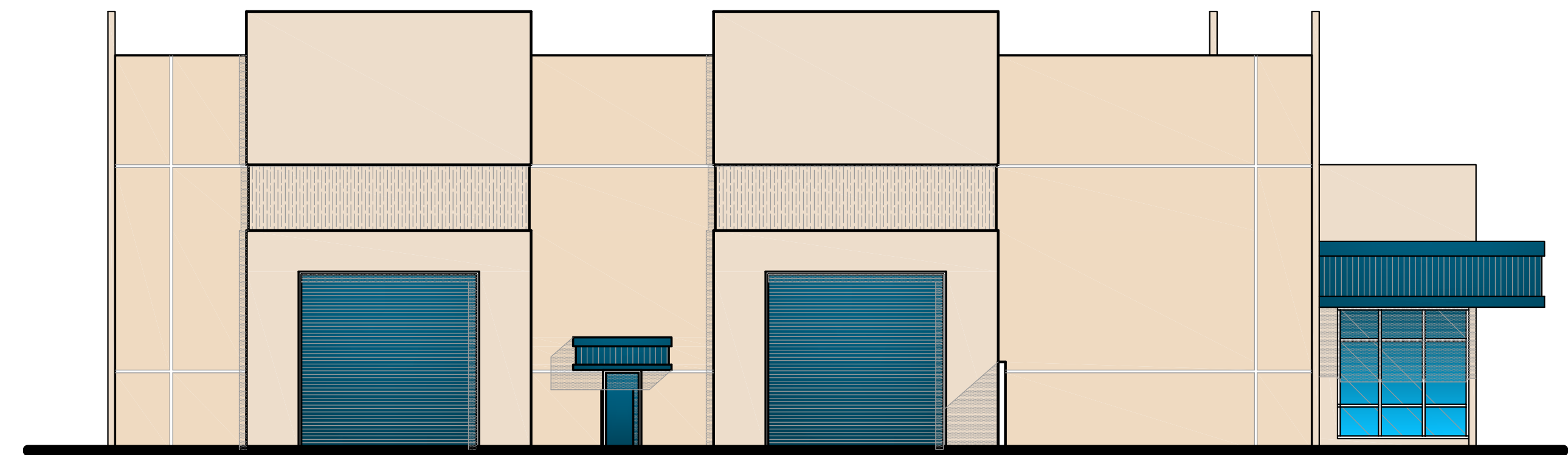
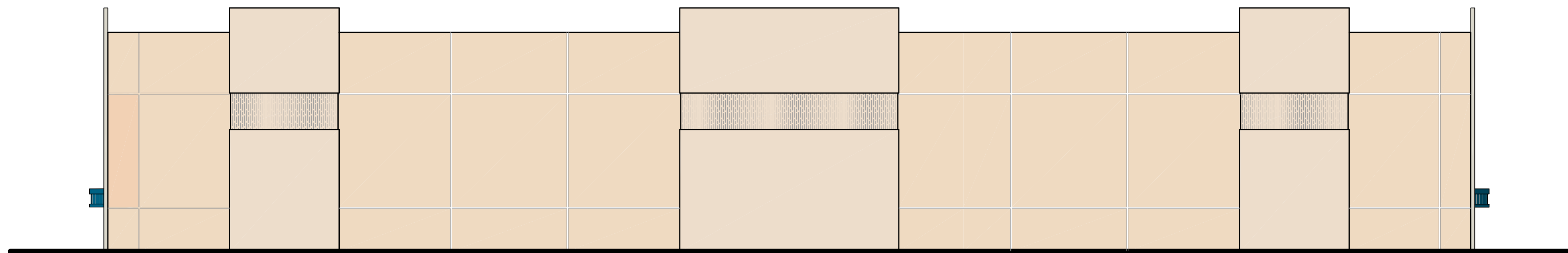


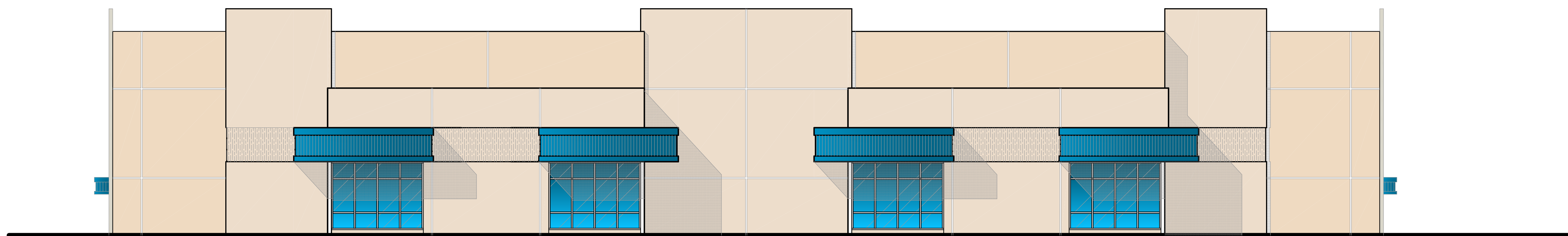
EAST ELEVATION



WEST ELEVATION

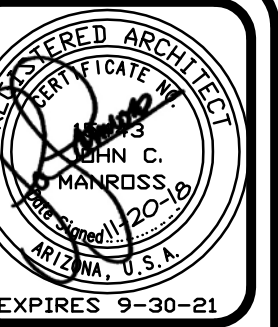


NORTH ELEVATION



SOUTH ELEVATION

SCALE: 3/32" = 1'-0"

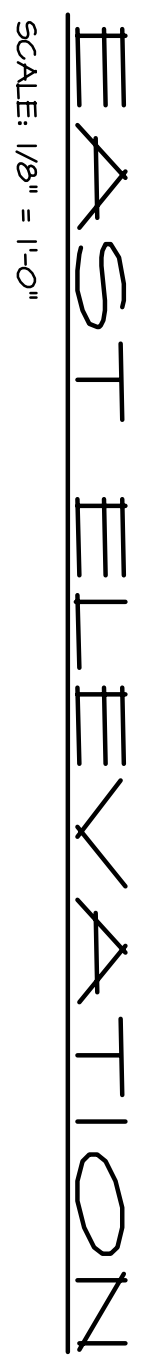


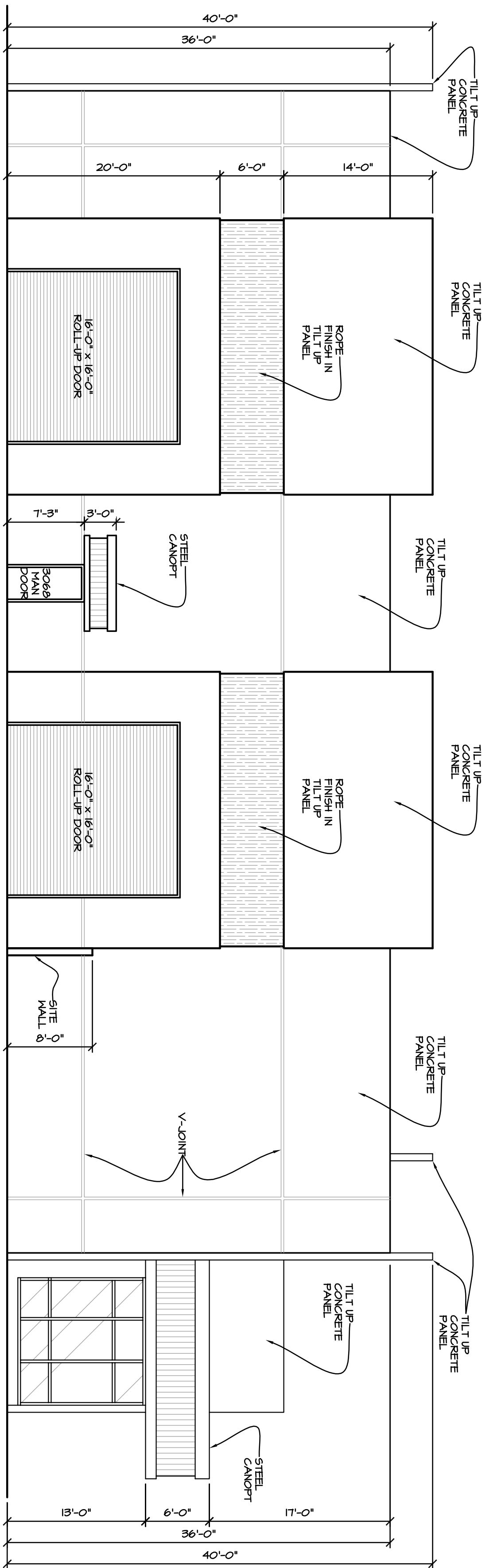
DESIGN T-480-894-1680 F-480-894-2529
PROFESSIONALS, L.L.C.
4542 E. McKELLIPS RD., STE. 101, MESA, AZ 85215

A NEW COMMERCIAL BUILDING FOR:
NESCON PRODUCTION FACILITY
LOTS 63 & 64 OF THE MESA COMMERCE CENTER

SHEET A3
EXTERIOR ELEVATIONS
COLOR
DATE 11-20-18 DWN. BY Jm, LA

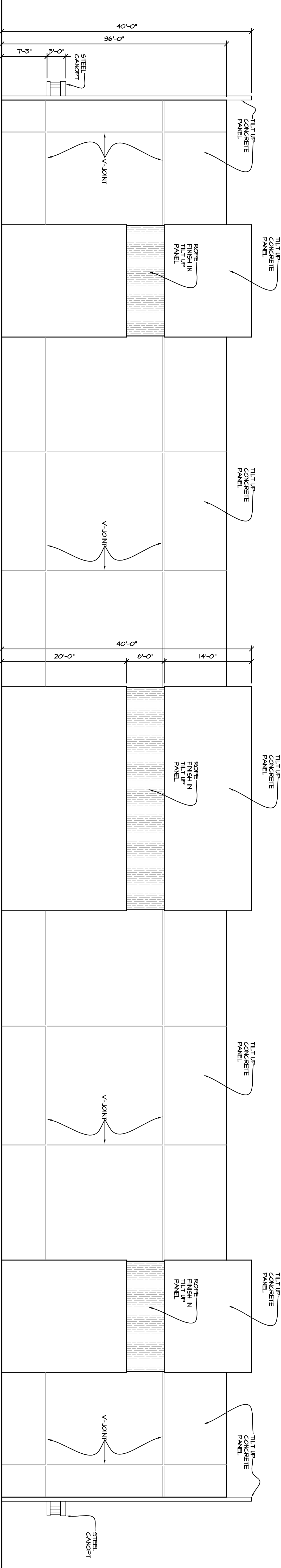
PROJECT NO
1806





WEST ELEVATION

SCALE: 1/8" = 1'-0"



NORTH ELEVATION

SCALE: 1/8" = 1'-0"

1806

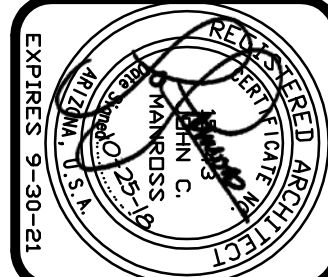
PROJECT NO

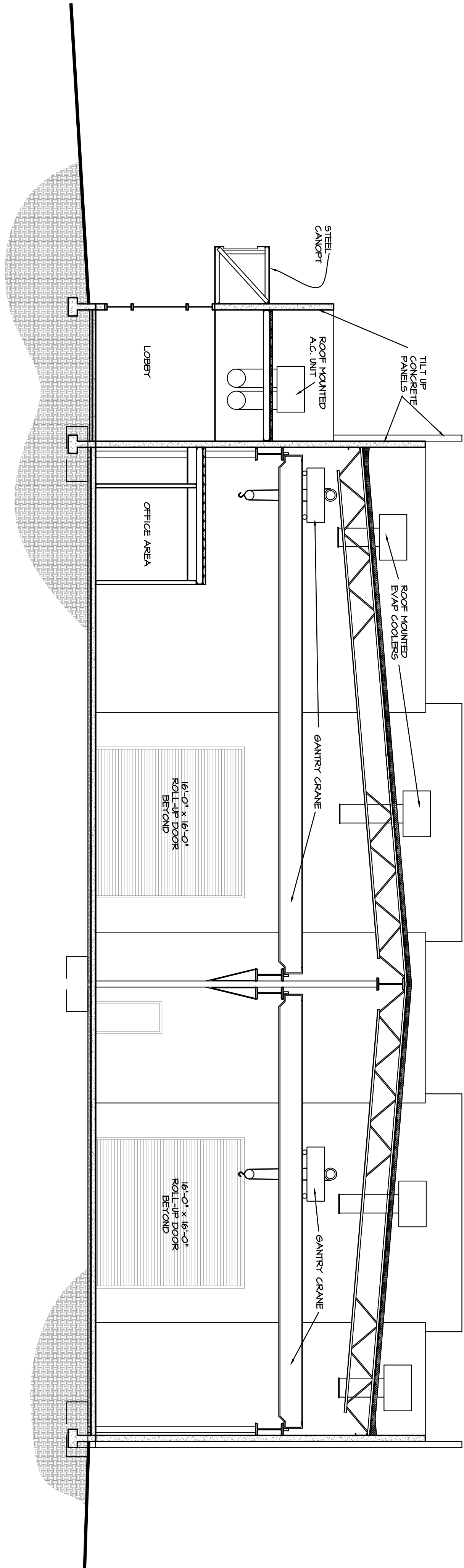
SHEET A4
EXTERIOR ELEVATIONS

DATE 10-25-18 DWN. BY jm, IA

A NEW COMMERCIAL BUILDING FOR:
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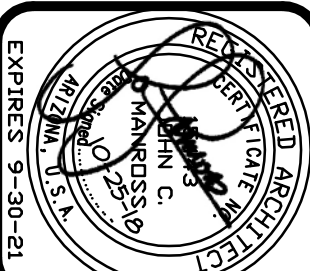


BUILDING SECTION "A-A"
SCALE: 1/8" = 1'-0"

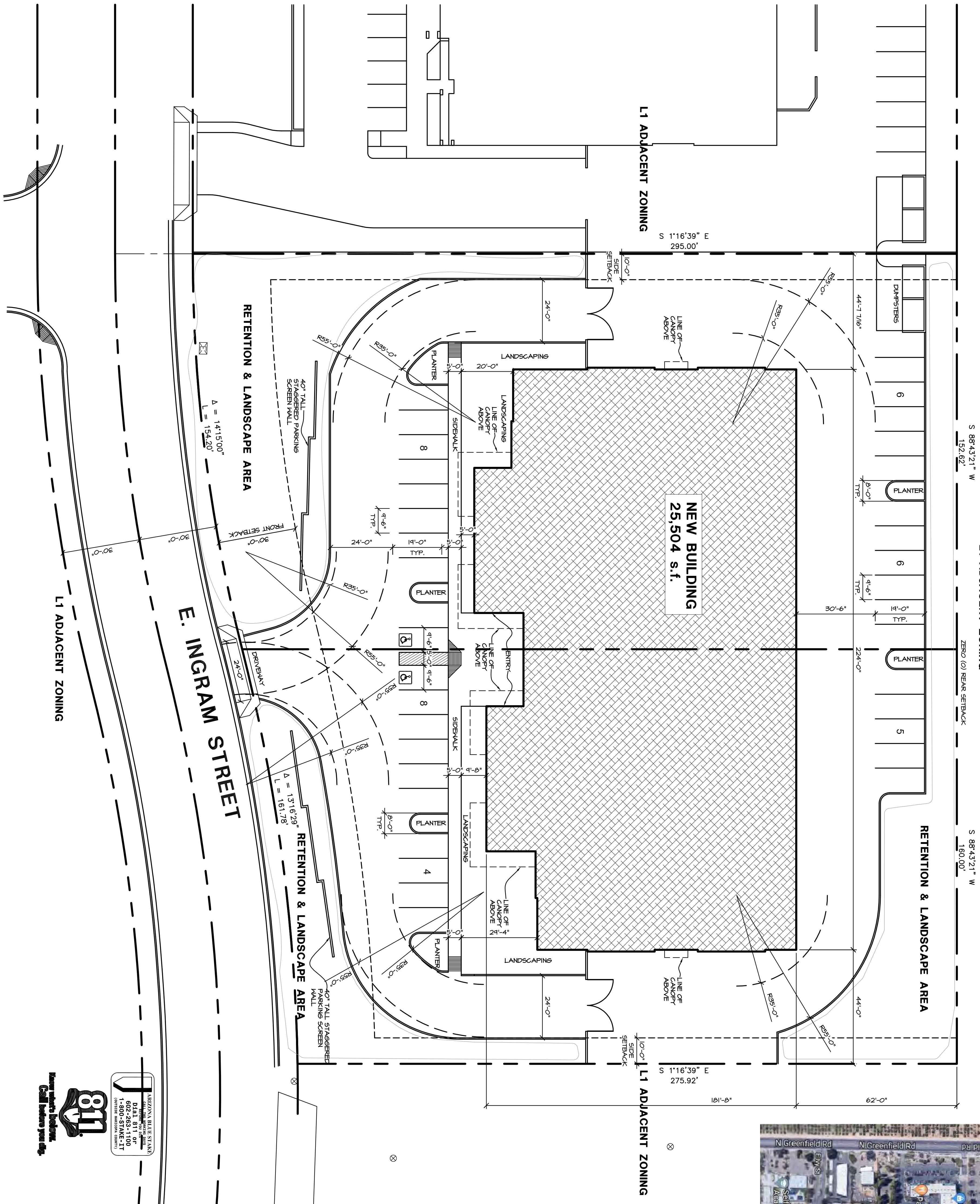
SHEET A5
BUILDING SECTIONS
DATE 10-25-18 **DWN. BY** jm

