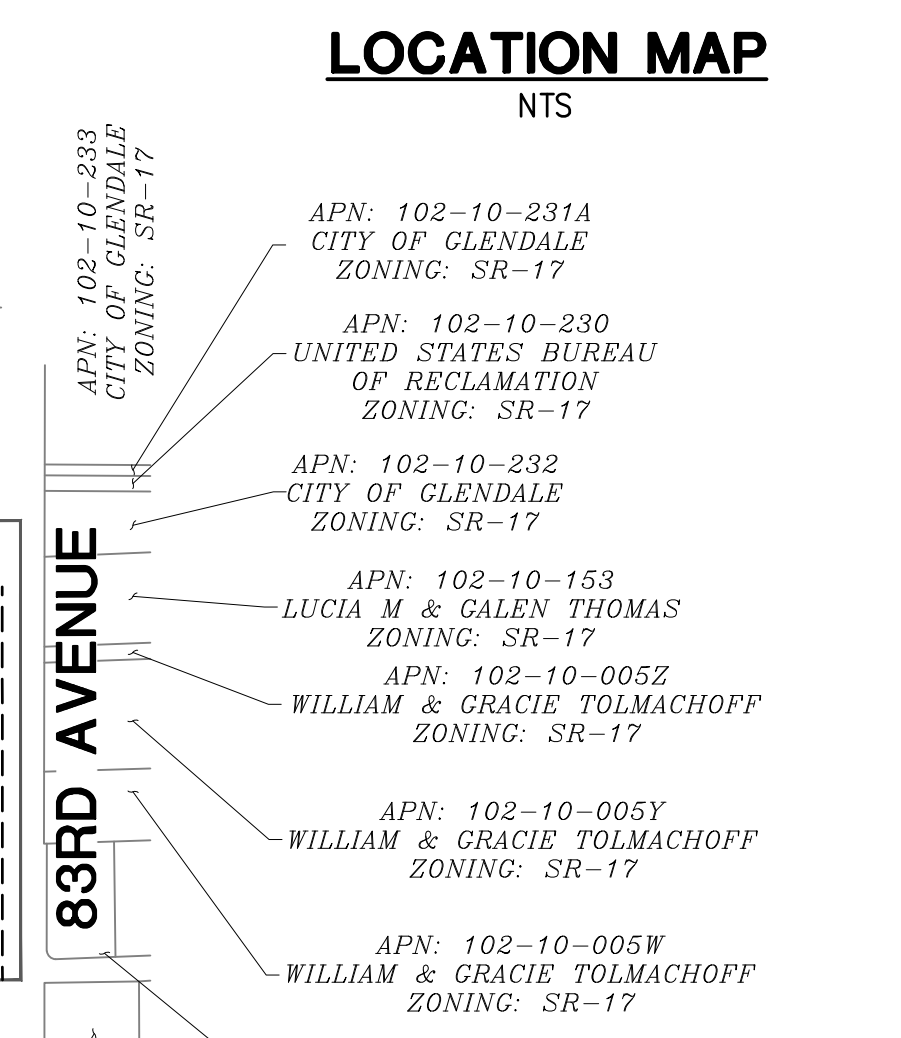
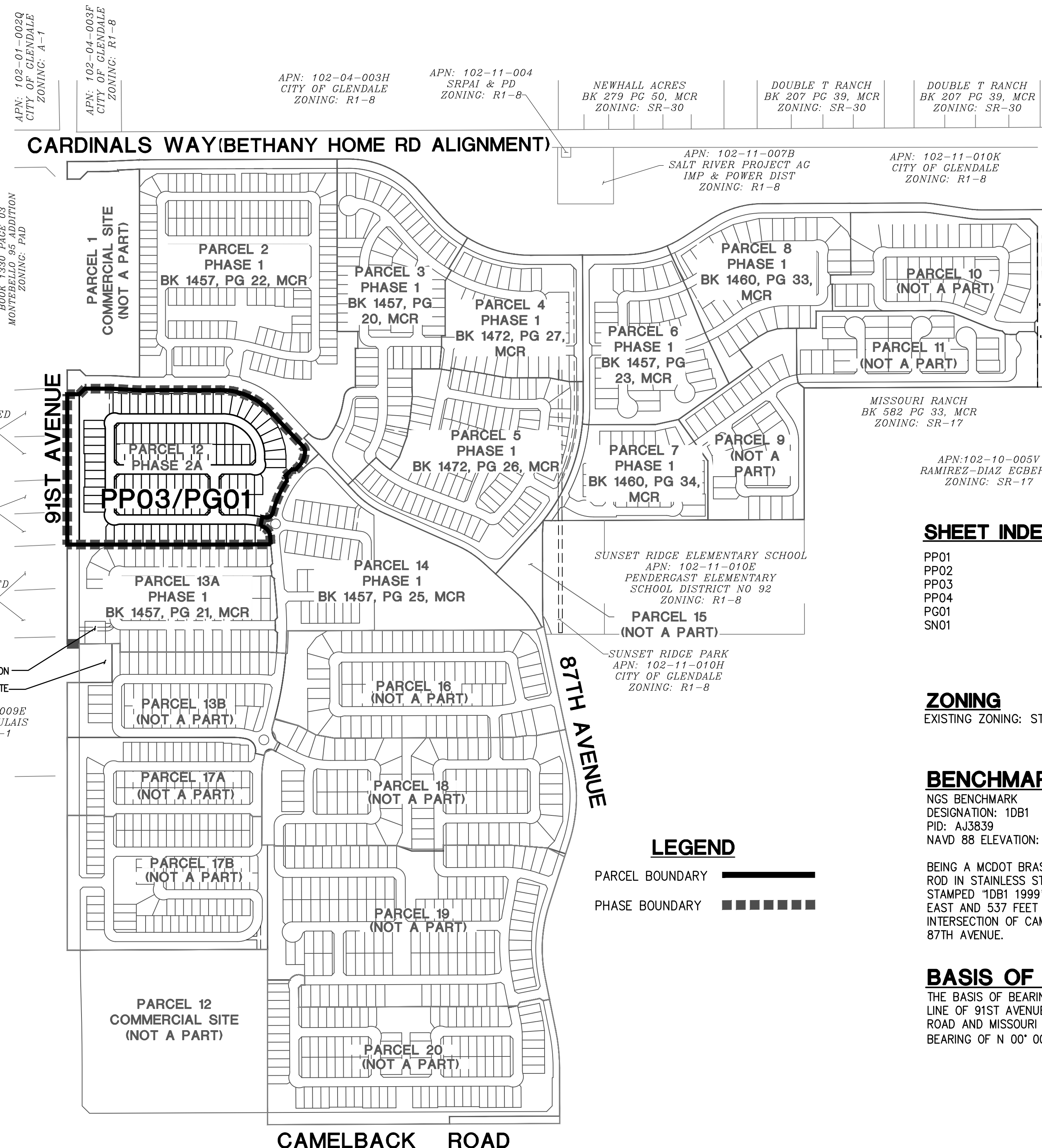
