A PRELIMINARY PLAT AMENDMENT OF PHASES 2 AND 3 OF CANTAMIA (FORMERLY PROVINCE AT ESTRELLA MOUNTAIN RANCH) FOR A SUBDIVISION

CANTAMIA - PHASES 2 AND 3

GOODYEAR, ARIZONA

A SUBDIVISION OF A PART OF THE SOUTHWEST QUARTER OF SECTION 26 AND A PART OF THE SOUTHEAST QUARTER OF SECTION 27 AND A PART OF SECTIONS 34 AND 35, T1S AND R2W OF THE GILA AND SALT RIVER MERIDIAN, MARICOPA COUNTY, ARIZONA.

NOTES

1. A HOMEOWNER ASSOCIATION WILL BE FORMED AND HAVE RESPONSIBILITY FOR MAINTAINING ALL COMMON AREAS NOTED AS "TRACTS" OR "EASEMENTS", INCLUDING, LANDSCAPED AREAS AND DRAINAGE FACILITIES.

2. PROPOSED OPEN SPACE USES INCLUDING TRAILS, COURTS, AND RELATED AMENITIES SHALL BE CONSISTENT WITH THE ESTRELLA COMMONS PLANNED AREA DEVELOPMENT.

3. PROPOSED AMENITIES LOCATED IN PARKS SHALL BE FREE OF INUNDATION.

4. WATER, SEWER, AND DRAINAGE STUDIES HAVE BEEN PREPARED AND SUBMITTED IN CONJUNCTION WITH THIS PRELIMINARY PLAT.

5. IF PROTECTED NATIVE PLANTS ARE PRESENT IN THE PROJECT AREA THEN A NOTICE OR INTENT TO CLEAR LAND FORM WILL BE FILLED OUT AND SUBMITTED TO THE ARIZONA DEPARTMENT OF AGRICULTURE AT LEAST 60 DAYS PRIOR TO VEGETATION REMOVAL ACTIVITIES, IN ACCORDANCE WITH THE ARIZONA NATIVE PLANT LAW (A.R.S. 3-904).

6. NO STRUCTURE OF ANY KIND SHALL BE CONSTRUCTED ON, OVER, OR PLACED WITHIN A PUBLIC UTILITY EASEMENT, SANITARY EASEMENT, OR WATER EASEMENTS EXCEPT FOR: UTILITIES, WOOD, WIRE OR REMOVABLE SECTION TYPE FENCES WITH NO CONTINUOUS FOOTING. IT SHALL BE FURTHER UNDERSTOOD THAT THE CITY OF GOODYEAR SHALL NOT BE REQUIRED TO REPLACE ANY OBSTRUCTIONS, PAVING OR PLANTING THAT MUST BE REMOVED DURING THE COURSE OF MAINTENANCE, CONSTRUCTION OR RECONSTRUCTION.

7. STRUCTURES AND LANDSCAPING WITHIN VISIBILITY EASEMENTS WILL BE LIMITED TO GROUND COVER, FLOWERS AND GRANITE LESS THAN 2 FEET (MATURE) IN HEIGHT AND/OR TREES WITH BRANCHES NOT LESS THAN 6 FEET ABOVE THE GROUND. TREES SHALL NOT BE PLACED LESS THAN 8 FEET APART.

8. ALL NEW OR RELOCATED UTILITIES WILL BE PLACED UNDERGROUND.

9. DRIVEWAYS ON KEY LOTS ARE TO BE LOCATED ON THE SIDE OF THE LOT OPPOSITE THE ADJACENT REAR LOT LINE.

10. ALL ROADS WITHIN THE DEVELOPMENT SHALL BE BUILT TO CITY OF GOODYEAR STANDARDS OR AS AMENDED BY THIS PRELIMINARY PLAT.

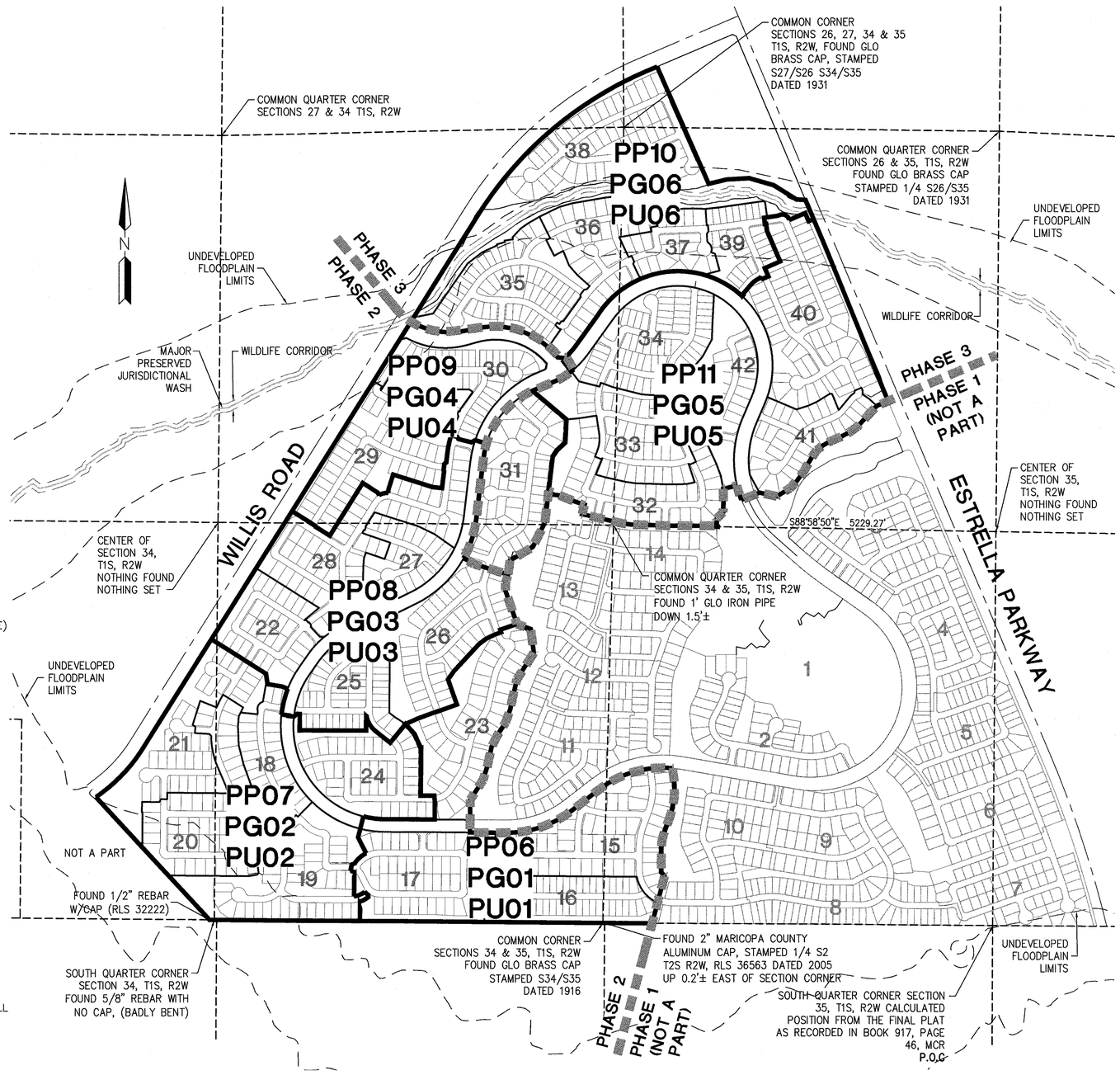
11. PARCEL BOUNDARIES WILL BE SUBJECT TO MINOR REVISIONS AND ADJUSTMENTS DURING THE PROCESSING OF FINAL PLATS.

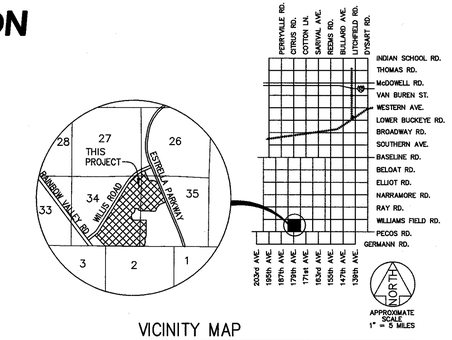
12. A HOMEOWNERS ASSOCIATION SHALL BE FORMED FOR THE MAINTENANCE OF TRACTS AND OPEN SPACE WITH DUTIES AND RESPONSIBILITIES ESTABLISHED VIA A SET OF COVENANTS, CONDITIONS AND RESTRICTIONS (CC&RS)

13. FINAL PLATS AND ASSOCIATED IMPROVEMENTS WILL BE PHASED. PHASING WILL BE DEPENDANT ON MARKET CONDITIONS AT THE TIME OF DEVELOPMENT.

LEGEND

———	BOUNDARY LINE
— — —	RIGHT OF WAY (R/W)
— · —	CENTERLINE
- - - - - - -	PUBLIC UTILITY EASEMENT (PUE) (WIDTH PER PLANS)
- - - - - - -	VEHICLE NON-ACCESS EASEMENT (VNAE)
----EX 8"RW----	EXISTING 8" RECLAIMED WATER
—— 8"W ——	8" WATER (UNLESS NOTED OTHERWISE) WITH WATER VALVES AND TEES
——◄ 8"S ———	8" SEWER WITH MANHOLES AND FLOW DIRECTION
- - -(1600)- - -	EXISTING CONTOURS
\	SIGHT VISIBILITY EASEMENT (SVE) PER C.O.G. DTL G-3228
- - - - - - -	SIGHT VISIBILITY TRIANGLE (SVT) PER C.O.G. DTL G-3232
◕	FIRE HYDRANT
⊗	WATER VALVE
(EG)	EXISTING GRADE
(TC)	EXISTING TOP OF CURB
FF	FINISH FLOOR
FP	FINISH PAD
FG	FINISH GRADE
HP	HIGH POINT
LP	LOW POINT
T.D.E	TEMPORARY DRAINAGE EASEMENT
⬅	DRAINAGE FLOW DIRECTION
⟸	BASIN OVERFLOW / EMERGENCY OUTFALL
	CATCH BASIN
HWL/HWE	HIGH WATER LEVEL/ELEVATION
TRW	TOP OF RETAINING WALL
BRW	BOTTOM OF RETAINING WALL
*	LOT RESTRICTED TO SINGLE STORY
**	RESTRICTED AT T-INTERSECTION





VICINITY MAP

CITY OF GOODYEAR, ARIZONA

OWNER/DEVELOPER

AV HOMES, INC.
8601 N SCOTTSDALE ROAD, SUITE 220
SCOTTSDALE, ARIZONA 85253
PHONE: 480-214-7400
FAX: 480-214-5641
CONTACT: BRIAN KONDERIK

ENGINEER

HILGARTWILSON
2141 E. HIGHLAND AVENUE, STE 250
PHOENIX, ARIZONA 85016
PHONE: (602) 490-0535
FAX: (602) 368-2436
CONTACT: ZACH HILGART, PE

LANDSCAPE ARCHITECT

GREEY PICKETT
7051 EAST 5TH AVENUE SUITE #200
SCOTTSDALE, AZ 85251
PHONE: 480-609-0009
FAX: 480-609-0068
CONTACT: RUTH TOWER

BENCHMARK

PROJECT BENCHMARK @ THE SOUTH QUARTER CORNER OF SECTION 26, T1S, R2W, A FOUND GLO BRASS CAP MARKED ¼ S26/S35 PLAN ELEVATION = 1049.79

NGS BENCHMARK HEIGHT MODERNIZATION SURVEY STATION PID- AJ3818 MCDOT ALUMINUM CAP FLUSH STAMPED 3CC3 10-1999 LOCATED WITHIN SECTION 6, T2S, R1W, PROJECT PLAN ELEVATION=1100.52

TO CONVERT PROJECT DATUM TO NAVD88 ADD 1.58' TO THE ELEVATION. (PUBLISHED NAVD 88 ELEVATION-1102.1')

UTILITY PROVIDERS	
SEWER	GOODYEAR
WATER	GOODYEAR
FIRE	GOODYEAR
ELECTRIC	APS
NATURAL GAS	SW GAS
TELEPHONE	COX AND CENTURY LINK

BASIS OF BEARING

BASIS OF BEARING IS N89°34'23"W ALONG THE SOUTH LINE OF THE SOUTHWEST QUARTER OF SECTION 35, TOWNSHIP 1 SOUTH, RANGE 2 WEST O THE GILA AND SALT RIVER BASE AND MERIDIAN, MARICOPA COUNTY, ARIZONA AS ESTABLISHED BY THE FINAL PLAT OF PROVINCE AT ESTRELLA MOUNTAIN RANCH PARCEL 8 , AS RECORDED IN BOOK 917, PAGE 44, RECORDS OF MARICOPA COUNTY, ARIZONA.

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PP06-PP11	PRELIMINARY PLAT
PP12-PP13	TRACT TABLES
PG01-PG08	PRELIMINARY GRADING AND DRAINAGE
PU01-PU08	PRELIMINARY UTILITY LAYOUT

REV.:

HILGARTWILSON
ENGINEER | PLAN | SURVEY | MANAGE
2141 E. HIGHLAND AVE. STE. 250 | P: 602.490.0535 / F: 602.368.2436
PHOENIX, AZ 85016 | www.hilgartwilson.com

REGISTERED PROFESSIONAL ENGINEER — CERTIFICATE NO. 53637 ZACH HILGART — Date Signed 10/31/14 — ARIZONA U.S.A. — Expires 6/30/2016

CANTAMIA PHASES 2 & 3
AT ESTRELLA MOUNTAIN RANCH
GOODYEAR, ARIZONA

PRELIMINARY PLAT

HILGARTWILSON	
PROJ NO.:	1018
DATE:	OCTOBER 2014
SCALE:	N.T.S.
DRAWN:	HW
DESIGNED:	HW
APPROVED:	ZH

DWG. NO.
PP01
SHT. 1 OF 29

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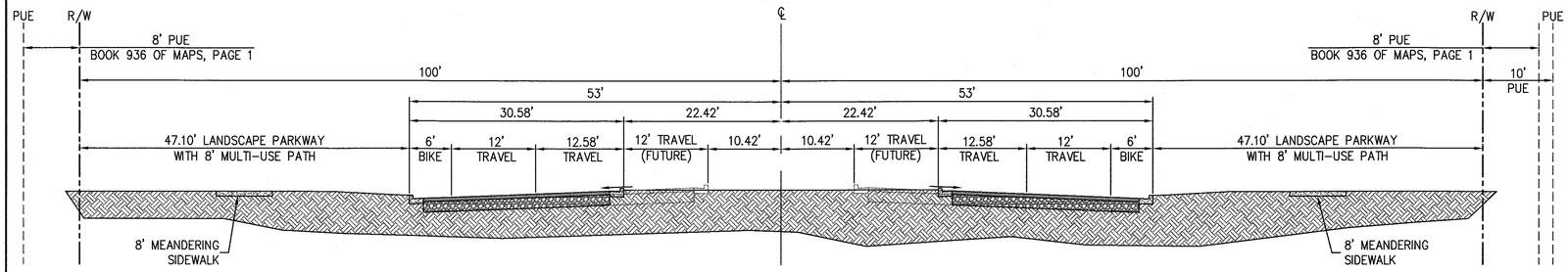
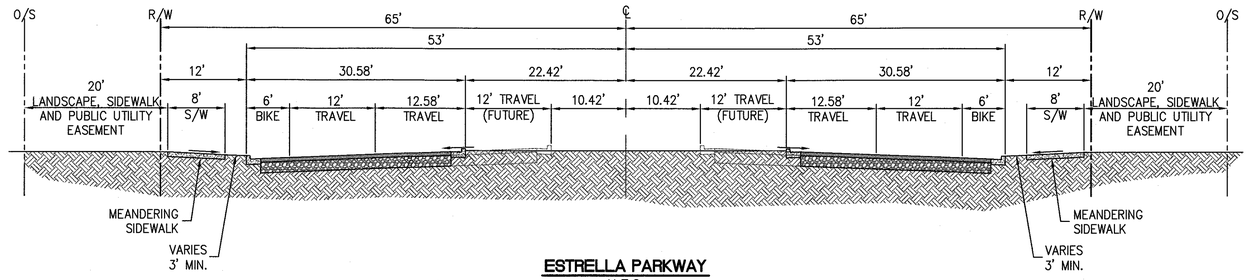
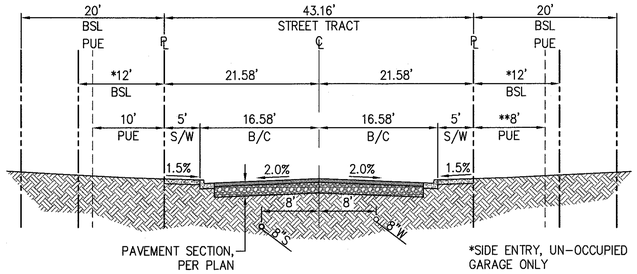


4 **WILLIS ROAD**
N.T.S.