A NEW COMMERCIAL BUILDING FOR:
NESCON PRODUCTION FACILITY
LOTS 63 & 64 OF THE MESA COMMERCE CENTER

DESIGN PROFESSIONALS, L.L.C.
4542 E. McKELLIPS RD., STE. 101, MESA, AZ 85215
T-480-894-1680 F-480-894-2529



SITE PLAN FOR:
NESCON PRODUCTION FACILITY
4656 & 4708 EAST INGRAM STREET
MESA, ARIZONA



PROJECT INFO

OWNER
NEBATT PROPERTIES, LLC
1550 NORTH 40TH STREET
MESA, ARIZONA 85205
OFFICE PHONE: 480-894-2851

ARCHITECT
DESIGN PROFESSIONALS, L.L.C.
4542 EAST MCKELLIPS RD., STE. 101
MESA, ARIZONA 85215
OFFICE PHONE: 480-894-2529
FAX: 480-894-2528
EMAIL: jpm@dpnllc.com

SITE & BUILDING INFORMATION

PROJECT DESCRIPTION:
A NEW WAREHOUSE & METAL PARTS ASSEMBLY FOR NESCON

ZONING:
L1

SITE ADDRESS:
4656 & 4708 EAST INGRAM STREET, MESA, AZ 85205

LEGAL DESCRIPTION:
LOT 63 & 64, MESA COMMERCE CENTER ACCORDING TO BOOK 212 OF
MARS PAGE 21, RECORDS OF MARICOPA COUNTY, ARIZONA

ASSESSORS PARCEL #: 141-34-346 & 141-34-347

ALLOWABLE HEIGHT & AREA
2006 IBC/TABLE 503
2 STORY, 19,000 SF FIVE SPRINKLERS 19,000 + 39,000 = 52,000
25,504 X 52,000 ALLOWED

OCCUPANCY:
CONSTRUCTION TYPE:
BUILDING S.F.:
BUILDING AREAS:
B.O.C.C. - 4,204 S.F.
B.O.C.C. - 12,500 S.F.
MIXED OCCUPANCY: 4,204 + 21,900 / 52,000 S.F. ALLOWED = 44 X 1

OCCUPANT LOAD:
2006 IBC/TABLE 503
TOTAL OCC. - 84,644 OR 85 OCCUPANTS

REQUIRED EXITS:
2 EXITS REQUIRED PER 2006 IBC, TABLE 104.1

EXIT TRAVEL DISTANCE:
TABLE 104.1

PROPOSED BUILDING HEIGHT:
40'-0"

BUILDING SETBACKS:
FRONT - 30'-0" TOTAL
REAR - 0'-0"

PARKING:
OFFICE - 4,204 S.F. / 379 = 11.2 SPACES
WAREHOUSE - 21,900 S.F. / 400 = 54.75 SPACES
TOTAL PARKING PROVIDED - 65.95 SPACES, INCLUDING 2 ADA

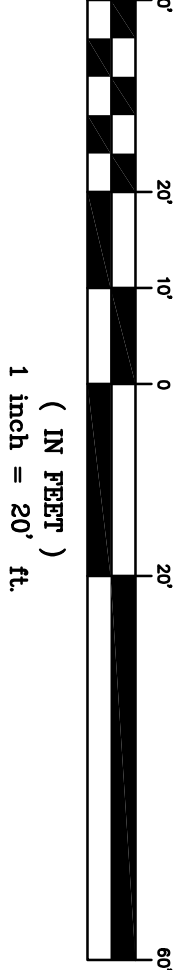
BIOCYCLE PARKING:
65,956 SITE AREA
45,461 S.F. OR 214 ACRES
85,961 S.F. OR 197 ACRES

FLOOD ZONE:
A

SITE PLAN

SCALE: 1" = 20'-0"

GRAPHIC SCALE

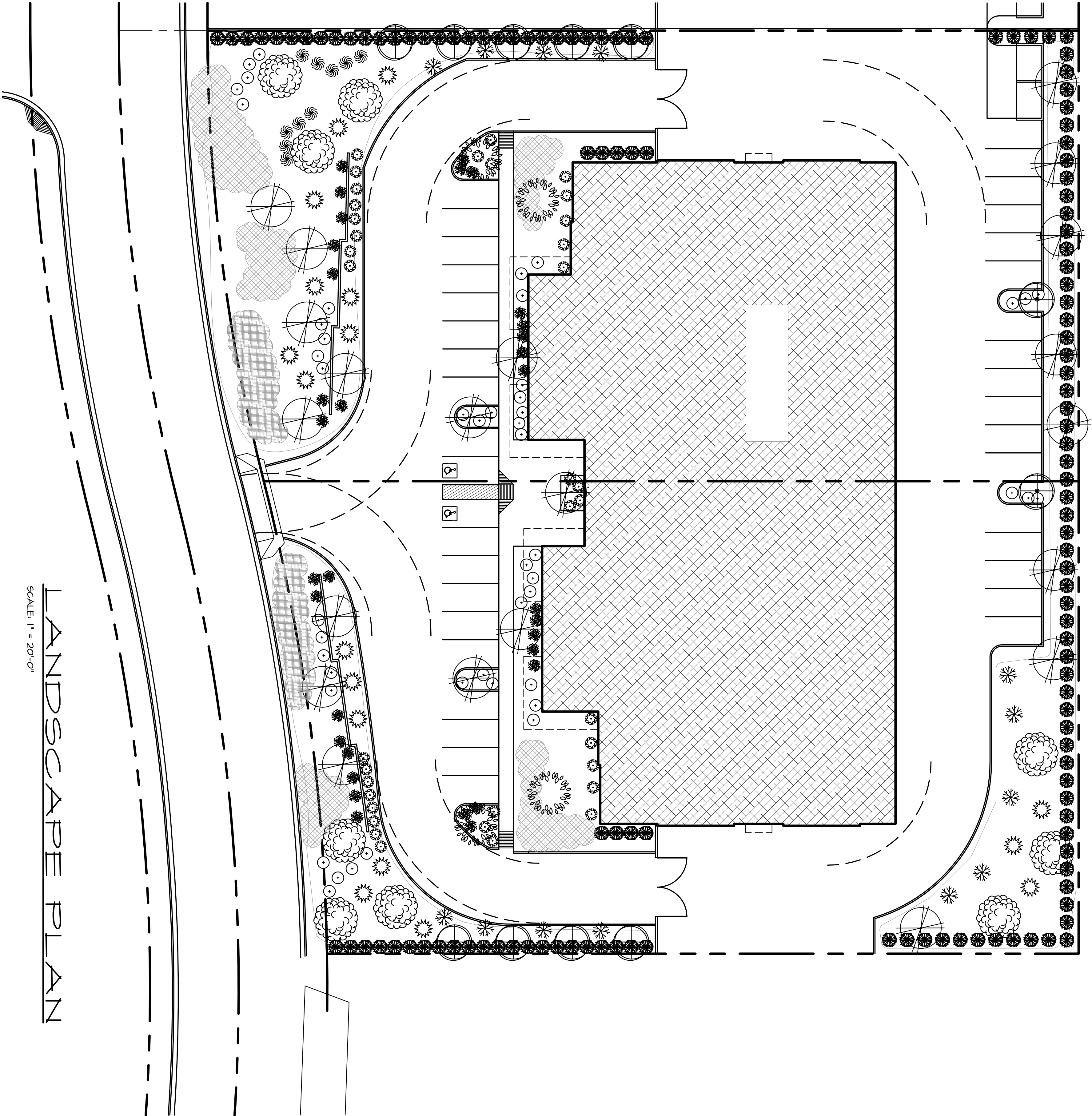


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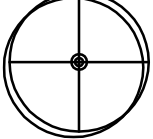
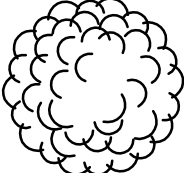

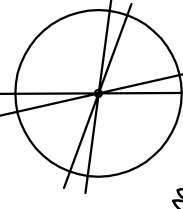
A NEW COMMERCIAL BUILDING FOR:
NESCON PRODUCTION FACILITY
LOTS 63 & 64 OF THE MESA COMMERCE CENTER

SHEET AI
SITE PLAN
DATE 10-25-18 DWN. BY jm








PROJECT NO
1806

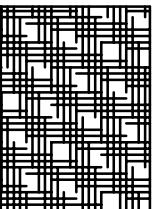


PLANT PALETTE

	TEXAS EBONY EBENOPSIS EBANO	2 - 24" BOX, LOW BREAKER
	DESERT MUSEUM PALO PARKINSONIA FLORIDA	4 - 24" BOX, STANDARD
	RED PUSH PISTACHE PISTACIA X RED PUSH ¹	6 - 24" BOX, STANDARD
	SWEET KATIE DESERT WILLOW CHILOPSIS LINEARIS	6 - 24" BOX, STANDARD

PLANT PALETTE

	8 - BAJA FAIRY DUSTER CALLANDRA CALIFORNICA	RIELLIA PENINSULARIS
	25 - BAJA RUELLA	HESPERALOE PARVILORA
	21 - RED HESPERALOE	CAESALPINIA PARADISE
	42 - RED BIRD OF PARADISE	CHUPAROSA
	21 - MEXICAN HONEYSUCKLE	MULLEBERGIA CAPITULARIS
	63 - REGAL MIST	TECONIA X "SPARKY"
	33 - SPARKY TECOMA	

	NEM GOLD LANTANA LANTANA "NEM GOLD"
	LANTANA MONTEVIDENSIS LANTANA "TRAILING PURPLE"

ALL LANDSCAPE & PLANTER AREAS SHALL BE COVERED WITH 2" MIN. 1" SCREENED MADISON GOLD DECOMPOSED GRANITE. SHRUBS SHALL BE 5 GAL. SIZE EACH. LOCATIONS TO BE PER APPROVED PLANS.

ALL GROUND COVER SHALL BE 1 GAL. CONTAINERS AT 3'-0" O.C. TYP.

LANDSCAPE QUANTITY TABLE:

TREES	REQUIRED	PROVIDED
FRONT	13	13
REAR	11	11
SIDE EAST	6	6
SIDE WEST	5	5
FOUNDATION	5	5

SHRUBS	REQUIRED	PROVIDED
FRONT	78	78
REAR	63	64
SIDE EAST	36	36
SIDE WEST	30	34
FOUNDATION	48	44

PARKING PLANTERS SHALL HAVE NINE ONE SHADE TREE AND THREE SHRUBS

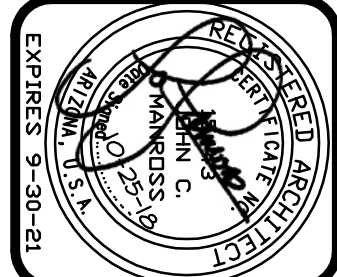
LANDSCAPE NOTES:

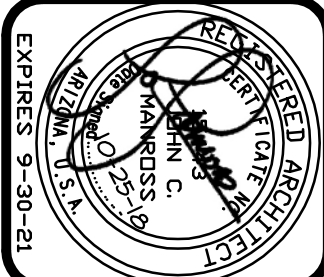
- REQUIRED TREES SHALL BE MINIMUM SIZE AS SPECIFIED IN THE ARIZONA NURSERY ASSOCIATION RECOMMENDED TREE SPECIFICATIONS' LATEST EDITION.
- ALL LANDSCAPE MATERIAL INSTALLED SHALL BE MAINTAINED BY OWNER/OR LESSEE IN ACCORDANCE WITH THE APPROVED LANDSCAPE PLAN.
- A NATURAL LANDSCAPE MAINTENANCE PROGRAM SHALL BE IMPLEMENTED AND SHALL BE MAINTAINED WITH THE BEST MANAGEMENT PRACTICES OF THE LANDSCAPING INDUSTRY.
- ALL TREES AND SHRUBS LOCATED WITHIN THE LINE-OF-SIGHT SHALL BE MAINTAINED FOR A CLEAR AREA BETWEEN 3' TO 7' AND SHOW LINE OF SIGHT ON LANDSCAPE PLAN.
- REQUIRED LANDSCAPE AREAS SHALL BE FREE FROM ENCROACHMENT BY ANY USE, STRUCTURE, VEHICLE OR FEATURE NOT A PART OF THE LANDSCAPE DESIGN.