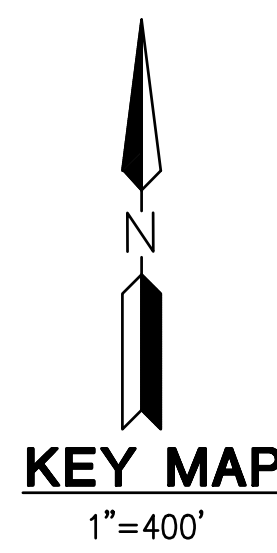
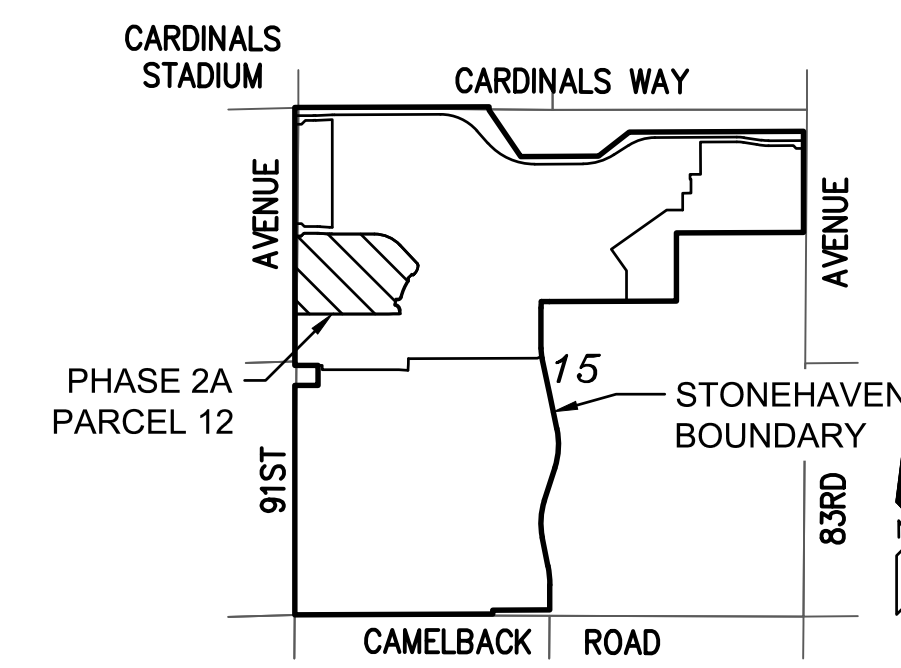


