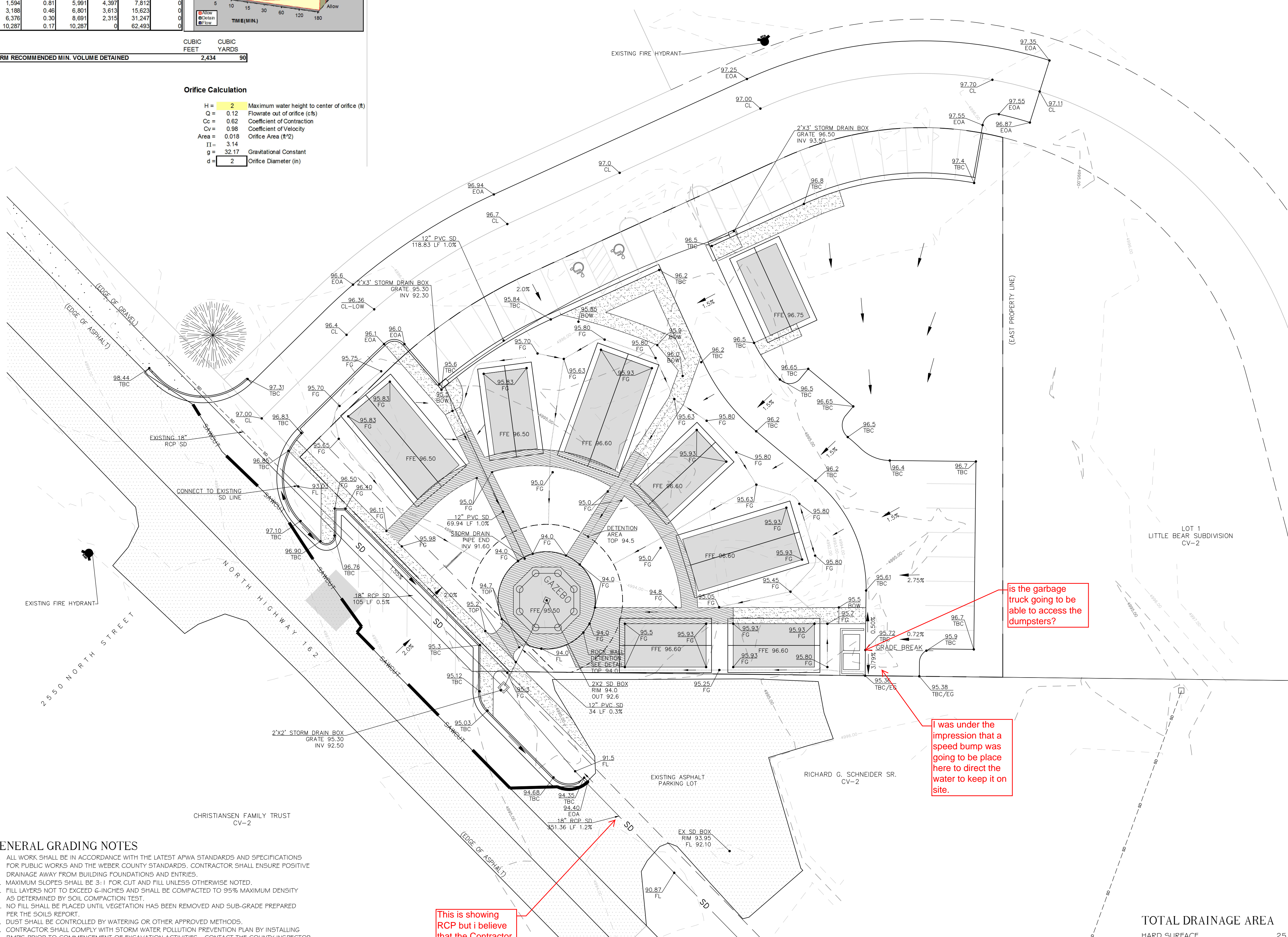
10 YEAR STORM RECOMMENDED MIN. VOLUME DETAINED	2,434	90
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Orifice Calculation

- H = 2 Maximum water height to center of orifice (ft)
- Q = 0.12 Flowrate out of orifice (cfs)
- Cc = 0.62 Coefficient of Contraction
- Cv = 0.98 Coefficient of Velocity
- Area = 0.018 Orifice Area (ft²)
- Tt = 3.14
- g = 32.17 Gravitational Constant
- d = 2 Orifice Diameter (in)