SHEET LI
LANDSCAPE PLAN
DATE 10-25-18 **DWN. BY** jm

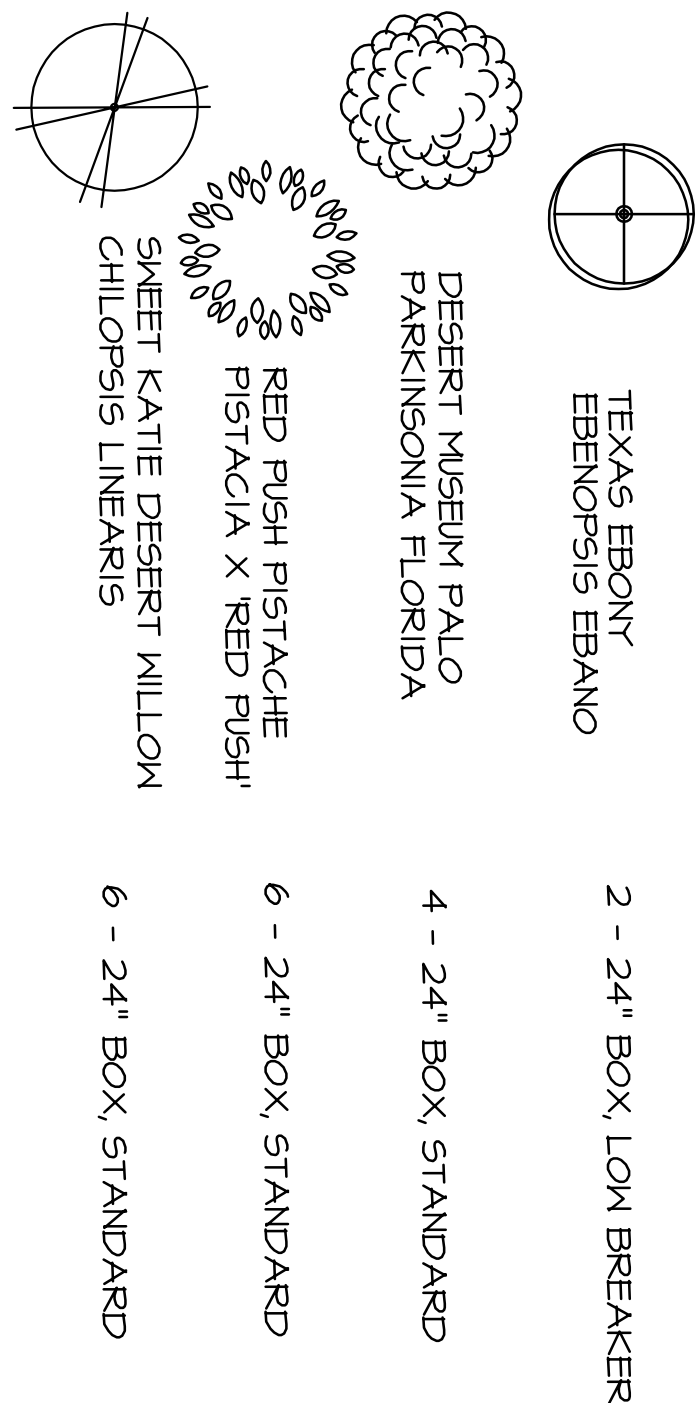
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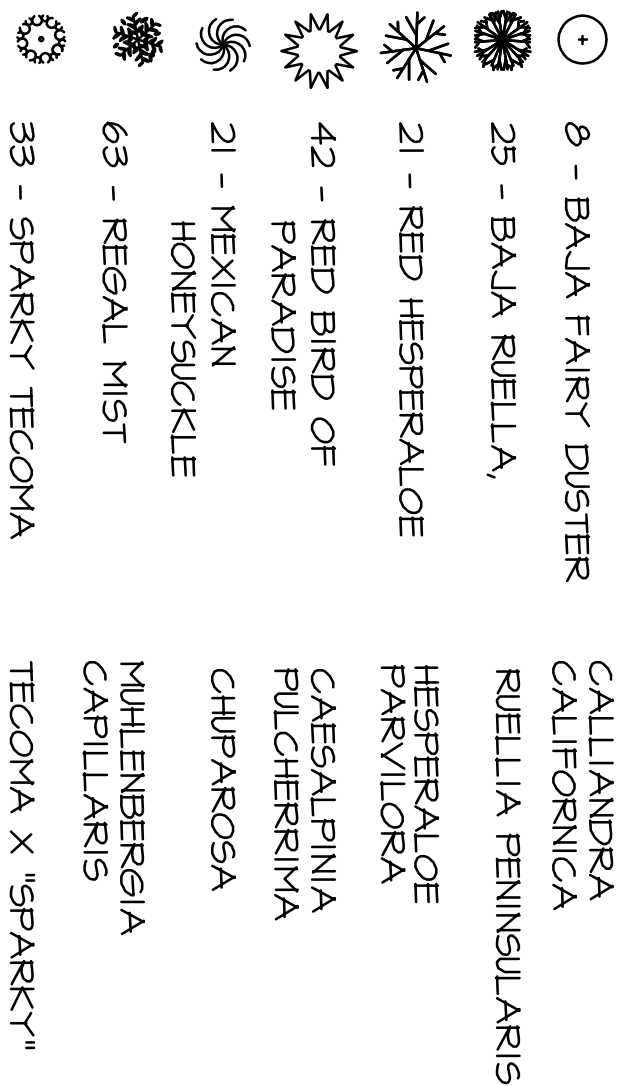




PLANT PALETTE



PLANT PALETTE



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FOUNDATION	48	44

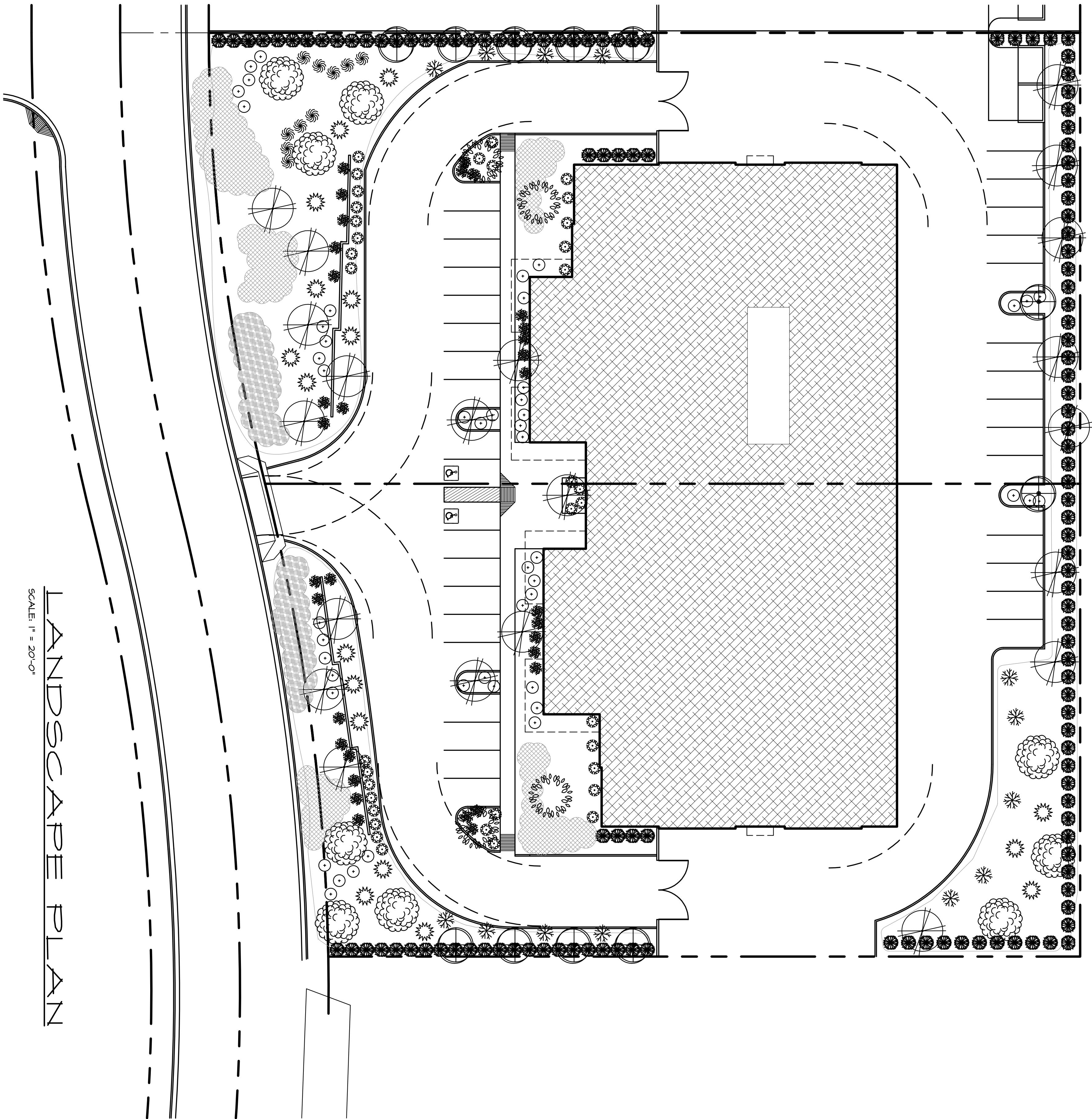
PARKING PLANTERS SHALL HAVE NINE ONE SHADE TREE AND THREE SHRUBS

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- REQUIRED LANDSCAPE AREAS SHALL BE FREE FROM ENCROACHMENT BY ANY USE, STRUCTURE, VEHICLE OR FEATURE NOT A PART OF THE LANDSCAPE DESIGN.

LANDSCAPE PLAN

SCALE: 1" = 20'-0"



ENGINEER'S NOTES

1. THESE PLANS ARE SUBJECT TO THE INTERPRETATION OF INTENT BY THE ENGINEER. ANYONE WHO TAKES IT UPON THEMSELVES THE INTERPRETATION OF THE DRAWINGS OR MAKE REVISIONS TO THE SAME WITHOUT CONFERRING WITH THE DESIGN ENGINEER SHALL BE RESPONSIBLE FOR THE CONSEQUENCES THEREOF.

2. THE ESTIMATED QUANTITIES SHOWN ARE FOR INFORMATION PURPOSES ONLY. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE COMPLETENESS AND ACCURACY OF A DETAILED ESTIMATE BASED ON THESE PLANS, CURRENT CODES, AND SITE VISITATION.

3. ALL EARTHWORK CONSTRUCTION SHALL CONFORM TO THE LATEST MARICOPA ASSOCIATION OF GOVERNMENTS STANDARD DETAILS AND/OR SPECIFICATIONS INCLUDING ANY SUPPLEMENTS THERETO, AND ALL ADDENDA. THE CONTRACTOR IS TO FOLLOW THE RECOMMENDATION OF THE SOIL INVESTIGATION REPORT AND LETTER, AS PROVIDED BY THE DEVELOPER.

4. PRIOR TO BIDDING THE WORK, THE CONTRACTOR SHALL THOROUGHLY SATISFY HIMSELF AS TO THE ACTUAL CONDITIONS, REQUIREMENTS OF THE WORK AND EXCESS OR DEFICIENCY IN QUANTITIES. NO CLAIMS SHALL BE MADE AGAINST THE OWNER/DEVELOPER OR ENGINEER FOR ANY EXCESS OR DEFICIENCY THEREIN, ACTUAL OR RELATIVE.

5. THE ENGINEER SHALL NOT BE RESPONSIBLE FOR CONSTRUCTION MEANS, METHODS, TECHNIQUES, SEQUENCES, PROCEDURES OR SAFETY PRECAUTIONS OR PROGRAMS UTILIZED IN CONNECTION WITH THE WORK, AND WILL NOT BE RESPONSIBLE FOR THE CONTRACTOR'S FAILURE TO CARRY OUT THE WORK IN ACCORDANCE WITH THE CONTRACT DOCUMENTS.

6. THE ENGINEER SHALL NOT BE RESPONSIBLE FOR COORDINATING THE RELOCATION OF UTILITIES, POWER POLES, ETC.

7. THE CONTRACTOR SHALL MAKE NO CLAIM AGAINST THE OWNER OR THE SURVEYOR REGARDING ALLEGED INACCURACY OF CONSTRUCTION STAKES SET BY THE SURVEYOR UNLESS ALL SURVEY STAKES SET BY THE SURVEYOR ARE MAINTAINED INTACT AND CAN BE VERIFIED AS TO THEIR ORIGIN. IF, IN THE OPINION OF THE SURVEYOR, THE STAKES ARE NOT MAINTAINED INTACT AND CANNOT BE VERIFIED AS TO THEIR ORIGIN, ANY REMEDIAL WORK REQUIRED TO CORRECT ANY ITEM OF IMPROPER CONSTRUCTION WORK SHALL BE PERFORMED AT THE SOLE EXPENSE OF THE RESPONSIBLE CONTRACTOR OR SUBCONTRACTOR.

8. THE SURVEYOR WILL MAKE FIELD AS-BUILT MEASUREMENTS OF THE WORK UPON NOTIFICATION BY THE CLIENT OR HIS REPRESENTATIVE THAT THE WORK IS COMPLETE AND READY FOR AS-BUILT SURVEY. FOR PIPE WORK, THE CONTRACTOR IS RESPONSIBLE FOR LEAVING TRENCHES OPEN SO THAT AS-BUILTS CAN BE PERFORMED TO COMPLY WITH THE CITY REQUIREMENTS. IF THE TRENCHES ARE BACK FILLED AND OBSCURED TO THE POINT THAT AS-BUILT MEASUREMENTS CANNOT BE PERFORMED, IT WILL BE THE RESPONSIBILITY OF THE CONTRACTOR TO POTHOLE UTILITY TRENCHES AS NECESSARY TO COMPLETE AN AS-BUILT SURVEY.

9. THE CONTRACTOR IS TO VERIFY THE LOCATION, ELEVATION, CONDITION, AND PAVEMENT CROSS-SLOPE OF ALL EXISTING SURFACES AT POINTS OF TIE-IN AND MATCHING. PRIOR TO COMMENCEMENT OF GRADING, PAVING, CURB AND GUTTER OR OTHER SURFACE CONSTRUCTION, SHOULD EXISTING LOCATIONS, ELEVATIONS, CONDITION, OR PAVEMENT CROSS-SLOPE DIFFER FROM THAT SHOWN ON THESE PLANS, RESULTING IN THE DESIGN INTENT REFLECTED ON THE PLANS NOT ABLE TO BE CONSTRUCTED, THE CONTRACTOR SHALL NOTIFY THE OWNER'S AGENT IMMEDIATELY FOR DIRECTION ON HOW TO PROCEED PRIOR TO COMMENCEMENT OF CONSTRUCTION. THE CONTRACTOR ACCEPTS RESPONSIBILITY FOR ALL COSTS ASSOCIATED WITH CORRECTIVE ACTION IF THESE PROCEDURES ARE NOT FOLLOWED.

10. EXISTING UTILITIES SHOWN ON THESE PLANS HAVE BEEN LOCATED ACCORDING TO INFORMATION PROVIDED BY THE AGENCY OPERATING EACH UTILITY. LOCATIONS SHOWN ARE APPROXIMATE ONLY, AND ARE NOT RELIABLE FOR CONSTRUCTION PURPOSES. CALL BLUE STAKE FOR FIELD LOCATION AT (602) 263-1100. THE CONTRACTOR SHALL PROTECT AND MAINTAIN ALL EXISTING UTILITIES ON THE SITE. ANY DAMAGE TO EXISTING UTILITIES, WHETHER SHOWN OR NOT ON THE DRAWING, SHALL BE REPAIRED/REPLACED AT THE CONTRACTOR'S EXPENSE. EXISTING SURFACE FEATURES AND FENCING SHALL BE REPLACED IN KIND.

11. THE ENGINEER AND APPLICABLE AGENCY MUST APPROVE, PRIOR TO CONSTRUCTION, ANY ALTERATION OR VARIANCE FROM THESE PLANS. ANY VARIATIONS FROM THESE PLANS SHALL BE PROPOSED ON CONSTRUCTION FIELD PRINTS AND TRANSMITTED TO THE ENGINEER.

12. ANY INSPECTION BY THE CITY, COUNTY, ENGINEER, OR OTHER JURISDICTIONAL AGENCY DOES NOT IN ANY WAY RELIEVE THE CONTRACTOR FROM ANY OBLIGATION TO PERFORM THE WORK IN STRICT COMPLIANCE WITH APPLICABLE CODES AND AGENCY REQUIREMENTS.

13. CONTRACTOR IS RESPONSIBLE FOR PROTECTING ALL STORM DRAIN PIPES, STORM WATER RETENTION PIPES AND DRAINAGE FACILITIES FROM DAMAGE DURING ALL STAGES OF CONSTRUCTION. THE DEPTH OF COVER ON THE STORM DRAIN PIPE IS DESIGNED FOR FINAL GRADE. THEREFORE, EXTRA CARE SUCH AS BERMING OVER PIPES, FLAGGING OR SIGNAGE SHOULD BE USED DURING CONSTRUCTION TO MAINTAIN COVER OR PROTECT THE PIPES.

14. THE ENGINEER MAKES NO REPRESENTATION OR GUARANTEE REGARDING EARTHWORK QUANTITIES OR THAT THE EARTHWORK FOR THIS PROJECT WILL BALANCE DUE TO THE VARYING FIELD CONDITIONS, CHANGING SOIL TYPES, ALLOWABLE CONSTRUCTION TOLERANCES AND CONSTRUCTION METHODS THAT ARE BEYOND THE CONTROL OF THE ENGINEER.

15. IF PAD CERTIFICATIONS ARE PERFORMED, IT IS UNDERSTOOD THAT THE CERTIFICATION PROVIDES ONLY A REPRESENTATIVE ELEVATION OF THE AVERAGE GRADE OF EACH LOT, BUILDINGS OR UNIT PAD, AND SHALL NOT BE CONSTRUED TO INCLUDE VARIATION AND STREET SUB-GRADE CERTIFICATION OR CERTIFICATION THAT THE ENTIRE PAD IS LEVEL. IF IT WAS CONSTRUCTED IN THE DESIGNED LOCATION OR WAS GRADED TO THE CROSS-SECTION SET FORTH ON THE PLANS OR AS DESIGNATED IN THE SOILS REPORT.