**LEGAL DESCRIPTION**

A PORTION OF LAND BEING SITUATED WITHIN THE NORTH HALF OF SECTION 15, TOWNSHIP 2 NORTH, RANGE 1 EAST OF THE GILA AND SALT RIVER MERIDIAN, MARICOPA COUNTY, ARIZONA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:  
 COMMENCING AT A FOUND PK NAIL ACCEPTED AS THE NORTHWEST CORNER OF SAID SECTION 15 FROM WHICH A FOUND MARICOPA COUNTY DEPARTMENT OF TRANSPORTATION BRASS CAP IN HAND HOLE ACCEPTED AS THE WEST QUARTER CORNER OF SAID SECTION 15 BEARS SOUTH 00°00'00" EAST, 2641.41 FEET;  
 THENCE SOUTH 00°00'00" EAST, 1,340.05 FEET ALONG THE WEST LINE OF THE NORTHWEST QUARTER OF SAID SECTION 15 TO THE POINT OF BEGINNING;  
 THENCE LEAVING SAID WEST LINE, NORTH 90°00'00" EAST, 65.00 FEET TO THE SOUTHERLY RIGHT OF WAY LINE OF MONTEBELLO AVENUE PER THE MAP OF DEDICATION AS RECORDED IN BOOK 1464, PAGE 14, MARICOPA COUNTY RECORDS;  
 THENCE ALONG SAID SOUTHERLY RIGHT OF WAY LINE THE FOLLOWING 9 COURSES: THENCE NORTH 45°00'00" EAST, 42.43 FEET;  
 THENCE NORTH 90°00'00" EAST, 140.09 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE SOUTHERLY, HAVING A RADIUS OF 365.00 FEET;  
 THENCE EASTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 03°32'56", AN ARC LENGTH OF 22.61 FEET TO A TANGENT LINE;  
 THENCE SOUTH 86°27'04" EAST, 100.59 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE NORTHERLY, HAVING A RADIUS OF 435.00 FEET;  
 THENCE EASTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 03°32'56", AN ARC LENGTH OF 26.94 FEET TO A TANGENT LINE;  
 THENCE NORTH 90°00'00" EAST, 444.09 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE SOUTHWESTERLY, HAVING A RADIUS OF 365.00 FEET;  
 THENCE SOUTHEASTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 46°50'53", AN ARC LENGTH OF 298.44 FEET TO A TANGENT LINE;  
 THENCE SOUTH 43°09'07" EAST, 262.77 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE WESTERLY, HAVING A RADIUS OF 30.00 FEET;  
 THENCE SOUTHEASTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 44°03'21", AN ARC LENGTH OF 23.07 FEET TO THE BEGINNING OF A TANGENT COMPOUND CURVE CONCAVE NORTHWESTERLY, HAVING A RADIUS OF 122.00 FEET;  
 THENCE SOUTHWESTERLY ALONG THE WESTERLY RIGHT OF WAY LINE OF 89TH AVENUE PER SAID MAP OF DEDICATION AND SOUTHERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 43°55'08", AN ARC LENGTH OF 93.52 FEET TO THE BEGINNING OF A TANGENT REVERSE CURVE CONCAVE SOUTHEASTERLY, HAVING A RADIUS OF 525.00 FEET;  
 THENCE CONTINUING ALONG SAID WESTERLY RIGHT OF WAY AND SOUTHWESTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 02°09'38", AN ARC LENGTH OF 19.80 FEET TO A NON-TANGENT LINE;  
 THENCE SOUTH 89°20'50" WEST, 20.27 FEET ALONG THE WEST LINE OF TRACT 14D PER THE FINAL PLAT OF STONEHAVEN PARCEL 14 AS RECORDED IN BOOK 1457, PAGE 25, MARICOPA COUNTY RECORDS;  
 THENCE CONTINUING ALONG SAID WEST LINE, SOUTH 46°50'53" WEST, 50.00 FEET; THENCE CONTINUING ALONG SAID WEST LINE, SOUTH 43°09'07" EAST, 7.55 FEET;  
 THENCE CONTINUING ALONG SAID WEST LINE, SOUTH 04°14'01" EAST, 23.34 FEET TO A NON-TANGENT CURVE, CONCAVE SOUTHEASTERLY, HAVING A RADIUS OF 525.00 FEET, THE CENTER OF WHICH BEARS SOUTH 56°07'56" EAST;  
 THENCE ALONG THE WESTERLY RIGHT OF WAY LINE OF 89TH AVENUE PER SAID FINAL PLAT AND SOUTHWESTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 20°21'47", AN ARC LENGTH OF 186.59 FEET TO A NON-TANGENT LINE TO THE BEGINNING OF A TANGENT REVERSE CURVE CONCAVE NORTHERLY, HAVING A RADIUS OF 36.00 FEET;  
 THENCE SOUTHWESTERLY ALONG SAID WESTERLY RIGHT OF WAY LINE THE FOLLOWING 6 COURSES:  
 THENCE SOUTHWESTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 85°49'04", AN ARC LENGTH OF 53.92 FEET TO A TANGENT LINE;  
 THENCE NORTH 80°40'39" WEST, 17.20 FEET;  
 THENCE SOUTH 09°19'21" WEST, 50.00 FEET;  
 THENCE SOUTH 80°40'39" EAST, 1.22 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE SOUTHWESTERLY, HAVING A RADIUS OF 60.00 FEET;  
 THENCE SOUTHEASTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 79°39'05", AN ARC LENGTH OF 83.41 FEET TO THE BEGINNING OF A TANGENT REVERSE CURVE CONCAVE EASTERLY, HAVING A RADIUS OF 525.00 FEET;  
 THENCE SOUTHERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 04°22'16", AN ARC LENGTH OF 40.05 FEET TO A NON-TANGENT LINE;  
 THENCE LEAVING SAID WESTERLY RIGHT OF WAY LINE, NORTH 90°00'00" WEST, 78.69 FEET ALONG THE NORTH LINE OF THE FINAL PLAT OF STONEHAVEN PARCEL 13A AS RECORDED IN BOOK 1457, PAGE 21, MARICOPA COUNTY RECORDS;  
 THENCE CONTINUING ALONG SAID NORTH LINE, SOUTH 88°16'54" WEST, 50.02 FEET; THENCE CONTINUING ALONG SAID NORTH LINE, NORTH 90°00'00" WEST, 968.76 FEET;  
 THENCE LEAVING SAID NORTH LINE, NORTH 00°00'00" EAST, 810.86 FEET ALONG THE WEST LINE OF THE NORTHWEST QUARTER OF SAID SECTION 15 TO THE POINT OF BEGINNING.

