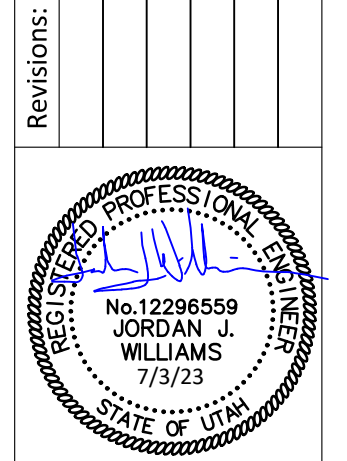
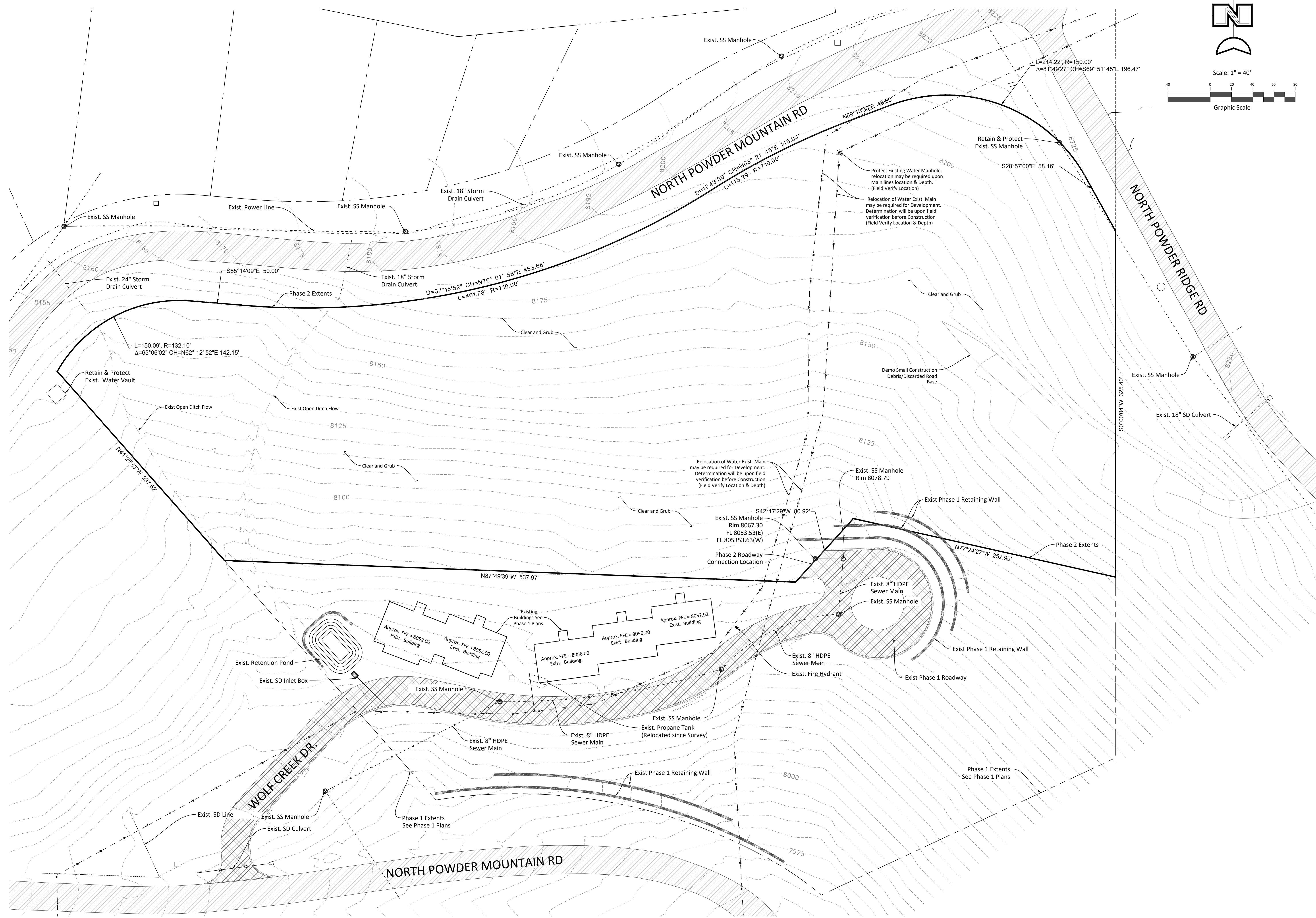
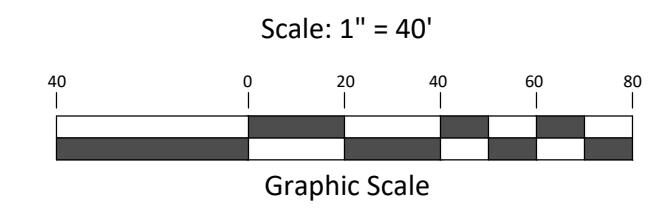
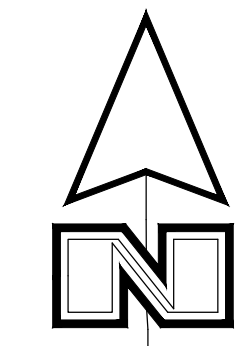






# Sundown Condos at Powder Mountain PRUD



Revisions:

**FAWKES**  
CONSULTANTS INC.

Jordan Williams, P.E.  
2701 N. Thanksgiving Way, Suite 100  
Eden, Utah 84043  
jwilliams@fawkesconsultants.com

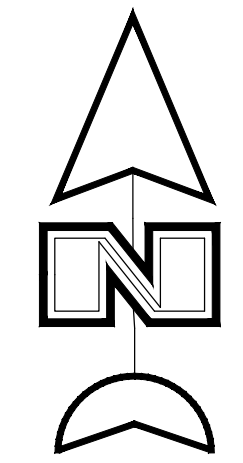
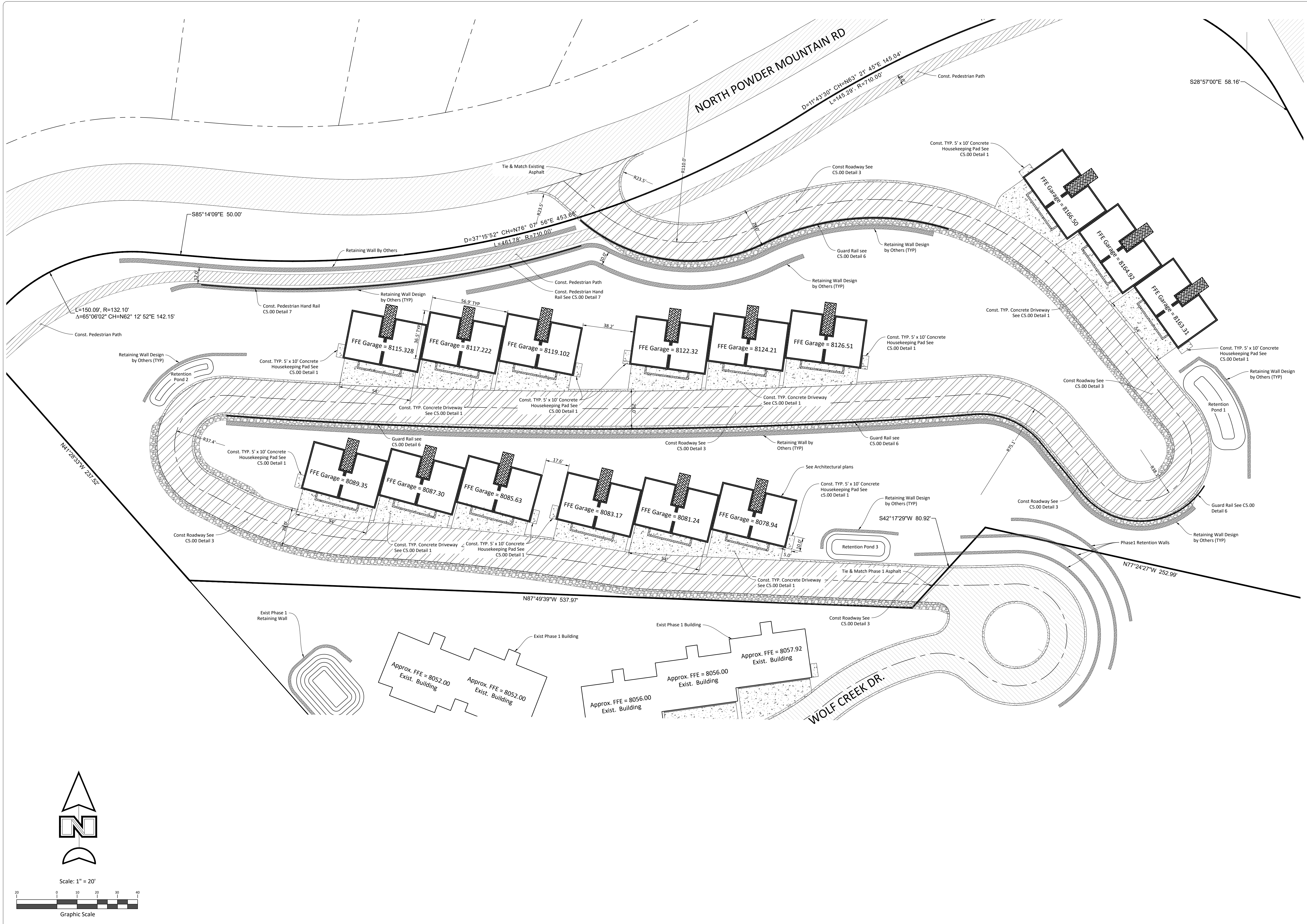
Project Name:  
**Sundown Condos  
Phase 2**

Approx. 6550 N. Powder Mountain Road  
Eden, Utah 84310

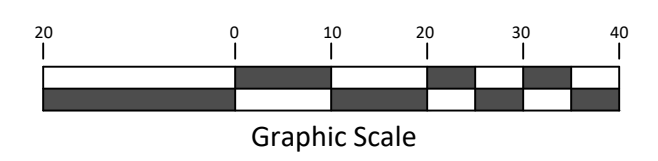
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Plan**

Date	7/3/2023
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Drawn	GJW
Chk'd	
21.008 - V8.dwg	
<b>C1.00</b>	
Sheet No.	<b>2/9</b>

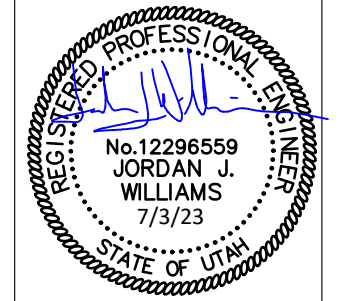




Scale: 1" = 20'



Revisions:



Project Name: Sundown Condos Phase 2
 Approx. 6550 N. Powder Mountain Road, Eden, Utah 84310

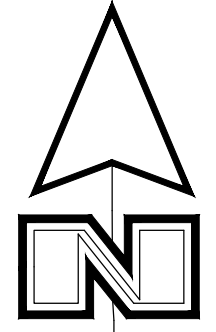
**FAWKES** CONSULTANTS INC.  
 Jordan Williams, P.E.  
 2701 N. Thanksgiving Way, Suite 100, Eden, Utah 84033  
 jwilliams@fawkesconsultants.com