16. FINISH GRADES SHOWN ON THESE PLANS ARE THE FINAL FINISH GRADES. CONTRACTOR IS RESPONSIBLE FOR OVER-EXCAVATING LANDSCAPE AREAS TO ALLOW FOR PLANTING AND UTILITY TRENCHING SPOILS AND FOR THE FINAL LANDSCAPE TREATMENT (DECOMPOSED GRANITE, LAWN, ETC.)

17. THE LOCATION OF ALL EXISTING UNDERGROUND UTILITIES IS BASED ON INFORMATION PROVIDED TO THE ENGINEER BY OTHERS. IT IS THE CONTRACTOR'S RESPONSIBILITY TO LOCATE ALL UNDERGROUND PIPELINES, TELEPHONE AND ELECTRIC CONDUITS AND STRUCTURES IN ADVANCE OF ANY CONSTRUCTION AND TO OBSERVE ALL POSSIBLE PRECAUTIONS TO AVOID ANY DAMAGE TO SUCH. IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO DETERMINE THE EXACT VERTICAL AND HORIZONTAL LOCATIONS OF EXISTING UNDERGROUND UTILITIES PRIOR TO COMMENCING CONSTRUCTION. THE ENGINEER AND/OR OWNER CANNOT GUARANTEE ANY LOCATIONS SHOWN ON THESE PLANS OR THOSE OMITTED FROM SAME.

18. IN ACCORDANCE WITH GENERALLY ACCEPTED CONSTRUCTION PRACTICES, THE CONTRACTOR SHALL BE SOLELY AND COMPLETELY RESPONSIBLE FOR THE CONDITIONS OF THE JOB SITE, INCLUDING SAFETY OF ALL PERSONS AND PROPERTY DURING PERFORMANCE OF THE WORK. THIS REQUIREMENT SHALL APPLY CONTINUOUSLY AND NOT LIMITED TO NORMAL WORKING HOURS.

19. ALL WORK PERFORMED SHALL BE IN ACCORDANCE WITH THE M.A.G. STANDARD DETAILS AND SPECIFICATIONS AND CITY OF MESA SUPPLEMENTS UNLESS NOTED OTHERWISE.

20. CONTRACTOR SHALL REPLACE OR REPAIR TO ACCEPTABLE QUALITY STANDARDS DAMAGED EXISTING IMPROVEMENTS THAT BECOME DAMAGED OR ALTERED IN THE COURSE OF CONSTRUCTION.

21. SIDEWALKS MUST BE CONSTRUCTED TO ACCOMMODATE A.D.A. REQUIREMENTS. IN NO CASE SHOULD SIDEWALK CROSS SLOPES EXCEED 2% OR LONGITUDINAL SLOPES EXCEED 5%. SHOULD A CONFLICT ARISE, CONTACT THE ENGINEER IMMEDIATELY AT 480-844-1666, PRIOR TO ANY CONSTRUCTION OF CONFLICTING IMPROVEMENTS.

22. RETENTION BASINS SIDE SLOPES SHALL BE GRADED AND COMPACTED TO THE SPECIFICATIONS PROVIDED IN THE GEOTECHNICAL REPORT.

23. THE CONTRACTOR SHALL VERIFY HORIZONTAL AND VERTICAL LOCATIONS OF ALL TIE IN POINTS FOR ALL IMPROVEMENTS PRIOR TO ANY CONSTRUCTION. SHOULD THE CONTRACTOR DISCOVER A LOCATION DISCREPANCY PRIOR TO OR DURING CONSTRUCTION, HE SHALL IMMEDIATELY NOTIFY ALLEN CONSULTING ENGINEERS, INC. (480-844-1666) FOR RESOLUTION.

24. SHOULD THE CONTRACTOR/SUBCONTRACTOR DISCOVER THAT ANY PORTION OF THIS PROJECT CANNOT BE CONSTRUCTED TO PLAN, HE SHALL CONTACT ALLEN CONSULTING ENGINEERS, INC. (480-844-1666) IMMEDIATELY FOR RESOLUTION.

25. CONTRACTOR SHALL EXPOSE EXISTING SEWER LINE OR SEWER SERVICE STUB OUT AND VERIFY EXISTING ELEVATION PRIOR TO COMMENCING ANY OTHER CONSTRUCTION ACTIVITY. SHOULD THE CONTRACTOR PROCEED WITH ANY CONSTRUCTION ACTIVITIES PRIOR TO VERIFICATION OF EXISTING SEWER ELEVATIONS, HE SHALL ASSUME THE LIABILITY OF THOSE FACILITIES IMPACTED BY CHANGES REQUIRED TO ACCOMMODATE ELEVATION DIFFERENCES.

26. CONTRACTOR TO INSTALL THRUST BLOCKING PER MAG DETAIL 380.

GRADING AND DRAINAGE SITE PLAN

LOT 63 & 64, MESA COMMERCE CENTER, BOOK 292 OF MAPS, PAGE 21
A PORTION OF OF THE NORTH HALF OF SECTION 10, TOWNSHIP 1 NORTH, RANGE 6 EAST, OF THE G.& S.R.B. & M., MARICOPA COUNTY, ARIZONA
4656 E. INGRAM STREET

CITY OF MESA PUBLIC STREET LIGHTING NOTES:

1. STREET LIGHT CONDUITS SHOULD BE INSTALLED PRIOR TO DRIVEWAY INSTALLATIONS. IF STREETLIGHT CONDUIT IS INSTALLED AFTER DRIVEWAY INSTALLATION, CONTRACTOR SHALL BORE CONDUIT UNDER THE DRIVEWAY PER CITY OF MESA DETAIL M-18. MEANDERING THE CONDUIT BEHIND THE DRIVEWAY ENTRANCE WILL NOT BE PERMITTED.

2. MATERIALS AND INSTALLATION OF THIS PROJECT SHALL COMPLY WITH THE CURRENT MESA STANDARD DETAILS, AMENDMENTS TO THE UNIFORM STANDARD DETAILS, THE CITY OF MESA ENGINEERING PROCEDURE MANUAL AND AMENDMENTS TO THE CITY OF MESA ENGINEERING PROCEDURE MANUAL.

3. THE CONTRACTOR SHALL HAVE AT LEAST AN IMSA-CERTIFIED LEVEL I (1) STREET LIGHT TECHNICIAN OR AN IMSA LEVEL I (1) TRAFFIC SIGNAL TECHNICIAN ON SITE DURING ALL PHASES OF ANY STREET LIGHT WORK. IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO PROVIDE VERIFICATION OF THIS CERTIFICATION. IF A JOB SITE IS INSPECTED AND NO TECHNICIAN IS PRESENT ON SITE, ANY WORK ASSOCIATED WITH THE STREET LIGHTS WILL BE SUSPENDED.

4. ALL TREES SHALL BE PLANTED A MINIMUM OF EIGHTEEN (18) FEET FROM STREET LIGHT POLES AND LIGHTING CONTROL CABINETS. ALL SHRUBS SHALL BE PLANTED A MINIMUM OF SEVEN (7) FEET FROM STREET LIGHT POLES AND LIGHTING CONTROL CABINETS.

5. ALL CONDUIT, CONDUCTORS, WIRE, AND QUANTITIES SHALL BE MEASURED BY THE LINEAR FOOT HORIZONTALLY BETWEEN POLES, PULL BOXES AND CONTROL CABINETS. NO ADDITIONAL PAYMENT WILL BE MADE FOR SWEEPS AND VERTICAL RUNS, AS THEY SHALL BE CONSIDERED INCIDENTAL TO THE PROJECT AND INCLUDED IN THE HORIZONTAL MEASUREMENT OF THE QUANTITIES.

6. CONDUITS SHOULD BE INSTALLED PRIOR TO DRIVEWAY INSTALLATIONS. IF CONDUIT IS INSTALLED AFTER DRIVEWAY INSTALLATION, THE CONTRACTOR SHALL BORE UNDER THE DRIVEWAY, PER (M-18), FOR CONDUIT INSTALLATION. MEANDERING THE CONDUIT BEHIND THE ENTRANCE WILL NOT BE ALLOWED.

7. NOTE: THE LOCATION OF THE TRAFFIC SIGNAL FIBER OPTIC CONDUIT (TSFO) AS SHOWN IS DRAWN AT AN OFFSET AND IS FOR GRAPHICAL REPRESENTATION ONLY AND SHALL BE INSTALLED IN A JOINT TRENCH WITH THE STREET LIGHT CONDUIT PER COM DETAIL (M-93.3 & 93.4).

8. AREAS WHERE 24" OF COVER IS NOT POSSIBLE SEE CHAPTER 9 OF THE CITY OF MESA ENGINEERING & DESIGN STANDARDS; THESE AREAS SHALL BE IDENTIFIED ON PLANS. SUPPLY FULL CONFLICT DATA, INCLUDING TOP OF CURB, SIZE AND MATERIAL OF PIPE, INVERT ETC.

9. DELIVER ALL SALVAGED MATERIAL TO THE COM STORAGE YARD AT THE NORTHWEST CORNER OF NORTH CENTER STREET AND LEHI ROAD, 2430 N. CENTER, AND/OR 320 EAST 6TH STREET. CONTACT THE STREET LIGHT FOREMAN AT 480-644-3178 FOR DELIVERY ARRANGEMENTS 48 HOURS IN ADVANCE. THE CONTRACTOR IS RESPONSIBLE FOR UNLOADING AND STACKING OF ALL RETURNED MATERIALS.

10. ALL EXISTING CONCRETE DISTURBED OR DAMAGED DURING THE INSTALLATION OR REMOVAL OF STREET LIGHTING SYSTEMS SHALL BE REPLACED IN KIND. THE WORK IS TO BE COORDINATED WITH THE CITY OF MESA ENGINEERING CONSTRUCTION INSPECTOR.

11. ALL EXISTING LANDSCAPE, HARDSCAPE OR SPRINKLER SYSTEMS DISTURBED OR DAMAGED DURING THE INSTALLATION OR REMOVAL OF STREET LIGHTING SYSTEMS SHALL BE REPLACED IN KIND. THE WORK IS TO BE COORDINATED WITH THE CITY OF MESA ENGINEERING CONSTRUCTION INSPECTOR.

12. THE CONTRACTOR IS TO USE UTMOST CAUTION WHILE WORKING AROUND ALL OVERHEAD AND UNDERGROUND UTILITIES. SPECIFICALLY ELECTRIC, GAS, WATER, SEWER AND FIBER OPTIC LINES.

WATER UTILITY NOTES:

1. ALL PUBLIC WATER MAIN MATERIALS SHALL BE PER SECTION 610.3 OF THE M.A.G. UNIFORM STANDARD SPECIFICATIONS. ALL DUCTILE IRON PIPE (D.I.P.) WATER MAINS SHALL HAVE POLYETHYLENE CORROSION PROTECTION PER SECTION 610.5 OF THE M.A.G. UNIFORM STANDARD SPECIFICATIONS.

2. ALL NEW WATERLINES THAT REQUIRE SERVICE DISRUPTION IN ORDER TO CONNECT TO THE CITY SYSTEM SHALL REQUIRE A DAYTIME TIE-IN. THE CONTRACTOR SHALL COMPLETE ALL WORK NECESSARY TO RESTORE UTILITY SERVICE AND FULLY OPEN THE TIE-IN AREA TO VEHICULAR TRAFFIC WITHIN THE TIME FRAME ALLOWED BY THE CITY OF MESA ENGINEERING CONSTRUCTION INSPECTOR.

3. THE CONTRACTOR SHALL INSTALL A TEMPORARY PLUG OR VALVE ON A SECTION OF NEW WATER LINE TO TEST LINES BEFORE CONNECTING TO THE EXISTING PUBLIC WATER SYSTEM WHERE THERE IS NO WATER VALVE ON THE EXISTING LINE.

4. WATER LINE TESTS SHALL BE CONDUCTED SO THAT EXISTING WATER LINES WILL NOT BE INCLUDED IN THE TEST OF THE NEW LINE.

5. THE REQUIRED BACKFLOW PREVENTION ASSEMBLY SHALL BE A MANUFACTURER AND MODEL DESIGNATED IN THE CURRENT "LIST OF APPROVED BACKFLOW PREVENTION ASSEMBLIES" AS PUBLISHED BY THE FOUNDATION FOR CROSS-CONNECTION CONTROL AND HYDRAULIC RESEARCH, UNIVERSITY OF SOUTHERN CALIFORNIA.

6. THE BACKFLOW PREVENTION ASSEMBLY SHALL BE TESTED AND APPROVED BY A CERTIFIED TECHNICIAN DESIGNATED IN THE CURRENT CITY OF MESA "LIST OF APPROVED INSPECTORS" PRIOR TO THE REQUEST FOR FINAL INSPECTION.

7. IN ACCORDANCE WITH ARIZONA ADMINISTRATIVE CODE (A.A.C.). R18-4-223, ALL MATERIALS ADDED AFTER JANUARY 1, 1993, WHICH MAY COME INTO CONTACT WITH DRINKING WATER, SHALL CONFORM TO NATIONAL SANITATION FOUNDATION STANDARDS 60 AND 61.

8. PER CITY ORDINANCE NO. 2341, ALL WATER METERS ARE TO BE PURCHASED FROM THE CITY OF MESA. METERS TWO INCHES OR LESS WILL BE DELIVERED AND INSTALLED BY CITY FORCES. METERS LARGER THAN TWO INCHES WILL BE DELIVERED BY THE CITY AND INSTALLED BY THE CONTRACTOR AND REQUIRE SCHEDULING AND INSPECTIONS WITH CITY FORCES (CONTACT BUILDING SAFETY - PERMIT SERVICES (480)-644-48SD FOR THE SPECIFIC PROCEDURE).

PUBLIC STREET/RIGHT-OF-WAY IMPROVEMENTS NOTES:

1. THE DEVELOPER AND THE CONTRACTOR ARE REQUIRED TO COORDINATE THE PLACEMENT OR INSTALLATION OF DRIVEWAYS IN ORDER TO AVOID CONFLICT WITH UTILITY SERVICES.

2. ALL FRAMES, COVERS, VALVE BOXES, MANHOLES, ETC., SHALL BE INSTALLED TO FINISH GRADE OR SHALL BE ADJUSTED TO FINISH GRADE AFTER PLACING OF ASPHALTIC SURFACE COURSE BY THE CONTRACTOR PER M.A.G. STANDARD DETAIL 270 AND 422.

3. THE CONTRACTOR SHALL ADJUST ALL FRAMES, COVERS, VALVE BOXES, MANHOLES, ETC. THAT ARE LOCATED WITHIN THE PARKWAY AREA AFTER FINAL GRADING AND INSTALLATION OF LANDSCAPING.

4. ALL LANDSCAPING IMPROVEMENTS, INCLUDING IRRIGATION SYSTEMS WITHIN THE PUBLIC RIGHT-OF-WAY OR RETENTION BASINS THAT ARE TO BE MAINTAINED BY THE CITY OF MESA, SHALL BE IN ACCORDANCE WITH THE LANDSCAPING AND IRRIGATION STANDARDS BOOKLET.

5. THE STREET PAVING PERMITTEE/CONTRACTOR IS HEREBY NOTIFIED THAT IN THE EVENT THAT ACCEPTANCE OF THE PUBLIC STREET PAVING IS DELAYED; SIX MONTHS OR MORE AFTER THE PAVEMENT WAS INSTALLED, THE PERMITTEE/CONTRACTOR SHALL APPLY A SEAL COAT TO THE PAVEMENT. TYPE OF MATERIAL AND RATE OF APPLICATION WILL BE DIRECTED BY THE CITY OF MESA ENGINEERING DEPARTMENT - FIELD SUPERVISING ENGINEER.

6. A STANDARD RESIDENTIAL DRIVEWAY APPROACH SHALL BE CONSTRUCTED TO A MAXIMUM WIDTH OF 20 FEET UNLESS SPECIAL APPROVAL HAS BEEN OBTAINED.

