



**PAD LAND USES**

- FIRE STATION
- OFFICE/BUSINESS PARK
- COMMERCIAL
- VERY LOW DENSITY RESIDENTIAL (0 - 2 DU/AC)
- LOW DENSITY RESIDENTIAL (1 - 4 DU/AC)
- MEDIUM DENSITY RESIDENTIAL (4 - 8 DU/AC)
- HIGH DENSITY RESIDENTIAL (12 - 16 DU/AC)

**SITE DATA:**

COMM AC-	318
OFFICE AC-	83
VLDR AC -	136
LDR AC -	2725
MDR-1 AC -	329
HDR AC -	120
FIRE STATION -	3
<b>TOTAL GROSS -</b>	<b>3714</b>
<b>OVERALL DENSITY -</b>	<b>4.08 DU/AC</b>

**LEGEND**

- SEWER SERVICE AREAS
- PROPOSED RIGHT OF WAY
- CITY OF CASA GRANDE LIMITS
- SEWER SIZE PER SUNRISE ENGINEERING PRELIMINARY PLANS (27")
- SEWER STUBOUTS PER SUNRISE ENGINEERING PRELIMINARY PLANS
- PROPOSED MANHOLE SEWER STUBOUT
- FUTURE SEWER STUBOUT
- POTENTIAL LIFT STATION AREA
- POTENTIAL LIFT STATION LABEL
- SEWER MANHOLE AS CURRENTLY SHOWN ON THE SUNRISE ENGINEERING PRELIMINARY PLANS

**EAST AREA FUTURE SEWER MAP PREPARED BY SUNRISE ENG. AUGUST 2014**

- 12" SEWER
- 15" SEWER
- 18" SEWER
- 21" SEWER
- 24" SEWER
- 27" SEWER
- 30" SEWER
- 36" SEWER

- NOTES FROM EAST AREA FUTURE SEWER MAP PREPARED BY SUNRISE ENG. AUGUST 2014**
1. ALL SIZING SHALL BE USED AS A GUIDE FOR PLANNING PURPOSES ONLY. SIZING IS SUBJECT TO CHANGE DURING FINAL DESIGN.
  2. BUILDOUT OF THE EAST PLANNING AREA WILL NECESSITATE AN ADDITIONAL 36 INCH PARALLEL LINE ADJACENT TO THE 36 INCH KORTSEN ROAD INTERCEPTOR. ALTERNATIVELY, A SINGLE 48 INCH INTERCEPTOR MAY BE INSTALLED.
  3. BUILDOUT OF THE EAST PLANNING AREA WILL NECESSITATE AN ADDITIONAL 30 INCH PARALLEL LINE ADJACENT TO THE 36 INCH HACIENDA ROAD INTERCEPTOR. ALTERNATIVELY, A SINGLE 42 INCH INTERCEPTOR MAY BE INSTALLED.

**EAST AREA STAKEHOLDERS-UTILITIES ANALYSIS**

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Scale: 1" = NTS

**WASTEWATER PLAN - LAND USE**

**NOTES:**  
 \* COLORED SEWERLINES SHOWN ARE PER EAST AREA FUTURE SEWER MAP PREPARED BY SUNRISE ENG. AUGUST 2014.  
 \* (27") - LINE SIZES IN PARENTHESIS ARE PER CURRENT 30% DESIGN PLANS.  
 \* (d/D) RATIOS INCLUDE WASTEWATER FLOWS FROM THE HIGHLIGHTED PROPERTIES ONLY (EAST AREA STAKEHOLDERS, PHOENIX MART & COTTONWOOD PROPERTY)