Sheet Title: **Site Plan**

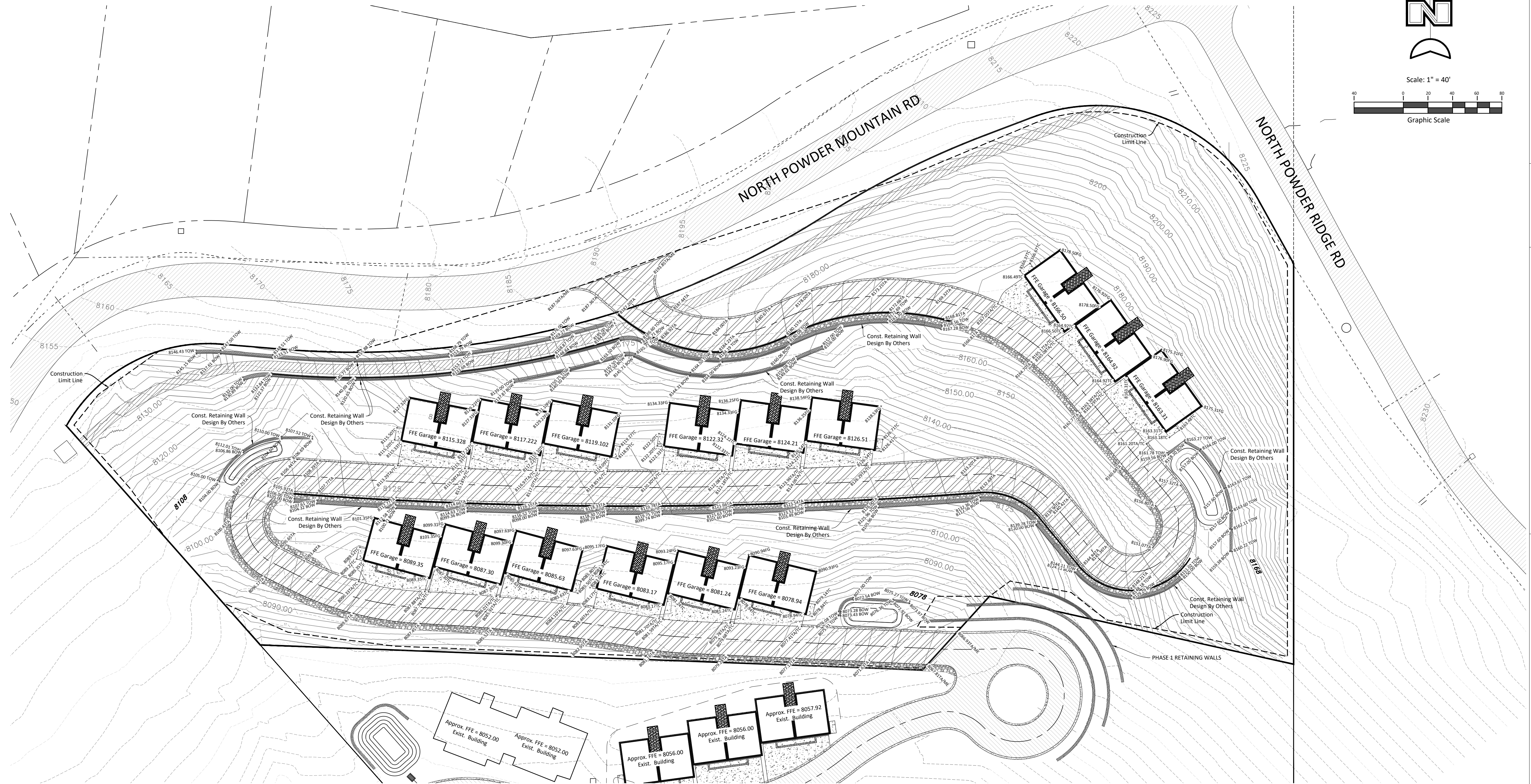
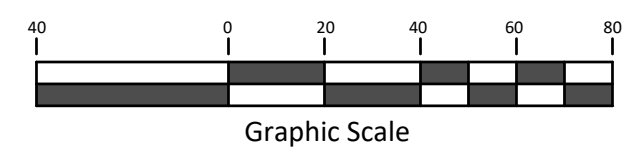
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Chk'd	
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Sheet No. <b>3/9</b>	



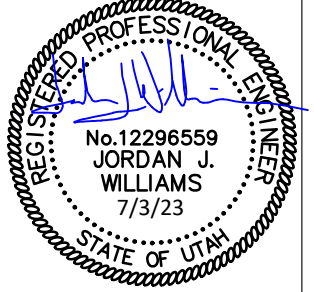
# Sundown Condos at Powder Mountain PRUD



Scale: 1" = 40'



Revisions:



Project Name:  
Sundown Condos  
Phase 2

**FAWKES**  
CONSULTANTS INC.

Jordan Williams, P.E.  
Jordan Williams  
7/3/23  
STATE OF UTAH  
2701 N. Thanksgiving Way, Suite 100  
Eden, Utah 84043  
Gwilliams@fawkesconsultants.com

Approx. 6550 N. Powder Mountain Road  
Eden, Utah 84310

Sheet Title:  
Grading  
Plan

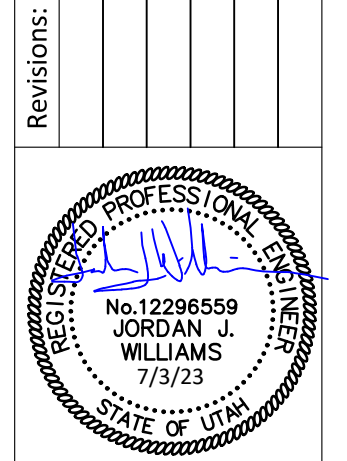
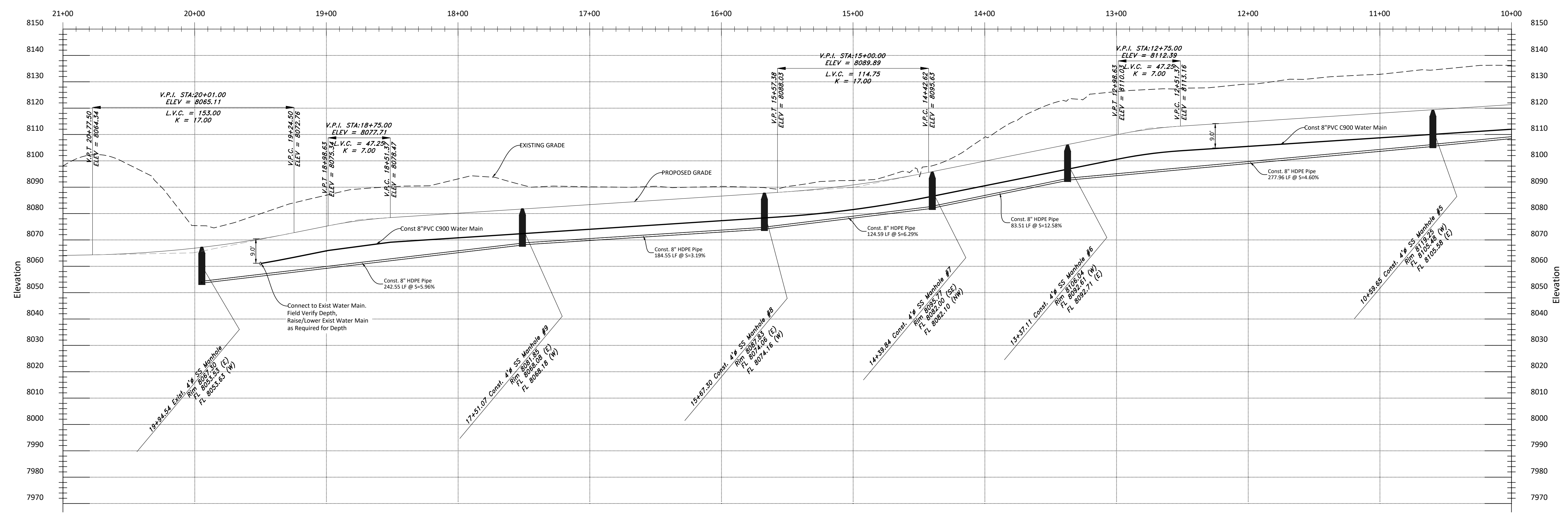
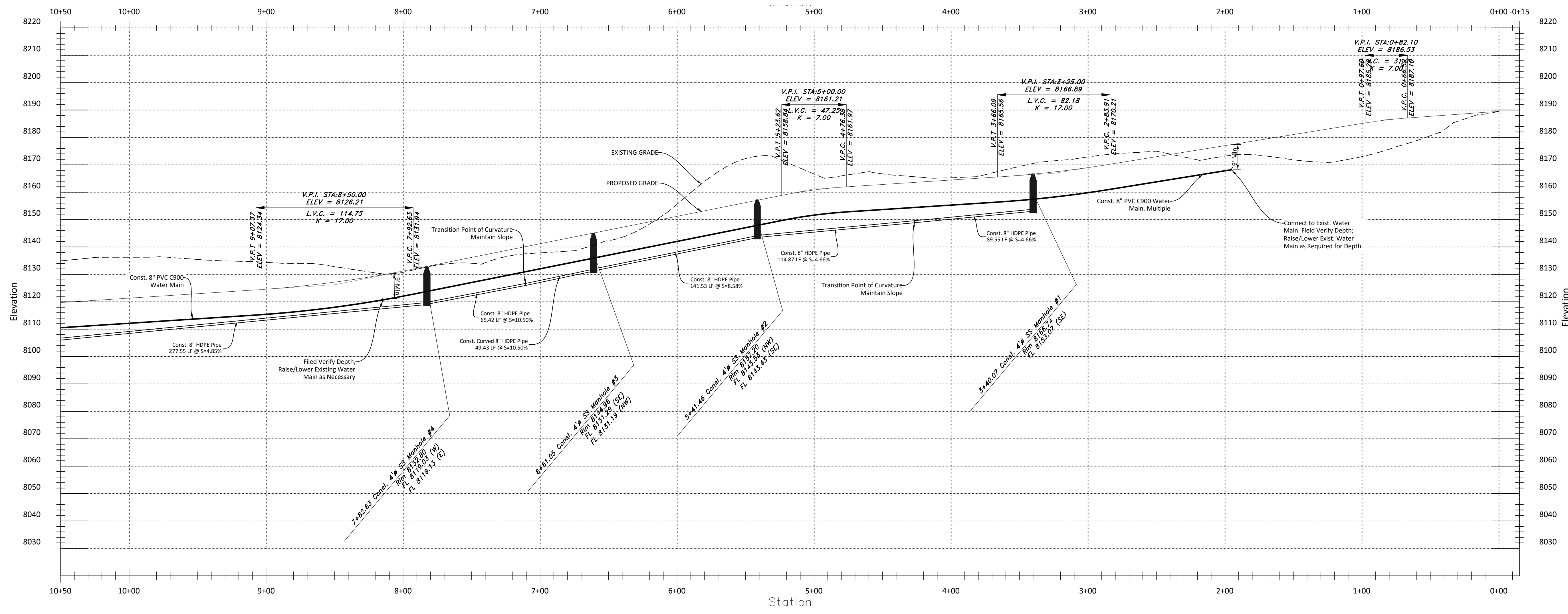
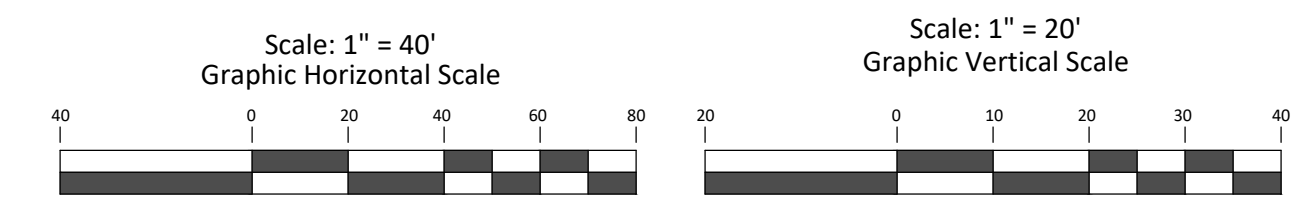
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Design: GJW  
Drawn: GJW  
Chk'd:

21.008 - V8.dwg

C3.00  
Sheet No.  
4/9



# Sundown Condos at Powder Mountain PRUD



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CONSULTANTS INC.