CITY OF MESA GENERAL NOTES:

1. ALL WORK AND MATERIALS SHALL CONFORM TO THE CURRENT UNIFORM STANDARD SPECIFICATIONS AND DETAILS FOR PUBLIC WORKS CONSTRUCTION AS FURNISHED BY THE MARICOPA ASSOCIATION OF GOVERNMENTS AND AS AMENDED BY THE CITY OF MESA. ALL WORK AND MATERIALS NOT IN CONFORMANCE WITH THESE AMENDED SPECIFICATIONS AND DETAILS ARE SUBJECT TO REMOVAL AND REPLACEMENT AT THE CONTRACTOR'S EXPENSE.

2. SEPARATE RIGHT-OF-WAY PERMITS ARE REQUIRED FOR ALL PUBLIC UTILITIES, PUBLIC STREET IMPROVEMENTS, AND RIGHT-OF-WAY LANDSCAPING. FOR INFORMATION REGARDING AVAILABILITY AND COST OF RIGHT-OF-WAY PERMITS, CONTACT THE DEVELOPMENT SERVICES DEPARTMENT AT (480) 644-4273 OR AT [HTTP://WWW.MESAAZ.GOV/DEVSUSTAIN/CONSTRUCTIONPERMITS.ASPX](http://www.mesaaz.gov/devsustain/constructionpermits.aspx). THE CONTRACTOR SHALL OBTAIN ALL PERMITS REQUIRED UNLESS OTHERWISE NOTED. CONTRACTORS MUST HOLD THE APPROPRIATE CLASS OF LICENSE AND SHALL HAVE ON FILE WITH THE PERMIT SERVICES SECTION PROOF OF INSURANCE COVERAGE. PERMITS BECOME INVALID AND MUST BE UPDATED IF WORK HAS NOT BEGUN WITHIN NINETY (90) DAYS. PERMITS ALSO BECOME INVALID IF THE CONTRACTOR'S INSURANCE LAPSES OR IS VOIDED.

3. TWENTY FOUR (24) HOURS PRIOR TO THE COMMENCEMENT OF ANY WORK, CONSTRUCTION OR INSTALLATIONS ASSOCIATED WITH THIS PERMIT, THE PERMITTEE SHALL NOTIFY CITY OF MESA ENGINEERING DEPARTMENT AT (480) 644-2251 OF INTENT TO BEGIN AND REQUEST/SCHEDULE PRELIMINARY FIELD REVIEW AT THE PROJECT SITE WITH THE CITY OF MESA ENGINEERING DEPARTMENT CONSTRUCTION INSPECTOR (CITY INSPECTOR). FAILURE TO PROVIDE PROPER INSPECTION NOTIFICATION AS PRESCRIBED ABOVE SHALL RESULT IN THIS PERMIT BECOMING INVALID AND WORK BEING STOPPED.

4. CONTRACTOR'S SHALL COMPLY WITH THE REQUIREMENTS TO OBTAIN THE NECESSARY RIGHT-OF-WAY PERMITS AND SHALL COMPLY WITH THE RIGHT-OF-WAY PERMIT CONDITIONS AS FOUND ON THE BACK OF THE PERMIT FORM.

5. THE CITY OF MESA PARKS & RECREATION DIVISION IS NOT REPRESENTED BY BLUE STAKE. WHEN THE CONTRACTOR EXCAVATES NEAR OR ADJACENT TO A CITY PARK, THE CONTRACTOR SHALL CONTACT THE PARKS & RECREATION ADMINISTRATION SECTION AT (480) 644-2354 TO REQUEST ASSISTANCE IN LOCATING ALL THEIR UNDERGROUND FACILITIES.

6. THE CONTRACTOR SHALL OBTAIN AN EARTH-MOVING PERMIT FROM THE MARICOPA COUNTY ENVIRONMENTAL SERVICES DEPARTMENT AND SHALL COMPLY WITH ITS REQUIREMENTS FOR DUST CONTROL.

7. THE ENGINEER HEREBY CERTIFIES AS EVIDENCED BY A PROFESSIONAL SEAL & SIGNATURE, THAT ALL AFFECTED UTILITY COMPANIES BOTH PUBLIC AND PRIVATE HAVE BEEN CONTACTED AND ALL EXISTING AND/OR PROPOSED UTILITY LINES AND OTHER RELATED INFORMATION HAVE BEEN TRANSFERRED ONTO THESE PLANS. THE ENGINEER OR ARCHITECT ALSO HEREBY CERTIFIES THAT ALL EXISTING AND/OR PROPOSED PUBLIC RIGHT-OF-WAY AND EASEMENTS HAVE BEEN CORRECTLY PLOTTED AND SHOWN.

8. THE ENGINEER, OR LAND SURVEYOR OF RECORD SHALL CERTIFY UPON COMPLETION OF CONSTRUCTION THAT ALL PUBLIC IMPROVEMENTS (WATER AND SEWER UTILITIES, STORM SEWER, CONCRETE, PAVING, STREET LIGHTS, ETC.) HAVE BEEN INSTALLED AT THE LOCATIONS AND ELEVATIONS SHOWN ON THE APPROVED PLANS. ANY CHANGES SHALL BE REFLECTED ON "AS-BUILT" DRAWINGS PROVIDED BY THE ENGINEER TO THE CITY'S ENGINEERING DEPARTMENT.

9. THE REGISTERED ENGINEER OR LAND SURVEYOR SHALL CERTIFY THAT THE MINIMUM HORIZONTAL AND VERTICAL SEPARATIONS BETWEEN UTILITIES WITHIN PUBLIC RIGHT-OF-WAY AND EASEMENTS HAVE BEEN MAINTAINED AS REQUIRED BY LAW OR POLICY.

10. THE DEVELOPER SHALL PROVIDE ALL CONSTRUCTION STAKING FOR THE PROJECT.

11. THE DEVELOPER OR THE ENGINEER IS RESPONSIBLE FOR ARRANGING FOR THE RELOCATION OR REMOVAL OF ALL UTILITIES OR FACILITIES THAT ARE IN CONFLICT WITH THE PROPOSED PUBLIC IMPROVEMENTS. THE CONTRACTOR IS RESPONSIBLE FOR COORDINATING THE RELOCATION OF ALL UTILITIES, POWER POLES, IRRIGATION DRY-UPS, RESETS REMOVALS BY OTHERS, ETC.

12. THE CONTRACTORS SHALL LOCATE ALL UTILITIES PRIOR TO EXCAVATION AND AVOID DAMAGE TO SAME. CALL (602) 263-1100 FOR BLUE STAKE TWO WORKING DAYS PRIOR TO DIGGING. CALL SALT RIVER PROJECT FOR POLE BRACING, ELECTRIC SERVICE OR CONSTRUCTION SCHEDULING AT (602) 273-8888.

13. WHEN GAS MAINS AND/OR SERVICES ARE EXPOSED, CONTACT THE CITY OF MESA AT (480) 644-2261 FOR INSPECTION OF THE EXPOSED PIPE AND COATING PRIOR TO BACKFILLING OF THE TRENCH.

14. CONTRACTORS SHALL COMPLY WITH THE PROVISIONS FOR TRAFFIC CONTROL AND BARRICADING PER THE CURRENT CITY OF MESA TRAFFIC BARRICADE MANUAL.

15. IF A FIRE HYDRANT IS NEEDED TO OBTAIN CONSTRUCTION WATER, THE CONTRACTOR SHALL OBTAIN A FIRE HYDRANT METER FROM PERMIT SERVICES AND PAY ALL APPLICABLE FEES AND CHARGES.

16. IF DURING THE CONSTRUCTION OF A PUBLIC FACILITY, THE CONTRACTOR FAILS TO OR IS UNABLE TO COMPLY WITH A REQUEST OF THE CITY INSPECTOR, AND IT IS NECESSARY FOR CITY FORCES TO DO WORK THAT IS NORMALLY THE CONTRACTOR'S RESPONSIBILITY, THE CITY SHALL BE JUSTIFIED IN BILLING THE CONTRACTOR. EACH INCIDENT REQUIRING WORK BY CITY FORCES SHALL BE COVERED BY A SEPARATE BILLING AT THE CURRENT APPLICABLE RATES.

17. THE CONTRACTOR IS ADVISED THAT DAMAGE TO PUBLIC SERVICES OR SYSTEMS AS A RESULT OF THIS PROJECT SHALL BE REPAIRED BY THE CONTRACTOR AND INSPECTED BY THE CITY INSPECTOR. UNLESS OTHERWISE APPROVED BY THE CITY, ALL REPAIRS SHALL BE DONE WITHIN 24 HOURS. THE CONTRACTOR IS ADVISED THAT ANY COSTS RELATED TO REPAIR OR REPLACEMENT OF DAMAGED PUBLIC SERVICES AND SYSTEMS AS A RESULT OF CONTRACTOR'S ACTIVITIES SHALL BE BORNE BY THE CONTRACTOR.

STORMWATER DRAINAGE & RETENTION NOTES:

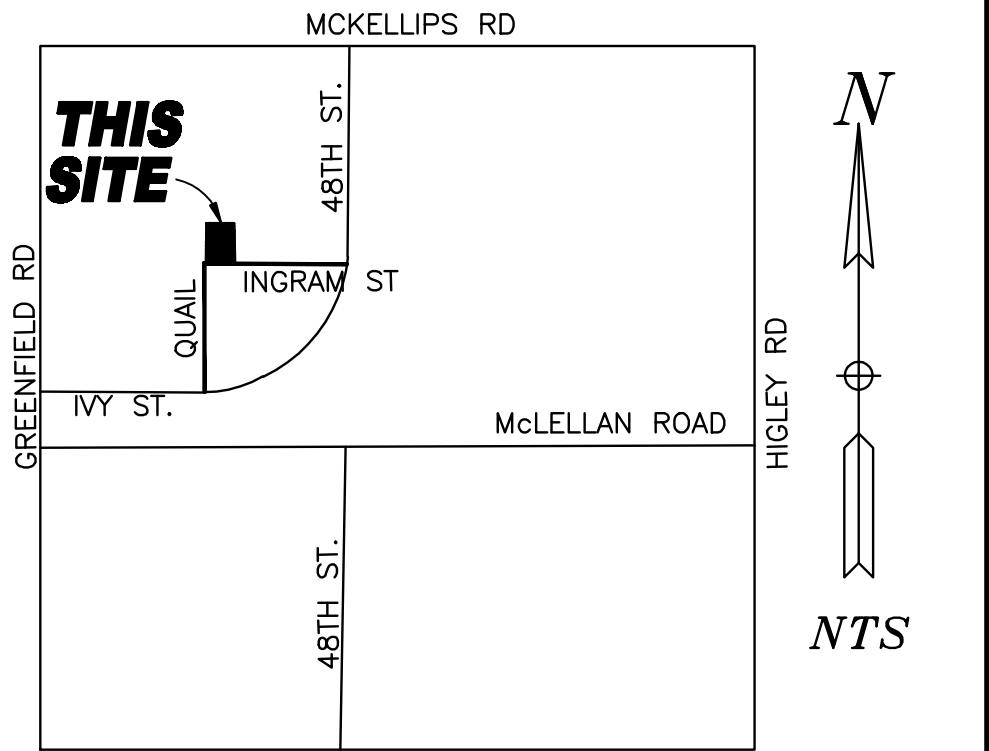
1. THE ENGINEER, OR LAND SURVEYOR SHALL CERTIFY THAT THE REQUIRED STORM WATER RETENTION HAS BEEN PROVIDED. THE CERTIFICATION SHALL ALSO INDICATE THE ACTUAL VOLUME PROVIDED. SUCH CERTIFICATION SHALL BE PROVIDED TO BUILDING SAFETY DIVISION - BUILDING INSPECTIONS WHEN THE RETENTION AREA IS TO REMAIN PRIVATE PROPERTY AND TO ENGINEERING CONSTRUCTION SERVICES WHEN THE RETENTION AREA IS TO BECOME CITY OF MESA PROPERTY.

2. ALL DRYWELLS SHOWN ON THIS PROJECT SHALL BE MAINTAINED BY THE OWNERS AND ARE NOT TO BE REPLACED BY THE OWNERS WHEN THEY CEASE TO DRAIN WATER IN A 36-HOUR PERIOD. REGULAR MAINTENANCE OF THE DRYWELL-SILTING CHAMBER IS REQUIRED TO ACHIEVE THE BEST OPERATION OF THE DRYWELL. IN ACCORDANCE WITH ARIZONA REVISED STATUTES, DRYWELLS ARE REQUIRED TO BE REGISTERED WITH THE ARIZONA DEPARTMENT OF ENVIRONMENTAL QUALITY (A.D.E.Q.) IT IS THE OWNER'S RESPONSIBILITY TO REGISTER ALL DRYWELLS. AN AQUIFER PROTECTION PERMIT MAY BE REQUIRED BY A.D.E.Q. FOR DRYWELLS DEEMED TO BE HAZARDOUS TO GROUNDWATER.

NOTE:

BUILDING SETBACK LINES ARE PROVIDED FROM PRELIMINARY RESEARCH ONLY. VERIFICATION OF BUILDING SETBACK LINES MUST BE PERFORMED BY THE ARCHITECT AND/OR BUILDING DESIGN PROFESSIONAL PRIOR TO BUILDING DESIGN.

CALLED CITY OF MESA ON 5-8-2018 AND WAS TOLD THE SETBACKS HAVE CHANGED TO 20 FEET ON THE FRONT, ZERO SETBACKS ON THE REAR AND SIDES OF THE PROPERTY.



OWNER

NESBITT PROPERTIES LLC
1550 N 40TH ST UNIT 8
MESA, AZ 85213

VICINITY MAP

N.T.S.

SITE DATA

LOT 64:
APN# 141-34-347
LOT AREA = 42,437 SF
0.974 AC
ZONING = U

LEGAL DESCRIPTION

LOT 64, MESA COMMERCE CENTER, ACCORDING TO BOOK 292 OF MAPS, PAGE 21, RECORDS OF MARICOPA COUNTY, ARIZONA.

LOT 63, MESA COMMERCE CENTER, ACCORDING TO BOOK 292 OF MAPS, PAGE 21, RECORDS OF MARICOPA COUNTY, ARIZONA.

BENCHMARK

BRASS TAG AT THE NORTHWEST CORNER OF GREENFIELD ROAD AND MCKELLIPS ROAD.
ELEVATION=1356.70 (NAVD88)

BASIS OF BEARINGS

THE WEST LINE OF LOT 64, BEARS NORTH 01°16'39" WEST ACCORDING TO BOOK 292 OF MAPS, PAGE 21, RECORDS OF MARICOPA COUNTY, ARIZONA.

FINISH FLOOR CERTIFICATION

FINISHED FLOORS ARE FREE FROM INUNDATION DURING A 100-YEAR PEAK RUNOFF EVENT IF CONSTRUCTED IN ACCORDANCE WITH APPROVED PLANS.

FLOOD CERTIFICATION

THIS SITE IS LOCATED IN FLOOD ZONE "X" AS SHOWN ON FIRM #04013C2280L, DATE OF FIRM OCTOBER 16, 2013.

CURVE DATA:

Curve Number	Delta	Radius	Arc Length	Tangent Length
C1	14°15'02"	620.00'	154.21'	77.50'
C2	14°15'00"	650.00'	161.66'	81.25'
C3	36°01'08"	668.28'	420.11'	217.26'
C4	16°16'29"	698.28'	161.78'	81.25'

MARICOPA COUNTY:

1. ALL CONSTRUCTION WITHIN MARICOPA COUNTY RIGHT-OF-WAY SHALL CONFORM TO CURRENT MARICOPA COUNTY DEPARTMENT OF TRANSPORTATION STANDARD PROVISIONS FOR CONSTRUCTION OF STREET IMPROVEMENTS AND INSTALLATION OF UNDERGROUND UTILITIES.