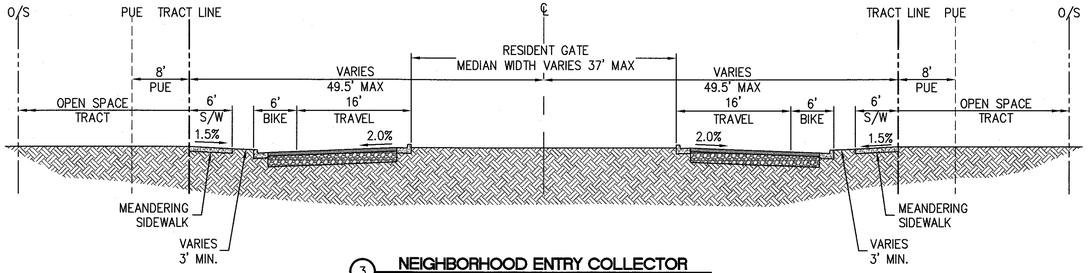


ESTRELLA PARKWAY
N.T.S.

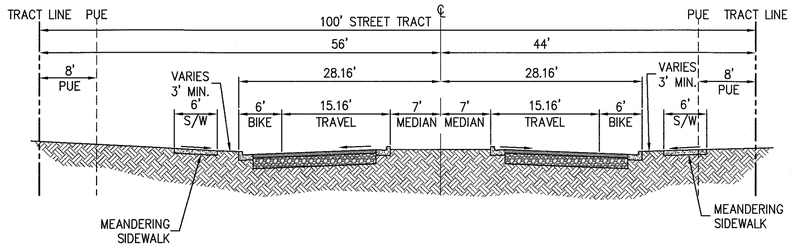


1 **TYPICAL LOCAL STREET CROSS-SECTION**
N.T.S.

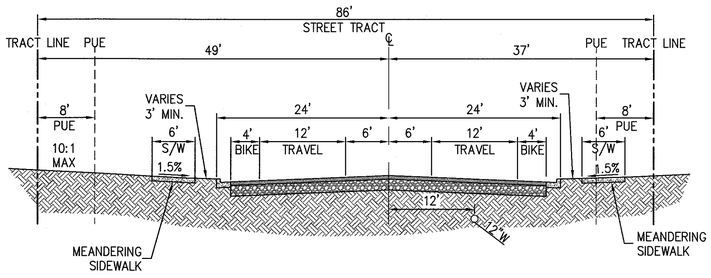
*SIDE ENTRY, UN-OCCUPIED GARAGE ONLY
**8' MIN. PUE ON SIDE LOT LINES AND AT CORNER LOTS AND WHERE NOTED ON PLANS.



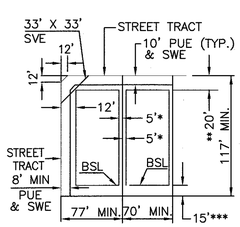
3 **NEIGHBORHOOD ENTRY COLLECTOR RESIDENTS ONLY (W. MOUNTAIN VISTA DR)**
N.T.S.



NEIGHBORHOOD COLLECTOR WITH MEDIAN AND EXPANDED LANDSCAPED PARKWAY
N.T.S.

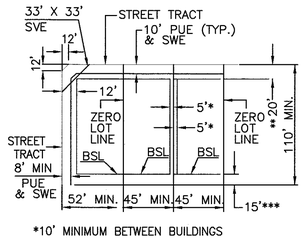


2 **NEIGHBORHOOD COLLECTOR WITHOUT MEDIAN AND EXPANDED LANDSCAPED PARKWAY (W. CANTAMIA PARKWAY)**
N.T.S.



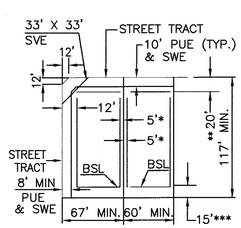
*5' MINIMUM SIDEYARD SETBACK WITH AGGREGATE 10' MIN.
** 12' FRONT SETBACK W/HOUSE FORWARD DESIGN OR UNOCCUPIED SIDE ENTRY GARAGE
*** IN AREAS WHERE 6" ROLL CURB IS USED ON THE FRONTING STREET, THE REAR SETBACK CAN DECREASE A MAXIMUM OF 1.0' TO ALLOW 20.0' FRONT SETBACK FROM BACK OF WALK TO FACE OF GARAGE DOOR.

TYPICAL LOT DETAIL N.T.S
PARCELS 15,20,23,28,32&36



*10' MINIMUM BETWEEN BUILDINGS
** 12' FRONT SETBACK W/HOUSE FORWARD DESIGN OR UNOCCUPIED SIDE ENTRY GARAGE
*** IN AREAS WHERE 6" ROLL CURB IS USED ON THE FRONTING STREET, THE REAR SETBACK CAN DECREASE A MAXIMUM OF 1.0' TO ALLOW 20.0' FRONT SETBACK FROM BACK OF WALK TO FACE OF GARAGE DOOR.

TYPICAL LOT DETAIL N.T.S
PARCELS 16,25,30,34,35&39



*5' MINIMUM SIDEYARD SETBACK WITH AGGREGATE 10' MIN.
** 12' FRONT SETBACK W/HOUSE FORWARD DESIGN OR UNOCCUPIED SIDE ENTRY GARAGE
*** IN AREAS WHERE 6" ROLL CURB IS USED ON THE FRONTING STREET, THE REAR SETBACK CAN DECREASE A MAXIMUM OF 1.0' TO ALLOW 20.0' FRONT SETBACK FROM BACK OF WALK TO FACE OF GARAGE DOOR.

TYPICAL LOT DETAIL N.T.S
PARCELS 17,18,19,21,22,24,26, 27,29,31,33,37,38,40,41,&42

REV.:

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PHOENIX, AZ 85016 www.hilgartwilson.com

REGISTERED PROFESSIONAL ENGINEER (ENGINEER) CERTIFICATE NO. 53637 ZACH HILGART Date Signed 10-14-14 ARIZONA U.S.A. Expires 6/30/2015

CANTAMIA PHASES 2 & 3

AT ESTRELLA MOUNTAIN RANCH
GOODYEAR, ARIZONA

PRELIMINARY PLAT

HILGARTWILSON	
PROJ NO.:	1018
DATE:	OCTOBER 2014
SCALE:	N.T.S.
DRAWN:	HW
DESIGNED:	HW
APPROVED:	ZH

DWG. NO.
PP02
SHT. 2 OF 29

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PHASE 2 LEGAL DESCRIPTION

A PARCEL OF LAND BEING SITUATED WITHIN PORTIONS OF SECTIONS 34 & 35 AND A PORTION OF TRACT A AS SHOWN IN THE PROVINCE AT ESTRELLA MOUNTAIN RANCH, PARCEL 13 FINAL PLAT RECORDED IN BOOK 922, PAGE 47, RECORDS OF MARICOPA COUNTY, ARIZONA, LOCATED IN TOWNSHIP 1 SOUTH, RANGE 2 WEST OF THE GILA AND SALT RIVER MERIDIAN, MARICOPA COUNTY, ARIZONA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:
COMMENCING AT A FOUND GLO BRASS CAP LOCATED AT THE SOUTHWEST CORNER OF SECTION 34 FROM WHICH A GLO BRASS CAP LOCATED AT THE SOUTHEAST CORNER THEREOF BEARS SOUTH 89°29'46" EAST, 5274.41 FEET;
THENCE, ALONG THE SOUTH LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 34, SOUTH 89°29'46" EAST, 2604.07 FEET TO THE **POINT OF BEGINNING;**
THENCE, NORTH 42°54'16" WEST, 1133.91 FEET TO A POINT ON THE EASTERLY RIGHT-OF-WAY LINE OF WILLIS ROAD PER THE MAP OF DEDICATION AS RECORDED IN BOOK 936, PAGE 01, RECORDS OF MARICOPA COUNTY, ARIZONA;
(THE FOLLOWING 3 COURSES BEING ALONG THE EASTERLY RIGHT-OF-WAY LINE OF WILLIS ROAD PER THE MAP OF DEDICATION AS RECORDED IN BOOK 936, PAGE 01, RECORDS OF MARICOPA COUNTY, ARIZONA)
THENCE, NORTH 52°09'14" EAST, 88.81 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE NORTHWESTERLY, HAVING A RADIUS OF 1050.00 FEET;
THENCE, NORTHEASTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 19°57'53", AN ARC LENGTH OF 365.87 FEET TO A POINT OF TANGENCY;
THENCE, NORTH 32°11'21" EAST, 3451.50 FEET;
THENCE, LEAVING SAID RIGHT-OF-WAY LINE, SOUTH 13°51'39" EAST, 45.79 FEET TO A NON-TANGENT CURVE, CONCAVE NORTHEASTERLY, HAVING A RADIUS OF 436.92 FEET, THE CENTER OF WHICH BEARS NORTH 27°54'40" EAST;
THENCE, EASTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 35°23'24", AN ARC LENGTH OF 269.87 FEET TO A POINT OF TANGENCY;
THENCE, NORTH 82°31'15" EAST, 215.77 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE SOUTHWESTERLY, HAVING A RADIUS OF 545.50 FEET;
THENCE, SOUTHEASTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 59°01'11", AN ARC LENGTH OF 561.91 FEET TO A POINT OF NON-TANGENCY;
THENCE, SOUTH 82°48'14" EAST, 45.77 FEET;
THENCE, SOUTH 41°00'55" EAST, 100.00 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE NORTHWESTERLY, HAVING A RADIUS OF 544.00 FEET, THE CENTER OF WHICH BEARS NORTH 41°00'55" WEST;
THENCE, SOUTHWESTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 18°21'48", AN ARC LENGTH OF 174.35 FEET TO A POINT OF TANGENCY;
THENCE, SOUTH 67°20'53" WEST, 138.44 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE SOUTHEASTERLY, HAVING A RADIUS OF 565.00 FEET;
THENCE, SOUTHWESTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 60°38'29", AN ARC LENGTH OF 597.99 FEET TO A POINT OF TANGENCY;
THENCE, SOUTH 06°42'24" WEST, 418.57 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE WESTERLY, HAVING A RADIUS OF 737.00 FEET;
THENCE, SOUTHWESTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 22°05'29", AN ARC LENGTH OF 284.16 FEET TO A POINT OF NON-TANGENCY;
THENCE, SOUTH 61°12'08" EAST, 78.66 FEET;
THENCE, SOUTH 73°02'22" EAST, 243.47 FEET;
THENCE, SOUTH 16°57'38" WEST, 60.16 FEET;
THENCE, SOUTH 00°17'49" WEST, 51.46 FEET;
THENCE, SOUTH 18°57'32" EAST, 240.00 FEET;
THENCE, SOUTH 70°29'38" EAST, 99.51 FEET;
THENCE, SOUTH 07°44'10" EAST, 30.79 FEET TO A POINT ON THE WESTERLY LINE OF TRACT A OF SAID PARCEL 13;
(THE FOLLOWING 4 COURSES BEING ALONG THE WESTERLY LINE OF SAID TRACT A OF THE PROVINCE AT ESTRELLA MOUNTAIN RANCH, PARCEL 13 FINAL PLAT, AS RECORDED IN BOOK 922, PAGE 47, RECORDS OF MARICOPA COUNTY, ARIZONA)
THENCE, SOUTH 07°44'10" EAST, 130.93 FEET;
THENCE, SOUTH 32°17'47" WEST, 149.32 FEET;
THENCE, SOUTH 34°06'42" WEST, 63.81 FEET;
THENCE, SOUTH 14°07'15" WEST, 67.02 FEET TO THE NORTHWEST CORNER OF TRACT B AS SHOWN IN PROVINCE AT ESTRELLA MOUNTAIN RANCH, PARCEL 11 FINAL PLAT AS RECORDED IN BOOK 922, PAGE 44, RECORDS OF MARICOPA COUNTY, ARIZONA;
(THE FOLLOWING 9 COURSES BEING ALONG THE WEST LINE OF TRACT B OF PROVINCE AT ESTRELLA MOUNTAIN RANCH, PARCEL 11 FINAL PLAT, AS RECORDED IN BOOK 922, PAGE 44, RECORDS OF MARICOPA COUNTY, ARIZONA)
THENCE, SOUTH 11°33'25" WEST, 140.03 FEET;
THENCE, SOUTH 18°53'30" WEST, 96.98 FEET;
THENCE, SOUTH 33°33'23" WEST, 78.85 FEET;
THENCE, SOUTH 29°40'50" WEST, 50.03 FEET;
THENCE, SOUTH 25°43'05" WEST, 61.24 FEET;
THENCE, SOUTH 12°32'31" WEST, 140.01 FEET;
THENCE, SOUTH 17°42'12" WEST, 93.85 FEET;
THENCE, SOUTH 33°10'32" WEST, 156.87 FEET;
THENCE, SOUTH 00°26'09" WEST, 136.36 FEET TO A POINT ON THE SOUTHERLY RIGHT-OF-WAY LINE OF WEST PROVINCE PARKWAY SOUTH AS SHOWN IN THE FINAL PLAT KNOWN AS PROVINCE AT ESTRELLA MOUNTAIN RANCH PARCEL 1, AS RECORDED IN BOOK 904, PAGE 10, RECORDS OF MARICOPA COUNTY, ARIZONA;
(THE FOLLOWING 5 COURSES BEING ALONG SAID SOUTHERLY RIGHT-OF-WAY LINE OF WEST PROVINCE PARKWAY SOUTH AS SHOWN IN THE FINAL PLAT KNOWN AS PROVINCE AT ESTRELLA MOUNTAIN RANCH PARCEL 1, AS RECORDED IN BOOK 904, PAGE 10, RECORDS OF MARICOPA COUNTY, ARIZONA)
THENCE, SOUTH 00°26'09" WEST, 86.00 FEET;
THENCE, SOUTH 89°33'51" EAST, 243.11 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE NORTHWESTERLY, HAVING A RADIUS OF 724.00 FEET;
THENCE, NORTHEASTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 38°01'16", AN ARC LENGTH OF 480.44 FEET TO A POINT OF TANGENCY;
THENCE, NORTH 52°24'53" EAST, 233.11 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE SOUTHEASTERLY, HAVING A RADIUS OF 706.49 FEET;
THENCE, NORTHEASTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 43°31'06", AN ARC LENGTH OF 536.61 FEET TO A POINT OF NON-TANGENCY, AT THE NORTHWEST CORNER OF TRACT B AS SHOWN IN THE FINAL PLAT KNOWN AS PROVINCE AT ESTRELLA MOUNTAIN RANCH PARCEL 10, AS RECORDED IN BOOK 971, PAGE 46, RECORDS OF MARICOPA COUNTY, ARIZONA;
THENCE, LEAVING SAID SOUTHERLY RIGHT-OF-WAY LINE, SOUTH 05°55'59" WEST, 22.70 FEET ALONG THE WESTERLY LINE OF SAID PARCEL 10;

PHASE 2 LEGAL DESCRIPTION

THENCE, SOUTH 07°51'10" EAST, 72.55 FEET;
THENCE, SOUTH 00°44'49" EAST, 86.96 FEET;
THENCE, SOUTH 08°19'00" WEST, 86.96 FEET;
THENCE, SOUTH 17°22'49" WEST, 82.54 FEET;
THENCE, SOUTH 20°26'35" WEST, 70.01 FEET;
THENCE, SOUTH 18°17'33" WEST, 67.24 FEET;
THENCE, SOUTH 06°00'30" WEST, 64.35 FEET;
THENCE, SOUTH 00°29'58" WEST, 100.00 FEET;
THENCE, SOUTH 01°20'20" EAST, 63.64 FEET;
THENCE, SOUTH 40°18'13" EAST, 33.40 FEET;
THENCE, SOUTH 14°46'13" WEST, 143.52 FEET;
THENCE, SOUTH 26°06'38" WEST, 21.58 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE NORTHEASTERLY, HAVING A RADIUS OF 225.00 FEET, THE CENTER OF WHICH BEARS NORTH 26°06'38" EAST;
THENCE, SOUTHEASTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 02°00'17", AN ARC LENGTH OF 7.87 FEET TO A POINT OF NON-TANGENCY;
THENCE, SOUTH 24°06'21" WEST, 21.58 FEET;
THENCE, SOUTH 14°46'13" WEST, 143.35 FEET TO A POINT ON THE SOUTH LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 35;
THENCE, LEAVING SAID WESTERLY LINE AND ALONG SAID SOUTHERLY LINE, NORTH 89°34'23" WEST, 333.46 FEET TO THE SOUTHWEST CORNER OF SAID SECTION 35;
THENCE, NORTH 89°29'46" WEST, 2670.34 FEET ALONG THE SOUTHERLY LINE OF SAID SECTION 34 AND TO THE **POINT OF BEGINNING.**
SAID PARCEL OF LAND CONTAINING 8,143,188 SQ.FT., OR 186.9418 ACRES, MORE OR LESS AND BEING SUBJECT TO ANY EASEMENTS, RESTRICTIONS, AND/OR RIGHTS-OF-WAY.
THIS DESCRIPTION SHOWN HEREON IS NOT TO BE USED TO VIOLATE SUBDIVISION REGULATIONS OF THE STATE, COUNTY AND/OR MUNICIPALITY OF ANY OTHER LAND DIVISION RESTRICTIONS.