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Gwilliams@fawkesconsultants.com

**Sundown Condos  
Phase 2**

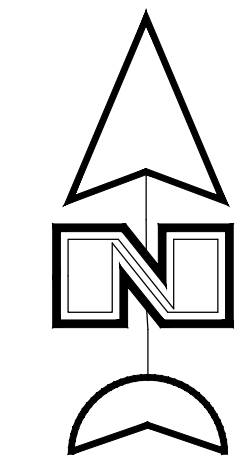
Approx. 6550 N. Powder Mountain Road  
Eden, Utah 84310

**Profile  
Plan**

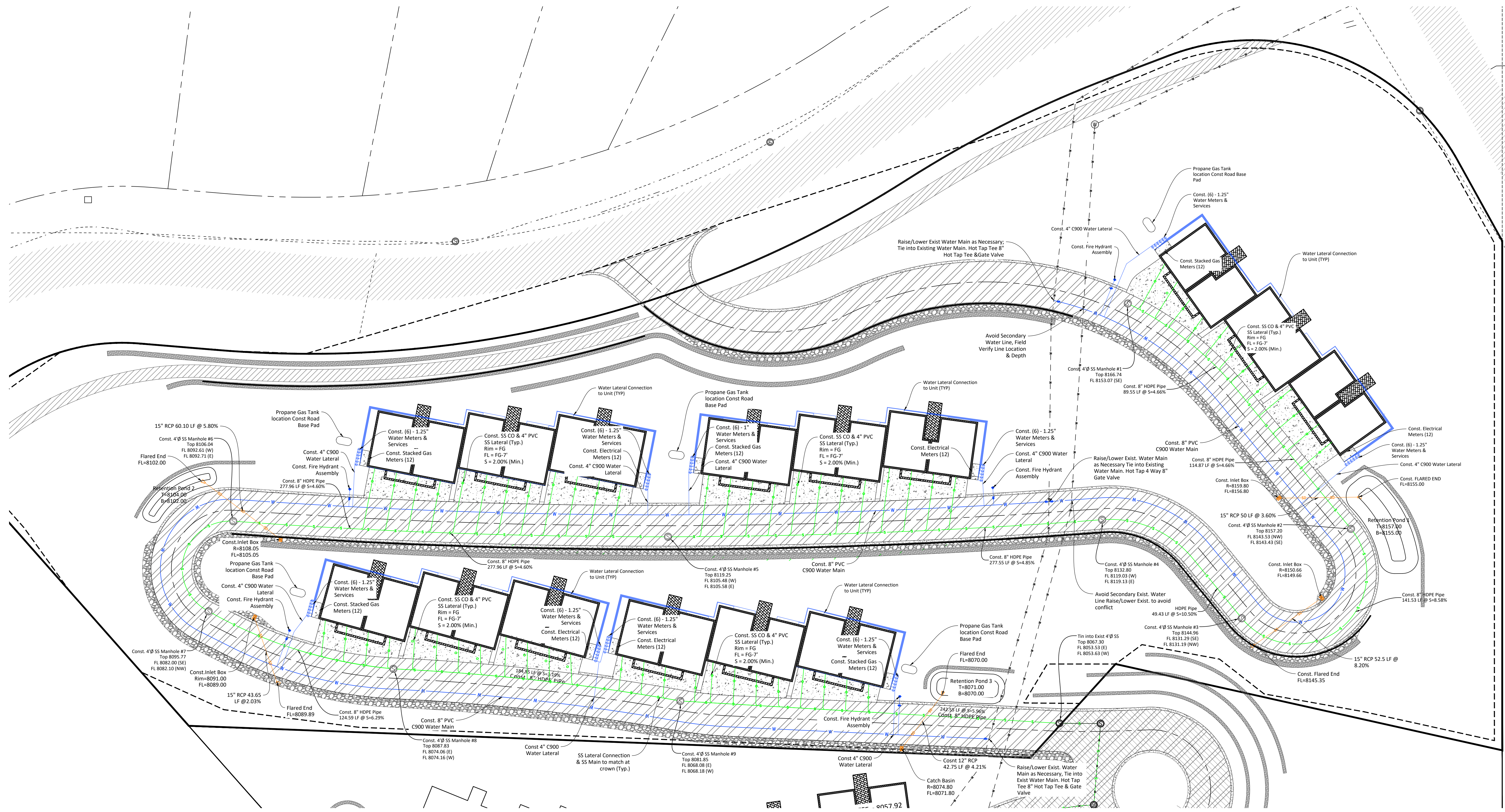
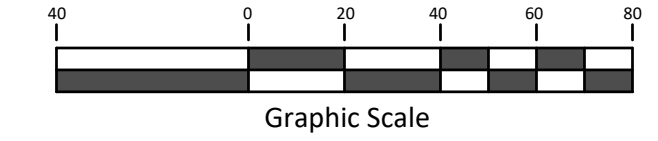
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Chk'd	
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Sheet No.	5/9



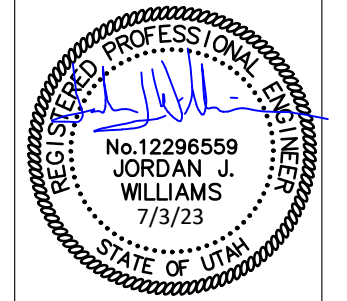
# Sundown Condos at Powder Mountain PRUD



Scale: 1" = 40'



Revisions:



**FAWKES**  
CONSULTANTS INC.  
2701 N. Thanksgiving Way, Suite 100  
Eden, Utah 84033

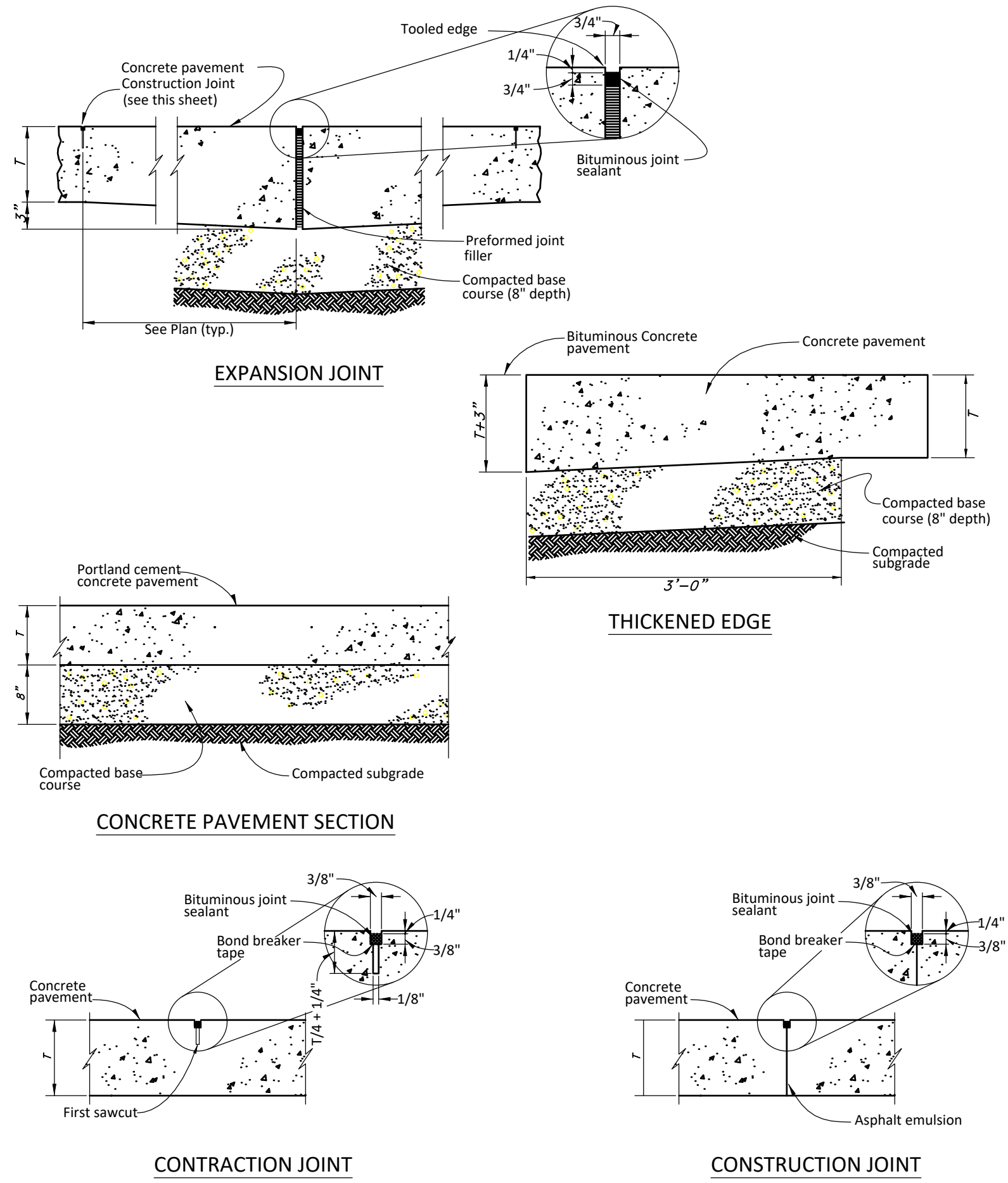
Jordan Williams, P.E.  
jwilliams@fawkesconsultants.com

Sundown Condos  
Phase 2  
Approx. 6550 N. Powder Mountain Road  
Eden, Utah 84310

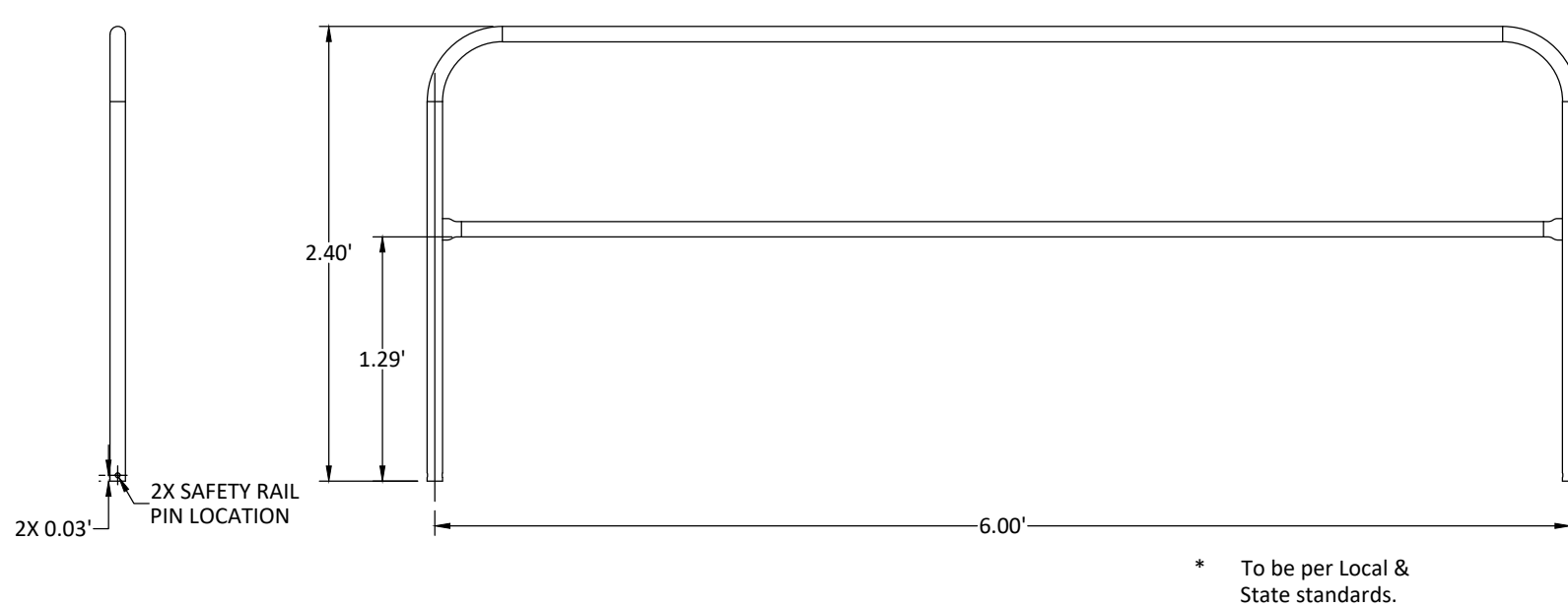
Utility Plan

Date	7/3/2022
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Drawn	GJW
Chk'd	
21.008 - V8.dwg	
C4.00	
Sheet No.	6/9