**PRELIMINARY PLAT FOR A SUBDIVISION  
 STONEHAVEN - PHASE 2A - PARCEL 12  
 GLENDALE, ARIZONA**

A PORTION OF THE NORTHWEST QUARTER OF SECTION 15, TOWNSHIP 2 NORTH, RANGE 1 EAST OF THE GILA AND SALT RIVER BASE AND MERIDIAN MARICOPA COUNTY, ARIZONA



**ZONING**

EXISTING ZONING: STONEHAVEN PAD

**BENCHMARK**

NGS BENCHMARK  
 DESIGNATION: 1DB1  
 PID: A33839  
 NAVD 88 ELEVATION: 1065.387

**BASIS OF BEARING**

THE BASIS OF BEARING IS THE MONUMENT LINE OF 91ST AVENUE BETWEEN CAMELBACK ROAD AND MISSOURI AVENUE USING A BEARING OF N 00° 00' 41" W.

**DEVELOPER/OWNER**

STONEHAVEN RESIDENTIAL JV, LLC  
 C/O PULTE GROUP  
 16767 N. PERIMETER DRIVE, SUITE 100  
 SCOTTSDALE, AZ. 85260  
 CONTACT: JOHN DAVISON  
 PH: (602) 391-6037

**ENGINEER**

HILGARTWILSON, LLC  
 2141 E. HIGHLAND AVENUE SUITE 250  
 PHOENIX, AZ 85016  
 PH: (602)490-0535  
 FAX: (602)368-2436  
 CONTACT: DAVID GEORGE

**FLOOD INFORMATION**

ACCORDING TO FLOOD INSURANCE RATE MAP NUMBERS 04013C1715L AND 04013C1695L DATED OCTOBER 16, 2013, THE SUBJECT PROPERTY IS LOCATED IN ZONE X. ZONE X IS DEFINED AS: "THE FLOOD INSURANCE RATE ZONES THAT CORRESPOND TO THE AREAS OUTSIDE THE 100-YEAR SHEET FLOW FLOODING WHERE AVERAGE DEPTHS ARE LESS THAN 1 FOOT, AREAS OF 100-YEAR STREAM FLOODING WHERE THE CONTRIBUTING DRAINAGE AREAS ARE LESS THAN 1 SQUARE MILE, OR AREAS PROTECTED FROM THE 100-YEAR FLOOD BY LEVEES. NO BASE FLOOD ELEVATIONS OR DEPTHS ARE SHOWN WITHIN THIS ZONE."