PHASE 3 LEGAL DESCRIPTION

A PARCEL OF LAND BEING SITUATED WITHIN PORTIONS OF SECTIONS 26, 27, 34 & 35 AND A PORTION OF TRACT A AS SHOWN IN THE PROVINCE AT ESTRELLA MOUNTAIN RANCH PARCEL 13 FINAL PLAT, RECORDED IN BOOK 922, PAGE 47, RECORDS OF MARICOPA COUNTY, ARIZONA, LOCATED IN TOWNSHIP 1 SOUTH, RANGE 2 WEST OF THE GILA AND SALT RIVER MERIDIAN, MARICOPA COUNTY, ARIZONA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:
COMMENCING AT A FOUND GLO BRASS CAP LOCATED AT THE NORTH QUARTER CORNER OF SECTION 35 FROM WHICH A FOUND GLO BRASS CAP LOCATED AT THE NORTHWEST CORNER OF SAID SECTION 35 THEREOF BEARS NORTH 89°21'00" WEST, 2549.37 FEET;
THENCE, ALONG THE NORTH LINE OF THE NORTHWEST QUARTER OF SAID SECTION 35, NORTH 89°21'00" WEST, 2141.62 FEET TO THE **POINT OF BEGINNING;**
THENCE, LEAVING SAID NORTH LINE, SOUTH 23°50'10" EAST, 415.05 FEET;
THENCE, NORTH 76°39'58" EAST, 126.37 FEET;
THENCE, NORTH 86°52'02" EAST, 152.15 FEET;
THENCE, SOUTH 73°58'39" EAST, 173.27 FEET;
THENCE, SOUTH 57°57'20" EAST, 182.85 FEET;
THENCE, SOUTH 87°08'27" EAST, 60.88 FEET TO A POINT ON THE WESTERLY RIGHT-OF-WAY LINE OF THE MAP OF DEDICATION KNOWN AS ESTRELLA PARKWAY PHASE 3 AS RECORDED IN BOOK 771, PAGE 9, RECORDS OF MARICOPA COUNTY, ARIZONA;
(THE FOLLOWING 3 COURSES BEING ALONG THE WESTERLY RIGHT-OF-WAY LINE OF THE MAP OF DEDICATION KNOWN AS ESTRELLA PARKWAY PHASE 3, AS RECORDED IN BOOK 771, PAGE 9, RECORDS OF MARICOPA COUNTY, ARIZONA)
THENCE, SOUTH 22°58'39" EAST, 1304.09 FEET;
THENCE, SOUTH 17°15'34" EAST, 150.55 FEET;
THENCE, SOUTH 22°58'39" EAST, 19.70 FEET, TO THE NORTHEAST CORNER OF THE FINAL PLAT KNOWN AS PROVINCE AT ESTRELLA MOUNTAIN RANCH PARCEL 1, AS RECORDED IN BOOK 904, PAGE 10, RECORDS OF MARICOPA COUNTY, ARIZONA;
(THE FOLLOWING 21 COURSES BEING ALONG THE NORTHERLY LINE OF THE PROVINCE AT ESTRELLA MOUNTAIN RANCH PARCEL 1 FINAL PLAT, AS RECORDED IN BOOK 904, PAGE 10, RECORDS OF MARICOPA COUNTY, ARIZONA)
THENCE, SOUTH 67°01'21" WEST, 83.43 FEET;
THENCE, SOUTH 42°50'37" WEST, 193.95 FEET;
THENCE, SOUTH 55°01'47" WEST, 73.92 FEET;
THENCE, SOUTH 62°58'59" WEST, 72.15 FEET;
THENCE, SOUTH 68°37'06" WEST, 60.02 FEET;
THENCE, SOUTH 60°12'06" WEST, 59.95 FEET;
THENCE, SOUTH 52°50'02" WEST, 52.99 FEET;
THENCE, SOUTH 35°39'03" WEST, 53.74 FEET;
THENCE, SOUTH 30°04'33" WEST, 60.00 FEET;
THENCE, SOUTH 29°24'03" WEST, 63.61 FEET;
THENCE, SOUTH 36°32'30" WEST, 70.33 FEET;
THENCE, SOUTH 44°18'54" WEST, 70.33 FEET;
THENCE, SOUTH 58°06'48" WEST, 102.76 FEET;
THENCE, NORTH 77°57'49" WEST, 120.12 FEET;
THENCE, SOUTH 68°30'38" WEST, 131.98 FEET TO A NON-TANGENT CURVE, CONCAVE NORTHEASTERLY, HAVING A RADIUS OF 732.79 FEET, THE CENTER OF WHICH BEARS NORTH 68°30'38" EAST;
THENCE, NORTHERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 07°58'15", AN ARC LENGTH OF 101.94 FEET TO A POINT OF NON-TANGENCY;
THENCE, SOUTH 76°28'54" WEST, 95.33 FEET;
THENCE, SOUTH 01°02'29" EAST, 82.58 FEET;
THENCE, SOUTH 02°01'44" WEST, 75.87 FEET;
THENCE, SOUTH 44°43'36" WEST, 61.54 FEET;
THENCE, SOUTH 00°22'47" EAST, 47.73 FEET TO THE NORTHEAST CORNER OF THE PROVINCE AT ESTRELLA MOUNTAIN RANCH PARCEL 14 FINAL PLAT, AS RECORDED IN BOOK 922, PAGE 45, RECORDS OF MARICOPA COUNTY, ARIZONA;
(THE FOLLOWING 8 COURSES BEING ALONG THE NORTHERLY LINE OF THE PROVINCE AT ESTRELLA MOUNTAIN RANCH PARCEL 14 FINAL PLAT, AS RECORDED IN BOOK 922, PAGE 45, RECORDS OF MARICOPA COUNTY, ARIZONA)
THENCE, SOUTH 89°37'13" WEST, 112.33 FEET;
THENCE, NORTH 88°02'35" WEST, 70.00 FEET;
THENCE, SOUTH 89°04'42" WEST, 70.09 FEET;
THENCE, NORTH 89°38'59" WEST, 77.03 FEET;
THENCE, NORTH 88°01'38" WEST, 190.13 FEET;
THENCE, NORTH 87°56'24" WEST, 67.85 FEET;
THENCE, NORTH 81°52'23" WEST, 63.22 FEET;
THENCE, NORTH 77°00'41" WEST, 166.88 FEET, TO THE NORTHWEST CORNER OF SAID PARCEL 14;
THENCE, CONTINUING NORTH 77°00'41" WEST, 103.74 FEET;

PHASE 3 LEGAL DESCRIPTION

THENCE, NORTH 15°06'49" EAST, 61.46 FEET;
THENCE, NORTH 68°04'26" WEST, 169.40 FEET;
THENCE, NORTH 67°42'27" WEST, 92.99 FEET;
THENCE, SOUTH 06°42'24" WEST, 215.75 FEET;
THENCE, SOUTH 26°16'50" WEST, 184.66 FEET;
THENCE, SOUTH 59°27'02" WEST, 180.00 FEET;
THENCE, SOUTH 07°48'11" WEST, 95.33 FEET;
THENCE, NORTH 73°02'22" WEST, 243.47 FEET;
THENCE, NORTH 61°12'08" WEST, 78.66 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, CONCAVE NORTHWESTERLY, HAVING A RADIUS OF 737.00 FEET, THE CENTER OF WHICH BEARS NORTH 61°12'08" WEST;
THENCE, NORTHEASTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 22°05'29", AN ARC LENGTH OF 284.16 FEET TO A POINT OF TANGENCY;
THENCE, NORTH 06°42'24" EAST, 418.57 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE SOUTHEASTERLY, HAVING A RADIUS OF 565.00 FEET;
THENCE, NORTHEASTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 60°38'29", AN ARC LENGTH OF 597.99 FEET TO A POINT OF TANGENCY;
THENCE, NORTH 67°20'53" EAST, 138.44 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE NORTHWESTERLY, HAVING A RADIUS OF 544.00 FEET;
THENCE, NORTHEASTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 18°21'48", AN ARC LENGTH OF 174.35 FEET TO A POINT OF NON-TANGENCY;
THENCE, NORTH 41°00'55" WEST, 100.00 FEET;
THENCE, NORTH 82°48'14" WEST, 45.77 FEET TO BEGINNING OF A NON-TANGENT CURVE, CONCAVE SOUTHWESTERLY, HAVING A RADIUS OF 545.50 FEET, THE CENTER OF WHICH BEARS SOUTH 51°32'26" WEST;
THENCE, NORTHWESTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 59°01'11", AN ARC LENGTH OF 561.91 FEET TO A POINT OF TANGENCY;
THENCE, SOUTH 82°31'15" WEST, 215.77 FEET TO THE BEGINNING OF A TANGENT CURVE, CONCAVE NORTHERLY, HAVING A RADIUS OF 436.92 FEET;
THENCE, WESTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 35°23'24", AN ARC LENGTH OF 269.87 FEET TO A POINT OF NON-TANGENCY;
THENCE, NORTH 13°51'39" WEST, 45.79 FEET TO A POINT ON THE EASTERLY RIGHT-OF-WAY LINE OF WILLIS ROAD PER THE MAP OF DEDICATION AS RECORDED IN BOOK 936, PAGE 01, RECORDS OF MARICOPA COUNTY, ARIZONA;
(THE FOLLOWING 3 COURSES BEING ALONG THE EASTERLY RIGHT-OF-WAY LINE OF WILLIS ROAD PER THE MAP OF DEDICATION AS RECORDED IN BOOK 936, PAGE 01, RECORDS OF MARICOPA COUNTY, ARIZONA)
THENCE, NORTH 32°11'21" EAST, 824.13 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE SOUTHEASTERLY, HAVING A RADIUS OF 2500.00 FEET;
THENCE, NORTHEASTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 34°50'00", AN ARC LENGTH OF 1519.89 FEET TO A POINT OF TANGENCY;
THENCE, NORTH 67°01'21" EAST, 79.74 FEET;
THENCE, LEAVING SAID EASTERLY RIGHT-OF-WAY LINE, SOUTH 23°50'10" EAST, 452.41 FEET TO THE **POINT OF BEGINNING.**
SAID PORTION OF LAND CONTAINING 6,091,834 SQ.FT., OR 139.8492 ACRES, MORE OR LESS AND BEING SUBJECT TO ANY EASEMENTS, RESTRICTIONS, AND/OR RIGHTS-OF-WAY.
THIS DESCRIPTION SHOWN HEREON IS NOT TO BE USED TO VIOLATE SUBDIVISION REGULATIONS OF THE STATE, COUNTY AND/OR MUNICIPALITY OF ANY OTHER LAND DIVISION RESTRICTIONS.

RESIDENTIAL DEVELOPMENT STANDARDS		
	SFD PR	SF CL
MINIMUM NET SITE AREA	N/A	N/A
MINIMUM LOT WIDTH	N/A	N/A
MINIMUM LOT DEPTH	N/A	N/A
MAXIMUM HEIGHT	30' – 2 STORIES	30' – 2 STORIES
MAXIMUM BUILDING COVERAGE	60%	75%

MINIMUM SETBACKS		
FRONT	20' *	20' *
MINIMUM SIDE YARD	5'	5'
TOTAL BOTH SIDES	10'	10'
REAR YARD	15'	15'
STREET SIDE	10'	10'

* FRONT YARD SETBACK OF AN UNOCCUPIED SIDE ENTRY GARAGE OR A "HOUSE FORWARD OF A GARAGE" DESIGN MAY BE 12' MINIMUM.

PHASE	MINIMUM OPEN SPACE REQUIRED				OPEN SPACE PROVIDED
	AVERAGE LOT AREA (SF)	GROSS AREA OF PROJECT (AC)	PERCENT OF OPEN SPACE	OPEN SPACE (AC) (1)	OPEN SPACE (AC) (2)
2	7613	186.94	12%	22.43	35.67
3	7481	139.85	12%	16.78	33.38
TOTAL	7,557	326.79	12%	39.21	69.05

(1) THE AREA OF OPEN SPACE REQUIRED PER SECTION 3-5-4-B OF THE ZONING ORDINANCE.

(2) THE AREA OF OPEN SPACE PROVIDED IN TRACTS AS OUTLINED ON THE TRACT TABLE OF THE PRELIMINARY PLAT.

SITE DATA			
	PHASE 2	PHASE 3	TOTAL
TOTAL LOTS	621	452	1073
MIN LOT AREA (SF):	4950	4950	4950
MAX LOT AREA (SF):	15625	16389	16389
AVERAGE LOT AREA (SF):	7613	7481	7557
MIN LOT SIZE:	45' X 110'	45' X 110'	45' X 110'
MAX LOT SIZE:	70' X 117'	70' X 117'	70' X 117'
MIN FRONT SETBACK:	20'	20'	20'
MIN SIDE SETBACK:	5'	5'	5'
MIN REAR SETBACK:	15'	15'	15'
GROSS PARCEL AREA (AC):	186.94	139.85	326.79
GROSS PARCEL DENSITY (DU/AC):	3.3	3.2	3.3
NET PROJECT AREA (AC):	186.94	139.85	326.79
NET PROJECT DENSITY (DU/AC):	3.3	3.2	3.3
EXISTING ZONING:	PAD	PAD	PAD
OPEN SPACE TRACTS (AC):	35.67	33.38	69.05
PERCENT OPEN SPACE (NET %):	19.1%	23.9%	21.1%

LOT SIZE TABLE				
	PHASE 2		PHASE 3	
LOT SIZE	NUMBER OF LOTS	PERCENT OF LOT MIX	NUMBER OF LOTS	PERCENT OF LOT MIX
45' X 110'	132	21%	135	30%
60' X 117'	312	50%	249	55%
70' X 117'	177	29%	68	15%

TOTAL NUMBER OF LOTS		
	PHASE 2	621
	PHASE 3	452
GRAND TOTAL		1073

REV.:

HILGARTWILSON
ENGINEER | PLAN | SURVEY | MANAGE
2141 E. HIGHLAND AVE., STE. 250 | PHOENIX, AZ 85016
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www.hilgartwilson.com

REGISTERED PROFESSIONAL ENGINEER
CERTIFICATE NO.
53637
ZACH HILGART
Date Signed 10/15/14
ARIZONA U.S.A.
Expires 6/30/2015