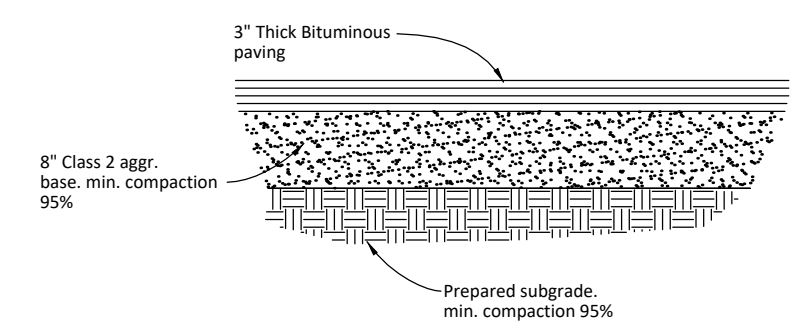




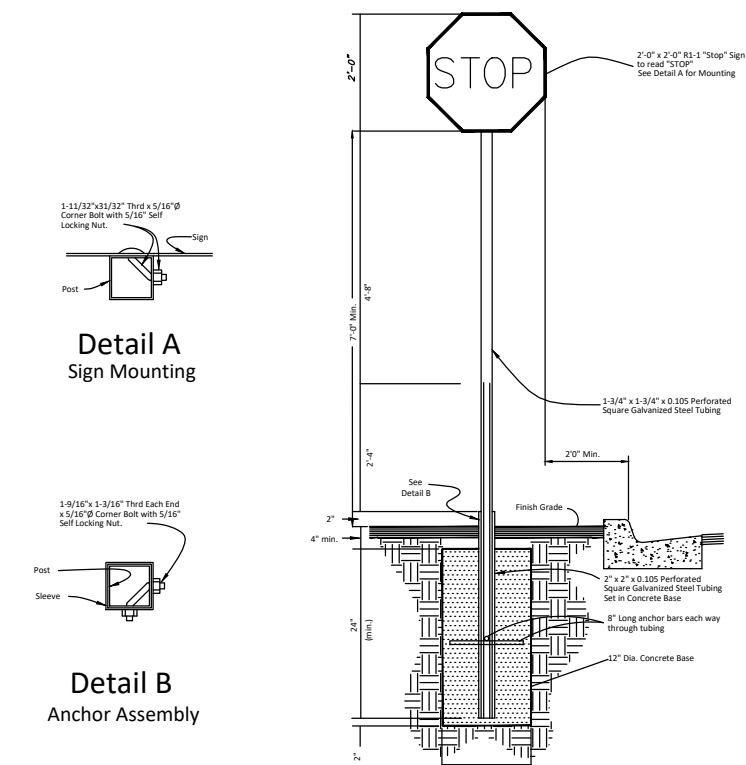
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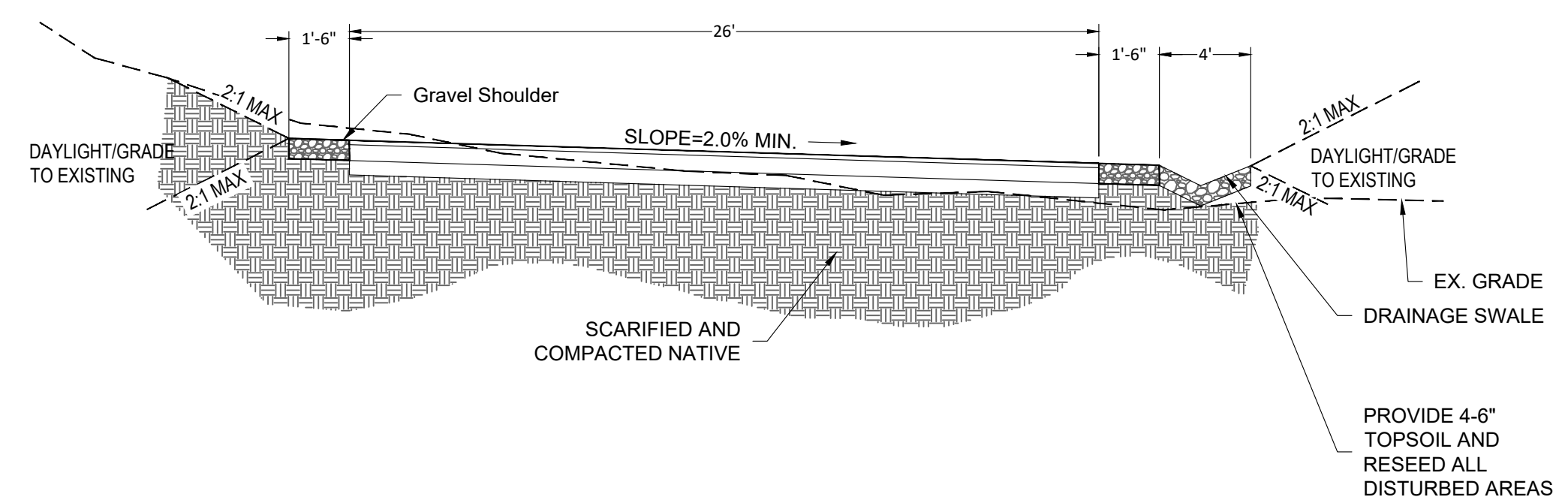
7 Pedestrian Safety Rail  
 Not to Scale



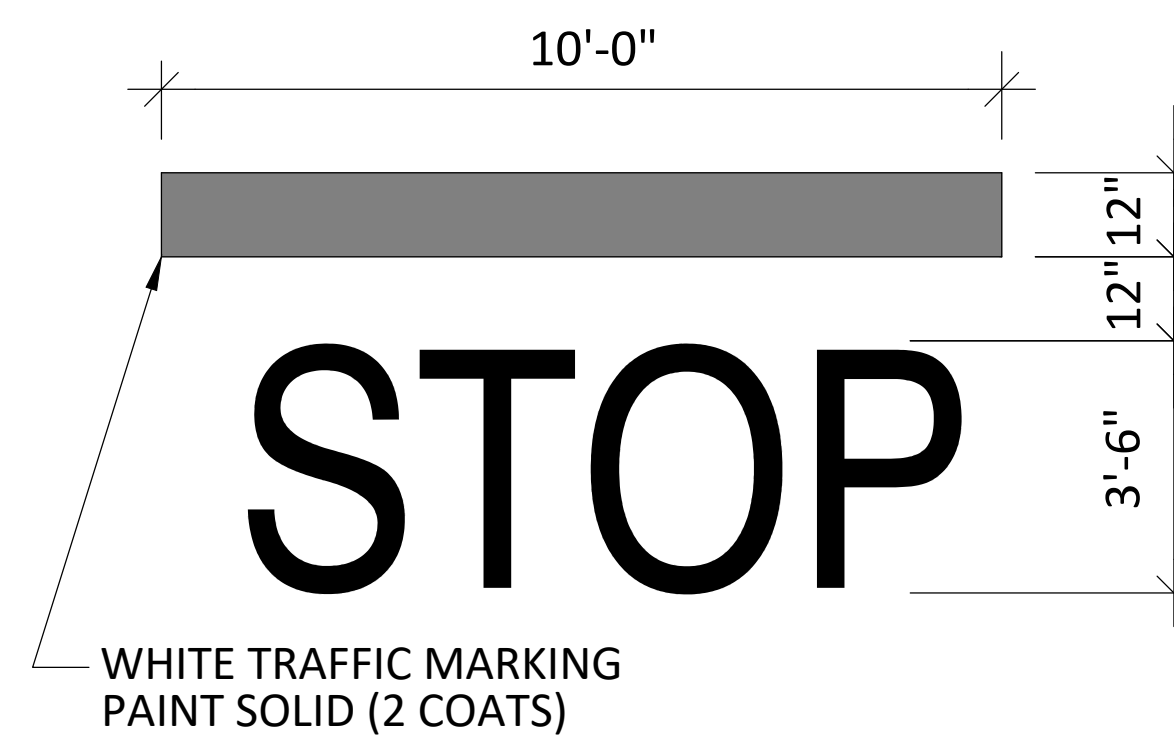
2 Typical Bituminous Pavement Section  
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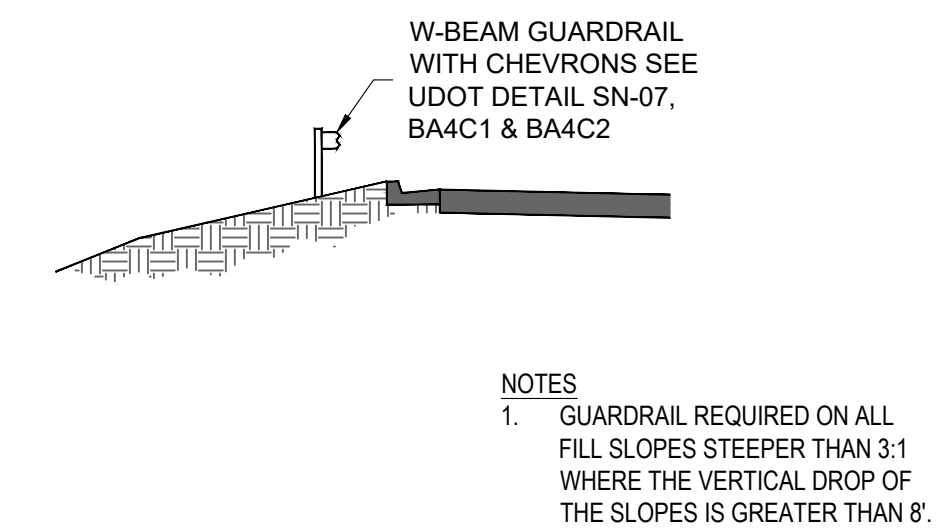
4 Stop Sign  
 Not to Scale



3 Private Street Section Detail  
 Not to Scale

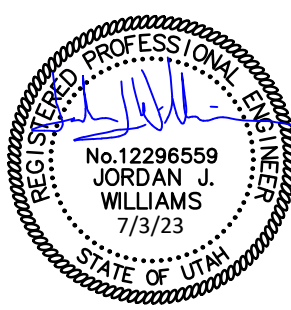


5 Traffic Marking  
 Not to Scale



6 Guardrail Detail  
 Not to Scale

Revisions:

**FAWKES**  
 CONSULTANTS INC.  
 2701 N. Thanksgiving, Suite 100  
 Eden, Utah 84033  
 Jordan J. Williams, P.E.  
 jwilliams@fawkesconsultants.com

Project Name  
**Sundown Condos Phase 2**  
 Approx. 6550 N. Powder Mountain Road  
 Eden, Utah 84310

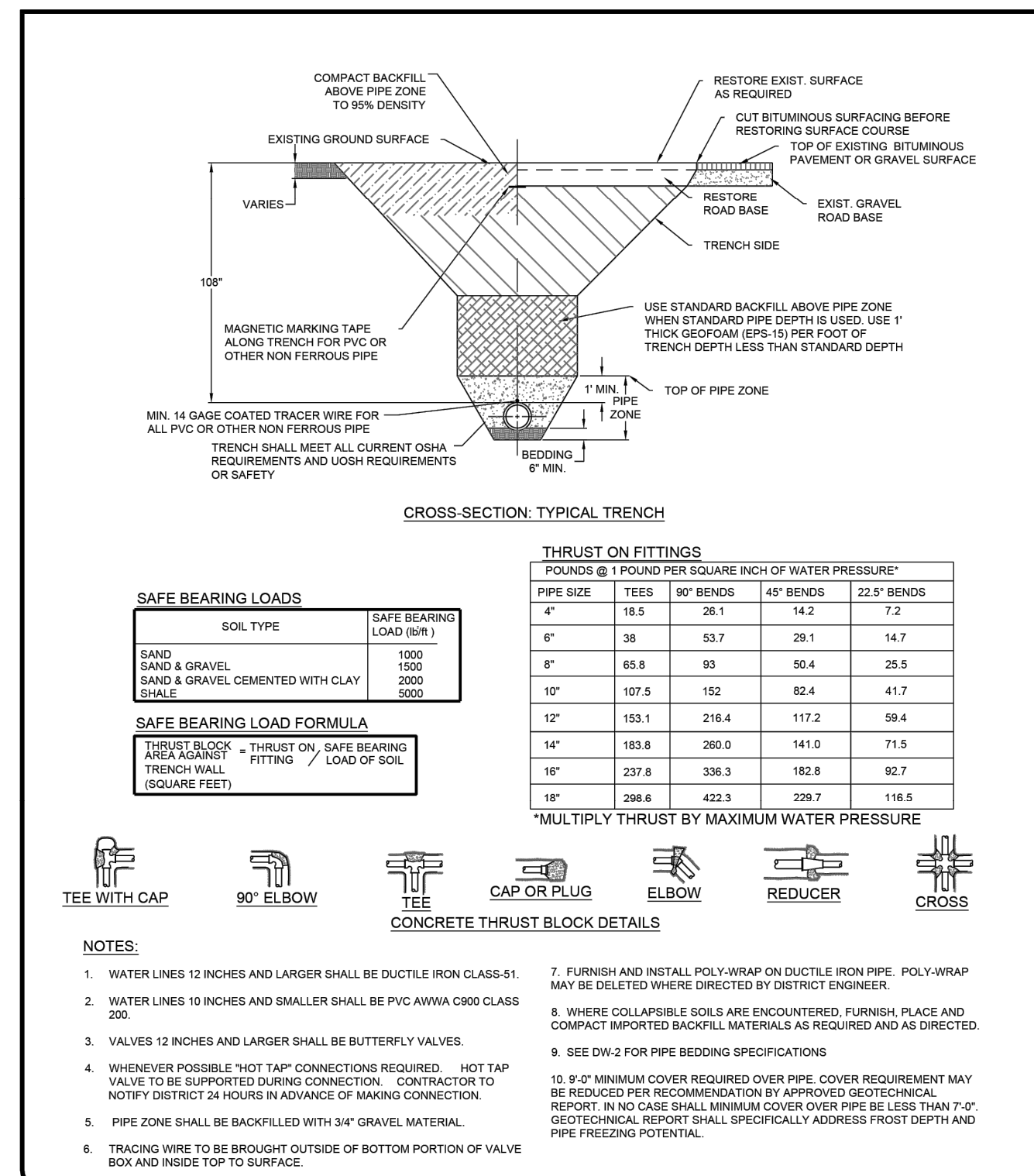
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Sheet No.	<b>7/9</b>