VICINITY MAP



LEGEND

---	EASEMENT LINE
---	PROPERTY LINE
SD	PROPOSED STORM DRAIN
SD	EXISTING STORM DRAIN
---	DRAINAGE DIRECTION
---	DRAINAGE SWALE
---	STORAGE SWALE
TBC	TOP BACK OF CURB
EG	EXISTING GROUND
FG	FINISH GROUND
BOW	BACK OF WALK
EOA	EDGE OF ASPHALT
FL	FLOW LINE
CL	CENTERLINE

GENERAL GRADING NOTES

1. ALL WORK SHALL BE IN ACCORDANCE WITH THE LATEST APWA STANDARDS AND SPECIFICATIONS FOR PUBLIC WORKS AND THE WEBER COUNTY STANDARDS. CONTRACTOR SHALL ENSURE POSITIVE DRAINAGE AWAY FROM BUILDING FOUNDATIONS AND ENTRIES.
2. MAXIMUM SLOPES SHALL BE 3:1 FOR CUT AND FILL UNLESS OTHERWISE NOTED.
3. FILL LAYERS NOT TO EXCEED 6-INCHES AND SHALL BE COMPACTED TO 95% MAXIMUM DENSITY AS DETERMINED BY SOIL COMPACTION TEST.
4. NO FILL SHALL BE PLACED UNTIL VEGETATION HAS BEEN REMOVED AND SUB-GRADE PREPARED PER THE SOILS REPORT.
5. DUST SHALL BE CONTROLLED BY WATERING OR OTHER APPROVED METHODS.
6. CONTRACTOR SHALL COMPLY WITH STORM WATER POLLUTION PREVENTION PLAN BY INSTALLING BMP'S PRIOR TO COMMENCEMENT OF EXCAVATION ACTIVITIES. CONTACT THE COUNTY INSPECTOR FOR INSPECTION.
7. ALL RECOMMENDATIONS OF THE GEOTECHNICAL REPORT AND ALL SUBSEQUENT REPORTS, ADDENDUM ETC. SHALL BE CONSIDERED A PART OF THIS GRADING PLAN AND SHALL BE COMPLIED WITH.
8. THE CONTRACTOR SHALL CONTACT BLUE STAKES FOR LOCATION MARKING PRIOR TO COMMENCING EXCAVATION ACTIVITIES.
9. WEBER COUNTY MAY REQUIRE A PRE-CONSTRUCTION MEETING BEFORE A PERMIT IS ISSUED.
10. STREETS ADJACENT TO THE PROJECT SHALL BE CLEAN AT ALL TIMES.
11. CONTRACTOR IS RESPONSIBLE FOR ARRANGING FOR ALL REQUIRED INSPECTIONS.
12. PRIOR TO TAKING WATER FROM A FIRE HYDRANT, THE CONTRACTOR SHALL MAKE ARRANGEMENTS WITH WATER UTILITY TO OBTAIN A WATER METER.
13. ELEVATIONS SHOWN ON BUILDINGS ARE FINISHED FLOOR LOWEST LEVEL.
14. SAWCUT 12" OFF OF EXISTING ASPHALT PRIOR TO NEW INSTALLING NEW PAVEMENT.

This is showing RCP but I believe that the Contractor used HDPE. A detail of the pipe should be shown.

I was under the impression that a speed bump was going to be place here to direct the water to keep it on site.

is the garbage truck going to be able to access the dumpsters?

TOTAL DRAINAGE AREA

HARD SURFACE	25,122 SF
BUILDING	6,968 SF
LANDSCAPE	20,831 SF
RELEASE RATE	0.10 CFS/ACRE
INFILTRATION RATE	1.51 CFS/ACRE
REQUIRED DETENTION CAPACITY	2,434 CF
	3,729 CF

NOTICE:
EXISTING UTILITIES ARE SHOWN ON PLANS FOR THE CONVENIENCE OF THE CONTRACTOR ONLY. THE CONTRACTOR IS RESPONSIBLE FOR THE PROTECTION OF ALL UTILITIES. THE ENGINEER BEARS NO RESPONSIBILITY FOR THE UTILITIES NOT SHOWN OR SHOWN INCORRECTLY.