CANTAMIA PHASES 2 & 3

AT ESTRELLA MOUNTAIN RANCH
GOODYEAR, ARIZONA

PRELIMINARY PLAT

HILGARTWILSON
PROJ NO.: 1018
DATE: OCTOBER 2014
SCALE: N.T.S.
DRAWN: HW
DESIGNED: HW
APPROVED: ZH

DWG. NO.
PP03
SHT. 3 OF 29

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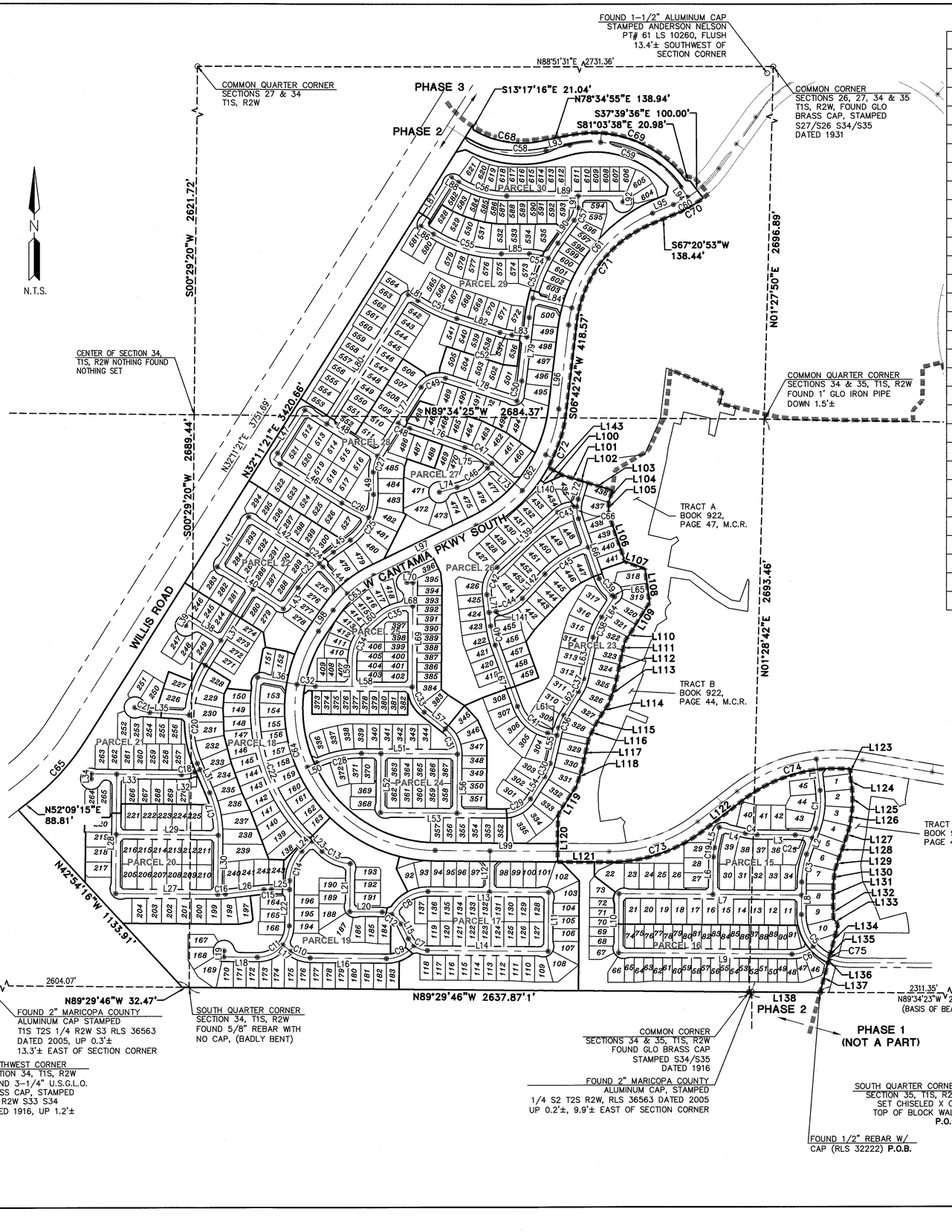

LINE TABLE		
LINE #	DIRECTION	LENGTH
L1	N06°37'02"W	147.72'
L2	N19°33'18"E	127.87'
L3	N89°30'02"W	180.81'
L4	N76°56'21"W	126.61'
L5	N13°03'39"E	98.81'
L6	N00°29'58"E	175.74'
L7	N89°30'02"W	859.51'
L8	N00°29'58"E	153.07'
L9	N89°30'02"W	816.59'
L10	N00°29'58"E	278.16'
L11	S00°26'09"W	277.16'
L12	N00°26'09"E	192.58'
L13	S89°33'51"E	568.58'
L14	S89°33'51"E	569.08'
L15	N26°27'11"W	78.59'
L16	N89°30'01"W	359.12'
L17	N52°29'23"W	48.98'
L18	N89°30'01"W	157.45'
L19	S00°29'59"W	28.42'
L20	S89°30'02"E	152.39'
L21	N00°29'58"E	225.81'
L22	N00°29'58"E	211.82'
L23	S45°37'19"E	84.12'
L24	N44°22'41"E	65.99'
L25	S89°30'02"E	52.00'
L26	N83°30'51"E	181.94'
L27	S89°30'02"E	480.18'
L28	S00°29'58"W	560.00'
L29	S89°30'02"E	480.16'

LINE TABLE		
LINE #	DIRECTION	LENGTH
L30	S00°29'58"W	277.16'
L31	S23°01'53"E	149.16'
L32	S66°24'11"W	28.80'
L33	N89°26'55"W	424.27'
L34	N00°33'05"E	23.42'
L35	S86°21'14"E	131.72'
L36	S80°04'25"E	188.87'
L37	N32°11'21"E	421.09'
L38	S57°48'39"E	176.82'
L39	N32°11'21"E	28.42'
L40	S57°48'39"E	368.47'
L41	N32°11'21"E	277.52'
L42	S57°48'39"E	330.20'
L43	N34°54'25"E	120.82'
L44	S42°44'19"E	169.93'
L45	N54°33'00"E	97.70'
L46	S57°48'39"E	379.58'
L47	N32°11'21"E	277.16'
L48	S57°48'39"E	405.16'
L49	S00°47'47"E	104.98'
L50	S65°41'02"W	49.21'
L51	S89°33'51"E	451.81'
L52	S00°26'09"W	277.16'
L53	N89°33'51"W	579.06'
L54	N32°45'10"E	123.23'
L55	N13°14'32"E	171.82'
L56	S00°26'09"W	277.16'
L57	S51°39'36"E	126.78'
L58	S89°33'51"E	456.24'

LINE TABLE		
LINE #	DIRECTION	LENGTH
L59	S00°26'09"W	126.57'
L60	N49°27'17"E	82.64'
L61	S76°45'28"E	44.99'
L62	N31°44'11"E	130.43'
L63	N12°46'11"E	198.56'
L64	S32°45'49"W	112.58'
L65	N57°14'11"W	14.68'
L66	S18°57'32"E	298.71'
L67	N19°59'41"W	306.64'
L68	S89°33'51"E	20.77'
L69	S00°26'09"W	490.63'
L70	S89°33'51"E	28.64'
L71	S06°47'28"E	148.70'
L72	N16°57'38"E	180.28'
L73	N48°29'39"W	192.22'
L74	N74°22'14"E	86.82'
L75	N41°30'21"E	30.00'
L76	S71°04'30"E	275.14'
L77	N32°11'21"E	382.80'
L78	S72°18'02"E	353.21'
L79	S06°42'24"W	300.40'
L80	N32°11'21"E	719.66'
L81	S57°48'39"E	53.90'
L82	S72°18'02"E	213.27'
L83	S83°17'36"E	71.37'
L84	S76°05'25"E	189.57'
L85	N89°57'59"E	132.20'
L86	S57°48'39"E	70.03'
L87	N32°11'21"E	270.16'

LINE TABLE		
LINE #	DIRECTION	LENGTH
L88	N57°48'39"W	40.00'
L89	N90°00'00"E	547.94'
L90	N35°37'03"E	131.72'
L91	N00°00'00"E	55.87'
L92	N00°00'00"E	28.42'
L93	N76°42'50"E	115.00'
L94	S35°16'49"E	57.72'
L95	N67°20'53"E	106.43'
L96	S06°42'24"W	398.53'
L97	S64°00'10"W	536.79'
L98	N34°54'25"E	120.35'
L99	S89°33'51"E	577.19'
L100	N79°07'47"E	136.06'
L101	S73°02'22"E	58.39'
L102	S73°02'22"E	21.58'
L103	S73°02'22"E	141.58'
L104	S16°57'39"W	60.16'
L105	S00°17'49"W	51.46'
L106	S18°57'32"E	240.00'
L107	S70°29'38"E	99.51'
L108	S07°44'10"E	161.72'
L109	S32°17'47"W	149.32'
L110	S34°06'42"W	63.81'
L111	S14°07'15"W	67.02'
L112	S11°33'25"W	140.03'
L113	S18°53'30"W	96.98'
L114	S33°33'23"W	78.85'
L115	S29°40'50"W	50.03'
L116	S25°43'05"W	61.24'

LINE TABLE		
LINE #	DIRECTION	LENGTH
L117	S12°32'31"W	140.01'
L118	S17°42'12"W	93.85'
L119	S33°10'32"W	156.87'
L120	S00°26'09"W	222.36'
L121	S89°33'51"E	243.11'
L122	N52°24'53"E	233.11'
L123	S05°55'59"W	22.70'
L124	S07°51'10"E	72.55'
L125	S00°44'49"E	86.96'
L126	S08°19'00"W	86.96'
L127	S17°22'49"W	82.54'
L128	S20°26'35"W	70.01'
L129	S18°17'33"W	67.24'
L130	S06°00'30"W	64.35'
L131	S00°29'58"W	100.00'
L132	S01°20'20"E	63.64'
L133	S40°18'13"E	33.40'
L134	S14°46'13"W	143.52'
L135	S26°06'38"W	21.58'
L136	S24°06'21"W	21.58'
L137	S14°46'13"W	143.35'
L138	N89°34'23"W	333.46'
L139	N47°41'10"E	384.94'
L140	S87°06'10"E	18.14'
L141	S83°12'32"W	34.34'
L142	N42°56'21"E	155.22'
L143	S55°42'51"E	26.14'

CURVE TABLE			
CURVE #	RADIUS	DELTA	LENGTH
C1	400.00'	26°10'20"	182.72'
C2	246.42'	19°03'20"	81.96'
C3	400.00'	19°03'20"	133.03'
C4	250.00'	12°33'41"	54.81'
C5	225.00'	65°29'20"	257.17'
C6	150.00'	41°29'32"	108.63'
C7	100.00'	63°06'40"	110.15'
C8	185.91'	65°22'14"	212.11'
C9	165.00'	40°22'11"	116.26'
C10	150.00'	37°00'38"	96.89'
C11	150.00'	90°00'01"	235.62'
C12	100.00'	63°02'51"	110.04'
C13	200.30'	42°21'10"	148.06'
C14	200.00'	43°52'42"	153.16'
C15	300.00'	6°59'07"	36.57'
C16	300.00'	6°59'07"	36.57'
C17	500.00'	23°31'51"	205.34'
C18	150.00'	24°08'54"	63.22'
C19	200.00'	12°33'41"	43.85'
C20	500.00'	55°13'14"	481.89'
C21	144.62'	29°45'37"	75.12'
C22	854.21'	55°32'55"	828.16'
C23	692.58'	19°38'35"	237.44'
C24	350.00'	15°04'20"	92.07'
C25	260.00'	55°20'48"	251.15'
C26	1000.00'	8°17'05"	144.60'
C27	138.00'	32°59'08"	79.45'

CURVE TABLE			
CURVE #	RADIUS	DELTA	LENGTH
C28	500.00'	24°45'07"	216.00'
C29	150.00'	52°04'41"	136.34'
C30	200.00'	19°30'38"	68.10'
C31	150.00'	52°05'45"	136.39'
C32	521.00'	9°29'26"	86.30'
C33	150.00'	52°05'45"	136.39'
C34	200.00'	49°01'08"	171.11'
C35	200.00'	40°58'52"	143.05'
C36	200.00'	18°29'39"	64.56'
C37	200.00'	18°58'01"	66.21'
C38	300.00'	19°59'39"	104.69'
C39	150.00'	38°16'39"	100.21'
C40	400.00'	13°12'13"	92.18'
C41	200.00'	56°45'48"	198.14'
C42	150.00'	54°28'37"	142.62'
C43	100.00'	45°12'40"	78.91'
C44	200.00'	40°16'11"	140.57'
C45	450.00'	30°57'44"	243.18'
C46	300.00'	32°51'53"	172.08'
C47	375.00'	22°34'51"	147.79'
C48	300.00'	11°14'48"	58.89'
C49	100.00'	75°30'37"	131.79'
C50	425.00'	13°11'00"	97.79'
C51	800.00'	14°29'23"	202.31'
C52	300.00'	10°59'35"	57.56'
C53	750.00'	28°54'40"	378.44'
C54	200.00'	26°28'50"	92.44'

CURVE TABLE			
CURVE #	RADIUS	DELTA	LENGTH
C55	600.00'	32°13'22"	337.44'
C56	425.00'	32°11'21"	238.77'
C57	100.00'	35°37'03"	62.16'
C58	500.00'	45°28'31"	396.85'
C59	500.00'	68°00'20"	593.46'
C60	500.00'	31°33'47"	275.44'
C61	650.00'	60°38'29"	687.96'
C62	700.00'	57°17'46"	700.00'
C63	500.00'	29°05'45"	253.91'
C64	661.67'	123°53'29"	1430.73'
C65	1050.00'	19°57'54"	365.88'
C66	150.00'	35°55'10"	94.04'
C68	450.50'	41°41'58"	327.87'
C69	545.50'	65°12'05"	620.77'
C70	544.00'	15°00'29"	142.50'
C71	565.00'	60°38'29"	597.99'
C72	737.00'	28°30'26"	366.69'
C73	724.00'	38°01'16"	480.44'
C74	706.49'	43°31'06"	536.61'
C75	225.00'	2°00'17"	7.87'

PHASE 2 BOUNDARY AND CENTERLINE TABLES

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CANTAMIA PHASES 2 & 3

AT ESTRELLA MOUNTAIN RANCH
GOODYEAR, ARIZONA

PRELIMINARY PLAT

HILGARTWILSON
PROJ NO.: 1018
DATE: OCTOBER 2014
SCALE: N.T.S.
DRAWN: HW
DESIGNED: HW
APPROVED: ZH

DWG. NO.
PP04

SHT. 4 OF 29

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LINE TABLE		
LINE #	DIRECTION	LENGTH
L1	S42°18'36"E	28.42'
L2	N47°41'24"E	221.39'
L3	N40°54'02"W	281.03'
L4	S66°09'50"W	401.09'
L5	S23°50'10"E	519.99'
L6	S66°09'51"W	21.90'
L7	N66°09'50"E	293.82'
L8	S09°46'02"E	429.39'
L9	N80°13'58"E	491.04'
L10	N63°38'41"E	155.44'
L11	N34°35'22"E	269.44'
L12	N55°24'38"W	28.42'
L13	S55°24'38"E	21.58'
L14	S87°48'41"E	173.78'
L15	S04°23'43"W	223.05'
L16	S54°40'57"E	218.42'
L17	N35°47'06"E	240.67'
L18	S36°50'21"E	186.75'
L19	N25°17'21"W	202.19'
L20	N80°13'58"E	21.58'
L21	N88°02'01"E	230.66'
L22	N02°56'27"W	138.80'
L23	N82°02'30"E	407.90'
L24	N08°47'35"W	21.58'
L25	N23°13'30"W	632.15'
L26	N23°13'30"W	763.82'
L27	S66°46'30"W	151.54'
L28	N36°52'03"E	23.78'
L29	S51°31'04"E	95.76'
L30	N40°18'24"E	148.37'
L31	N66°46'30"E	34.14'
L32	S32°30'08"E	147.90'
L33	S57°29'52"W	153.30'
L34	N63°54'09"E	56.59'
L35	S24°20'56"E	248.23'
L36	N65°39'04"E	12.82'

LINE TABLE		
LINE #	DIRECTION	LENGTH
L37	S39°55'23"W	105.54'
L38	S67°33'29"W	117.06'
L39	S30°43'39"W	131.35'
L40	N40°44'41"E	59.71'
L41	S49°15'19"E	28.42'
L42	S66°48'16"E	275.82'
L43	S78°38'34"E	187.44'
L44	N23°11'44"E	148.48'
L45	S64°40'48"W	198.03'
L46	N02°55'50"E	241.30'
L47	N41°22'07"E	106.01'
L48	S87°04'10"E	145.06'
L49	S07°13'14"W	147.19'
L50	N02°55'50"E	32.92'
L51	S87°04'10"E	28.42'
L52	S75°59'47"E	102.00'
L53	N23°09'27"E	375.57'
L54	S66°50'33"E	43.80'
L55	N54°12'54"W	39.10'
L56	N66°50'33"W	33.19'
L57	N75°29'02"W	147.40'
L58	S89°55'32"W	108.47'
L59	S00°25'11"E	100.69'
L60	S24°24'45"E	329.18'
L61	N88°01'38"W	203.91'
L62	S77°00'41"E	126.93'
L63	S68°04'26"E	40.59'
L64	N08°29'55"W	178.18'
L65	S81°30'05"W	29.81'
L66	S74°33'36"E	128.81'
L67	S89°55'25"W	96.75'
L68	N01°58'22"E	64.09'
L69	N88°41'44"E	102.52'
L70	N01°58'22"E	140.58'
L71	N88°01'38"W	202.14'
L72	S77°00'41"E	141.12'