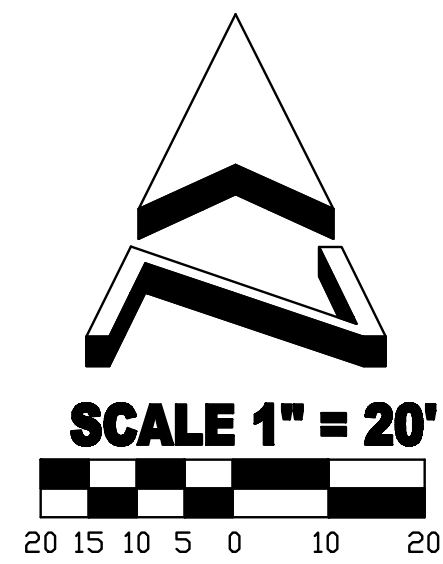
2. CONTRACTORS ARE TO OBTAIN ALL NECESSARY MARICOPA COUNTY DEPARTMENT OF TRANSPORTATION PERMITS PRIOR TO CONSTRUCTION WITHIN MARICOPA COUNTY RIGHT-OF-WAY.

ALLEN CONSULTING ENGINEERS, INC.

4111 E. VALLEY AUTO DRIVE, SUITE 103
MESA, ARIZONA 85206
PHONE (480) 844-1666
E-MAIL: ace@allenconsulttengr.com

LOT 63 AND 64 MESA COMMERCE CENTER
4656 E. INGRAM ST.
MESA, ARIZONA 85205
GRADING AND DRAINAGE SITE PLAN

JOB NUMBER	95985	SHEET	1	OF	2
DRAWING	SITE				
DRAFTSMAN	CHECKED BY		DATE	11-27-18	



LEGEND

- SET 1/2" REBAR LS#41076
- ▲ FOUND 1/2" REBAR LS#41076
- SET PK NAIL WITH TAG LS#41076
- ⊗ WATER VALVE
- WATER SERVICE
- SEWER MANHOLE
- CABLE TV
- CMU CONCRETE MASONRY UNIT
- BSL BUILDING SETBACK LINE
- +40.17 EXISTING GRADE
- CONCRETE
- ← GUY WIRE
- DRAINAGE FLOW PATTERN
- 12.00G PROPOSED SPOT GRADE
- 11 PROPOSED CONTOUR GRADE
- POWER POLE
- LS LANDSCAPE
- BSL BUILDING SETBACK LINE

RETENTION CALCULATIONS

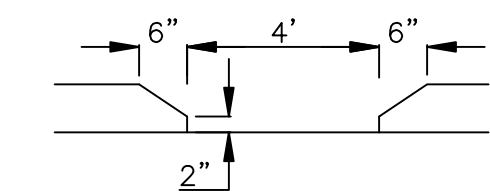
LANDSCAPE PAVEMENT ROOF & CONCRETE
VOLUME REQUIRED = .183 X (22,752 SF X .5 + 47,230 SF X .85 + 25,504 SF X .95) = 13,829 CF

RETENTION AREA 1
VOLUME PROVIDED = $\frac{6,831 + 3,437}{2} (2') = 10,268 \text{ CF}$

RETENTION AREA 2
VOLUME PROVIDED = $\frac{2,614 + 3,885}{2} (1') = 3,249 \text{ CF}$

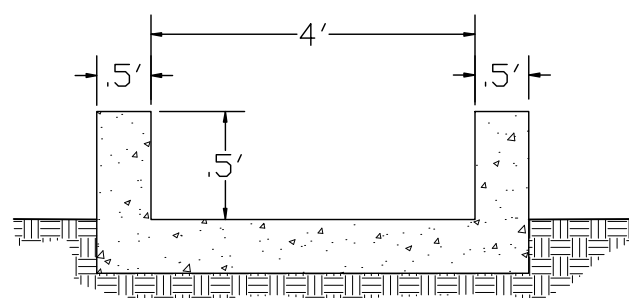
RETENTION AREA 3
VOLUME PROVIDED = $\frac{2,570 + 1,436}{2} (1') = 2,003 \text{ CF}$

TOTAL PROVIDED = 15,520 CF



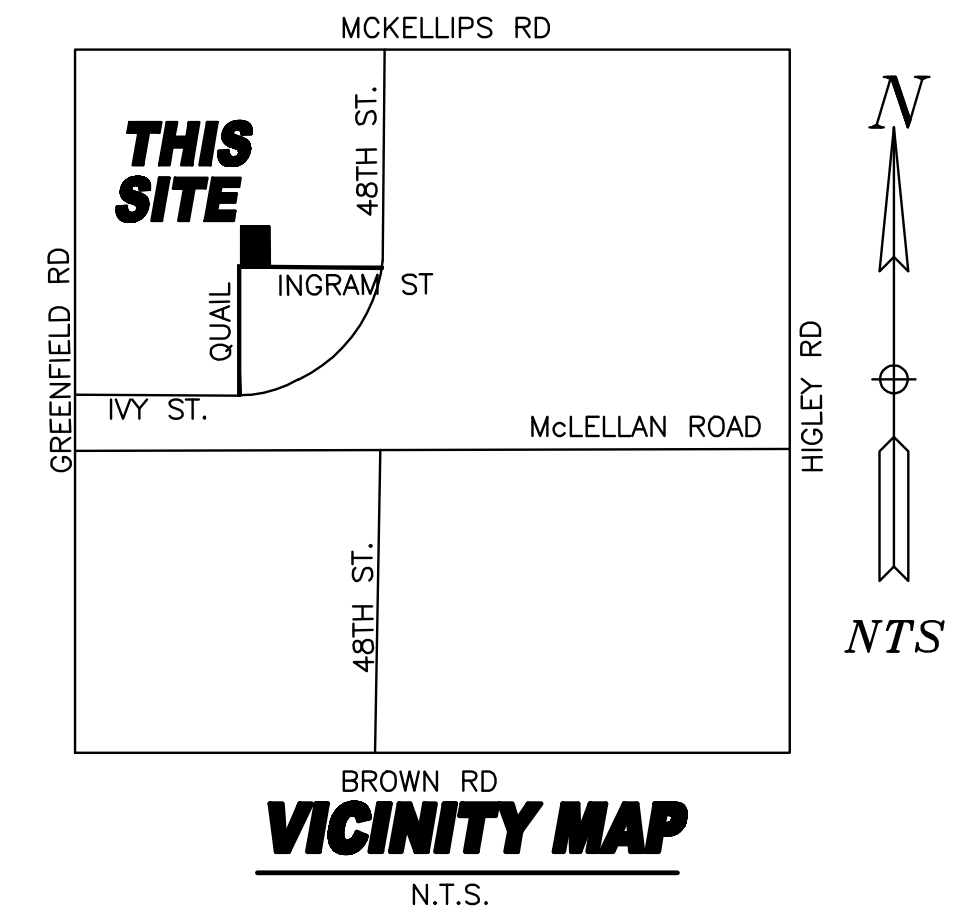
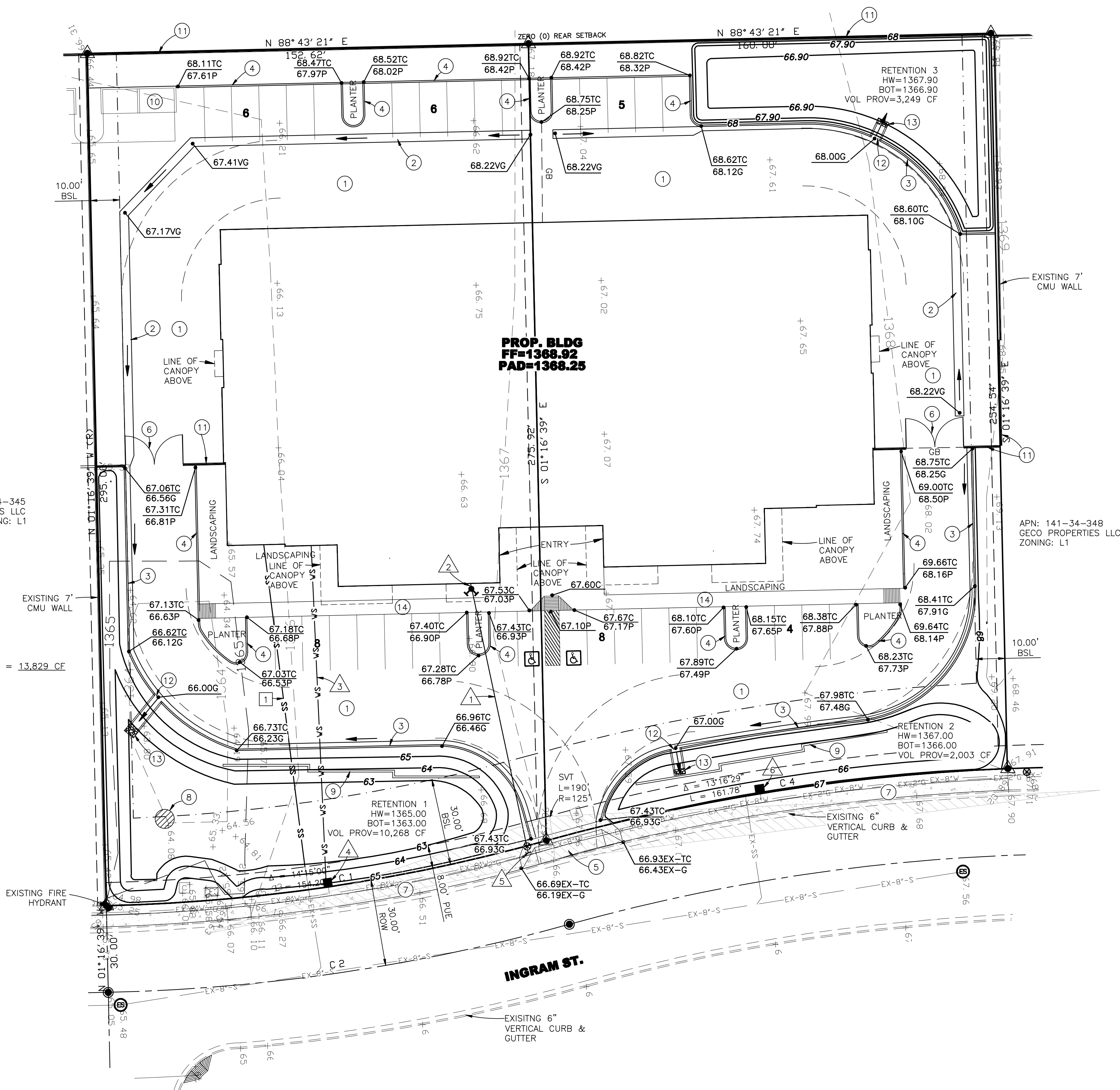
CURB OPENING DETAIL

NTS



TYPICAL "U" SHAPED CHANNEL

APN: 141-34-002H
SAMAS WEST INC.
ZONING: L1



VICINITY MAP

N.T.S.

CONSTRUCTION NOTES

1. INSTALL 2" AC ON 6" ABC.
2. INSTALL 3" VALLEY GUTTER PER MAG STD DTL 240.
3. INSTALL 6" VERTICAL CURB AND GUTTER PER MAG STD DTL 220-A.
4. INSTALL 6" SINGLE CURB PER MAG STD DTL 222-A.
5. EXISTING 24' M-42 DRIVEWAY.
6. INSTALL 20' SWINGING GATE.
7. INSTALL 4' SIDEWALK PER MAG STD DTL 230.
8. INSTALL SINGLE CHAMBER DRYWELL.
9. INSTALL 40" SCREEN WALL PER ARCHITECT PLANS.
10. INSTALL DOUBLE BAY TRASH ENCLOSURE PER COM STD DTL M-62.02.1 AND M-62.02.2.
11. INSTALL 7' HIGH 8" CMU BLOCK WALL.
12. INSTALL 4' CURB OPENING PER DETAIL THIS SHEET. INSTALL 4" "U" SHAPED CHANNEL PER DETAIL THIS SHEET.
13. INSTALL 20 S.F. OF GROUTED D50=6" RIP-RAP AT BOTTOM OF RETENTION.
14. INSTALL 5' SIDEWALK PER ARCHITECT PLAN.

WATER CONTRUCTION NOTES

1. INSTALL 95 L.F. OF 8" DIP (CLASS 52) WATERLINE TO BUILDING RISER PER C.O.M. STD. DTL. M31.07.
2. INSTALL FIRE DEPARTMENT CONNECTION.
3. INSTALL 116 L.F. OF 2" SCHEDULE 40 WATERLINE TO BUILDING.
4. REMOVE 1" WATER SERVICE AT 8" WATER MAIN AND INSTALL 2" WATER SERVICE AND BOX PER COM STD DTL. M-49.01 AND 2" REDUCED PRESSURE BACKFLOW PER COM STD. DTL. M-31.03 WITH NEW 1 1/2" WATER METER.
5. INSTALL 8" CUT IN TEE WITH VALVE PER COM STD DTL M-52, AND MAG STD DTL. 391-1C. (COORDINATE WITH WATER DEPARTMENT FOR SHUTDOWN)
6. USE EXISTING 1" METER FOR LANDSCAPING PURPOSES AND INSTALL 1" REDUCED PRESSURE BACKFLOW PER COM STD. DTL. M-31.03.

SEWER CONTRUCTION NOTES

1. INSTALL 4" SEWER SERVICE PER MAG STD. DTL. 440-1 AND 440-4



CALL TWO WORKING DAYS BEFORE YOU DIG
263-1100
1-800-STAKE-IT
OUTSIDE MARICOPA COUNTY

DATE
▲
▲
▲

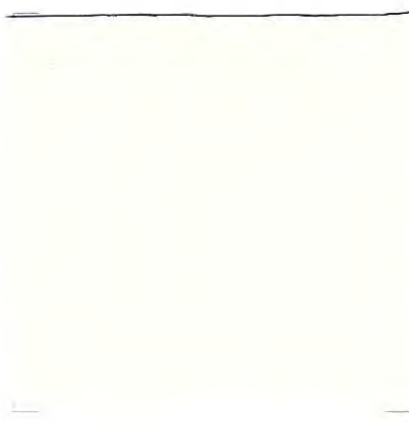
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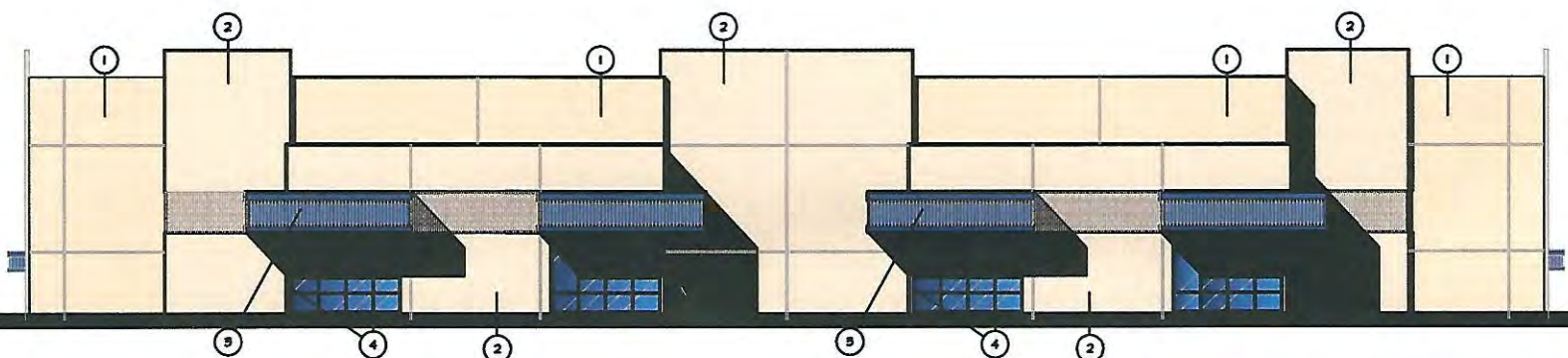
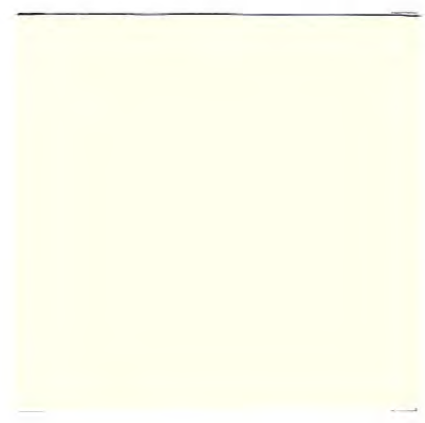
LOT 63 AND 64 MESA COMMERCE CENTER
4656 E. INGRAM ST
MESA, ARIZONA 85205
GRADING AND DRAINAGE SITE PLAN

JOB NUMBER	95985	SHEET	2 OF 2
DRAWING	SITE	CHECKED BY	DATE
DRAFTSMAN			11-27-18

TILT UP PANEL (1)
DUNN EDWARDS PAINT
MILKWEED - DEC762



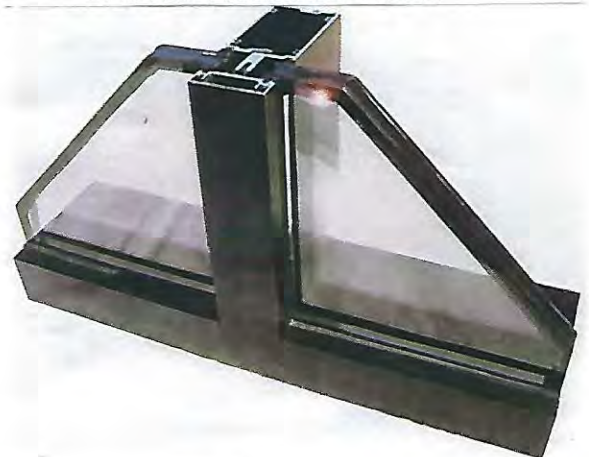
TILT UP PANEL (2)
DUNN EDWARDS PAINT
SPARKLING CIDER - DEW321



STEEL CANOPY (3)
DUNN EDWARDS PAINT
RAINY LAKE - DE5852



WINDOW FRAME (4)
BRONZE ANODIZED FINISH



NESCON

4656 & 4708 E. INGRAM ST.
MESA, ARIZONA 85215

JOB #

1806

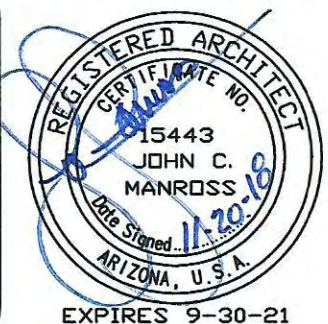
SHEET #

COLOR BD.