**UTILITY & SERVICE PROVIDERS:**

- WATER: CITY OF GLENDALE
- SEWER: CITY OF GLENDALE
- ELECTRIC: SRP
- TELEPHONE: CENTURY LINK
- GAS: SOUTHWEST GAS COMPANY
- CABLE TV: COX COMMUNICATIONS
- POLICE: GLENDALE POLICE DEPARTMENT
- FIRE: GLENDALE FIRE DEPARTMENT
- REFUSE: CITY OF GLENDALE
- SCHOOL DISTRICT: PENDERGAST SCHOOL DISTRICT/TOLLESON UNION NO. 214



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

**STONEHAVEN - PHASE 2A  
 PARCEL 12**  
 91ST AVENUE & CAMELBACK ROAD  
 GLENDALE, ARIZONA

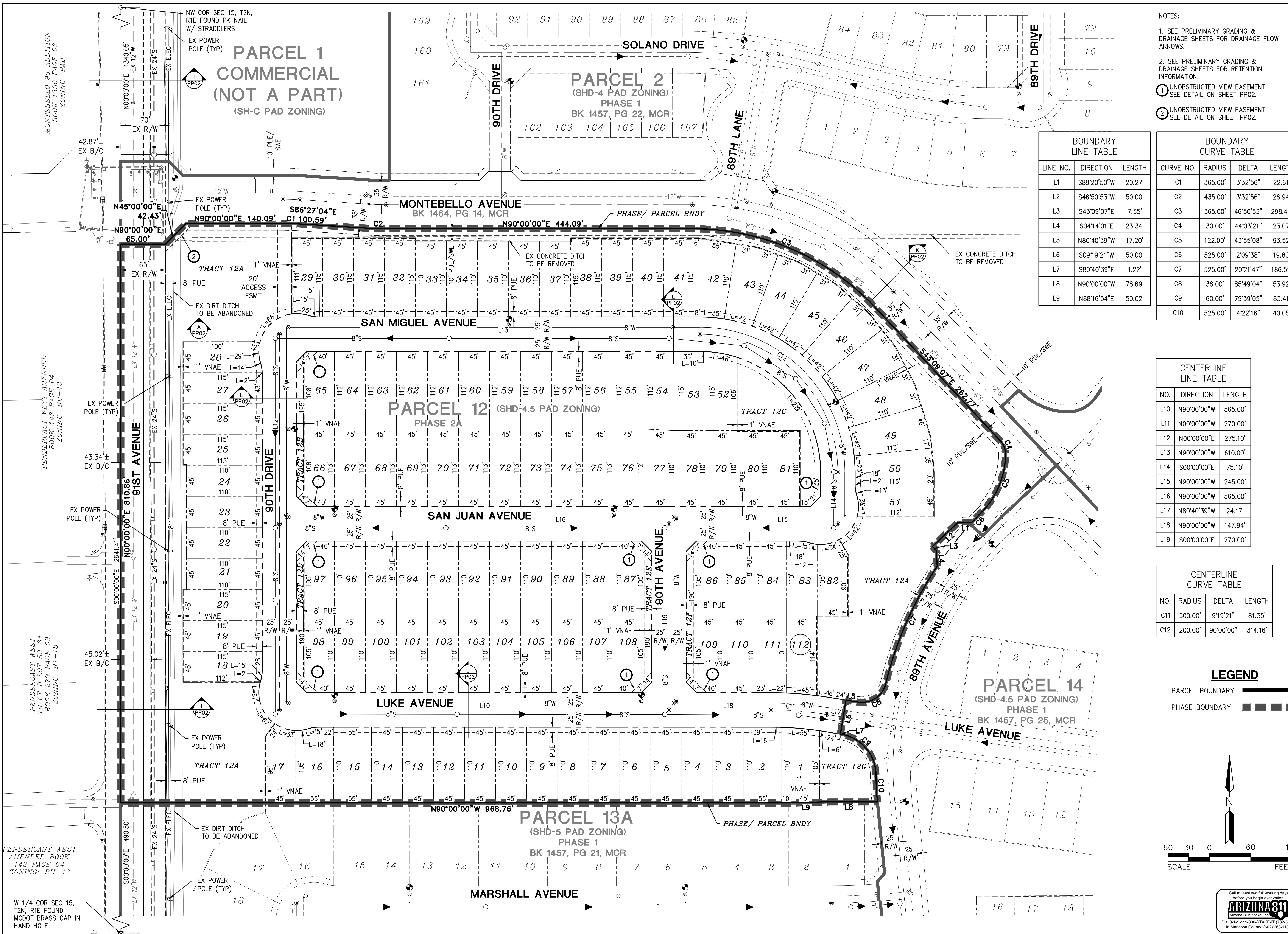
**PRELIMINARY PLAT COVERSHEET**

HILGARTWILSON  
 PROJ NO.: 1394  
 DATE: DEC 2019  
 SCALE: AS SHOWN  
 DRAWN: AM  
 DESIGNED: DWV  
 APPROVED: DWG

DWG. NO.  
**PP01**  
 SHT. 1 OF 6



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- NOTES:**
- SEE PRELIMINARY GRADING & DRAINAGE SHEETS FOR DRAINAGE FLOW ARROWS.
  - SEE PRELIMINARY GRADING & DRAINAGE SHEETS FOR RETENTION INFORMATION.
  - UNOBSTRUCTED VIEW EASEMENT. SEE DETAIL ON SHEET PP02.
  - UNOBSTRUCTED VIEW EASEMENT. SEE DETAIL ON SHEET PP02.