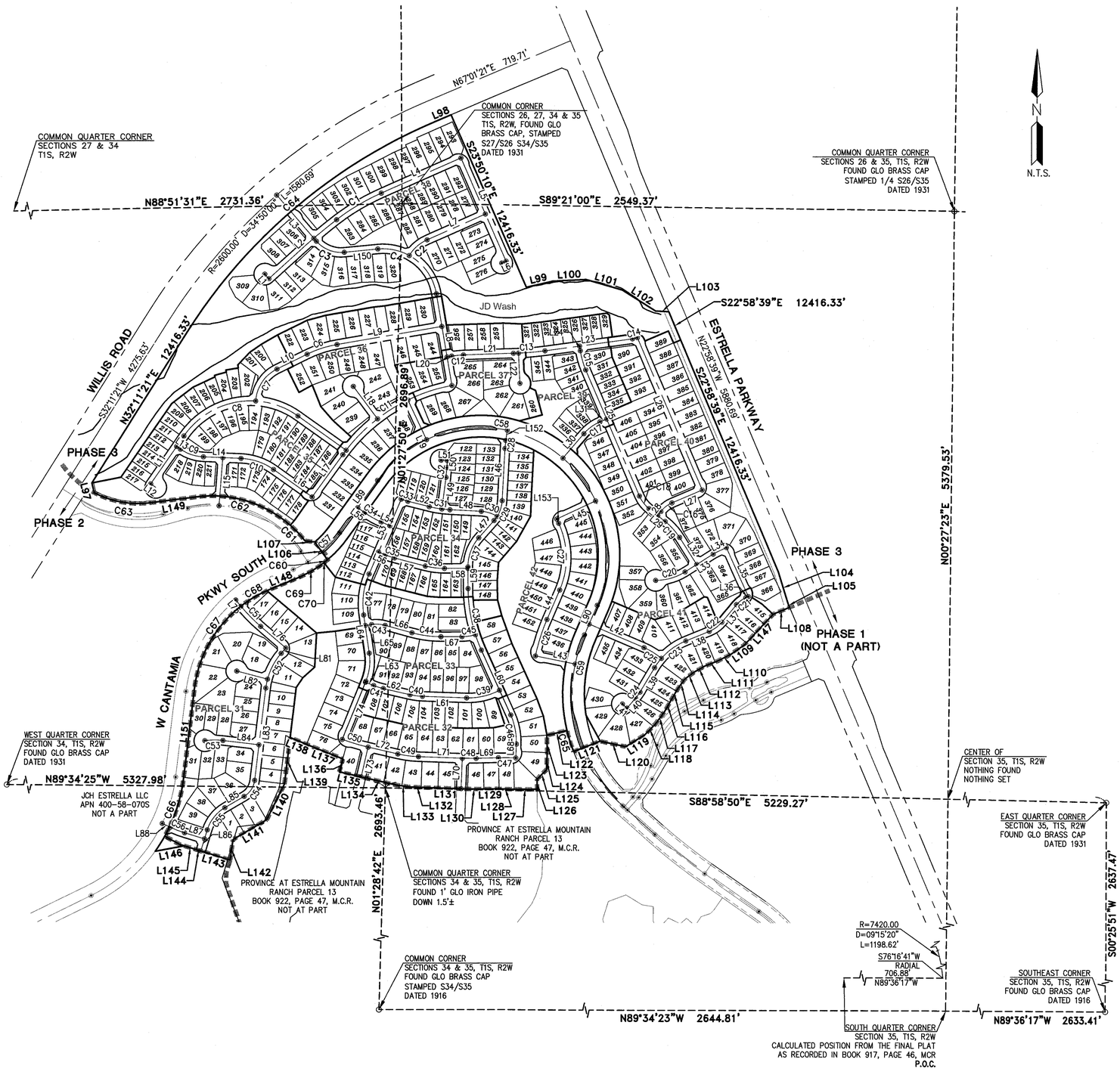
LINE TABLE		
LINE #	DIRECTION	LENGTH
L73	S12°59'19"W	140.58'
L74	S21°55'34"W	285.07'
L75	N39°56'18"W	37.14'
L76	S49°17'18"E	153.04'
L77	S88°58'50"E	5229.27'
L81	N40°42'42"E	32.20'
L82	N75°18'21"W	146.65'
L83	S06°42'24"W	429.53'
L84	S83°17'36"E	167.29'
L85	N59°27'02"E	103.04'
L86	N16°57'38"E	101.49'
L87	S73°02'22"E	96.04'
L88	S64°55'14"E	37.00'
L89	S35°47'06"W	297.95'
L90	N23°11'44"E	148.48'
L97	N13°51'12"W	45.80'
L98	N67°01'21"E	79.74'
L99	N76°39'58"E	126.37'
L100	N86°52'02"E	152.15'
L101	S73°58'39"E	173.27'
L102	S57°57'20"E	182.85'
L103	S87°08'27"E	60.88'
L104	S17°15'34"E	150.55'
L105	S22°58'39"E	19.70'
L106	N39°58'58"W	100.00'
L107	N82°06'42"W	46.05'
L108	S67°01'21"W	83.43'
L109	S55°01'47"W	73.92'
L110	S62°58'59"W	72.15'
L111	S68°37'06"W	60.02'
L112	S60°12'06"W	59.95'
L113	S52°50'02"W	52.99'
L114	S35°39'03"W	53.74'
L115	S30°04'33"W	60.00'
L116	S29°24'03"W	63.61'
L117	S36°32'30"W	70.33'

LINE TABLE		
LINE #	DIRECTION	LENGTH
L118	S44°18'54"W	70.33'
L119	S58°06'48"W	102.76'
L120	N77°57'49"W	120.12'
L121	S68°30'38"W	131.98'
L122	S76°28'54"W	95.33'
L123	S01°02'29"E	82.58'
L124	S02°01'44"W	75.87'
L125	S44°43'36"W	61.54'
L126	S00°22'47"E	47.73'
L127	S89°37'13"W	112.33'
L128	N88°02'35"W	70.00'
L129	S89°04'42"W	70.09'
L130	N89°38'59"W	77.03'
L131	N88°01'38"W	190.13'
L132	N87°56'24"W	67.85'
L133	N81°52'23"W	63.22'
L134	N77°00'41"W	166.88'
L135	N77°00'41"W	103.74'
L136	N15°06'49"E	61.46'
L137	N68°04'26"W	169.40'
L138	N67°42'27"W	92.99'
L139	S06°42'24"W	215.75'
L140	S26°16'50"W	184.66'
L141	S59°27'02"W	180.00'
L142	S07°48'11"W	95.33'
L143	N73°02'22"W	141.58'
L144	N73°02'22"W	21.58'
L145	N73°02'22"W	58.39'
L146	S79°07'47"W	136.06'
L147	S42°50'37"W	193.95'
L148	N67°20'53"E	138.44'
L149	S78°34'55"W	138.94'
L150	N84°20'58"E	155.46'
L151	N06°42'24"E	418.57'
L152	N08°15'00"E	44.10'
L153	N25°19'12"W	21.31'

CURVE TABLE			
CURVE #	RADIUS	DELTA	LENGTH
C1	1000.00'	13°45'58"	240.26'
C2	181.04'	35°12'30"	111.25'
C3	150.00'	54°45'01"	143.34'
C4	250.00'	85°53'00"	374.74'
C6	500.00'	16°35'17"	144.76'
C7	176.11'	60°18'46"	185.38'
C8	375.00'	90°43'41"	593.81'
C9	200.00'	32°24'02"	113.10'
C10	278.42'	33°07'43"	160.98'
C11	800.00'	43°39'59"	609.70'
C12	400.00'	7°48'04"	54.46'
C13	1400.00'	5°59'31"	146.41'
C14	100.00'	13°16'08"	23.16'
C15	363.04'	14°25'56"	91.44'
C16	125.00'	29°54'27"	65.25'
C17	200.00'	26°28'06"	92.39'
C18	150.00'	28°17'34"	74.07'
C19	300.00'	19°00'57"	99.57'
C20	250.00'	32°43'21"	142.78'
C21	120.00'	25°43'41"	53.89'
C22	150.00'	27°38'07"	72.35'
C23	300.00'	36°49'51"	192.85'
C24	200.00'	10°01'02"	34.97'

CURVE TABLE			
CURVE #	RADIUS	DELTA	LENGTH
C25	322.64'	16°49'41"	94.76'
C26	872.22'	11°38'32"	177.23'
C27	375.00'	48°30'56"	317.53'
C28	400.00'	5°19'11"	37.14'
C29	150.00'	38°26'18"	100.63'
C30	150.00'	29°39'16"	77.64'
C31	500.00'	11°04'23"	96.63'
C32	600.00'	4°17'24"	44.93'
C33	200.00'	9°09'14"	31.95'
C34	398.00'	12°37'39"	87.72'
C35	300.00'	8°38'29"	45.25'
C36	350.00'	14°35'26"	89.13'
C37	200.00'	41°47'19"	145.87'
C38	700.00'	23°59'33"	293.12'
C39	300.00'	30°08'50"	157.85'
C40	300.00'	11°00'57"	57.68'
C41	300.00'	8°56'15"	46.80'
C42	350.00'	31°39'22"	193.38'
C43	150.00'	23°56'19"	62.67'
C44	500.00'	15°30'59"	135.41'
C45	225.00'	16°06'30"	63.26'
C46	300.00'	26°23'06"	138.15'
C47	1409.47'	3°16'38"	80.62'

CURVE TABLE			
CURVE #	RADIUS	DELTA	LENGTH
C48	1121.77'	3°16'38"	64.16'
C49	500.00'	11°00'57"	96.13'
C50	1036.63'	6°53'39"	124.74'
C51	800.00'	9°21'01"	130.55'
C52	300.00'	34°00'18"	178.05'
C53	317.35'	15°05'57"	83.63'
C54	100.00'	52°44'38"	92.06'
C55	180.00'	42°29'24"	133.49'
C56	500.00'	8°07'08"	70.85'
C57	500.00'	31°33'47"	275.44'
C58	586.87'	167°24'38"	1714.77'
C59	688.79'	44°41'06"	537.19'
C60	544.00'	1°59'59"	18.99'
C61	545.50'	10°15'52"	97.73'
C62	545.50'	53°02'47"	505.04'
C63	450.50'	39°24'36"	309.87'
C64	2500.00'	34°50'00"	1519.89'
C65	732.79'	7°58'15"	101.94'
C66	737.00'	28°30'26"	366.69'
C67	565.00'	59°50'45"	590.15'
C68	565.00'	59°50'45"	590.15'
C69	544.00'	15°09'53"	143.98'
C70	544.00'	0°10'00"	1.58'



CURVE TABLE			
CURVE #	RADIUS	DELTA	LENGTH
C1	665.33'	113°15'54"	1315.25'
C2	675.00'	38°01'16"	447.92'
C3	755.49'	47°25'02"	625.23'

LINE TABLE		
LINE #	DIRECTION	LENGTH
L1	S89°33'51"E	577.19'
L2	S89°33'51"E	243.11'
L3	N52°24'53"E	233.11'
L4	S80°10'05"E	682.05'

NOTES:

1. DOCUMENT NO. 2007-0263243
2. DOCUMENT NO. 2010-0008475

NOTES

1. SIGHT VISIBILITY EASEMENT (SVE) 33'X33' (TYP.) PER C.O.G. DTL G-3228.
* ALL CORNER LOTS AND ALL LOTS ABUTTING AN ARTERIAL STREET ARE LIMITED TO SINGLE-STORY STRUCTURES.
** AT T-INTERSECTIONS THE NON-LIVING SPACE SIDE OF THE HOUSE SHALL BE POSITIONED ON THE LOT IN ORDER TO AVOID HEADLIGHT INTRUSION INTO LIVING AREAS

100 50 0 100 200
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CANTAMIA PHASES 2 & 3

AT ESTRELLA MOUNTAIN RANCH
GOODYEAR, ARIZONA

PRELIMINARY PLAT

HILGARTWILSON	
PROJ NO.:	1018
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SCALE:	1"=100'
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CURVE TABLE			
CURVE #	RADIUS	DELTA	LENGTH
C2	665.33'	113°15'54"	1315.25'

NOTES:

1. DOCUMENT NO. 2007-0263243
2. DOCUMENT NO. 2010-0008475
3. BOOK 936 OF MAPS, PAGE 1

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CANTAMIA PHASES 2 & 3

AT ESTRELLA MOUNTAIN RANCH
GOODYEAR, ARIZONA

PRELIMINARY PLAT

NOTES

1. SIGHT VISIBILITY EASEMENT (SVE) 33'X33' (TYP.) PER C.O.G. DTL G-3228.
* ALL CORNER LOTS AND ALL LOTS ABUTTING AN ARTERIAL STREET ARE LIMITED TO SINGLE-STORY STRUCTURES.
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N

100 50 0 100 200
SCALE FEET

HILGARTWILSON	
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NOTES

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** AT T-INTERSECTIONS THE NON-LIVING SPACE SIDE OF THE HOUSE SHALL BE POSITIONED ON THE LOT TO AVOID HEADLIGHT INTRUSION INTO LIVING AREAS

NOTES:
1. BOOK 936 OF MAPS, PAGE 1

LINE TABLE

LINE #	DIRECTION	LENGTH
L2	N34°45'25"E	120.35'
L3	S64°00'10"W	536.79'
L4	S06°42'24"W	398.53'

CURVE TABLE

CURVE #	RADIUS	DELTA	LENGTH
C1	665.33'	113°15'54"	1315.25'
C2	575.00'	11°12'22"	112.46'
C3	500.00'	29°05'45"	253.91'
C4	700.00'	57°17'46"	700.00'
C5	650.00'	60°38'29"	687.96'

SCALE 100 50 0 100 200 FEET

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DESIGNED:	HW
APPROVED:	ZH

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DWG. NO. PP08

CANTAMIA PHASES 2 & 3

AT ESTRELLA MOUNTAIN RANCH
GOODYEAR, ARIZONA

PRELIMINARY PLAT

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CURVE TABLE			
CURVE #	RADIUS	DELTA	LENGTH
C1	500.00'	45°28'31"	396.85'
C2	500.00'	68°00'20"	593.46'
C3	500.00'	31°33'47"	275.44'
C4	650.00'	60°38'29"	687.96'

LINE TABLE		
LINE #	DIRECTION	LENGTH
L2	S57°48'39"E	100.00'
L3	N35°16'49"W	57.72'
L4	N67°20'53"E	106.43'
L5	N76°42'50"E	115.00'

NOTES:

3 BOOK 936 OF MAPS, PAGE 1

NOTES

1. SIGHT VISIBILITY EASEMENT (SVE) 33'X33' (TYP.) PER C.O.G. DTL G-3228.
2. * ALL CORNER LOTS AND ALL LOTS ABUTTING AN ARTERIAL STREET ARE LIMITED TO SINGLE-STORY STRUCTURES.
3. ** AT T-INTERSECTIONS THE NON-LIVING SPACE SIDE OF THE HOUSE SHALL BE POSITIONED ON THE LOT IN ORDER TO AVOID HEADLIGHT INTRUSION INTO LIVING AREAS

100 50 0 100 200
SCALE FEET

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CANTAMIA PHASES 2 & 3

AT ESTRELLA MOUNTAIN RANCH
GOODYEAR, ARIZONA

PRELIMINARY PLAT

HILGARTWILSON
PROJ NO.: 1018
DATE: OCTOBER 2014
SCALE: 1"=100'
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DESIGNED: HW
APPROVED: ZH