Call BLUE STAKES BEFORE YOU Dig
1-800-662-4111
UTAH SURVEYING BOARD

DEVELOPER
WOP WOM, LLC.
ERIC SMITH
212 MERCHANT ST., #330
HONOLULU, HI 96813
PHONE: (808) 524-3551
FAX: (808) 524-8803

SCALE: 1" = 20'

DATE: AUGUST 2012
DESIGN: TMN/RC/JSCC
DRAWN: RC
CHECKED: TMN

REVISIONS	DESCRIPTION

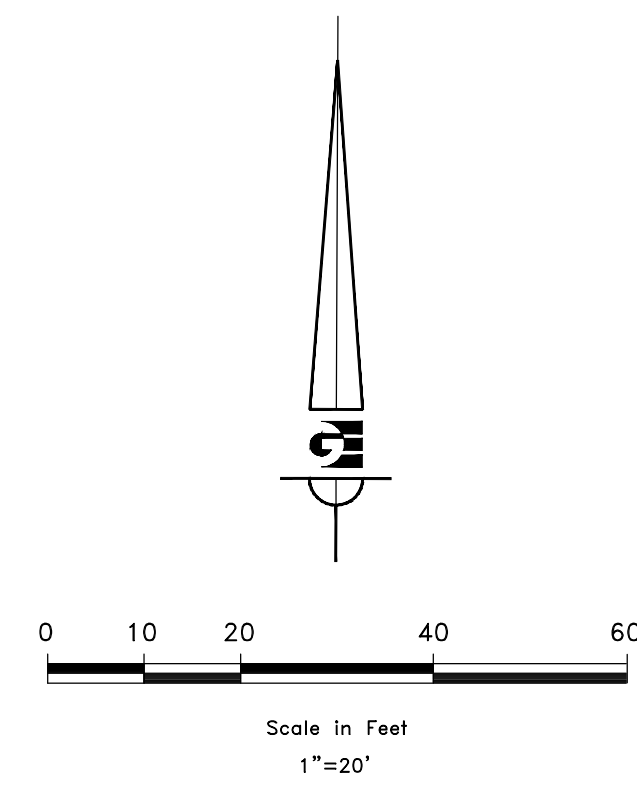
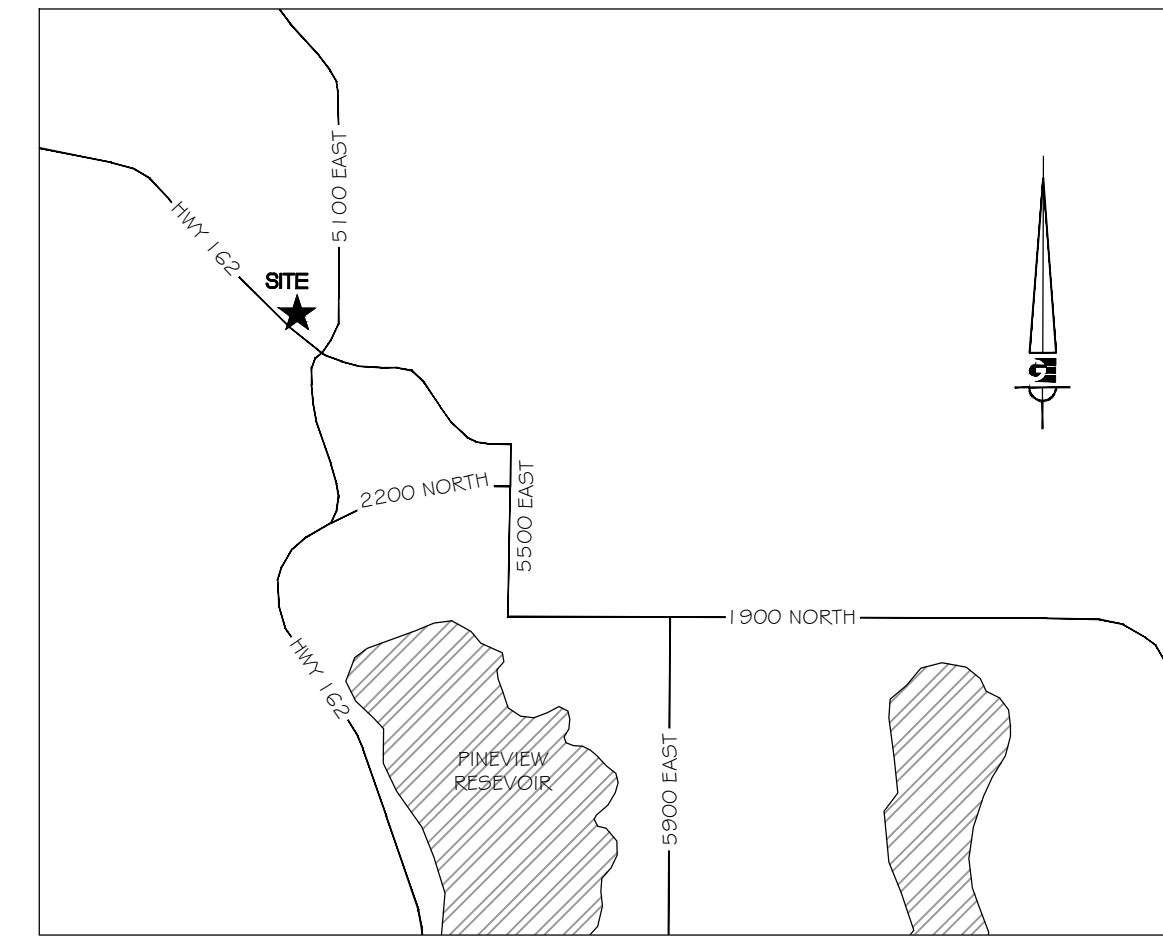
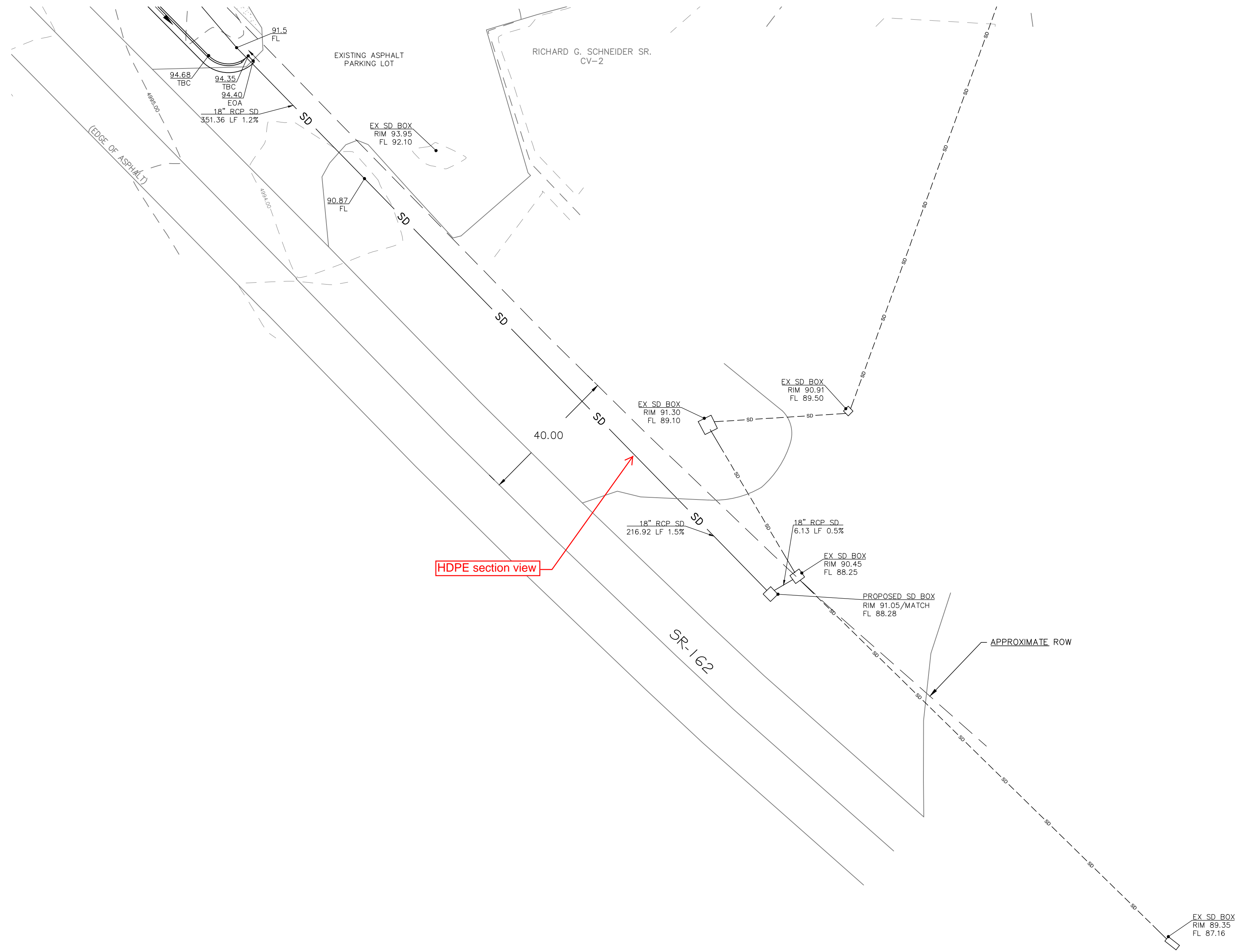
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WOP WOM LLC
EDEN CENTER
GRADING PLAN
EDEN CITY, WEBER COUNTY, UTAH