**BOUNDARY LINE TABLE**

LINE NO.	DIRECTION	LENGTH
L1	S89°20'50"W	20.27'
L2	S46°50'53"W	50.00'
L3	S43°09'07"E	7.55'
L4	S04°14'01"E	23.34'
L5	N80°40'39"W	17.20'
L6	S09°19'21"W	50.00'
L7	S80°40'39"E	1.22'
L8	N90°00'00"W	78.69'
L9	N88°16'54"E	50.02'

**BOUNDARY CURVE TABLE**

CURVE NO.	RADIUS	DELTA	LENGTH
C1	365.00'	3°32'56"	22.61'
C2	435.00'	3°32'56"	26.94'
C3	365.00'	46°50'53"	298.44'
C4	30.00'	44°03'21"	23.07'
C5	122.00'	43°55'08"	93.52'
C6	525.00'	2°09'38"	19.80'
C7	525.00'	20°21'47"	186.59'
C8	36.00'	85°49'04"	53.92'
C9	60.00'	79°39'05"	83.41'
C10	525.00'	4°22'16"	40.05'

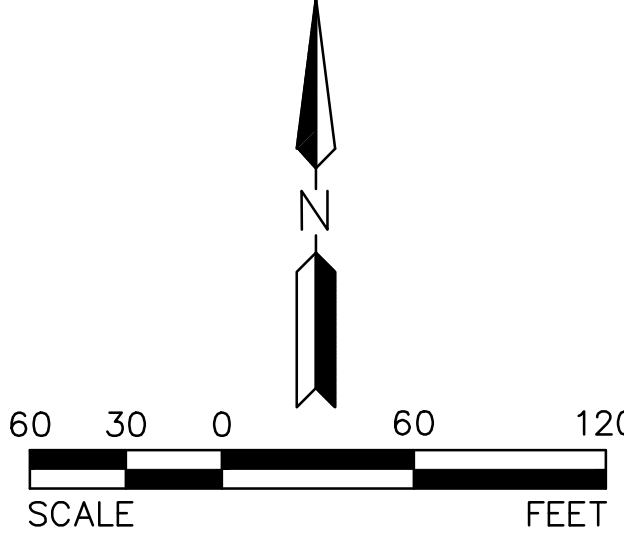
**CENTERLINE LINE TABLE**

NO.	DIRECTION	LENGTH
L10	N90°00'00"W	565.00'
L11	N00°00'00"W	270.00'
L12	N00°00'00"E	275.10'
L13	N90°00'00"W	610.00'
L14	S00°00'00"E	75.10'
L15	N90°00'00"W	245.00'
L16	N90°00'00"W	565.00'
L17	N80°40'39"W	24.17'
L18	N90°00'00"W	147.94'
L19	S00°00'00"E	270.00'

**CENTERLINE CURVE TABLE**

NO.	RADIUS	DELTA	LENGTH
C11	500.00'	9°19'21"	81.35'
C12	200.00'	90°00'00"	314.16'

- LEGEND**
- PARCEL BOUNDARY
  - PHASE BOUNDARY



REV: \_\_\_\_\_

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ENGINEER | PLAN | SURVEY | MANAGE  
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PHOENIX, AZ 85016

*David W. George*  
REGISTERED PROFESSIONAL ENGINEER  
23227  
DAVID W. GEORGE  
STATE LICENSE # 12183  
ARIZONA U.S.A.