1-800-662-4111



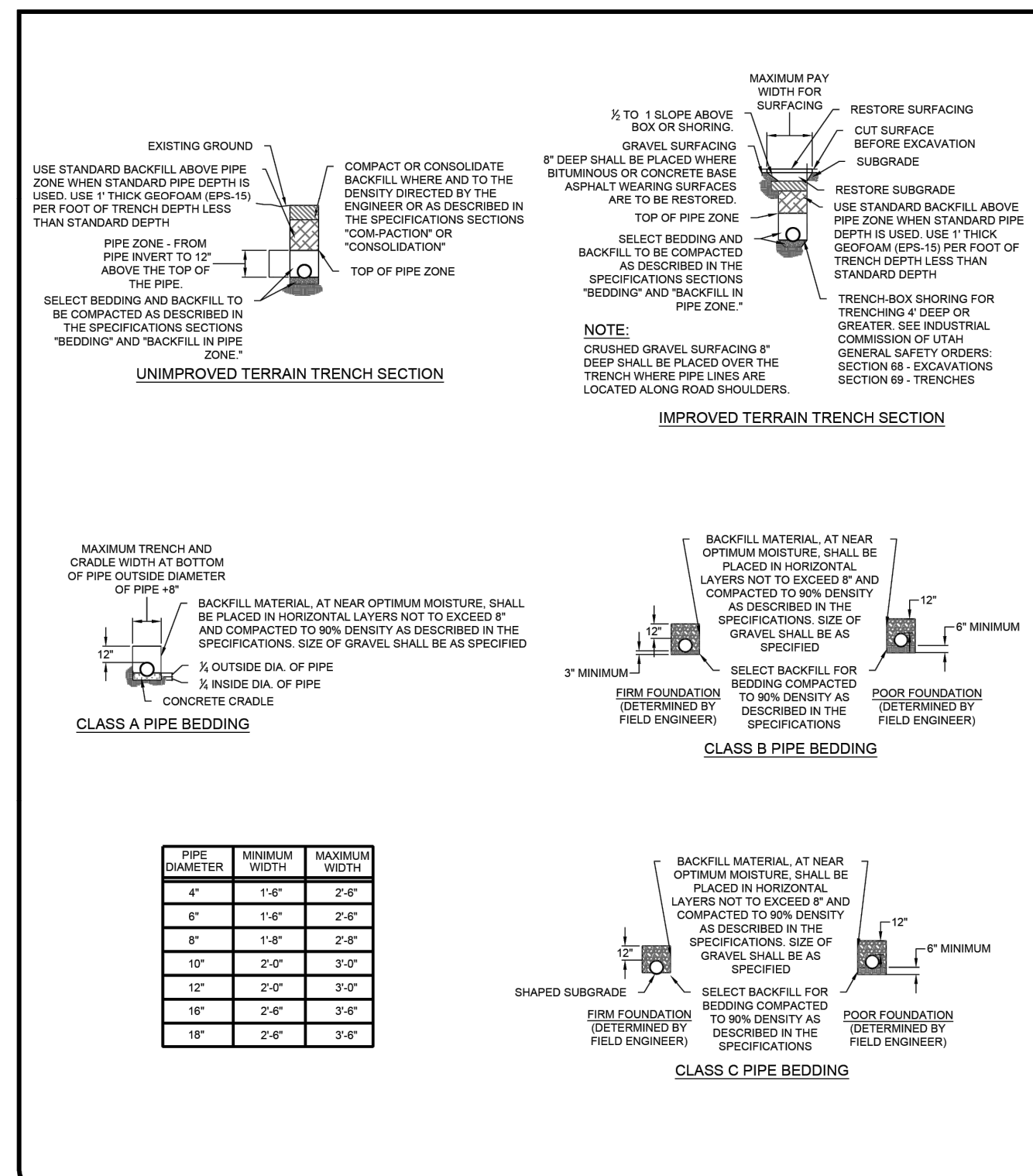


**WATERLINE TRENCH DETAIL**

DATE: APRIL 2021  
DRAWING NAME: DW-1  
DRAWN BY: BRYAN  
CHECKED BY: APPROVED

**GILSON ENGINEERING**  
CONSULTING ENGINEERS & SURVEYORS  
1240 SOUTH 400 EAST BLDG. C, UNIT 2, SALT LAKE CITY, UT 84143  
PHONE: (801) 571-9414 FAX: (801) 571-9449  
WWW.GILSON.UT

**POWDER MOUNTAIN WATER AND SEWER IMPROVEMENT DISTRICT**  
288 24th STREET, SUITE 106, OGDEN, UT 84403  
PHONE: (801) 773-1199  
WWW.PMWSID.UT

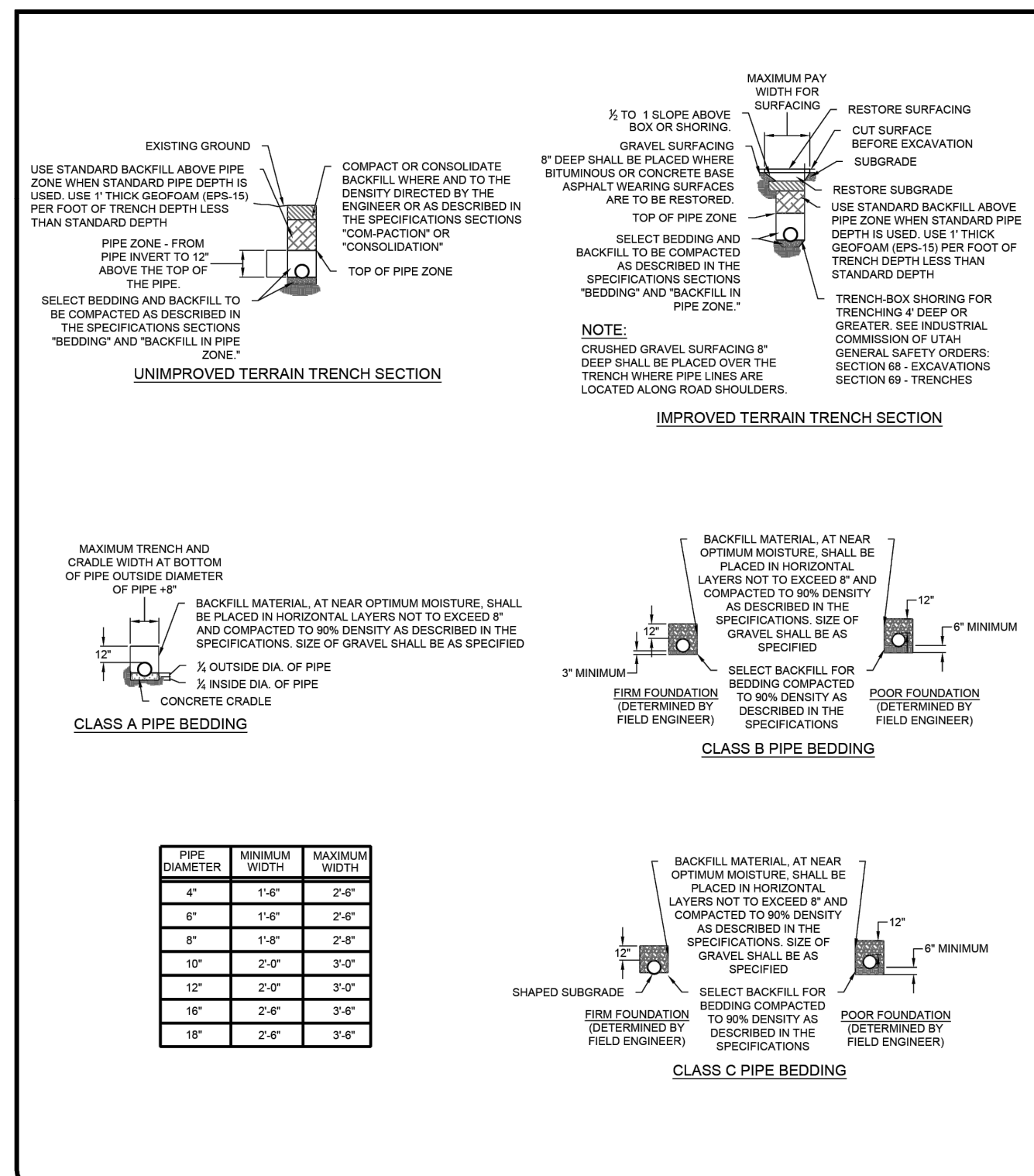


**PIPE BEDDING SPECIFICATIONS**

DATE: APRIL 2021  
DRAWING NAME: DW-2  
DRAWN BY: BRYAN  
CHECKED BY: APPROVED

**GILSON ENGINEERING**  
CONSULTING ENGINEERS & SURVEYORS  
1240 SOUTH 400 EAST BLDG. C, UNIT 2, SALT LAKE CITY, UT 84143  
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**POWDER MOUNTAIN WATER AND SEWER IMPROVEMENT DISTRICT**  
288 24th STREET, SUITE 106, OGDEN, UT 84403  
PHONE: (801) 773-1199  
WWW.PMWSID.UT