Gardner Engineering
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ENGINEERING
LAND SURVEYING
ALTERNATIVE ENERGY

5875 South Adams Ave., Parkway, Suite 200 • Ogden, UT 84405
• Phone (801) 476 0202 • Fax (801) 476-0066

GRADING & DRAINAGE PLAN EXHIBIT
EDEN CENTER
 PART OF THE NORTHWEST QUARTER OF
 SECTION 34 T7N, R1E, SLB & M, U.S. SURVEY
 EDEN CITY, WEBER COUNTY, UTAH
 2012



- NOTE:
- 1- ALL CONSTRUCTION TO CONFORM TO WEBER COUNTY STANDARDS AND SPECIFICATIONS
 - 2- THIS DOES NOT CONSTITUTE A BOUNDARY SURVEY; THE ROW SHOWN IS APPROXIMATE AT BEST AND MAY NOT REFLECT THE ACTUAL ROW

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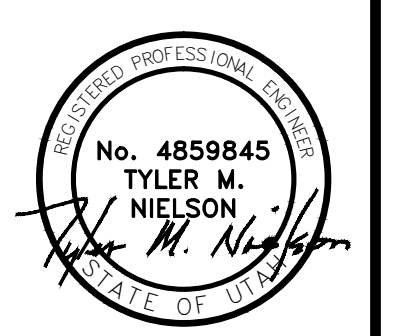
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 EDEN CENTER
 GRADING PLAN - ROW SD REVISION
 EDEN CITY, WEBER COUNTY, UTAH