**STONEHAVEN - PHASE 2A**  
**PARCEL 12**  
91ST AVENUE & CAMELBACK ROAD  
GLENDALE, ARIZONA

**PRELIMINARY PLAT**

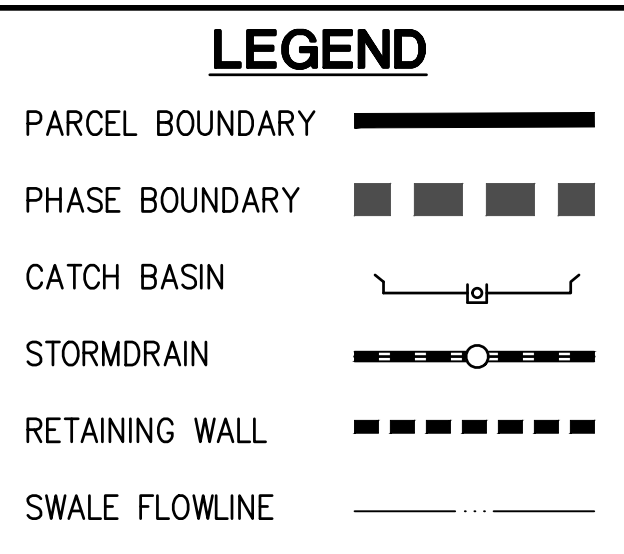
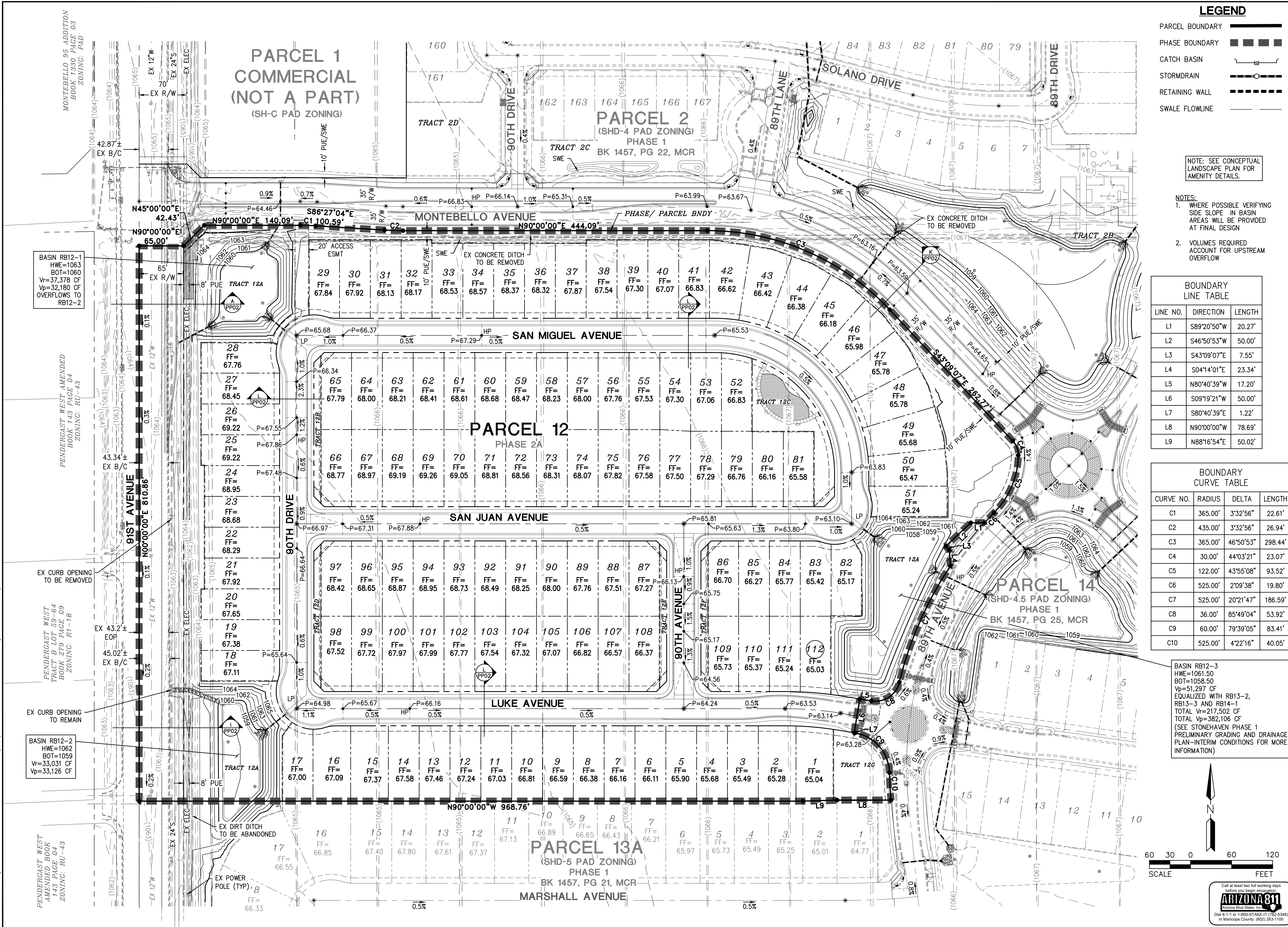
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PROJ NO.: 1394  
DATE: DEC 2019  
SCALE: 1"=60'  
DRAWN: AM  
DESIGNED: DW  
APPROVED: DWG

DWG. NO.  
**PP03**

SHT. 3 OF 6



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NOTE: SEE CONCEPTUAL LANDSCAPE PLAN FOR AMENITY DETAILS.