DWG. NO.
PP09
SHT. 9 OF 29

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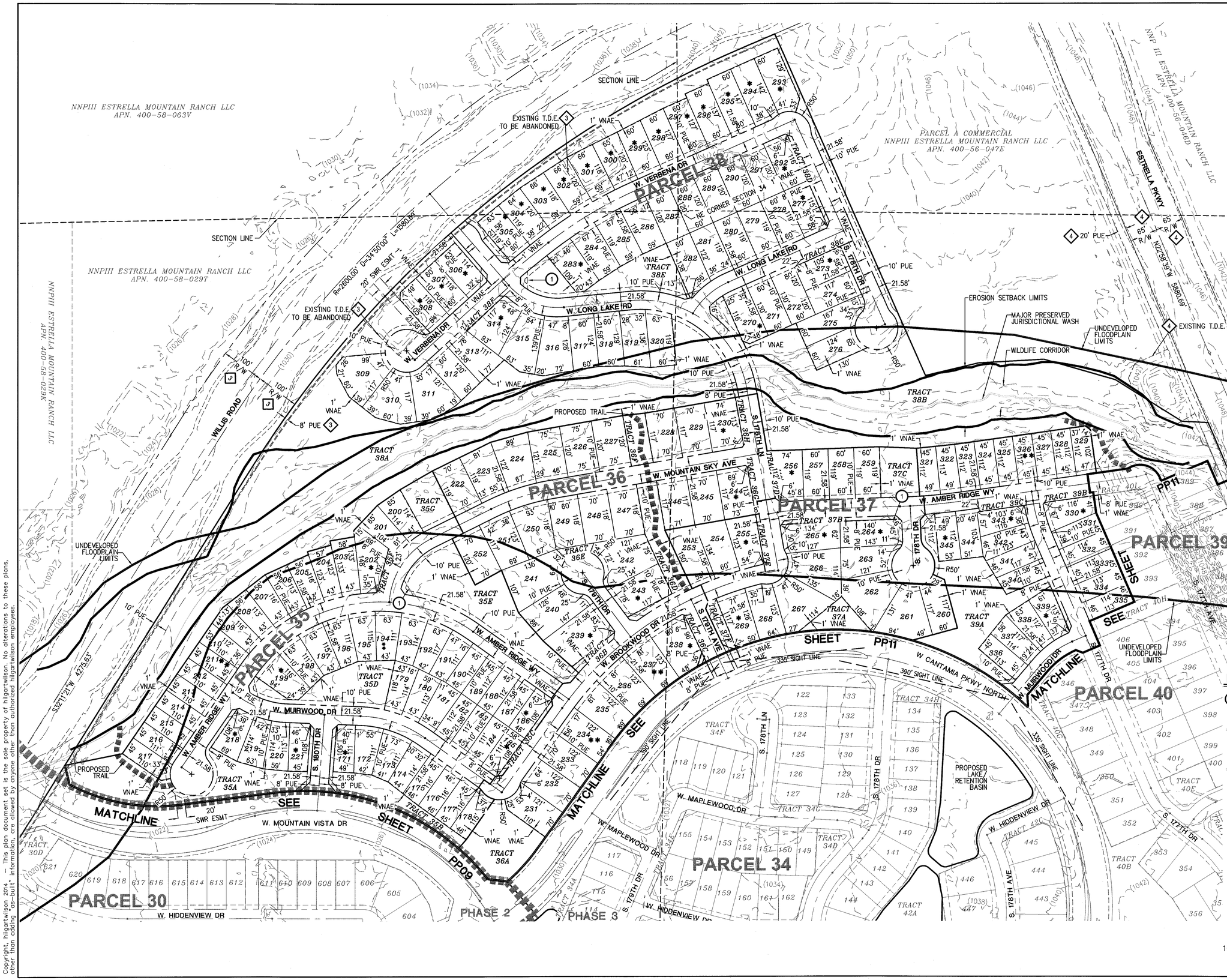

NOTES:

3 BOOK 936 OF MAPS, PAGE 1

4 BOOK 771 OF MAPS, PAGE 9

NOTES

1. SIGHT VISIBILITY EASEMENT (SVE) 33'X33' (TYP.) PER C.O.G. DTL G-3228.

* ALL CORNER LOTS AND ALL LOTS ABUTTING AN ARTERIAL STREET ARE LIMITED TO SINGLE-STORY STRUCTURES.

** AT T-INTERSECTIONS THE NON-LIVING SPACE SIDE OF THE HOUSE SHALL BE POSITIONED ON THE LOT IN ORDER TO AVOID HEADLIGHT INTRUSION INTO LIVING AREAS

100 50 0 100 200

SCALE FEET

REV.:

HILGARTWILSON
ENGINEER | PLAN | SURVEY | MANAGE
2141 E. HIGHLAND AVE., STE. 250
PHOENIX, AZ 85016
P: 602.490.0535 / F: 602.368.2436
www.hilgartwilson.com

REGISTERED PROFESSIONAL ENGINEER (CIVIL)
CERTIFICATE NO. 53637
ZACH HILGART
Date Signed 10/15/14
ARIZONA U.S.A.
Expires 6/30/2015

CANTAMIA PHASES 2 & 3

AT ESTRELLA MOUNTAIN RANCH
GOODYEAR, ARIZONA

PRELIMINARY PLAT

HILGARTWILSON

PROJ NO.:	1018
DATE:	OCTOBER 2014
SCALE:	1"=100'
DRAWN:	HW
DESIGNED:	HW
APPROVED:	ZH

DWG. NO.
PP10

SHT. 10 OF 29

U:\1000\1018\ENGR\PRELIMINARY PLAT\1018-PP10.dwg 10/15/2014 3:25 PM

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CURVE TABLE			
CURVE #	RADIUS	DELTA	LENGTH
C1	500.00'	31°33'47"	275.44'
C2	586.87'	167°24'38"	1714.77'
C3	688.79'	44°41'06"	537.19'

LINE TABLE		
LINE #	DIRECTION	LENGTH
L1	S35°47'06"W	297.95'
L2	N23°11'44"E	148.48'

NOTES:

4 BOOK 771 OF MAPS, PAGE 9

NOTES

1. SIGHT VISIBILITY EASEMENT (SVE) 33'X33' (TYP.) PER C.O.G. DTL G-3228.
2. * ALL CORNER LOTS AND ALL LOTS ABUTTING AN ARTERIAL STREET ARE LIMITED TO SINGLE-STORY STRUCTURES.
3. ** AT T-INTERSECTIONS THE NON-LIVING SPACE SIDE OF THE HOUSE SHALL BE POSITIONED ON THE LOT IN ORDER TO AVOID HEADLIGHT INTRUSION INTO LIVING AREAS

N

100 50 0 100 200
SCALE FEET

REV.:

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CANTAMIA PHASES 2 & 3

AT ESTRELLA MOUNTAIN RANCH
GOODYEAR, ARIZONA

PRELIMINARY PLAT

HILGARTWILSON
PROJ NO.: 1018
DATE: OCTOBER 2014
SCALE: 1"=100'
DRAWN: HW
DESIGNED: HW
APPROVED: ZH

DWG. NO.
PP11
SHT. 11 OF 29

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PHASE 2 – ONSITE OPEN SPACE TRACT TABLE

TRACT NAME	AREA (SF)	AREA (AC)	USE	OWNERSHIP	MAINTENANCE
TRACT 15A	3985.34	0.09	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 15B	50135.30	1.15	LANDSCAPE, PEDESTRIAN ACCESS, DRAINAGE	HOA	HOA
TRACT 15C	973.02	0.02	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 15D	2084.75	0.05	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 15E	2054.46	0.05	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 15F	776.00	0.02	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 15G	902.00	0.02	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 15H	991.61	0.02	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 15I	3810.00	0.09	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 15J	4501.55	0.10	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 16A	850.00	0.02	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 16B	1378.44	0.03	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 16C	907.74	0.02	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 16D	99163.82	2.28	LANDSCAPE, PEDESTRIAN ACCESS, DRAINAGE	HOA	HOA
TRACT 17A	51219.14	1.18	LANDSCAPE, PEDESTRIAN ACCESS, DRAINAGE	HOA	HOA
TRACT 17B	7423.44	0.17	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 17C	13278.18	0.30	LANDSCAPE, PEDESTRIAN ACCESS, DRAINAGE	HOA	HOA
TRACT 17D	3139.43	0.07	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 17E	1024.50	0.02	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 17F	1024.50	0.02	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 18A	2605.11	0.06	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 18B	992.99	0.02	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 19A	97157.84	2.23	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 19B	30060.82	0.69	LANDSCAPE, PEDESTRIAN ACCESS, DRAINAGE	HOA	HOA
TRACT 19C	947.67	0.02	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 19D	2828.89	0.06	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 19E	29867.91	0.69	LANDSCAPE, PEDESTRIAN ACCESS, DRAINAGE	HOA	HOA
TRACT 19F	59174.63	1.36	LANDSCAPE, PEDESTRIAN ACCESS, DRAINAGE	HOA	HOA
TRACT 20A	20955.21	0.48	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 20B	1744.00	0.04	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 20C	1744.00	0.04	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 20D	857.34	0.02	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 20E	5829.30	0.13	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 20F	886.31	0.02	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 20G	2341.77	0.05	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 21A	188098.42	4.32	LANDSCAPE, PEDESTRIAN ACCESS, DRAINAGE	HOA	HOA
TRACT 21B	8849.56	0.20	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 21C	4874.47	0.11	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 21D	872.00	0.02	LANDSCAPE, PEDESTRIAN ACCESS, DRAINAGE	HOA	HOA
TRACT 21E	25163.35	0.58	LANDSCAPE, PEDESTRIAN ACCESS, DRAINAGE	HOA	HOA
TRACT 21F	2268.48	0.05	LANDSCAPE, PEDESTRIAN ACCESS, DRAINAGE	HOA	HOA
TRACT 21G	1189.29	0.03	LANDSCAPE, PEDESTRIAN ACCESS, DRAINAGE	HOA	HOA
TRACT 22A	24333.91	0.56	LANDSCAPE, PEDESTRIAN ACCESS, DRAINAGE	HOA	HOA
TRACT 22B	831.20	0.02	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 22C	929.14	0.02	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 22D	37520.07	0.86	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 22E	1742.86	0.04	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 22F	1970.97	0.05	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 22G	1034.70	0.02	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 23A	9072.46	0.21	LANDSCAPE, PEDESTRIAN ACCESS, LAKE, DRAINAGE	HOA	HOA
TRACT 23B	2714.89	0.06	LANDSCAPE, PEDESTRIAN ACCESS, DRAINAGE	HOA	HOA
TRACT 23C	48221.80	1.11	LANDSCAPE, PEDESTRIAN ACCESS, LAKE, DRAINAGE	HOA	HOA
TRACT 23D	792.01	0.02	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 23E	3787.87	0.09	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 23F	67103.61	1.54	LANDSCAPE, PEDESTRIAN ACCESS, DRAINAGE	HOA	HOA
TRACT 23G	8355.98	0.19	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA

PHASE 2 – ONSITE OPEN SPACE TRACT TABLE (CONT)

TRACT NAME	AREA (SF)	AREA (AC)	USE	OWNERSHIP	MAINTENANCE
TRACT 24A	43601.35	1.00	LANDSCAPE, PEDESTRIAN ACCESS, DRAINAGE	HOA	HOA
TRACT 24B	872.00	0.02	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 24C	1744.00	0.04	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 24D	1744.00	0.04	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 24E	796.78	0.02	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 24F	48097.07	1.10	LANDSCAPE, PEDESTRIAN ACCESS, DRAINAGE	HOA	HOA
TRACT 25A	10538.73	0.24	LANDSCAPE, PEDESTRIAN ACCESS, LAKE, DRAINAGE	HOA	HOA
TRACT 25B	11305.52	0.26	LANDSCAPE, PEDESTRIAN ACCESS, DRAINAGE	HOA	HOA
TRACT 25C	16849.92	0.39	LANDSCAPE, PEDESTRIAN ACCESS, DRAINAGE	HOA	HOA
TRACT 26A	112132.04	2.57	LANDSCAPE, PEDESTRIAN ACCESS, LAKE, DRAINAGE	HOA	HOA
TRACT 26B	7306.39	0.17	LANDSCAPE, PEDESTRIAN ACCESS, DRAINAGE	HOA	HOA
TRACT 26C	882.41	0.02	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 26D	18036.08	0.41	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 26E	808.36	0.02	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 27A	21011.72	0.48	LANDSCAPE, PEDESTRIAN ACCESS, DRAINAGE	HOA	HOA
TRACT 27B	27242.97	0.63	LANDSCAPE, PEDESTRIAN ACCESS, DRAINAGE	HOA	HOA
TRACT 27C	3375.37	0.08	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 27D	4356.43	0.10	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 28A	1028.19	0.02	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 28B	2446.82	0.06	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 28C	13871.77	0.32	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 28D	21536.68	0.49	LANDSCAPE, PEDESTRIAN ACCESS, DRAINAGE	HOA	HOA
TRACT 28E	1744.00	0.04	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 28F	1794.46	0.04	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 28G	3440.98	0.08	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 28H	817.77	0.02	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 28I	9048.66	0.21	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 28J	21512.60	0.49	LANDSCAPE, PEDESTRIAN ACCESS, DRAINAGE	HOA	HOA
TRACT 28K	2077.09	0.05	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 28L	1016.52	0.02	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 29A	35687.82	0.82	LANDSCAPE, PEDESTRIAN ACCESS, DRAINAGE	HOA	HOA
TRACT 29B	87493.79	2.01	LANDSCAPE, PEDESTRIAN ACCESS, DRAINAGE	HOA	HOA
TRACT 30A	1027.38	0.02	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 30B	2995.87	0.07	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 30C	1688.00	0.04	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 30D	65890.66	1.51	LANDSCAPE, PEDESTRIAN ACCESS, DRAINAGE	HOA	HOA

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REGISTERED PROFESSIONAL ENGINEER (CIVIL)
CERTIFICATE NO.
53637
ZACH
HILGART
Date Signed 12-1-14
ARIZONA U.S.A.
Expires 6/30/2015

CANTAMIA PHASES 2 & 3

AT ESTRELLA MOUNTAIN RANCH
GOODYEAR, ARIZONA

PRELIMINARY PLAT

HILGARTWILSON
PROJ NO.: 1018
DATE: OCTOBER 2014
SCALE: N.T.S.
DRAWN: HW
DESIGNED: HW
APPROVED: ZH

DWG. NO.
PP12

SHT. 12 OF 29

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PHASE 3 – ONSITE OPEN SPACE TRACT TABLE

TRACT NAME	AREA (SF)	AREA (AC)	USE	OWNERSHIP	MAINTENANCE
TRACT 31A	4901.37	0.11	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 31B	15056.14	0.35	LANDSCAPE, PEDESTRIAN ACCESS, LAKE, DRAINAGE	HOA	HOA
TRACT 31C	12328.41	0.28	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 31D	14205.81	0.33	LANDSCAPE, PEDESTRIAN ACCESS, LAKE, DRAINAGE	HOA	HOA
TRACT 31E	2137.62	0.05	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 31F	4085.36	0.09	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 31G	13230.99	0.30	LANDSCAPE, PEDESTRIAN ACCESS, DRAINAGE	HOA	HOA
TRACT 31H	2691.30	0.06	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 32A	10399.42	0.24	LANDSCAPE, PEDESTRIAN ACCESS, DRAINAGE	HOA	HOA
TRACT 32B	889.38	0.02	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 32C	887.96	0.02	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 32D	887.94	0.02	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 32E	890.52	0.02	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 32F	2884.97	0.07	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 32G	58988.18	1.35	LANDSCAPE, PEDESTRIAN ACCESS, LAKE, DRAINAGE	HOA	HOA
TRACT 32H	1796.92	0.04	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 32I	3320.15	0.08	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 33A	1864.55	0.04	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 33B	2644.46	0.06	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 33C	979.74	0.02	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 33D	10172.77	0.23	LANDSCAPE, PEDESTRIAN ACCESS, LAKE, DRAINAGE	HOA	HOA
TRACT 33E	17486.46	0.40	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 33F	60288.82	1.38	LANDSCAPE, PEDESTRIAN ACCESS, LAKE, DRAINAGE	HOA	HOA
TRACT 34A	10534.36	0.24	LANDSCAPE, PEDESTRIAN ACCESS, LAKE, DRAINAGE	HOA	HOA
TRACT 34B	883.79	0.02	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 34C	1060.94	0.02	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 34D	6684.68	0.15	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 34E	1658.22	0.04	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 34F	35785.24	0.82	LANDSCAPE, PEDESTRIAN ACCESS, DRAINAGE	HOA	HOA
TRACT 34G	1929.65	0.04	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 34H	3544.59	0.08	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 35A	39908.67	0.92	LANDSCAPE, PEDESTRIAN ACCESS, DRAINAGE	HOA	HOA
TRACT 35B	14186.12	0.33	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 35C	1656.06	0.04	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 35D	20295.29	0.47	LANDSCAPE, PEDESTRIAN ACCESS, DRAINAGE	HOA	HOA
TRACT 35E	40066.30	0.92	LANDSCAPE, PEDESTRIAN ACCESS, DRAINAGE	HOA	HOA
TRACT 35F	1064.68	0.02	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 35G	9654.67	0.22	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 36A	21377.39	0.49	LANDSCAPE, PEDESTRIAN ACCESS, DRAINAGE	HOA	HOA
TRACT 36B	1643.98	0.04	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 36C	1041.18	0.02	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 36D	14209.85	0.33	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 36E	1313.11	0.03	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 36F	6018.65	0.14	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 36G	874.38	0.02	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 36H	872.00	0.02	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 37A	6365.47	0.15	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 37B	2296.14	0.05	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 37C	10076.33	0.23	LANDSCAPE, PEDESTRIAN ACCESS, DRAINAGE	HOA	HOA
TRACT 37D	924.47	0.02	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 37E	870.15	0.02	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 37F	3256.59	0.08	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 38A	308346.78	7.08	LANDSCAPE, PEDESTRIAN ACCESS, DRAINAGE	HOA	HOA