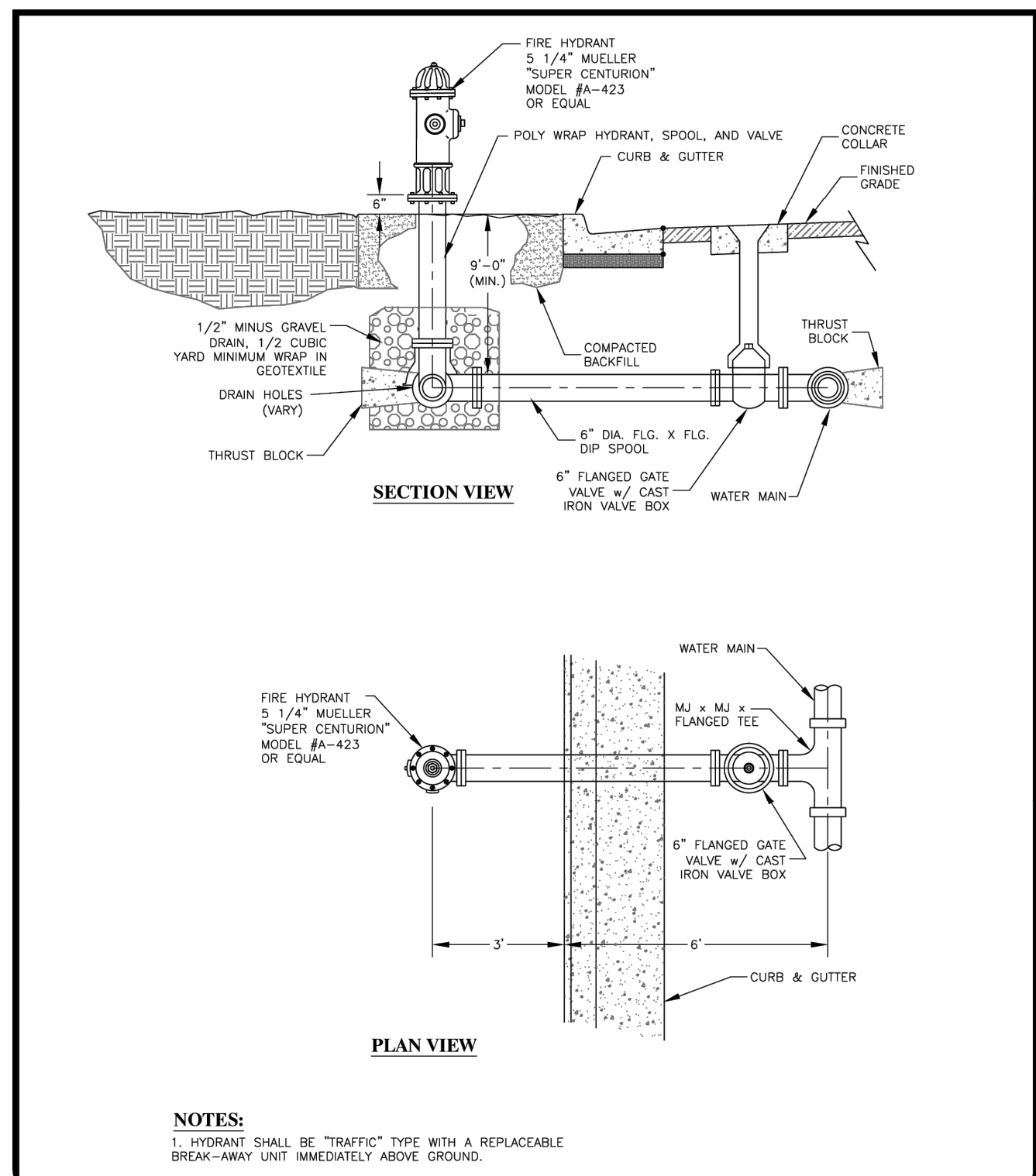


**PIPE BEDDING SPECIFICATIONS**

DATE: APRIL 2021  
DRAWING NAME: DW-2  
DRAWN BY: BRYAN  
CHECKED BY: APPROVED

**GILSON ENGINEERING**  
CONSULTING ENGINEERS & SURVEYORS  
1240 SOUTH 400 EAST BLDG. C, UNIT 2, SALT LAKE CITY, UT 84143  
PHONE: (801) 571-9414 FAX: (801) 571-9449  
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**POWDER MOUNTAIN WATER AND SEWER IMPROVEMENT DISTRICT**  
288 24th STREET, SUITE 106, OGDEN, UT 84403  
PHONE: (801) 773-1199  
WWW.PMWSID.UT

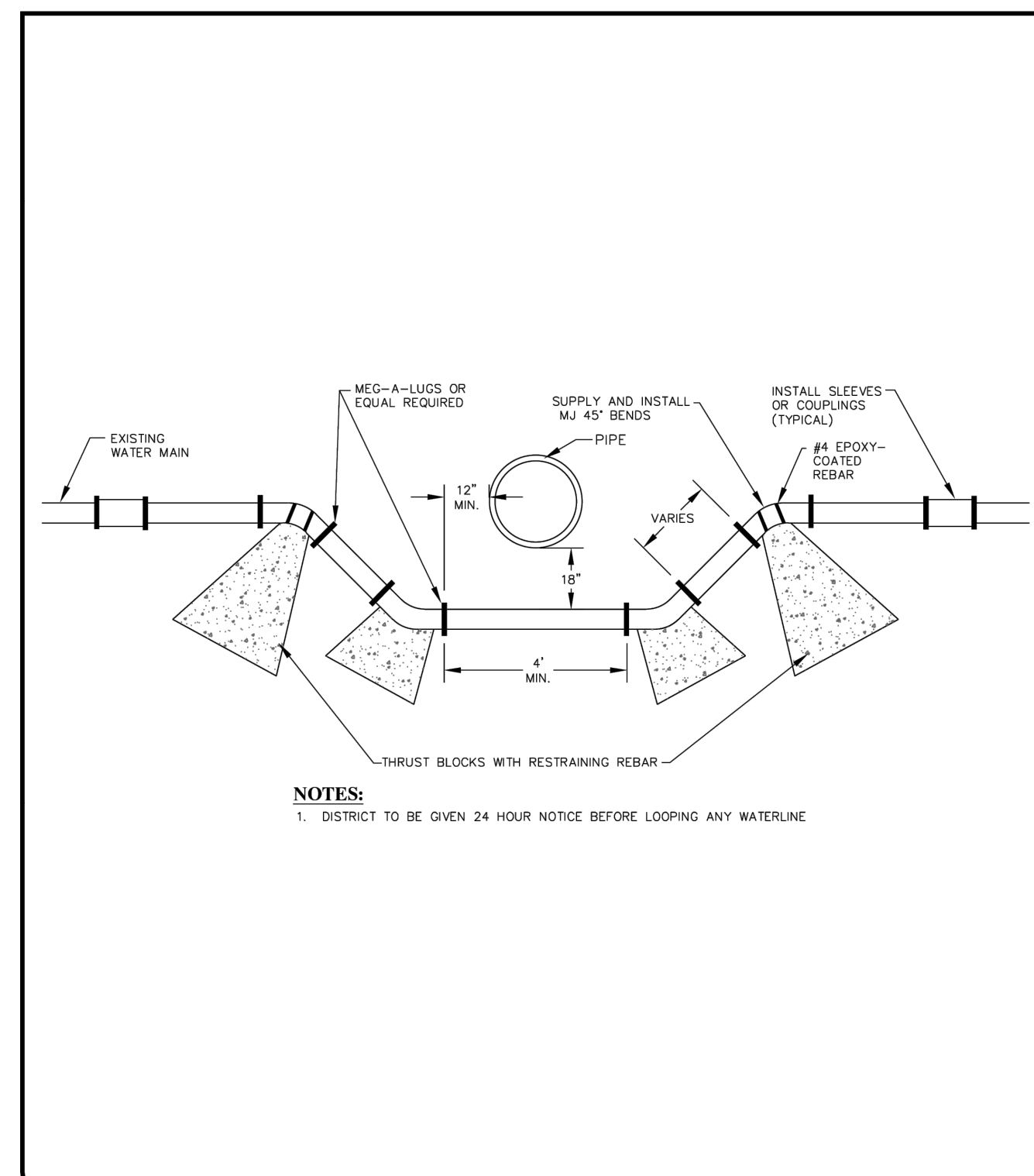


**FIRE HYDRANT CONNECTION**

DATE: APRIL 2021  
DRAWING NAME: DW-3  
DRAWN BY: BRYAN  
CHECKED BY: APPROVED

**GILSON ENGINEERING**  
CONSULTING ENGINEERS & SURVEYORS  
1240 SOUTH 400 EAST BLDG. C, UNIT 2, SALT LAKE CITY, UT 84143  
PHONE: (801) 571-9414 FAX: (801) 571-9449  
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**POWDER MOUNTAIN WATER AND SEWER IMPROVEMENT DISTRICT**  
288 24th STREET, SUITE 106, OGDEN, UT 84403  
PHONE: (801) 773-1199  
WWW.PMWSID.UT

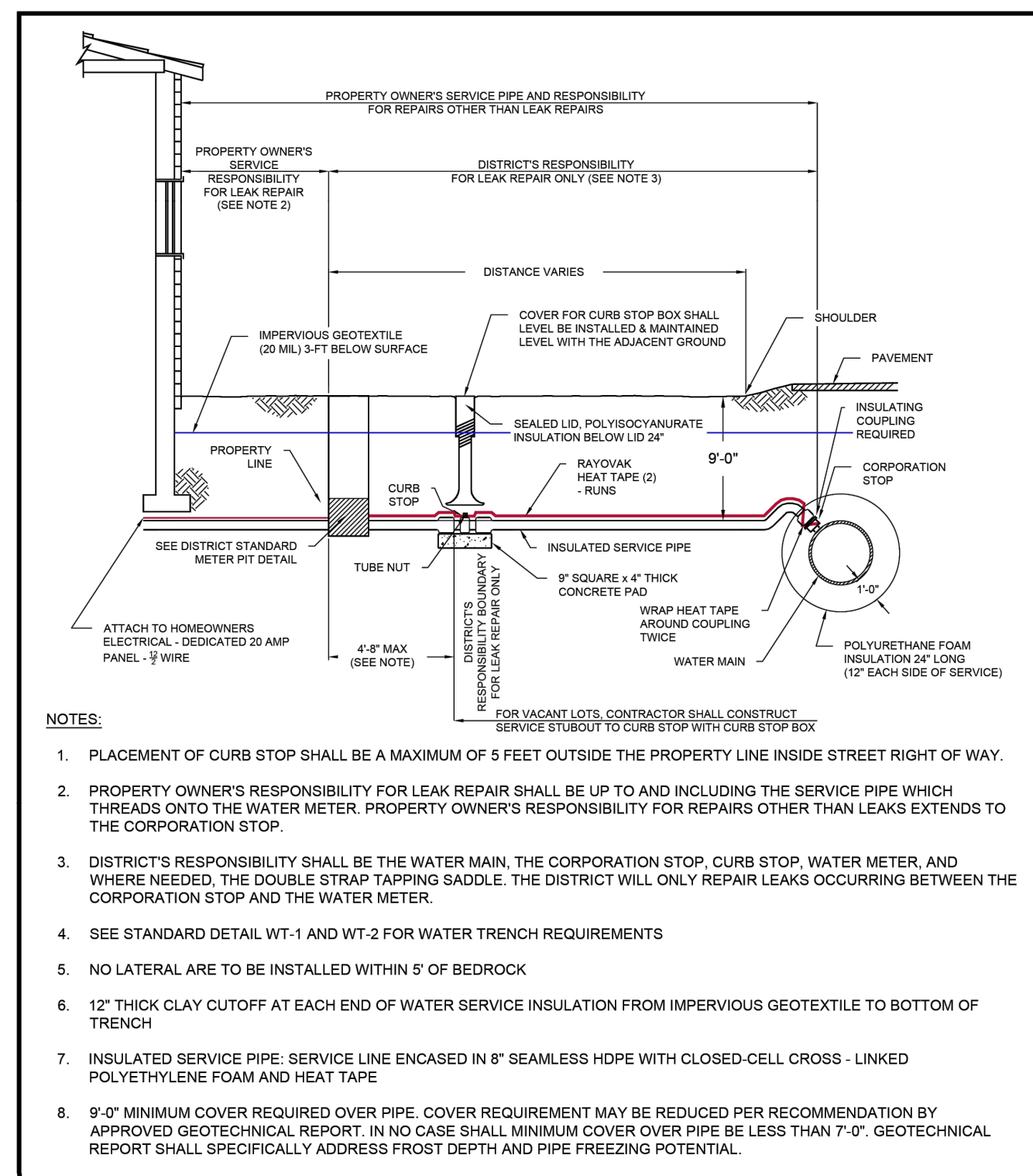


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DATE: APRIL 2021  
DRAWING NAME: DW-4  
DRAWN BY: BRYAN  
CHECKED BY: APPROVED

**GILSON ENGINEERING**  
CONSULTING ENGINEERS & SURVEYORS  
1240 SOUTH 400 EAST BLDG. C, UNIT 2, SALT LAKE CITY, UT 84143  
PHONE: (801) 571-9414 FAX: (801) 571-9449  
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**POWDER MOUNTAIN WATER AND SEWER IMPROVEMENT DISTRICT**  
288 24th STREET, SUITE 106, OGDEN, UT 84403  
PHONE: (801) 773-1199  
WWW.PMWSID.UT