DWN. BY

IA

DESIGN T-480-894-1680 F-480-894-2529
PROFESSIONALS, L.L.C.
4542 E. McKELLIPS RD., MESA, AZ 85215



EXPIRES 9-30-21

VIPER L

OPTICS

STRIKE

LARGE VIPER LUMINAIRE

Cat.#

Job

Type



Approvals

SPECIFICATIONS

Intended Use:

The Beacon Viper luminaire is available in two sizes with a wide choice of different LED wattage configurations and optical distributions designed to replace HID lighting up to 1000W MH or HPS. Luminaires are suitable for wet locations.

Construction:

- Manufactured with die cast aluminum.
- Coated with a polyester finish that meets ASTM B117 corrosion test requirements and ASTM D522 cracking and loss of adhesion test requirements.
- External hardware is corrosion resistant.
- One piece optical cartridge system consisting of an LED engine, LED lamps, optics, gasket and stainless steel bezel.
- Cartridge is held together with internal brass standoffs soldered to the board so that it can be field replaced as a one piece optical system.
- Two-piece silicone and microcellular polyurethane foam gasket ensures a weather-proof seal around each individual optic.

Electrical:

- Luminaire accepts 100V through 277V, 50 Hz to 60 Hz (UNV), 347V, or 480V input.
- Power factor is $\geq .90$ at full load.
- Dimming drivers are standard, but must contact factory to request wiring leads for purpose of external dimming controls.
- Component-to-component wiring within the luminaire may carry no more than 80% of rated load and is certified by UL for use at 600VAC at 90°C or higher.
- Plug disconnects are certified by UL for use at 600 VAC, 13A or higher. 13A rating applies to primary (AC) side only.
- Fixture electrical compartment shall contain all LED driver components and shall be provided with a push-button terminal block for AC power connections.
- Optional 7-pin ANSI C136.41-2013 twist-lock photo control receptacle available. Compatible with ANSI C136.41 external wireless control devices.
- Ambient operating temperature -40°C to 40°C
- Surge protection - 20kA.
- Lifeshield™ Circuit - protects luminaire from excessive temperature. The device shall activate at a specific, factory-preset temperature, and progressively reduce power over a finite temperature range. Operation shall be smooth and undetectable to the eye. Thermal circuit is designed to "fail on", allowing the luminaire to revert to full power in the event of an interruption of its power supply, or faulty wiring connection to the drivers. The device shall be able to co-exist with other 0-10V control devices (occupancy sensors, external dimmers, etc.).

Controls/Options:

- Available with an optional passive infrared (PIR) motion sensor capable of detecting motion 360° around the luminaire. When no motion is detected for the specified time, the motion response system reduces the wattage to factory preset level, reducing the light level accordingly. When motion is detected by the PIR sensor, the luminaire returns to full wattage and full light output. Please contact Beacon Products if project requirements vary from standard configuration.
- Available with Energeni for optional set dimming, timed dimming with simple delay, or timed dimming based on time of night (see www.beaconproducts.com/products/energeni).
- In addition, Viper can be specified with SiteSync™ wireless control system for reduction in energy and maintenance costs while optimizing light quality 24/7. For more details, see ordering information or visit: www.hubbelllighting.com/sitesync

Installation:

- Mounting options for horizontal arm, vertical tenon or traditional arm mounting available. Mounting hardware included.

Finish:

- IFS polyester powder-coat electrostatically applied and thermocured. IFS finish consists of a five stage pretreatment regimen with a polymer primer sealer and top coated with a thermoset super TGIC polyester powder coat finish.
- The finish meets the AAMA 2604 performance specification which includes passing a 3000 hour salt spray test for corrosion resistance and resists cracking or loss of adhesion per ASTM D522 and resists surface impacts of up to 160 inch-pounds.

Certifications/Ratings:

- DesignLights Consortium (DLC) qualified, consult DLC website for more details: <http://www.designlights.org/QPL>
- Certified to UL 1598, UL 8750, and CSA C22.2
- 3G rated for ANSI C136.31 high vibration applications with MAF mounting
- IDA approved
- This product is approved by the Florida Fish and Wildlife Conservation Commission. Separate spec available at: http://www.beaconproducts.com/products/viper_large

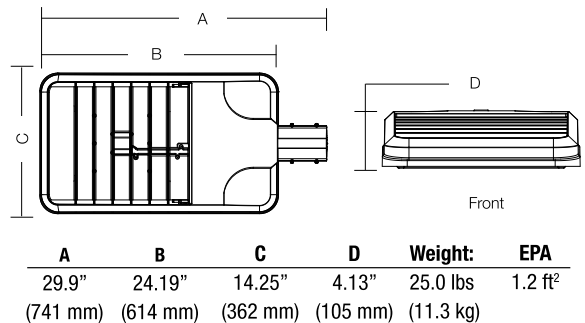
Warranty:

Five year limited warranty for more information visit: www.hubbelllighting.com/resources/warranty

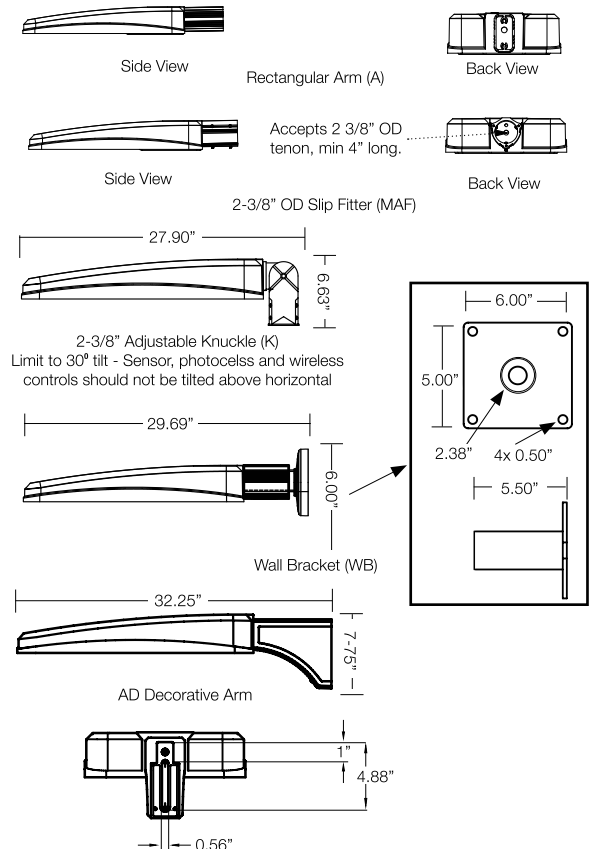
PRODUCT IMAGE(S)



DIMENSIONS



MOUNTING OPTIONS



CERTIFICATIONS/LISTINGS



*3000K and warmer CCTs only



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ORDERING INFORMATION ORDERING EXAMPLE: VPL/96L-280/4K7/4W/UNV/A/DB/7PR-TL/GENI-04/BC

VPL										
SERIES	LED ENGINE	CCT/CRI ⁷	ROTATION	VOLTAGE	COLOR		OPTIONS			
VPL Viper	64L-135 135W LED array 80L-180 180W LED array 80L-235 235W LED array 96L-220 220W LED array 96L-280 280W LED array 96L-315 315W LED array 96L-395 395W LED array	3K7 3000K, 70 CRI 4K7 4000K, 70 CRI 5K7 5000K, 70 CRI	Leave blank for no rotation L ⁵ Optic rotation left R ⁵ Optic rotation right	UNV 120-277V 120 120V 208 208V 240 240V 277 277V 347 347V 480 480V	BL Black Textured DB Dark Bronze Textured GYS Light Gray Smooth PS Platinum Silver Smooth WH White Textured CC Custom Color		F Fusing BSP Bird Spikes BC Backshield (available for FR, 2, 3, 4, 4W Optics)			
		DISTRIBUTION								
		FR Type 1/Front Row 2 Type 2								

DISTRIBUTION

FR Type 1/Front Row
2 Type 2
3 Type 3
4 Type 4
4W Type 4 Wide
5QM Type 5QM
5QN Type 5QN
5R Type 5R (rectangular)
5W Type 5W (round wide)
TC Tennis Court

MOUNTING

A Rectangular Arm (formerly RA) for square or round pole
MAF Mast Arm Fitter (formerly SF2) for 2-3/8" OD horizontal arm
K Knuckle (formerly PK2) limit to 30° tilt or 2-3/8" OD horizontal arm or vertical tenon
WB Wall Bracket
AD Universal Arm for square pole
AD3 Universal Arm for 2.4"-4.1" round pole
AD4 Universal Arm for 4.2"-5.3" round pole
AD5 Universal Arm for 5.5"-5.9" round pole
AD6 Universal Arm for 6.0"-6.5" round pole

CONTROL OPTIONS

7PR 7-Pin Receptacle only (shorting cap, photo control, or wireless control provided by others)
7PR-SC 7-Pin Receptacle w/Shorting Cap
7PR-TL 7-Pin Receptacle w/Twist Lock photo control
SCP/_F^{1,2,6} Programmable Occupancy Sensor w/daylight control (120-277 volts only)
GENI-XX³ ENERGENI
SWP^{1,4} SiteSync Pre-Commission
SWPM^{1,2,4} SiteSync Pre-Commission w/ Sensor

HOUSE SIDE SHIELD ACCESSORIES

HSS/EVP-L/90-FB/XXX 90° shield front or back
HSS/EVP-L/90-LR/XXX 90° shield left or right
HSS/EVP-L/270-FB/XXX 270° shield front or back
HSS/EVP-L/270-LR/XXX 270° shield left or right
HSS/EVP-L/360/XXX Full shield

(Replace XXX with notation for desired finish color)
(Refer to page 5 for shield images)

MOUNTING ACCESSORIES

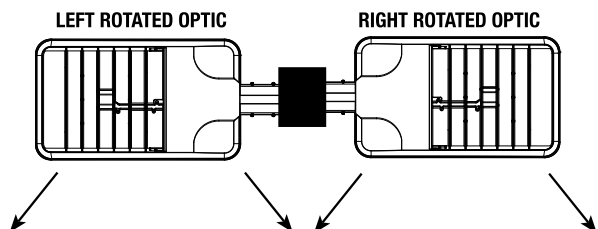
VPL-AD-RPA3 2.4"-4.1" Round Pole Adapter for AD arm
VPL-AD-RPA4 4.2"-5.3" Round Pole Adapter for AD arm
VPL-AD-RPA5 5.5"-5.9" Round Pole Adapter for AD arm
VPL-AD-RPA6 6.0"-6.5" Round Pole Adapter for AD arm

- ¹ Not available with other wireless control or sensor options
² Specify mounting height; 8 = 8' or less, 40 = 9' to 40'
³ Specify routine setting code (example GENI-04). See ENERGENI brochure and instructions for setting table and options. Not available with sensor or SiteSync options.
⁴ Specify group and zone at time of order. See www.hubbelllighting.com/sitesync for further details. Order at least one SiteSync interface accessory SWUSB or SWTAB. Each option contains SiteSync License, GUI, and Bridge Node
⁵ Only available with FR, 2, 3, 4, 4W and 5R distributions
⁶ Order at least one SCP-REMOTE per project location to program and control the occupancy sensor
⁷ This product is approved by the Florida Fish and Wildlife Conservation Commission. Separate spec available at: http://cdn.beaconproducts.com/content/products/specs/specs_files/Viper_Large_LED_turtle_spec_sheet.pdf

PRECOMMISSIONED SITESYNC ORDERING INFORMATION: When ordering a fixture with the SiteSync lighting control option, additional information will be required to complete the order. The SiteSync Commissioning Form or alternate schedule information must be completed. This form includes Project location, Group information, and Operating schedules. For more detailed information please visit www.hubbell-automation.com/products/sitesync/ or contact Hubbell Lighting tech support at (800) 345-4928.

SiteSync fixtures with Motion control (SWPM) require the mounting height of the fixture for selection of the lens.

Examples: VP-L/80L-235/4K7/3/UNV/A/DB/SWP/ SiteSync only
VP-L/80L-235/4K7/3/UNV/A/DB/SWPM-40F/ SiteSync with Motion Control



Accessories and Services (Ordered Separately)

Catalog Number	Description
SCP-REMOTE	Remote Control for SCP/_F option. Order at least one per project to program and control the occupancy sensor
SWUSB*	SiteSync interface software loaded on USB flash drive for use with owner supplied PC (Windows based only). Includes SiteSync license, software and USB radio bridge node
SWTAB*	Windows tablet and SiteSync interface software. Includes tablet with preloaded software, SiteSync license and USB radio bridge node.
SWBRG	SiteSync USB radio bridge node only. Order if a replacement is required or if an extra bridge node is requested.
SW7PR+	SiteSync 7 Pin on fixture module On/Off/Dim, Daylight Sensor 120-480VAC

* When ordering SiteSync at least one of these two interface options must be ordered per project.
+ Available as a SiteSync retrofit solution for fixtures with an existing 7pin receptacle.

Hubbell Control Solutions - Accessories (sold separately)

Catalog Number	Description	HCS System
NXOFM-1R1D-UNV	On-fixture Module (7-pin), On / Off / Dim, Daylight Sensor with HubbNET Radio and Bluetooth® Radio, 120-480VAC	NX Distributed Intelligence™
WIR-RME-L	On-fixture Module (7-pin or 5-pin), On / Off / Dim, Daylight Sensor with wiSCAPE Radio, 110-480VAC	wiSCAPE® Lighting Control

For additional information related to these accessories please visit www.hubbellcontrolsolutions.com. Options provided for use with integrated sensor, please view specification sheet ordering information table for details.