PHASE 3 – ONSITE OPEN SPACE TRACT TABLE

TRACT NAME	AREA (SF)	AREA (AC)	USE	OWNERSHIP	MAINTENANCE
TRACT 38B	247979.79	5.69	LANDSCAPE, PEDESTRIAN ACCESS, DRAINAGE	HOA	HOA
TRACT 38C	776.00	0.02	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 38D	1784.00	0.04	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 38E	23056.02	0.53	LANDSCAPE, PEDESTRIAN ACCESS, DRAINAGE	HOA	HOA
TRACT 38F	890.35	0.02	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 39A	38740.85	0.89	LANDSCAPE, PEDESTRIAN ACCESS, DRAINAGE	HOA	HOA
TRACT 39B	893.48	0.02	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 39C	729.95	0.02	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 40A	12570.13	0.29	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 40B	31436.57	0.72	LANDSCAPE, PEDESTRIAN ACCESS, DRAINAGE	HOA	HOA
TRACT 40C	993.22	0.02	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 40D	4274.64	0.10	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 40E	9766.50	0.22	LANDSCAPE, PEDESTRIAN ACCESS, DRAINAGE	HOA	HOA
TRACT 40F	55595.82	1.28	LANDSCAPE, PEDESTRIAN ACCESS, DRAINAGE	HOA	HOA
TRACT 40G	8266.21	0.19	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 40H	10530.00	0.24	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 40I	836.77	0.02	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 41A	2517.91	0.06	LANDSCAPE, PEDESTRIAN ACCESS, LAKE, DRAINAGE	HOA	HOA
TRACT 41B	22143.64	0.51	LANDSCAPE, PEDESTRIAN ACCESS, DRAINAGE	HOA	HOA
TRACT 41C	1340.64	0.03	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 42A	163082.15	3.74	LANDSCAPE, PEDESTRIAN ACCESS, LAKE, DRAINAGE	HOA	HOA
TRACT 42B	1019.95	0.02	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA
TRACT 42C	3361.48	0.08	LANDSCAPE, PEDESTRIAN ACCESS	HOA	HOA

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REGISTERED PROFESSIONAL ENGINEER (ORIGINAL) CERTIFICATE NO. 53637 ZACH HILGART Date Signed 10-15-14 ARIZONA U.S.A. Expires 6/30/2015

CANTAMIA PHASES 2 & 3

AT ESTRELLA MOUNTAIN RANCH
GOODYEAR, ARIZONA

PRELIMINARY PLAT

HILGARTWILSON
PROJ NO.: 1018
DATE: OCTOBER 2014
SCALE: N/A
DRAWN: HW
DESIGNED: HW
APPROVED: ZH

DWG. NO.
PP13

SHT. 13 OF 29

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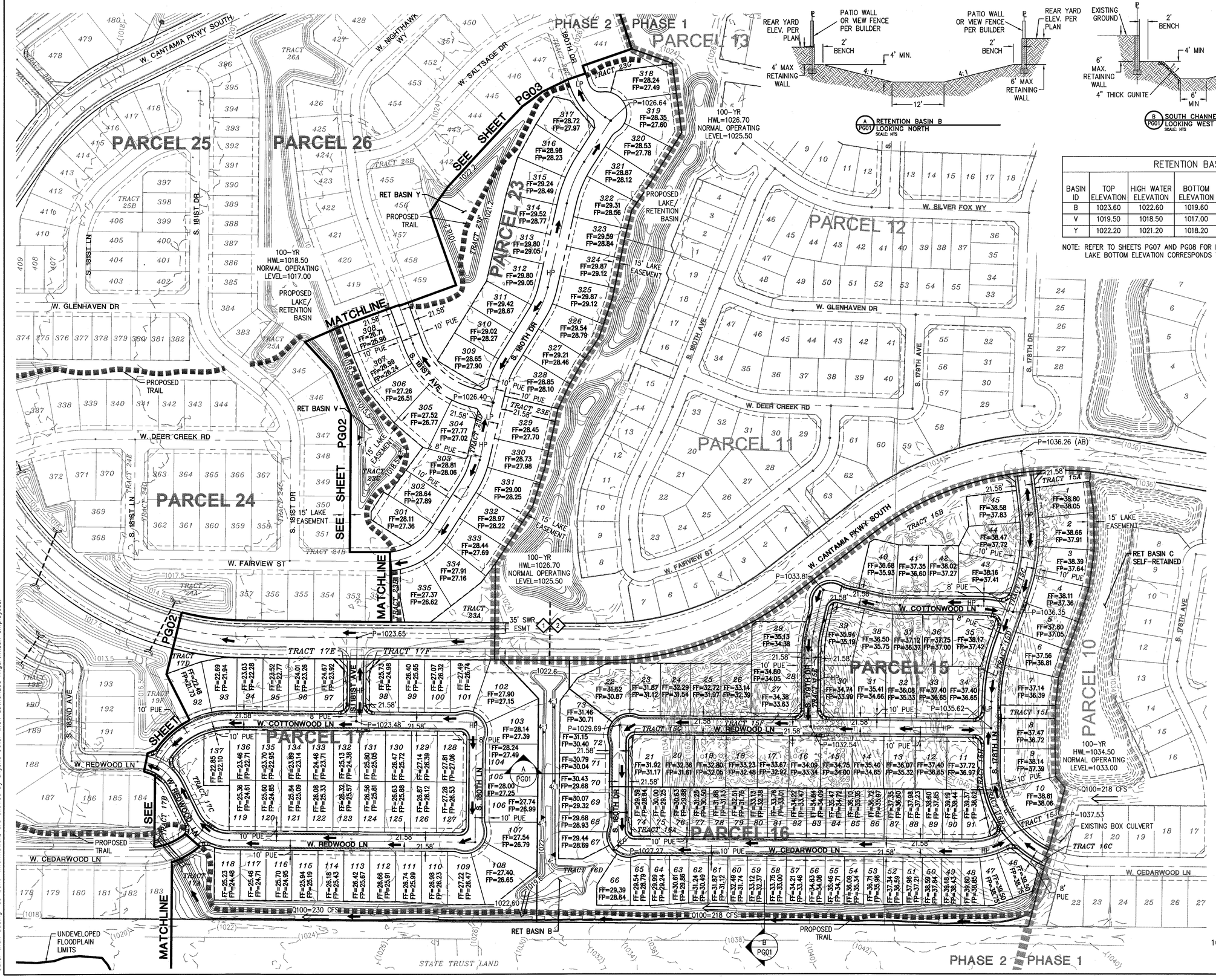

RETENTION BASIN TABLE						
BASIN ID	TOP ELEVATION	HIGH WATER ELEVATION	BOTTOM ELEVATION	VOLUME REQUIRED (CU FT)	VOLUME PROVIDED (CU FT)	OVERFLOWS TO
B	1023.60	1022.60	1019.60	42,615	44,711	–
V	1019.50	1018.50	1017.00	107,125	119,278	–
Y	1022.20	1021.20	1018.20	47,107	59,898	–

NOTE: REFER TO SHEETS PG07 AND PG08 FOR DRAINAGE AREA BOUNDARIES.
LAKE BOTTOM ELEVATION CORRESPONDS TO NORMAL OPERATION LEVEL ELEVATION.

NOTES:

1. DOCUMENT NO. 2007-0263243
2. DOCUMENT NO. 2010-0008475

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CANTAMIA

AT ESTRELLA MOUNTAIN RANCH
GOODYEAR, ARIZONA

PRELIMINARY GRADING PLAN

HILGARTWILSON
PROJ NO.: 1018
DATE: OCTOBER 2014
SCALE: 1"=100'
DRAWN: HW
DESIGNED: HW
APPROVED: ZH

DWG. NO.
PG01
SHT. 14 OF 29

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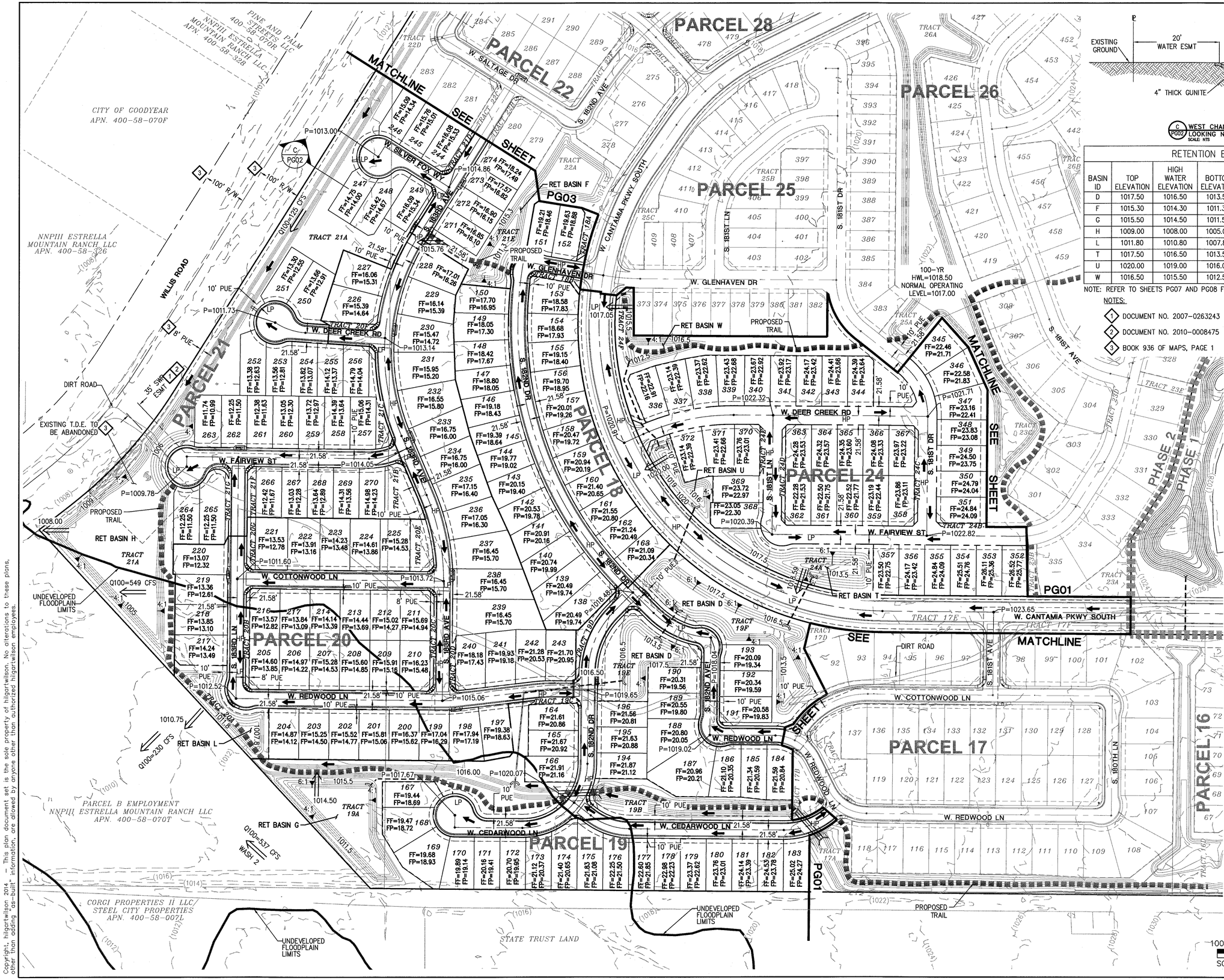

RETENTION BASIN TABLE						
BASIN ID	TOP ELEVATION	HIGH WATER ELEVATION	BOTTOM ELEVATION	VOLUME REQUIRED (CU FT)	VOLUME PROVIDED (CU FT)	OVERFLOWS TO
D	1017.50	1016.50	1013.50	81,808	97,553	–
F	1015.30	1014.30	1011.30	52,514	55,931	–
G	1015.50	1014.50	1011.50	12,450	68,762	–
H	1009.00	1008.00	1005.00	109,398	192,306	–
L	1011.80	1010.80	1007.80	13,787	15,642	–
T	1017.50	1016.50	1013.50	15,513	28,076	–
U	1020.00	1019.00	1016.00	33,648	11,092	D
W	1016.50	1015.50	1012.50	35,187	21,672	U

NOTE: REFER TO SHEETS PG07 AND PG08 FOR DRAINAGE AREA BOUNDARIES.

NOTES:

1. DOCUMENT NO. 2007-0263243
2. DOCUMENT NO. 2010-0008475
3. BOOK 936 OF MAPS, PAGE 1

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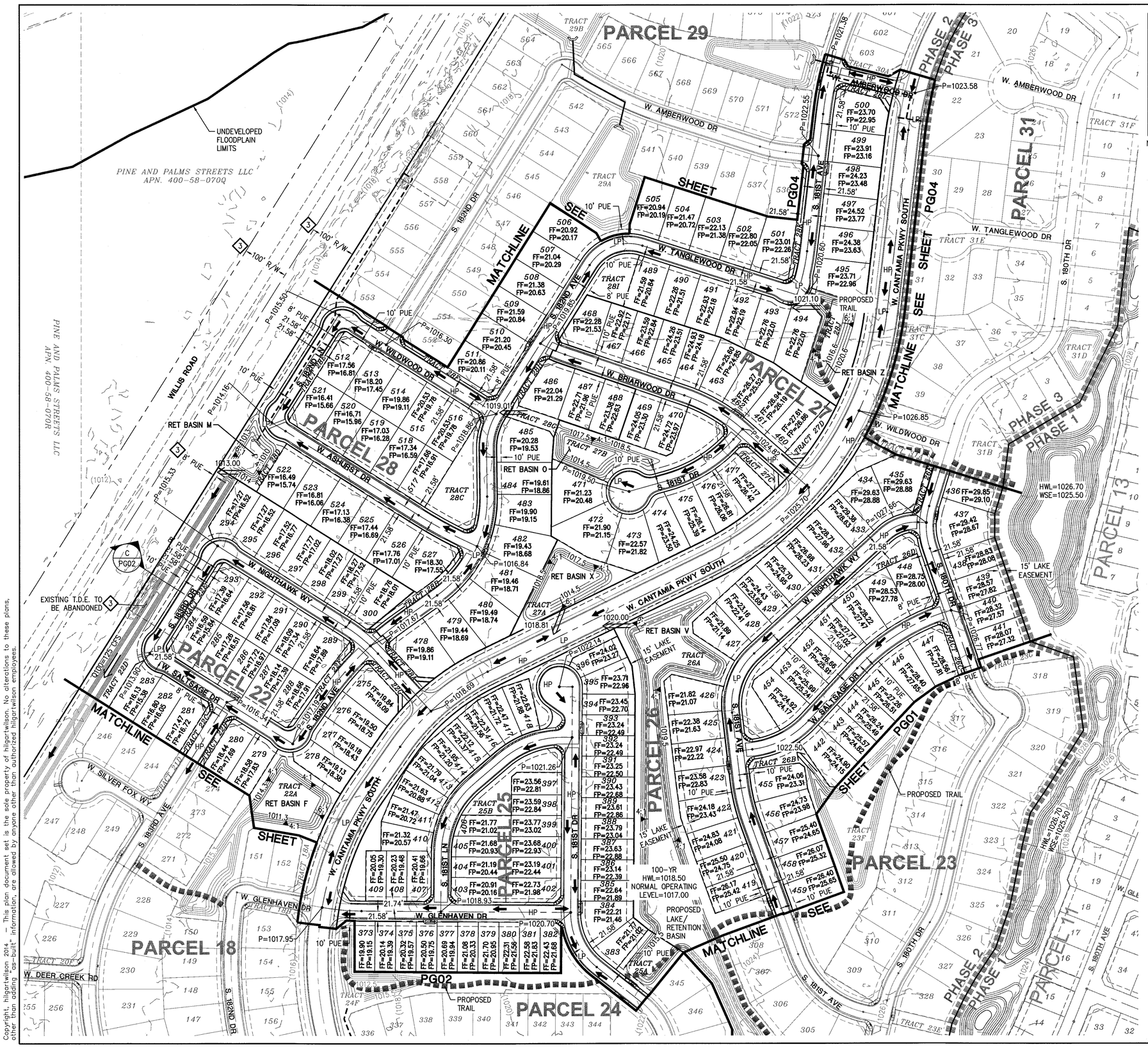

RETENTION BASIN TABLE

BASIN ID	TOP ELEVATION	HIGH WATER ELEVATION	BOTTOM ELEVATION	VOLUME REQUIRED (CU FT)	VOLUME PROVIDED (CU FT)	OVERFLOWS TO
F	1015.30	1014.30	1011.30	52,514	55,931	–
M	1014.00	1013.00	1010.00	44,949	14,218	H
O	1018.50	1017.50	1014.50	16,066	20,031	–
V	1019.50	1018.50	1017.00	107,125	119,278	–
X	1018.50	1017.50	1014.50	19,710	30,231	–
Z	1020.60	1019.60	1016.60	22,144	23,020	–

NOTE: REFER TO SHEETS PG07 AND PG08 FOR DRAINAGE AREA BOUNDARIES. LAKE BOTTOM ELEVATION CORRESPONDS TO NORMAL OPERATION LEVEL ELEVATION.