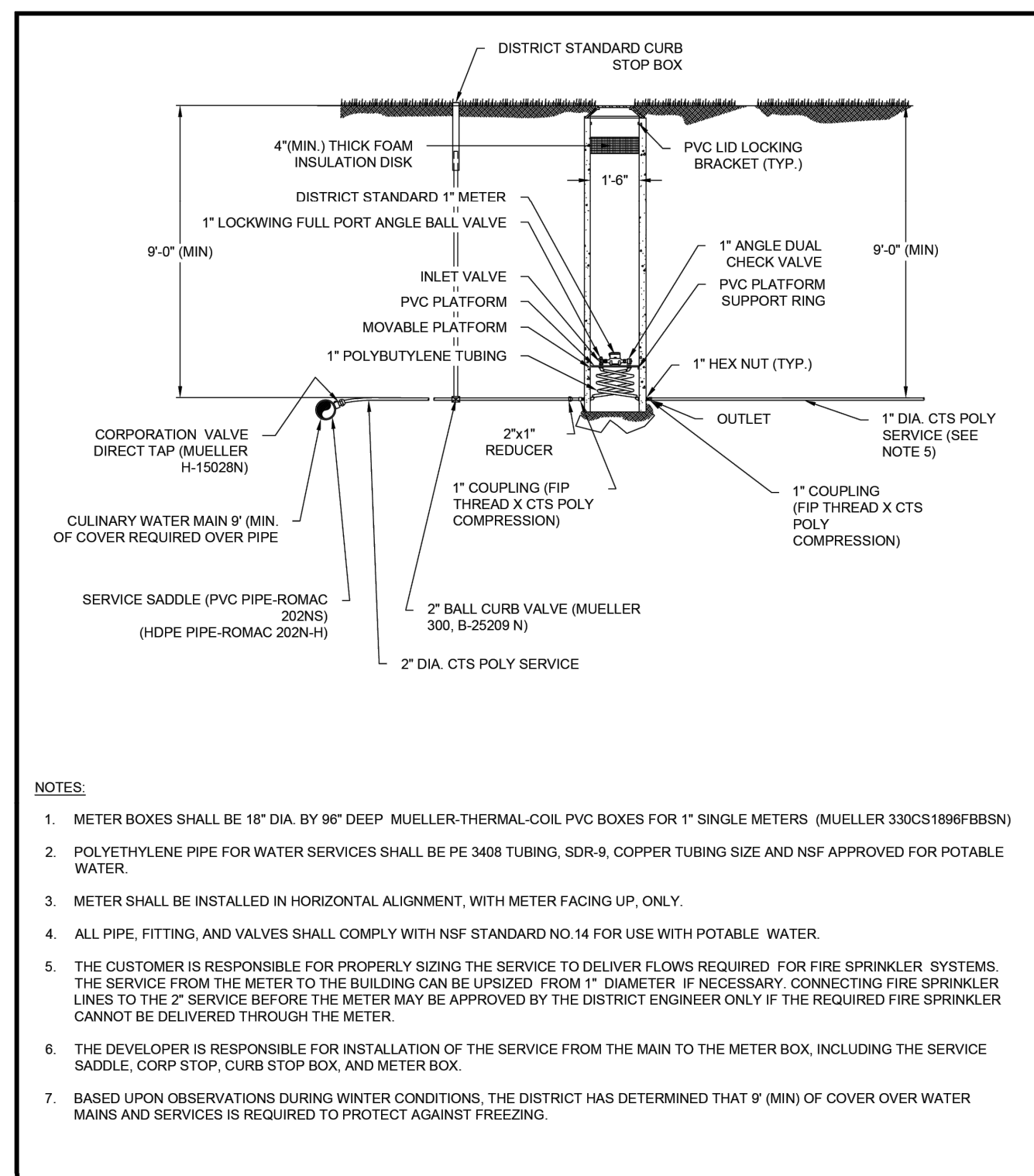


**TYPICAL SMALL DIAMETER WATER SERVICE LINE DETAIL**

DATE: APRIL 2021  
DRAWING NAME: DW-5  
DRAWN BY: BRYAN  
CHECKED BY: APPROVED

**GILSON ENGINEERING**  
CONSULTING ENGINEERS & SURVEYORS  
1240 SOUTH 400 EAST BLDG. C, UNIT 2, SALT LAKE CITY, UT 84143  
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**POWDER MOUNTAIN WATER AND SEWER IMPROVEMENT DISTRICT**  
288 24th STREET, SUITE 106, OGDEN, UT 84403  
PHONE: (801) 773-1199  
WWW.PMWSID.UT

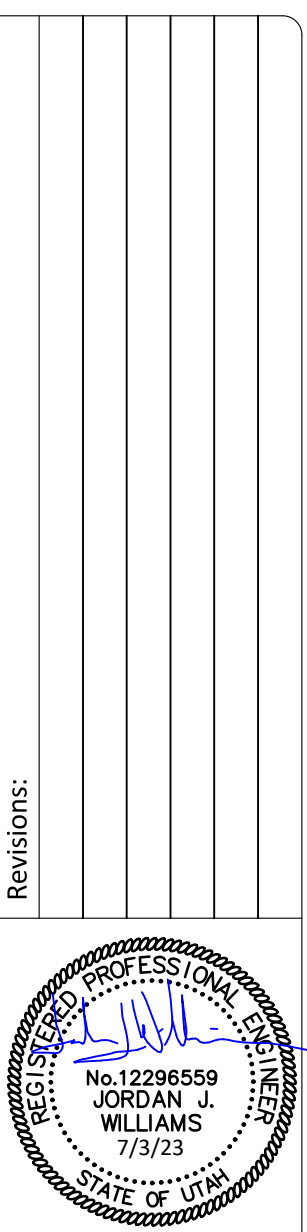


**TYPICAL METER PIT DETAIL**

DATE: APRIL 2021  
DRAWING NAME: DW-7  
DRAWN BY: BRYAN  
CHECKED BY: APPROVED

**GILSON ENGINEERING**  
CONSULTING ENGINEERS & SURVEYORS  
1240 SOUTH 400 EAST BLDG. C, UNIT 2, SALT LAKE CITY, UT 84143  
PHONE: (801) 571-9414 FAX: (801) 571-9449  
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**POWDER MOUNTAIN WATER AND SEWER IMPROVEMENT DISTRICT**  
288 24th STREET, SUITE 106, OGDEN, UT 84403  
PHONE: (801) 773-1199  
WWW.PMWSID.UT



**FAWKES CONSULTANTS INC.**  
2701 N. Thanksgiving Way, Suite 100  
Eden, Utah 84033

Project Name: Sundown Condos Phase 2  
Approx. 6550 N. Powder Mountain Road, Eden, Utah 84310