- NOTES:
- WHERE POSSIBLE VERIFYING SIDE SLOPE IN BASIN AREAS WILL BE PROVIDED AT FINAL DESIGN
  - VOLUMES REQUIRED ACCOUNT FOR UPSTREAM OVERFLOW

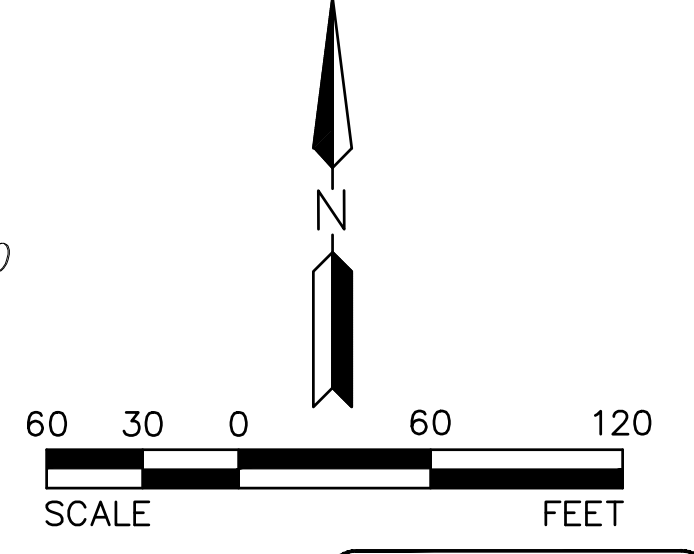
**BOUNDARY LINE TABLE**

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L7	S80°40'39"E	1.22'
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**BOUNDARY CURVE TABLE**

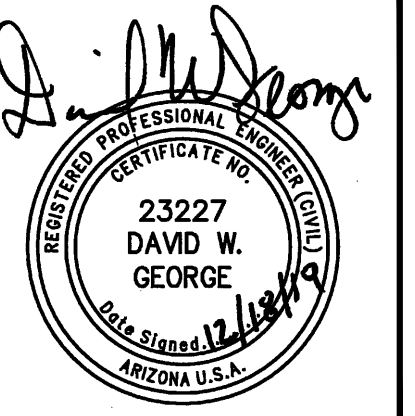
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C8	36.00'	85°49'04"	53.92'
C9	60.00'	79°39'05"	83.41'
C10	525.00'	4°22'16"	40.05'

BASIN RB12-3  
HWE=1061.50  
BOT=1058.50  
Vp=51,297 CF  
EQUALIZED WITH RB13-2, RB13-3 AND RB14-1  
TOTAL Vr=217,502 CF  
TOTAL Vp=382,106 CF  
(SEE STONEHAVEN PHASE 1 PRELIMINARY GRADING AND DRAINAGE PLAN-INTERIM CONDITIONS FOR MORE INFORMATION)



REV:

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PHOENIX, AZ 85016  
www.hilgartwilson.com



**STONEHAVEN - PHASE 2A**  
**PARCEL 12**  
91ST AVENUE & CAMELBACK ROAD  
GLENDALE, ARIZONA  
**PRELIMINARY GRADING AND DRAINAGE PLAN**

HILGARTWILSON  
PROJ NO.: 1394  
DATE: DEC 2019  
SCALE: 1"=60'  
DRAWN: AM  
DESIGNED: DW  
APPROVED: DWG

DWG. NO.  
**PG01**

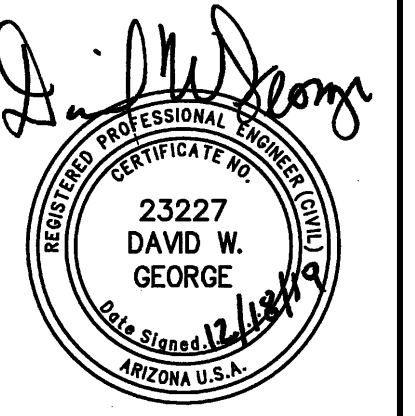
SHT. 5 OF 6

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 PHOENIX, AZ 85016  
 www.hilgartwilson.com



**STONEHAVEN - PHASE 2A**  
**PARCEL 12**  
 91ST AVENUE & CAMELBACK ROAD  
 GLENDALE, ARIZONA  
**STREET NAME MAP**

**HILGARTWILSON**  
 PROJ NO.: 1394  
 DATE: DEC 2019  
 SCALE: 1"=250'  
 DRAWN: AM  
 DESIGNED: DWV  
 APPROVED: DWG

DWG. NO.  
**SN01**

SHT. 6 OF 6