NOTES:

3 BOOK 936 OF MAPS, PAGE 1

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PG03
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RETENTION BASIN TABLE						
BASIN ID	TOP ELEVATION	HIGH WATER ELEVATION	BOTTOM ELEVATION	VOLUME REQUIRED (CU FT)	VOLUME PROVIDED (CU FT)	OVERFLOWS TO
N + P	1017.50	1016.50	1013.50	107,558	110,026	–
Q	1020.50	1019.50	1016.50	37,146	37,176	–
R	1023.20	1022.20	1019.20	7,508	6,118	Phase 3 RB–3–4
S	1025.00	1024.00	1021.00	13,138	8,519	Phase 3 RB–3–4
3–21	1024.50	1023.50	1020.50	7,727	9,821	–
3–22	1027.70	1026.70	1023.70	15,135	16,367	–

NOTE: REFER TO SHEETS PG07 AND PG08 FOR DRAINAGE AREA BOUNDARIES.

NOTES:

3 BOOK 936 OF MAPS, PAGE 1

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RETENTION BASIN TABLE						
BASIN ID	TOP ELEVATION	HIGH WATER ELEVATION	BOTTOM ELEVATION	VOLUME REQUIRED (CU FT)	VOLUME PROVIDED (CU FT)	OVERFLOWS TO
3–11	1027.70	1026.70	1025.50	78,791	126,287	–
3–12	1030.70	1029.70	1026.70	8,386	12,754	–
3–13	1032.00	1031.00	1028.00	8,026	8,150	–
3–14	1036.00	1035.00	1033.50	14,343	60,675	–
3–15	1036.90	1035.90	1034.40	10,359	59,950	–
3–16	1039.90	1038.90	1035.90	31,066	33,025	–
3–17	1027.70	1026.70	1025.70	14,905	323	RB 3–11
3–18	1036.00	1035.00	1032.00	8,832	9,772	–
3–19	1036.00	1035.00	1033.50	16,902	54,379	–
3–20	1038.80	1037.80	1034.80	17,981	20,972	–

NOTE: REFER TO SHEETS PG07 AND PG08 FOR DRAINAGE AREA BOUNDARIES.
LAKE BOTTOM ELEVATION CORRESPONDS TO NORMAL OPERATION LEVEL ELEVATION.

NOTES:

4 BOOK 771 OF MAPS, PAGE 9

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RETENTION BASIN TABLE						
BASIN ID	TOP ELEVATION	HIGH WATER ELEVATION	BOTTOM ELEVATION	VOLUME REQUIRED (CU FT)	VOLUME PROVIDED (CU FT)	OVERFLOWS TO
3–1	1028.30	1027.30	1024.30	34,373	48,083	–
3–2	1035.00	1034.00	1031.00	9,015	22,349	–
3–3	1037.50	1036.50	1033.50	14,025	15,974	–
3–4	1023.20	1022.20	1019.20	23,576	54,832	–
3–5	1026.80	1025.80	1022.80	38,105	55,012	–
3–6	1038.30	1037.30	1034.30	6,373	9,914	–
3–8	1024.40	1023.40	1020.40	16,567	22,224	–
3–9	1027.40	1026.40	1023.40	20,337	36,990	–
3–10	1036.90	1035.90	1032.90	31,350	39,688	–

NOTE: REFER TO SHEETS PG07 AND PG08 FOR DRAINAGE AREA BOUNDARIES.

NOTES:

3 BOOK 936 OF MAPS, PAGE 1

4 BOOK 771 OF MAPS, PAGE 9

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PG06

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PG07
SHT. 20 OF 29

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NOTES:

1. DOCUMENT NO. 2007-0263343
2. DOCUMENT NO. 2010-0008475

PARCEL 25 | PARCEL 26 | PARCEL 23 | PARCEL 13 | PARCEL 12 | PARCEL 2 | PARCEL 24 | PARCEL 11 | PARCEL 15 | PARCEL 10 | PARCEL 17 | PARCEL 16

W. CANTAMIA PKWY SOUTH | W. NIGHTHAWK WY | W. SILVER FOX WY | W. GLENHAVEN DR | W. DEER CREEK RD | W. FAIRVIEW ST | W. COTTONWOOD LN | W. REDWOOD LN | W. CEDARWOOD LN

S. 181ST DR | S. 181ST LN | S. 181ST AVE | S. 180TH DR | S. 180TH LN | S. 179TH AVE | S. 178TH DR | S. 178TH LN | S. 178TH AVE

PU02 | PU03

MATCHLINE | SEE SHEET PU02 | SEE SHEET PU03

PHASE 2 | PHASE 1

STATE TRUST LAND

EX 12"W DIP | EX 12"S PVC | EX 10"S PVC | EX 8"W DIP | EX 8"S PVC

20' EMERGENCY ACCESS/ SWR ESMT | 35' SWR ESMT | 15' LAKE ESMT

100 50 0 100 200
SCALE FEET

N

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HILGARTWILSON	
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DWG. NO.
PU01
SHT. 22 OF 29

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NOTES:

3 BOOK 936 OF MAPS, PAGE 1

MATCHLINE SEE SHEET PU03

MATCHLINE SEE SHEET PU01

PARCEL 22 | PARCEL 25 | PARCEL 26 | PARCEL 23 | PARCEL 24 | PARCEL 21 | PARCEL 18 | PARCEL 20 | PARCEL 19 | PARCEL 17

W. SILVER FOX WY | W. GLENHAVEN DR | W. DEER CREEK RD | W. FAIRVIEW ST | W. COTTONWOOD LN | W. REDWOOD LN | W. CEDARWOOD LN | W CANTAMIA PKWY SOUTH | W. SALTSAGE DR. | S. 181ST AVE | S. 181ST LN | S. 181ST DR | S. 183RD AVE | S. 182ND AVE | S. 182ND DR | S. 180TH LN | W CANTAMIA PKWY SOUTH | W. REDWOOD LN | W. CANTAMIA PKWY SOUTH | W. CEDARWOOD LN | WILLIS ROAD | W. FAIRVIEW ST | W. COTTONWOOD LN | W. REDWOOD LN | W. CEDARWOOD LN

TRACT 22A | TRACT 22B | TRACT 22C | TRACT 22D | TRACT 21E | TRACT 18A | TRACT 25A | TRACT 25B | TRACT 25C | TRACT 26A | TRACT 26B | TRACT 23F | TRACT 23C | TRACT 23D | TRACT 23E | TRACT 23A | TRACT 24F | TRACT 24E | TRACT 24D | TRACT 24C | TRACT 24B | TRACT 24A | TRACT 21A | TRACT 21B | TRACT 20F | TRACT 20E | TRACT 20D | TRACT 20C | TRACT 20B | TRACT 20A | TRACT 19D | TRACT 19C | TRACT 19F | TRACT 19E | TRACT 19B | TRACT 19A | TRACT 17D | TRACT 17E | TRACT 17B | TRACT 17C | TRACT 17A

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NNPIII ESTRELLA MOUNTAIN RANCH LLC APN. 400-58-328

NNPIII ESTRELLA MOUNTAIN RANCH LLC APN. 400-58-326

PINE AND PALM STREETS LLC APN 400-58-070R

ARIZONA PUBLIC SERVICE COMPANY APN. 400-58-325

CITY OF GOODEAR APN. 400-58-070M

PARCEL B EMPLOYMENT NNP III ESTRELLA MOUNTAIN RANCH LLC APN. 400-58-070T

CORGI PROPERTIES II LLC/ STEEL CITY PROPERTIES APN. 400-58-007L

STATE TRUST LAND

EXISTING T.D.E. TO BE ABANDONED

PHASE 2 PHASE 1

100 50 0 100 200
SCALE FEET

N

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CANTAMIA
AT ESTRELLA MOUNTAIN RANCH
GOODYEAR, ARIZONA

PRELIMINARY UTILITY PLAN

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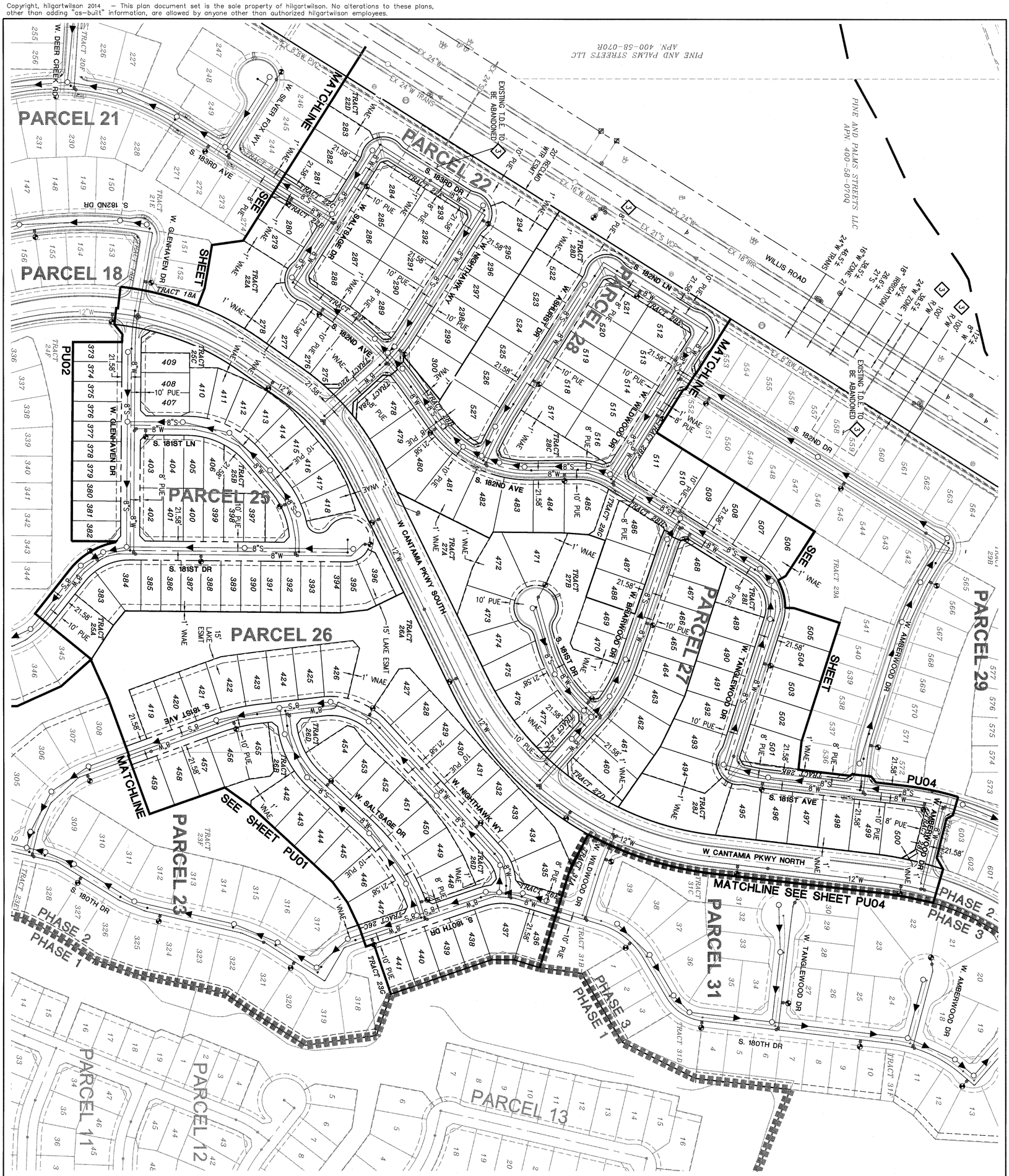

NOTES:
1. BOOK 936 OF MAPS, PAGE 1

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SHT. 24 OF 29

CANTAMIA

AT ESTRELLA MOUNTAIN RANCH
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N

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1. BOOK 935 OF MAPS, PAGE 1

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SHT	25 OF 29

CANTAMIA

AT ESTRELLA MOUNTAIN RANCH
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NOTES:

4 BOOK 771 OF MAPS, PAGE 9

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GOODYEAR, ARIZONA

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4 BOOK 771 OF MAPS, PAGE 9

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APN. 400-58-063V

NNPIII ESTRELLA MOUNTAIN RANCH LLC
APN. 400-58-029T

NNPIII ESTRELLA MOUNTAIN RANCH LLC
APN. 400-58-029K

PARCEL A COMMERCIAL
NNPIII ESTRELLA MOUNTAIN RANCH LLC
APN. 400-56-047E

NNPIII ESTRELLA MOUNTAIN RANCH LLC
APN. 400-56-046D

EXISTING T.D.E. TO BE ABANDONED

WILLIS ROAD

ESTRELLA PKWY

EROSION SETBACK LIMITS

WILDLIFE CORRIDOR

JD Wash

PARCEL 25

PARCEL 30

PARCEL 34

PARCEL 35

PARCEL 36

PARCEL 37

PARCEL 38

PARCEL 39

PARCEL 40

W. VERBENA DR

W. LONG LAKE RD

W. MOUNTAIN SKY AVE

W. AMBER RIDGE WY

W. MUIRWOOD DR

W. BROOKWOOD DR

W. MAPLEWOOD DR

W. HIDDENVIEW DR

W. MOUNTAIN VISTA DR

W. CANTAMIA PKWY NORTH

S. 178TH DR

S. 178TH LN

S. 177TH DR

S. 177TH AVE

S. 180TH DR

MATCHLINE SEE SHEET PU05

PHASE 2

PHASE 3

SCALE 100 50 0 100 200 FEET

N

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REGISTERED PROFESSIONAL ENGINEER
CERTIFICATE NO.
53637
ZACH HILGART
10/15/14
ARIZONA U.S.A.
Expires 6/30/2015

CANTAMIA

AT ESTRELLA MOUNTAIN RANCH
GOODYEAR, ARIZONA

PRELIMINARY UTILITY PLAN

HILGARTWILSON	
PROJ NO.:	1018
DATE:	OCTOBER 2014
SCALE:	1"=100'
DRAWN:	HW
DESIGNED:	HW
APPROVED:	ZH

DWG. NO.

PU06

SHT. 27 OF 29

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HILGARTWILSON	
PROJ NO.:	1018
DATE:	OCTOBER 2014
SCALE:	1"=100'
DRAWN:	HW
DESIGNED:	HW
APPROVED:	ZH
DWG. NO.	PU07
SHT.	28 OF 29

CANTAMIA

AT ESTRELLA MOUNTAIN RANCH
GOODYEAR, ARIZONA

PRELIMINARY UTILITY PLAN

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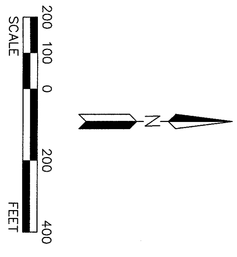

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HILGARTWILSON	
PROJ NO.:	1018
DATE:	OCTOBER 2014
SCALE:	1"=100'
DRAWN:	HW
DESIGNED:	HW
APPROVED:	ZH
DWG. NO.	PU08
SHT	29 OF 29

CANTAMIA

AT ESTRELLA MOUNTAIN RANCH
GOODYEAR, ARIZONA

PRELIMINARY UTILITY PLAN

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