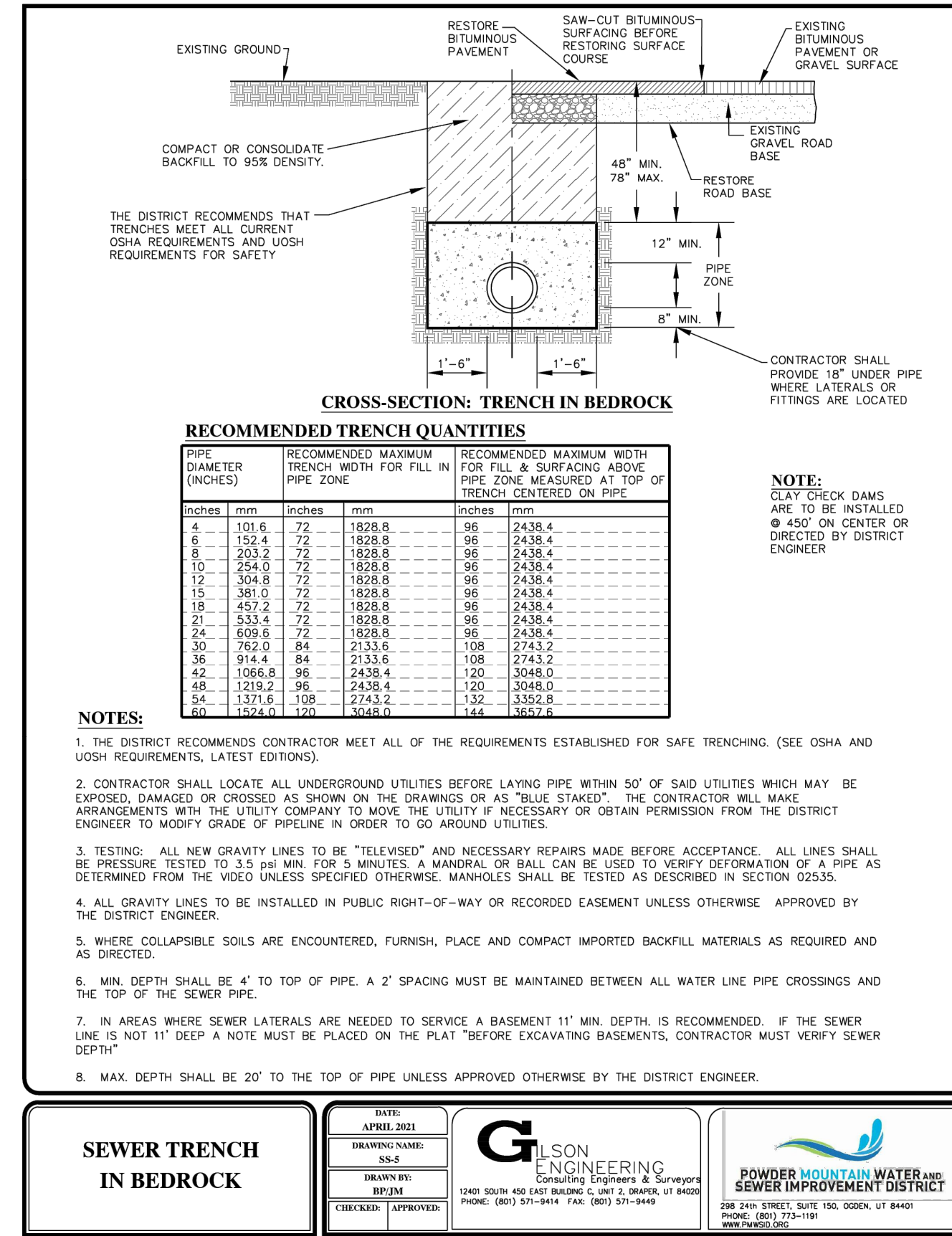
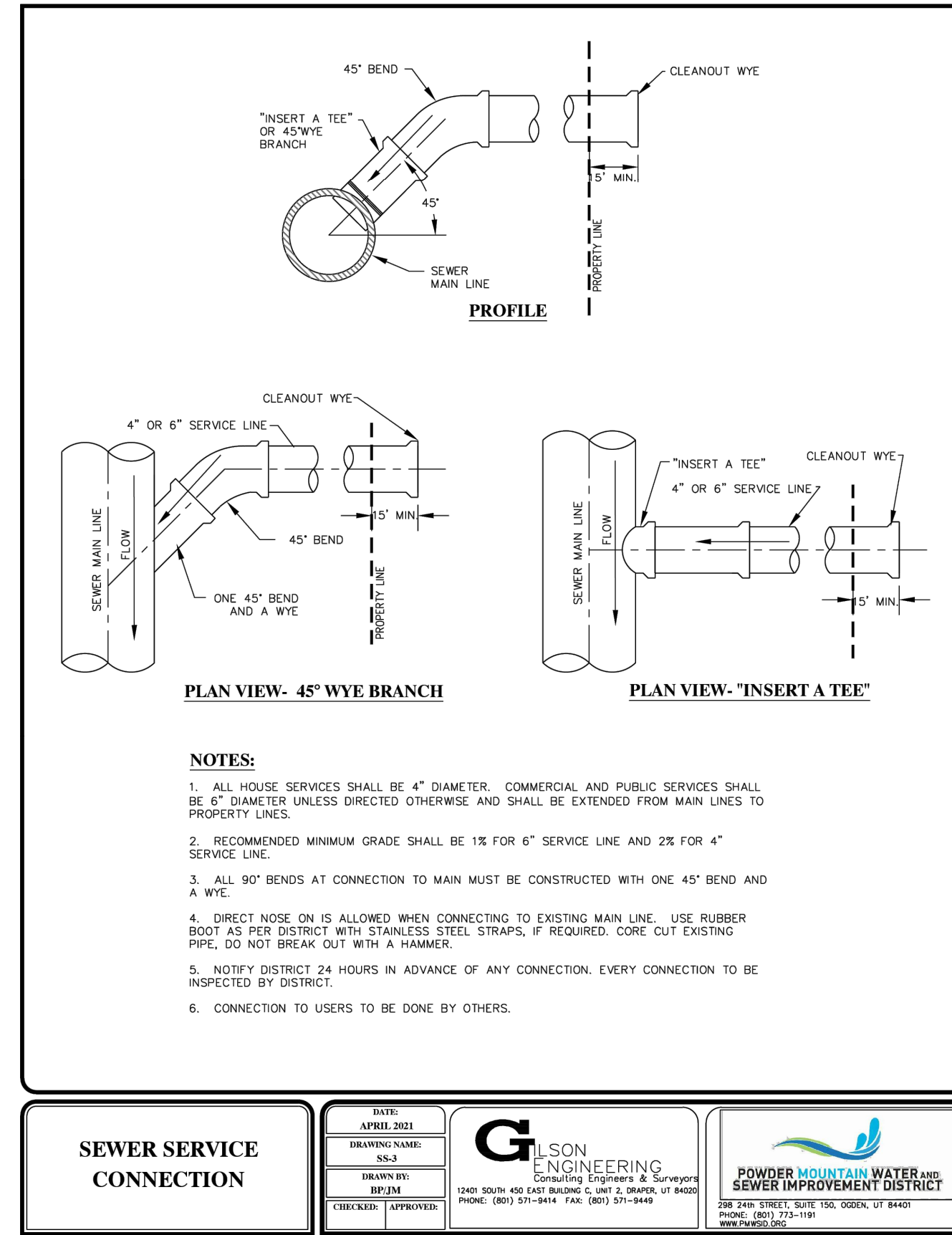
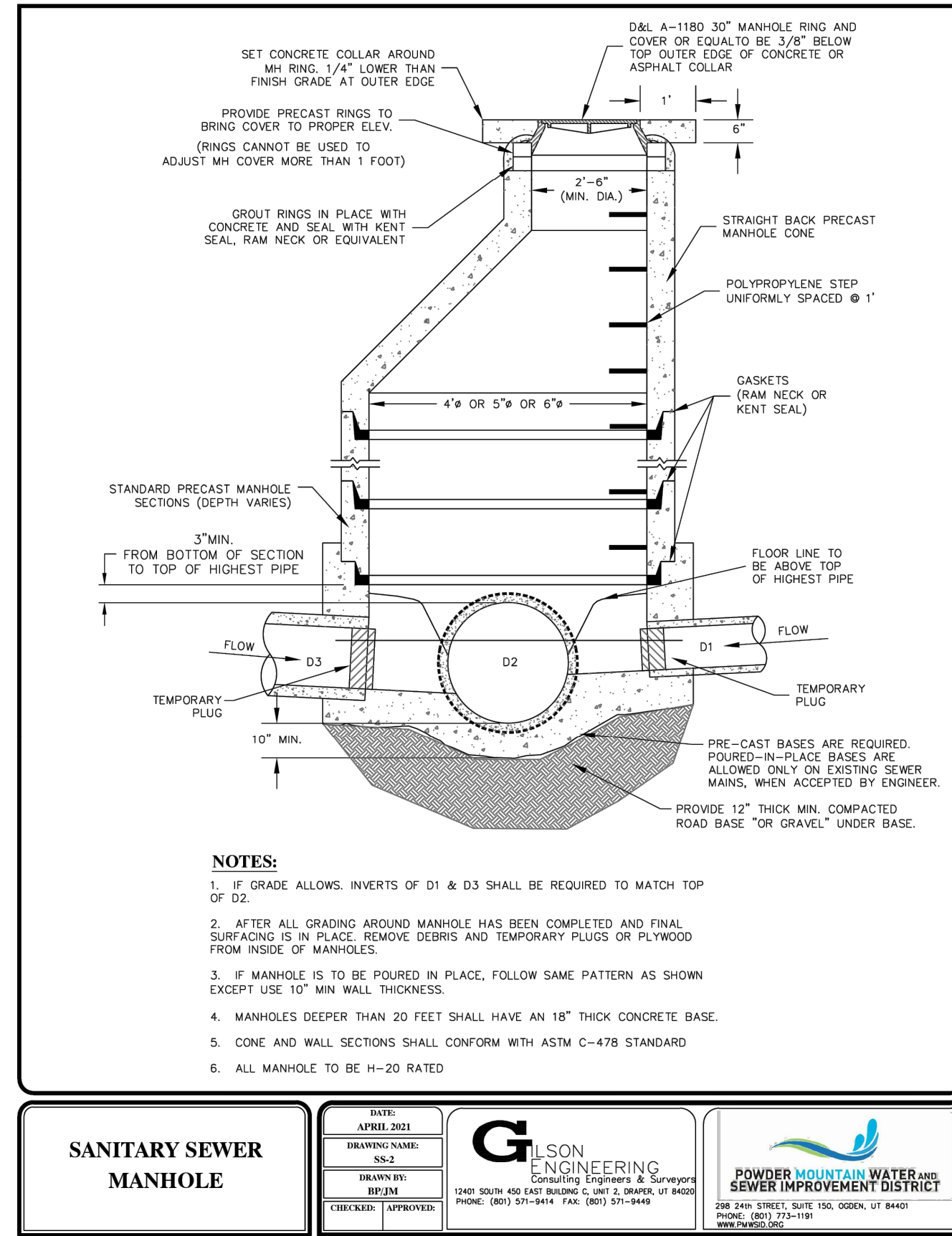
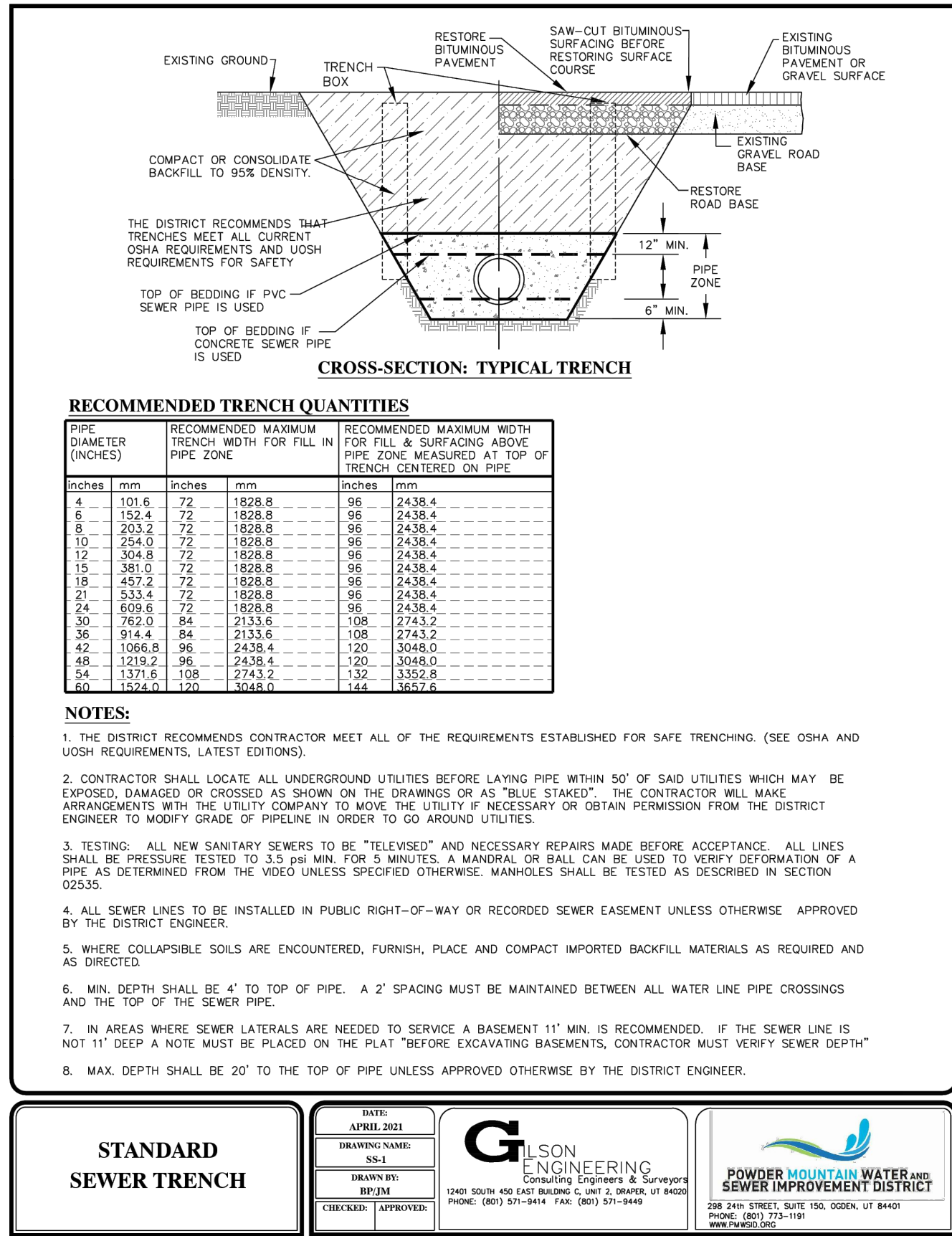
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Date: 7/3/2022  
Design: GJW  
Drawn: GJW  
Chk'd: 21.008 - V6.dwg  
C5.01  
Sheet No.: 8/9



Call before you Dig  
Avoid cutting underground utility lines. It's costly.  
Call 811  
1-800-862-4111





**STANDARD SEWER TRENCH**

DATE: APRIL 2021  
DRAWING NAME: S&S  
DRAWN BY: BRP/SM  
CHECKED: APPROVED

**GILSON ENGINEERING**  
Consulting Engineers & Surveyors  
1240 SOUTH 450 EAST BLDG. C, 2ND FLOOR, UTAH  
PHONE: (801) 571-9414 FAX: (801) 571-9449  
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**POWDER MOUNTAIN WATER AND SEWER IMPROVEMENT DISTRICT**  
288 24th STREET, SUITE 100, OGDEN, UT 84403  
PHONE: (801) 774-1191  
WWW.PMWISD.ORG

**SANITARY SEWER MANHOLE**

DATE: APRIL 2021  
DRAWING NAME: S&S  
DRAWN BY: BRP/SM  
CHECKED: APPROVED

**GILSON ENGINEERING**  
Consulting Engineers & Surveyors  
1240 SOUTH 450 EAST BLDG. C, 2ND FLOOR, UTAH  
PHONE: (801) 571-9414 FAX: (801) 571-9449  
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**POWDER MOUNTAIN WATER AND SEWER IMPROVEMENT DISTRICT**  
288 24th STREET, SUITE 100, OGDEN, UT 84403  
PHONE: (801) 774-1191  
WWW.PMWISD.ORG

**SEWER SERVICE CONNECTION**

DATE: APRIL 2021  
DRAWING NAME: S&S  
DRAWN BY: BRP/SM  
CHECKED: APPROVED

**GILSON ENGINEERING**  
Consulting Engineers & Surveyors  
1240 SOUTH 450 EAST BLDG. C, 2ND FLOOR, UTAH  
PHONE: (801) 571-9414 FAX: (801) 571-9449  
WWW.GILSON.ENG

**POWDER MOUNTAIN WATER AND SEWER IMPROVEMENT DISTRICT**  
288 24th STREET, SUITE 100, OGDEN, UT 84403  
PHONE: (801) 774-1191  
WWW.PMWISD.ORG

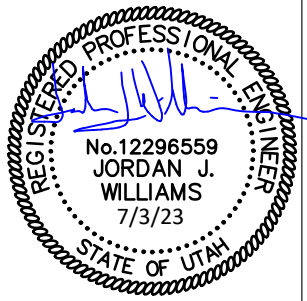
**SEWER TRENCH IN BEDROCK**

DATE: APRIL 2021  
DRAWING NAME: S&S  
DRAWN BY: BRP/SM  
CHECKED: APPROVED

**GILSON ENGINEERING**  
Consulting Engineers & Surveyors  
1240 SOUTH 450 EAST BLDG. C, 2ND FLOOR, UTAH  
PHONE: (801) 571-9414 FAX: (801) 571-9449  
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**POWDER MOUNTAIN WATER AND SEWER IMPROVEMENT DISTRICT**  
288 24th STREET, SUITE 100, OGDEN, UT 84403  
PHONE: (801) 774-1191  
WWW.PMWISD.ORG

Revisions:



**FAWKES CONSULTANTS INC.**  
2701 N. Thanksgiving Way, Suite 100  
Eden, Utah 84033  
Jordan J. Williams, P.E.  
Gwilliams@fawkesconsultants.com

**Sundown Condos Phase 2**  
Approx. 6550 N. Powder Mountain Road  
Eden, Utah 84310

**Sewer & UDOT Details**

Date: 7/3/2022  
Design: GJW  
Drawn: GJW  
Chk'd:  
21.008 - V6.dwg  
**C5.02**  
Sheet No. 9/9