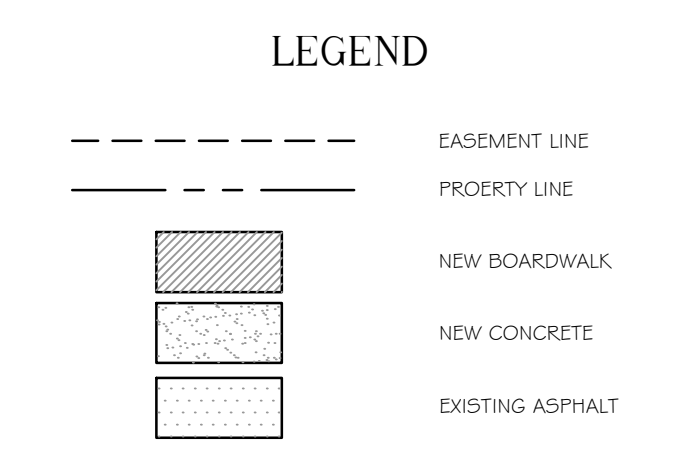
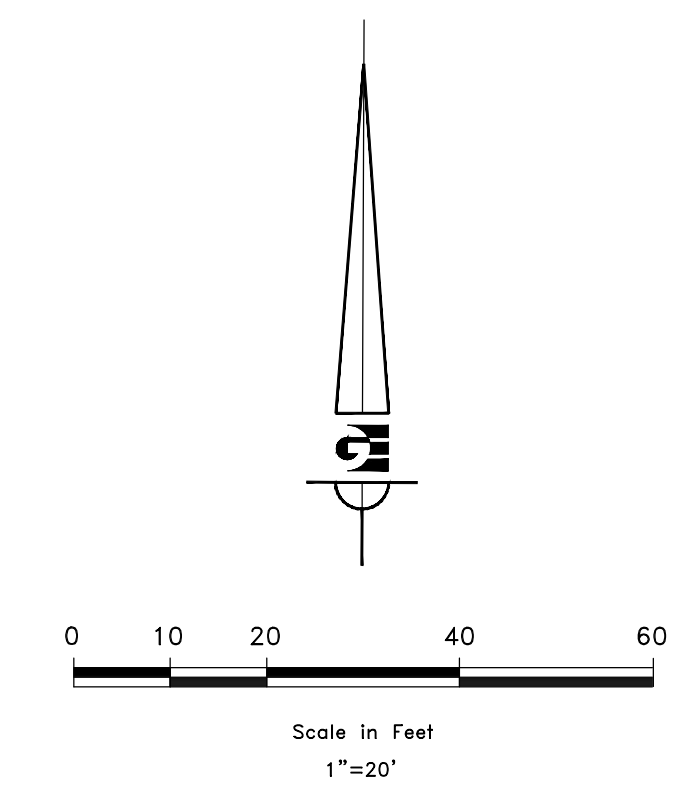
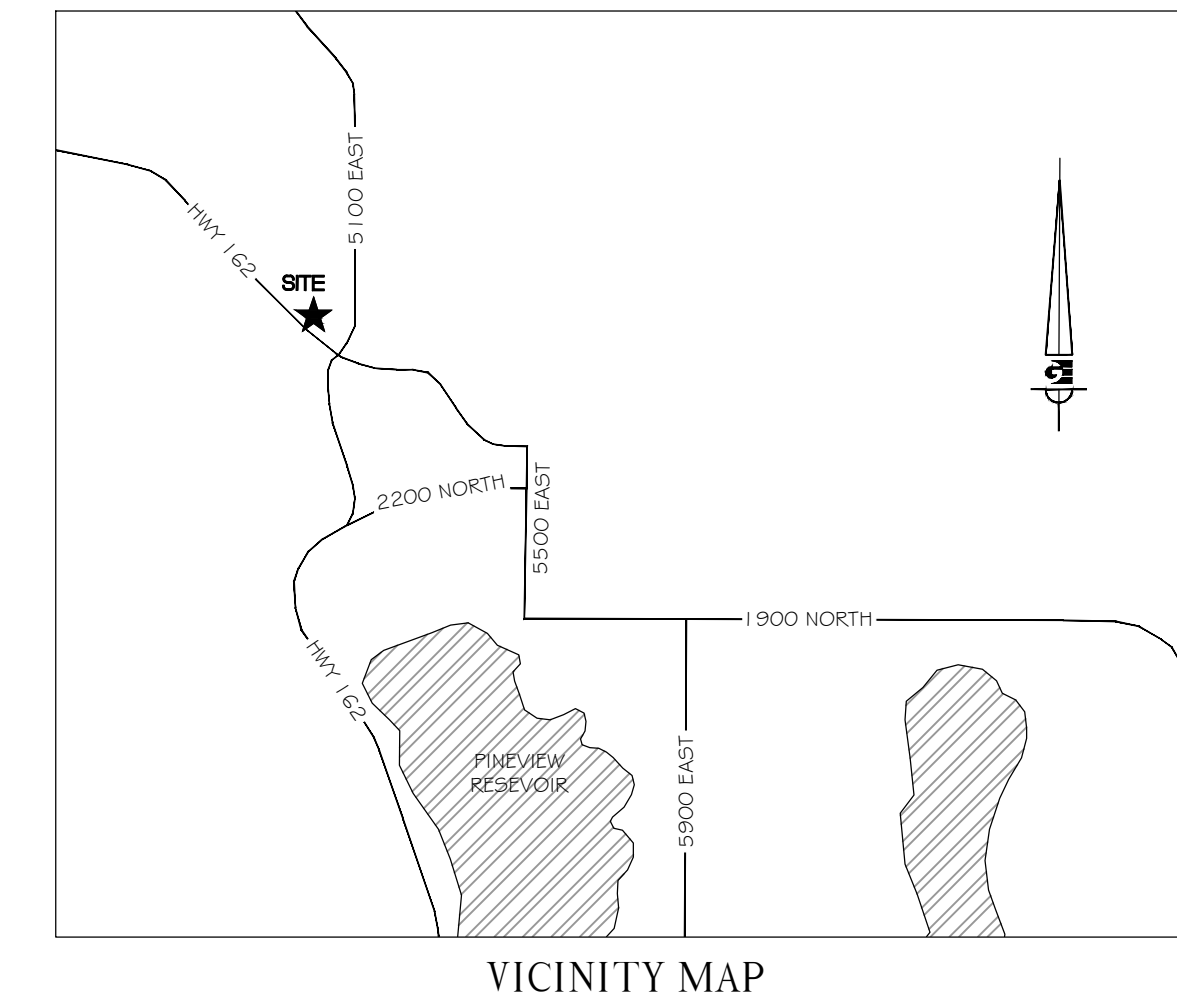
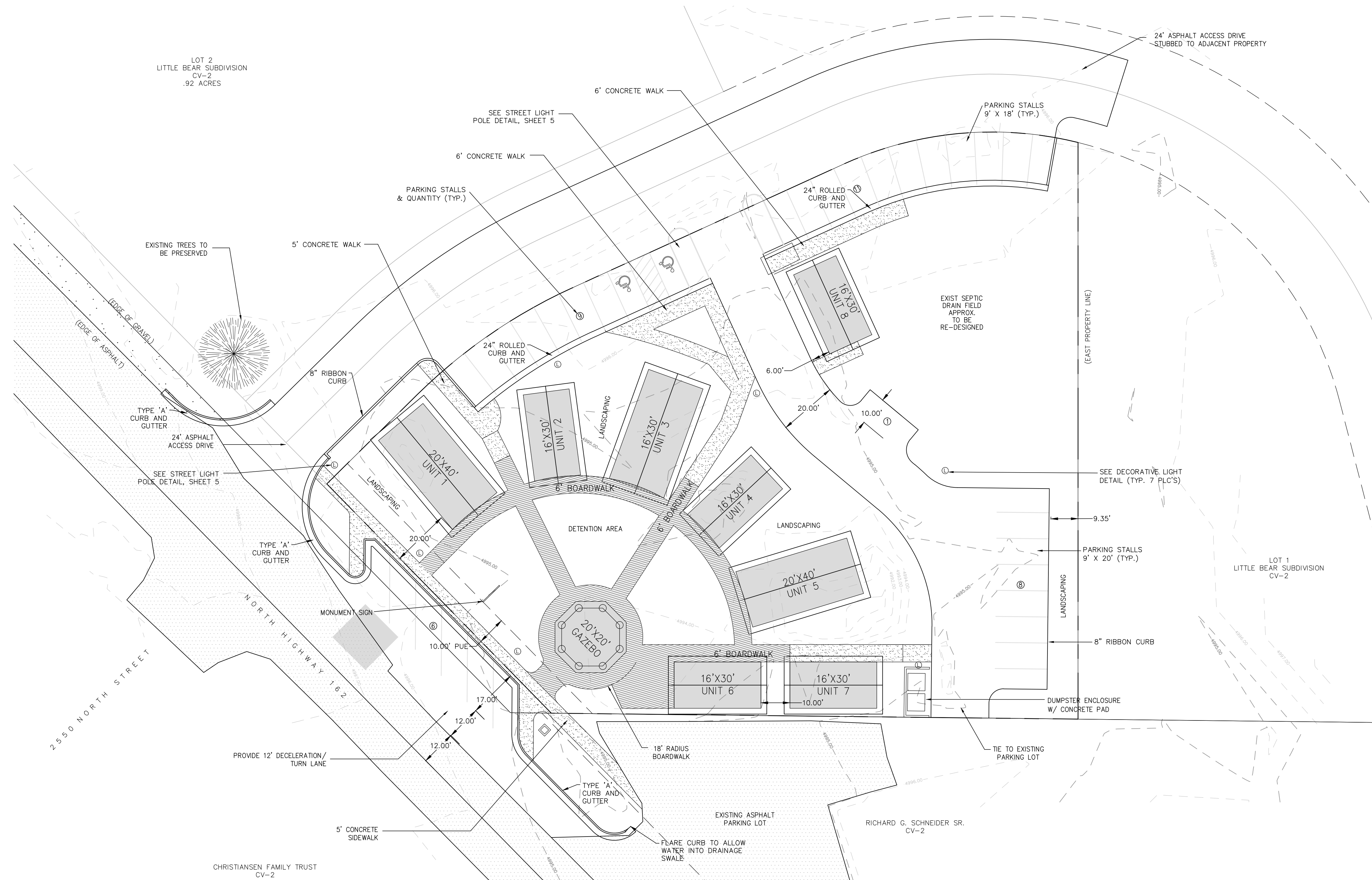
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EX
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SITE PLAN EDEN CENTER