SiteSync 7-Pin Module



- SiteSync features in a new form
- Available as an accessory for new construction or retrofit applications (with existing 7-Pin receptacle)
- Does not interface with occupancy sensors



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PERFORMANCE DATA				5K (5000K nominal, 70 CRI)					4K (4000K nominal, 70 CRI)					3K (3000K nominal, 70 CRI)				
# LED'S	DRIVE CURRENT (MILLIAMPS)	SYSTEM WATTS	DISTRIBUTION TYPE	LUMENS	LPW ¹	B	U	G	LUMENS	LPW ¹	B	U	G	LUMENS	LPW ¹	B	U	G
64	625 mA	135W	1A	18220	132	2	0	2	18783	137	2	0	2	16341	119	2	0	2
			2	17228	125	2	0	2	17761	129	2	0	2	15452	112	2	0	2
			3	17257	125	2	0	3	17791	129	2	0	3	15478	112	2	0	3
			4	16864	123	1	0	4	17386	126	1	0	4	15125	110	1	0	3
			4W	16648	112	2	0	4	17163	115	2	0	4	14931	100	2	0	4
			5QM	17259	125	4	0	2	17792	129	4	0	2	15479	112	4	0	2
			5QN	18023	131	4	0	0	18580	135	4	0	0	16165	117	4	0	0
			5R	17410	127	4	0	4	17948	130	4	0	4	15615	113	4	0	4
			5W	16498	120	4	0	2	17009	124	4	0	3	14797	108	4	0	2
			TC	15925	110	2	1	2	16417	113	2	1	2	14283	98	1	1	2
80	700 mA	180W	1A	23230	128	2	0	2	23948	132	2	0	2	20835	115	2	0	2
			2	21965	121	3	0	3	22645	125	3	0	3	19701	109	2	0	3
			3	22003	121	2	0	4	22683	125	3	0	4	19734	109	2	0	4
			4	21502	119	2	0	4	22167	122	2	0	4	19285	106	2	0	4
			4W	20810	112	2	0	4	21627	116	2	0	4	18664	100	2	0	4
			5QM	22005	121	4	0	2	22686	125	4	0	2	19736	109	4	0	2
			5QN	22979	127	4	0	1	23689	131	4	0	1	20610	114	4	0	0
			5R	22197	122	4	0	4	22884	126	4	0	4	19909	110	4	0	4
			5W	21035	116	5	0	3	21686	120	5	0	3	18867	104	4	0	3
			TC	19906	110	2	1	2	20522	113	2	1	2	17854	98	2	1	2
80	875 mA	235W	1A	27849	121	2	0	2	28711	125	2	0	2	24978	108	2	0	2
			2	26334	114	3	0	3	27148	118	3	0	4	23619	102	3	0	3
			3	26378	114	3	0	4	27194	118	3	0	4	23659	103	3	0	4
			4	25777	112	2	0	4	26575	115	2	0	5	23120	100	2	0	4
			4W	25109	106	2	0	5	25886	109	2	0	5	22521	95	2	0	5
			5QM	26381	114	4	0	2	27196	118	4	0	2	23661	103	4	0	2
			5QN	27548	119	5	0	1	28400	123	5	0	1	24708	107	5	0	1
			5R	26611	115	5	0	5	27434	119	5	0	5	23868	104	4	0	4
			5W	25218	109	5	0	3	25998	113	5	0	3	22619	98	5	0	3
			TC	23864	103	2	1	2	24602	107	2	1	2	21404	93	2	1	2
96	700 mA	220W	1A	27876	128	2	0	2	28738	132	2	0	2	25002	115	2	0	2
			2	26359	121	3	0	3	27174	125	3	0	4	23641	109	3	0	3
			3	26403	121	3	0	4	27220	125	3	0	4	23681	109	3	0	4
			4	25802	119	2	0	4	26600	122	2	0	5	23142	106	2	0	4
			4W	24651	113	3	0	5	25413	117	3	0	5	22109	102	2	0	4
			5QM	26406	121	4	0	2	27222	125	4	0	2	23684	109	4	0	2
			5QN	27575	127	5	0	1	28427	131	5	0	1	24732	114	5	0	1
			5R	26637	122	5	0	5	27460	126	5	0	5	23891	110	4	0	4
			5W	25242	116	5	0	3	26023	120	5	0	3	22640	104	5	0	3
			TC	23887	110	2	1	2	24626	113	2	1	2	21424	98	2	1	2
96	875 mA	280W	1A	33419	121	3	0	2	34453	125	3	0	2	29974	108	2	0	2
			2	31600	114	3	0	4	32577	118	3	0	4	28342	102	3	0	4
			3	31654	114	3	0	5	32633	118	3	0	5	28390	103	3	0	4
			4	30933	112	2	0	5	31889	115	2	0	5	27744	100	2	0	5
			4W	30131	106	3	0	5	31063	109	3	0	5	27025	95	3	0	5
			5QM	31657	114	5	0	3	32636	118	5	0	3	28393	103	4	0	2
			5QN	33058	119	5	0	1	34080	123	5	0	1	29650	101	5	0	1
			5R	31933	115	5	0	5	32921	119	5	0	5	28641	104	5	0	5
			5W	30262	109	5	0	4	31198	113	5	0	4	27142	98	5	0	3
			TC	28642	104	2	1	3	29528	107	2	1	3	25690	93	2	1	3
96	1000mA	315W ²	1A	35666	113	3	0	2	36769	117	3	0	2	31989	101	2	0	2
			2	33725	107	3	0	4	34768	110	3	0	4	30248	96	3	0	4
			3	33782	107	3	0	5	34827	110	3	0	5	30299	96	3	0	4
			4	33012	105	2	0	5	34033	108	2	0	5	29609	94	2	0	5
			4W	32158	106	3	0	5	33153	109	3	0	5	28842	95	3	0	5
			5QM	33785	107	5	0	3	34830	110	5	0	3	30302	96	5	0	2
			5QN	35280	112	5	0	1	36371	115	5	0	1	31643	100	5	0	1
			5R	34080	108	5	0	5	35134	111	5	0	5	30567	97	5	0	5
			5W	32302	102	5	0	4	33301	106	5	0	4	28972	92	5	0	4
			TC	30568	97	2	1	3	31513	100	3	1	3	27416	87	2	1	3
96	1225mA	395W ²	1A	39569	101	3	0	4	43125	110	3	0	3	37518	96	3	0	2
			2	39569	101	3	0	4	40793	104	3	0	4	35490	91	3	0	4
			3	39619	101	3	0	5	40845	104	3	0	5	35535	91	3	0	5
			4	38723	98	3	0	5	39921	101	3	0	5	34731	88	2	0	5
			4W	37720	106	3	0	5	38887	109	3	0	5	33831	95	3	0	5
			5QM	39623	101	5	0	3	40848	104	5	0	3	35538	90	5	0	3
			5QN	41394	105	5	0	1	42675	109	5	0	1	37127	95	5	0	1
			5R	39969	102	5	0	5	41205	105	5	0	5	35848	91	5	0	5
			5W	37877	97	5	0	4	39048	100	5	0	4	33986	87	5	0	4
			TC	35850	90	3	1	3	36959	93	3	1	3	32154	81	3	1	3

¹ Lumen values are from photometric tests performed in accordance with IESNA LM-79-08. Data is considered to be representative of the configurations shown. Actual performance may differ as a result of end-user environment and application.

² 315W and 395W 3000K versions are not DLC QPL listed. Reference highlighted cells in table.



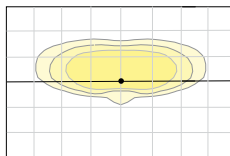
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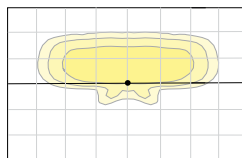


PHOTOMETRICS

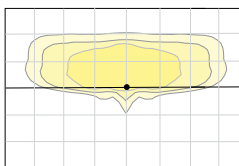
Type FR - Front Row/Auto Optic



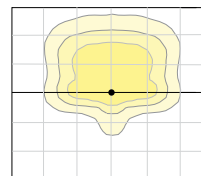
Type 2



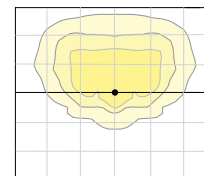
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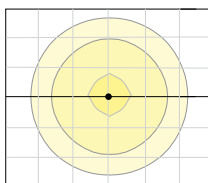
Type 4



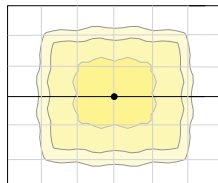
Type 4W



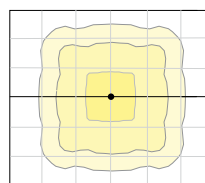
Type 5W



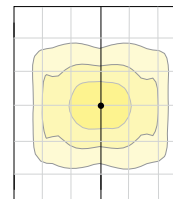
Type 5QN



Type 5QM



Type 5R



ELECTRICAL DATA

# OF LEDS	NUMBER OF DRIVERS	DRIVE CURRENT (mA)	INPUT VOLTAGE (V)	SYSTEM POWER (w)	CURRENT (Amps)
64	1	625 mA	120	135	1.4
			277		0.6
			347		0.5
			480		0.3
80	2	700 mA	120	180	1.8
			277		0.8
			347		0.6
			480		0.5
80	2	875 mA	120	235	2.4
			277		1.0
			347		0.8
			480		0.6
96	2	700 mA	120	220	2.2
			277		1.0
			347		0.8
			480		0.6
96	2	875 mA	120	280	2.8
			277		1.2
			347		1.0
			480		0.7
96	2	1000 mA	120	315	3.2
			277		1.4
			347		1.1
			480		0.8
96	2	1225 mA	120	395	4.0
			277		1.7
			347		1.4
			480		1.0

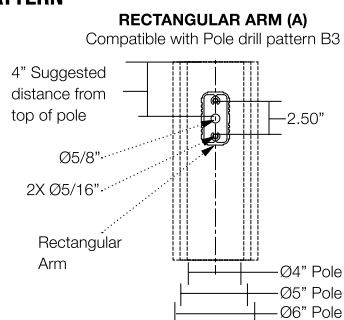
PROJECTED LUMEN MAINTENANCE

AMBIENT TEMP.	0	25,000	50,000	TM-21-11 60,000	100,000	Calculated L70 (HOURS)
25°C / 77°C	1	0.98	0.97	0.97	0.96	>377,000

¹ Projected per IESNA TM-21-11

Data references the extrapolated performance projections for the 700mA base model in a 25°C ambient, based on 10,000 hours of LED testing per IESNA LM-80-08.

DRILL PATTERN



EPA

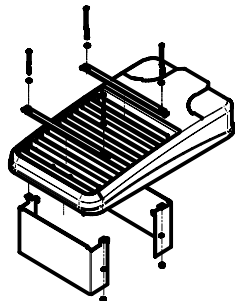
Config.	EPA	Config.	EPA
1	1.2	3 @ 120°	3.0
2 @ 90°	1.9	3 @ 90°	3.1
2 @ 180°	2.4	4 @ 90°	3.8

TENON TOP POLE BRACKET ACCESSORIES (Order Separately)

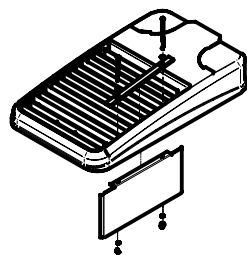
(2 3/8" OD tenon)

Catalog Number	Description
SETAVP-XX	Square tenon adapter (4 at 90°) for A - Rectangular Arm mounting option only
RETAVP-XX	Round tenon adapter (4 at 90°) for A - Rectangular Arm mounting option only
TETAVP-XX	Hexagonal tenon adapter (4 at 90°) for A - Rectangular Arm mounting option only
SETA2XX	Square tenon adapter (4 at 90°) for AD - Universal Arm mounting option only
RETA2XX	Round tenon adapter (4 at 90°) for AD3 - Universal Arm mounting option only
TETA2XX	Hexagonal tenon adapter (3 at 120°) for AD - Universal Arm mounting option only

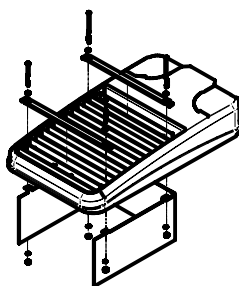
HOUSE SIDE SHIELD FIELD INSTALL ACCESSORIES



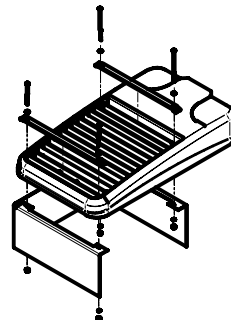
HSS/EVP-L/90-FB/XXX
90° shield front or back
(2 shields shown)



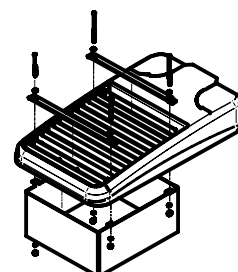
HSS/EVP-L/90-LR/XXX
90° shield left or right
(1 shield shown in left orientation)



HSS/EVP-L/270-FB/XXX
270° shield front or back
(1 shield shown in back orientation)

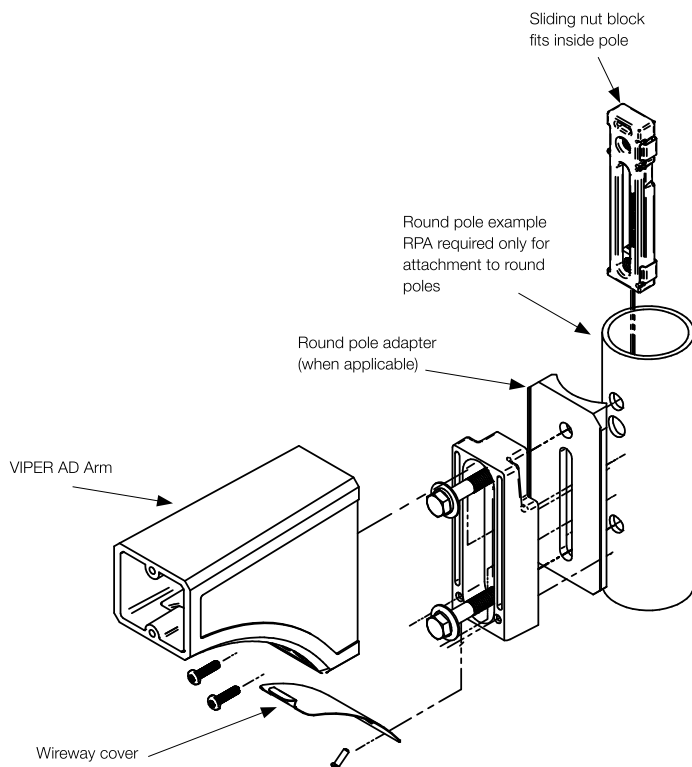


HSS/EVP-L/270-LR/XXX
270° shield left or right
(1 shield shown in right orientation)



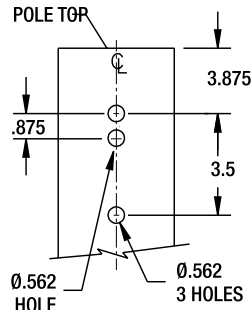
HSS/EVP-L/360/XXX
Full shield
(1 shield shown)

AD ARM MOUNTING INSTRUCTIONS



DECORATIVE ARM (AD)

Compatible with pole drill pattern S2



Design Professionals, LLC

**4542 E. McKellips Rd., #101
Mesa, Arizona 85215
(480) 894-1680
Fax (480) 894-2529**

September 17, 2018

**City of Mesa
Pre-Submittal Meeting**

RE: Nescon Production Facility

PROJECT DESCRIPTION / NARRATIVE

The proposed project will be an office/warehouse with metal parts assembly for Nescon. The building will be constructed on lots 63 & 64 in the Mesa Commerce Center.

Comprised of the following:

Proposed building will be 4,204 sf. of office and 21,300 s.f. of warehouse / metal parts assembly.

The site is located at 4656 & 4708 East Ingram Street.

Two existing parcels APN: 141-34-346 & 141-34-347.

Paved asphalt parking will be provided, to include 37 parking spaces.

SUBJECT PROPERTY ZONING:

The current zoning at this property is L1. The proposed uses are compliant with this zoning.

ADJACENT PROPERTY ZONING:

All adjacent properties in the Mesa Commerce Center are zoned L1.