PART OF THE NORTHWEST QUARTER OF
SECTION 34 T7N, R1E, SLB & M, U.S. SURVEY
EDEN CITY, WEBER COUNTY, UTAH
JUNE 2012



DEVELOPMENT DATA

PARCEL NUMBER	22-154-0003
EXISTING ZONING	CV-2
PARCEL ACREAGE	.89 ACRES
HARD SURFACE AREA	25,122 SF (47.5%)
BUILDING AREA	6,965 SF (13.2%)
LANDSCAPE AREA	20,831 SF (39.3%)
PROPOSED PARKING	35 STALLS

GENERAL NOTES

1. ALL MATERIALS, WORKMANSHIP AND CONSTRUCTION OF SITE IMPROVEMENTS SHALL MEET OR EXCEED THE STANDARDS AND SPECIFICATIONS SET FORTH BY WEBER COUNTY ENGINEERING, PLANNING, CODES AND SPECIFICATIONS AND APPLICABLE STATE AND FEDERAL REGULATIONS. WHERE THERE IS CONFLICT BETWEEN THESE PLANS AND SPECIFICATIONS, OR ANY APPLICABLE STANDARDS, THE HIGHER QUALITY STANDARD SHALL APPLY.
2. THE CONTRACTOR IS SPECIFICALLY CAUTIONED THAT THE LOCATION AND OR ELEVATION OF EXISTING UTILITIES, AS SHOWN ON THESE PLANS IS BASED ON RECORDS OF THE VARIOUS UTILITY COMPANIES AND WHERE POSSIBLE, MEASUREMENTS TAKEN IN THE FIELD. THE INFORMATION IS NOT TO BE RELIED UPON AS BEING EXACT OR COMPLETE. THE CONTRACTOR MUST CALL THE LOCAL UTILITY LOCATION CENTER AT LEAST 48 HOURS BEFORE ANY EXCAVATION TO REQUEST EXACT FIELD LOCATIONS OF THE UTILITIES. PRIOR TO CONSTRUCTION, THE CONTRACTOR SHALL VERIFY PERTINENT LOCATIONS AND ELEVATIONS, ESPECIALLY AT THE CONNECTION POINTS AND AT POTENTIAL UTILITY CONFLICTS. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO RELOCATE ALL EXISTING UTILITIES THAT CONFLICT WITH THE PROPOSED IMPROVEMENTS SHOWN ON THESE PLANS.
3. THE CONTRACTOR SHALL COORDINATE AND COOPERATE WITH WEBER COUNTY AND ALL UTILITY COMPANIES INVOLVED WITH REGARD TO RELOCATIONS OR ADJUSTMENTS OF EXISTING UTILITIES DURING CONSTRUCTION AND TO ASSURE THAT THE WORK IS ACCOMPLISHED IN A TIMELY FASHION AND WITH A MINIMUM DISRUPTION OF SERVICE.
4. THE CONTRACTOR SHALL HAVE ONE (1) COPY OF APPROVED PLANS, AND ONE (1) COPY OF THE APPROPRIATE STANDARDS AND SPECIFICATIONS AND A COPY OF ANY PERMITS AND EXTENSION AGREEMENTS NEEDED FOR THE JOB, ON SITE AT ALL TIMES.
5. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ALL ASPECTS OF SAFETY INCLUDING BUT NOT LIMITED TO, EXCAVATION, TRENCHING, SHORING, TRAFFIC CONTROL, AND SECURITY.
6. IF DURING THE CONSTRUCTION PROCESS CONDITIONS ARE ENCOUNTERED BY THE CONTRACTOR, HIS SUBCONTRACTORS, OR OTHER AFFECTED PARTIES, WHICH COULD INDICATE A SITUATION THAT IS NOT IDENTIFIED IN THE PLANS OR SPECIFICATIONS, THE CONTRACTOR SHALL CONTACT THE ENGINEER IMMEDIATELY.
7. THE CONTRACTOR IS RESPONSIBLE FOR PROVIDING ALL LABOR AND MATERIALS NECESSARY FOR THE COMPLETION OF THE INTENDED IMPROVEMENTS SHOWN ON THESE DRAWINGS OR DESIGNATED TO BE PROVIDED, INSTALLED, CONSTRUCTED, REMOVED AND RELOCATED UNLESS SPECIFICALLY NOTED OTHERWISE.
8. THE CONTRACTOR SHALL BE RESPONSIBLE FOR KEEPING ROADWAYS FREE AND CLEAR OF ALL CONSTRUCTION DEBRIS AND DIRT TRACKED FROM THE SITE.
9. THE CONTRACTOR SHALL BE RESPONSIBLE FOR RECORDING AS-BUILT DRAWINGS ON A SET OF RECORD DRAWINGS KEPT AT THE CONSTRUCTION SITE, AND AVAILABLE TO THE WEBER COUNTY INSPECTOR AT ALL TIMES.
10. THE CONTRACTOR SHALL SEQUENCE INSTALLATION OF UTILITIES IN SUCH A MANNER AS TO MINIMIZE POTENTIAL UTILITY CONFLICTS. IN GENERAL, STORM SEWER AND SANITARY SEWER SHOULD BE CONSTRUCTED PRIOR TO INSTALLATION OF WATER LINES AND DRY UTILITIES.
11. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO COORDINATE ALL UTILITY RELOCATIONS CONSISTENT WITH THE CONTRACTORS SCHEDULE FOR THIS PROJECT, WHETHER SHOWN OR NOT SHOWN AS IT RELATES TO THE CONSTRUCTION ACTIVITIES CONTEMPLATED IN THESE PLANS.

NOTE: ALL CONSTRUCTION TO CONFORM TO WEBER COUNTY STANDARDS AND SPECIFICATIONS.

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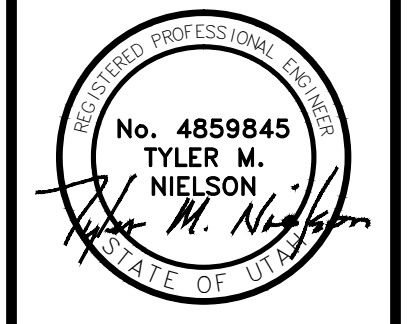
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